

FIELD NOTES  
FOR  
THE REMAINDER OF A 12-FOOT ALLEY IN N.C.B. 1924

A 0.110 of an acre, or 4,788 square feet more or less, tract of land being the remainder of a 12-foot wide public alley located in Block 1 of the Dauchy & Carter Subdivision recorded in Volume 105, Page 11 of the Deed and Plat Records of Bexar County, Texas in New City Block 1924 of the City of San Antonio, Bexar County, Texas. Said 0.110 of an acre tract being more fully described as follows, with bearings based on the North American Datum of 1983 (CORS 1996), from the Texas Coordinate System established for the South Central Zone:

**COMMENCING:** At a found ½" iron rod with a cap marked "FORD" on the north right-of-way line of Carter Street a 45-foot wide public right-of-way at this point, on the east line of Lot 21, Block 1 of said Dauchy & Carter Subdivision, being the southwest corner of Lot 27 of the Walgreens-Culebra & Zaramora Subdivision recorded in Volume 9537, Page 126 of the Deed and Plat Records of Bexar County, Texas;

**THENCE:** N 06°01'19" E, departing the north right-of-way line of said Carter Street, with the east line of said Lot 21, and the west side of said Lot 27, a distance of 129.00 feet to a set ½" iron rod with a yellow cap marked "Pape-Dawson" at the northeast corner of said Lot 21 and the southeast corner of said 12-foot wide alley, on the west line of said Lot 27, for the POINT OF BEGINNING of the herein described tract;

**THENCE:** N 84°01'24" W, with the south line of said 12-foot wide alley and the north lines of Lots 21-14 of said Dauchy & Carter Subdivision, a distance of 398.94 feet to a set ½" iron rod with a yellow cap marked "Pape-Dawson" at the northwest corner of said Lot 14, on the east right-of-way line of Elmendorf Street a 55.6-foot public right-of-way, for the southwest corner of the herein described tract;

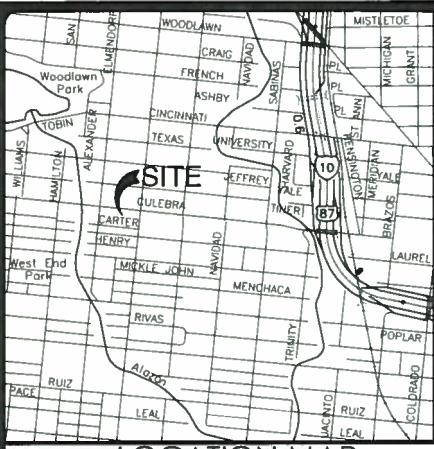
**THENCE:** N 05°20'56" E, with the east right-of-way line of said Elmendorf Street, and the west line of said 12-foot alley, a distance of 12.00 feet to a set ½" iron rod with a yellow cap marked "Pape-Dawson" at the southwest corner of Lot 13 of said Dauchy & Carter Subdivision, for the northwest corner of the herein described tract;

**THENCE:** S 84°01'24" E, departing the east right-of-way line of said Elmendorf Street, with the south lines of Lots 13-6 of said Dauchy & Carter Subdivision and the north line of said 12-foot wide alley, a distance of 399.08 feet to a set ½" iron rod with a yellow cap marked "Pape-Dawson" at the southeast corner of said Lot 6, on the west line of said Lot 27, for the northeast corner of the herein described tract;

THENCE: S 06°01'19" W, with east line of said 12-foot wide alley and the west line of said Lot 27, a distance of 12.00 feet to the POINT OF BEGINNING, and containing 0.110 of an acre in the City of San Antonio, Bexar County, Texas. Said tract being described in accordance with a survey made on the ground and a survey description and map prepared under job number 9039-13 by Pape-Dawson Engineers, Inc.

PREPARED BY: Pape-Dawson Engineers, Inc.  
DATE: March 18, 2013  
Job No.: 9039-13  
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TBPE Firm Registration #470  
TBPLS Firm Registration #100288-00





**LOCATION MAP**  
MAPSCO MAP GRID: 616-A2  
NOT-TO-SCALE

**LEGEND:**

- DR DEED RECORDS OF BEXAR COUNTY, TEXAS
- OPR OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
- DPR DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS
- FIR FOUND 1/2" IRON ROD

**NOTES:**

1. THE BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1996), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.



