

AN ORDINANCE 2018-11-01-0868

DETERMINING THE PUBLIC USE AND THE PUBLIC NECESSITY FOR AND AUTHORIZING THE ACQUISITION OF PERMANENT AND TEMPORARY ELECTRIC TRANSMISSION AND DISTRIBUTION LINES EASEMENTS THROUGH NEGOTIATION AND/OR CONDEMNATION BY CPS ENERGY OF CERTAIN REAL PROPERTY, FOR ELECTRIC TRANSMISSION AND DISTRIBUTION LINES, COMMUNICATION SYSTEMS AND RELATED APPURTENANCES LOCATED IN SOUTHWESTERN BEXAR COUNTY BEING OUT OF COUNTY BLOCKS 4250, 4251, 4252, 4317, 4318, 4319, 4320, 5197, and 5737, BEXAR COUNTY, TEXAS FOR THE EXPANSION AND OPERATION OF THE CITY OF SAN ANTONIO'S GAS AND ELECTRIC SYSTEMS, INCLUDING THE CPS ENERGY SHEPHERD ROAD SUBSTATION AND TRANSMISSION PROJECT LOCATED NEAREST COUNCIL DISTRICT 4.

* * * * *

WHEREAS, the City Public Service Board of San Antonio ("CPS Energy") has determined that the acquisition of permanent and temporary easement rights to certain real properties located in Bexar County, Texas are necessary and desirable for the expansion and operation of the City of San Antonio Gas and Electric Systems ("the System"), including the construction, operation and maintenance of the Shepherd Road Substation and Transmission Project electric transmission and distribution lines, communication systems and related appurtenances ("the Project"), along the route shown by Overall Project Drawing marked "**EXHIBIT A-1**" and made a part hereof, and has previously budgeted funds to be expended for these purposes, an adequate part of which remains on hand for such purposes; and

WHEREAS, employees, agents and attorneys acting for the City of San Antonio, by and through CPS Energy are in the process of investigating, surveying, defining and negotiating for the acquisition of such easements, on certain real properties as may be needed on behalf of the City of San Antonio; and

WHEREAS, in connection with the acquisition of such easement rights, it may be necessary for CPS Energy to enter upon properties to investigate and survey the needed property interests so that they may be defined and described with specificity for inclusion in any easement agreement or deed, or, if necessary, as part of any filings to institute proceedings in eminent domain to acquire the necessary property rights; **NOW, THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The above caption and recitals are incorporated herein for all purposes.

SECTION 2. Public necessity requires that the City of San Antonio acquire permanent and temporary easements, over, under, across, and upon certain real property ("Easement Properties") for the public purpose of expansion and operation of the System, including the construction, operation and maintenance of the Project, along the route shown by Overall Project Drawing marked "**EXHIBIT A-1**" and made a part hereof, for the City of San Antonio Gas and Electric Systems. Public necessity requires the City of San Antonio to acquire the easements either through purchase or by the process of eminent domain, and to take all other lawful action necessary or incidental to such acquisitions or eminent domain proceedings to investigate, survey, specify, define and secure the necessary property rights. The City Council further

finds that the public purpose to be served and public use addressed by this ordinance is paramount to any private or public uses that may be encountered along the route.

SECTION 3. The Easement Properties which are the subject of Section 2 for which permanent and temporary easements are required for the Project are described in “**EXHIBIT A-2**” through “**EXHIBIT A-36**”, which Exhibits are attached to and are made a part of this Ordinance for all purposes.


SECTION 4. CPS Energy, acting by and through its attorneys, is hereby directed and authorized to institute and prosecute to conclusion all necessary proceedings to condemn the property interests described in Section 3 of this Ordinance and to acquire such interests in land as CPS Energy is unable to acquire through negotiation by reason of its inability to agree with the owners of the land as to the value of such interest in land, and to take any other legal action necessary or incidental to such acquisitions or eminent domain proceedings to investigate, survey, specify, define and secure the necessary property rights.

SECTION 5. All acts and proceedings done or initiated by the employees, agents and attorneys of CPS Energy for the acquisition of such property interest rights are hereby authorized, ratified, approved, confirmed and validated and declared to be valid in all respects as of the respective dates of such acts and proceedings, with and in regard to the grantors from whom such rights are being purchased or acquired.


SECTION 6. Severability: If any provision, section, subsection, sentence, clause or phrase of this Ordinance, or the application of same to any person or set of circumstances is for any reason held to be unconstitutional, void, or invalid, the validity of the remaining portions of this Ordinance shall not be affected thereby, it being the intent of the City Council in adopting this Ordinance that no portion hereof, or provisions or regulation contained herein, shall become inoperative or fail by reason of any unconstitutionality or invalidity of any other portion hereof and all provisions of this Ordinance are declared to be severable for that purpose.

SECTION 7. This Ordinance shall be effective immediately upon passage by eight or more affirmative votes; otherwise, it shall be effective on the tenth day after passage.

PASSED AND APPROVED this 1st day of November, 2018.



M A Y O R
Ron Nirenberg

ATTEST:



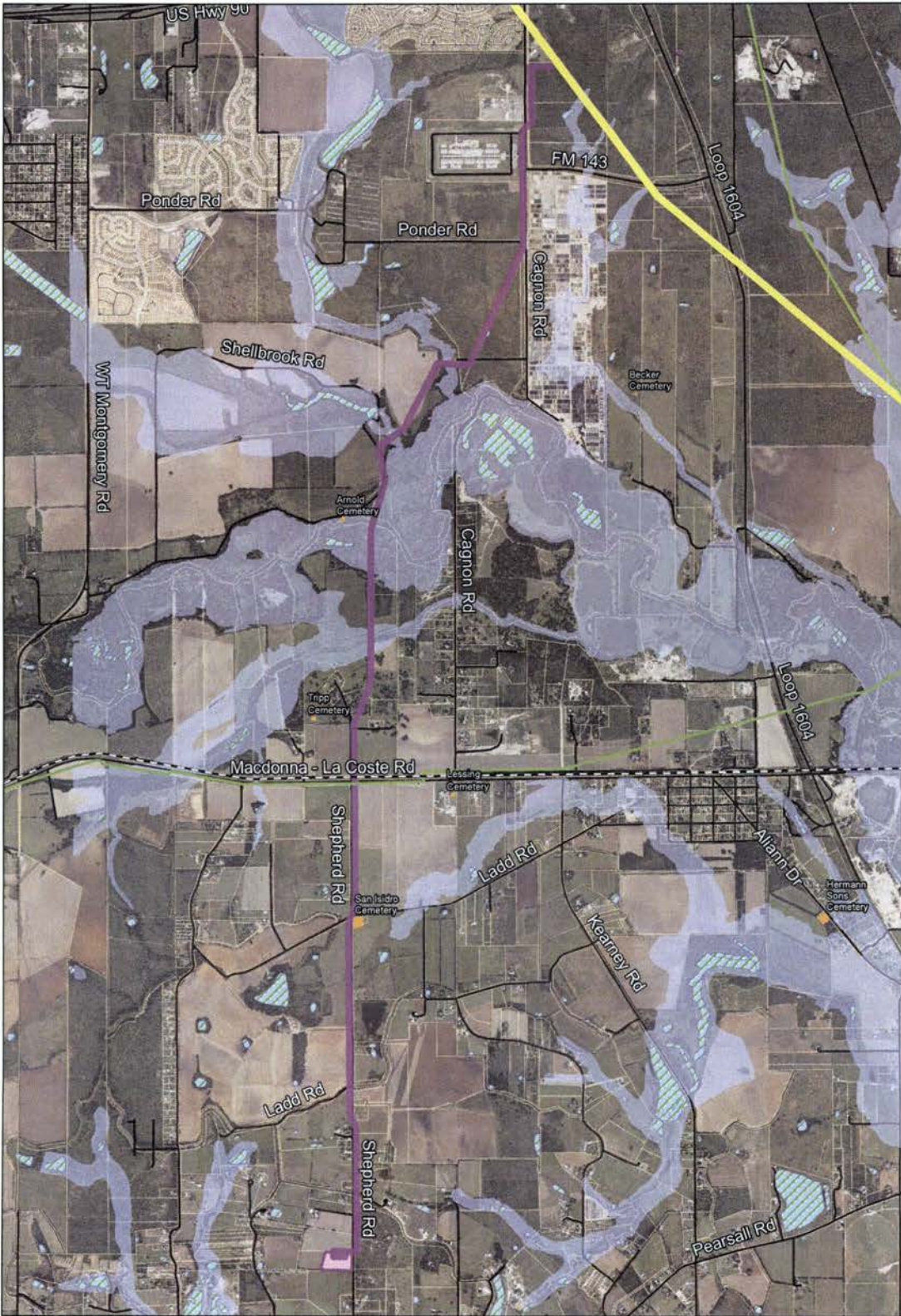
Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:



for Andrew Segovia, City Attorney

Agenda Item:	10						
Date:	11/01/2018						
Time:	12:58:34 PM						
Vote Type:	Motion to Approve						
Description:	Ordinance declaring the CPS Energy Shepherd Road Substation and Transmission Project, a public use project, on behalf of City Public Service (CPS) Energy, authorizing the acquisition through negotiation or condemnation of approximately 26 permanent easement parcels, two permanent access easement parcels and seven temporary construction easement parcels involving 22 property owners to construct approximately 29,200 feet of transmission line starting at the Shepherd Road Substation near the intersection of Shepherd Road and Jarratt Road, and extending north along Shepherd Road across Macdona Lacoste Road and heads north to a northeasterly direction to Cagnon Road in southwestern Bexar County, Texas nearest to Council District 4. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x				
William Cruz Shaw	District 2	x					
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x			x	
Shirley Gonzales	District 5	x					
Greg Brockhouse	District 6		x				
Ana E. Sandoval	District 7		x				
Manny Pelaez	District 8		x				x
John Courage	District 9		x				
Clayton H. Perry	District 10		x				



