

AN ORDINANCE 2016-11-10-0881

PROVIDING FOR THE EXTENSION OF THE CITY OF SAN ANTONIO LIMITS BY THE FULL PURPOSE ANNEXATION OF APPROXIMATELY 19.62 SQUARE MILES OF LAND KNOWN AS THE SOUTH SAN ANTONIO ANNEXATION AREA 1, AREA 2, AREA 3, AND AREA 4, GENERALLY LOCATED SOUTH OF LOOP 410, BETWEEN OLD PEARSALL ROAD AND STATE HIGHWAY 181, AND ESTABLISHING AN EFFECTIVE DATE OF DECEMBER 31, 2016, AND ADOPTING A SERVICE PLAN FOR THE AREA.

* * * * *

WHEREAS, on the 9th day of January, 2014, the City Council of the City of San Antonio enacted its Ordinance 2014-01-09-0001, annexing the subject property for Limited Purpose pursuant to Chapter 43 of the Texas Local Government Code; and

WHEREAS, it was ordained in Section 4 of Ordinance 2014-01-09-0001 that "The land and territory shall be subject to full purpose annexation within three years of the effective date hereof."; and

WHEREAS, the population of the City of San Antonio, Texas, is in excess of 1,469,845 inhabitants, and the areas to be annexed lie within the extraterritorial jurisdiction of the City of San Antonio, Texas, and lie adjacent to and adjoin the City of San Antonio, Texas; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The land and territory lying outside of, but adjacent to and adjoining the City of San Antonio, known as the SAN ANTONIO ANNEXATION AREAS 1 THROUGH 4, more generally described in the map in **EXHIBIT "A,"** attached hereto and incorporated herein verbatim for all purposes, is hereby added and annexed to the City of San Antonio, Texas, and said territory as described shall hereafter be included within the boundary limits of said city, and the present boundary limits of said city, at the various points contiguous to the area described in **EXHIBIT "B,"** are altered and amended so as to include said area within the corporate limits of the City of San Antonio, Texas.

SECTION 2. The land and territory known as the SOUTH SAN ANTONIO LIMITED PURPOSE ANNEXATION AREAS 1 THROUGH 4, which is annexed hereby for full purposes, shall be a part of the City of San Antonio, Texas and the property, the residents and landowners thereof shall be subject to and enjoy the rights conferred by Chapter 43 of the Texas Local Government Code and the provisions of this ordinance. The area to be annexed for full purposes described in "**EXHIBIT A**" shall include all the property described therein, save and except those properties that are the subject of a development agreement or an industrial district agreement between the City of San Antonio and property owners incorporated herein for all purposes described in **EXHIBIT "D"**.

SECTION 3. A service plan applicable to the property described in **EXHIBIT "A,"** is hereby adopted and the implementation of said plan is hereby authorized. Such plan is attached hereto and incorporated herein verbatim for all purposes as **EXHIBIT "C"**.

SECTION 4. Zoning classifications that currently exist are hereby adopted and assigned to the subject properties described in **EXHIBIT "A"**.

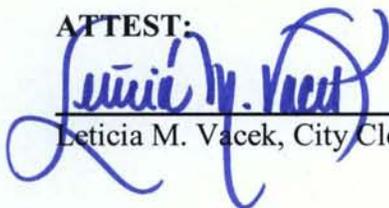
SECTION 5. This Ordinance shall be effective December 31, 2016.

PASSED AND APPROVED on this 10th day of November, 2016.



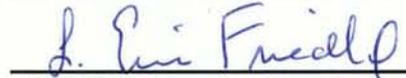
M A Y O R
Ivy R. Taylor

ATTEST:



Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:



for City Attorney

EXHIBIT A

Map



EXHIBIT B

Metes and Bounds



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Exhibit "B"

BOUNDARY DESCRIPTION FOR A 5,183 ACRE AREA KNOWN AS THE SOUTH SAN ANTONIO ANNEXATION AREA 1 COMPRISED OF TWO TRACTS

TRACT 1. A boundary description for a full purpose annexation area containing 2,124 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on the northwestern line of Interstate Highway 35, a corner of the extraterritorial jurisdiction boundary (ETJ) corner of the City of Von Ormy, as described in Ordinance No. 2011-09-01-0718, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction along the said Von Ormy ETJ line, a line of the current City of San Antonio city limits, a distance of approximately 2387 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a generally Northwesterly direction along a line of the current City of San Antonio city limits, distance of approximately 8431 feet to a point for a corner of the current City of San Antonio city limits on the southern right of way line of Nelson Road,

TEHNCE: in a Northeasterly direction, crossing Nelson Road right of way and along the northwestern right of way line of Old Pearsall Road, a distance of approximately 10,695 feet to a point for corner;

THENCE: in a Southerly direction, crossing Old Pearsall Road right of way, a distance of approximately 105 feet to a point on the southeastern right of way line of Old Pearsall Road;

THENCE: in a Southwesterly direction along the southeastern line of Old Pearsall Road right of way, a distance of approximately 1031 feet to a point for a corner of Lot 3, Block 1, County Block 4301 – Traders Village in Volume 9612, Pages 179-183, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 300 feet to a point for a corner of said Traders Village Lot 3, Block 1;

THENCE: in a Northeasterly direction along a line of said Lot 3, Block 1, a distance of approximately 910 feet to a point for a corner of said Traders Village Lot 3, Block 1;

THENCE: in a generally Southerly direction parallel to S.W. Loop 410, a distance of approximately 9310 feet to a point on the northwestern line of Interstate Highway 35;



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THENCE: in a Southwesterly direction along the northwestern line of Interstate Highway 35, a distance of approximately 9539 feet to the POINT OF BEGINNING of this annexation area containing 2124 acres, more or less.

SAVE AND EXCEPT: approximately 193.8 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

04301-102-0020 CB 4301A (MARUCHAN SUBD), BLOCK 2, LOT 2
04301-000-1156 CB 4301 BLK LOT P-115F PER PLAT 9612/179-188 – Volume 16537, Page 428
04301-000-1150 CB 4301 P-115 (41.3628), P-115A (0.286), P-115B (2.033) & P-115D (0.268) ABS 6 PER PLAT 9612/179-188 – Volume 16537, Page 517
14493-001-0030 NCB 14493 BLK 1 LOT N 500FT OF 3 & CB 4301 W IRR OF 3 – Volume 16537, Page 545
04301-000-1155 CB 4301 BLK LOT P-115E PER PLAT 9612/179-188 – Volume 16537, Page 432
04310-100-0030 CB 4310A LOT 3 SOUTHWEST COM'L PARK SUBD – Volume 16537, Page 529
04310-100-0040 CB 4310A LOT 4 SOUTHWEST COM'L PARK SUBD – Volume 16537, Page 525
04310-100-0050 CB 4310A LOT 5 SOUTHWEST COM'L PARK SUBD – Volume 16537, Page 533
04310-100-0080 CB 4310A LOT 8 SOUTHWEST COM'L PARK SUBD – Volume 16537, Page 537

TRACT 2. A boundary description for a full purpose annexation area containing 4913 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on the southeastern right of way line of Interstate Highway 35, a corner of the extraterritorial jurisdiction boundary (ETJ) corner of the City of Von Ormy, as described in Ordinance No. 2011-09-01-0718, a corner of the current City of San Antonio city limits;

THENCE: in a Southwesterly direction along the southeastern right of way line of Interstate Highway 35, a line of the current City of San Antonio city limits, passing a corner of the city limits of Von Ormy, a distance of approximately 953 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, crossing Interstate Highway 35, a distance of approximately 295 feet to a point on the northwestern right of way line of Interstate Highway 35, for a corner of the current City of San Antonio city limits;



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THENCE: in a Northeasterly direction, along the northwestern right of way line of Interstate Highway 35, a line of the current City of San Antonio city limits, a distance of approximately 1023 feet to a point;

THENCE: in a Southeasterly direction crossing Interstate Highway 35, a distance of approximately 345 feet to a point on the southeastern right of way line of Interstate Highway 35;

THENCE: in a Northeasterly direction, along southeastern right of way line of Interstate Highway 35, a distance of approximately 11,893 feet to a point;

THENCE: in a Northeasterly direction, crossing a 45.152 acre tract in Volume 14794, Page 2024, Official Records, Bexar County, Texas, a distance of approximately 725 feet to a point on the eastern line of the said 45.152 acre tract, the western line of a 2.0693 acre tract in Volume 11523, Page 1179, Official Records, Bexar County, Texas;

THENCE: in a Northerly direction following the western line of the said 2.0693 acre tract, a distance of approximately 517 feet to a point on the southern right of way line of Loop 410, the Northwestern corner of the said 2.0693 acre tract;

THENCE: in a generally Easterly direction, following the southern line of Loop 410, a distance of approximately 358 feet to a point for the northeastern corner of a 2.0693 acre tract in Volume 8614, Page 205, the northwestern corner of a 26.03 acre tract in Volume 16576, Page 1632, Official Records, Bexar County, Texas;

THENCE: in a Southerly direction, following the eastern line of the said 2.0693 acre tract in Volume 8614, Page 205, a line of the said 26.03 acre tract, a distance of approximately 610 feet to a point for the southeastern corner of the said 2.0693 acre tract, a corner of the said 26.03 acre tract;

THENCE: in a Southwesterly direction, following a line of the of the said 26.03 acre tract, a distance of approximately 325 feet to a point for a corner of the said 26.03 acre tract, the southwestern corner of the said 2.0693 acre tract in Volume 11523, Page 1179;

THENCE: in a generally Southerly direction, along the eastern line of the said 45.152 acre tract, a distance of approximately 3527 feet to a on the northeastern right of way line of Fischer Road;

THENCE: in a southeasterly direction, along the northeastern right of way line of Fischer Road, a distance of approximately 2816 feet to a point for the southwestern corner of Charles Anthony Timms Subdivision in Volume 9526, Page 78, Deed and Plat Records, Bexar County, Texas;



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THENCE: in a Northerly direction, a distance of approximately 200 feet to a point for the northwestern corner of the Charles Anthony Timms Subdivision;

THENCE: in a Southeasterly direction, a distance of approximately 125 feet to a point for the northeastern corner of the Charles Anthony Timms Subdivision;

THENCE: in a Southerly direction, a distance of approximately 75 feet to a point for a corner of the Charles Anthony Timms Subdivision;

THENCE: in a Northwesterly direction, a distance of approximately 50 feet to a point for a corner of the Charles Anthony Timms Subdivision;

THENCE: in a Southwesterly direction, a distance of approximately 115 feet to a point on the northeastern line of Fischer Road right of way, the southeastern corner of the Charles Anthony Timms Subdivision;

THENCE: in a Southeasterly direction, along the northeastern line right of way line of Fischer Road, a distance of approximately 299 feet to a point for the southeastern corner of a 9.05 acre tract in Volume 2711, Page 1201, the southwestern corner of a 4.14 acre tract in Volume 10854, Page 250, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, along the eastern line of the said 9.05 acre tract, a distance of approximately 919 feet to a point for the northeastern corner of the said 9.05 acre tract

THENCE: in a Easterly direction, a distance of approximately 146 feet to a point for the easternmost corner of a 1.31 acre tract in Volume 12984, Page 1925, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction, a distance of approximately 687 feet to a point for the northernmost corner of the said 1.31 acre tract, the southwestern corner of a 13.507 acre tract in Volume 12984, Page 1921, Official Records, Bexar County, Texas;

THENCE: in a generally Northerly direction, a distance of approximately 1467 feet to a point on the southwestern line of a 49.186 acre tract in Volume 14450, Page 1697, the northernmost corner of a 9.02 acre tract in Volume 12832, Page 1741, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction along the southwestern line of the said 49.186 acre tract, a distance of approximately 1840 feet to a point for the southernmost corner of the said 49.186 acre tract on the northwestern right of way line of Somerset Road;

THENCE: in a Northeasterly direction, along the northwestern right of way line of Somerset Road, a distance of approximately 5250 feet to a point;



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THENCE: in an Easterly direction, crossing Somerset Road, a distance of approximately 125 feet to a point on the southeastern right of way line of Somerset Road;

THENCE: in a Southwesterly direction, along the southeastern line of Somerset Road, a distance of approximately 6635 feet to a point for the westernmost southwestern corner of Lot 1, Block 2, SWISD Legacy Subdivision in Volume 9696, Pages 82-84, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 144 feet to a point for a corner of said Lot 1, Block 2, SWISD Legacy Subdivision;

THENCE: in a Northerly direction, a distance of approximately 144 feet to a point for a corner of said Lot 1, Block 2, SWISD Legacy Subdivision;

THENCE: in a generally Easterly direction, a distance of approximately 2893 feet to a point for a corner of said Lot 1, Block 2, SWISD Legacy Subdivision;

THENCE: in a generally Southerly direction, a distance of approximately 1374 feet to a point for a corner of said Lot 1, Block 2, on a northern line of Verano Parkway of the said SWISD Legacy Subdivision;

THENCE: in a generally Westerly direction, following a line of said Verano Parkway, a distance of approximately 1395 feet to a point at the intersection of Howard Road and Watson Road;

THENCE: in a generally Easterly direction, along the northern line of Howard Road, a distance of approximately 4075 feet to a point for the SWISD Legacy Subdivision;

THENCE: in a generally Southerly direction, a distance of approximately 32 feet to a point on the southern line of Howard Road;

THENCE: in a generally Westerly direction along the southern line of Howard Road, a distance of approximately 3450 feet to a point of intersection of Howard Road and Watson Road;

THENCE: in a Southerly direction along the eastern line of Watson Road, a distance of approximately 704 feet to a point for the southwestern corner of a 50.131 acre tract in Volume 7030, Page 1475, the northwestern corner of a 50.131 acre tract in Volume 7030, Page 1479, Official Records, Bexar County, Texas;

THENCE: in a generally Easterly direction, a distance of approximately 3105 feet to a point for the southeastern corner of the said 50.131, Volume 7030, Page 1475, the northeastern corner of the said 50.131 in Volume 7030, Page 1479;



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THENCE: in a generally Southerly direction, a distance of approximately 2216 feet to a point for the southwestern corner of a 56.201 acre tract in Volume 5046, Page 773, Official Records, Bexar County, Texas;

THENCE: in generally Easterly direction, a distance of approximately 478 feet to a point for the northwestern corner of the remainder of a 130 acre tract in Volume 1498, Page 250, Official Records, Bexar County, Texas;

THENCE: in a generally Southerly direction, a distance of approximately 2902 feet to a point on a northern right of way line of Watson Road, the southwestern corner of the said 130 acre tract;

