



• Engineers
• Surveyors
• Planners

Moy Tarin Ramirez Engineers, LLC

Field Notes for a Tract of Land
Containing 1.473 Acres
(Right-of-way Abandonment)

1.473 acres (64,169.70 square feet) of land in the City of San Antonio, Bexar County, Texas out of a 5.009 acre Public Waterway Right-of-way, Civic Center, Project No. 5 Tex. R-83 Urban Renewal Agency City of San Antonio, Texas, as shown on subdivision plat recorded in Volume 9518, Pages 116-126 of the Official Public Records of Bexar County, Texas, said 1.473 acre tract of land being more particularly described as follows:

Beginning: at a point on the south right-of-way line of East Commerce Street, a variable width right-of-way, being the northwest corner of Lot 1, Block 1, New City Block 13812, as shown on said Civic Center, Project No. 5 Tex. R-83 Urban Renewal Agency City of San Antonio, Texas, being the northeast corner of said 5.009 acre Public Waterway Right-of-way, and being the northeast corner of the herein described tract;

Thence, leaving the south right-of-way line of said East Commerce Street, with the east line of said 5.009 acre Public Waterway Right-of-way, South 14 degrees 02 minutes 37 seconds East, a distance of 204.69 feet to a point on the north right-of-way line of East Market Street, a variable-width right-of-way, being the southwest corner of said Lot 1, Block 1, the southeast corner of said 5.009 acre Public Waterway Right-of-way, and being the southeast corner of the herein described tract;

Thence, with the north right-of-way line of said East Market Street, and with the south line of said 5.009 acre Public Waterway Right-of-way, North 75 degrees 03 minutes 09 seconds West, a distance of 306.04 feet to a point, being the southwest corner of the herein described tract;

Thence, leaving the north right-of-way line of said East Market Street, over said 5.009 acre Public Waterway Right-of-way, the following ten (10) courses:

North 14 degrees 21 minutes 05 seconds East, a distance of 21.85 feet to a point, being an angle point in the herein described tract;

South 45 degrees 45 minutes 59 seconds West, a distance of 8.85 feet to a point, being an angle point in the herein described tract;

North 14 degrees 12 minutes 27 seconds East, a distance of 12.96 feet to a point, being an interior corner in the herein described tract;

North 75 degrees 47 minutes 33 seconds West, a distance of 4.24 feet to a point, being a corner in the herein described tract;

North 14 degrees 15 minutes 34 seconds East, a distance of 65.20 feet to a point, being an angle point in the herein described tract;

North 20 degrees 30 minutes 15 seconds West, a distance of 15.39 feet to a point, being an angle point in the herein described tract;

North 75 degrees 44 minutes 26 seconds West, a distance of 12.10 feet to a point being a point of tangent curvature to the right;

Along the arc of said curve to the right, a distance of 34.56 feet, having a radius of 11.00 feet, a central angle of 180 degrees 00 minutes 00 seconds, and a chord bearing and distance of North 14 degrees 09 minutes 41 seconds East, 22.00 feet to a point being a point of tangency;

South 75 degrees 44 minutes 26 seconds East, a distance of 19.92 feet to a point, being an interior corner in the herein described tract;

North 14 degrees 15 minutes 34 seconds East, a distance of 72.77 feet to a point on the south right-of-way line of said East Commerce Street and on the north line of said 5.009 acre Public Waterway Right-of-way being the northwest corner of the herein described tract;

Thence, with the south right-of-way line of said East Commerce Street, and with the north line of said 5.009 acre Public Waterway Right-of-way, South 75 degrees 57 minutes 01 seconds East, a distance of 315.08 to the **Point of Beginning**, containing 1.473 acres (64,169.70 square feet) of land.

Note: Basis of bearing was established from the State Plane Coordinate System, North American Datum of 1983, Texas South Central Zone. An Exhibit of even date was prepared for this description.