SWCA
ENVIRONMENTAL CONSULTANTS

Legend

- Approved Substation Site
- Approved Transmission Line Route
- Railroads
- Existing CPS Energy Line
- Oil/Gas Pipeline
- 100-year Floodplain
- Wetlands
- Cemetery
- Broadcasting Tower
- Parcel Boundary

Shepherd Substation
Approved Transmission
Line Route & Substation Site

Vicinity Map

0 3,000 Feet
0 0.5 Miles

Document Path: \\swca\proj\140211\140211_14_Shepherd_Substation\140211_Shepherd_Substation_Site\140211_Shepherd_Substation_Site.dwg

Exhibit "A-1"



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 2
Page 1 of 3

Exhibit A - 2

DESCRIPTION OF A 75-FOOT WIDE ELECTRIC EASEMENT (2.219 ACRES OF LAND)

Being a 75-foot wide Electric Easement, 2.219 acres of land in Bexar County, Texas, being out of a called 38.068 acre tract of land described in Volume 7749, Page 546, Deed Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, County Block (C.B.) 4251, and partially out of the I. Tejada Survey No. 186, Abstract No. 735, C.B. 4250, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on a south line Canal B-1 (called 100' wide, no Deed found), the common corner of said 38.068 acre tract and the east right-of way line of Shepherd Road (R.O.W.-Varies, 60' min.), the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE South 74°09'27" East, departing said east right-of-way line of Shepherd Road, coincident with the common line of the 38.068 acre tract and said Canal B-1, a distance of 39.77 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 61°59'27" East, continuing coincident with said common line, a distance of 30.50 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°24'27" East, departing the south line of Canal B-1, crossing the 38.068 acre tract, a distance of 1284.50 feet to a 1/2" rebar with a "CEC" plastic cap set, the southeast corner of this easement;

THENCE South 88°22'37" West, continuing across the 38.068 acre tract, a distance of 75.05 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 38.068 acre tract and the aforementioned east right-of-way of Shepherd Road, the southwest corner of this easement, from which a 1/2" rebar with a "FORD ENG." cap found at the common corner of the 38.068 acre tract and a called 7.311 acre tract of land described in Volume 13111, Page 787, Official Public Records, Bexar County, Texas, bears South 00°24'28" East, a distance of 364.06 feet;

THENCE coincident with the common line of the 38.068 acre tract and said east right-of-way line of Shepherd Road, the following courses:

North 00°24'27" West, a distance of 1178.76 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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ENGINEERING CONSULTANTS
DON DURDEN, INC

Exhibit A - 2

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North 05°16'57" East, a distance of 100.48 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 00°20'56" West, a distance of 28.75 feet to the **POINT OF BEGINNING**, containing 2.219 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963


LINE TABLE		
LINE	BEARING	LENGTH
L1	S74°09'27"E	39.77'
L2	S61°59'27"E	30.50'
L3	S88°22'37"W	75.05'
L4	N05°16'57"E	100.48'
L5	N00°20'56"W	28.75'

Exhibit A - 2

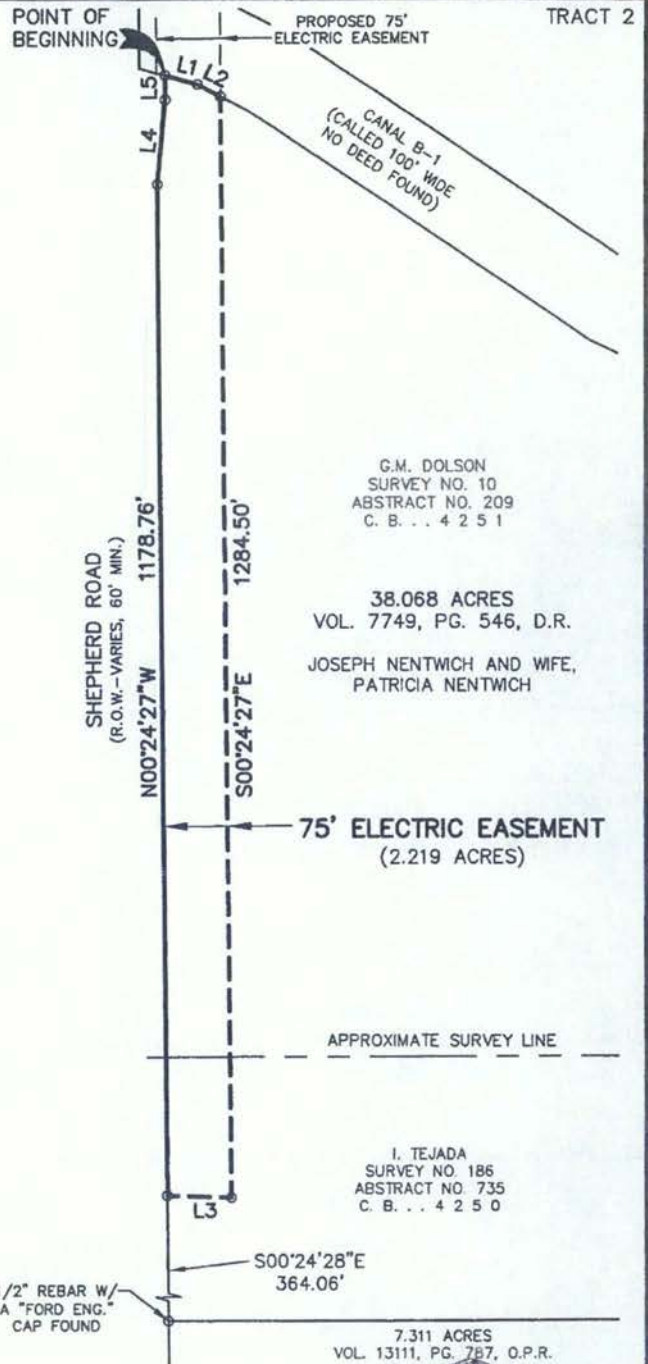



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - Electric Line Right-of-Way Agreement recorded in Volume 9113, Page 431, Volume 10896, Page 1681, Real Property Records of Bexar County, Texas; Volume 9113, Page 431 does not affect subject tract, thus not shown, Volume 10896, Page 431, affects subject tract, blanket in nature.
 - Electric Line Right-of-Way Agreement recorded in Volume 10896, Page 1681, Real Property Records of Bexar County, Texas; Affects subject tract, blanket in nature.
 - Right-of-Way Easement granted to Atascosa Rural Water Supply Corp. recorded in Volume 8014, Page 450, Real Property Records of Bexar County, Texas; Affects subject tract, blanket in nature, limited to a strip of land 15 feet in width.

