

269687 \$15.00

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/mym 06/20/91

Misc. Easements and Dedications

Return to:

Dwyer Avenue Center

Real Estate Division
City of San Antonio
P. O. Box 839966
San Antonio, Tx. 78283-3966

E A S E M E N T
(Permanent)

STATE OF Florida)
COUNTY OF Hillsborough) KNOW ALL MEN BY THESE PRESENTS:

THAT, RESOLUTION TRUST CORPORATION, AS RECEIVER FOR, PIONEER FEDERAL SAVINGS BANK, hereinafter referred to as "GRANTOR", for and in consideration of SEVEN THOUSAND TWO HUNDRED AND NO/100 (\$7,200.00) DOLLARS to it in hand paid by the CITY OF SAN ANTONIO, a municipal corporation, whose mailing address is P. O. Box 839966, San Antonio, Texas 78283-3966, hereinafter referred to as "GRANTEE", the receipt and sufficiency of which is hereby acknowledged and confessed, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto the City of San Antonio, Bexar County, Texas, an underground easement for electrical service purposes under the following described lands located in Bexar County, Texas, said lands being more particularly described as follows, to-wit:

A 0.0105 acre tract of land out of New City Block 173, San Antonio, Bexar County, Texas and being more particularly described by metes and bounds as shown on Exhibit "A" attached hereto and made a part hereof;

together with the right of ingress and egress over said easement for the purpose of providing electrical service to the adjacent Dwyer Street Shelter 307 Dwyer, San Antonio, Texas (Lot 14, N.C.B. 173, Bexar County, Texas), including, but not limited to, the installation, improvement, repair, replacement and/or general maintenance of electrical service and equipment and to also include the erection, placement and removal of scaffolding or other construction and maintenance equipment. "GRANTOR" expressly covenants and agrees itself, its successors and/or assigns, that no building or obstructions, other than moveable structures, of any kind will be placed on said easement herein granted.

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TO HAVE AND TO HOLD the above described easement and rights unto the said CITY OF SAN ANTONIO, its successors and assigns, during the term of this easement. And "GRANTOR" does hereby bind itself, its successors and/or assigns to WARRANT AND FOREVER DEFEND all and singular the above described easement and rights unto the said CITY OF SAN ANTONIO, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through or under "GRANTOR", but not otherwise.

EXECUTED this 14th day of August, A.D. 1991.

David L. Muzio
RESOLUTION TRUST CORPORATION, AS RECEIVER
FOR, PIONEER FEDERAL SAVINGS BANK.
David L. Muzio

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH)

This instrument was acknowledged before me on this the 14th day of August, 1991 by RESOLUTION TRUST CORPORATION, AS RECEIVER FOR, PIONEER FEDERAL SAVINGS BANK.

Judith A. Ceballos
NOTARY PUBLIC in and for the State of:
~~XXXXXXXXXX~~
Florida
Judith A. Ceballos
NOTARY'S PRINTED NAME

Notary Public, State of Florida
My Commission Expires Oct. 20, 1991
MY COMMISSION EXPIRES: Noted Thru Tray Inc. Insurance Inc.

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POWER OF ATTORNEY

OFF REC. 5903 PG 684

KNOW ALL PERSON BY THESE PRESENTS:

The Resolution Trust Corporation ("RTC"), a corporation organized and existing under the laws of the United States of America, with its principal office located in Washington, D.C. has determined it is necessary to appoint a representative to act on its behalf to preserve, maintain or liquidate assets of certain insured savings associations.

The RTC has established a consolidated field office in Tampa, Florida, in order to discharge its responsibilities arising from insured institutions located in the Southeast consolidated field. Mr. David Muzio has been appointed Assistant Director, Contracts, for this consolidated field office.

Therefore, for the purpose of preserving, maintaining or liquidating assets the RTC does hereby authorize and empower David Muzio as its Attorney In Fact to:

1. Sign, seal and deliver as the act and deed of the RTC any instrument in writing, and to do every other thing necessary and proper for the collection and recovery of any and all monies and properties of every kind and nature whatsoever for and on behalf of the RTC and to give proper receipts and acquittances therefore in the name and on behalf of the RTC;
2. Release, discharge or assign any and all judgments, mortgages on real estate or personal property [including the release and discharge of the same of record in the office of any Prothonotary or Register of Deeds wherever located where payments on account of the same in redemption or otherwise may have been made by the debtor(s)], and to endorse receipt of such payment upon the records in any appropriate public office;
3. Receipt, collect and give all proper acquittances for any other sums of money owing to the RTC for any asset which the above-named may sell or dispose of;
4. Execute any and all transfers and assignments as may be necessary to assign any securities or other choses in action;
5. Sign, seal, acknowledge and deliver any and all agreements as shall be deemed necessary or proper by the Managing Agent in the care and management of any assets;
6. Sign, seal, acknowledge and deliver indemnity agreements and surety bonds in the name of and on behalf of the RTC;
7. Sign receipts for the payment of all rents and profits due or to become due on any assets;

