

TX LANDMARK SURVEYING

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TBPLS Firm No. 10164600

FIELD NOTES FOR 2.740 ACRES (119,384 SQFT) OF LAND LEALAND DRIVE ROW TO BE ABANDONED AND BLACKBERRY DRIVE ROW TO BE ABANDONED

BEING 2.740 acres (119,384 sqft) of land comprised of a portion of LEALAND DRIVE (50' ROW) as shown on the plat of ROLLINGWOOD ESTATES, UNIT 3, recorded in Volume 2805, Page 2, Deed and Plat Records of Bexar County, Texas, (DPRBCT), which lies between the northwestern ROW of WURZBACH ROAD and 1 foot southeast of the southeastern boundary of the CRYSTAL HILLS SUBDIVISION, UNIT 6, recorded in Volume 9558, Pages 145 and 146, DPRBCT, and a portion of BLACKBERRY DRIVE (60' ROW) as shown on said plat of ROLLINGWOOD ESTATES, UNIT 3 and as shown on the plat of ROLLINGWOOD ESTATES, UNIT 2, recorded in Volume 2575, Page 295, DPRBCT, which lies between the northeastern ROW of KIMBALL DRIVE as shown on said plat of ROLLINGWOOD ESTATES, UNIT 3, and the southwestern ROW of CRYSTAL RUN (future 60' public ROW), said 2.740 acres being more particularly described by metes and bounds as follows:

BEGINNING at a found 3" aluminum Texas DOT monument for a southern corner of this tract, the easternmost corner of the remaining portion of LOT 1, BLOCK 16, NCB 18106, of said ROLLINGWOOD ESTATES, UNIT 3, on the northwestern ROW of WURZBACH ROAD (variable width ROW), from which a found 3" aluminum Texas DOT monument on the southeastern boundary of the remaining portion of LOT 6, BLOCK 13, NCB 18103, of said ROLLINGWOOD ESTATES, the northwestern ROW of said WURZBACH ROAD which bears North 43°54'36" East for 235.57 feet for reference;

THENCE North 46°06'19" West for 541.98 feet along a southwestern boundary of this tract, the northeastern boundary of BLOCK 16, NCB 18106, of said ROLLINGWOOD ESTATES, UNIT 3, to a found 1" pipe for an interior corner of this tract, the northernmost corner of said BLOCK 16;

THENCE South 43°57'19" West for 650.21 feet along a southeastern boundary of this tract, the northwestern boundary of BLOCK 16, NCB 18106, of said ROLLINGWOOD ESTATES, UNIT 3, to a point for a southern corner of this tract, the westernmost corner of said BLOCK 16, at the intersection of the southeastern ROW of BLACKBERRY DRIVE and the northeastern ROW of KIMBALL DRIVE (50' ROW);

THENCE North 46°06'16" West for 59.47 feet along a southwestern boundary of this tract, the northeastern ROW of KIMBALL, to a point for the westernmost corner of this tract, the southernmost corner of BLOCK 15, NCB 18105, of said ROLLINGWOOD ESTATES, UNIT 3, at the intersection of the northwestern ROW of BLACKBERRY DRIVE and the northeastern ROW of KIMBALL DRIVE;

THENCE North 43°53'10" East for 650.24 feet along a northwestern boundary of this tract, the southwestern boundary of said BLOCK 15, NCB 18105 of said ROLLINGWOOD ESTATES, UNIT 3, to a found 1" pipe for an interior corner of this tract, the easternmost corner of said BLOCK 15, at the intersection of the northwestern ROW of BLACKBERRY DRIVE and the southwestern ROW of LEALAND DRIVE;

THENCE North 46°06'45" West for 516.52 feet along a southwestern boundary of this tract, the northeastern boundary of BLOCK 15, NCB 18105, of said ROLLINGWOOD ESTATES, UNIT 3, to a point for a northwestern corner of this tract, being 1 foot southeast of the southeast boundary of BLOCK 12, NCB 18089, CRYSTAL HILLS SUBDIVISION, UNIT 6, recorded in Volume 9558, Pages 145 - 146, DPRBCT;

