

THE STATE OF TEXAS:
COUNTY OF BEXAR:

Project Name: Cupples Road
Project Number: 40-00295
Owner Name: Gregory Delgado

Parcel No: 19145

BEING 0.0100 OF AN ACRE (435 SQ. FT.) OF LAND, OUT OF LOT 2, BLOCK 25, NEW CITY BLOCK 9564, MAZZURANA ADDITION AS RECORDED IN VOLUME 2575, PAGE 224 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AS CONVEYED TO GREGORY DELGADO IN QUITCLAIM DEED, RECORDED SEPTEMBER 25TH, 2006, IN VOLUME 12411, PAGE 901 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", (N: 13,699,675.05; E: 2,112,948.25), at the intersection of the proposed east Right-of-Way line of Cupples Road, with the south line of said Lot 2 and the north line of Lot 3 of said Mazzurana Addition, for the southeast corner of the herein described parcel, from said point a calculated point for the southeast corner of said Lot 2, bears S. 83°56'10" E., 130.58 feet;

THENCE, North 83°56'10" West, 9.00 feet, with the south line of said Lot 2 and the north line of said Lot 3, to a point, in the existing east Right-of-Way line of Cupples Road (40' Right of Way), recorded in Volume 190, Page 393 of the Deed Records of Bexar County, Texas, for the northwest corner of said Lot 3 and the southwest corner of said Lot 2 of said Mazzurana Addition, and the southwest corner of the herein described parcel;

THENCE, North 05°52'21" East, 48.29 feet, with the existing east Right-of-Way line of Cupples Road and the west line of said Lot 2, to a point, for the northwest corner of said Lot 2 and the southwest corner of Lot 1 of said Mazzurana Addition, and the northwest corner of the herein described parcel;

THENCE, South 83°56'10" East, 9.00 feet, leaving the existing east Right-of-Way line of Cupples Road, with the north line of said Lot 2 and the south line of said Lot 1, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the proposed east Right of Way line of Cupples Road, for the northeast corner of the herein described parcel;

THENCE, South 05°52'21" West, 48.29 feet, leaving the south line of said Lot 1 and crossing said Lot 2 with the proposed east Right of Way line of Cupples Road, to the **POINT OF BEGINNING** and containing 0.0100 of an acre (435 sq. ft.) of land more or less.

<u>Tract</u>	<u>Acreage</u>
Parent Tract	0.1488 Acres Calculated
Parcel 19145	<u>0.0100 Acres</u>
Remainder	0.1388 Acres Calculated

Bearing based on NAD 83(93), South Central Zone

No part of this Parcel has been dedicated previously by Plat or Replat

All coordinates are surface using a scale factor of: 1.00017

Plat prepared this day.

Surveyed on the ground 21st, day of January, 2014.
Plat Prepared by Bain Medina Bain, Inc.

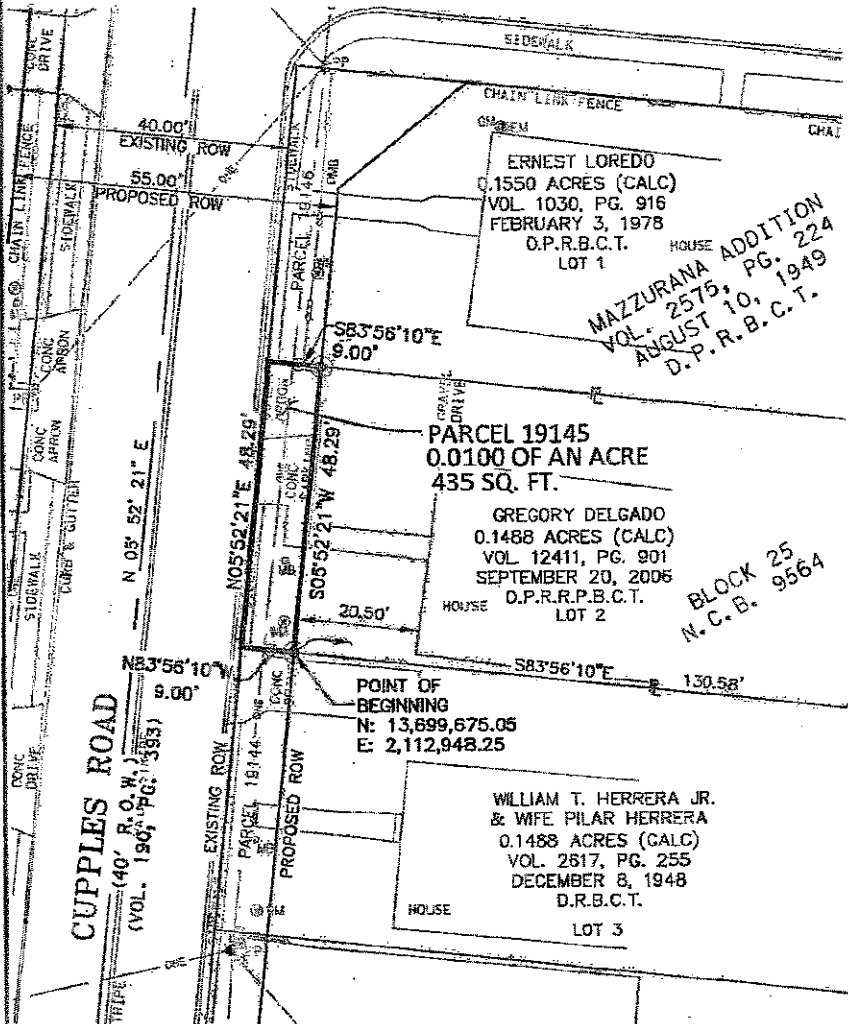



Victor Mendez Jr. R.P.L.S. 6056

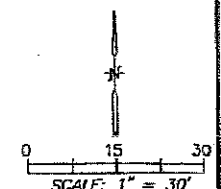
REMAINDER TABLE		
EXISTING	TAKING	REMAINDER
0.1488 Ac. (CALC)	0.0100 Ac.	0.1388 Ac. (CALC)

BEARING SOURCE:
NAD 83/93 SOUTH CENTRAL ZONE
SURFACE COORDINATES
SCALE FACTOR: 1.00017

NOTES:
A METES AND BOUNDS DESCRIPTION OF
EVEN DATE HERewith ACCOMPANIES
THIS SURVEY PLAT.



REFERENCE
CORNER
CALCULATED
POINT



LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	4" IN CONCRETE SET 1/2" IRON ROD W/ ORANGE PLASTIC CAP
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SOME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAIN LINK FENCE
	MAILBOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	SIGN
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
	GAS VALVE

O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
D.P.R.B.C.T. = DEED & PLAT RECORDS OF BEXAR COUNTY, TEXAS
D.R.B.C.T. = DEED RECORDS OF BEXAR COUNTY, TEXAS

PLAT SHOWING:
BEING 0.0100 OF AN ACRE (435 SQ. FT.) OF LAND, OUT OF LOT 2, BLOCK 25, NEW CITY BLOCK 9564, MAZZURANA ADDITION AS RECORDED IN VOLUME 2575, PAGE 224 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AS CONVEYED TO GREGORY DELGADO IN QUITCLAIM DEED, RECORDED SEPTEMBER 25TH, 2006, IN VOLUME 12411, PAGE 901 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY.

