

**EXHIBIT "A"**

**FIELD NOTES  
for a 1.209 Acre (52,671 SQ. FT.)  
Joint Use Agreement**

**BEING A 1.209 ACRE (52,671 SQ. FT.) TRACT OF LAND, MORE OR LESS, OUT OF THE JOSE O. CARRION SURVEY NO. 278, ABSTRACT NO. 141, COUNTY BLOCK 5039, BEXAR COUNTY, TEXAS, ALSO BEING OUT OF A 77-FOOT WIDE DRAINAGE RIGHT-OF-WAY AS SHOWN ON THE PLAT OF WOODSTONE HILLS SUBDIVISION, A SUBDIVISION RECORDED IN VOLUME 9000, PAGES 126-127, PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 1.209 ACRE (52,671 SQ. FT.) TRACT AS SHOWN ON THE ACCOMPANYING PARCEL PLAT, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCING** for reference at a found ½" iron rod with a yellow plastic cap stamped "SMG ENGR", on the west line of Lot 7, Block 11, N.C.B. 17811, Greenridge North Unit-1, a subdivision recorded in Volume 7500, Pages 25-27, Plat Records of Bexar County, Texas, at the southeast corner of said 77-foot wide drainage right-of-way and the northeast corner of Lot 28, Block 11, N.C.B. 17811 of said Woodstone Hills Subdivision;

Thence N. 30°33'09" W., with the west line of said Lot 7, Block 11, N.C.B. 17811 and the east line of said 77-foot wide drainage right-of-way, a distance of 47.18 feet to a calculated point, for a corner and **POINT OF BEGINNING** of the herein described tract;

Thence Southerly, across said 77-foot wide drainage right-of-way, the following six courses numbered (1) through (6):

(1) S. 59°10'41" W., a distance of 258.62 feet to a calculated point;

(2) S. 09°56'36" E., a distance of 273.73 feet to a calculated point;

(3) S. 31°15'43" E., a distance of 116.58 feet to a calculated point;

(4) S. 22°07'41" E., a distance of 255.50 feet to a calculated point;

(5) S. 10°16'55" W., a distance of 314.33 feet to a calculated point;

(6) S. 00°20'16" W., a distance of 288.70 feet to a calculated point on the south line of said 77-foot wide drainage right-of-way and the north line of a variable width

drainage right-of-way out of Heatherwood Subdivision, a subdivision recorded in Volume 9560, Page 115, Plat Records of Bexar County, Texas, for the southeast corner of the herein described tract;

(7) Thence S.  $59^{\circ}17'48''$  W., with the south line of said 77-foot wide drainage right-of-way and the north line of said variable width drainage right-of-way, a distance of 68.20 feet to a found  $\frac{1}{2}''$  iron rod at the southwest corner of said 77-foot wide drainage right-of-way, the northwest corner of said variable width drainage right-of-way, the southeast corner of Lot 10, Block 3, N.C.B. 17814 of said Woodstone Hills Subdivision and the northeast corner of Lot 35, Block 11, N.C.B. 17810 of said Heatherwood Subdivision, for the southwest corner of the herein described tract;

Thence Northerly, with the west line of said 77-foot wide drainage right-of-way and the east line of Block 3, N.C.B. 17814 of said Woodstone Hills Subdivision, the following eight courses numbered (8) through (15):

(8) N.  $17^{\circ}03'51''$  E., a distance of 73.21 feet to a calculated point;

(9) N.  $00^{\circ}49'40''$  E., a distance of 286.29 feet to a calculated point at the point of curvature of a curve to the right;

(10) Along said curve to the right having a radius of 260.27 feet, a central angle of  $19^{\circ}14'11''$ , a chord which bears, N.  $10^{\circ}26'45''$  E., 86.97 feet, and an arc distance of 87.38 feet to a calculated point at the point of tangency;

(11) N.  $20^{\circ}03'51''$  E., a distance of 37.69 feet to a calculated point at the point of curvature of a curve to the left;

(12) Along said curve to the left having a radius of 341.00 feet, a central angle of  $43^{\circ}20'32''$ , a chord which bears, N.  $01^{\circ}36'25''$  W., 251.85 feet, and an arc distance of 257.95 feet to a calculated point at the point of reverse curvature;

(13) Along a curve to the right having a radius of 3502.60 feet, a central angle of  $04^{\circ}25'08''$ , a chord which bears, N.  $25^{\circ}45'17''$  W., 270.06 feet, and an arc distance of 270.14 feet to a calculated point at the point of reverse curvature;