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800113 -CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF A 75' WIDE ELECTRIC EASEMENT, 2.219 ACRES OF LAND OUT OF A 38.068 ACRE TRACT OF LAND,	DATE 9/24/18 JOB NUMBER S0547625
	COUNTY BLOCK (C.B.) 4250 AND 4251, BEXAR COUNTY, TEXAS	SHEET 3 OF 3	



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 2.5
Page 1 of 3

Exhibit A - 3

DESCRIPTION OF A 75-FOOT WIDE ELECTRIC EASEMENT (0.183 OF ONE ACRE OF LAND)

Being a 75-foot wide Electric Easement, 0.183 of one acre of land in Bexar County, Texas, being out of Canal B-1, called 100-foot wide (no Deed found), also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, County Block (C.B.) 4251, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line, being the north line of said Canal B-1 and a south line of Shepherd Road (R.O.W.-Varies, 60' min.), the **POINT OF BEGINNING**, the northwest corner of this easement, from which the common corner of Canal B-1 and a reentrant corner in the east right-of-way line of said Shepherd Road bears North 75°43'36" West, a distance of 20.57 feet;

THENCE South 75°43'36" East, coincident with said common line, passing at a distance of 10.44 feet, the common corner in the east right-of-way line of Shepherd Road and a remaining portion of a 36.233 acre tract of land described in Volume 12949, Page 1708, Official Public Records of Real Property, Bexar County, Texas, continuing coincident with the north line of Canal B-1 and said remaining portion of the 36.233 acre tract, a total distance of 77.53 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°24'27" East, crossing Canal B-1, a distance of 112.70 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of Canal B-1 and a 38.068 acre tract of land described in Volume 7749, Page 546, Deed Records, Bexar County, Texas, the southeast corner of this easement;

THENCE North 61°59'27" West, coincident with said common line, a distance of 30.50 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 74°09'27" West, continuing coincident with said common line, passing at a distance of 39.77 feet, a 1/2" rebar with a "CEC" plastic cap set, the common corner of the 38.068 acre tract and the aforementioned east right-of-way line of Shepherd Road, continuing coincident with the common line of Canal B-1 and said east right-of-way line of Shepherd Road, a total distance of 50.18 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

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DON DURDEN, INC.

Exhibit A - 3

September 24, 2018
Job No.: S0547625
Tract 2.5
Page 2 of 3

THENCE North 00°24'27" West, departing the east right-of-way line of Shepherd Road, reentrant to and crossing Canal B-1, a distance of 103.80 feet to the **POINT OF BEGINNING**, containing 0.183 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



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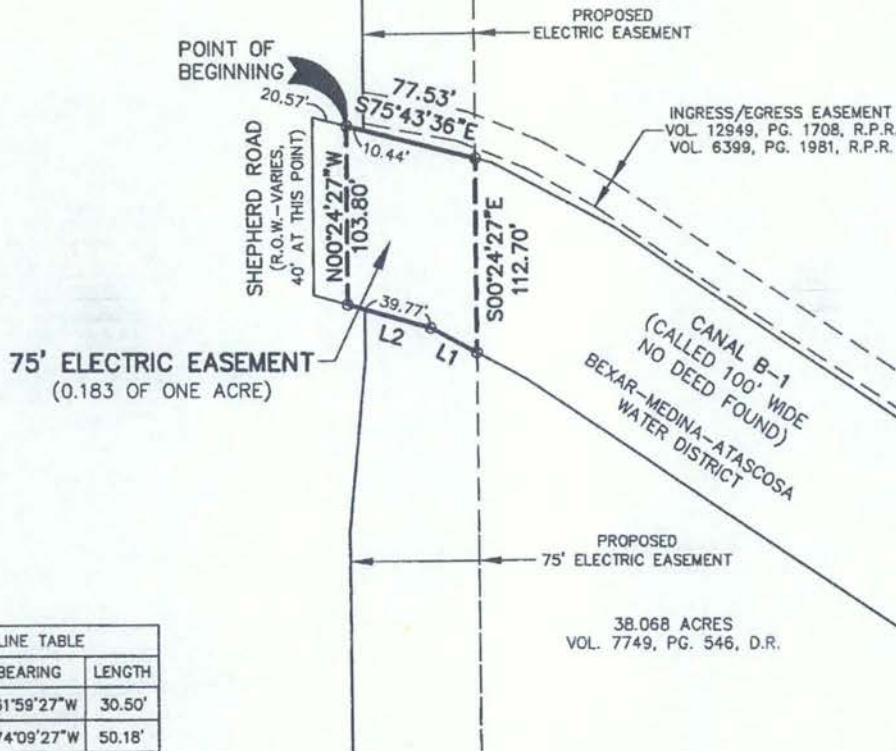
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11550 I.H. 10 WEST, SUITE 395 | SAN ANTONIO, TEXAS 78230-1037 | (210) 641-9999 | FAX: (210) 641-6440
TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM

Exhibit A - 3

G.M. DOLSON
SURVEY NO. 10
ABSTRACT NO. 209
C. B. . . . 4 2 5 1

REMAINING PORTION
OF 36.233 ACRES
VOL. 12949, PG. 1708, R.P.R.



LINE TABLE		
LINE	BEARING	LENGTH
L1	N61°59'27"W	30.50'
L2	N74°09'27"W	50.18'

38.068 ACRES
VOL. 7749, PG. 546, D.R.

SCALE: 1" = 100'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
0.183 OF ONE ACRE OF LAND
OUT OF CANAL B-1,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 3
Page 1 of 2

Exhibit A - 4

**DESCRIPTION OF
A VARIABLE WIDTH ELECTRIC EASEMENT
(0.486 OF ONE ACRE OF LAND)**

Being a Variable Width Electric Easement, 0.486 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a remaining portion of a called 36.233 acre tract of land described in Volume 12949, Page 1708, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of said remaining portion of the 36.233 acre tract and a called 18.251 acre tract of land described in Volume 9134, Page 2241, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE South 84°04'04" East, departing said east right-of-way line of Shepherd Road, coincident with the common line of the remaining portion of the 36.233 acre tract and said 18.251 acre tract, a distance of 64.97 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°24'27" East, crossing a remaining portion of the 36.233 acre tract, a distance of 331.77 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 36.233 acre tract and the northeast line of Canal B-1 (called 100' wide, no Deed found), the southeast corner of this easement;

THENCE North 75°43'36" West, coincident with said common line, a distance of 67.09 feet to a 1/2" rebar with a "CEC" plastic cap set, a common corner of a remaining portion of the 36.233 acre tract and the aforementioned east right-of-way line of Shepherd Road, the southwest corner this easement;

THENCE North 00°20'56" West, departing the northeast line of Canal B-1, coincident with the common line of the remaining portion of the 36.233 acre tract and the said east right-of-way line of Shepherd Road, a distance of 321.94 feet to the **POINT OF BEGINNING**, containing 0.486 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson, RPLS No. 4963

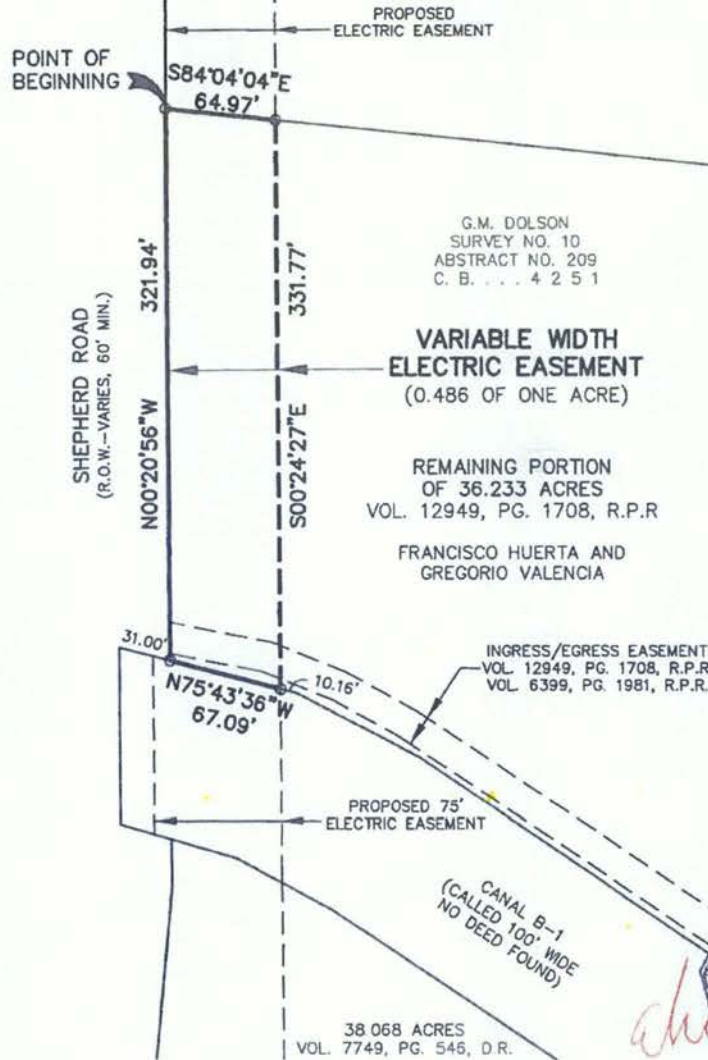


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18.251 ACRES
VOL. 9134, PG. 2241, R.P.R.