STATE OF TEXAS
GUADALUPE COUNTY
THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

THIS 21 DAY OF JANUARY, 2014 A.D.
[Signature]
VICTOR MENDEZ, JR. RPLS# 6056

PREPARED BY:
BAIN MEDINA BAIN, INC.
ENGINEERS & SURVEYORS
7073 San Pedro Avenue
San Antonio, Texas 78216
210/494-7223
TEPE Registration No. F-1712
TEPLS Registration No. 10020900

DRAWN BY: RDA	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE 3 OF 3
JOB No.: C-1349	PLAT OF PARCEL 19145	SURVEY DATE: 01-21-2014
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: GREGORY DELGADO		

PARCEL 19145.txt

Parcel name: PARCEL 19145

North: 13699675.0452 East : 2112948.2524
Line Course: N 83-56-10 W Length: 9.00
 North: 13699675.9959 East : 2112939.3028
Line Course: N 05-52-21 E Length: 48.29
 North: 13699724.0325 East : 2112944.2436
Line Course: S 83-56-10 E Length: 9.00
 North: 13699723.0818 East : 2112953.1932
Line Course: S 05-52-21 W Length: 48.29
 North: 13699675.0452 East : 2112948.2524

Perimeter: 114.58 Area: 435 sq. ft. 0.0100 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0000 Course: S 90-00-00 E
Error North: 0.00000 East : 0.00000
Precision 1: 114,580,000.00

THE STATE OF TEXAS:
COUNTY OF BEXAR:

Project Name: Cupples Road
Project Number: 40-00295
Owner Name: Marie Elena Rubio

Parcel No: 19147

BEING 0.0271 OF AN ACRE (1,181 SQ. FT.) OF LAND, OUT OF LOT 1, NEW CITY BLOCK 9563, MAZZURANA ADDITION AS RECORDED IN VOLUME 2575, PAGE 224 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AS CONVEYED TO MARIA ELENA RUBIO, ALONG WITH LOT 2 OF SAID MAZZURANA ADDITION (0.4995 OF AN ACRE, LOTS 1 AND 2 CALCULATED), RECORDED DECEMBER 21ST, 2004, IN VOLUME 11138, PAGE 1032 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", (N: 13,699,820.52; E: 2,112,983.32), at the intersection of the proposed east Right-of-Way line of Cupples Road and the existing north Right of Way line of Rocco Street, a 50 foot Right of Way, as shown on said Mazzurana Addition plat, in the south line of said Lot 1, for the southeast corner of the herein described parcel, from said point, a calculated point for the southeast corner of said Lot 1, bears S. 84°07'21" E., 115.25 feet;

THENCE, North 84°07'21" West, 29.00 feet, with the existing north Right of Way line of said Rocco Street, the south line of said Lot 1, to a point, for the southwest corner of said Lot 1 and the southwest corner of the herein described parcel, at the intersection of the existing east Right-of-Way line of Cupples Road and the existing north Right of Way line of Rocco Street;

THENCE, North 05°52'21" East, 108.93 feet, with the existing east Right-of-Way line of Cupples Road and the west line of said Lot 1, to a point; for the northwest corner of said Lot 1, the southwest corner of Lot 47, Block 25, City Block 3688, Edgewood Addition, as shown in Volume 642, Page 219 of the Deed and Plat Records of Bexar County, Texas, the northwest corner of the herein described parcel;

THENCE, South 84°24'28" East, 9.00 feet, with the south line of said Lot 47 and the north line of said Lot 1, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the proposed east Right-of-Way line of Cupples Road, for the northeast corner of the herein described parcel;

THENCE, South 05°52'21" West, 88.98 feet, crossing said Lot 1 with the proposed east Right of Way line of Cupples Road, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the proposed east Right of Way line of Cupples Road, for an interior corner of the herein described parcel;

THENCE, South 39°07'26" East, 28.29 feet, continuing across said Lot 1 with the proposed east Right of Way line of Cupples Road, to the **POINT OF BEGINNING** and containing 0.0271 of an acre (1,181 sq. ft.) of land more or less.

<u>Tract</u>	<u>Acreage</u>
Parent Tract	0.4955 Acres Calculated
Parcel 19147	0.0271 Acres
Remainder	0.4684 Acres Calculated

Bearing based on NAD 83(93), South Central Zone

No part of this Parcel has been dedicated previously by Plat or Replat

All coordinates are surface using a scale factor of: 1.00017

Plat prepared this day.

Surveyed on the ground 21st, day of January, 2014.
Plat Prepared by Bain Medina Bain, Inc.



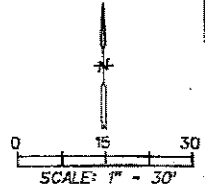
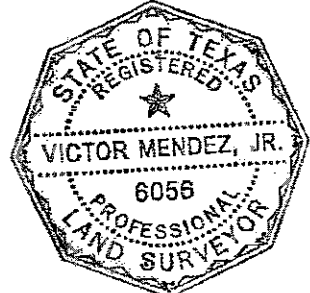
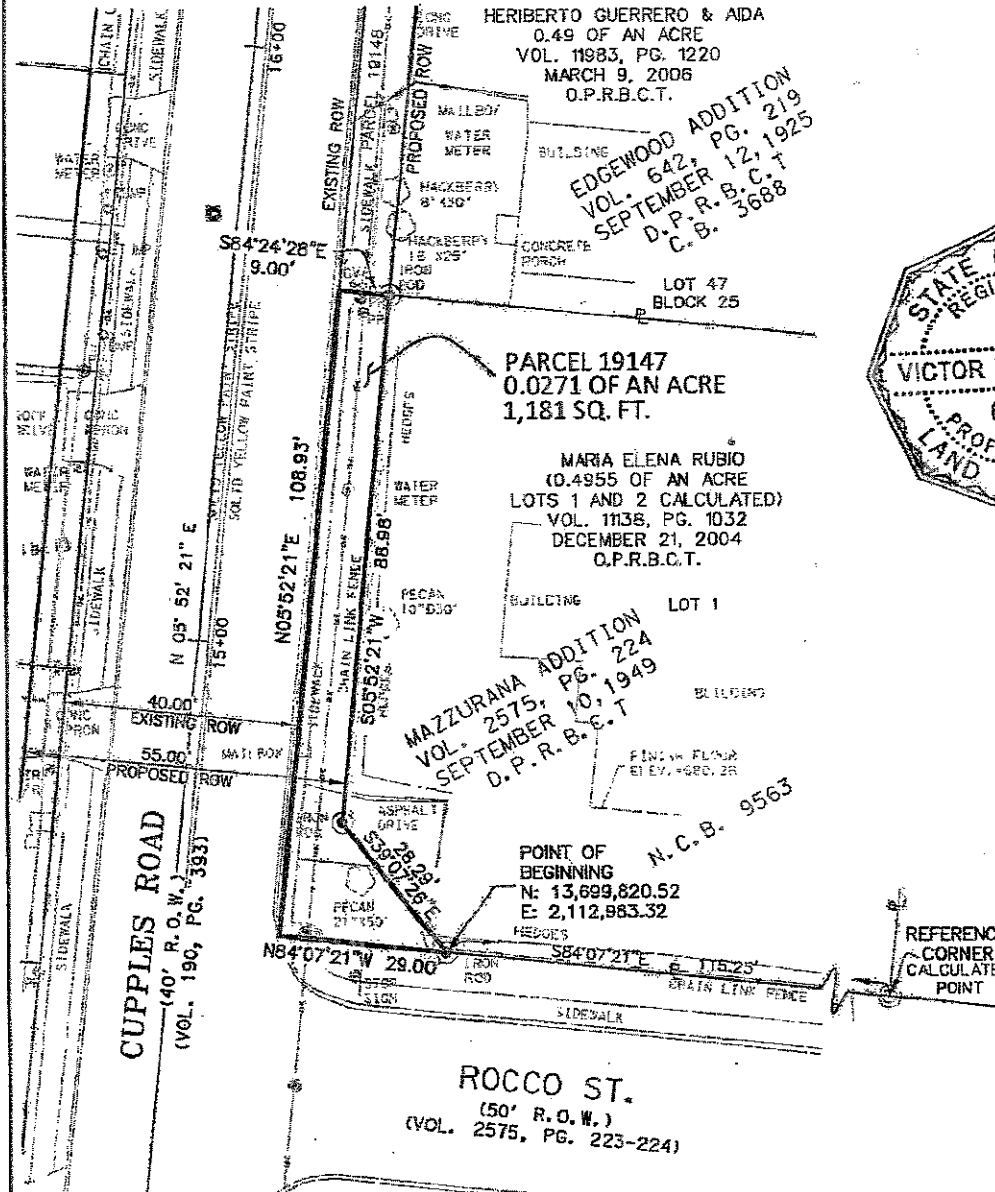
Victor Mendez, Jr. R.P.L.S. 6056