THENCE: in a generally Easterly direction, along the northern right of way line of Watson Road, a distance of approximately 128 feet to a point for the southwestern corner of a 4.0 acre tract in Volume 2489, Page 329, Official Records, Bexar County, Texas;

THENCE: in a generally Northerly direction, a distance of approximately 417 feet to a point for the northwestern corner of the said 4.0 acre tract;

THENCE: in a generally Easterly direction, a distance of approximately 417 feet to a point for the northeastern corner of the said 4.0 acre tract;

THENCE: in a generally Southerly direction, a distance of approximately 417 feet to a point for the southeastern corner of the said 4.0 acre tract on the northern right of way line of Watson Road;

THENCE: in a generally Easterly direction, along the northern right of way line of Watson Road, a distance of approximately 732 feet to a for the southwestern corner of a 3.856 acre tract in Volume 17744, Page 1897, Official Records, Bexar County, Texas;

THENCE: in a generally Northerly direction, a distance of approximately 329 feet to a point for the northwestern corner of the said 3.856 acre tract;

THENCE: in a generally Easterly direction, a distance of approximately 526 feet to a point for the northeastern corner of the said 3.856 acre tract;

THENCE: in a generally Southerly direction, a distance of approximately 51 feet to a point for the northwestern corner of a 2.0 acre tract in Volume 4203, Page 198, Official Records, Bexar County, Texas;

THENCE: in a generally Easterly direction, a distance of approximately 197 feet to a point for the northeastern corner of the said 2.0 acre tract;



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THENCE: in a generally Northerly direction, a distance of approximately 2427 feet to a point for the northwestern corner of a 43.64 acre tract in Volume 12658, Page 1827, Official Records, Bexar County, Texas;

THENCE: in a generally Easterly direction, a distance of approximately 2348 feet to a point on the western line of a 3.091 acre tract in Volume 4950, Page 2040, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 74 feet to a point for the northwestern corner of the said 3.091 acre tract;

THENCE: in Southeasterly direction, a distance of approximately 350 feet to a point for a corner of the said 3.091 acre tract;

THENCE: in a generally Southerly direction, a distance of approximately 160 feet to a point for a corner of the said 3.091 acre tract;

THENCE: in a Southeasterly direction, a distance of approximately 975 feet to a point on the northwestern right of way line of Highway 16, a northeastern corner of the said 3.091 acre tract;

THENCE: in a Northeasterly direction, along the northwestern right of way line of Highway 16, a distance of approximately 1288 feet to a point for the southwestern corner of a 0.961 acre tract in Volume 9779, Page 1405, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction, a distance of approximately 795 feet to a point for a corner of the said 0.961 acre tract;

THENCE: in a Southwesterly direction, a distance of approximately 124 feet to a point for a corner of the said 0.961 acre tract;

THENCE: in a generally Northerly direction, a distance of approximately 90 feet to a point for the northwestern corner of the said 0.961 acre tract;

THENCE: in a Northeasterly direction, a distance of approximately 167 feet to a point for the northerly most corner of the said 0.961 acre tract;

THENCE: in a Southeasterly direction, following the eastern line of the said 0.961 acre tract, a distance of approximately 924 feet to a point for the southeastern corner of the said 0.961 acre tract, on the northwestern right of way line of Highway 16;

THENCE: in a Northeasterly direction, following the northwestern right of way line of Highway 16, a distance of approximately 518 feet to a point for the southern corner of a 0.272 acre tract in Volume 16945, Page 301, Official Records, Bexar County, Texas;



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THENCE: in a Northwesterly direction, a distance of approximately 158 feet to a point for the northwestern corner of the said 0.272 acre tract;

THENCE: in a Northeasterly direction, a distance of approximately 75 feet to a point for the northernmost corner of the said 0.272 acre tract;

THENCE: in a Southeasterly direction, a distance of approximately 158 feet to a point on the northwestern right of way line of Highway 16, the southeastern corner of the said 0.272 acre tract;

THENCE: in a Northeasterly direction, along the northwestern right of way line of Highway 16, a distance of approximately 1376 feet to a point for the southeastern corner of a 4.99 acre tract in Volume 12485, Page 2399, the northeastern corner of a 31.718 acre tract in Volume 16945, Page 301, Official Records, Bexar County, Texas;

THENCE: in a generally Westerly direction, a distance of approximately 1188 feet to a point for the southwestern corner of the said 4.99 acre tract, the Northwestern corner of the said 31.718 acre tract;

THENCE: in a southwesterly direction, following the western line of the said 31.718 acre tract, a distance of approximately 1414 feet to a point in center of Leon Creek;

THENCE: in a Northwesterly direction, following the approximate centerline of Leon Creek, a distance of approximately 2661 feet to a point at the extension of the northern line of a 30.150 acre tract in Volume 13506, Page 1878, Official Record, Bexar County, Texas and the centerline of Leon Creek;

THENCE: in a generally Easterly direction, a distance of approximately 3340 feet to a point on the western right of way line of Highway 16, the northeastern corner of the said 30.150 acre tract;

THENCE: in a generally Northerly direction, along the western right of way line of Highway 16, a distance of approximately 3631 feet to a point for the southeastern corner of a 100.00 acre tract in Volume 9374, Page 2337, Official Records, Bexar County, Texas;

THENCE: in a generally Westerly direction, following the southern line of the said 100.00 acre tract, a distance of approximately 3364 feet to a point in the approximate centerline of Leon Creek;

THENCE: in a generally Northerly direction along the approximate centerline of Leon Creek, a distance of approximately 2239 feet to a point on the southern line of a 15 acre tract in Volume 3360, page 408, Deed Records, Bexar County, Texas;

THENCE: in a generally Westerly direction, a distance of approximately 1917 feet to a point for the southwestern corner of the said 15 acre tract;



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THENCE: in a Northerly direction, a distance of approximately 100 feet to a point for the northwestern corner of the said 15 acre tract;

THENCE: in a generally Easterly direction, following the northern line of the said 15 acre tract and crossing Highway 16, a distance of approximately 6137 feet to a point the eastern right of way line of Highway 16;

THENCE: in a generally Southerly and Southwesterly direction, following the eastern right of way line of Highway 16, a distance of approximately 20,973 feet to a point for a corner of the current City of San Antonio City limits;

THENCE: in a Northwesterly direction, crossing Highway 16 and following a current line of the City of San Antonio city limits, a distance of approximately 9470 feet to a point for corner at the Medina River, a corner of the current City of San Antonio city limits;

THENCE: in a generally Westerly direction, along the Medina River, a line of the current City of San Antonio city limits, a distance of approximately 4160 feet to a point on a eastern line of a 146.597 acre tract in Volume 17556, Page 1675, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, following a line of the current City of San Antonio city limits, an eastern line of the said 146.597 acre tract, a distance of approximately 1489 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, following a line of the current City of San Antonio city limits, a distance of approximately 1533 feet to a point on the western line of the said 146.597 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a generally Northerly direction, following a line of the current City of San Antonio, a distance of approximately 3669 feet to a point for a corner of the City of San Antonio city limits on the western line of Old Somerset Road;

THENCE: in a Northeasterly direction, a distance of approximately 67 feet to a point on the eastern line of Old Somerset Road, a corner of the current City of San Antonio city limits;

THENCE: in a Southern direction, following a current line of the City of San Antonio, the eastern line of Old Somerset Road, a distance of approximately 430 feet to a point for the southwestern corner of a 29.96 acre tract in Volume 7557, Page 1637, and a corner of the current City of San Antonio city limits;

THENCE: in a generally Easterly direction, following the current City of San Antonio city limits, a southern line of the said 29.96 acre tract, a distance of approximately 1675 feet to a point a Medina River, a corner of the current City of San Antonio city limits;



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THENCE: in a generally Northerly direction, following a line of the current City of San Antonio city limits, a line of the Medina River, a distance of approximately 540 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, following a line of the current City of San Antonio city limits, a southern line of a 20.00 acre tract in Volume 4401, Page 242, Official Records, Bexar County, Texas, a distance of approximately 1727 feet to a point on the eastern line of Old Somerset Road, the southwestern corner of the said 20.00 acre tract;

THENCE: in a Northerly direction, following the eastern line of Old Somerset Road, a distance of approximately 364 feet to a point

THENCE: in a Northwesterly direction, following a line of the current City of San Antonio city limits, a distance of approximately 64 feet to a point on the western line of Old Somerset Road, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, following a line of the current City of San Antonio city limits, the western line of Old Somerset Road, a distance of approximately 811 feet to a point on the southeastern line of Somerset Road, a corner of the current City of San Antonio city limits;

THENCE: in a Southwesterly direction, following the southeastern line of Somerset Road, a line of the current City of San Antonio city limits, a distance of approximately 651 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a generally Westerly direction, following a line of the current City of San Antonio city limits, approximately 1350 feet south of and parallel to Medina River, a distance of approximately 3024 feet to a point on the western line of a 30.772 acre tract in Volume 7117, Page 1642, the eastern line of a 87.75 acre tract in Volume 12914, Page 1925, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction along the western line of the said 30.772 acre tract, the eastern line of the said 87.75 acre tract, a line of the current City of San Antonio city limits, a distance of approximately 1789 feet to a point at the Medina River, a corner of the current City of San Antonio city limits;

THENCE: in a generally Northwesterly direction, following a line of the current City of San Antonio city limits, a line of the Medina River, a distance of approximately 5221 feet to a point on the eastern line of a 9.161 acre tract in Volume 17681, Page 1311, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, following a line of the current City of San Antonio city limits, a distance of approximately 1361 feet to a point for the southeastern corner of a 6.282



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acre tract in Volume 17681, Page 1311, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits, a corner of the current Von Ormy city limits;

THENCE: in a Northwesterly direction, following a line of the current city limits of the City of San Antonio and the city limits of Von Ormy, a distance of approximately 619 feet to a point for a corner of the current City of San Antonio city limits, a corner of the current city limits of Von Ormy, the southwestern corner of a 1.365 acre tract in Volume 7906, Page 1583, Official Records, Bexar County, Texas;

THENCE: in a Northerly direction following a line of the current City of San Antonio city limits, a line of the current city limits of Von Ormy, a distance of approximately 1406 feet to the POINT OF BEGINNING of this annexation area containing 4913 acres more or less;

SAVE AND EXCEPT: approximately 1660.06 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

04301-000-0760 CB 4301 P-76 ABS 6 – Volume 16537, Page 367

04301-000-0750 CB 4301 P-75 ABS 6 REFER TO 80200-020-1118 – Volume 16537, Page 363

04301-000-0484 CB 4301 P-48C ABS 6 – Volume 16537, Page 597

04301-000-0720 CB 4301 P-72A ABS 6 – Volume 16537, Page 585

04301-000-0491 CB 4301 P-49A ABS 6 – Volume 16541, Page 2249

04301-000-0563 CB 4301 TR-4 ARB P-56C 11.91 TR-5 ARB P-56D 11.328 & TR-6 ARB P-56-E ABS 6 11.329 – Volume 16537, Page 569

04301-000-0723 CB 4301 P-72B ABS 6 – Volume 16537, Page 581

04301-000-0690 CB 4301 P-69 ABS 6 – Volume 16537, Page 400

04300-000-0013 CB 4300 P-1A ABS 614 – Volume 16537, Page 565

04300-002-0031 CB 4300 P-2 ABS 614 – Volume 16537, Page 668

04300-003-0060 CB 4300 P-3 ABS 614 CB 4204 P-1C ABS 579 REFER: 80300-015-1475 – Volume 16537, Page 672

04300-018-0250 CB 4300 P-5 ABS 614 – Volume 16537, Page 589

04300-019-0260 CB 4300 P-6 ABS 614 – Volume 16537, Page 561

04300-008-0180 CB 4300 P-18 ABS 614 REFER TO: 80200-000-0180 & 81900-008-0180 – Volume 16537, Page 553

04300-000-0201 CB 4300 P-20A ABS 614 – Volume 16537, Page 743

04300-000-0203 CB 4300 P-20B ABS 614 – Volume 16537, Page 739

04300-000-0202 CB 4300 P-20 ABS 614 – Volume 16537, Page 497

04300-000-0260 CB 4300 P-26A ABS 614 2010) NEW SPLIT DEED 14624 / 1947

EXEC 08-23-2010 – Volume 16541, Page 2257

04298-000-0111 CB 4298 P-11 ABS 421 14.41 AC & CB 4300 P-24 ABS 614 37.64 AC

2008 SPLT NEW REMS PER DEED 12647/2233 – Volume 16537, Page 343

04298-000-0120 CB 4298 P-12 ABS 421 – Volume 16537, Page 549



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04298-000-0015 CB 4298 P-1D ABS 421 – Volume 16537, Page 505
04298-000-0430 CB 4298 P-43 (10 AC) & P-43A (5.0 AC) ABS 421 (FORMERLY P-1C & P-1F) – Volume 16537, Page 509
04298-000-0023 CB 4298 P-2 ABS 421 – Volume 16537, Page 213
04298-000-0211 CB 4298 P-21 REFER TO: 04298-000-0210 – Volume 16537, Page 771
04298-000-0140 CB 4298 P-14 ABS 421 – Volume 16537, Page 660
04298-000-0162 CB 4298 P-16 ABS 421 – Volume 16555, Page 913
04298-000-0173 CB 4298 P-17C ABS 421 – Volume 16555, Page 913
04296-000-0107 CB 4296 P-10 ABS 374 (40.421) CB 4297 P-4 ABS 13 (27.111) CB 4298 P-17 ABS 421 (28.512); including PROPERTY ID No. 1250913 (CORNER STORE NO. 1847 FDP – Volume 9705, Pages 213-214) – Volume 16555, Page 913
04296-000-0108 CB 4296 P-10D ABS 374 (1.76) & P-10E (28.06) & CB 4298 P-17D (131.22) – Volume 16555, Page 913
04298-000-0170 CB 4298 P-17B ABS 421 – Volume 16555, Page 913
04298-000-0154 CB 4298 P-15B ABS 421 – Volume 16555, Page 913
04298-000-0079 CB 4298 P-7C ABS 421 – Volume 16555, Page 913

BOUNDARY DESCRIPTION FOR A 902 ACRE AREA KNOWN AS THE SOUTH SAN ANTONIO ANNEXATION AREA 2

A boundary description for a full purpose annexation area containing 920 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on the northeastern right of way line of Loop 1604, the southwestern corner of a 15.00 acre tract in Volume 11080, Page 2000, Official Public Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 1004 feet to a point for the northwestern corner of a 23.02 acre tract in Volume 10135, Page 2325, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Easterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 2296 feet to a point on the western right of way line of Applewhite Road, the northeastern corner of the said 23.02 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along the western right of way line of Applewhite Road, a line of the current City of San Antonio city limit, a distance of approximately 836 feet to a point for the southeastern corner of a 25.00 acre tract in Volume 8909, Page 1197, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

