

Dwg Name: P:\617.030 Brightworks Real Estate\002 2104 E William J William Pkwy\dwg\Surv\Final Drawings\Exhibits\Surv\Alley\EX.dwg Updated By: adashner



F.O. BIRMINGHAM
MEMORIAL LAND TRUST
3.429 ACRES
VOL. 11637, PG. 293

0.043 ACRE
(1,888 SQ. FT.)

LOT 1
FULLER'S
SUBDIVISION
VOL. 138, PG. 81

LINE TABLE		
LINE	BEARING	LENGTH
L1	S82°11'33"W	15.11'
L2	N84°32'25"E	15.01'

N08°05'04"W 125.76'

S08°08'16"E 125.14'

15' ALLEY R.O.W.
FULLER'S SUBDIVISION
VOL. 138, PG. 81



L1 **P.O.B.**

WILLIAM JOEL BRYAN PKWY
(R.O.W. VARIES)

LEGEND

- = FOUND 1/2-INCH IRON ROD
- P.O.B. = POINT OF BEGINNING
- = PROPERTY LINE
- - - - - = ADJOINING PROPERTY LINE

BASIS OF BEARINGS

COORDINATES AND BEARINGS ARE BASED UPON THE TEXAS COORDINATE SYSTEM, NAD 83(2011), CENTRAL ZONE, UTILIZING THE LEICA SMARTNET CONTINUALLY OPERATING REFERENCE NETWORK.



6448 E Highway 290, Ste. B-105, Austin, TX 78723 ph:512.244.3395 manhard.com
Civil Engineers | Surveyors | Water Resource Engineers | Water & Waste Water Engineers
Construction Managers | Environmental Scientists | Landscape Architects | Planners
Texas Board of Professional Engineers & Land Surveyors Registration No. 10194754

0.043 ACRE - JOHN AUSTIN LEAGUE, A-2

2104 E WILLIAM JOEL BRYAN PKWY., BRYAN TX

BOUNDARY EXHIBIT

DATE: 12/15/22	DRAWN BY: PWP	SCALE: 1"=20'	CODE: 617.030002
-------------------	------------------	------------------	---------------------