REMAINDER TABLE		
EXISTING	TAKING	REMAINDER
0.4955 Ac. (CALC)	0.0271 Ac.	0.4684 Ac. (CALC)

BEARING SOURCE:
MAD 83/93 SOUTH CENTRAL ZONE
SURFACE COORDINATES
SCALE FACTOR: 1.0007

NOTES:
A METES AND BOUNDS DESCRIPTION OF
EVEN DATE HEREWITH ACCOMPANIES
THIS SURVEY PLAT.



LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	4" x 4" IN CONCRETE
	SET 1/2" IRON ROD W/ ORANGE PLASTIC CAP
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SAME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAIN LINK FENCE
	MAILBOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
	GAS VALVE

PLAT SHOWING:
BEING 0.0271 OF AN ACRE (1,181 SQ. FT.) OF LAND, OUT OF LOT 1, NEW CITY BLOCK 9563, MAZZURANA ADDITION AS RECORDED IN VOLUME 2575, PAGE 224 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AS CONVEYED TO MARIA ELENA RUBIO, ALONG WITH LOT 2 OF SAID MAZZURANA ADDITION (0.4995 OF AN ACRE, LOTS 1 AND 2 CALCULATED), RECORDED DECEMBER 21ST, 2004, IN VOLUME 11138, PAGE 1032 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS:

STATE OF TEXAS
GUADALUPE COUNTY
THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

THIS 12TH DAY OF MAY 2014 A.D.

[Signature]
VICTOR MENDEZ, JR. RPLS # 6056

PREPARED BY:
BAIN MEDINA BAIN, INC.
ENGINEERS & SURVEYORS
7073 San Pedro Avenue
San Antonio, Texas 78216
210-494-7223
TSPS Registration No. F-1712
TSPS Registration No. 10020900

DRAWN BY:	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE: 3 OF 3
JOB No.: C-1349	PLAT OF PARCEL 19147	SURVEY DATE: 4
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: MARIA ELENA RUBIO		

Parcel name: PARCEL 19147

North: 13699820.5212 East : 2112983.3211
Line Course: N 84-07-21 W Length: 29.00
 North: 13699823.4908 East : 2112954.4735
Line Course: N 05-52-21 E Length: 108.93
 North: 13699931.8492 East : 2112965.6187
Line Course: S 84-24-28 E Length: 9.00
 North: 13699930.9721 East : 2112974.5759
Line Course: S 05-52-21 W Length: 88.98
 North: 13699842.4591 East : 2112965.4719
Line Course: S 39-07-26 E Length: 28.29
 North: 13699820.5122 East : 2112983.3228

Perimeter: 264.19 Area: 1,181 sq.ft. 0.0271 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0092 Course: S 11-09-43 E
Error North: -0.00898 East : 0.00177
Precision 1: 28,717.39

**THE STATE OF TEXAS:
COUNTY OF BEXAR:**

**Project Name: Cupples Road
Project Number: 40-00295
Owner Name: Alfred C. Ochoa, Jr. and
wife, Esther Ochoa**

Parcel No: 19167

BEING 0.0200 OF AN ACRE (873 SQ. FT.) OF LAND, OUT OF LOT 22, BLOCK 23, NEW CITY BLOCK 3686, EDGEWOOD ADDITION RECORDED IN VOLUME 2805, PAGE 66 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND CONVEYED TO ALFRED C. OCHOA, JR. AND WIFE, ESTHER OCHOA IN WARRANTY DEED, RECORDED JUNE 7TH, 1982, IN VOLUME 2599, PAGE 1669 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", (N: 13,700,664.88; E: 2,113,058.61), in the proposed east Right of Way line of Cupples Road and the north line of said Lot 22 and the south line of Lot 21, Block 23, as shown on said plat of Edgewood Addition, for the northeast corner of the herein described parcel, from said point a found iron pipe for the northeast corner of said Lot 22 and the southeast corner of said Lot 21, bears S. 84°00'39" E., 148.38 feet;

THENCE, S. 05°52'21" W., 49.88 feet, leaving the south line of said Lot 21 and crossing said Lot 22, with the proposed east Right of Way line of Cupples Road, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the south line of said Lot 22 and the north line of Lot 23, Block 23 shown on said plat of Edgewood Addition, for the southeast corner of the herein described parcel;

THENCE, N. 84°00'39" W., 17.50 feet, leaving the proposed east Right of Way line of Cupples Road, with the south line of said Lot 22 and the north line of said Lot 23, to a point, in the existing east Right of Way line of Cupples (40' Right of Way) recorded in Volume 190, Page 393 of the Deed Records of Bexar County, for the northwest corner of said Lot 23 and the southwest corner of said Lot 22 and the southwest corner of the herein described parcel;

THENCE, N. 05°52'21" E., 49.88 feet, (50.00 feet Plat) with the west line of said Lot 22 and the existing east Right of Way line of Cupples Road, to a point, for the southwest corner of said Lot 21 and the northwest corner of said Lot 22 and the northwest corner of the herein described parcel;

THENCE, S. 84°00'39" E., 17.50 feet, leaving the existing east Right of Way line of Cupples Road, with the north line of said Lot 22 and the south line of said Lot 21, to the Point of Beginning and containing 0.0200 of an acre (873 sq. ft.) of land more or less.