(14) Along a curve to the left having a radius of 213.38 feet, a central angle of  $29^{\circ}33'40''$ , a chord which bears, N.  $12^{\circ}59'30''$  W., 108.87 feet, and an arc distance of 110.09 feet to a calculated point at the point of reverse curvature;

(15) Along a curve to the right having a radius of 335.00 feet, a central angle of  $29^{\circ}18'28''$ , a chord which bears, N.  $16^{\circ}43'30''$  W., 169.50 feet, and an arc distance of 171.36 feet to a calculated point on the south line of a 3.991 acre tract described in a Warranty Deed with Vendor's Lien dated March 31, 2003 to Michael J. Belk

and Joni L. Belk, recorded in Volume 9928, Page 2220, Official Public Records of Real Property of Bexar County, Texas, at the northwest corner of said 77-foot wide drainage right-of-way and the northeast corner of Lot 27, Block 3, N.C.B. 17814 of said Woodstone Hills Subdivision, for the northwest corner of the herein described tract;

(16) Thence N. 59°12'29" E., with the north line of said 77-foot wide drainage right-of-way and the south line of said 3.991 acre tract, a distance of 305.72 feet to a calculated point on the west line of Lot 6, Block 11, N.C.B. 17811 of said Greenridge North Unit-1, at the northeast corner of said 77-foot wide drainage right-of-way and the southeast corner of said 3.991 acre tract, for the northeast corner of the herein described tract;

(17) Thence S. 30°33'09" E., with the east line of said 77-foot wide drainage right-of-way and the west line of said Lots 6 and 7, Block 11, a distance of 30.00 feet to the **POINT OF BEGINNING** and containing 1.209 acres (52,671 Square Feet) of land, more or less.

NOTE: All calculated points described herein to be monumented with a ½" iron rod with a yellow plastic cap stamped "B.M.B. INC., EASEMENT" after easement acquisition.

Bearings based on NAD 83(93), Texas South Central Zone, Surface Coordinates, Scale Factor 1.00017.

All distances are surface.

A plat of even date herewith accompanies this metes and bounds description.

**THE STATE OF TEXAS** §  
§  
**COUNTY OF BEXAR** §

KNOW ALL MEN BY THESE PRESENTS:

That I, Gregorio Lopez, Jr., a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at San Antonio, Bexar County, Texas, this 10<sup>th</sup> day of May, 2013, A.D.

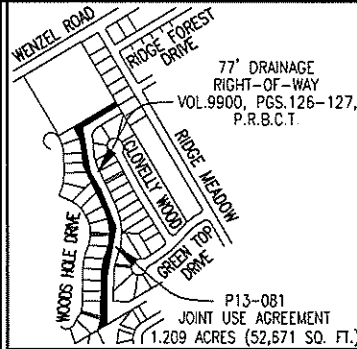
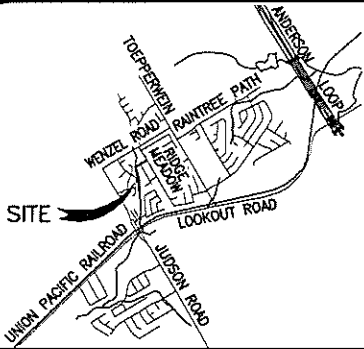


Bain Medina Bain, Inc.  
7073 San Pedro Ave.  
San Antonio, Texas 78216  
210-494-7223

  
\_\_\_\_\_  
Gregorio Lopez, Jr.  
Registered Professional Land Surveyor  
No. 5272 – State of Texas

Saws Parcel: P13-081

Owner: City of San Antonio  
Project Name: San Antonio Water System  
Cibola Creek Sewershed Flow Diversion Project  
SAWS Job No.: 11-2511

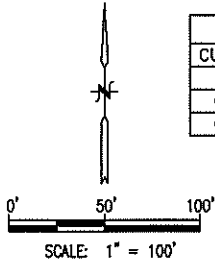


LINE TABLE		
LINE	BEARING	DISTANCE
L1	S30°33'09"E	30.00'