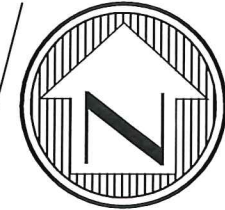
Stephanie L. James

Stephanie L. James, R.P.L.S.
Registered Professional Land Surveyor
No. 5950

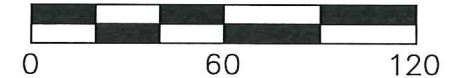
Date: 2017-11-01 Job No. 16016

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	21.85'	N14°21'05"E
L2	8.85'	S45°45'59"W
L3	12.96'	N14°12'27"E
L4	4.24'	N75°47'33"W
L5	15.39'	N20°30'25"W
L6	12.10'	N75°44'26"W
L7	19.92'	S75°44'26"E

CURVE TABLE					
CURVE NO.	DELTA	ARC LENGTH	RADIUS	CHORD BEARING	CHORD DIST.
C1	180°00'00"	34.56'	11.00'	N14°09'41"E	22.00'



SCALE: 1"=60'



LEGEND:

- O.P.R.B.C.T. OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT-OF-WAY

(3.536 ACRES)
 REMAINDER OF
 PUBLIC WATERWAY R.O.W.
 BLOCK 1 N.C.B. 13812
 CIVIC CENTER, PROJECT NO. 5
 TEX. R-83
 URBAN RENEWAL AGENCY
 CITY OF SAN ANTONIO, TEXAS
 VOL. 9518, PG'S 116-126
 O.P.R.B.C.T.

1.473 ACRES
 (64,169.70 SQUARE FEET)

EAST COMMERCE STREET
 (VARIABLE WIDTH R.O.W.)
 VOL. 9518, PGS. 122-126
 O.P.R.B.C.T.

P.O.B.

LOT 1 BLOCK 1
 N.C.B. 13812
 CIVIC CENTER, PROJECT NO. 5
 TEX. R-83
 URBAN RENEWAL AGENCY
 CITY OF SAN ANTONIO, TEXAS
 VOL. 9518, PG'S 116-126
 O.P.R.B.C.T.

BOWIE STREET
 (VARIABLE WIDTH R.O.W.)
 VOL. 9518, PGS. 122-126
 O.P.R.B.C.T.

GENERAL NOTES:

- 1) BASIS OF BEARING WAS ESTABLISHED FROM THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983, TEXAS SOUTH CENTRAL ZONE.
- 2) ONLY THOSE COPIES WHICH BEAR AN ORIGINAL INK IMPRESSION SEAL AND AN ORIGINAL SIGNATURE OF THE SURVEYOR WILL BE CONSIDERED A "VALID" COPY. MOY TARIN RAMIREZ ENGINEERS, LLC., WILL NOT BE RESPONSIBLE FOR THE CONTENT OF ANYTHING OTHER THAN A VALID COPY OF THIS EXHIBIT.
- 3) A FIELD NOTE DESCRIPTION OF EVEN DATE WAS PREPARED FOR THIS EXHIBIT.
- 4) UNLESS OTHERWISE NOTED, ALL PROPERTY CORNERS ARE POINTS.



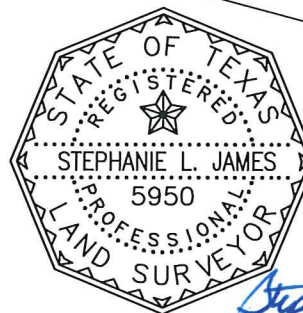
- Engineers
- Surveyors
- Planners

Moy Tarin Ramirez Engineers, LLC

FIRM TBPE NO. F-5297 TBPLS FIRM NO. 10131500

12770 CIMARRON PATH, SUITE 100
 SAN ANTONIO, TEXAS 78249

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Stephanie L. James

EAST MARKET STREET
 (VARIABLE WIDTH R.O.W.)
 VOL. 9569, PG. 36
 O.P.R.B.C.T.

EXHIBIT OF

RIGHT-OF-WAY ABANDONMENT

1.473 ACRES (64,169.70 SQUARE FEET) OF LAND IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS OUT OF A 5.009 ACRE PUBLIC WATERWAY RIGHT-OF-WAY, CIVIC CENTER, PROJECT NO. 5 TEX. R-83 URBAN RENEWAL AGENCY CITY OF SAN ANTONIO, TEXAS, AS SHOWN ON SUBDIVISION PLAT RECORDED IN VOLUME 9518, PAGES 116-126 OF THE OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS.

DATE: 2017-11-01

JOB No. 16016