



## METES AND BOUNDS DESCRIPTION

### FOR

A 0.336 acre, or 14624 square feet more or less, tract of land out of that 3.360 acre Tract 2 described in deed to Hemisfair Park Public Facilities Corporation recorded in Volume 16485, Pages 50-60 of the Official Public Records of Real Property of Bexar County, Texas, including a 0.330 acre portion being in Lot 14, Block 3 of the H B Gonzalez Convention Center Subdivision recorded in Volume 9677, Pages 10-12 of the Deed and Plat Records of Bexar County, Texas, in New City Block 13814 of the City of San Antonio, Bexar County, Texas. Said 0.336 acre tract being more fully described as follows, with bearings based on the Texas Coordinate System established for the South Central Zone from the North American Datum of 1983 NAD 83 (NA2011) epoch 2010.00;

COMMENCING: At a brass nail marked "Pape Dawson" on the southeast right-of-way line of South Alamo Street, a variable width public right-of-way, and the west corner of a 0.0875 acre right-of-way dedication of said H B Gonzalez Convention Center Subdivision and a west corner of said 3.360 acre tract;

THENCE: S 74°58'56" E, departing said southeast right-of-way line of said South Alamo Street, with the southeast line of said 0.0875 acre dedication, at a distance of 7.72 feet passing the south corner of said 0.0875 acre dedication, and continuing over and across said 3.360 acre tract with a line of said Lot 14, a distance of 32.25 feet for a total distance of 39.97 feet to an angle of said Lot 14;

THENCE: S 15°01'04" W, continuing over and across said 3.360 acre tract with a line of said Lot 14, a distance of 13.37 feet to a brass nail marked "Pape Dawson", an angle of said Lot 14;

THENCE: S 74°58'56" E, continuing over and across said 3.360 acre Tract 2 with a line of said Lot 14, passing at a distance of 166.18 feet a line of said 3.360 acre Tract 2 and a line of a 8.926 acre Tract 1 described in deed to the City of San Antonio recorded in Volume 16485, Pages 22-41 of the Official Public Records of Real Property of Bexar County, Texas, and continuing with the line of said Lot 14, over and across said 8.926 acre Tract 1 for a total distance of 191.11 feet to an angle of said Lot 14;

THENCE: S 15°01'04" W, continuing over and across said 8.926 acre Tract 1, with the line of said Lot 14, passing at a distance of 47.67 feet the line of said 3.360 acre Tract 2 and the line of said 8.926 acre Tract 1, and continuing over and across said 3.360 acre Tract 2 with the line of said Lot 14, for a total distance of 208.84 feet to an angle of said Lot 14;

THENCE: S 75°00'34" E, departing the line of said Lot 14, with the line of said 3.360 acre Tract 2 and said 8.926 acre Tract 1, a distance of 64.68 feet to the POINT OF

BEGINNING of the herein described tract, at North 13,700,966.50 feet and East 2,131,867.31 feet of said coordinate system;

THENCE: Continuing with the line of said 3.360 acre Tract 2 and said 8.926 acre Tract 1, over and across said Lot 14, the following bearings and distances:

S 75°00'34" E, a distance of 84.34 feet to a point;

S 15°01'04" W, a distance of 164.65 feet to a point;

THENCE: N 74°58'56" W, continuing with the line of said 3.360 acre Tract 2 and said 8.926 acre Tract 1, over and across said Lot 14, passing at a distance of 29.99 feet a line of said Lot 14, continuing with the line of said Lot 3.360 acre Tract 2 and the line of said 8.926 acre Tract 1, for a total distance of 68.46 feet to building corner being a corner of said 3.360 acre Tract 2 and said 8.926 acre Tract 1;