LOCATION MAP NOT TO SCALE

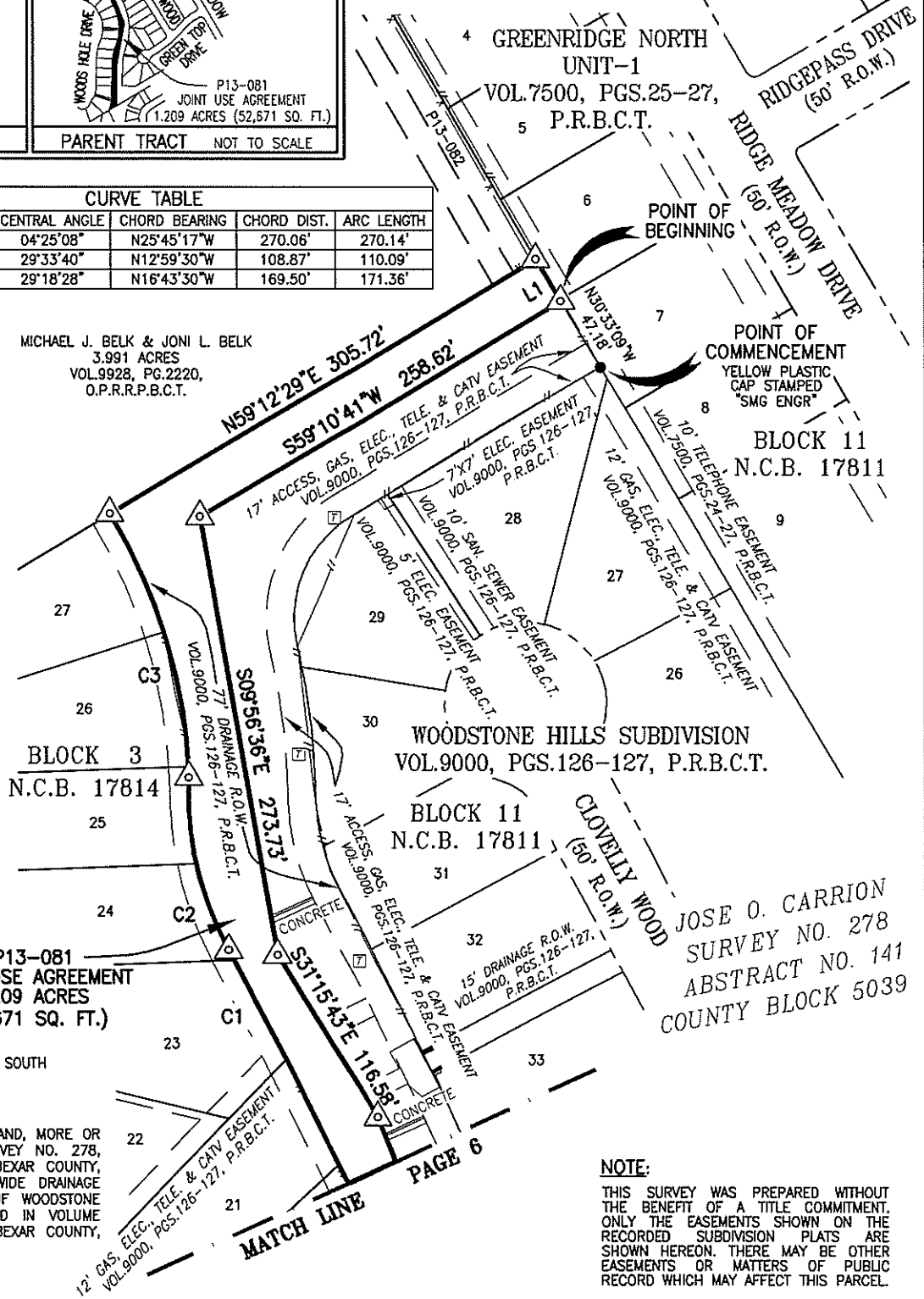
PARENT TRACT NOT TO SCALE

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	CHORD BEARING	CHORD DIST.	ARC LENGTH
C1	3502.60'	04°25'08"	N25°45'17"W	270.06'	270.14'
C2	213.38'	29°33'40"	N12°59'30"W	108.87'	110.09'
C3	335.00'	29°18'28"	N16°43'30"W	169.50'	171.36'



MICHAEL J. BELK & JONI L. BELK  
3.991 ACRES  
VOL.9928, PG.2220,  
O.P.R.R.P.B.C.T.