Exhibit A - 4



SCALE: 1" = 100'



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800119 -CF, WITH AN EFFECTIVE DATE OF JANUARY 22, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Right of Way Easement granted in Volume 7121, Page 518, Deed Records, Bexar County, Texas; No Right-of-Way is described in said document, thus not shown.
 - h. 25' Easement reserved for installation, construction and maintenance of irrigation pipe in Volume 11790, Page 1673, Real Property Records, Bexar County, Texas; Does not affect subject tract, thus not shown.
 - i. Electric Line Right-of-Way Agreement recorded in Volume 15098, Page 913, Real Property Records, Bexar County, Texas; Affects subject tract, Blanket in nature.
 - j. Right-of-Way granted to Atascosa Rural Water Supply Corp recorded in Volume 16100, Page 2463, Real Property Records, Bexar County, Texas; Affects subject tract, location not defined, limited to 15 feet in width.



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
0.486 OF ONE ACRE OF LAND OUT OF A REMAINING
PORTION OF A 36.233 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	2
OF	2



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 5

September 24, 2018
Job No.: S0547625
Tract 4
Page 1 of 3

**DESCRIPTION OF
A VARIABLE WIDTH ELECTRIC EASEMENT
(0.510 OF ONE ACRE OF LAND)**

Being a Variable Width Electric Easement, 0.510 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a remaining portion of a called 18.251 acre tract of land described in Volume 9134, Page 2241, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), the common corner of said remaining portion of the 18.251 acre tract and a called 109.816 acre tract of land described in Volume 18274, Page 2225, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northwest corner of this easement, from which a 5/8" rebar with a "CHARLES ROTHE RPLS 2453" cap found at the common corner of said 109.816 acre tract and the remaining portion of a called 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas, bears North 00°01'05" East, a distance of 30.07 feet;

THENCE North 89°47'56" East, departing the east right-of-way line of said Shepherd Road, coincident with the common line of the remaining portion of the 18.251 acre tract and the 109.816 acre tract, a distance of 75.30 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°24'27" East, crossing the remaining portion of the 18.251 acre tract, a distance of 326.40 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 18.251 acre tract and a called 36.233 acre tract of land described in Volume 12949, Page 1708, Official Public Records of Real Property, Bexar County, Texas, the southeast corner of this easement;

THENCE North 84°04'04" West, coincident with said common line, a distance of 64.97 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east right-of-way line of Shepherd Road, the common corner of the remaining portion of the 18.251 acre tract and said 36.233 acre tract, the southwest corner of this easement;

THENCE coincident with the common line of the 18.251 acre tract and said east right-of-way line of Shepherd Road, the following courses:

North 00°20'56" West, a distance of 145.48 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.


September 24, 2018
Job No.: S0547625
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Page 2 of 3

Exhibit A - 5

North $06^{\circ}55'29''$ West, a distance of 100.66 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $00^{\circ}01'05''$ East, a distance of 74.01 feet to the **POINT OF BEGINNING**, containing 0.510 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 8969



X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 4 ROBERT BLAKE MATYEAR ET.UX.docx

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Exhibit A - 5

NOTE:

AN EXCESS OF RIGHT-OF-WAY FOUND IN THE VICINITY OF THIS EASEMENT BASED ON MONUMENTATION FOUND.

5/8" REBAR W/A "CHARLES ROTHE RPLS 2453" CAP FOUND

N00°01'05"E
30.07'
POINT OF NNING

74.01'

SHEPHERD ROAD
(R.O.W. - VARIES, 60' MIN.)

100.01'

N00°01'05"E

M. 62.55.90N

145.48'

N00°20'56"W

64.97'

N84°04'04"W
64.97'

REMAINING PORTION OF 12.00 ACRES
VOL. 15606, PG. 2041, O.P.R.

PROPOSED 75' ELECTRIC EASEMENT

ELECTRIC LINE RIGHT-OF-WAY AGREEMENT
VOL. 11078, PG. 702, R.P.R.

109.816 ACRES
VOL. 18274, PG. 2225, R.P.R.

ELECTRIC LINE RIGHT-OF-WAY AGREEMENT
VOL. 9113, PG. 431, R.P.R.

VARIABLE WIDTH ELECTRIC EASEMENT
(0.510 OF ONE ACRE)

C. B. . . . 4 2 5 1

REMAINING PORTION OF 18.251 ACRES
VOL. 9134, PG. 2241, R.P.R.

ROBERT BLAKE MATYEAR AND SPOUSE, OLIVIA BENDER MATYEAR

G.M. DOLSON
SURVEY No 10
ABSTRACT No. 209

PROPOSED ELECTRIC EASEMENT

36.233 ACRES
VOL. 12949, PG. 1708, R.P.R.

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800105 -CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Electric Line Right-of-Way Agreement recorded in Volume 9113, Page 431, Real Property Records of Bexar County, Texas; Affects subject tract, as shown hereon.

CEC
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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
0.510 OF ONE ACRE OF LAND OUT OF A
REMAINING PORTION OF 18.251 ACRES OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

Exhibit A - 6

September 24, 2018
Job No.: S0547625
Tract 5
Page 1 of 2

**DESCRIPTION OF
A VARIABLE WIDTH ELECTRIC EASEMENT
(0.052 OF ONE ACRE OF LAND)**

Being Variable Width Electric Easement, 0.052 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a called 109.816 acre tract of land described in Volume 18274, Page 2225, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), the common corner of said 109.816 acre tract and a called 18.251 acre tract of land described in Volume 9134, Page 2241, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement;

THENCE North 00°01'05" East, coincident with the common line of the 109.816 acre tract and the said east right-of-way line of Shepherd Road, a distance of 30.07 feet to a 5/8" rebar with a "CHARLES ROTHE RPLS 2453" cap found, the common corner of the 109.816 acre tract and the remaining portion of a called 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas, the northwest corner of this easement;

THENCE North 89°44'27" East, departing the east right-of-way line of Shepherd Road, coincident with the common line of the 109.816 acre tract and said remaining portion of the 12.00 acre tract, a distance of 75.08 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°24'27" East, crossing the 109.816 acre tract, a distance of 30.14 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 109.816 acre tract and the aforementioned 18.251 acre tract, the southeast corner of this easement;

THENCE South 89°47'56" West, coincident with said common line, a distance of 75.30 feet to the **POINT OF BEGINNING**, containing 0.052 of one acre of land, more or less.

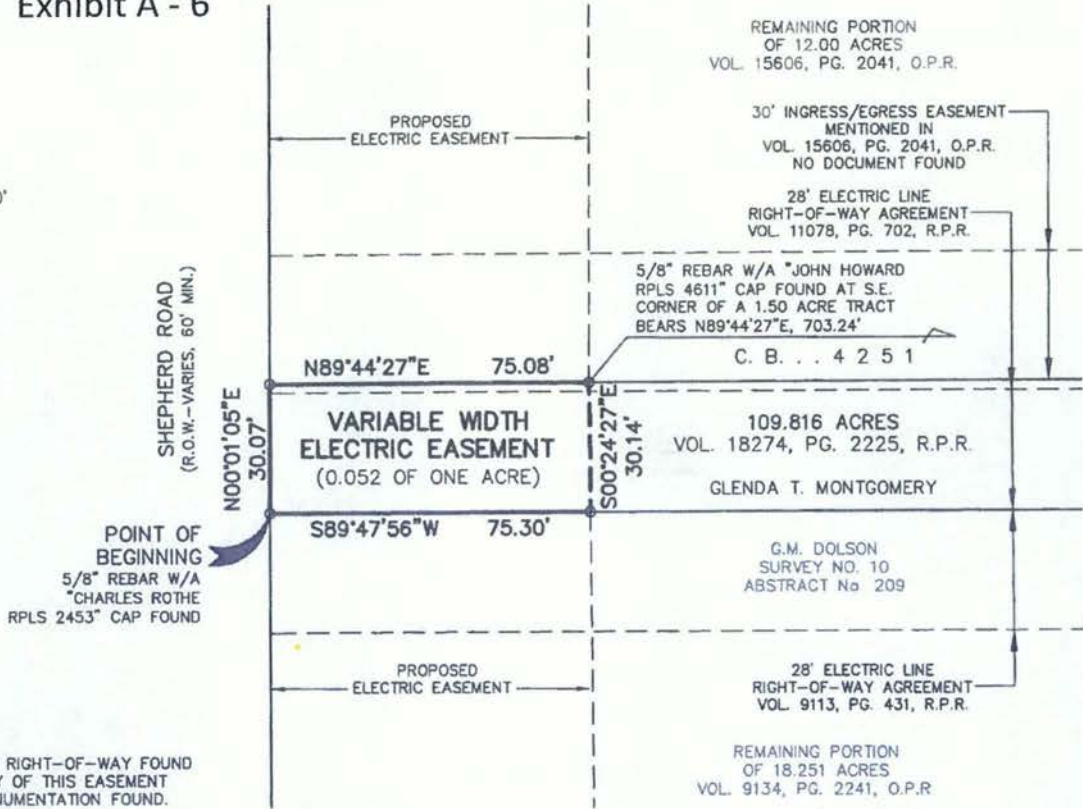
The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPPS No. 1963

X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 5 GLENDA T. MONTGOMERY SURVEY

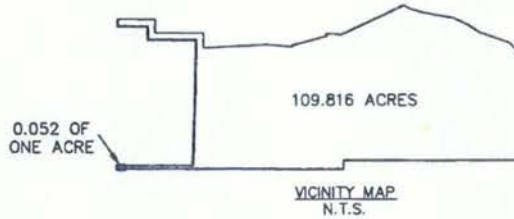
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Exhibit A - 6



NOTE:

AN EXCESS OF RIGHT-OF-WAY FOUND IN THE VICINITY OF THIS EASEMENT BASED ON MONUMENTATION FOUND.



