

**LEGAL DESCRIPTION
1.005 ACRES OF LAND**

1.005 acres of land being a portion of Lot 27, Block 37, N.C.B. 17302, Columbia Square, according to the map or plat thereof recorded in Volume 9572, Page 93, Deed and Plat Records of Bexar County, Texas said 1.005 acres being more particularly described as follows:

BEGINNING, at a point marking the northwesterly corner of said Lot 27;

THENCE, South 89deg 51' 06" East, along the northerly line of said Lot 27, a distance of 99.96 feet, to the northeasterly corner of said Lot 27;

THENCE, South 00deg 05' 13" West, along the easterly line of said Lot 27, a distance of 437.49 feet, to a point;

THENCE, North 89deg 51' 06" West, crossing said Lot 27, a distance of 100.10 feet, to a point located in the westerly line of said Lot 27;

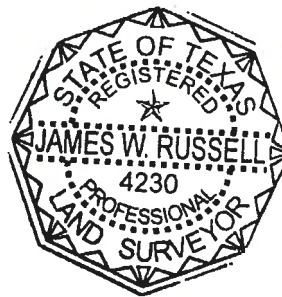
THENCE, North 00deg 06' 17" East, along the westerly line of said Lot 27, a distance of 437.49, to the **POINT OF BEGINNING** and containing 1.005 acres of land, more or less.

Basis of bearings: The Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

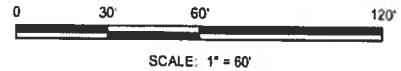
This document was prepared under 22 TAC 663.21, does reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

James W Russell 1/7/20

James W. Russell
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Cude Engineers
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TBPLS Firm No. 10048500
TBPE Firm No. 455



Z-2020-10700073



VARIABLE WIDTH
PRIVATE DRAIN ESMT.
VOL. 9572, PG. 93
D.P.R.B.C.

P.O.B.

S89°51'06"E
99.96'

28' GAS AND
ELECTRIC ESMT.
VOL. 9510, PG. 128

LOT 22
BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

LOT 23
BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

437.49'

437.49'

LOT 6
BLOCK 37 N.C.B. 17302
SAN ANTONIO MARKETPLACE
VOL. 9510, PG. 128
D.P.R.B.C.

43,763 SF
1.005 AC

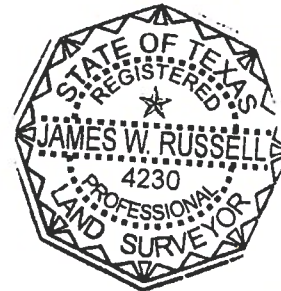
LOT 24
BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

N00°06'17"E

LOT 27
BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

S00°05'13"W

28' GAS AND
ELECTRIC ESMT.
VOL. 9510, PG. 128



James W. Russell
1/7/20

8' PRIVATE
DRAIN ESMT.
VOL. 9572, PG. 93
D.P.R.B.C.

LOT 25
BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

REMAINING PORTION
OF LOT 27

BLOCK 37 N.C.B. 17302
COLUMBIA SQUARE
VOL. 9572, PG. 93
D.P.R.B.C.

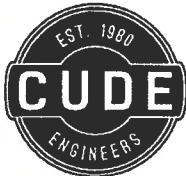
N89°51'06"W
100.10'

LEGEND

- D.P.R.B.C. = DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
- O.P.R.B.C. = OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
- P.O.B. = POINT OF BEGINNING

NOTES:

1. BASIS OF BEARINGS: TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD 83 (93).



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TBPLS FIRM #10048500

EXHIBIT OF
1.005 ACRES OF LAND BEING A PORTION OF LOT 27, BLOCK 37, N.C.B. 17302, COLUMBIA SQUARE, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9572, PAGE 93, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

DATE: JANUARY 7, 2020

JOB NO.: 03449.000