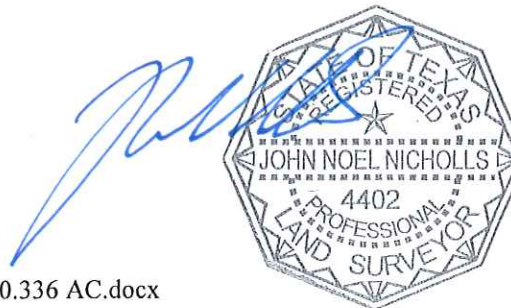
THENCE: N 68°56'55" W, departing the line of said 3.360 acre Tract 2 and said 8.926 acre Tract 1, over and across said 3.360 acre Tract 2 along the face of a building, a distance of 16.11 feet to a building corner being a corner of said 3.360 acre tract and said 8.926 acre Tract 1;

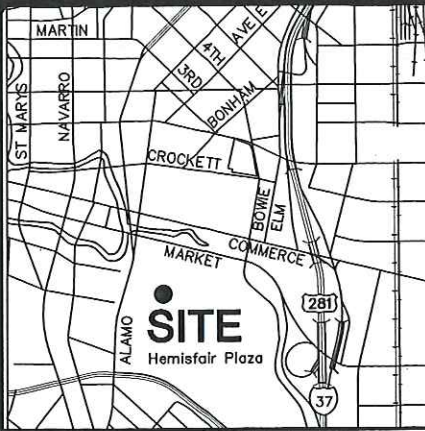
THENCE: N 79°49'28" W, continuing with the line of said 3.360 acre tract and said 8.926 acre Tract 1, a distance of 31.77 feet to a point for the west corner of the herein described tract;

THENCE: N 47°30'40" E, departing the line of said 3.360 acre tract and said 8.926 acre Tract 1, continuing over and across said 3.360 acre tract, passing at a distance of 5.21 feet a southwest line of said Lot 14 and continuing over and across said Lot 14, a distance of 59.20 feet to a point;

THENCE: N 15°01'04" E, continuing over and across said Lot 14, a distance of 115.67 feet to the POINT OF BEGINNING, and containing 0.336 acres 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 7645-50 by Pape-Dawson Engineers, Inc.

PREPARED BY: Pape-Dawson Engineers, Inc.  
DATE: October 21, 2016  
JOB NO. 7645-50  
DOC. ID. N:\CIVIL\7645-50\Word\EX 7645-50 0.336 AC.docx