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THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 2291 feet to a point for the southwestern corner of the said 25.00 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, a line of a line of the current City of San Antonio city limits, a distance of approximately 475 feet to a point for the northwestern corner of the said 25.00 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Easterly direction, a line a line of the current City of San Antonio city limits, a distance of approximately 2293 feet to a point on the western right of way line of Applewhite Road, the northeastern corner of the said 25.00 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along the western right of way line of Applewhite Road, a line of the current City of San Antonio city limits, a distance of approximately 403 feet to a point for the southeastern corner of a 2.184 acre tract in Volume 5854, Page 262, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 1490 feet to a point for the southwestern corner of the said 2.184 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 160 feet to a point for the northwestern corner of the said 2.184 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Easterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 688 feet to a point for the northeastern corner of a 0.895 acre tract in Volume 7175, Page 863, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 130 feet to a point for the southeastern corner of the said 0.895 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Easterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 802 feet to a point on the western right of way line of Applewhite Road, the easternmost northeastern corner of the said 2.184 acre tract, the southeastern corner of a 20.00 acre tract in Volume 6734, Page 811, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along the western right of way line of Applewhite Road, a line of the current City of San Antonio city limits, a distance of approximately 349



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feet to a point for the northeastern corner of the said 20.00 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 2298 feet to a for the southwestern corner of a 41.465 acre tract in Volume 12946, Page 2339, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 4048 feet to a point for a corner of the current City of San Antonio city limits on a southern line of Southside Study Area 3 – 9796 acres in Ordinance No. 96559;

THENCE: in a generally Easterly direction along the southern line of said Southside Study Area 3, a distance of approximately 12,606 feet to a point on the eastern right of way line of Neal Road, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly and Southwesterly direction along the eastern and southern right of way line of Neal Road, a distance of approximately 10,791 feet to a point for the northeastern corner of the remainder of Tract B-1 – 108.25 acres in Volume 7709, Page 602, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, along the eastern line of said Tract B-1, a line of the current City of San Antonio city limits, a distance of approximately 6514 feet to a point on the northern right of way line of Loop 1604, the southeastern corner of said Tract B-1, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction along the northern right of way line of Loop 1604 and passing Applewhite road, a distance of approximately 3685 feet to the POINT OF BEGINNING and containing 920 acres more or less;

SAVE AND EXCEPT: approximately 18.5 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

04013-000-0058 CB 4013 TR A5 & A6 ABS 577

BOUNDARY DESCRIPTION FOR A 4,141 ACRE AREA KNOWN AS THE SOUTH SAN ANTONIO ANNEXATION AREA 3 COMPRISED OF EIGHT TRACTS

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TRACT 1. A boundary description for a full purpose annexation area containing 13 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point for the southeastern corner of Tract 1 – 35.80 acres, County Block 4283, N.C.B. 15647 in Volume 11512, Page 1600, official records Bexar County, Texas, a corner of the current City of San Antonio City Limits, a corner of Espada Special Improvement District No. 1 as recorded in Ordinance No. 2010-03-18-0224;

THENCE: in a Westerly direction, following the current city limits of the City of San Antonio, a line of the said Espada Special Improvement District No. 1, a distance of approximately 1025 feet to a point for the southwestern corner

THENCE: in a Northerly direction, a distance of approximately 596 feet to a point on the northern line of Tract 1 – 35.80 acres;

TEHNCE: in an Easterly direction, a distance of approximately 215 feet to a point on the western line of a 15.00 acre tract, County Block 4283 in Volume 11322, Page 862, official records, Bexar County, Texas, a line of the current city of San Antonio City limits;

THENCE: in a Southwesterly direction, following the current city limits of the City of San Antonio, a distance of approximately 73 feet to point for a corner of the current City of San Antonio City Limits;

THENCE: in an Easterly direction, following the current city limits of the City of San Antonio, a distance of approximately 826 feet to a point for a corner of the current City of San Antonio City Limits on a line of the said Espada Special Improvement District No. 1;

THENCE: in a Southerly direction following the current city limits line of the City of San Antonio, a line of the Espada Special Improvement District No. 1, a distance of approximately 564 feet to the POINT OF BEGINNING of this annexation area containing 13 acres, more or less.

TRACT 2. A boundary description for a full purpose annexation area containing 15 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point for the Southwestern corner of the remainder of a 16.47 acre tract of land in Volume 11175, Page 1429, the Northwestern corner of a 15.00 acre tract of land in Volume 11322, Page 862, Official Records, Bexar County, Texas, a corner of the current City of San Antonio City limits;



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THENCE: in a Northerly direction following the western line of the remainder of 16.47 acres, the western line of Marshall Meadows subdivision in Volume 9565, Page 132, Deed and Plat Records, Bexar County, Texas, a distance of approximately 1594 feet to a point

THENCE: in an Easterly direction across Marshall Meadows subdivision, a distance of approximately 442 feet to a point on the Eastern line of Marshall Way, a line of the current city limit of the City of San Antonio, a western line of the Espada Special Improvement District No. 1;

THENCE: in a Southerly direction following the eastern line of Marshall Way, a line of the current City of San Antonio city limits, a Western line of the Espada Special Improvement District No. 1, a distance of approximately 1433 feet to a point for the southeastern corner of Marshall Way, a corner of the current City of San Antonio city limits, a corner of the Espada Special Improvement District No. 1;

THENCE: in a Westerly direction following the southern line of Marshall Way, a line of the current City of San Antonio City limits, a line of the Espada Special Improvement District No. 1, a distance of approximately 31 feet to a point for the upper northwestern corner of a 35.80 acre tract in Volume 11512, Page 1600, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction following a line of the current City of San Antonio City limits, a Western line of the Espada Special Improvement District No. 1, a line of the said 35.80 acre tract, a distance of approximately 239 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction following a line of the current City of San Antonio city limits, a distance of approximately 426 feet to the POINT OF BEGINNING of this annexation area containing 15 acres more or less;

TRACT 3. A boundary description for a full purpose annexation area containing 10 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point for the Southwestern corner of the Mario and Patricia Cavazos Subdivision in Volume 9611, Page 21, Deed and Plat Records, Bexar County, Texas, a corner of the current City of San Antonio City Limits on a line of the Espada Special Improvement District No. 1 as recorded in Ordinance No. 2010-03-18-0224;

THENCE: in a Northerly direction along a line of the Current City of San Antonio city limits, a line of the Espada Special Improvement District 1, a distance of approximately 220 feet;



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THENCE: in an Easterly direction, a distance of approximately 1392 feet to a point

THENCE: in a Southeasterly direction, a distance of approximately 768 feet to a point on the Southern line of a 2.26 acre tract recorded in Volume 4021, Page 56, Deed Records, Bexar County, Texas, a line of the current City of San Antonio city limits;

THENCE: in a Westerly direction following the current City of San Antonio City limits line, a distance of approximately 2,504 feet to the POINT OF BEGINNING of this annexation area containing 10 acres, more or less.

TRACT 4. A boundary description for a full purpose annexation area containing 3 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point for the Northwestern corner of a 3 acre tract in Volume 5929, Page 1833, County Block 4283, Official Records, Bexar County, Texas, a corner of Espada Special Improvement District No. 1 as recorded in Ordinance No. 2010-03-18-0224;

THENCE: in an Easterly direction, following a line of the Espada Special Improvement District No. 1, a distance of approximately 402 feet to a point for the northeastern corner of the said 3 acre tract;

THENCE: in a Southwesterly direction following the eastern line of the said 3 acre tract, a distance of approximately 350 feet to a for the southeastern corner of the said 3 acre tract;

THENCE: in a Westerly direction following the south line of the said 3 acre tract, a distance of approximately 302 feet to a point for the southwestern corner of the said 3 acre tract, on a line of the Espada Special Improvement District No. 1;

THENCE: in a Northerly direction following the western line of the said 3 acre tract, a line of the Espada Special Improvement District No. 1, a distance of approximately 334 feet to the POINT OF BEGINNING of this annexation area containing 3 acres, more or less.

TRACT 5. A boundary description for a full purpose annexation area containing 2933 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on a line of the Espada Special Improvement District No. 1 recorded in Ordinance No. 2010-03-18-0224, for the northwestern corner of a 14.94 acre tract, County Block 4283B, P-13, being Farm Tract 4 of the Rosalino Diaz Subdivision No.



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1, recorded in Volume 623, Page 596, Deed Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction along a line of the current City of San Antonio city limits, a line of the Espada Special Improvement District No. 1, a distance of approximately 1270 feet to a point for the southwestern corner of a 5.94 acre tract in Volume 15778, Page 286, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, the northern line of Tract XII – 15.05 acres in Volume 15252, Page 1584, Official Records, Bexar County, Texas, a line of the Espada Special Improvement District No. 1, a distance of approximately 1977 feet to a point for a corner of the current City of San Antonio city limits, a corner of the Espada Special Improvement District No. 1;

THENCE: in a Southerly direction following a current line of the City of San Antonio city limits, a line of the Espada Special Improvement District No. 1, a distance of approximately 342 feet to a point for a corner of the current City of San Antonio city limits; a corner of the said 15.05 acres, a corner of the Espada Special Improvement District No. 1;

THENCE: in a Westerly Direction following a current line of the City of San Antonio city limits, a line of the Espada Special Improvement District No. 1, a distance of approximately 1154 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, a distance of approximately 350 feet to a point for a corner of the current City of San Antonio city limits on the northern line of a 14.94 acre tract in Volume 15959, Page 121, Official Records, Bexar County, Texas;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, a distance of approximately 1334 feet to a point for a corner of the current City of San Antonio city limits, the southeastern corner of a 2.98 acre tract in Volume 12229, Page 618, Official Public Records, Bexar County, Texas;

THENCE: in a Northerly direction following a line of the current City of San Antonio city limits, the eastern line of the said 2.98 acre tract, a distance of approximately 342 feet to a point for a corner of the current City of San Antonio city limits, the Northwestern corner of a 2.539 acre tract in Volume 9364, Page 83, Official Public Records, Bexar County, Texas;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, the northern line of the said 2.539 acre tract, a distance of approximately 1009 feet to a point on the western line of Espada Road, for a corner of the current City of San Antonio city limits, the northeastern corner of the said 2.539 acre tract;



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THENCE: in a Southerly direction following the western line of Espada Road, a line of the current City of San Antonio city limits, a distance of approximately 463 feet to a point for a corner of the current City of San Antonio city limits, the southeastern corner of Tract B – 2.470 acres in Volume 1332, Page 575, Official Records, Bexar County, Texas;

THENCE: in a Westerly direction following a line of the current City of San Antonio city limits, the southern line of said Tract B, a distance of approximately 973 feet to a point for a corner of the current City of San Antonio city limits, the southwestern corner of said Tract B, the Northwestern corner of a 2.315 acre tract in Volume 1332, Page 575, Official Records, Bexar County, Texas;

THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, the western line of the said 2.315 acre tract, a distance of approximately 104 feet to a point for a corner of the current City of San Antonio city limits, the southwestern corner of the said 2.315 acre tract, the northwestern corner of a 2.521 acre tract in Volume 3011, Page 721, Official Public Records, Bexar County, Texas;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, the northern line of the said 2.521 acre tract, a distance of approximately 1057 feet to a point for a corner of the current City of San Antonio city limits, on the western line of Espada Road, the Northeastern corner of the said 2.521 acre tract;

THENCE: in a Southeasterly direction following a line of the current City of San Antonio city limits, the western line of Espada Road, a distance of approximately 180 feet to a point for a corner of the current City of San Antonio city limits, the southeastern corner of the said 2.521 acre tract, the northeastern corner of a 2.828 acre tract in Volume 16898, Page 1126, Official Public Records, Bexar County, Texas;

THENCE: in a Westerly direction following a line of the current City of San Antonio city limits, a distance of approximately 3320 feet to a point for a corner of the current City of San Antonio city limits on a line of the Espada Special Improvement District No. 1, the Northwestern corner of a 2.303 acre tract in Volume 7192, Page 267, Official Records, Bexar County, Texas;

THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, the western line of the said 2.303 acre tract, a distance of approximately 309 feet to a point for a corner of the current City of San Antonio city limits the southwestern corner of the said 2.303 acre tract on a northern line of Espada Special Improvement District No. 2 in ordinance 2010-03-18-0224;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, a distance of approximately 3693 feet to a point for a corner of the current City of San Antonio city limits on the western line of Espada Road;



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THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, the western line of Espada Road, a distance of approximately 298 feet to a point for a corner of the current City of San Antonio city limits, the northeastern corner of a 3.93 acre tract in Volume 11332, Page 1314, Official Records, Bexar County, Texas;

THENCE: in a Westerly direction following a line of the current City of San Antonio city limits, the northern line of the said 3.93 acre tract, a distance of approximately 1326 feet to a point for a corner of the current City of San Antonio city limits, the northwestern corner of the said 3.93 acre tract;

THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, a line of the Espada Improvement District No. 2, a distance of approximately 551 feet to a point for a corner of the current City of San Antonio city limits, the southwestern corner of a 3.93 acre tract in Volume 11332, Page 1311, Official Records, Bexar County, Texas;

THENCE: in an Easterly direction following a line of the current City of San Antonio city limits, a line of the Espada Improvement District No. 2, a distance of approximately 1362 feet to a point for a corner of the current City of San Antonio city limits on the western line of Espada Road, the Southeastern corner of the said 3.93 acre tract;

THENCE: in a Southerly direction following a line of the current City of San Antonio city limits, the western line of Espada Road, a line of the Espada Improvement District No. 2, a distance of approximately 499 feet to a point for a corner of the current City of San Antonio city limits, a corner of the Espada Improvement District No. 2;

THENCE: in a Northeasterly direction following a line of the current City of San Antonio city limits, a distance of approximately 52 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northerly direction following a line of the current City of San Antonio city limits, the eastern line of Espada Road, a distance of approximately 669 feet to a point for a corner of the current City of San Antonio city limits, the southwestern corner of the remainder of a 9.0 acre tract in Volume 7067, Page 128, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction following a line of the current City of San Antonio city limits, the northwestern line of the said 9.0 acre tract, a distance of approximately 2250 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Southeasterly direction following a line of the current City of San Antonio city limits, a distance of approximately 873 feet to a point for a corner of the current City of San Antonio city limits, the northeastern corner of a 12.723 acre tract in Volume 16494, Page 1016, Official Public Records, Bexar County, Texas;