LEGEND	
●	FOUND 1/2" IRON ROD UNLESS NOTED OTHERWISE
△	CALCULATED POINT TO BE MONUMENTED WITH A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "BMB INC. EASEMENT" AFTER EASEMENT ACQUISITION
●	POWER POLE
→	GUY ANCHOR
●	SIGN
—O—	OVERHEAD ELECTRIC
—X—	BARBED WIRE FENCE
—OO—	CHAIN LINK FENCE
—//—	WOOD FENCE
---	EXISTING R.O.W
---	PROPOSED PARCEL
P.R.B.C.T.	PLAT RECORDS OF BEXAR COUNTY, TEXAS
D.R.B.C.T.	DEED RECORDS OF BEXAR COUNTY, TEXAS
O.P.R.R.P.B.C.T.	OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS



**BEARING SOURCE:**

NAD 83(93) TEXAS STATE PLANE COORDINATES SOUTH  
CENTRAL ZONE, SCALE FACTOR 1.00017

**SURVEY PLAT SHOWING:**

A 1.209 ACRE (52,671 SQ. FT.) TRACT OF LAND, MORE OR LESS, OUT OF THE JOSE O. CARRION SURVEY NO. 278, ABSTRACT NO. 141, COUNTY BLOCK 5039, BEXAR COUNTY, TEXAS, ALSO BEING OUT OF A 77-FOOT WIDE DRAINAGE RIGHT-OF-WAY AS SHOWN ON THE PLAT OF WOODSTONE HILLS SUBDIVISION, A SUBDIVISION RECORDED IN VOLUME 9000, PAGES 126-127, PLAT RECORDS OF BEXAR COUNTY, TEXAS.

**NOTE:**

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT. ONLY THE EASEMENTS SHOWN ON THE RECORDED SUBDIVISION PLATS ARE SHOWN HEREON. THERE MAY BE OTHER EASEMENTS OR MATTERS OF PUBLIC RECORD WHICH MAY AFFECT THIS PARCEL.

**PREPARED BY:**



BAIN MEDINA BAIN, INC.  
ENGINEERS & SURVEYORS  
7073 San Pedro Ave.  
San Antonio, Texas 78216  
210/494-7223  
TLSF REG No. 100209-00

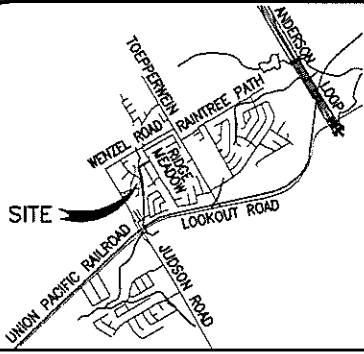
Saws Parcel: P13-081

Owner: City of San Antonio  
 Project Name: San Antonio Water System  
 Cibola Creek Sewershed Flow Diversion Project  
 SAWS Job No.: 11-2511

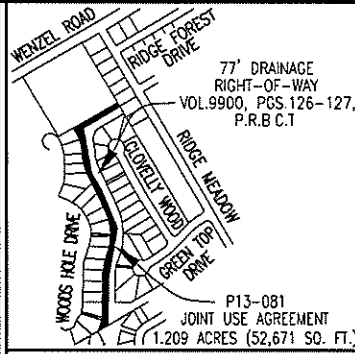
LINE TABLE		
LINE	BEARING	DISTANCE
L2	N20°03'51"E	37.69'

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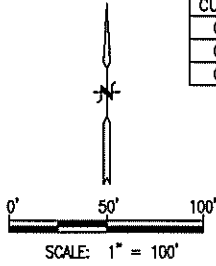


LOCATION MAP NOT TO SCALE



PARENT TRACT NOT TO SCALE

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	CHORD BEARING	CHORD DIST.	ARC LENGTH
C4	260.27'	19°14'11"	S10°26'45"W	86.97'	87.38'
C5	341.00'	43°20'32"	N01°36'25"W	251.85'	257.95'
C6	3502.60'	4°25'08"	N25°45'17"W	270.06'	270.14'



