

Project Name: W-6 Upper Segment Highway 90 to SW Military Drive SAWS Job No. 19-4519 SAWS Parcel No. P19-081 BCAD ID No.539277

Exhibit "A" DESCRIPTION

DESCRIPTION FOR A 0.0826 OF AN ACRE – TRACT 1 JOINT USE AREA

A **0.0826** of an acre tract of land situated in the Jose Delgardo, Abstract 1, and being a portion of Block 1, Lot 1, N.C.B. 13951, FARAH SUBDIVISION, a plat of record in Volume 6400, Page 79, Deed and Plat Records of Bexar County, Texas (D.P.R.), in the City of San Antonio, Bexar County, Texas and being out of that called 43.68 acre tract of land conveyed to the City of San Antonio and recorded in Volume 5640, Page 1892 in the Official Public Records of Bexar County, Texas (O.P.R.), said 0.0826 of an acre being more particularly described by metes and bounds as follows:

COMMENCING at a found PK nail in the northerly right-of-way (R.O.W.) line of US Highway 90 W, a variable width R.O.W. at this point, and for the southwest corner of said 43.68 acre tract of land and the southeast corner of that called 22.976 acre tract of land conveyed to H.G. Property Management, LP and recorded in Volume 18055, Page 306 in the O.P.R.;

THENCE: N 10°26'44" W, along and with the west line of said 43.68 acre tract of land and the east line of said 22.976 acre tract of land, a distance of 16.00 feet to a ½" iron rod with plastic cap stamped KFW EASEMENT (hereinafter referred to as SET KFW-E) for the southwest corner and **POINT OF BEGINNING** of the tract described herein;

THENCE: N 10°26'44" W, continuing along and with the west line of said 43.68 acre tract of land and the east line of said 22.976 acre tract of land, a distance of 58.87 feet to a SET KFW-E, for the northwest corner of the tract described herein;

THENCE: departing the west line of said 43.68 acre tract of land, over and across the 43.68 acre tract of land, the following three (3) courses:

- N 80°58'31" E, a distance of 64.10 feet to a SET KFW-E, for the northeast corner of the tract
 described herein, whence a ½" iron rod found stamped VICKERY for an angle point in the
 northerly R.O.W. line of US Highway 90 W, bears S 88°03'25" E, a distance of 495.66 feet,
- 2. S 07°40'01" E, a distance of 55.90 feet to a SET KFW-E, for the southeast corner of the tract described herein, and
- 3. **S 78°11'46" W**, a distance of **61.39 feet** to the **POINT OF BEGINNING** and containing **0.0826 of an acre** in TRACT 1, or 3,598 square feet, more or less, in the City of San Antonio, Bexar County, Texas, and being described in accordance with a survey prepared by KFW Surveying. Bearings are based on NAD83 Texas State Plane South Central Zone.

