

METES AND BOUNDS DESCRIPTION
FOR
ZONING

A 0.864 of an acre, more or less, tract of land being a portion of Lot 1, Block 6, Parliament Square Subdivision recorded in Volume 7100, Page 21-24 of the Deed and Plat Records of Bexar County, Texas, in New City Block 16249 of the City of San Antonio, Bexar County, Texas. Said 0.864 of an acre tract being more fully described as follows:

- BEGINNING:** At a point on the northeast right-of-way line of Blanco Road, a 120-foot right-of-way, the south corner of Lot 5, Block 1, Canavan Plaza Subdivision recorded in Volume 9300, Page 196 of the Deed and Plat Records of Bexar County, Texas and the west corner of said Lot 1;
- THENCE:** N 40°42'39" E, departing the northeast right-of-way line of said Blanco Road, along and with the northwest line of said Lot 1, a distance of 309.27 feet to a point;
- THENCE:** S 49°17'21" E, over and across said Lot 1, a distance of 163.76 feet to a point;
- THENCE:** S 56°41'31" W, continuing over and across said Lot 1, a distance of 340.96 feet to a point on the northeast right-of-way line of said Blanco Road, the southwest line of said Lot 1;
- THENCE:** Northwesterly, along and with the northeast right-of-way line of said Blanco Road, the southwest line of said Lot 1, along a non-tangent curve to the left, said curve having a radial bearing of S 55°43'40" W, a radius of 11519.19 feet, a central angle of 00°21'34", a chord bearing and distance of N 34°27'07" W, 72.29 feet, for an arc length of 72.29 feet to the POINT OF BEGINNING, and containing 0.864 of an acre in the City of San Antonio, Bexar County, Texas. Said tract being described in accordance with an exhibit prepared under job number 11537-00 by Pape-Dawson Engineers, Inc.

“This document was prepared under 22TAC663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.”

PREPARED BY: Pape-Dawson Engineers, Inc.
DATE: April 18, 2018
JOB NO. 11537-00
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