<u>Tract</u>	<u>Acreage</u>
Parent Tract	0.1839 Acres (Plat)
Parcel 19143	<u>0.0200 Acres</u>
Remainder	0.1639 Acres

Bearing based on NAD 83(93), South Central Zone

No part of this Parcel has been dedicated previously by Plat or Replat

All coordinates are surface using a scale factor of: 1.00017

Plat prepared this day.

Surveyed on the ground 21st, day of January, 2014.
Plat Prepared by Bain Medina Bain, Inc.



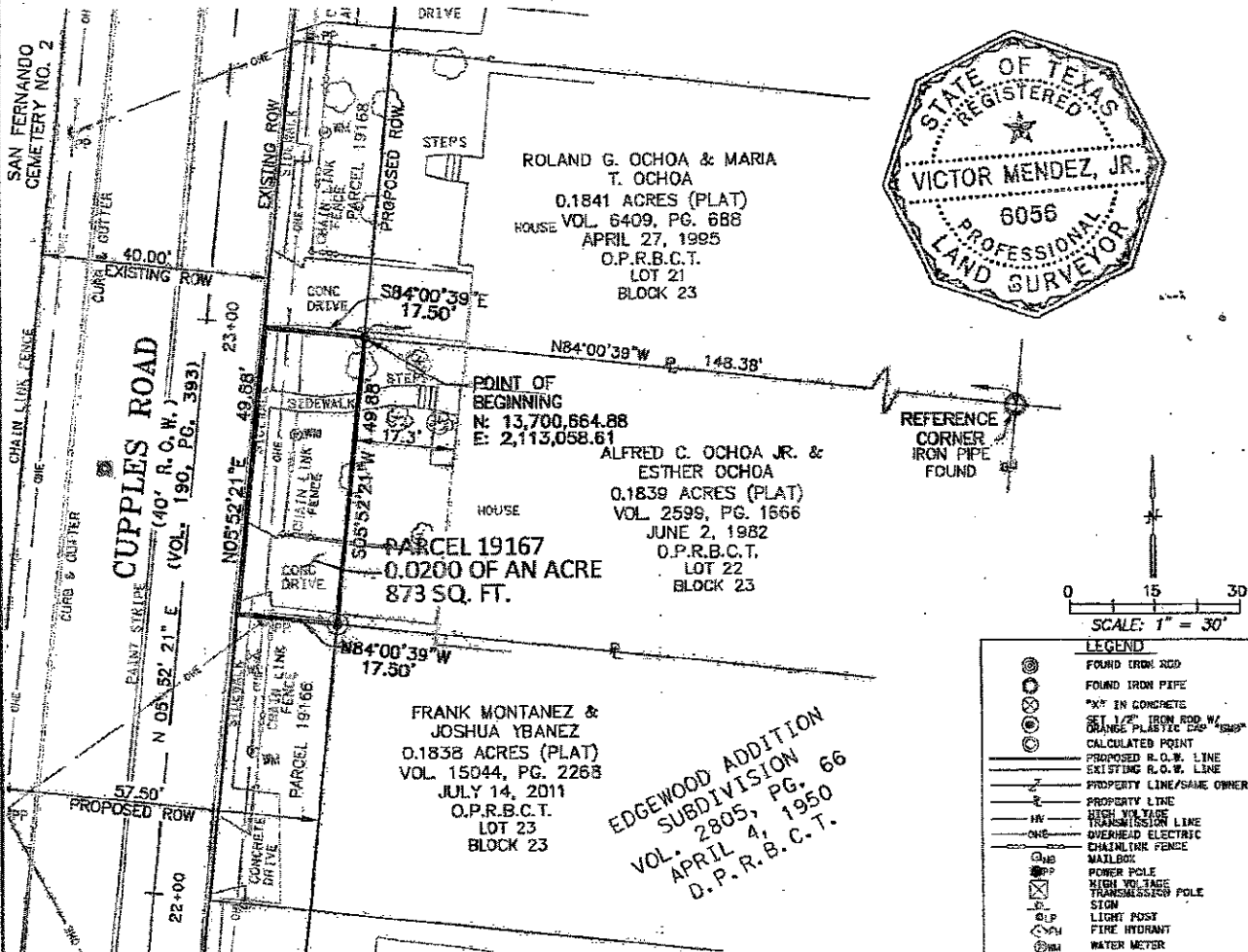
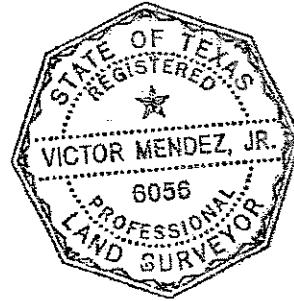


Victor Mendez Jr. R.P.L.S. 6056

REMAINDER TABLE		
EXISTING	TAKING	REMAINDER
0.1839 Ac. (PLAT)	0.0200 Ac.	0.1639 Ac. (PLAT)

BEARING SOURCE:
NAD 83/93 SOUTH CENTRAL ZONE
SURFACE COORDINATES
SCALE FACTOR: 1.00017

NOTES:
A METES AND BOUNDS DESCRIPTION OF
EVEN DATE HERewith ACCOMPANIES
THIS SURVEY PLAT.



0 15 30
SCALE: 1" = 30'

LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	x IN CONCRETE
	1/2" IRON ROD W/ ORANGE PLASTIC CAP "1989"
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SAME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAINLINK FENCE
	MAILBOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	SIGN
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
	GAS VALVE

D.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
D.P.R.B.C.T. = DEED & PLAT RECORDS OF BEXAR COUNTY, TEXAS
D.R.S.C.T. = DEED RECORDS OF BEXAR COUNTY, TEXAS

PLAT SHOWING:
BEING 0.0200 OF AN ACRE (873 SQ. FT.) OF LAND, OUT OF LOT 22, BLOCK 23, NEW CITY BLOCK 3686, EDGEWOOD ADDITION RECORDED IN VOLUME 2805, PAGE 66 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND CONVEYED TO ALFRED C. OCHOA, JR. AND WIFE, ESTHER OCHOA IN WARRANTY DEED, RECORDED JUNE 7TH, 1982, IN VOLUME 2599, PAGE 1669 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS

EDGEWOOD ADDITION
SUBDIVISION
VOL. 2805, PG. 66
APRIL 4, 1950
D.P.R.B.C.T.

STATE OF TEXAS
GUADALUPE COUNTY
THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.
THIS 21 DAY OF JANUARY, 2014 A.D.

VICTOR MENDEZ, JR. RPLS # 6056

PREPARED BY:
BAIN MEDINA BAIN, INC.
ENGINEERS & SURVEYORS
7073 San Pedro Avenue
San Antonio, Texas 78216
210/494-7223
TSPR Registration No. F-1712
TSPS Registration No. 10020900

DRAWN BY: RDA	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE 3 OF 3
JOB No.: C-1349	PLAT OF PARCEL 19167	SURVEY DATE: 01-21-2014
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: ALFRED C. & ESTHER OCHOA, JR.		