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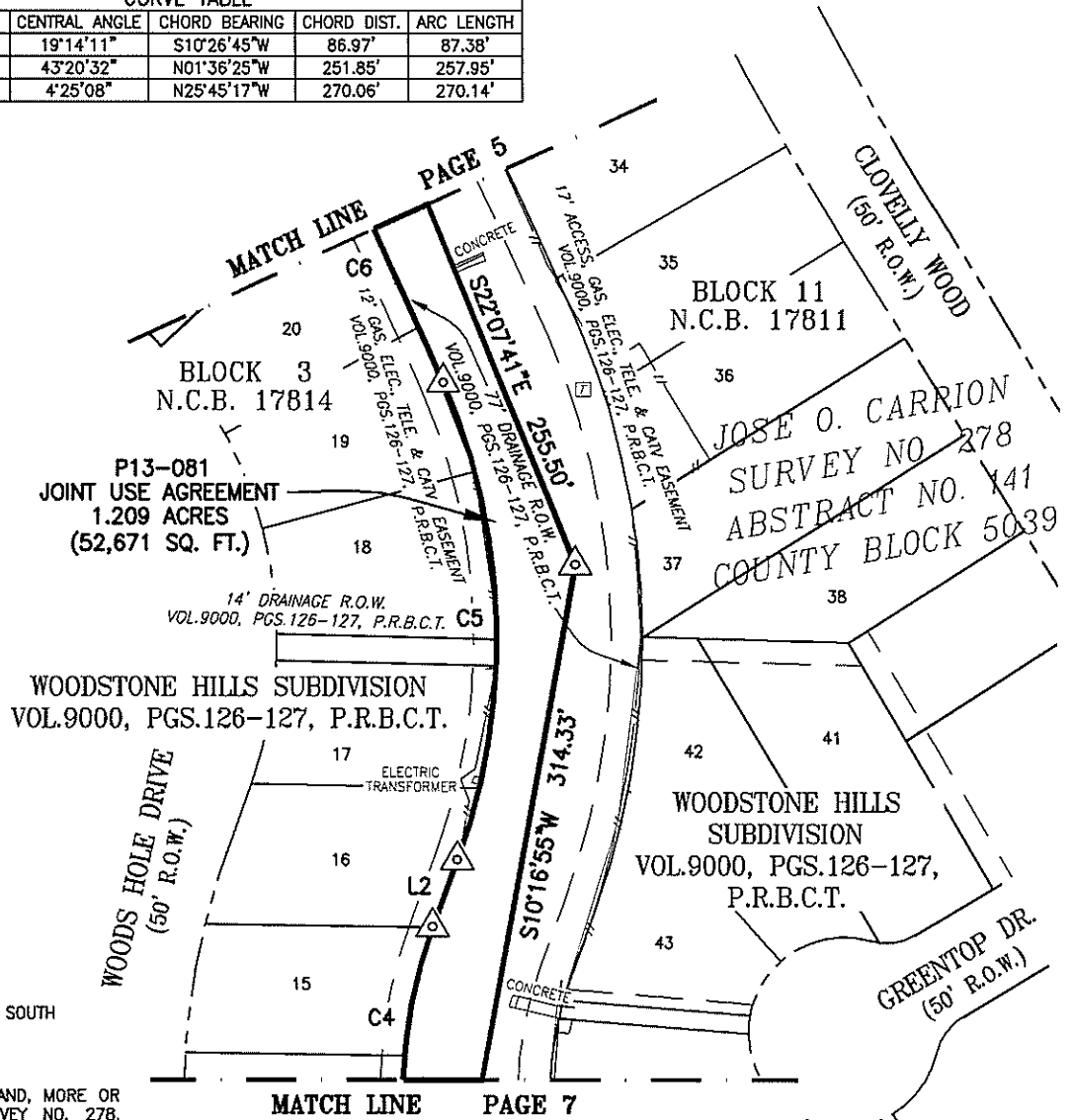
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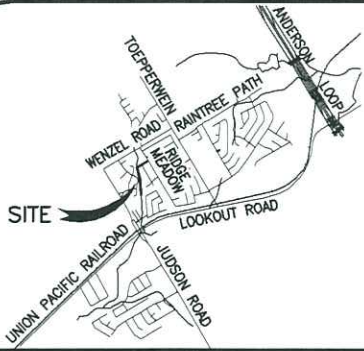


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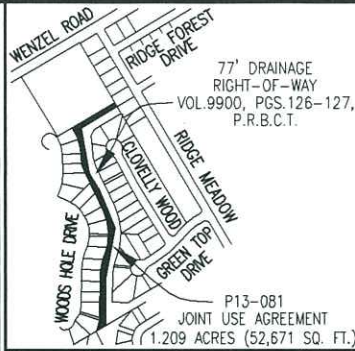
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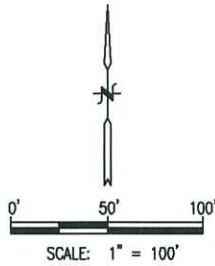
JOSE O. CARRION SURVEY NO. 278  
ABSTRACT NO. 141  
COUNTY BLOCK 5039