SCALE: 1" = 20'

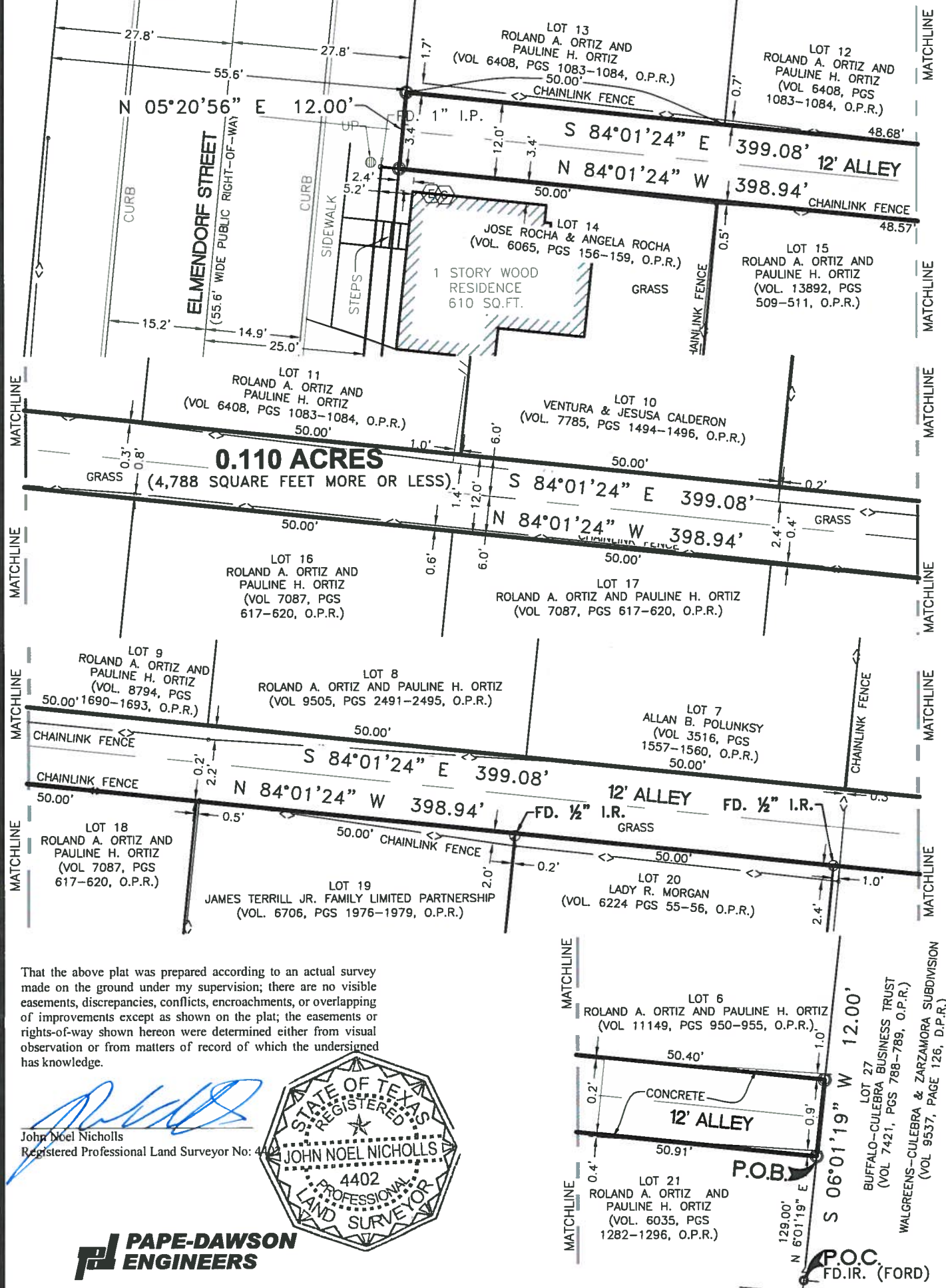


**EXHIBIT OF**

THE REMAINDER OF A 12-FOOT ALLEY ON BLOCK 1, OF THE DAUCHY & CARTER SUBDIVISION RECORDED IN VOLUME 105, PAGE 11 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY TEXAS, NOW IN NEW CITY BLOCK 1924 OF THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

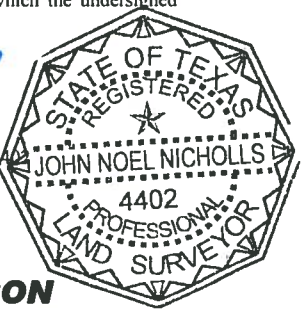
**LEGEND**

- ELEC. ELECTRIC
- CONC. CONCRETE
- FD. FOUND
- I.R. 1/2" IRON ROD
- (PD) PAPE-DAWSON CAP



That the above plat was prepared according to an actual survey made on the ground under my supervision; there are no visible easements, discrepancies, conflicts, encroachments, or overlapping of improvements except as shown on the plat; the easements or rights-of-way shown hereon were determined either from visual observation or from matters of record of which the undersigned has knowledge.

*[Signature]*  
John Noel Nicholls  
Registered Professional Land Surveyor No: 4402



**PAPE-DAWSON ENGINEERS**

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TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470  
TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS, FIRM REGISTRATION # 100206-00

CARTER ST. SHEET 1 OF 1  
JOB No.: 9039-13

MARCH 18, 2013

Date: Mar 18, 2013, 3:28pm User: D:\Torrance  
File: N:\Survey\13-9000\9039-13 Alley.dwg