

Parcel: 19760  
Project: Bulverde Road Phase I  
(Butterleigh to  
Quiet Meadow)  
Owner: David Pape, Et. Al.

### FIELD NOTES DESCRIPTION

Being a 0.113-acre (4,902 Square Feet) tract of land out of a 203.7-acre tract described by deed recorded in Volume 15347, Page 371 of the Official Records of Bexar County, Texas, out of the Jacob Gall Survey #395, and out of the north part of old Louis Kneipp League, N.C.B. 17365 in the City of San Antonio, Bexar County, Texas. Said 0.113-acre tract being more particularly described as follows, with bearings based on the North American Datum of 1983 (CORS 1996) from the Texas State Plane Coordinate System, Texas South Central Zone (4204):

**COMMENCING** at a ½" iron rod set on the east Right-of-Way line of Bulverde Road, near the intersection of Jung Road, said point being the southwest corner of said 203.7-acre tract;

Thence Along the east Right-of-Way line of Bulverde Road, the following courses and distances:

N 22° 05' 11" W, a distance of 32.41 feet to a point;

N 20° 56' 30" W, a distance of 552.42 feet to a point;

N 21° 22' 23" W, a distance of 160.29 feet to a point;

N 20° 37' 32" W, a distance of 242.80 feet to a point;

N 21° 24' 50" W, a distance of 139.95 feet to a point;

N 38° 25' 53" W, a distance of 13.83 feet to the **POINT OF BEGINNING**, being a ½" iron rod set on the east Right-of-Way line of Bulverde Road, said point being the south corner of this herein described tract, and said iron rod having state plane coordinate values of X=2,152,355.18, Y=13,759,698.74.

Thence Along the east Right-of-Way line of Bulverde Road, the following courses and distances:

N 36° 16' 43" W, a distance of 263.09 feet to a point;

N 35° 56' 51" W, a distance of 433.27 feet to a point;

N 26° 43' 58" W, a distance of 63.41 feet to a point;

N 28° 28' 59" W, a distance of 64.52 feet to a point;

N 25° 04' 06" W, a distance of 47.85 feet to a point;

N 16° 31' 31" W, a distance of 48.59 feet to a point, for the northwest corner of this herein described tract;

Thence Over and across said 203.7-acre tract, the following courses and distances:

N 73° 28' 29" E, a distance of 5.42 feet to a point of curvature of a curve to the left;

Along a curve to the left having a radius of 875.84 feet, an arc length of 108.87 feet, a delta angle of 07° 07' 20", a chord bearing of S 23° 16' 26" E, and a chord length of 108.80 feet, to a point on a tangent line;

S 26° 49' 05" E, a distance of 14.90 feet to a point of curvature of a tangent curve to the left;

Along a curve to the left having a radius of 1,160.00 feet, an arc length of 170.06 feet, a delta angle of 08° 23' 59", a chord bearing of S 31° 01' 05" E, and a chord length of 169.91 feet, to a point on a tangent line;

S 35° 13' 05" E, a distance of 521.70 feet to a point;

S 36° 02' 14" E, a distance of 102.14 feet to the **POINT OF BEGINNING** and containing 0.113 acres (4,902 Square Feet) of land, more or less.



*Donald L. White*

Donald L. White, R.P.L.S. #3635  
Fernandez Frazer White, Inc  
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