RICHARD AXE
CLERK OF CIRCUIT COURT
HILLSBOROUGH COUNTY

H

REC'D FEB 14 PM 4:13

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OFF REC. 5903 PC 685

8. Execute, acknowledge and deliver deeds of real property in the name of the RTC;
9. Extend, postpone, release and satisfy or take such other action regarding any mortgage lien held in the name of the RTC;
10. Execute, acknowledge and deliver in the name of the RTC a power of attorney wherever necessary or required by law to any attorney employed by the RTC;
11. Foreclose any mortgage or other lien on either real or personal property, wherever located;
12. Do and perform every act necessary for the use, liquidation or collection of any assets held in the name of the RTC; and
13. Sign, seal, acknowledge and deliver any and all documents as may be necessary to settle any action(s) or claim(s) asserted against the RTC either as Conservator or in its Corporate capacity.

This Power of Attorney shall be effective immediately and shall continue until such time as this Power of Attorney has been terminated by the Board of Directors of the RTC or by any officer of the RTC authorized to do so by the Board of Directors of the RTC.

IN WITNESS WHEREOF, the RTC by its duly authorized officers empowered in that behalf by appropriate Resolution of its Board of Directors has caused these presents to be executed and subscribed in its name and its corporate seal affixed this 25th day of January, 1990.

RESOLUTION TRUST CORPORATION

BY:

William H. Roive
William H. Roive, Director
Resolutions and Operations Division

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Cherie R. Higgins
Franklin Cooper

(506)

ATTEST:

William L. Teicario
William L. Teicario
Assistant Executive Secretary

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OFF. REC. 5903 PL 686

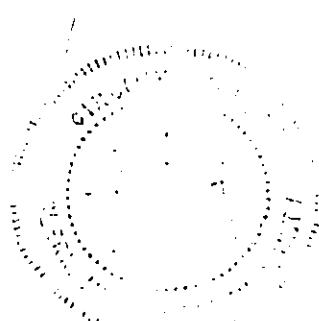
UNITED STATES OF AMERICA)
DISTRICT OF COLUMBIA)ss)

On this 2nd day of February, 1990, before me, a Notary Public in and for the District of Columbia, personally appeared William H. Roelle and William J. Tricarico, to me known personally, who being by me first duly sworn did each depose that they are respectively Director, Resolutions and Operations Division and Assistant Executive Secretary of the Resolution Trust Corporation ("Corporation") in whose name the foregoing Power of Attorney has been executed and subscribed, who further said that the seal affixed to the said Power of Attorney is the corporate seal of the said Corporation and that the said Power of Attorney was executed and subscribed on behalf of the said Corporation and its seal thereto affixed by due authority of the Corporation's Board of Directors and the said William H. Roelle and William J. Tricarico acknowledged the said Power of Attorney to be the free act and deed of the said Corporation.

Elaine D. Scott
Notary Public, District of Columbia
United States of America

My Commission expires:

June 1, 1991



STATE OF FLORIDA)
COUNTY OF HILL (COROUGH)

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE DOCUMENT ON FILE IN MY OFFICE. WITNESS MY HAND AND OFFICIAL SEAL THIS 26th DAY OF November, 1990.

RICHARD AKE, CLERK
BY T. Nancy D. King, D.C.

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SG & A

A Texas Partnership

P. O. Box 701208

San Antonio, Texas 78270-1208

(512) 496-6066

Metes and bounds description of a 0.0104 (457.11 square feet) tract of land out of N.C.B. 173, San Antonio, Bexar County, Texas and being more particularly described as follows:

BEGINNING: At the northwest point of intersection of Dwyer St. and Old Guilbeau St., N 07 deg 44 min 29 sec E a distance of 287.23 feet along the west right-of-way line of Dwyer St. to a point, then N 82 deg 04 min 31 sec W along a building line a distance of 75.19 feet, then N 65 deg 45 min 31 sec W along a building line a distance of 32.66 feet being the most southwest corner of said tract;

THENCE: N 72 deg 52 min 18 sec W along a line 34.42 feet to a point;

THENCE: N 17 deg 07 min 42 sec E a distance of 7.80 feet to a point;

THENCE: S 72 deg 52 min 18 sec E a distance of 5.40 feet to a point;

THENCE: N 17 deg 07 min 42 sec E a distance of 6.50 feet to a point;

THENCE: S 72 deg 52 min 18 sec E a distance of 29.02 feet to a point;

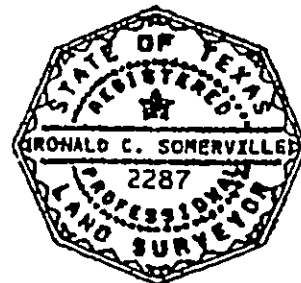
THENCE: S 17 deg 07 min 42 sec W a distance of 14.30 feet to the point of beginning, and containing 0.0104 (457.11 square feet) acres of land.

I hereby certify that the above metes and bounds are true and correct.