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83)
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800116-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - h. Easement, granted to Atascosa Rural Water Supply Corp., recorded in Volume 6333, Page 1263, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - j. Easement, granted to the City of San Antonio, recorded in Volume 11078, Page 702, Real Property Records, Bexar County, Texas. Affects subject tract, as shown hereon.



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A VARIABLE WIDTH ELECTRIC EASEMENT,
 0.052 OF ONE ACRE OF LAND OUT OF A
 109.816 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
 BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	2
OF	2



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 6
Page 1 of 3

Exhibit A - 7

DESCRIPTION OF A 75-FOOT WIDE ELECTRIC EASEMENT (1.144 ACRES OF LAND)

Being a 75-foot wide Electric Easement, 1.144 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of the remaining portion of a called 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas, and Volume 8148, Page 1674, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8" rebar with a "CHARLES ROTHE RPLS 2453" cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), the common corner of said remaining portion of the called 12.00 acre tract and a called 109.816 acre tract of land described in Volume 18274, Page 2225, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement;

THENCE North 00°01'05" East, coincident with the remaining portion of the 12.00 acre tract and said east right-of-way line of Shepherd Road, a distance of 664.64 feet to a 5/8" rebar with a "JOHN HOWARD RPLS 4611" cap found, the common corner of the remaining portion of the 12.00 acre tract and the remaining portion of another called 12.00 acre tract of land described in Volume 8145, Page 297, Official Public Records of Real Property, Bexar County, Texas, the northwest corner of this easement;

THENCE South 89°48'23" East, departing the east right-of-way line of Shepherd Road, coincident with the common line of the remaining portion of a 12.00 acre tract and the second remaining portion of a 12.00 acre tract, a distance of 75.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°01'05" West, crossing the remaining portion of the first 12.00 acre tract, a distance of 653.94 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 00°24'27" East, continuing across the remaining portion of the first 12.00 acre tract, a distance of 10.11 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 12.00 acre tract and the aforementioned 109.816 acre tract, the southeast corner of this easement;

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September 24, 2018
Job No.: S0547625
Tract 6
Page 2 of 3

Exhibit A - 7

THENCE South $89^{\circ}44'27''$ West, coincident with said common line, a distance of 75.08 feet to the **POINT OF BEGINNING**, containing 1.144 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



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SCALE: 1" = 100'

Exhibit A - 7

NOTE:

AN EXCESS OF RIGHT-OF-WAY FOUND IN THE VICINITY OF THIS EASEMENT BASED ON MONUMENTATION FOUND.



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800111-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.

5/8" REBAR W/A "JOHN HOWARD RPLS 4611" CAP FOUND BEARS N89°48'23"W, 1.79' FROM CORNER

S89°48'23"E
75.00'

PROPOSED
ELECTRIC EASEMENT

REMAINING PORTION
OF 12.00 ACRES
VOL. 8145, PG. 297, R.P.R.

TRACT 6

1/2" REBAR W/A "JOHN HOWARD RPLS 4611" CAP FOUND AT EAST COMMON CORNER OF REMAINING PORTION OF 12.00 ACRE TRACTS BEARS S89°48'23"E, 732.42'

G.M. DOLSON
SURVEY NO. 10
ABSTRACT NO. 209
C. B. . . . 4 2 5 1

REMAINING PORTION
OF 12.00 ACRES
VOL. 15606, PG. 2041, O.P.R.
VOL. 8148, PG. 1674, R.P.R.

MICHAEL SHADROCK
& TRACY REPOTSKI

SHEPHERD ROAD
(R.O.W.—VARIES, 60' MIN.)

N00°01'05"E 664.64'

S00°01'05"W 653.94'

75' ELECTRIC EASEMENT
(1.144 ACRES)

30' INGRESS/EGRESS
EASEMENT MENTIONED IN
VOL. 15606, PG. 2041, O.P.R.
NO DOCUMENT FOUND

5/8" REBAR W/A
"JOHN HOWARD RPLS 4611"
CAP FOUND AT SOUTHEAST
CORNER OF 1.50 ACRE TRACT
BEARS N89°44'27"E, 703.24'

POINT OF
BEGINNING
5/8" REBAR W/A
"CHARLES ROTHE RPLS
2453" CAP FOUND

10.11'
S00°24'27"E

S89°44'27"W
75.08'

109.816 ACRES
VOL. 18274, PG. 2225, R.P.R.

PROPOSED
ELECTRIC EASEMENT

ELECTRIC LINE
RIGHT-OF-WAY AGREEMENT
VOL. 11078, PG. 702, R.P.R.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):

"NONE TO ADDRESS"



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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 75' WIDE ELECTRIC EASEMENT,
1.144 ACRES OF LAND OUT OF THE
REMAINING PORTION OF A 12.00 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 6-TCE
Page 1 of 3

Exhibit A - 8

DESCRIPTION OF A 75-FOOT TEMPORARY CONSTRUCTION EASEMENT (0.382 OF ONE ACRE OF LAND)

Being a 75-foot wide Electric Easement, 0.382 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of the remaining portion of a called 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas, and Volume 5148, Page 1674, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

COMMENCING at a 5/8" rebar with a "RPLS 4611" cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), the common corner of said remaining portion of the called 12.00 acre tract and a remaining portion of another 12.00 acre tract of land described in Volume 5148, Page 297, Official Public Records of Real Property, Bexar County, Texas; thence South 89°48'23" East, departing said east right-of-way line, coincident with the common line of a remaining portion of the 12.00 acre tract and the second remaining portion of a 12.00 acre tract, a distance of 76.79 feet to a 1/2" rebar with a "CEC" plastic cap set on the east line of a proposed Electric Easement, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE South 89°48'23" East, continuing coincident with said common line, a distance of 73.29 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE crossing the first mentioned remaining portion of 12.00 acres, the following courses:

South 24°31'43" East, a distance of 205.69 feet to a 1/2" rebar with a "CEC" plastic cap set, the east corner of this easement;

South 65°28'17" West, a distance of 75.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement;

North 24°31'43" West, a distance of 217.89 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east line of a proposed Electric Easement, an angle point of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 8

September 28, 2018
Job No.: S0547625
Tract 6-TCE
Page 2 of 3

North 00°01'05" East, a distance of 20.29 feet to the **POINT OF BEGINNING**, containing 0.382 of one acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



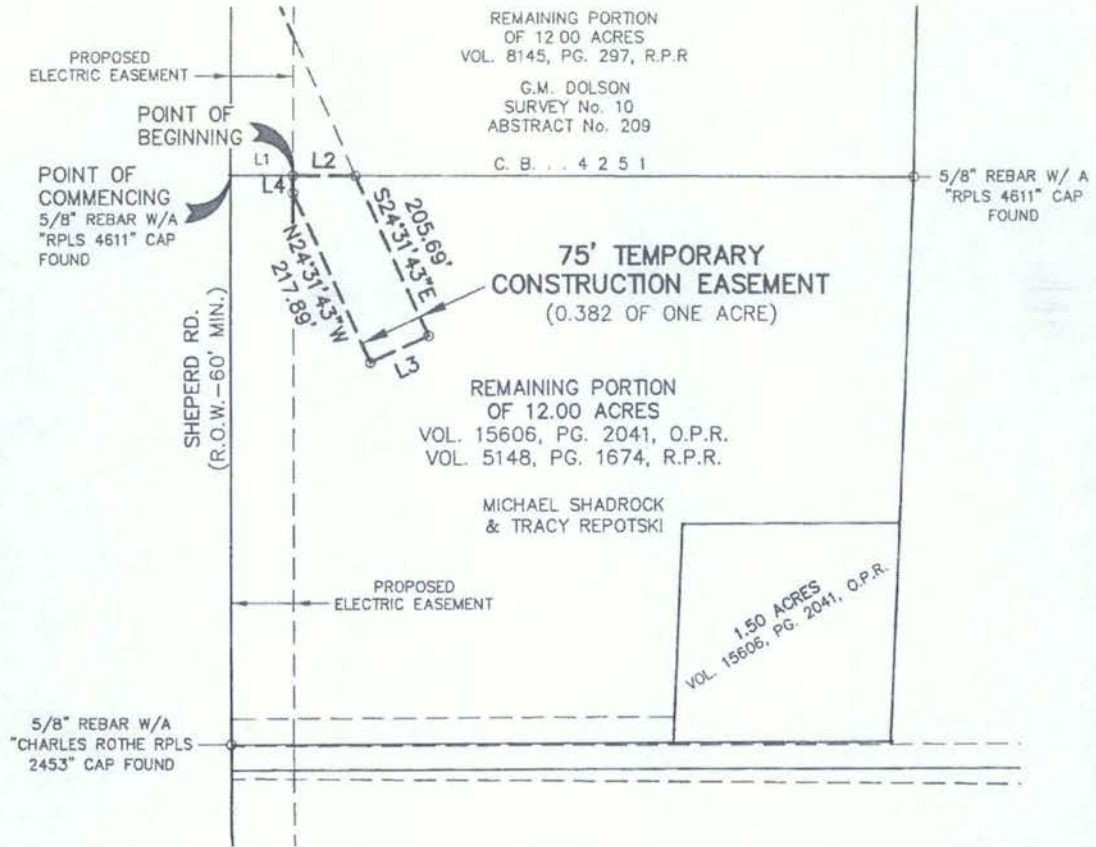
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Exhibit A - 8

LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°48'23"E	76.79'
L2	S89°48'23"E	73.29'
L3	S65°28'17"W	75.00'
L4	N00°01'05"E	20.29'



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 75' WIDE TEMPORARY CONSTRUCTION EASEMENT,
0.382 OF ONE ACRE OF LAND, OUT OF
THE REMAINING PORTION OF A 12.00 TRACT OF LAND
COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547325
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 7
Page 1 of 3

Exhibit A - 9

DESCRIPTION OF A 75-FOOT WIDE ELECTRIC EASEMENT (0.415 OF ONE ACRE OF LAND)

Being a 75-foot wide Electric Easement, 0.415 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of the remaining portion of a called 12.00 acre tract of land described in Volume 8145, Page 297, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of the said remaining portion of the called 12.00 acre tract and the remaining portion of another called 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement, from which a 5/8" rebar with a "JOHN HOWARD RPLS 4611" cap found bears North 89°48'23" West, a distance of 1.79 feet;

THENCE North 00°01'05" East, coincident with the common line of the remaining portion of the first 12.00 acre tract and said east right-of-way line of said Shepherd Road, a distance of 280.18 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 00°01'05" East, continuing coincident with said common line, a distance of 22.98 feet to a 1/2" rebar with a "PRECISION SURVEYING" cap found at the common corner of a remaining portion of the 12.00 acre tract and a 1.0000 acre tract of land (no Deed found), the northwest corner of this easement;

THENCE North 89°47'31" East, departing the east right-of-way line of Shepherd Road, coincident with the common line of a remaining portion of the 12.00 acre tract and said 1.0000 acre tract, a distance of 9.61 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 24°31'43" East, crossing a remaining portion of the 12.00 acre tract, a distance of 157.40 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 00°01'05" West, continuing across the remaining portion of the 12.00 acre tract, a distance of 160.25 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 12.00 acre tract and the aforementioned remaining portion of a 12.00 acre tract described in said Volume 15606, Page 2041, the southeast corner of this easement, from which a 1/2" rebar with a "JOHN HOWARD RPLS 4611" cap found at the east common corner of the remaining portion of the 12.00 acre tracts bears South 89°48'23" East, a distance of 732.42 feet;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 7
Page 2 of 3

Exhibit A - 9

THENCE North 89°48'23" West, coincident with said common line, a distance of 75.00 feet to the **POINT OF BEGINNING**, containing 0.415 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, R.L.S. No. 4963





1/2" REBAR W/A "PRECISION SURVEYING" CAP FOUND

N00°01'05"E
22.98'

N89°47'31"E
9.61'

1.0000 ACRE
NO DEED FOUND

Exhibit A - 9

G.M. DOLSON
SURVEY NO. 10
ABSTRACT NO. 209
C. B. . . . 4 2 5 1

REMAINING PORTION
OF 12.00 ACRES
VOL. 8145, PG. 297, R.P.R.

YVETTE S. BAYNE

SHEPHERD ROAD
(R.O.W. - VARIES, 60' MIN.)

N00°01'05"E
280.18'

S24°31'43"E
157.40'

75' ELECTRIC EASEMENT
(0.415 OF ONE ACRE)

160.25'

S00°10'05"W

NOTE:

AN EXCESS OF RIGHT-OF-WAY FOUND IN THE VICINITY OF THIS EASEMENT BASED ON MONUMENTATION FOUND.

POINT OF BEGINNING FROM WHICH A 5/8" REBAR W/A "JOHN HOWARD RPLS 4611" CAP FOUND BEARS N89°48'23"W, 1.79'

1/2" REBAR W/A "JOHN HOWARD RPLS 4611" CAP FOUND BEARS S89°48'23"E, 732.42'

N89°48'23"W 75.00'

PROPOSED ELECTRIC EASEMENT

REMAINING PORTION OF 12.00 ACRES VOL. 15606, PG. 2041, O.P.R.



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800099-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement, granted to the City of San Antonio, recorded in Volume 3580, Page 87, Real Property Records, Bexar County, Texas. Cannot identify 35 acre tract mentioned in said document, thus not shown.
 - h. Easement, granted to Atascosa Rural Water Supply Corp., recorded in Volume 6333, Page 1263, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - i. Easement, granted to the City of San Antonio, recorded in Volume 11078, Page 702, Real Property, Records, Bexar County, Texas. Does not affect subject tract, thus not shown.



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 75' WIDE ELECTRIC EASEMENT,
0.415 OF ONE ACRE OF LAND OUT OF THE
REMAINING PORTION OF A 12.00 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547825
SHEET	3
OF	3



**DESCRIPTION OF
(2) VARIABLE WIDTH TEMPORARY CONSTRUCTION EASEMENTS
(TOTALING 0.243 OF ONE ACRE OF LAND)**

Being (2) Variable Width Temporary Construction Easements totaling 0.243 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, Easement "A" being 0.108 of one acre of land, Easement "B" being 0.135 of one acre of land, being out of the remaining portion of a called 12.00 acre tract of land described in Volume 8145, Page 297, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

EASEMENT "A" - 0.108 OF ONE ACRE

COMMENCING at a 1/2" rebar with a "PRECISION SURVEYING" plastic cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of the said remaining portion of the called 12.00 acre tract and a 1.000 acre tract of land (no Deed found); thence North 89°47'31" East, departing said east right-of-way line coincident with the common line of a remaining portion of the 12.00 acre tract and said 1.000 acre tract, a distance of 9.61 feet to a 1/2" rebar with a "CEC" plastic cap set on the northeast line of a proposed Electric Easement, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE North 89°47'31" East, departing said northeast line of the proposed Electric Easement, continuing coincident with said common line, a distance of 65.39 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°01'05" West, crossing a remaining portion of the 12.00 acre tract, a distance of 143.43 feet to a 1/2" rebar with a 1/2" rebar with a "CEC" plastic cap set at an angle point of the aforementioned proposed Electric Easement, the southeast corner of this easement;

THENCE North 24°31'43" West, continuing across a remaining portion of the 12.00 acre tract, coincident with the northeast line of said proposed Electric Easement, a distance of 157.40 feet to the **POINT OF BEGINNING**, containing 0.108 of one acre of land, more or less.

EASEMENT "B" - 0.135 OF ONE ACRE

COMMENCING at a 1/2" rebar with a "PRECISION SURVEYING" plastic cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of the said remaining portion of the called 12.00 acre tract and a 1.000 acre tract of land (no Deed found); thence North 89°47'31" East, departing said east right-of-way line coincident with the common line of a remaining portion of the 12.00 acre tract and said 1.000 acre tract, a distance of 9.61 feet to a 1/2" rebar with a "CEC" plastic cap set; thence South 24°31'43" East, a distance of 157.40 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, an angle point of a proposed Electric Easement, the northwest corner of this easement;



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 10

September 28, 2018
Job No.: S0547625
Tract 7-TCE
Page 2 of 3

THENCE South 24°31'43" East, departing the east line of said proposed Electric Easement, continuing across a remaining portion of the 12.00 acre tract, a distance of 176.42 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 12.00 acre tract and another remaining portion of a 12.00 acre tract of land described in Volume 15606, Page 2041, Official Public Records, Bexar County, Texas and Volume 5148, Page 1674, Official Public Records of Real Property, Bexar County, Texas, the southeast corner of this easement;


THENCE North 89°48'23" West, coincident with said common line, a distance of 73.29 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east line of the proposed Electric Easement, the southwest corner of this easement;

THENCE North 00°01'05" East, reentrant to and crossing the first remaining portion of the 12.00 acre tract, coincident with the east line of the proposed Electric Easement, a distance of 160.25 feet to the **POINT OF BEGINNING**, containing 0.135 of one acre of land, more or less.