PARCEL 19167.txt

Parcel name: PARCEL 19167

North: 13700664.8819 East : 2113058.6082
Line Course: S 05-52-21 W Length: 49.88
North: 13700615.2636 East : 2113053.5047
Line Course: N 84-00-18 W Length: 17.50
North: 13700617.0914 East : 2113036.1004
Line Course: N 05-52-21 E Length: 49.88
North: 13700666.7096 East : 2113041.2039
Line Course: S 84-00-26 E Length: 17.50
North: 13700664.8825 East : 2113058.6082

Perimeter: 134.76 Area: 873 sq. ft. 0.0200 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0007 Course: N 05-59-38 E
Error North: 0.00068 East : 0.00007
Precision 1: 192,514.29

THE STATE OF TEXAS:
COUNTY OF BEXAR:

Project Name: Cupples Road
Project Number: 40-00295
Owner Name: James Michael Diaz, Sr.,
Et. Al.

Parcel No: 19171

BEING 0.0488 OF AN ACRE (2,125 SQ. FT.) OF LAND, OUT OF THE REMAINING PORTION OF LOT 10, BLOCK 22, NEW CITY BLOCK 3685, EDGEWOOD ADDITION (NO PLAT FOUND) CONVEYED AND DESCRIBED IN VOLUME 6148, PAGE 471 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", (N: 13,700,858.97; E: 2,113,098.66), at the east end of a cutback, at the intersection of the proposed east Right of Way line of Cupples Road and the north Right of Way line of Cheyenne Avenue a 50 foot Right of Way, shown on plat of Edgewood Addition, recorded in Volume 2805, Page 66 of the Deed and Plat Records of Bexar County, Texas and in the south line of said remaining portion of Lot 10, for the southeast corner of the herein described parcel, from said point a found iron rod for the southeast corner of said remaining portion of Lot 10, bears S. 84°00'39" E., 104.83 feet;

THENCE, N. 84°00'39" W., 37.50 feet, leaving the proposed east Right of Way line of Cupples Road, with the south line of said remaining portion of Lot 10 and the north Right of Way line of Cheyenne Avenue, to a point, in the existing east Right of Way line of Cupples Road (40' Right of Way) recorded in Volume 190, Page 393 Deed Records Bexar County, Texas, for the southwest corner of the remaining portion of Lot 10 of the Edgewood Addition and the southwest corner of the herein described parcel;

THENCE, N. 05°52'21" E., 110.00 feet, leaving the north Right of Way line of Cheyenne Avenue, with the west line of said remaining portion of Lot 10 and the existing east Right of Way line of Cupples Road, to a point, for the northwest corner of said remaining portion of Lot 10 and the northwest corner of the herein described parcel;

THENCE, S. 84°00'39" E., 17.50 feet, with the north line of said remaining portion of Lot 10 and the south line of Lot 47, Block 22, New City Block 3686, Edgewood Addition as recorded in Volume 9541, Page 90 of the Deed and Plat Records of Bexar County, Texas, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the proposed east Right of Way line of Cupples Road, for the northeast corner of the herein described parcel;

THENCE, S. 05°52'21" W., 90.00 feet, leaving the south line of said Lot 47, with the proposed east Right of Way line of Cupples Road crossing said remaining portion of Lot 10, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", at the north end of said cutback, at the intersection of the proposed east Right of Way line of Cupples Road and the north Right of Way line of Cheyenne Avenue, for an angle point of the herein described parcel;

THENCE, S. 39°04'09" E., 28.31 feet, with the proposed east Right of Way line of Cupples Road continuing across said remaining portion of Lot 10, along said cutback, at the intersection of the proposed east Right of Way line of Cupples Road and the north Right of Way line of Cheyenne Avenue, to the Point of Beginning and containing 0.0488 of an acre (2,125 sq. ft.) of land more or less.

<u>Tract</u>	<u>Acreage</u>
Parent Tract	0.3594 Acres (calculated)
Parcel 19143	<u>0.0488 Acres</u>
Remainder	0.3106 Acres

Bearing based on NAD 83(93), South Central Zone

No part of this Parcel has been dedicated previously by Plat or Replat

All coordinates are surface using a scale factor of: 1.00017

Plat prepared this day.

Surveyed on the ground 21st, day of January, 2014.

Plat Prepared by Bain Medina Bain, Inc.

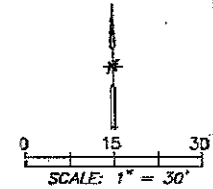
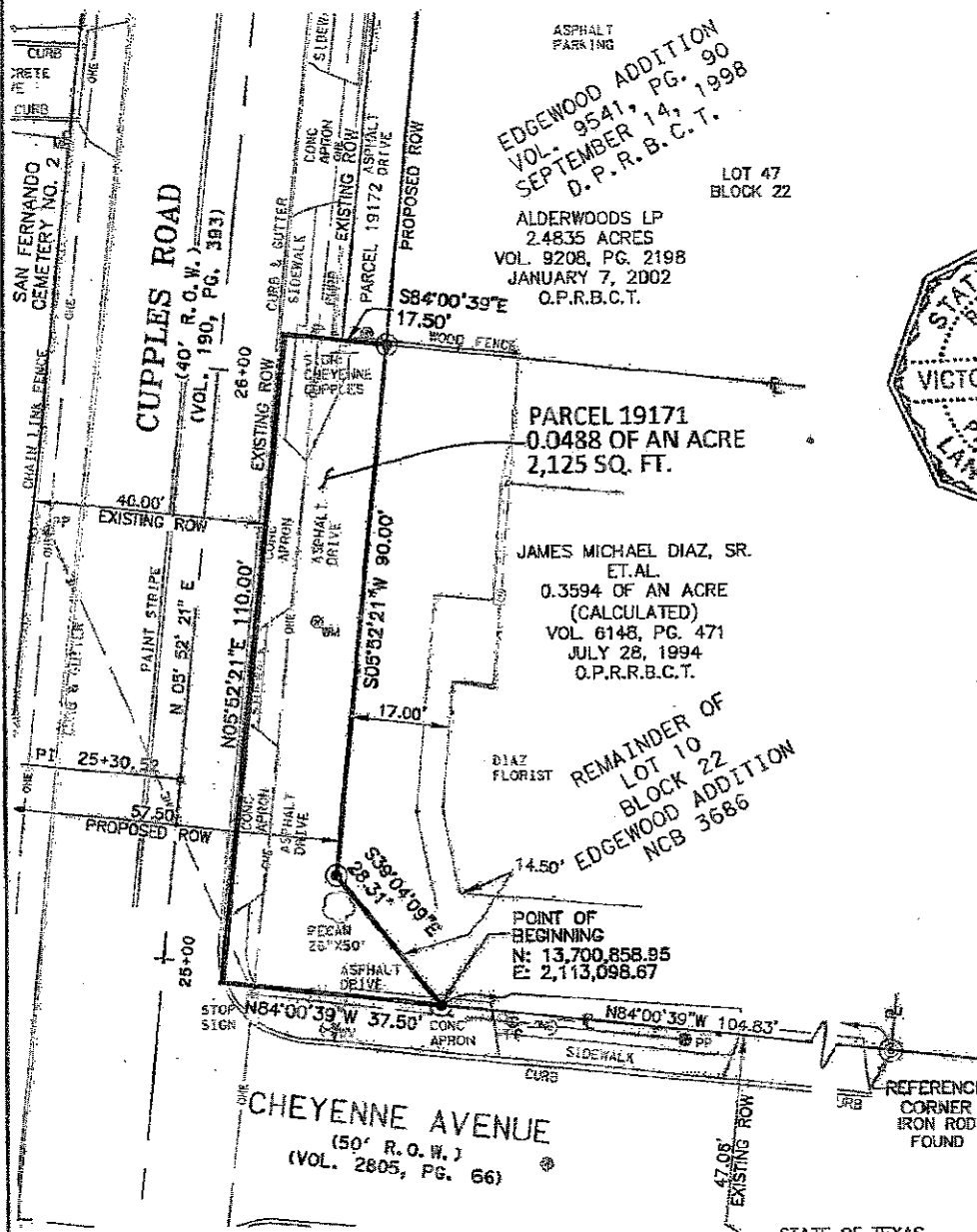