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THENCE: in an Easterly and Northerly direction following a line of the current City of San Antonio city limits, a line of a P-17A, Bexar County Block 4002-1, 1.57 acres in Volume 6353, Page 803, a distance of approximately 281 feet to a point for a corner of the current City of San Antonio, the approximate centerline of the San Antonio River;

THENCE: in a generally Southeasterly direction with the approximate centerline of the San Antonio River, a line of the current City of San Antonio city limits, a distance of approximately 19,161 feet to a point at the intersection of the San Antonio River and the Salado Creek, a corner of the current City of San Antonio City limits;

THENCE: in a Northeasterly direction along the approximate centerline of Salado Creek, a line of the current City of San Antonio city limits, a distance of approximately 1261 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Southeasterly direction along the southwestern line of a 75.395 acre tract in volume 16652, page 1342, Official Records, Bexar County, Texas and crossing Blue Wing Road, a distance of approximately 1459 feet to a point on the Southeastern line of Blue Wing Road;

THENCE: in a Northeasterly direction following the southeastern line of Blue Wing Road, a distance of approximately 4674 feet to a point on the southwestern line of the Union Pacific Railroad right of way;

THENCE: in an Easterly direction along the southwestern and southern line of the Union Pacific Railroad right of way, a distance of approximately 5947 feet

THENCE: in a Northerly direction, crossing the Union Pacific Railroad right of way, a distance of approximately 2091 feet to a point on the southeastern line of a 97.14 acre tract, County Block 4007, in Volume 10629, Page 1961, Official Public Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, a distance of approximately 306 feet to a point for the southeastern corner of the said 97.14 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 398 feet to a point for the northeastern corner of a 26.696 acre tract, County Block 4007, in Volume 3714, Page 1269, Official Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, a distance of approximately 1857 feet to a point on the northeastern line of Mickey Road, the southeastern corner of the said 26.696 acre tract;

THENCE: in a Northwesterly direction along the northeastern line of Mickey Road, a distance of approximately 959 feet to a point for the southeastern corner of a 2.00 acre tract, County Block 4007 in Volume 7183, Page 228, Official Records, Bexar County, Texas;



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THENCE: in a Northeasterly direction, a distance of approximately 417 feet to a point for the northeastern corner of the said 2.00 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 209 feet to a point for the northwestern corner of the said 2.00 acre tract;

THENCE: in a Southwesterly direction, a distance of approximately 417 feet to a point on the northeastern line of Mickey Road, the southwestern corner of the said 2.00 acre tract;

THENCE: in a Northwesterly direction, along the northeastern line of Mickey Road, a distance of approximately 396 feet to a point for the southeastern corner of a 2.00 acre tract, County Block 4007, in Volume 15326, Page 353, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 484 feet to a point for the northeastern corner of the said 2.00 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 410 feet to a point for the northwestern corner of a 2.50 acre tract, County Block 4007, in Volume 8135, Page 1195, Official Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, a distance of approximately 484 feet to a point on the northeastern line of Mickey Road, the southwestern corner of the said 2.50 acre tract;

THENCE: in a Northwesterly direction along the northeastern line of Mickey Road, a distance of approximately 428 feet to a point for the southwestern corner of a 38.68 acre tract, County Block 4007, in Volume 8135, Page 1200, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 1854 feet to a point for the northwestern corner of the said 38.68 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 1872 feet to a point for the southeastern corner of a 1.00 acre tract, County Block 4007, in Volume 9532, Page 1156, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 185 feet to a point for the northeastern corner of the said 1.00 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 235 feet to a point for the northwestern corner of the said 1.00 acre tract, the southeastern corner of a 1.00 acre tract County Block 4007, in Volume 5385, Page 712, County, Block 4007, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 185 feet to a point for the northeastern corner of the said 1.00 acre tract, the southeastern corner of a 0.9 acre tract



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in Volume 6485, Page 743, the Southwestern corner of a 2.00 acre tract in Volume 16076, Page 956, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 330 feet to a point for the southeastern corner of the said 2.00 acre tract,

THENCE: in a Northeasterly direction, a distance of approximately 316 feet to a point for the northeastern corner of the said 2.00 acre tract;

THENCE: in a Northwesterly direction, a distance of approximately 214 feet to a for a corner of the said 2.00 acre tract;

THENCE: in a Northeasterly direction, a distance of approximately 60 feet to a point for the northeastern corner of a 1.134 acre tract, County Block 4007, in Volume 2602, Page 318, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 2382 feet to a point for the southeastern corner of a 33.004 acre tract, County Block 4007, in Volume 8782, Page 972 of the Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 718 feet to a point for the northeastern corner of a 11.048 acres, County Block 4007, in Volume 16222, Page 1922, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, along the Southwestern line of the Blue Wing Solar Subdivision, in Volume 9610, Pages 218-219, Deed and Plat Records, Bexar County, Texas, a distance of approximately 1401 feet;

THENCE: in a Northwesterly direction, a distance of approximately 4412 feet to a point on the Northwestern line of Blue Wing Road;

THENCE: in a Southwesterly direction along the Northwestern line of Blue Wing Road, a distance of approximately 1473 feet to a point for the southeastern corner of a 79.842 acre tract, County Block 4007 in Volume 11505, Page 1727, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction, a distance of approximately 2156 feet to a point for the southwestern corner of the said 79.842 acre tract,

THENCE: in a Northeasterly direction, along the northwestern line of the said 79.842 acre tract, a distance of approximately 2102 feet;

THENCE: in a Northwesterly direction, a distance of approximately 640 feet;

THENCE: in a Northeasterly direction, a distance of approximately 1007 feet to a point on the Southwestern line of South Presa Street;



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THENCE: in a Northwesterly direction, along the southwestern line of South Presa Street, a distance of approximately 1706 feet;

THENCE: in a Westerly direction, a distance of approximately 5905 feet to a point on a northern line of Lot 6, Block 1, County Block 5161, Bexar County SE Service Center Subdivision, in Volume 9545, Pages 184-186, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southerly direction, a distance of approximately 499 feet;

THENCE: in a Westerly direction, crossing Southton Road, Villamain Road and the San Antonio River distance of approximately 8411 feet to a point on a current line of the City of San Antonio city limits, an eastern line of a 14.94 acre tract – Farm Tract 3 of the Rosalino Diaz Subdivision No. 1 in Volume 623, Page 596, Deed Records, Bexar County, Texas;

THENCE: in a Southerly direction, along a current line of the City of San Antonio city limits, a distance of approximately 301 feet to a point for the southeastern corner of said Farm Tract 3;

THENCE: in a Westerly direction along a current line of the City of San Antonio city limits, the southern line of said Farm Tract 3, a distance of approximately 2183 feet to the POINT OF BEGINNING of this annexation area containing 2933 acres, more or less.

SAVE AND EXCEPT: approximately 209.8 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

- 04283-002-0144 CB 4283B TR4 ARB P-14C ABS 769 – Volume 16537, Page 297
- 04002-001-0080 CB 4002-1 P-8 – Volume 16537, Page 233
- 05161-000-0053 CB 5161 P-58 ABS 738 – Volume 16537, Page 779
- 05161-000-0051 CB 5161 P-5A ABS 738 – Volume 16658, Page 306
- 05161-000-0064 CB 5161 P-6C ABS 738 – Volume 16575, Page 957
- 05161-000-0066 CB 5161 P-6 ABS 738 – Volume 16575, Page 953
- 04069-031-0012 CB 4069B BLK: 11 REFER TO: 04069-031-0011 – Volume 16537, Page 253
- 04069-031-0230 CB 4069B BLK 12 LOT 23 24A & 40 – Volume 16537, Page 257
- 04069-034-0278 CB 4069B BLK 15 LOT NE 320.18 FT OF 27 & NE 316.13 FT OF 28 THRU 30 – Volume 16537, Page 301
- 04069-034-0172 CB 4069B BLK 15 LOT 17 REFER TO: 80700-034-0140 – Volume 16658, Page 302
- 04069-002-0010 CB 4069 BLK 1 LOTS 1-6, LOTS P-100, P-100A, P-100B, P-100E (PT OF ABND RD), & BLK 2 LOT 1 THRU 6, BLK 4 LOT S IRR 46.0 FT OF 1-6, BLK 5 LOT 1-6, BLK 19 LOTS 4-5 & S IRR 110.85 FT OF 1-3, W IRR 30.0 FT OF 6 & S 76.0 FT OF 7, BLK 13 LOT S 293.3 F – Volume 16537, Page 265



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04069-029-0049 CB 4069B P-2 & P-3, PT OF BLK 4 & BLK 9 REFER TO: 04069-029-0044 – Volume 16537, Page 317

04069-029-0042 CB 4069B BLK LOT NW IRR 1165.48 FT OF BLK 4 ARB P-4 – Volume 16537, Page 718

04007-007-2490 CB 4007 P-249 ABS 11 REFER TO: 81800-015-2778 – Volume 16537, Page 767

TRACT 6. A boundary description for a full purpose annexation area containing 1048 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on the eastern line Interstate Highway 37 at the intersection of the southwestern line of South Presa Street, the northwestern corner of a 0.152 acre tract in Volume 7246, Page 540, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction along the southwestern line of South Presa Street, a distance of approximately 9342 to a point at a cut back at the intersection of South Presa Street and the Southeastern right of way of Donop Road, a corner of the current City of San Antonio city limits;

THENCE: in a Southwesterly direction along the southeastern right of way of Donop Road, a line of the current City of San Antonio city limits, a distance of approximately 2447 feet to a point at the intersection with the northeastern line of Old Corpus Christi Road;

THENCE: in a Southeasterly direction along the northeastern line of Old Corpus Christi Road, a line of the current City of San Antonio city limits, a distance of approximately 4604 feet to a point at the intersection of the northern line of the Union Pacific Railroad right of way;

THENCE: in a Southeasterly direction crossing the Union Pacific Railroad right of way, a distance of approximately 118 feet to a point for a northeastern corner of Tract 2 – 198.34 acres in Volume 10505, Page 322, Official Records, Bexar County, Texas;

THENCE: in a Southwesterly direction crossing Southton Road, a distance of approximately 4389 feet to a point for the southeastern corner of said Tract 2;

THENCE: in a Northwesterly direction, a distance of approximately 496 feet to a point for the northeastern corner of a 115.397 acre tract in Volume 17595, Page 559, Official Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, a distance of approximately 3233 feet to a point on the southwestern right of way of Donop Road;



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THENCE: in a Northwesterly direction following the southwestern right of way of Donop Road, a distance of approximately 1363 feet to a point at the intersection of the eastern right of way line of Interstate Highway 37 and the southwestern right of way of Donop Road;

THENCE: in a Northerly direction, a distance of approximately 2810 feet to a point for the northwestern corner of Donop Road at IH 37 Subdivision in Volume 9663, Page 128, Deed and Plat Records, Bexar County, Texas;

THENCE: in an Easterly direction, a distance of approximately 374 feet to a point for the northeastern corner of the Donop Road at IH 37 Subdivision;

THENCE: in a Southerly direction, a distance of approximately 751 feet to a point on the northeastern right of way line of Donop Road;

THENCE: in a Southeasterly direction along the northeastern right of way line of Donop Road, a distance of approximately 370 feet;

THENCE: in a Northeasterly direction, a distance of approximately 870 feet to a point for the northeastern corner of the remainder of a 15.566 acre tract in Volume 15873, Page 1850, the Northwestern corner of a 1.953 acre tract in Volume 15871, Page 648, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 141 feet to a point for the northeastern corner of the said 1.953 acre tract;

THENCE: in a Northeasterly direction, a distance of approximately 492 feet to a point on the southwestern right of way line of Southton Road;

THENCE: in a Westerly direction following the southwestern right of way line of Southton Road, a distance of approximately 1456 feet to a point at a cutback line of Southton Road and Interstate Highway 37;

THENCE: in a Northerly direction, a distance of approximately 4461 feet to a point for the northwestern corner of the Amega West Subdivision in Volume 9658, Pages 107-108, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, following the northeastern line of the Amega West Subdivision, a distance of approximately 1701 feet to a point on the northwestern right of way line of Donop Road;

THENCE: in a Northeasterly direction following the northwestern right of way line of Donop Road, a distance of approximately 2914 feet to a point at the southwestern right of way line of Old Corpus Christi Road;



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THENCE: in a Northwesterly direction following the southwestern right of way line of Old Corpus Christi Road, a distance of approximately 2435 feet to a point at intersection of the southwestern right of way line of Old Corpus Christi road the southeastern right of way line of Chive Drive as shown in Granite LLC Subdivision in Volume 9665, Page 82, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southwesterly direction along the southeastern line of said Chive Drive and Granite LLC Subdivision, a distance of approximately 2246 feet to a point at the intersection of Granite LLC Subdivision and the eastern line of Interstate Highway 37;

THENCE: in a Northwesterly direction generally following the northeastern line of Interstate Highway 37, a distance of approximately 6561 feet to the POINT OF BEGINNING of this annexation area containing 1048 acres, more or less.

SAVE AND EXCEPT: approximately 54.8 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

04007-005-1653 CB 4007 P-165 ABS 11 – Volume 16537, Page 727

TRACT 7. A boundary description for a full purpose annexation area containing 31 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point on the southwestern right of way line of Southton Road, a corner of the current City of San Antonio city limits, the northwestern corner of a 31.601 acre tract in Volume 3550, Page 516, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction following the southwestern right of way line of Southton Road, a distance of approximately 745 feet;

THENCE: in a Southerly direction, a distance of approximately 963 feet to a point on the southwestern line of Donop Road, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction following the southwestern right of way line of Donop Road, a distance of approximately 177 feet to a point at the intersection of the southwestern right of way line of Donop Road and the Southeastern right of way line of Donop Road running northeasterly and southwesterly, a corner of the current City of San Antonio city limits;

THENCE: in a Southwesterly direction following the southeastern right of way line of Donop Road, a distance of approximately 239 feet to a point for a corner of the current City of San Antonio city limits;



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THENCE: in a Northwesterly direction crossing Donop Road, a distance of approximately 744 feet to a point for a corner of the said 31.601 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, a distance of approximately 758 feet to a point for the southeastern corner of the said 31.601 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, a distance of approximately 343 feet to a point for the southwestern corner of the said 31.601 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in a Northeasterly direction along a line of the current City of San Antonio city limits, the northwestern line of the said 31.601 acre tract, a distance of approximately 1825 feet to the POINT OF BEGINNING of this annexation area containing 31 acres, more or less.