ACREAGE SUMMARY

Easement "A" -	0.108 of one acre
Easement "B" -	0.135 of one acre
Total	0.243 of one acre

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

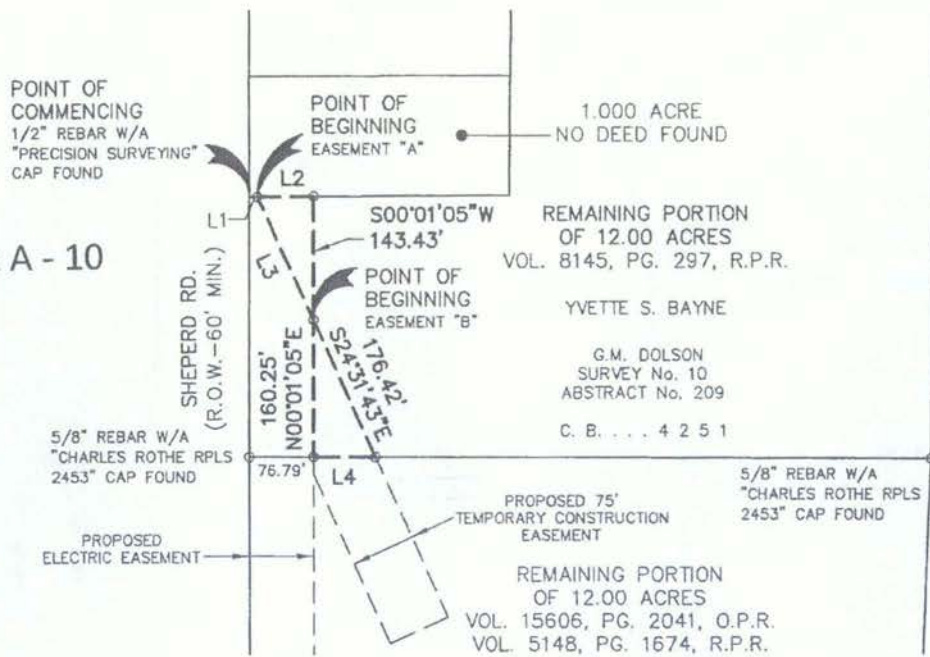


Dion P. Albertson
Dion P. Albertson, RPLS No.4963

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Exhibit A - 10



LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°47'31"E	9.61'
L2	N89°47'31"E	65.39'
L3	N24°31'43"W	157.40'
L4	N89°48'23"W	73.29'



EASEMENT ACREAGE SUMMARY	
EASEMENT "A"	- 0.108 OF ONE ACRE
EASEMENT "B"	- 0.135 OF ONE ACRE
TOTAL	- 0.243 OF ONE ACRE

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800099-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.

Alamo



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement, granted to the City of San Antonio, recorded in Volume 3580, Page 87, Real Property Records, Bexar County, Texas. Cannot identify 35 acre tract mentioned in said document, thus not shown.
 - h. Easement, granted to Atascosa Rural Water Supply Corp., recorded in Volume 6333, Page 1263, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - i. Easement, granted to the City of San Antonio, recorded in Volume 11078, Page 702, Real Property, Records, Bexar County, Texas. Does not affect subject tract, thus not shown.



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Surveying No.: 100410-00

EXHIBIT OF
2-TEMPORARY CONSTRUCTION EASEMENTS
TOTALING 0.243 OF ONE ACRE OF LAND, OUT OF
THE REMAINING PORTION OF A 12.00 TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547325
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 8
Page 1 of 3

Exhibit A - 11

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (1.071 ACRES OF LAND)

Being a Variable Width Electric Easement, 1.071 acres of land in County Block (C.B.) 5737, Bexar County, Texas, being out of a called 33.68 acre tract of land described in Volume 5992, Page 1394, Official Public Records of Real Property, Bexar County, Texas, being out of the north portion of Tract 16, Block 62, San Antonio Suburban Irrigated Farms Subdivision, recorded in Volume 980, Pages 207-218, Deed and Plat Records, Bexar County, Texas, Texas, also being out of the Guadalupe Najjar Survey No. 9, Abstract No. 546, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the west right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), common corner of said 33.68 acre tract and the Macdona Lateral (Canal) (R.O.W.-70'), the **POINT OF BEGINNING**, the northeast corner of this easement, from which a 1/2" rebar found at the southeast corner of a 378.533 acre tract of land described in Volume 18454, Page 665, Official Public Records, Bexar County, Texas, bears North 00°20'56" West, a distance of 70.59 feet;

THENCE South 00°20'56" East, departing the south right-of-way line of the Macdona Lateral, coincident with the common line of the 33.68 acre tract and said west right-of-way line of Shepherd Road, a distance of 705.58 feet to 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement;

THENCE North 24°31'43" West, departing the west right-of-way line of Shepherd Road, crossing the 33.68 acre tract, a distance of 183.03 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 00°33'39" West, continuing across the 33.68 acre tract, a distance of 519.61 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 33.68 acre tract and the aforementioned south right-of-way line of the Macdona Lateral, the beginning of a non-tangent curve of this easement;

THENCE curving to the right, coincident with said common line, having a radius of 154.06 feet, an arc length of 52.76 feet, a central angle of 19°37'14", a chord bearing of North 72°26'47" East, and a chord distance of 52.50 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 8
Page 2 of 3

Exhibit A - 11

THENCE North 82° 15' 24" East, continuing coincident with said common line, a distance of 26.97 feet to the **POINT OF BEGINNING**, containing 1.071 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 9663



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BLOCK 63,
SAN ANTONIO SUBURBAN
IRRIGATION FARMS SUBDIVISION
VOL. 980, PGS. 207-218, D.P.R.

378.533 ACRES
VOL. 18454, PG. 665, O.P.R.

1/2" REBAR W/A
"JONES CARTER"
CAP FOUND

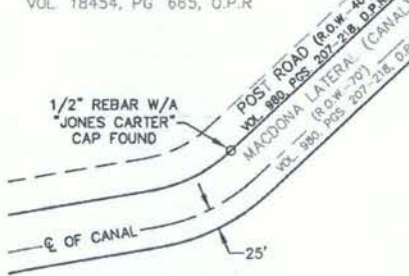
1/2" REBAR W/A
"JONES CARTER"
CAP FOUND

1/2" REBAR
FOUND (BENT)

1/2" REBAR
FOUND

N00°20'56"W
70.59'

POINT OF
BEGINNING



TRACT B

LINE TABLE		
LINE	BEARING	LENGTH
L1	N82°15'24"E	26.97'

NOTE:
AN EXCESS OF RIGHT-OF-WAY FOUND
IN THE VICINITY OF THIS EASEMENT
BASED ON MONUMENTATION FOUND.

**VARIABLE WIDTH
ELECTRIC EASEMENT
(1.071 ACRES)**

Exhibit A - 11

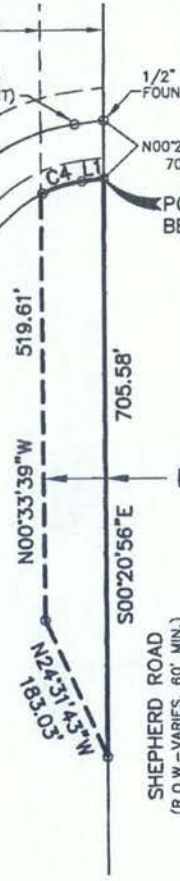
GUADALUPE NAJAR
SURVEY NO. 9
ABSTRACT NO. 546
C. B. . . . 5 7 3 7

33.68 ACRES
VOL. 5992, PG. 1394, R.P.R.

GARY O. BROWN

LOT 16, BLOCK 62,

SAN ANTONIO SUBURBAN
IRRIGATION FARMS SUBDIVISION
VOL. 980, PGS. 207-218, D.P.R.




CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C4	154.06'	52.76'	19°37'14"	N72°26'47"E	52.50'

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJONERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800117 -CF WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - Electric Line Right-of-way Agreement recorded in Volume 4545, Page 512, Real Property Records, Bexar County, Texas; Affects subject tract, Blanket in nature.
 - Perpetual Easement reserved for use and benefit of the Bexar-Medina-Atascosa Counties Water Improvement District Number One for rights of way over, upon and across the herein described property for canals, laterals, field ditches, drainage ditches and auxiliary structures for conducting and supplying water to any and all lands by said district, as provided by instruments recorded in Volume 1897, Page 604, Deed Records of Bexar County, Texas; Affects subject tract, Blanket in nature.
 - Perpetual Easement reserved for use and benefit of the Medina Irrigated Farms for electric light and power lines, telegraph and telephone lines, gas pipes and mains as nearly as practicable along margins of property lines, as provided by instrument recorded in Volume 1897, Page 604, Deed Records of Bexar County, Texas; Affects subject tract, Blanket in nature.
 - The herein described property includes parts of roadways shown on the herein described plat and is therefore subject to rights of the public and adjacent landowners to use thereof, as provided by instruments recorded in Volume 1897, Page 604, Deed Records of Bexar County, Texas; Affects subject tract, as shown hereon.