Victor Mendez Jr: R.P.L.S. 6056

REMAINDER TABLE		
EXISTING	TAKING	REMAINDER
0.3594 AC. (CALCULATED)	0.0488 AC.	0.3106 AC. (CALCULATED)

BEARING SOURCE:
NAD 83/93 SOUTH CENTRAL ZONE
SURFACE COORDINATES
SCALE FACTOR: 1.00017

NOTES:
A METES AND BOUNDS DESCRIPTION OF
EVEN DATE HEREWITH ACCOMPANIES
THIS SURVEY PLAT.



LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	"X" IN CONCRETE
	SET 1/2" IRON ROD W/ ORANGE PLASTIC CAP "B.B.B"
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SAME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAIN LINK FENCE
	MAIL BOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	SIGN
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
	GAS VALVE

O.P.R.B.C.T.=OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
D.P.R.B.C.T.=DEED & PLAT RECORDS OF BEXAR COUNTY, TEXAS
D.R.B.C.T.=DEED RECORDS OF BEXAR COUNTY, TEXAS

PLAT SHOWING:

BEING 0.0488 OF AN ACRE (2,125 SQ. FT.) OF LAND, OUT OF THE REMAINING PORTION OF LOT 10, BLOCK 22, NEW CITY BLOCK 3685, EDGWOOD ADDITION (NO PLAT FOUND) CONVEYED AND DESCRIBED IN VOLUME 6148, PAGE 471 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS

PREPARED BY:

BAIN MEDINA BAIN, INC.
ENGINEERS & SURVEYORS
7073 San Pedro Avenue
San Antonio, Texas 78216
210/494-7223
TBPES Registration No. F-1712
TBPES Registration No. 10020900

STATE OF TEXAS
GUADALUPE COUNTY
THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

THIS 21 DAY OF JANUARY, 2014 A.D.

VICTOR MENDEZ, JR. RPLS# 6056

DRAWN BY: RDA	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE: 3 OF 3
JOB No.: C-1349	PLAT OF PARCEL 19171	SURVEY DATE: 01-21-2014
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: JAMES MICHAEL DIAZ, SR.		

PARCEL 19171.txt

Parcel name: PARCEL 19171

North: 13700858.9469 East : 2113098.6744
Line Course: N 84-00-39 W Length: 37.50
North: 13700862.8597 East : 2113061.3791
Line Course: N 05-52-21 E Length: 110.00
North: 13700972.2824 East : 2113072.6338
Line Course: S 84-00-39 E Length: 17.50
North: 13700970.4564 East : 2113090.0383
Line Course: S 05-52-21 W Length: 90.00
North: 13700880.9288 East : 2113080.8299
Line Course: S 39-04-09 E Length: 28.31
North: 13700858.9493 East : 2113098.6725

Perimeter: 283.31 Area: 2,125 sq. ft. 0.0488 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0031 Course: N 39-04-09 W
Error North: 0.00237 East : -0.00192
Precision 1: 91,390.32

THE STATE OF TEXAS:
COUNTY OF BEXAR:

Project Name: Cupples Road
Project Number: 40-00295
Owner Name: Alderwoods, L.P.

Parcel No: 19172

BEING 0.0835 OF AN ACRE (3,637 SQ. FT.) OF LAND, OUT OF A 2.88 ACRE TRACT CONVEYED IN DEED WITHOUT WARRANTIES TO ALDERWOODS, L.P. RECORDED IN VOLUME 9208, PAGE 2198 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS AND BEING OUT OF LOT 47, BLOCK 22, NCB 3686 EDGEWOOD ADDITION AS SHOWN ON AMENDING PLAT RECORDED IN VOLUME 9541, PAGE 90 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND OUT OF THE REMAINING PORTION OF LOT 1, BLOCK 22 OF EDGEWOOD ADDITION (PLAT NOT FOUND) MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", (N: 13,700,970.46; E: 2,113,090.04), at the intersection of the proposed east Right of Way line of Cupples Road and the South line of said 2.88 acre tract, and said Lot 47 and the north line of the remaining portion of Lot 10 as shown on said amending plat of Edgewood addition, for the southeast corner of the herein described parcel, from said point the calculated southeast corner of said Lot 47, bears S. 84°00'39" E., 224.83 feet;

THENCE, N. 84°00'39" W., 7.50 feet, leaving the proposed east Right of Way line of Cupples Road, with the south line of said 2.88 acre tract, said Lot 47 and the north line of said remaining portion of Lot 10, to a point, in the existing east Right of Way line of Cupples Road (50' Right of Way) recorded in Volume 190, Page 393 Deed Records Bexar County, Texas, and in Volume 9541, Page 90 of the Deed and Plat Records of Bexar County, Texas, for the southwest corner of the said Lot 47 and the southwest corner of the herein described parcel;

THENCE, N. 05°52'21" E., 165.00 feet, with the west line of said 2.88 acre tract, and said Lot 47 and the existing east Right of Way line of Cupples Road, to a point, in the south line of said remaining portion of Lot 1, Block 22, for the northwest corner of said Lot 47 and an angle point of the herein described parcel;

THENCE, N. 84°00'39" W., 10.00 feet, with the existing east Right of Way line of Cupples Road, and the south line of said remaining portion of Lot 1, Block 22, to a point, for the southwest corner of the said remaining portion of Lot 1, Block 22 and an angle point of the herein described parcel;

THENCE, N. 05°52'21" E., 137.12 feet, with the west line of said 2.88 acre tract, and said remaining portion of Lot 1, Block 22 and the existing east Right of Way line of Cupples Road, to a point, for the northwest corner of said 2.88 acre tract and of said remaining portion of Lot 1, Block 22, and for the southwest corner of Lot 1A as described in volume 8650, page 1977 of the Official Public Records of Bexar County, Texas and the northwest corner of the herein described parcel;

THENCE, S. 84°07'39" E., 17.50 feet, with the north line of said remaining portion of Lot 1, Block 22 and the south line of said Lot 1A, to a set ½" iron rod with orange plastic cap stamped "Bain Medina Bain Inc.", in the proposed east Right of Way line of Cupples Road, for the northeast corner of the herein described parcel;

THENCE, S. 05°52'21" W., 302.16 feet, leaving the south line of said Lot 1A, with the proposed east Right of Way line of Cupples Road, crossing said remaining portion of Lot 1 and Lot 47, to the Point of Beginning and containing 0.0835 of an acre (3,637 sq. ft.) of land more or less.