THENCE North 48°18'47" East for 50.21 feet along a northwestern boundary of this tract, 1 foot southeast of and parallel with the southeast boundary of BLOCK 12, NCB 18089, of said CRYSTAL HILLS SUBDIVISION, UNIT 6, to a point for the northernmost corner of this tract on the southwestern boundary of BLOCK 12, NCB 18102, of said ROLLINGWOOD ESTATES, UNIT 3, recorded in Volume 2805, Page 2, DPRBCT;

THENCE South 46°06'34" East for 512.67 feet along a northeastern boundary of this tract, the southwestern boundary of BLOCK 12, NCB 18102, of said ROLLINGWOOD ESTATES, UNIT 3, to a found 1" pipe for an interior corner of this tract, the southernmost corner of said BLOCK 12, NCB 18102, of said ROLLINGWOOD ESTATES, UNIT 3, recorded in Volume 2805, Page 2, DPRBCT;

THENCE North 43°52'10" East for 392.91 feet along a northwestern boundary of this tract, the southeastern boundary of said BLOCK 12, NCB 18102 and the southeastern boundary of BLOCK 9, NCB 18099 of ROLLINGWOOD ESTATES, UNIT 2 recorded in Volume 2575, Page 295, DPRBCT, to a set 1/2" rebar with plastic cap stamped "TXLMS.COM RPLS #6002" for a northwestern corner of this tract on the southwestern ROW of said CRYSTAL RUN;

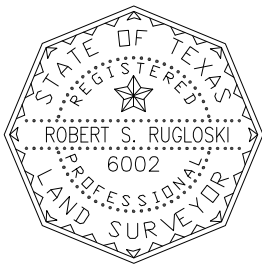
THENCE Easterly for 67.25 feet along a curve to the right (R=670.00', $\Delta=05^{\circ}45'03"$, CB=South 72°40'22" East, CH=67.22) along a northeastern boundary of this tract, the southwestern ROW of said CRYSTAL RUN to a set 1/2" rebar with plastic cap stamped "TXLMS.COM RPLS #6002" for a northeastern corner of this tract on the northwestern boundary of BLOCK 10, NCB 18100, of said ROLLINGWOOD ESTATES, UNIT 2;

THENCE South 43°51'30" West for 423.04 feet along a southeastern boundary of this tract, the northwestern boundary of BLOCK 10, NCB 18100 of said ROLLINGWOOD ESTATES, UNIT 2, the northwestern boundary of BLOCK 13, NCB 18103 of said ROLLINGWOOD ESTATES, UNIT 3, to a found 1" pipe for an interior corner of this tract, the westernmost corner of said BLOCK 13;

THENCE South 46°06'19" East for 542.01 feet along a northeastern boundary of this tract, the southwestern boundary of BLOCK 13, NCB 18103, of said ROLLINGWOOD ESTATES, UNIT 3, to a point for the easternmost corner of this tract, the southernmost corner of the remaining portion of LOT 6 of said BLOCK 13, on the northwestern ROW of WURZBACH ROAD;

THENCE South 43°54'36" West for 50.00 feet along a southeastern boundary of this tract, the northwestern ROW of WURZBACH ROAD, to the **POINT OF BEGINNING**.

CONTAINING: 2.740 acres (119,384 sqft) of land.



The Basis of Bearings is Texas State Plane Coordinate System, South Central Zone, NAD 1983. This description was based on a survey made on the ground under my supervision completed on June 12, 2016 from which an exhibit was prepared.

A handwritten signature in black ink that reads "R. S. Rugloski".

Robert S. Rugloski, RPLS #6002
Job #11605051 (DAK/BA) | February 15, 2017