TRACT 8. A boundary description for a full purpose annexation area containing 353 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point at a current corner of the City of San Antonio city limits on the southeastern line of a private road, the northwestern corner of a 1.00 acre tract in Volume 16951, Page 563, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 956 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Southerly and Southeasterly direction, a distance of approximately 2538 feet to a point on the western right of way line of Interstate Highway 37;

THENCE: in a Southerly direction along the western right of way line of Interstate Highway 37, a distance of approximately 4012 feet to a point for the northeastern corner of Tract 1 - 17.12 acre tract in Volume 2949, Page 973, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction, a distance of approximately 295 feet to a point on the southeastern right of way line of Donop Road, the northwestern corner of the said Tract 1;

THENCE: in a Southwesterly direction along the southeastern right of way line of Donop Road, a distance of approximately 1356 feet to a point for the southwestern corner of the



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remainder of a 5.00 acre tract in Volume 3050, Page 819, the northwestern corner of a 8.00 acre tract in Volume 3024, Page 1742 Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 582 feet to a point for the southwestern corner of a 1.00 acre tract in Volume 13939, Page 1871, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 173 feet to a point for the northwestern corner of the said 1.00 acre tract;

THENCE: in a Southeasterly direction, a distance of approximately 253 feet to a point for the northeastern corner of the said 1.00 acre tract;

THENCE: in a Southwesterly direction a distance of approximately 172 fee to a point for the southeastern corner of the said 1.00 acre tract on the northeastern line of the said 8.00 acre tract;

THENCE: in a Southeasterly direction, a distance of approximately 306 feet to a point for the northeastern corner of the said 8.00 acre tract on the western right of way line of Interstate Highway 37;

THENCE: in a Southerly direction, along the western right of way line of Interstate Highway 37, a distance of approximately 325 feet to a point for the southeastern corner of the said 8.00 acre tract, the northeastern corner of Tract 3 - 17.12 acres in Volume 2949, Page 973, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction, a distance of approximately 1309 feet to a point for the southwestern corner of the said 8.00 acre tract, the northwestern corner of the said Tract 3 on the southeastern line of Donop Road;

THENCE: in a Southwesterly direction, along the southeastern right of way line of Donop Road, a distance of approximately 1014 feet to a point of intersection of Donop Road running northeast and southwest with Donop Road running southeasterly, the southwestern corner of Tract 4 - 17.12 acres in Volume 2949, Page 973;

THENCE: in a Southeasterly direction along the northeastern right of way line of Donop Road, a distance of approximately 1639 feet to a point at cutback line of Donop Road and Interstate Highway 37, a corner of said Tract 4;

THENCE: in a Northeasterly direction, along said cutback line, a distance of approximately 118 feet to a point for a corner of the western right of way line of Interstate Highway 37 and Donop Road;



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THENCE: in a Southwesterly direction, a distance of approximately 170 feet to a point for a corner of the western right of way line of Interstate Highway 37 and the southwestern right of way line of Donop Road;

THENCE: in a Northwesterly direction, a distance of approximately 1762 feet to a point at intersection of the southwestern and northwestern right of way line of Donop Road, a line of the current City of San Antonio city limits;

THENCE: in a Northeasterly direction, along the northwestern right of way line of Donop Road, a line of the current City of San Antonio city limits, a distance of approximately 2671 feet to a point for the northeastern corner of a 229.00 acre tract in Volume 12894, Page 1340, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, a distance of approximately 1609 feet along the northern line of the said 229.00 acre tract, a line of the current City of San Antonio city limits, to a point for a corner of the current City of San Antonio city limits, the northwestern corner of the said 229.00 acre tract;

THENCE: in a Southwesterly direction along a line of the current City of San Antonio city limits, the western line of the said 229.00 acre tract, a distance of approximately 5319 feet to a point for a corner of the current City of San Antonio city limits, the northeastern corner of a 17.77 acre tract in Volume 5364, page 1433, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction along a current line of the City of San Antonio city limits, the northern line of the said 17.77 acre tract, a distance of approximately 903 feet to a point for a corner of current City of San Antonio city limits, the northwestern corner of the said 17.77 acre tract;

THENCE: in a Southwesterly direction, along a current line of the City of San Antonio city limits, the western line of the said 17.77 acre tract, a distance of approximately 821 feet to a point for a corner of the current City of San Antonio city limits, a the San Antonio River;

THENCE: in a Westerly direction along a line of the current City of San Antonio city limits, the San Antonio river, a distance of approximately 289 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northeasterly direction along a current line of the City of San Antonio city limits, a distance of approximately 8838 feet to a point for a corner of the current City of San Antonio city limits, the northeastern corner of Tract 6, in Volume 3481, page 281, Deed Records, Bexar County, Texas;

THENCE: in a Northwesterly direction along a current line of the City of San Antonio city limits, a distance of approximately 1578 feet to a point for a corner of the current City of



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San Antonio city limits, the southeastern corner of a 20.00 acre tract in Volume 6445, Page 628, Deed Records, Bexar County, Texas;

THENCE: in a Northeasterly direction along a current line of the City of San Antonio city limits, a distance of approximately 1167 feet to a point for a corner of the current City of San Antonio city limits, the northeastern corner of the said 20.00 acre tract;

THENCE: in a Northwesterly direction along a current line of the City of San Antonio city limits, a distance of approximately 447 feet to a point for a corner of the current City of San Antonio city limits, the southeastern corner of a 7.20 acre tract in Volume 9014, Page 1951, Official Records, Bexar County, Texas;

THENCE: in a Northwesterly direction along a current line of the City of San Antonio city limits, a distance of approximately 294 feet to a point for a corner of the current City of San Antonio city limits, the northwestern corner of the said 7.20 acres on a southeastern line of a private road;

THENCE: in a Northeasterly direction along a current line of the City of San Antonio city limits, the southeastern line of a private road, a distance of approximately 231 feet to the POINT OF BEGINNING of this annexation area containing 353 acres, more or less.

BOUNDARY DESCRIPTION FOR A 2,332 ACRE AREA KNOWN AS THE SOUTH SAN ANTONIO ANNEXATION AREA 4 COMPRISED OF TWO TRACTS

TRACT 1. A full purpose annexation area containing 1.501 acre tract, County Block 4136 in Volume 16762, Page 1660, Official Public Records, Bexar County, Texas.

TRACT 2. A boundary description for a full purpose annexation area containing 2478 Acres, more or less, and being adjacent to the current city limits of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: at a point of intersection of the extension of the northwest line of a 239.53 acre tract in Volume 12132, Page 349, Official Records, Bexar County, Texas the centerline of the Medina River, a corner of the current city limits line of the City of San Antonio;

THENCE: in a Northeasterly direction with the meanders of the Medina River 7979 feet to its junction with the centerline of the San Antonio River;

THENCE: in a Northeasterly direction with the meanders of the San Antonio River, a distance of approximately 1266 feet to a point of intersection of the extension of the



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northwestern line of a 42.65 acre tract in Volume 15548, Page 954, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, a distance of approximately 2732 feet to a point for the northwestern corner of a 10.00 acre tract in Volume 3592, Page 996, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, a distance of approximately 1407 feet to a point of intersection of the extension of the northern line of the said 10.00 acre tract and the southeastern right of way line of Interstate Highway 37, a line of the current City of San Antonio city limits;

THENCE: in a Southwesterly direction along the southeastern right of way of Interstate Highway 37, a line of the current City of San Antonio city limits, a distance of approximately 3115 feet to the intersection of the centerline of the San Antonio River;

THENCE: in a Southeasterly direction with the meanders of the San Antonio River, a line of the current City of San Antonio city limits, a distance of approximately 3722 feet to a point of intersection of the extension of the eastern line of Halliburton San Antonio Subdivision in Volume 9642, Pages 206-215, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southerly direction along the eastern line of the Halliburton San Antonio Subdivision, a current line of the City of San Antonio city limits a distance of approximately 2199 feet to a point on the northern right of way line of Loop 1604;

THENCE: in an Easterly direction along the northern right of way line of Loop 1604, a line of the current City of San Antonio city limits, a distance of approximately 554 feet to a point for the southwestern corner of Tract 1 in Volume 7327, Page 1932, Official Records, Bexar County, Texas;

THENCE: in a Northeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 727 feet to a point for the northernmost corner of Tract 3 in Volume 7327, Page 1932;

THENCE: in a Southeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 470 feet to a point on the northern right of way line of Loop 1604

THENCE: in an Easterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 1394 feet to a point on the northwestern right of way line of Labus Road;



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THENCE: in a Southeasterly direction along a line of the current City of San Antonio city limits crossing Labus Road, a distance of approximately 71 feet to a point on the southeastern right of way line of Labus Road;

THENCE: in a Southwesterly direction along the southeastern line of Labus Road, a line of the current City of San Antonio city limits, a distance of approximately 337 feet to a point on the northern right of way line of Loop 1604;

THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, crossing Loop 1604, a distance of approximately 247 feet to a point on the southern right of way line of Loop 1604, the Northeastern corner of Tract 12 - 4.728 acre tract in Volume 1922, Page 31, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 398 feet to a point for the southeastern corner of said Tract 12;

THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 1028 feet to a for the northernmost corner of a 1.013 acre tract in Volume 6882, Page 1278, Official Records, Bexar County, Texas, a corner of a 35.00 acre tract in Volume 8491, Page 786, Official Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 210 feet to a point on the northeastern right of way line of Lamm Road, a corner of the said 35.00 acre tract, the westernmost corner of the said 1.013 acre tract;

THENCE: in a Southeasterly direction, along the northeastern right of way line of Lamm Road, a line of the current City of San Antonio city limits, a distance of approximately 3047 feet to a for the southwestern corner of Lot 4, Block 1, County Block 4010 - Lamm Crossing Subdivision, in Volume 9658, Page 150-151, Deed and Plat Records, Bexar County, Texas;

THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, crossing Lamm Road right of way, a distance of approximately 1221 feet to a point for the southwestern corner of a 6.826 acre tract in Volume 16232, Page 807, a corner of Tract 1 - 73.683 acres in Volume 16570, Page 1637, Official Records, Bexar County, Texas;

THENCE: in a Southeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 312 feet to a point for a corner of said Tract 1, a corner of a 216.87 acre tract in Volume 8967, Page 1395, Official Records, Bexar County, Texas;



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THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 1118 feet to a point for a corner of said Tract 1, a corner of the said 216.87 acre tract;

THENCE: in a Northwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 321 feet to a point for a corner of said Tract 1, a corner of the said 216.87 acre tract;

THENCE: in a Southwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 4784 feet to a point on the southeastern right of way line of Interstate Highway 37, the southwestern corner of the said 216.87 acre tract;

THENCE: in a Northeasterly direction along the southeastern right of way line of Interstate Highway 37, a line of the current City of San Antonio city limits, a distance of approximately 4999 feet;

THENCE: in a Northwesterly direction, along a line of the current City of Antonio city limits, crossing Interstate Highway 37 right of way, a distance of approximately 531 feet to a point on the northwestern right of way of Interstate Highway 37 to a point for a corner of the current City of San Antonio city limits,

THENCE: in a Northeasterly direction along the northwestern right of way line of Interstate Highway 37, a line of the current City of San Antonio city limits, a distance of approximately 6129 feet to a point at the cutback of South Flores Road and Interstate Highway 37, a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, along the southwestern right of way line of South Flores Road, a distance of approximately 3514 feet to a point for the northeastern corner of Lot 10, Block 1, the northwestern corner of Lot 3, Block 1, County Block 4167A – Ivy Subdivision in Volume 9524, Page 14-22, Deed and Plat Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction along an eastern line of said Lot 10, the western line of Lot 3 of the said Ivy Subdivision, a line of the current City of San Antonio city limits, a distance of approximately 2514 feet to a point for the southwestern corner of Lot 3, a corner of Lot 8 and a corner of Lot 10 of the said Ivy Subdivision, a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 860 feet to a point for the southeastern corner of Lot 1, a corner of Lot 6 of the said Ivy Subdivision, a corner of the current City of San Antonio city limits;



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THENCE: in a Northeasterly direction, along a western line of said Lot 6, the eastern line of said Lot 1, a line of the current City of San Antonio city limits to a point on the southern line of Loop 1604, for the northeastern corner of said Lot 1, a northwestern corner of said Lot 6, a corner of the current City of San Antonio city limits;

THENCE: in Westerly direction along the southern right of way line of Loop 1604, a line of the current City of San Antonio city limits, a distance of approximately 301 feet to a point for the northwestern corner of Lot 1 of the said Ivy Subdivision, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction along a western line of said Lot 1, a line of the current City of San Antonio city limits, a distance of approximately 1092 feet to a point for a corner of said Lot 1, a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 627 feet to a point for a corner of said Lot 1, a corner of the current City of San Antonio city limits;

THENCE: in a Southerly direction, along a line of the current City of San Antonio city limits, a western line of said Lot 1, a distance of approximately 1481 feet to a for the southwestern corner of said Lot 1, a corner of said Lot 6, a corner of the current City of San Antonio city limits;

THENCE: in a Westerly direction, along a line of the current City of San Antonio city limits, a distance of approximately 2094 feet to a point on the northwestern right of way line of Campbellton Road;

THENCE: in a Northeasterly direction along the northwestern line of Campbellton Road, a distance of approximately 1858 feet to a point perpendicular from the northwestern corner of a 5.967 acre tract in Volume 14844, Page 1141, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Southeasterly direction, crossing Campbellton Road, along a line of the current City of San Antonio city limits, a distance of approximately 764 feet to a point for the northeastern corner of the said 5.967 acre tract, a corner of the current City of San Antonio city limits;

THENCE: in Northeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 143 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Southeasterly direction, along a line of the current City of San Antonio city limits a distance of approximately 111 feet to a point for a corner of the current City of San Antonio city limits;



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THENCE: in a Northeasterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 242 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northwesterly direction, along a line of the current City of San Antonio city limits, a distance of approximately 120 feet to a point for a corner of the current City of San Antonio city limits;

THENCE: in a Northeasterly direction along a line of the current City of San Antonio city limits, a distance of approximately 643 feet to a point on the southern right of way line of Loop 1604, the Northeastern corner of a 8.30 acre tract in Volume 14648, Page 143, Official Records, Bexar County, Texas, a corner of the current City of San Antonio city limits;

THENCE: in a Easterly direction, along the southern right of way line of Loop 1604, a line of the current City of San Antonio city limits, a distance of approximately 1179 feet to a point of intersection of the extension of a Western line of a 239.53 acre tract and the southern right of way of Loop 1604, a corner of the current City of San Antonio city limits;

THENCE: in a Northeasterly direction, crossing Loop 1604 and along the western line of the said 239.53 acre tract, a line of the current City of San Antonio, a distance of approximately 4397 feet to the POINT OF BEGINNING and containing 2478 acres more or less;

SAVE AND EXCEPT: approximately 147.5 acres being those properties for which Development Agreements in Lieu of Annexation were approved by the City Council:

04136-000-0083 CB 4136 P-8C ABS 129 – Volume 16537, Page 521

04136-000-0052 CB 4136 P-5, P-13 & P-14 ABS: 129 REFER TO: 04136-000-0050 – Volume 16537, Page 636

04010-000-1112 CB 4010 P-111B ABS 2 (FORMERLY P-67) – Volume 16537, Page 440

04010-000-0663 CB 4010 P-66C ABS 2 – Volume 16537, Page 624

04010-000-1020 CB 4010 P-102 ABS 2 – Volume 16575, Page 628



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EXHIBIT C Service Plan

CITY OF SAN ANTONIO SERVICE PLAN FOR SOUTH SAN ANTONIO ANNEXATION AREAS

Introduction

The City ("City") of San Antonio, Texas, is making this Service Plan ("Plan") available pursuant to Chapter 43 of the Texas Local Government Code. This Plan relates to the annexation by the City of an "annexation area" known as the South San Antonio Areas 1, 2, 3 and 4, the South San Antonio Voluntary Annexation Areas and the FMC Technologies Tract. The annexation area is located in south Bexar County and consists of approximately 12,983.2 acres or 20.29 square miles.