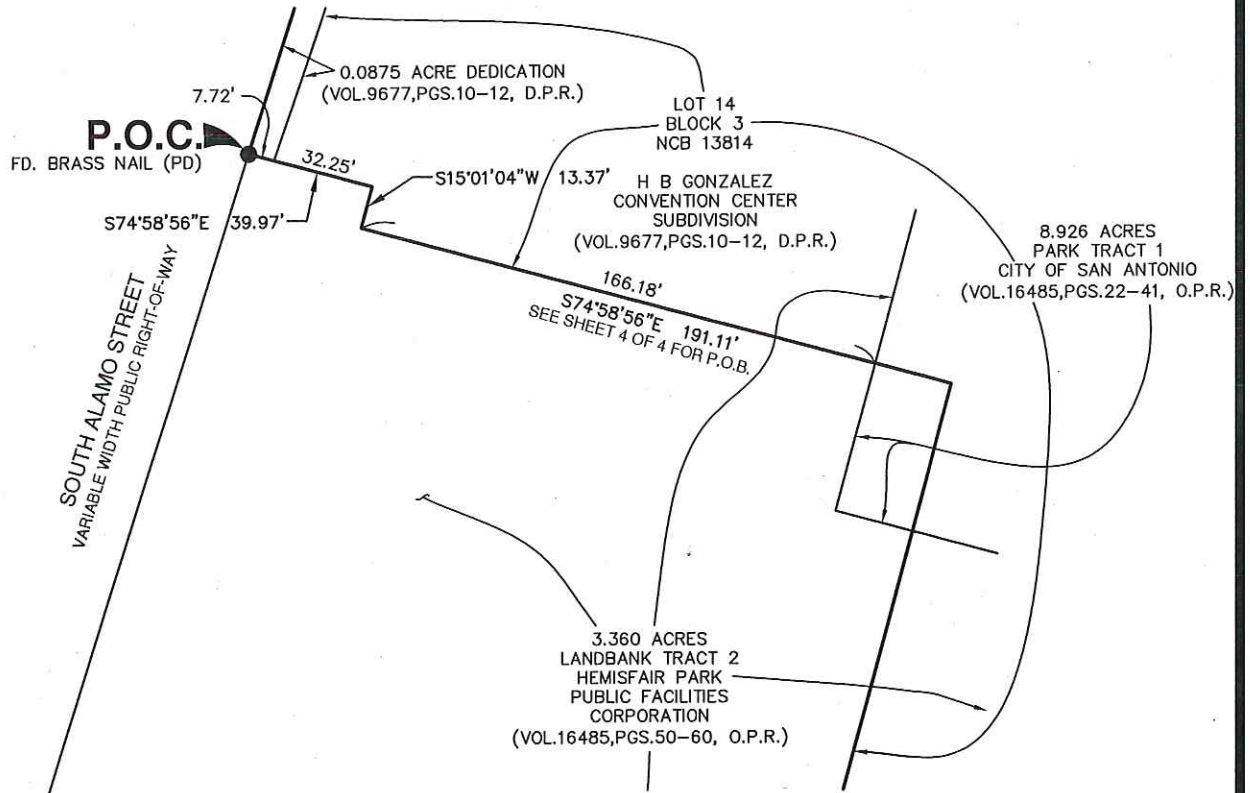
LOCATION MAP  
NOT-TO-SCALE

#### 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 PROFESSIONAL SERVICES PROVIDED HERewith INCLUDE THE PREPARATION OF A FIELD NOTE DESCRIPTION.
2. THE BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE FROM THE NORTH AMERICAN DATUM OF 1983 NAD 83 (NA2011) EPOCH 2010.00.



**PAPE-DAWSON  
ENGINEERS**

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

#### EXHIBIT OF

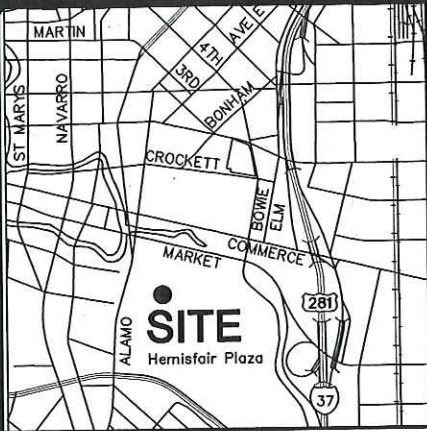
A 0.336 ACRE, OR 14624 SQUARE FEET MORE OR LESS, TRACT OF LAND OUT OF THAT 3.360 ACRE TRACT 2 DESCRIBED IN DEED TO HEMISFAIR PARK PUBLIC FACILITIES CORPORATION RECORDED IN VOLUME 16485, PAGES 50-60 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS, INCLUDING A 0.330 ACRE PORTION BEING IN LOT 14, BLOCK 3 OF THE H B GONZALEZ CONVENTION CENTER SUBDIVISION RECORDED IN VOLUME 9677, PAGES 10-12 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, IN NEW CITY BLOCK 13814 OF THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

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**LOCATION MAP**  
NOT-TO-SCALE