NOTES PROJECT: W-6 UPPER SEGMENT 1. BEARINGS ARE GRID AND BASED ON THE STATE PLANE HWY 90-S.W. MILITARY DR. COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH SAWS PARCEL NO.: P19-081 CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983. OWNER: CITY OF SAN ANTONIO 2. COORDINATES SHOWN HEREON ARE SURFACE AND ARE DERIVED FROM GRID BY USING A COMBINED SCALE FACTOR OF SCALE: 1"=30" 3. THE TRACT SHOWN HEREON IS SUBJECT TO ALL CITY OF SAN ANTONIO AND BEXAR COUNTY ORDINANCES AND RESTRICTIONS.
4. METES AND BOUNDS WERE PREPARED FOR THIS EXHIBIT. 5. ADJOINERS SHOWN HEREON ARE PER CURRENT BEXAR Exhibit "B COUNTY APPRAISAL DISTRICT RECORDS AND OFFICIAL PUBLIC W. US HWY 90 RECORDS OF BEXAR COUNTY, TEXAS. LOCATION MAP NOT-TO-SCALE SYMBOL LEGEND 0 FIR FOUND 1/2" IRON ROD OR AS NOTED 5827 WEST US HWY 90 0 FPK FOUND PK NAIL H.G. PROPERTY MANAGEMENT LP 0 SIR-E SET 1/2" IRON ROD WITH A YELLOW NCB 13951 CAP STAMPED "KFW EASEMENT" BLOCK 1, SW 1020' OF LOT 1 O.P.R. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS FARAH SUB (V6400 P79, D.P.R.) D.P.R. DEED AND PLAT RECORDS OF BEXAR COUNTY.TEXAS CALLED 22.976 ACRES P.O.C. POINT OF COMMENCEMENT VOL. 18055, PG. 306, O.P.R. POINT OF BEGINNING P.O.B. RECORDED 08/29/2016 N:13698334.23' E:2095003.19' N10° 26' 44"W P.O.B. 4 SIR-E 58.87 5757 WEST US HWY 90 SIR-E CITY OF SAN ANTONIO 16.00 P.O.C. NCB 13951 BLOCK 1, SE 1212.36' OF LOT 1 46"W TRACT 1 10, FARAH SUB 0.0826 OF (V6400 P79, D.P.R.) 64 AN ACRE CALLED 43.68 ACRES VOL. 5640, PG. 1892, O.P.R. 6 (3,598 SQ. FT.) US HWY 90 W US HWY 90 W VARIABLE WIDTH RIGHT-OF-WAY) S78° RECORDED 04/29/1993 JOINT USE AREA N:13698402.18' E:2095055.83 55.90' S07° 40' 01"E SIR-E PROPOSED FEE SIMPLE 16' SANITARY SEWER PARCEL #9 EASEMENT (VOL. 5640, PG. 1892 O.P.R.) S 88*03*25" E 495.66" 15' PRIVATE SANITARY SEWER EASEMENT (VOL. 5640, PG. 1892 O.P.R.) 30' BUILDING SETBACK LINE (VOL. 6400, PG. 79 D.P.R.) **Ö** FIR "VICKERY" 2 JULY STER TIM C. PAPPAS 5543 SUR TIM C. PAPPAS REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5543 SANS W-6 EMAIL: TPAPPAS@KFWENGINEERS.COM DATE OF SURVEY: 06/24/2019 2019, 14 (Jam 2019/19-007 PROJECT NO.: 19-007 **EXHIBIT OF** JOINT USE AREA SAWS PARCEL NO. P19-081 DATE: 08/24/2919 DRAWN: CR SHEET: 1 OF 2 RODUCED FROM MATERIAL THAT WAS STORED AND/OR TRANSMITTED ELECTRONICALLY AND MAY HAVE BEEN MADVERTENTLY ALTERED. RELY ONLY ON RMAL H

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TOGETHER WITH DESCRIPTION FOR A 1.227 ACRES - TRACT 2 JOINT USE AREA

A 1.227 acres tract of land situated in the Jose Delgardo, Abstract 1, and being a portion of Block 1, Lot 1, N.C.B. 13951, FARAH SUBDIVISION, a plat of record in Volume 6400, Page 79, Deed and Plat Records of Bexar County, Texas (D.P.R.), in the City of San Antonio, Bexar County, Texas and being out of that called 43.68 acre tract of land conveyed to the City of San Antonio and recorded in Volume 5640, Page 1892 in the Official Public Records of Bexar County, Texas (O.P.R.), said 1.227 acres being more particularly described by metes and bounds as follows:

COMMENCING: at a ½" iron rod found for the westerly southwest corner at the intersection of the northerly right-of-way (R.O.W.) line of US Highway 90 W, a variable width R.O.W. and the westerly R.O.W. line of S. Callaghan Road, a variable width R.O.W.;

THENCE: N 87°49'31" W, over and across said 43.68 acre tract of land, a distance of 171.37 feet to a ½" iron rod with a plastic cap stamped KFW EASEMENT (hereinafter referred to as SET KFW-E) set for the southeast corner and **POINT OF BEGINNING** of the tract described herein;

THENCE: continuing over and across said 43.68 acre tract of land, the following ten (10) courses:

- 1. **S 87°00'46"** W, a distance of **517.33 feet** to a SET KFW-E, for an angle point of the tract described herein, whence a ½" iron rod found stamped VICKERY, for an angle point in the northerly R.O.W. line of US Highway 90 W, bears S 03°51'30 E, a distance of 16.00 feet,
- 2. S 85°16'14" W, a distance of 222.59 feet to a SET KFW-E, for an angle point of the tract described herein,
- S 82°51'49" W, a distance of 167.63 feet to a SET KFW-E, for the southwest corner of the tract described herein,
- 4. N 08°09'37" W, a distance of 34.57 feet to a ½" iron rod set with a plastic cap stamped KFW SURVEYING, for an angle point of the tract described herein,
- N 07°08'53" W, a distance of 21.62 feet to a SET KFW-E, for the northwest corner of the tract described herein,
- N 80°58'31" E, a distance of 81.26 feet to a SET KFW-E, for an angle point of the tract described herein,
- N 82°51'49" E, a distance of 88.29 feet to a SET KFW-E, for an angle point of the tract described herein.
- 8. N 85°16'14" E, a distance of 224.73 feet to a SET KFW-E, for an angle point of the tract described herein,
- N 87°00'46" E, a distance of 518.20 feet to a SET KFW-E, for the northeast corner of the tract described herein, and
- 10. S 02°59'14" E, a distance of 58.86 feet to the POINT OF BEGINNING and containing 1.227 acres in TRACT 2, or 53,462 square feet, more or less, in the City of San Antonio, Bexar County, Texas, and being described in accordance with a survey prepared by KFW Surveying. Bearings are based on NAD83 Texas State Plane South Central Zone.

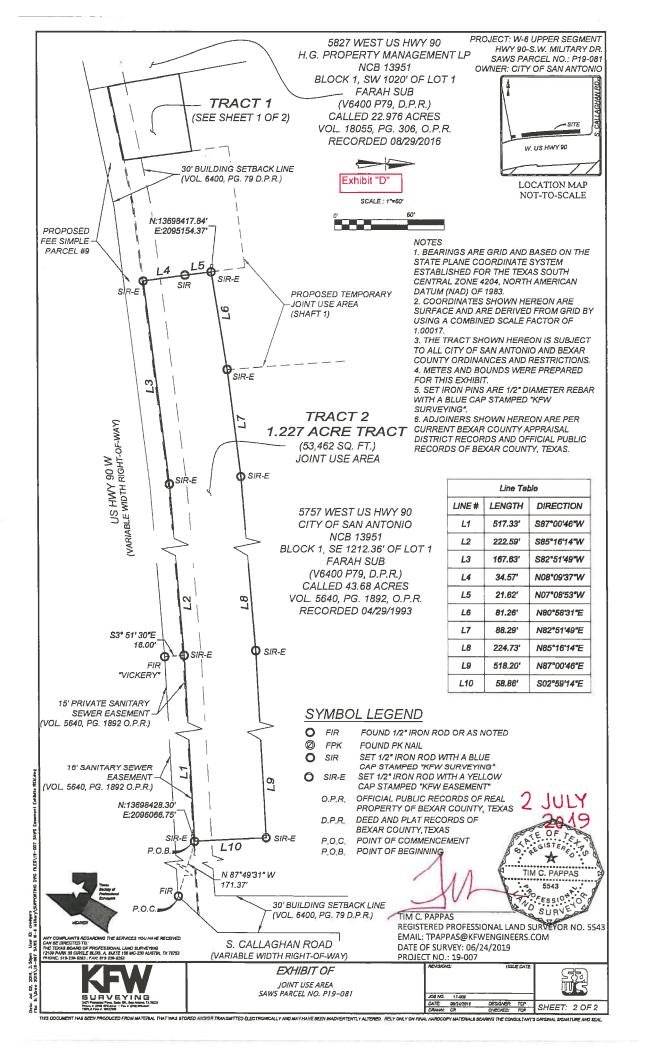
Job No.: 19-007

Prepared by: Date:

KFW Surveying June 20, 2019

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Project Name: W-6 Upper Segment Highway 90 to SW Military Drive SAWS Job No. 19-4519 SAWS Parcel No. P19-081A BCAD ID No.539277

Exhibit "E"