<u>Tract</u>	<u>Acreage</u>
Parent Tract	2.88 Acres (Deed)
Parcel 19172	<u>0.0835 Acres</u>
Remainder	2.7965 Acres

Bearing based on NAD 83(93), South Central Zone

No part of this Parcel has been dedicated previously by Plat or Replat

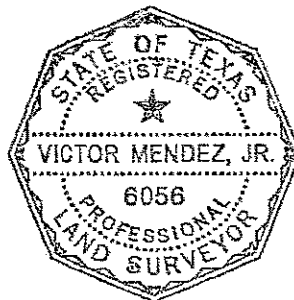
All coordinates are surface using a scale factor of: 1.00017

Plat prepared this day.

Surveyed on the ground 12th, day of May, 2014.

Plat Prepared by Bain Medina Bain, Inc.


Victor Mendez Jr. R.P.L.S. 6056

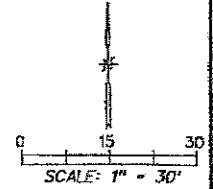
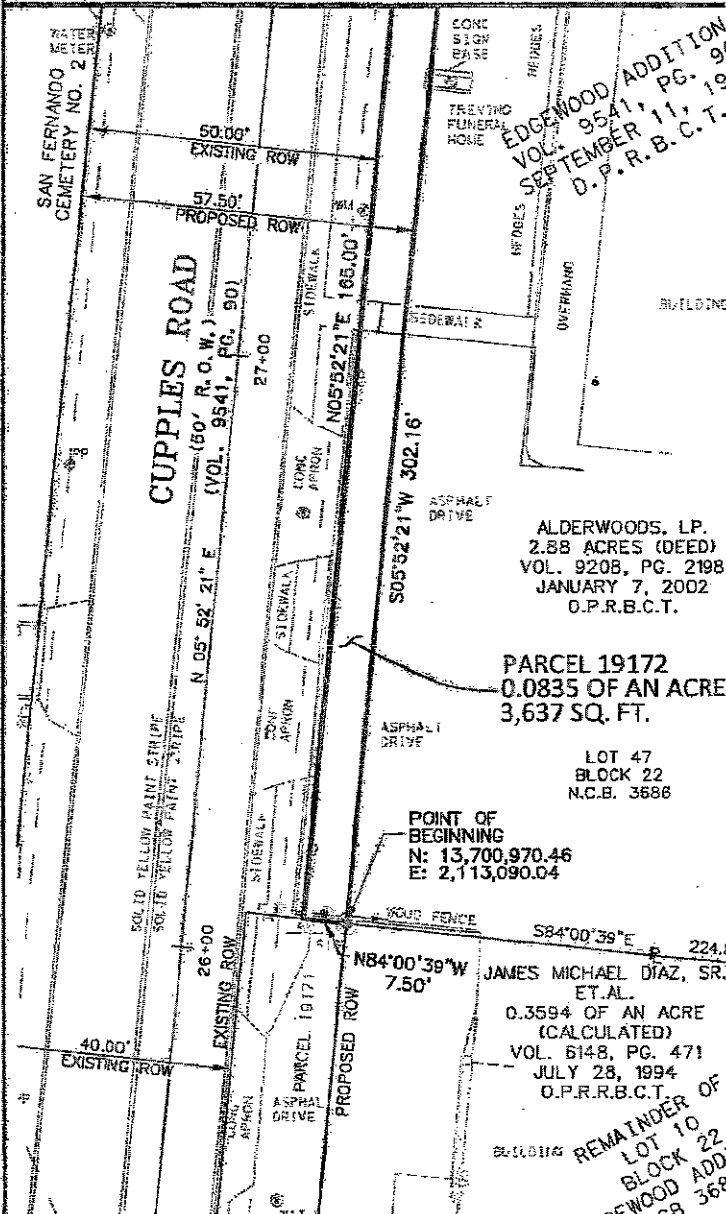


REMAINDER TABLE		
EXISTING	TAKING	REMAINDER
2.88 AC.	0.0835 AC.	2.7965 AC.
(DEED)		(DEED)

BEARING SOURCE:
 NAD 83/93 SOUTH CENTRAL ZONE
 SURFACE COORDINATES
 SCALE FACTOR: 1.00017

NOTES:
 A METES AND BOUNDS DESCRIPTION OF
 EVEN DATE HEREWITH ACCOMPANIES
 THIS SURVEY PLAT.

MATCH LINE



LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	1/2" IN CONCRETE
	SET 1/4" FROM ROD BY
	ORANGE PLASTIC CAP
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SAME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAIN LINK FENCE
	MAILBOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	SIGN
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
	GAS VALVE

O.P.R.B.C.T. - OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
 D.P.R.B.C.T. - DEED & PLAT RECORDS OF BEXAR COUNTY, TEXAS
 D.R.B.C.T. - DEED RECORDS OF BEXAR COUNTY, TEXAS

PLAT SHOWING:

BEING 0.0835 OF AN ACRE (3,637 SQ. FT.) OF LAND, OUT OF A 2.88 ACRE TRACT CONVEYED IN DEED WITHOUT WARRANTIES TO ALDERWOODS, L.P. RECORDED IN VOLUME 9208, PAGE 2198 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS AND BEING OUT OF LOT 47, BLOCK 22, NCB 3686 EDGEWOOD ADDITION AS SHOWN ON AMENDING PLAT RECORDED IN VOLUME 9541, PAGE 90 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND OUT OF THE REMAINING PORTION OF LOT 1, BLOCK 22 OF EDGEWOOD ADDITION (PLAT NOT FOUND).

PREPARED BY:

BAIN MEDINA BAIN, INC.
 ENGINEERS & SURVEYORS
 7075 San Pedro Avenue
 San Antonio, Texas 78216
 210/494-7223
 TEPIS Registration No. F-1713
 TEPIS Registration No. 10020900

STATE OF TEXAS
 GUADALUPE COUNTY
 THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL
 SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