The annexation area consists of the following areas:

- The South San Antonio Areas 1, 2, 3 and 4 encompasses approximately 12,558 acres, generally located south of Loop 410, between Old Pearsall Road and State Highway 181. These areas were annexed for "limited purposes" with the effective date of January 19, 2014 and were scheduled for "full purpose" annexation within three years of the effective date of limited purpose annexation.
- The South San Antonio Voluntary Annexation Area consists of ten tracts of land and totaling approximately 388.9 acres, generally north of Priest Road, south of Loop 410, east of I-35, and west of I-37. Nine properties consisting of approximately 184.7 acres currently have non-annexation agreements for agricultural valuation for a period of 10 years. The individual non-annexation agreements provided the property owners' consent to full purpose annexation in the instance that the properties were no longer appraised for agricultural valuation developed, and/or subdivided. An additional voluntary annexation tract is the Southwest Independent School District (SWISD) property. A development agreement for services in lieu of annexation between the City of San Antonio and Southwest Independent School District was approved on January 9, 2014 with a termination date of November 30, 2016.
- The FMC Technologies Tract located at 3890 South Loop 1604 consists of 36.266 acres. The tract was annexed for "limited purposes" with the effective date of December 11, 2014 and is scheduled for "full purpose" annexation within three years of the effective date of limited purpose annexation.

Effective Term

This Plan shall be in effect for a ten-year period commencing on the effective date of the annexation, unless otherwise stated in this Plan. Renewal of the Plan shall be at the option of the City. Such option may be exercised by the adoption of an ordinance by the City Council, which refers to this Plan and specifically renews this Plan for a stated period of time. Residents of the annexation areas may request extension of the service plan, and the plan may be extended upon the mutual agreement of the City and the residents.

Intent

It is the intent of the City of San Antonio that services under this Plan shall provide full municipal services as required and defined by the Texas Local Government Code. The City reserves the right guaranteed to it by the Texas Local Government Code, to amend this Plan if the City Council determines that changed conditions or subsequent occurrence or any other legally sufficient circumstances exist under the Local Government Code, or other Texas laws to make this Plan unworkable or obsolete or unlawful.

Service Components

In general this Plan includes three service components: **(1) Annexation Service Requirements (2)**

Additional Services, and (3) a Capital Improvement Program. As used in this Plan, providing services includes having services provided by any method or means by which the City extends municipal services to any other area of the City. This may include causing or allowing private utilities, governmental entities and other public and private non-profit service organizations to provide such services by contract in whole or in part. It may also include separate agreements with associations or similar entities. Services are provided and fees are assessed in accordance with City of San Antonio Municipal Code, as may be amended.

1. ANNEXATION SERVICE REQUIREMENTS

The following will be provided in the annexation areas commencing on the effective date of the annexation for full purposes, unless otherwise noted.

A. Police Protection

The San Antonio Police Department (SAPD) will provide protection and law enforcement services in the new areas upon the effective date of annexation. These services include:

Routine patrols and responses;

- Handling of complaints and incident reports;
- Special units, such as traffic enforcement, criminal investigations, covert operations, K-9 Unit, Family Assistance Crisis Teams, Bomb Squad, and Special Weapons and Tactics Team (SWAT); and
- Any other services or programs provided to the citizens of San Antonio at the time of annexation.

The newly annexed areas will either become a new patrol district or part of an existing one based upon factors such as the size of the area, population, and the expected number of calls for service. These factors will also determine the need for hiring additional patrol officers to ensure all patrol districts are adequately staffed 24 hours a day, seven days a week, and to maintain an average response time comparable to other areas of the city. SAPD San Antonio Fear Free Environment Unit (SAFFE) officers will be available to meet with residents as requested to discuss police issues in the neighborhoods.

The City currently has six Police Substations. Each Substation is responsible for a Patrol "Service Area," under the command of a Captain. These Service Areas are divided into Patrol Sections. The Patrol Sections, with supervisory responsibilities assigned to Sergeants, are divided into "Patrol Districts." The "Patrol Districts" are geographically defined areas established for several reasons, including but not limited to:

- Serve as a manpower distribution tool based on call volume, population, area size, and geographic variables;
- Provide a means of establishing primary responsibility to individual officers, during their tour of duty, for various activities within a specific geographic area; and
- Provide an efficient and effective means of assigning, identifying, and locating officers, within a generalized area, using currently available technology.

The annexation areas will be served by the South Patrol Substation, located at 711 Mayfield. Currently 19 Patrol Districts serve the service area. This Substation currently has 142 Patrol Officers, nine Property Crimes Detectives, four Robbery Detectives and 16 SAFFE Officers assigned to the service area. The annexation areas will become part of new patrol district #6180. There is no specific number of officers that can be assigned to a patrol district. Patrol districts are staffed with at least one officer, 24 hours a day, 7 days a week. Many times multiple officers are assigned to single districts.

Police services are initiated by on-sight officer activity, citizen requests, and any other means available. The most common means by which officers receive their assignments is through direct supervisory command and radio/computer transmissions by police dispatchers.

B. Fire Protection

The *Fire Suppression* Division of the San Antonio Fire Department (SAFD) currently operates 70 fire apparatus out of 51 facilities. This equipment is staffed with firefighters 24 hours a day. The Ladder

Trucks (19) are maintained with four persons on a daily basis. The pumpers (51) are maintained with four persons on a minimum of 40 of the 48 units per day. Firefighters work a 24-hour shift every three days.

SAFD will be providing fire protection from two new stations, Fire Station #52 located at 10440 Quintana Road and Fire Station #53 located at 14102 Donop Road. Fire stations are located where the first responding fire unit is no further than 5 minutes away from 90% of all city blocks.

Structure Fire Response – When a fire occurs, SAFD has several levels of response based on the structure's hazard. The standard response is three pumpers, one ladder truck and a command officer. High hazard occupancies such as a hospital or apartment building would receive an enhanced response that consists of four pumpers, two ladder trucks and a command officer. As the need arises on any incident, additional units and command officers may be called for. Additional alarms consist of four pumpers, two ladder trucks and a command officer along with several other units.

As fire units become depleted in a particular area due to a large number of calls or a large incident, the SAFD dispatch will move units from other areas into those areas. This strategy utilizes the total resources of the department to maintain a reasonable response at all times.

Other SAFD Services

Fire prevention services – SAFD perform fire prevention, fire code enforcement and inspection as well as issuing of permits. The SAFD's Community Resources Office provides fire safety education to school age children. The Mobile Fire Safety House is a tool used to teach children how to exit a burning building. The Juvenile Fire Setter Intervention Program also provides general presentations to elementary school children and provides counseling to children whom have set fires in an effort to modify their behavior.

Arson Investigation – The arson investigation staff are also sworn police officers highly trained in determining fire causes and in criminal investigation. This unit brings a high level of expertise to investigating, apprehending and convicting criminals whom participate in arson related activities.

Hazardous Materials (haz-mat) Response – SAFD has two hazardous materials (haz-mat) response teams, available 24 hours a day. A haz-mat incident that occurs on a roadway near a residential neighborhood can have disastrous effects. These teams are highly trained and well equipped to handle any haz-mat situation.

Technical Rescue –SAFD has two technical rescue teams, trained in all types of special rescues such as cave rescue, collapsed trench rescues, water rescues, vehicle extrications and many others requiring special expertise and equipment. These teams are also staffed and available 24 hours a day.

C. Emergency Medical Service (EMS)

The SAFD EMS Division will replace the current provider of emergency medical services in the annexation areas. The EMS Division will provide the following emergency and safety services to the annexation areas:

- Emergency dispatch,
- Pre-arrival first aid instructions and coordination of other public safety support agencies; and
- Emergency paramedic ambulance response.

As part of the EMS response, the fire companies provide first responder service. First responder service involves dispatching a fire unit to respond to a medical emergency. All SAFD firefighters are trained to the basic EMT level. When a critical medical emergency occurs or the paramedic unit is a delayed, the first in Fire Company will respond with first aid, basic life support and defibrillator capabilities. The EMS Division has 33 full time units and averages 6 to 8 peak period ambulances per day. A peak period unit is an ambulance that is put into service to cover a specific time period and area based on historical run data.

An EMS unit will respond to calls for advanced life support. Currently, the closest full time EMS units to the annexation areas are Medical unit (M) 22, located with the SAFD at 1100 March Drive, M50, located at 15000 Applewhite Rd, M36 located at 5826 Ray Ellison Boulevard, and M29 located at 827 Hot Wells. A peak period unit is located at Fire Station #2 located at 601 Gillette Boulevard. The response goal for the EMS division is to maintain an average of 6 minute travel time to all calls within the city limits. Through the first 6 months of Fiscal Year 2016, the average travel time was 6.07 minutes.

D. Solid Waste Collection Services

The San Antonio Solid Waste Management Department will provide residential solid waste collection services in these areas. Collection services will be provided by City personnel or by solid waste service providers under contract with the City. Services provided will be at a level equivalent to those provided to residents in the current City limits. Services are provided in accordance with Chapter 14 of the City Municipal Code, as may be amended. Fees for services will be assessed monthly on the CPS Energy (CPS) bill.

Upon annexation, residents may choose to either retain their present private service provider or use City-provided service. If residents elect to retain private service, City solid waste service fees will not be assessed. After two years after the effective date of annexation, all residents, except those living on a property with private street as outlined below, must use and will be billed for City-provided service.

Residents living within gated communities or on a property with private streets without public road access may elect to either contract with private service providers or use City-provided services. If private collection service is used, the City solid waste fees will not be assessed to these areas. If City-provided collection services are desired, the private street community or property must consent to an indemnity agreement allowing the City or its contractor entry onto private streets and exempting the City from liability. In addition, the pavement condition of the privately owned street, road or driveway must safely support collection trucks.

Residential Solid Waste Services – Garbage, recycling and organics collection is provided once per week using an automated collection system. All materials must be inside the container for collection. The City retains ownership of the containers. Customers are required to safeguard the containers and to maintain them in a sanitary condition. For an additional monthly fee, additional garbage containers can be requested.

Garbage Collection – Each residential unit is provided one (brown) garbage container. Monthly fees will be assessed in accordance with the garbage container size. Residents will have the option to select a small, medium or large size container for garbage. [See Table I for the "Pay-as-You-Throw" fees.]

Recycling Collection - Each residential unit is provided with one (blue) container in which to place specified items defined as recyclable materials. Acceptable recyclable materials shall be designated by the city and include: newspaper, mixed office paper, magazines, corrugated cardboard, paper bags, aluminum and tin cans, steel aerosol cans, plastic bottles, tops and containers, glass bottles and jars; and single-use plastic bags bundled (soccer ball-size).

Organics Collection – Each residential unit is provided one (green) organics collection container to place specific items defined as organic materials. Acceptable green container materials shall be designated by the city and include the following: leaves, tree trimmings (no longer than height of cart), yard trimmings, small branches, food scraps, food-soiled paper and cardboard, and other organic materials may be added to the program at the discretion of the director or his designee.

Bagged Leaf Collection – Residential customers may request up to two free special collections of grass clippings, leaves, and weeds, per fiscal year. Each collection request should not exceed eight cubic yards and fifty paper bags /cardboard boxes. Additionally, bags and boxes should not exceed 0.16 cubic yards. Each bag or box must not weigh more than forty (40) pounds. Paper bags must be composed of two-ply kraft paper capable of containing the contents when handled. Cardboard boxes must be made of brown bio-degradable cardboard that contains no deleterious substances.

Brush and Bulky Item Collection is provided in accordance with an annual schedule. Residents receive a notice prior to each collection cycle. For an additional fee, residents may schedule special collections.

Dead Animal Collection within the City's right-of-way is available, upon request.

Drop-off Sites are available for brush recycling, bulky trash and household hazardous waste. Special collection events, such as Free Disposal Days and Dial-A-Trailer neighborhood cleanups are available to all Solid Waste ratepayers.

Commercial Solid Waste Services– Commercial collection for garbage is available for qualifying businesses in a manner similar to residential services. Bulky item, brush and bagged leaf collections are not provided to businesses. If City-provided commercial service is not desired, businesses may utilize private service providers.

Monthly Solid Waste Fees are set annually by City Council as described below:

Environmental Services Fee – All properties, residential and non-residential, shall be assessed a monthly environmental service fee of \$3.24 per unit. The environmental fee is comprised of a \$2.24 Solid Waste environmental fee and a \$1.00 Parks environmental fee. This fee is intended to defray municipal expenses necessary to cleaning up illegally dumped waste, collecting and disposing of dead animals, performing regulatory maintenance on closed landfills, providing environmental services to the City's park system, and equitably sharing costs for neighborhood clean-ups benefiting residents and businesses that do not pay a monthly solid waste processing fee.