DESCRIPTION FOR A 0.2291 OF AN ACRE TRACT JOINT USE AREA

A **0.2291** of an acre tract of land situated in the Jose Delgardo, Abstract 1, and being a portion of Block 1, Lot 1, N.C.B. 13951, FARAH SUBDIVISION, a plat of record in Volume 6400, Page 79, Deed and Plat Records of Bexar County, Texas (D.P.R.), in the City of San Antonio, Bexar County, Texas and being out of that called 43.68 acre tract of land conveyed to the City of San Antonio and recorded in Volume 5640, Page 1892 in the Official Public Records of Bexar County, Texas (O.P.R.), said 0.2291 of an acre being more particularly described by metes and bounds as follows:

COMMENCING at a found PK nail in the northerly right-of-way (R.O.W.) line of US Highway 90 W, a variable width R.O.W. at this point, and for the southwest corner of said 43.68 acre tract of land and the southeast corner of that called 22.976 acre tract of land conveyed to H.G. Property Management, LP and recorded in Volume 18055, Page 306 in the O.P.R.;

THENCE: N 78°11′16" E, along and with the south line of said 43.68 acre tract of land and the northerly R.O.W. line of US Highway 90 W, a distance of 60.61 feet to a ½" iron rod with plastic cap stamped KFW SURVEYING (hereinafter referred to as SET KFW) for the southwest corner and **POINT OF BEGINNING** of the tract described herein;

THENCE: departing the south line of said 43.68 acre tract of land, over and across the 43.68 acre tract of land, the following four (4) courses:

- N 07°40'01" W, a distance of 102.05 feet to a SET KFW, for the northwest corner of the tract described herein.
- 2. N 82°20'21" E, a distance of 100.00 feet to a SET KFW, for the northeast corner of the tract described herein, whence a ½" iron rod found stamped VICKERY for an angle point in the northerly R.O.W. line of US Highway 90 W, bears S 81°28'38" E, a distance of 404.76 feet,
- 3. S 07°08′53″ E, a distance of 49.36 feet to a SET KFW, for an angle point of the tract described herein, and
- 4. S 08°09'37" E, a distance of 50.57 feet to a SET KFW, for the southeast corner of the tract described herein;

THENCE: S 82°51′49″ W, along and with the south line of said 43.68 acre tract of land and the northerly R.O.W. line of US Highway 90 W, a distance of 62.72 feet to a SET KFW, for an angle point of the tract described herein;

THENCE: S 78°11'46" W, a distance of 37.37 feet to the POINT OF BEGINNING and containing 0.2291 of an acre or 9,981 square feet, more or less, in the City of San Antonio, Bexar County, Texas, and being described in accordance with a survey prepared by KFW Surveying. Bearings are based on NAD83 Texas State Plane South Central Zone.

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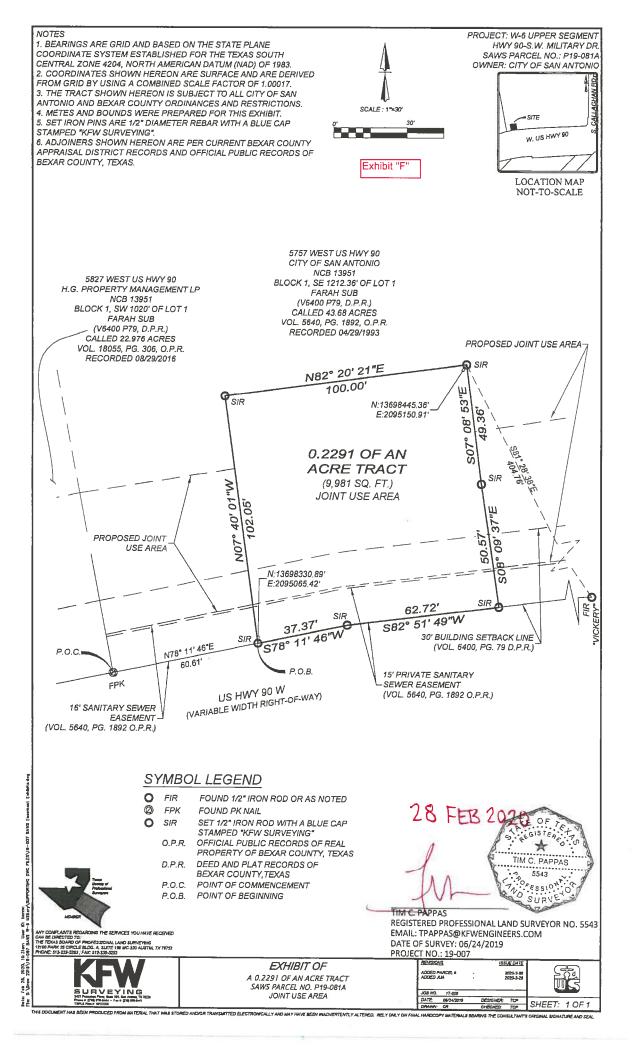
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Job No.: Prepared by:

Prepared b Date: Revised: File: 19-007 KFW Surveying June 20, 2019

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Exhibit "G"

DESCRIPTION FOR A 1.088 ACRE TEMPORARY JOINT USE AREA

A 1.088 acre tract of land situated in the Jose Delgardo, Abstract 1, and being a portion of Block 1, Lot 1, N.C.B. 13951, FARAH SUBDIVISION, a plat of record in Volume 6400, Page 79, Deed and Plat Records of Bexar County, Texas (D.P.R.), in the City of San Antonio, Bexar County, Texas and being out of that called 43.68 acre tract of land conveyed to the City of San Antonio and recorded in Volume 5640, Page 1892 in the Official Public Records of Bexar County, Texas (O.P.R.), said 1.088 acres being more particularly described by metes and bounds as follows:

COMMENCING at a found PK nail in the northerly right-of-way (R.O.W.) line of US Highway 90 W, a variable width R.O.W. at this point, and for the southwest corner of said 43.68 acre tract of land and the southeast corner of that called 22.976 acre tract of land conveyed to H.G. Property Management, LP and recorded in Volume 18055, Page 306 in the O.P.R.;

THENCE: N 10°26'44" W, along and with the west line of said 43.68 acre tract of land and the east line of said 22.976 acre tract of land, a distance of 74.88 feet to a ½" iron rod with plastic cap stamped KFW EASEMENT (hereinafter referred to as SET KFW-E) for the southwest corner and **POINT OF BEGINNING** of the tract described herein;

THENCE: N 10°26'44" W, continuing along and with the west line of said 43.68 acre tract of land and the east line of said 22.976 acre tract of land, a distance of 208.14 feet to a calculated point, for the northwest corner of the tract described herein;

THENCE: departing the west line of said 43.68 acre tract of land, over and across the 43.68 acre tract of land, the following seven (7) courses:

- N 85°59'24" E, a distance of 267.53 feet to a calculated point, for the northeast corner of the tract described herein.
- S 04°00'36" E, a distance of 185.40 feet to a SET KFW-E, for the southeast corner of the tract
 described hereinfor an exterior corner of the easement described herein, whence a ½" iron
 rod found stamped VICKERY for an angle point in the northerly R.O.W. line of US Highway 90
 W, bears S 81°52'57" E, a distance of 319.80 feet,
- 3. **S 80°58'31"** W, a distance of **81.26 feet** to a SET KFW-E, for an exterior corner of the tract described herein,
- 4. N 07°08'53" W, a distance of 27.74 feet to a ,½" iron rod with a plastic cap stamped KFW SURVEYING (hereinafter referred to as SET KFW), for an interior corner of the tract described herein,
- 5. **S 82°20'21"** W, a distance of **100.00 feet** to a SET KFW, for an interior corner of the tract described herein,
- S 07°40'01" E, a distance of 30.12 feet to a SET KFW-E, for an exterior corner of the easement described herein,

7. **S 80°58'31"** W, a distance of **64.10** feet to the POINT OF BEGINNING and containing **1.088** acres or 47,415 square feet, more or less, in the City of San Antonio, Bexar County, Texas, and being described in accordance with a survey prepared by KFW Surveying. Bearings are based on NAD83 Texas State Plane South Central Zone.

Job No.: 19-007

Prepared by: Date:

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C. PAPPAS

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