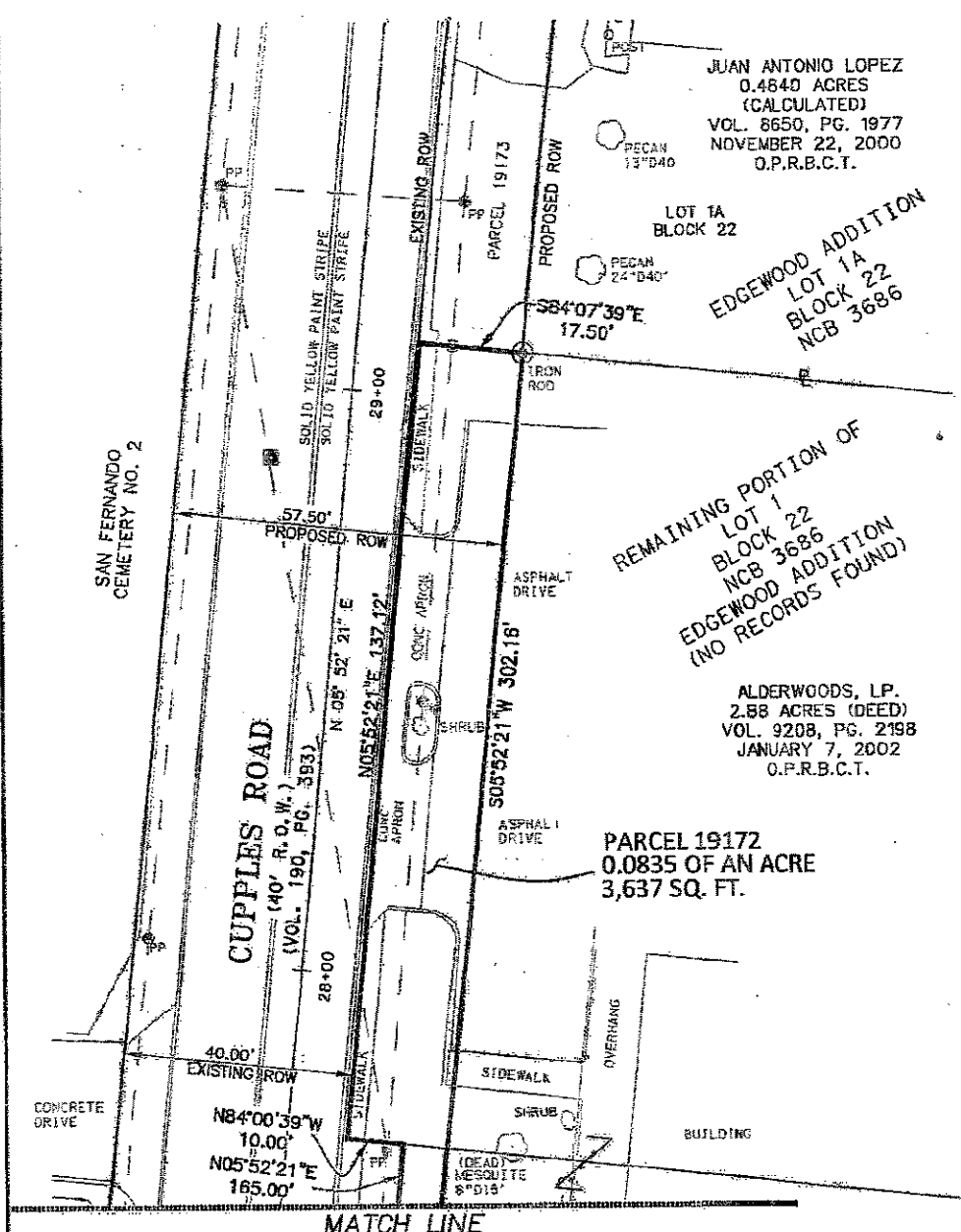
THIS 12TH DAY OF MAY, 2014 AD.

VICTOR MENDEZ, JR. RPLS 6056

DRAWN BY: DV	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE: 3 OF 4
JOB No.: C-1349	PLAT OF PARCEL 19172	SURVEY DATE: 05-12-2014
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: ALDERWOODS, LP.		

BEARING SOURCE:
 NAD 83/93 SOUTH CENTRAL ZONE
 SURFACE COORDINATES
 SCALE FACTOR: 1.00017

NOTES:
 A METES AND BOUNDS DESCRIPTION OF
 EVEN DATE HEREBY ACCOMPANIES
 THIS SURVEY PLAT.



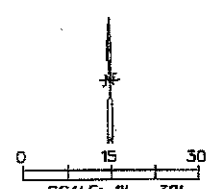
JUAN ANTONIO LOPEZ
 0.4840 ACRES
 (CALCULATED)
 VOL. 8650, PG. 1977
 NOVEMBER 22, 2000
 O.P.R.B.C.T.

LOT 1A
 BLOCK 22
 EDGEWOOD ADDITION
 LOT 1A
 BLOCK 22
 NCB 3686

REMAINING PORTION OF
 LOT 1
 BLOCK 22
 NCB 3686
 EDGEWOOD ADDITION
 (NO RECORDS FOUND)

ALDERWOODS, LP.
 2.88 ACRES (DEED)
 VOL. 9208, PG. 2198
 JANUARY 7, 2002
 O.P.R.B.C.T.

PARCEL 19172
 0.0835 OF AN ACRE
 3,637 SQ. FT.



LEGEND	
	FOUND IRON ROD
	FOUND IRON PIPE
	4" IN CONCRETE
	1/2" IRON ROD W/ ORANGE PLASTIC CAP
	CALCULATED POINT
	PROPOSED R.O.W. LINE
	EXISTING R.O.W. LINE
	PROPERTY LINE/SAME OWNER
	PROPERTY LINE
	HIGH VOLTAGE TRANSMISSION LINE
	OVERHEAD ELECTRIC CHAINLINK FENCE
	MAILBOX
	POWER POLE
	HIGH VOLTAGE TRANSMISSION POLE
	SIGN
	LIGHT POST
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	WASTEWATER MANHOLE
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 D.P.R.B.C.T. - DEED & PLAT RECORDS OF BEXAR COUNTY, TEXAS
 D.R.B.C.T. - DEED RECORDS OF BEXAR COUNTY, TEXAS

PREPARED BY:
BAIN MEDINA BAIN, INC.
 ENGINEERS & SURVEYORS
 7073 San Pedro Avenue
 San Antonio, Texas 78216
 210/494-7223
 TSPS Registration No. F-1712
 TSPS Registration No. 10020800

DRAWN BY: DV	CoSA-CUPPLES ROAD MERIDA TO CASTROVILLE	PAGE: 4 OF 4
JOB No.: C-1349	PLAT OF PARCEL 19172	SURVEY DATE: 05-12-2014
PROJECT: CUPPLES RD.		
PROJECT No: 40-00295		
DOC. TYPE:		
OWNER: ALDERWOODS, LP		

PARCEL 19172.txt

Parcel name: PARCEL 19172

North: 13700970.4567 East : 2113090.0384
Line Course: N 84-00-39 W Length: 7.50
 North: 13700971.2392 East : 2113082.5794
Line Course: N 05-52-21 E Length: 165.00
 North: 13701135.3733 East : 2113099.4614
Line Course: N 84-00-39 W Length: 10.00
 North: 13701136.4167 East : 2113089.5160
Line Course: N 05-52-21 E Length: 137.12
 North: 13701272.8171 East : 2113103.5454
Line Course: S 84-07-39 E Length: 17.50
 North: 13701271.0266 East : 2113120.9536
Line Course: S 05-52-21 W Length: 302.16
 North: 13700970.4523 East : 2113090.0380

Perimeter: 639.28 Area: 3,637 sq. ft. 0.0835 acres

Mapcheck Closure - (uses listed courses, radii, and deltas)
Error Closure: 0.0044 Course: S 05-23-47 W
Error North: -0.00435 East : -0.00041
Precision 1: 145,290.91