Solid Waste Service Fees – Residents (*single-or multi-family residential units*) will be assessed monthly fees on their CPS Energy utility statement. The Pay-as-You-Throw is a volume based fee program that allows residents to choose what size brown garbage cart they want based on the amount of garbage thrown away. Non-residential/ Commercial Solid Waste Service Fees are the same as the residential monthly fees but only for garbage and recycling collection. *Miscellaneous one-time fees* may be assessed for damaged containers, exchanges for larger size garbage containers and special collections. The current monthly fees are:

Table1: Pay- as-You-Throw Solid Waste Containers and Fees

The Pay-as-You-Throw Garbage Container Sizes	Fees per Month <i>(without the Environmental Fee)</i>
Small (48 gallon) container	\$18.19
Medium (64 gallon) container	\$18.69
Large (96 gallon) container	\$19.94

E. Operation and Maintenance of Water and Wastewater Facilities

San Antonio Water System (SAWS) will maintain and operate the public water and wastewater facilities that are within its certified service area. Routine standard maintenance of the facilities is performed on a scheduled basis. Emergency maintenance and repairs receive immediate attention, and are available 24 hours a day, 7 days a week. The facilities will be maintained and operated in accordance with standard SAWS policies and procedures, and under the provisions of the SAWS Utility Service Regulations for the extension of facilities.

SAWS Monthly Rates – The average residential customer's bill for water, wastewater, and water supply fee is \$58.91 (Inside City Limits) and \$69.73 (Outside City Limits) (based on a winter average consumption of 7,092 gallons of water per month, and 5,668 gallons of sewer use per month). The SAWS rate structure is designed to provide balance between residential and business rates and to encourage conservation with rates that increase at higher levels of consumption. The current rates were approved by City Council to be effective as of the beginning of January 2016. SAWS customers, after annexation, will pay the lower Inside City Limit rate as opposed to the Outside City Limit rate. For the average residential customer, this will amount a cost reduction in combined monthly water/sewer charges of 15.5%. The rates are set by City Council and can be amended in the future.

SAWS Water Conservation Programs & Rebates –SAWS water conservation education programs and rebates are available to SAWS residential and commercial customers. SAWS residential customers can

access other water saving programs including WaterSaver landscape coupons to replace lawn-dominated landscape areas with attractive. Educational resources regarding drought-tolerant plant are available at www.GardenStyleSA.com.

With commercial customers accounting for 6.1% of the customer base and 37.4% of SAWS' annual water sales, there is great potential for water savings through commercial conservation programs. Commercial customers also have access to water conservation education and incentives. There are programs to make irrigation systems more efficient and customer rebates for big projects that address operational efficiencies. Detailed information on these and other programs can be found on the SAWS website at www.saws.org.

F. Operation and Maintenance of Roads and Streets, including Street Lighting

The Transportation and Capital Improvements Department (TCI) will maintain public streets over which the City has jurisdiction. TCI is responsible for the maintenance and repair of the City street, bridge and alley infrastructure. Curbs, sidewalks, driveways approaches, curb ramps and other street infrastructures are constructed in accordance with the City of San Antonio and the Americans with Disability Act (ADA) standards. Service requests or community concerns for TCI's response, such as pothole and base and pavement repairs are initiated by contacting the City's 311 call center or online services. These services include:

Emergency Pavement Repair – Potholes are collapsed areas within the roadway that do not exceed 3 feet by 3 feet. The City's goal is to repair reported potholes within 48 hours or two business days.

Street Base and Pavement Repair – Areas of collapsed pavement that exceed 3 feet by 3 feet in need of a *base and pavement repair*, which require different maintenance equipment and has a 90-day service window.

Preventative Street Maintenance activities are conducted upon approval and identification of funding by City Council to include crack seal, chip seal coat, slurry seal, asphalt overlay and other structural treatments.

Guard Post and Guard Rail Maintenance – The TCI's goal is to repair damaged guard posts and guard rails within 60 days of being reported to the Street Operations Division. The Adopted Goal for FY 2015/2016 is 99% of flex beam service requests will be repaired within 45 days.

De-icing and Snow Removal Services – TCI also monitors ice and snow on public right of ways including bridge infrastructures, major thoroughfares, public facilities, and downtown sidewalks.

Neighborhood Access and Mobility Program (NAMP) – Street projects are selected and funded by the City Council on a citywide basis upon availability of funding and scheduled based on workforce capacity under NAMP as approved by City Council. Current base funding for NAMP is \$200,000 per Council District in FY 2016-2017. NAMP was designed to help neighborhoods control traffic speed and provide mobility for pedestrians. NAMP Projects include the following: sidewalks for pedestrian traffic, speed humps for vehicular traffic, traffic improvements and school flashers.

Emergency Street Closure Services –The Street Operations Division performs barricading service for emergency situations, twenty-four (24) hours a day, and 365 days a year. Vehicular and pedestrian hazards are barricaded immediately. Requests for service and/or necessary action is reported and monitored through the 311 call center system.

Street Re-striping and Marking Services – For major arterials and collectors, the repainting of street markings is on an 11 year frequency. All improved intersections and roadways are striped in conformance with the Texas Manual on Uniform Traffic Control Devices. All roadways are re-striped and remarked as needed.

Infrastructure Management Program (IMP) is a five-year rolling program which focuses on the maintenance of San Antonio's infrastructure. Services needs are identified city-wide and are scheduled for street maintenance, alley maintenance, drainage maintenance, sidewalks, traffic signals, pavement marking and Advance Transportation District (ATD) projects. The IMP provides the City of San Antonio a structured program schedule, potential for additional multiple year contract awards and improved utility coordination. During the budget process for each City fiscal year, the IMP is presented to City Council for approval. Amendments may occur throughout the year due to coordination with utilities or unforeseen conditions, such as inclement weather. The goal of the IMP is to provide the best possible maintenance for the City of San Antonio.

Traffic Management is responsible for the development and monitoring of the City's traffic signal system. This includes responding to community concerns for various signal maintenance needs. If necessary, TCI will provide regulatory signage services in the annexation area. Traffic signal, stop and all other regulatory studies are conducted in conjunction with growth of traffic volumes. Traffic signs, signals, and markings are installed in conformance with the Texas Manual on Uniform Traffic Control Devices. Faded, vandalized, or missing signs are replaced as needed. "Call back" service is provided 24 hours a day, 365 days a year for emergency repair of critical regulatory signs. The current goal for critical regulatory signs is repaired within 72 hours of being reported to TCI. Requests for signage should be called into the 311 call center. On average, regulatory signs are replaced within 48 hours.

Storm Water Utility – The Storm Water Utility is housed within TCI. The Storm Water Utility is responsible for drainage services as well as the installation, operation, and maintenance of drainage infrastructure throughout San Antonio.

The Storm Water Utility Fee is intended to cover capital and maintenance expenses associated with drainage projects and fund operational services related to the Municipal Separate Storm Sewer System (MS4) Permit as required by Federal regulations. On September 10, 2015, the San Antonio City Council approved revisions to the Storm Water Fee structure using an impervious cover approach and adopted a five-year rate plan. The revised Storm Water Fee rates became effective January 1, 2016. The rates each year after 2016 shall be effective on the October 1 date occurring prior to the start of the succeeding calendar year (e.g. October 1, 2016 for new rates shown for FY 2017, October 1, 2017 for new rates shown for FY 2018, etc.). More information about the storm water rate plan is available at http://www.saws.org/service/rates/stormwater_fee.cfm.

The storm water utility fee is billed by SAWS on behalf of the City of San Antonio. Services are currently provided by the SAWS, in accordance with the SAWS's approved business plan and as limited by applicable codes, laws, ordinances and special agreements. The fee will be assessed for the subject property as the storm water will drain into the existing City of San Antonio facilities. Examples of services funded by the Storm Water Utility fee include but are not limited to the following:

- Street Sweeping consists of sweeping residential streets two times per year and arterial and collector streets four times per year;
- Channel Mowing/ Restoration consists of inspection and maintenance of rivers, creekways and improved drainage channels and mowing improved channels in public rights-of- ways six (6) times per fiscal year;
- Drainage Infrastructure Maintenance includes replacing and cleaning underground drainage pipes, repairing and cleaning storm drainage inlets and maintaining and operating high water detection system and flood control structures; and
- Natural Creekway Debris Removal consists of de-silting and re-grading of improved channels, natural waterways and creeks and removal of debris from drainage ways and low water crossings.

Street lighting – The planning of public street lights is coordinated by the City's Development Services Department (DSD). CPS Energy will maintain public street lighting in accordance with Sec. 43.056 (b) (6) of the Texas Local Government Code and the City's policies. The City assumes the cost of electricity for public street lights.

G. Operation and Maintenance of Parks, Playgrounds and Swimming Pools

Maintenance responsibilities for municipally owned parks in annexed areas are the responsibility of the City. Any proposed or existing privately owned parks, playgrounds, swimming pools, recreational facilities and common spaces in the subject property are the responsibility of the property owner(s).

H. Operation and Maintenance of Any Other Publicly Owned Facility, Building, or Service

Should the City acquire any other facilities, buildings, or services necessary for municipal services located within the subject property, an appropriate City department will provide maintenance services for them.

2. ADDITIONAL SERVICES

Certain services, in addition to the above services, will be provided within the annexation area. They are as follows:

A. Code Compliance

The Code Compliance Division of the Development Services Department (DSD) enforces City codes and regulations to protect the health, safety and general welfare of the community. Current enforcement is provided to the following and is not limited to:

- Vacant dangerous premises and structures,
- Junked vehicles,
- Weeded vacant lots,
- Zoning (Unified Development Code),
- Property maintenance,
- Minimum housing, including unsanitary premises,
- Front yard parking,
- Alley and right-of-way violations,
- Monthly inspections of salvage/junk yards,
- Monitoring and enforcing materials received at salvage/junk yards, and
- Enforcement of Garage sale permits.

The Code and ordinances enforced by this department are subject to changes by the City Council.

B. Zoning

The South San Antonio Limited Purpose Annexation Areas and FMT Technologies Tract were zoned in accordance with the City's land use plan. The current zoning districts shall remain upon the effective date of Full Purpose Annexation. The Voluntary Annexation South San Antonio Areas will be zoned in accordance with the City's land use plan. The proposed zoning districts for the voluntary annexation areas shall be effective upon the effective date of Full Purpose Annexation.

C. Building Permits

Incomplete construction must obtain building permits from the DSD in accordance with City codes. Incomplete construction implies that final inspections have not been conducted and approved. For new residential construction, incomplete construction indicates approved final inspections for building, mechanical, plumbing, and electric field inspections have not been obtained. For new commercial construction, incomplete construction indicates, approved final inspections for building, mechanical, plumbing, electric, fire, traffic, drainage, sidewalks, irrigation, tree, and landscape field inspections have not been obtained. Other field inspections may be applicable for new commercial construction depending

on the specific use and/or location of the project. Building permits may be applied for at Cliff Morton Development and Business Services Center located at 1901 South Alamo Street, San Antonio, TX. In addition, as part of the permitting process, applicant(s) will be required to adhere to the City's Tree and Landscape requirements. A one-stop development service counter has been created to assist the public with any development questions that relate to Building, Planning and Transportation and Capital Improvements issues.

D. Certificate of Occupancy

New and existing businesses must obtain a Certificate of Occupancy and related licenses required by City code from the DSD, San Antonio Metropolitan Health District, and/or City Tax Office. In accordance with the 2015 International Building Code, no person may occupy a building or a space without first obtaining a Certificate of Occupancy. Certificates of Occupancy may be applied for at the Cliff Morton Development and Business Services Center located at 1901 South Alamo Street.

E. Nonconforming Rights

To establish nonconforming rights for zoning, property owners with existing land uses are encouraged to register within 90 days of the annexation date with the DSD. Uses that existed legally prior to annexation, generally become nonconforming after annexation because of the new zoning classification placed on the land.

Registration of legal nonconforming uses allows property owners to apply for a Certificate of Occupancy. Upon the issuance of the Certificate of Occupancy, property owners may continue the legal nonconforming uses that existed prior to annexation. A Certificate of Occupancy will be issued certifying only those uses required by applicable City and State codes.

F. Library Services

Residents in the annexations areas may choose to go to any library branch. The nearest libraries to the annexation areas are:

- Cortez Branch Library, 2803 Hunter Boulevard, San Antonio, TX 78224
- Pan American Branch Library, 1122 Pyron Avenue, San Antonio, TX 78221
- Mission Branch Library, 3134 Roosevelt Ave, San Antonio, TX 78214
- The San Antonio public library locations provide the following services:
 - Library materials for adults, young adults and children including books, periodicals, compact disks, DVD, videos, audio books, and electronic books;
 - Programming for adults, young adults and children such as regularly scheduled story time;
 - Book discussion groups and other topics of interest to the community; and
 - Access to the Internet, databases and other computer programs.

Professional staff is available to assist library customers with reference and reader's advisory questions and public meeting room space are available. More information is available at the San Antonio Public Library Website: www.mysapl.org.

G. Health Department Services

The San Antonio Metropolitan Health District (SAMHD) currently provides certain public health services, including dental screening and treatment, communicable disease control, emergency preparedness and response, and health education to person residing in the annexation areas through an interlocal agreement with Bexar County/University Health Systems. Upon full purpose annexation the following additional services will become available:

- Investigation of public health related complaints including food borne illness, recreational water quality, and public swimming pools and spas, and investigation of toxic exposures;
- Permitting and routine sanitation inspections of food establishments, schools, day cares, swimming pools and mobile living parks;
- Enforcement of the City's smoking ordinance in public places;
- Investigation of reported elevated Blood Lead Levels (BLL) in children;
- Access to community health clinics; and
- Medical Assistance Program benefits.

SAMHD would provide additional services for oversight of day care centers, semi-public swimming pools, air quality permits and livestock issues.

H. Animal Care Services

Newly annexed areas will receive the same level of service as the current San Antonio city limits. These services include, but may not be limited to, animal enforcement and control, educational and public outreach, low cost animal related resources as microchips and spay/neuter services, and community cat program services.

I. Other Services

All other City of San Antonio Departments with jurisdiction in the areas will provide services according to City policy and procedure.

3. CAPITAL IMPROVEMENTS PROGRAM

The City will initiate the construction of capital improvements as may be necessary for providing municipal services to the annexation area. The timing for the construction of capital projects that may be necessary for the delivery of municipal services will be done in accordance with the requirements of Subchapter C of Chapter 43, Local Government Code.

Each component of the Capital Improvement Program is subject to the City providing the related service directly. In the event that the related service is provided through a contract service provider, the capital improvement may not be constructed or acquired by the City but may be provided by the contract provider. The City may also lease buildings in lieu of construction of any necessary buildings.

