



VOLUME 388-167, PAGE 62
P.R.T.C.T. N89° 38' 17"E 170.00'

BEARS S01° 01' 54"W
0.59' FROM LOT CORNER

LOT G-R, BLOCK 14
RICHLAND TERRACE ADDITION
6TH FILING
VOLUME 388-167, PAGE 62
P.R.T.C.T.

ONE-STORY CINDER BLOCK
BUILDING ON CONCRETE
FOUNDATION
ADDRESS: 5113 COMMERCIAL DRIVE 27576 SQUARE FEET
OR 0.633 ACRE

2 HANDICAPPED
PARKING SPACES

11 PARKING
SPACES

3 PARKING
SPACES

CONCRETE
PAVEMENT

5' BUILDING LINE
VOLUME 388-167, PAGE 62
P.R.T.C.T.

11 PARKING SPACES
SET X-CUT IN
CONCRETE S89° 46' 17"W 107.66'

$\Delta=40^{\circ}16'18''$
 $R=116.55'$
 $L=81.92'$
 $CB=S70^{\circ}51'51''W$
 $CL=80.24'$

COMMERCIAL DRIVE
50' RIGHT-OF-WAY
VOLUME 388-111, PAGE 47, P.R.T.C.T.

S01° 38' 50"E 148.97'

S00° 03' 32"E 174.46'

SITE BENCHMARK NO. 2
MAGNAIL SET
ELEVATION = 592.76'

$\Delta=56^{\circ}25'45''$