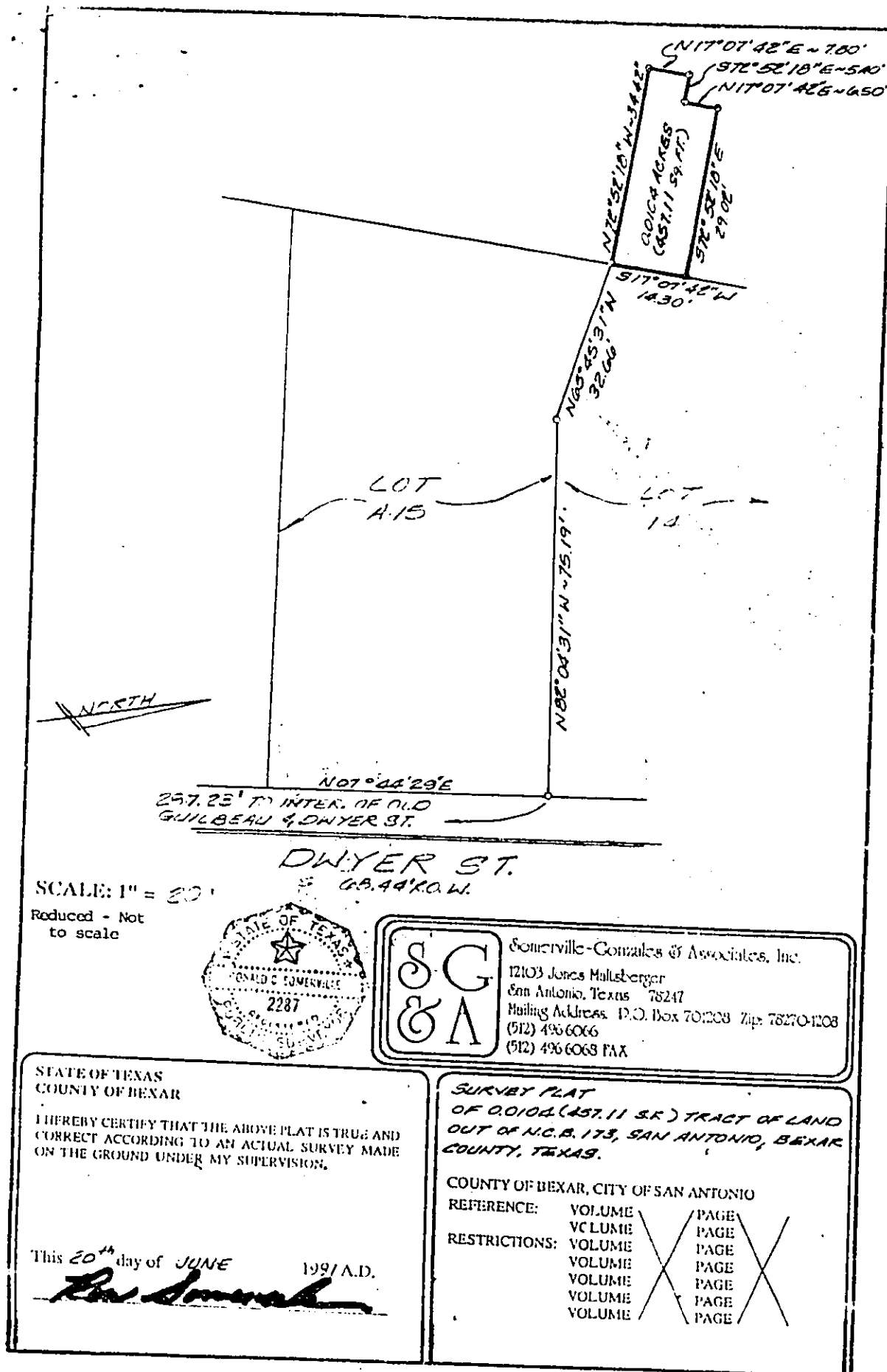
Ronald C. Somerville, R.P.L.S. No. 2287
June 20, 1991

file: dwyer 25



SG & A

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Any provision herein which refers to the title, content, or use of the described real property because of force is invalid and is enforceable under Federal Law.
STATE OF TEXAS, COUNTY OF BEXAR
I hereby certify that this instrument was FILED in FILE Number Sequence on the date and at the time stated hereon by me and was duly RECORDED in the Official Public Records of Real Property of Bexar County, Texas on:



OCT 8 1991

Robert D. Green
COUNTY CLERK BEXAR COUNTY, TEXAS

RECORDER'S MEMORANDUM
AT THE TIME OF RECORDATION, THIS INSTRUMENT WAS FOUND TO BE INADEQUATE FOR THE BEST PHOTOGRAPHIC REPRODUCTION BECAUSE OF ILLEGIBILITY, CARBON OR PHOTO COPY, DISCOLORED PAPER, ETC.

FILED IN MY OFFICE *mb*
OCT 8 1991 1:31 PM
ROBERT D. GREEN, County Clerk, Bexar Co.