LOCATION MAP NOT TO SCALE



PARENT TRACT NOT TO SCALE



LEGEND

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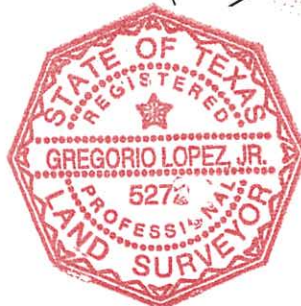
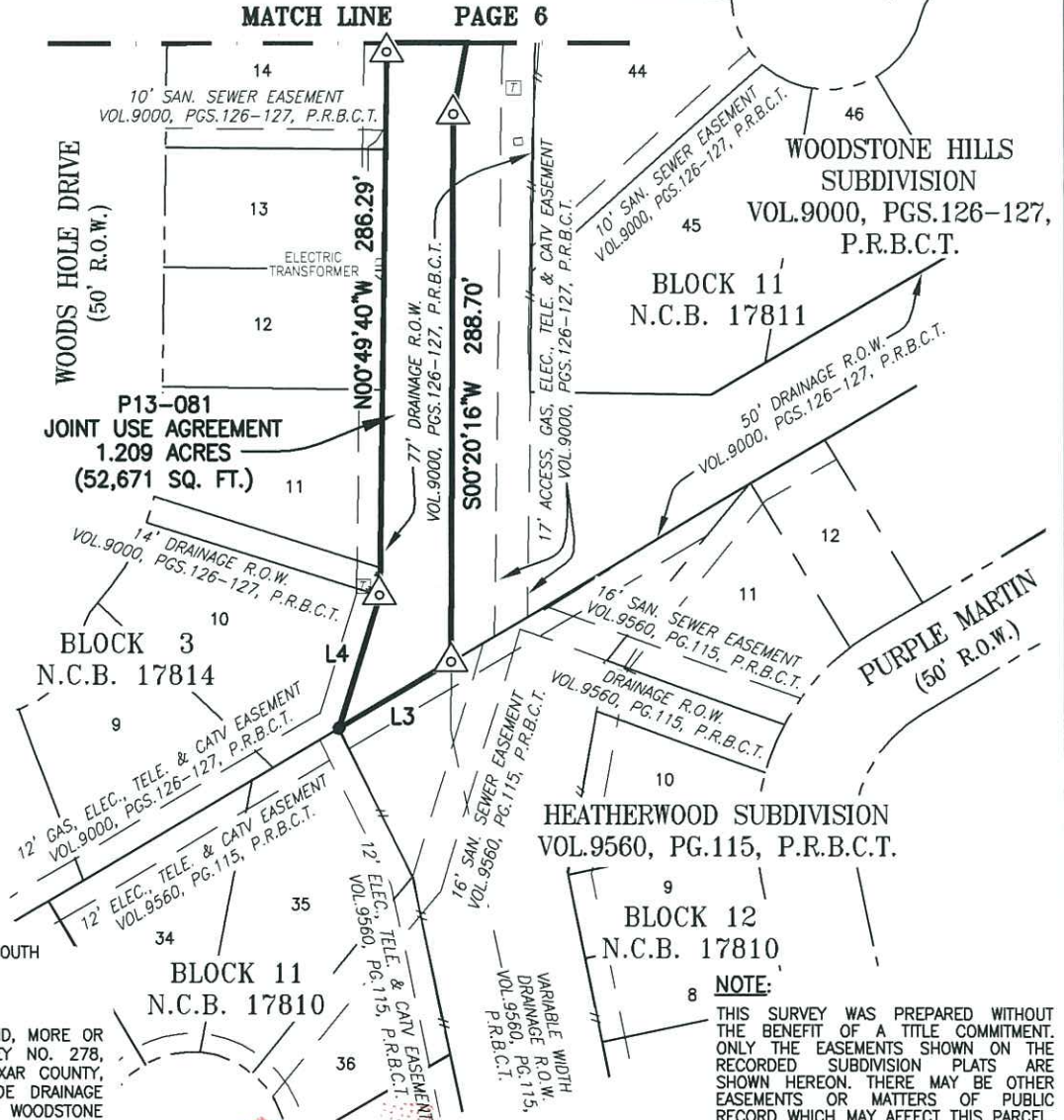
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TLSF REG No. 100209-00



STATE OF TEXAS }  
COUNTY OF BEXAR }

THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

THIS 10TH DAY OF MAY, 20 13 A.D.

*Gregorio Lopez, Jr.*  
Gregorio Lopez, Jr.  
Registered Professional Land Surveyor  
No. 5272 - State of Texas

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