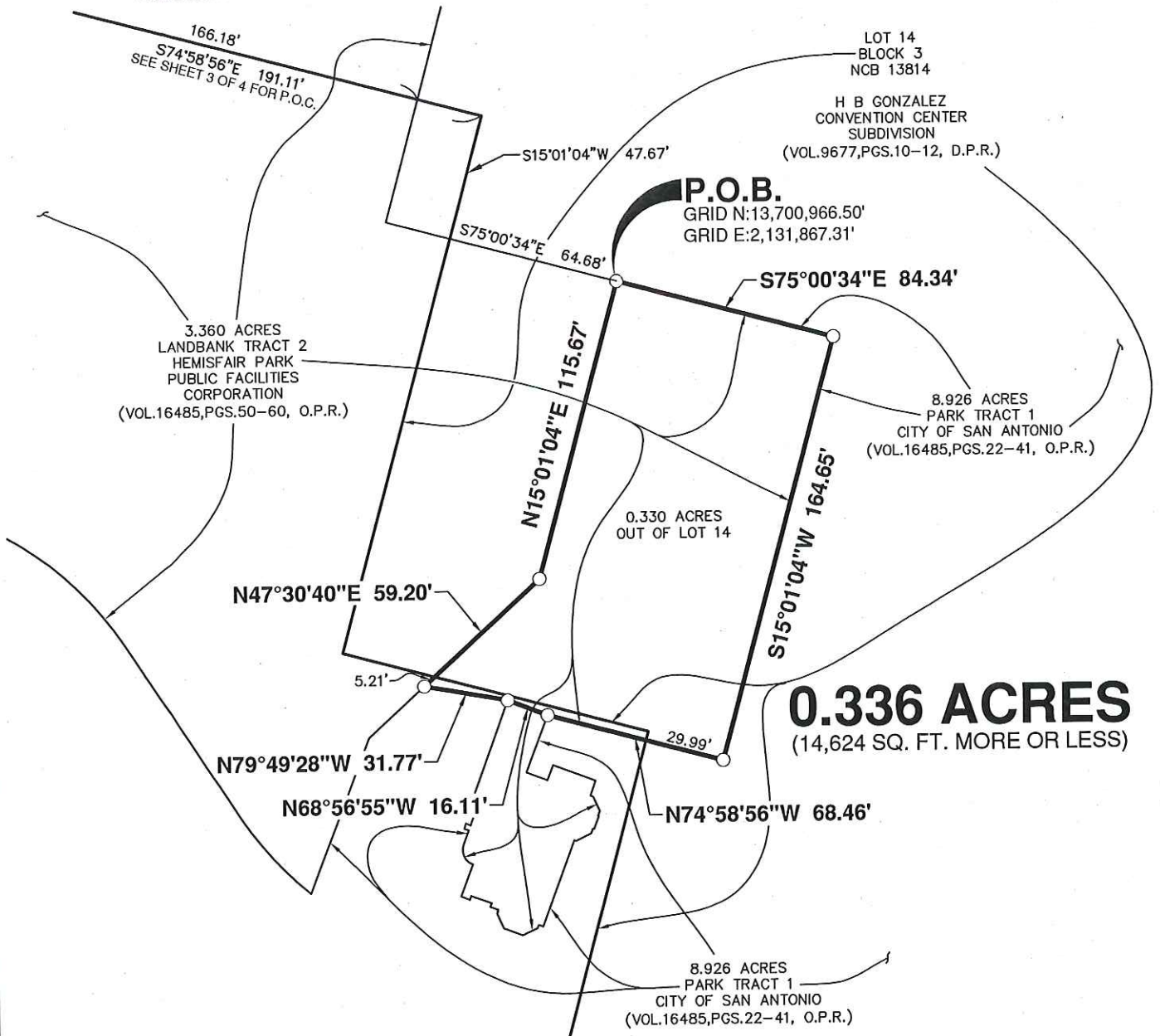
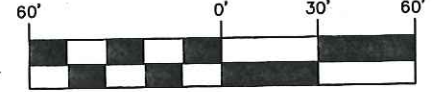
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1 inch = 60'



**0.336 ACRES**  
(14,624 SQ. FT. MORE OR LESS)

**PAPE-DAWSON ENGINEERS**

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