- A. Police Protection** – No capital improvements are necessary at this time to provide Police services.
- B. Fire Protection** – SAFD will be providing fire protection from Fire Station #52 located at 10440 Quintana Road and Fire Station #53 located at 14102 Donop Road.
- C. Emergency Medical Service** –No capital improvements are necessary at this time to provide EMS services.
- D. Solid Waste Collection** – No capital improvements are necessary at this time to provide solid waste collection services.
- E. Roads and Streets**–No newly constructed road or street related capital improvements are necessary at this time to provide services. The City will assume maintenance responsibilities for all public streets.
- F. Parks, Playgrounds and Swimming Pools** – The Parks and Recreational Department will substantially complete a park(s) of approximately 20 acres to serve the annexation areas by end of the service plan term.

G. Library Services – No capital improvements are necessary at this time

H. Capital Improvements Planning – The annexation areas will be included with other territory within the municipality in connection with planning for new or expanded facilities and/or services. All other capital improvements will be considered through the 6-Year Capital Budget that represents the City's long-range physical infrastructure development and improve plan. Major funding sources are General Obligation Bonds, Certificates of Obligation, Storm Water Revenue Bonds, and Community Development Block Grants as applicable. Capital projects are placed in inventory by the City Council representative through input from neighborhood plans, community association, neighborhood requests and other community processes.

AMENDMENT: GOVERNING LAW

This Plan may not be amended or repealed except as provided by the Texas Local Government Code or other controlling law. Neither changes in the methods or means of implementing any part of the service programs nor changes in the responsibilities of the various departments of the City shall constitute amendments to this Plan, and the City reserves the right to make such changes. This Plan is subject to and shall be interpreted in accordance with the Constitution and laws of the United States of America and the State of Texas, the Texas Local Government Code, and the orders, rules and regulations of governmental bodies and officers having jurisdiction.

FORCE MAJEURE

In case of an emergency, such as Force Majeure as that term is defined in this Plan, in which the City is forced to temporarily divert its personnel and resources away from the annexation areas for humanitarian purposes or protection of the general public, the City obligates itself to take all reasonable measures to restore services to the annexation areas of the level described in this Plan as soon as possible. Force Majeure shall include, but not be limited to, acts of God, acts of the public enemy, war, blockages, insurrection, riots, epidemics, landslides, lightning, earthquakes, fires, storms, floods, washouts, droughts, tornadoes, hurricanes, arrest and restraint of government, explosions, collisions and other inability of the City, whether similar to those enumerated or otherwise, which is not within the control of the City. Unavailability or shortage of funds shall not constitute Force Majeure for purposes of this Plan.

Summary of the Water and Waste Water Utility Service Regulations 2016

The following information is a summary of the SAWS Utility Service Regulations for the extension of water and/or waste water facilities as incorporated by reference in the latest version of the Unified Development Code, in conformance with the Texas Local Government Code requirement that the Plan have a summary of the service extension policy.

Water and waste water service is only provided to lots that have been properly subdivided and platted or are a legal lot. For property that is required by subdivision regulations to construct water or waste water facilities connecting to the SAWS system, funding and construction of those facilities will remain the responsibility of the developer. If the specific undeveloped property does not have SAWS water or wastewater service fronting the property, the owner may make an application for an extension of service to SAWS Director of Infrastructure Development Department for review. If the Director determines that adequate capacity is available, or will be and if the project does not include SAWS cost participation or reimbursement, and if the proposed facilities are a logical extension of SAWS water and/or wastewater system and the requested extension meets the requirements of SAWS Utility Service Regulations, the extension size, capacity, and routing may be approved by the Director. Funding and construction of the facilities will be the responsibility of the developer.

Depending on the size of the new facilities and other conditions, with SAWS Board of Trustees approval, SAWS may reimburse the developer for a portion of the cost of constructing certain facilities. With Board approval, SAWS may reimburse costs associated with the oversize capacity of water and wastewater mains.

The actual calculation of the cost participation and reimbursement amounts, including limits and the schedules for the payments, are included in SAWS Utility Service Regulations as incorporated by reference in the UDC.

For lots that have water or wastewater lines in the street fronting the lot, the owner may receive water or wastewater service by applying for a tap permit and paying any required fees. The new customers will be required to pay the impact fees and all connection fees.

For property(s) served by a septic system, the property owner(s) remains responsible for the operation and maintenance of the septic system. If the septic system fails, the property owner must repair the system or pay to extend SAWS wastewater facilities to the property, if unavailable. Under certain circumstances the City of San Antonio Health Department and/or applicable regulatory agency for septic tanks may require the property owner to connect to SAWS public waste water facilities.

This policy is set by the City Council and can be amended in the future by ordinance.

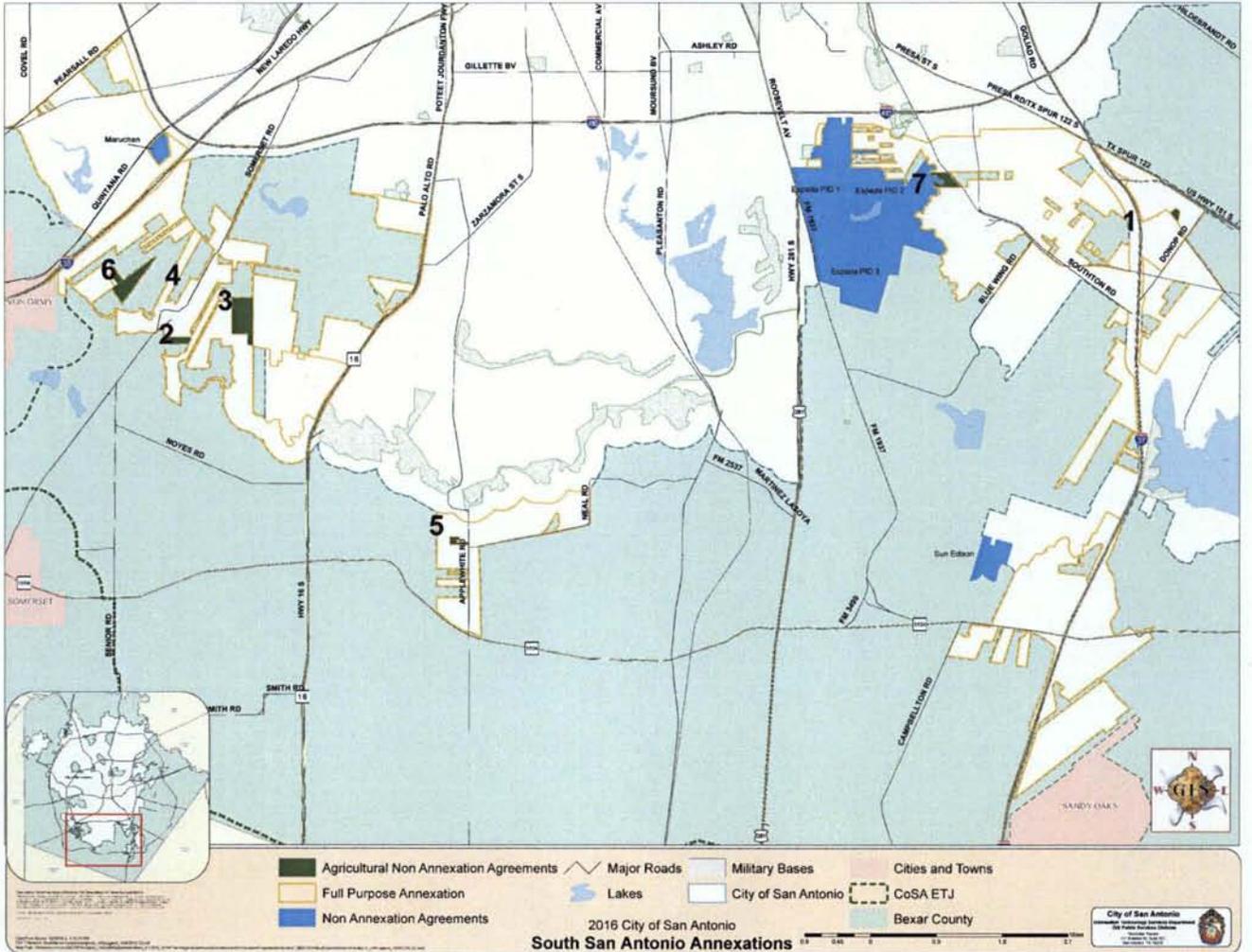
EXHIBIT D

Development Agreements List
Development Agreements Map
Industrial District Map
Industrial District Field Notes

Development Agreements List

	Owner Name	Property Address	County	Property ID	Legal Description
1	BETTIS JODY CARL	OLD CORPUS CHRISTI RD	BEXAR	157684	CB 4007 P-555B ABS 11
2	KELLER FRANCIS	14348 SOMERSET RD	BEXAR	184618	CB 4204 P-8 ABS 579
3	FRIESENHAHN DAVID & LINDA	13886 WATSON RD	BEXAR	189458	CB 4298 P-8C ABS 421 NON-ADJACENT
4	TIMMS C & I REAL ESTATE LP % CHARLES A TIMMS	FISCHER RD	BEXAR	189961	CB 4300 P-1 ABS 614
5	HOYLE BETTY P	18911 APPLEWHITE RD	BEXAR	1131602	CB 4188 P-1 ABS 163 (3.7); CB 4187 P-1E ABS 169 (6.547 AC) 09)SPLIT PER CR# 20741
6	RAMIREZ EUTIQUO & ANSELMO MENDEZ & HURTADO JUAN	S IH 35	BEXAR	1222600	CB 4301 P-72D ABS 6 2015-NEW PER SPLIT PER DEED 17006/1249 EXE 12-12-14. JF/GIS/2- 20-14 (Described by metes and bounds in Attachment 1)
7	JENKINS FRANCES K % TOM JENKINS	10891 SOUTHTON RD	BEXAR	337197	CB 5161 P-5 ABS 738

Development Agreements Map



Industrial District Field Notes

FIELD NOTES

April 9, 2009

BEING 150.260 acres of land, more or less, being approximately 42.300 acres out of the Francisco Farias Survey No. 15, Abstract 2, County Block 4010; approximately 6.607 acres out of the Edward Froeboese Survey No. 34 ½, Abstract 1044, County Block 4135; and approximately 101.353 acres out of the Dolores Casanova Survey No. 34, Abstract 129, County Block 4136, Bexar County, Texas and being comprised of a tract of land described as 86.342 acres in Volume 11791, Page 676 of the Real Property Records of Bexar County, Texas and a tract of land described as 63.22 acres in Volume 13328, Page 1808 of the Real Property Records of Bexar County, Texas and being more particularly described as follows:

BEGINNING at an iron rod found in the existing north R.O.W. line of S. Loop 1604 East for the southwest corner of this tract and the southwest corner of the above referenced 86.342 acre tract, said point also being the southeast corner of the Southmost No. 2 Subdivision as recorded in Volume 9531, Page 22 of the Deed and Plat Records of Bexar County, Texas;

THENCE, N 31°48'19" E, 162.42 feet along the common line with said subdivision to an iron rod found for an angle point of this tract and an angle point of said subdivision;

THENCE, N 19°06'24" E, 349.39 feet along the common line with said subdivision to an iron rod found for an angle point of this tract and the northeast corner of said subdivision;

THENCE, N 18°56'56" E, 1673.24 feet along the common line with the James H. Wells Subdivision as recorded in Volume 9522, Page 72 of the Deed and Plat Records of Bexar County, Texas; the common line with a 2.006 acre tract described in Volume 9275, Page 2116 of the Real Property Records of Bexar County, Texas; the common line with an 8.055 acre tract described in Volume 9108, Page 1740 Real Property Records of Bexar County, Texas; and the common line with a 12.7778 acre tract described in Volume 8053, Page 2038 of the Real Property Records of Bexar County, Texas to an iron rod found for an angle point of this tract and an angle point of said 12.7778 acre tract;

THENCE, N 00°02'35" W, 681.16 feet along the common line with said 12.7778 acre tract to an iron rod found for the northwest corner of this tract and the northeast corner of said 12.7778 acre tract;

THENCE, N 70°00'19" E, 1473.56 feet generally along an existing fence line with the common line of a 32.38 acre tract described in Volume 4524, Page 1298 of the Real Property Records of Bexar County, Texas to an iron rod found for the most northerly corner of this tract and a corner of said 32.38 acre tract;

Page 2 (150.260 acres)

THENCE, generally along an existing fence and the common line with said 32.38 acre tract as follows:

S 28°41'45" E, 222.36 feet to an iron rod found for an angle point,

S 71°29'46" E, 263.17 feet to an iron rod found for an angle point, and

N 72°22'10" E, passing an iron rod found at 216.52 feet on the high bank of the San Antonio River and continuing a total distance of 347.81 feet to a point in the centerline of same for the most northeasterly corner of this tract;

THENCE, S 12°19'50" E, 481.87 feet and S 24°46'01" E, 458.32 feet along the meanders of the San Antonio River to a point in same for the most easterly corner of this tract;

THENCE, S 32°57'29" W, passing an iron rod found at 128.74 feet on the high bank of said river and continuing generally along an existing fence with the common line of a 28.32 acre tract described in Volume 5549, Page 41 of the Real Property Records of Bexar County, Texas a total distance of 1380.58 feet to an iron rod found for an angle point of this tract;

THENCE, S 16°54'43" E, 884.92 feet generally along an existing fence line with the common line of said 28.32 acre tract to an iron rod found in the existing north R.O.W. line of S. Loop 1604 East for the southeast corner of this tract and the southeast corner of said 63.22 acre tract;

THENCE, along said north R.O.W line as follows:

S 83°19'40" W, (Ref. Brg.) 1660.80 feet to a R.O.W. disk found for an angle point,

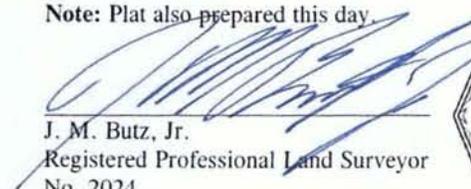
S 86°41'35" W, 11.16 feet to a R.O.W. disk found for an angle point and the common corner of said 63.22 acre tract and 86.342 acre tract;

S 87°36'33" W, 240.15 feet to a R.O.W. disk found for an angle point,

S 87°52'50" W, 320.34 feet to a R.O.W. disk found for an angle point, and

N 83°31'38" W, 398.40 feet to the POINT OF BEGINNING and containing 150.260 acres of land, more or less.

Note: Plat also prepared this day.


J. M. Butz, Jr.
Registered Professional Land Surveyor
No. 2024



FN09-116