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF A VARIABLE WIDTH ELECTRIC EASEMENT, 1.071 ACRES OF LAND OUT OF A 33.68 ACRE TRACT OF LAND	DATE 9/24/18
	JOB NUMBER S0547625
COUNTY BLOCK (C.B.) 5737, BEXAR COUNTY, TEXAS	SHEET 3
	OF 3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 8.5
Page 1 of 3

Exhibit A - 12

**DESCRIPTION OF
A VARIABLE WIDTH ELECTRIC EASEMENT
(0.127 OF ONE ACRE OF LAND)**

Being a Variable Width Electric Easement, 0.127 of one acre of land in County Block (C.B.) 5737, Bexar County, Texas, being out of the Macdona Lateral (Canal) (R.O.W.-70'), shown on the plat of San Antonio Suburban Irrigation Farms Subdivision, recorded in Volume 980, Pages 207-218, Deed and Plat Records, Bexar County, Texas, also being out of the Guadalupe Najar Survey No. 9, Abstract No. 546, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the west right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of said Macdona Lateral and a 33.68 acre tract of land described in Volume 5992, Page 1394, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the southeast corner of this easement;

THENCE South 82°15'24" West, departing said west right-of-way line of the Shepherd Road, coincident with the common line of the Macdona Lateral and said 33.68 acre tract, a distance of 26.97 feet to 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

THENCE curving to the left, continuing coincident with said common line, having a radius of 154.06 feet, an arc length of 52.76 feet, a central angle of 19°37'14", a chord bearing of South 72°26'47" West, and a chord distance of 52.50 feet to a 1/2" rebar with a "CEC" plastic cap set, the end of this curve, the southwest corner of this easement;

THENCE North 00°33'39" West, crossing the Macdona Lateral, a distance of 75.51 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the Macdona Lateral and a 378.533 acre tract of land described in Volume 18454, Page 665, Official Public Records, Bexar County, Texas, the beginning of a non-tangent curve, the northwest corner of this easement;

THENCE curving to the right, coincident with said common line, having a radius of 224.06 feet, an arc length of 42.55 feet, a central angle of 10°52'47", a chord bearing of North 76°49'01" East, and a chord distance of 42.48 feet to a 1/2" rebar found (bent), a point of tangency of this easement;

THENCE North 82°15'24" East, continuing coincident with said common line, a distance of 36.05 feet to a 1/2" rebar found on the aforementioned west right-of-way line of Shepherd Road, the common corner of the Macdona Lateral and the 378.533 acre tract, the northeast corner of this easement;

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DON DURDEN, INC

Exhibit A - 12

September 24, 2018
Job No.: S0547625
Tract 8.5
Page 2 of 3

THENCE South $00^{\circ}20'56''$ East, coincident with the common line of the Macdona Lateral and said west right-of-way line of Shepherd Road, a distance of 70.59 feet to the **POINT OF BEGINNING**, containing 0.127 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

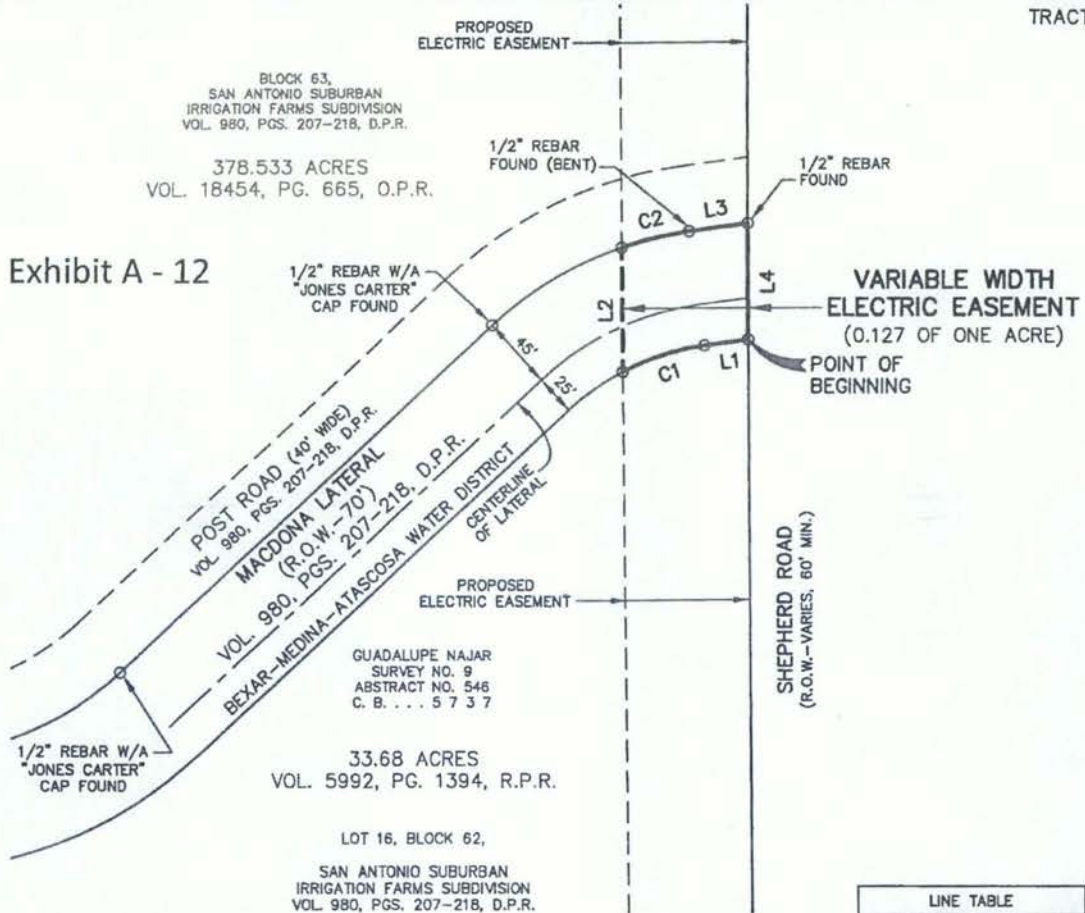
Dion P. Albertson
Dion P. Albertson, RPLS No. 4963


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Exhibit A - 12



CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C1	154.06'	52.76'	19°37'14"	S72°26'47"W	52.50'
C2	224.06'	42.55'	10°52'47"	N76°49'01"E	42.48'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S82°15'24"W	26.97'
L2	N00°33'39"W	75.51'
L3	N82°15'24"E	36.05'
L4	S00°20'56"E	70.59'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS
D.P.R. DENOTES DEED & PLAT RECORDS, BEXAR COUNTY, TEXAS



SCALE: 1" = 100'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
0.127 OF ONE ACRE OF LAND
OUT OF MACDONA LATERAL
COUNTY BLOCK (C.B.) 5737,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547825
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 9
Page 1 of 6

Exhibit A - 13

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (6.424 ACRES OF LAND)

Being a Variable Width Electric Easement, 6.424 acres of land in County Block (C.B.) 5737, Bexar County, Texas, being out of a called 378.533 acre tract of land, described in Volume 18454, Page 665 and Volume 18454, Page 657, both in the, Official Public Records, Bexar County, Texas, also being out of Block 63, San Antonio Suburban Irrigated Farms Subdivision, recorded in Volume 980, Pages 207-218, Deed and Plat Records, Bexar County, Texas, also being out of the Guadalupe Najar Survey No. 9, Abstract No. 546, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar found at the intersection of the west end of the cutback line from the west right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), and the southeast line of Ladd Road, a 50-foot wide road by occupation (no right-of-way map found), a northeast corner of said 378.533 acre tract, the north corner of this easement;

THENCE South $59^{\circ}05'55''$ East, coincident with the common line of the 378.533 acre tract and said cutback line, a distance of 51.83 feet to a 1/2" rebar with a "CEC" plastic cap set on said west right-of-way line of Shepherd Road, the northeast corner of the 378.533 acre tract and of this easement;

THENCE coincident with the common line of the 378.533 acre tract and the west right-of-way line of Shepherd Road, the following courses:

South $00^{\circ}19'25''$ East, a distance of 947.29 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $05^{\circ}23'13''$ West, a distance of 100.48 feet to a 1/2" rebar found, an angle point of this easement;

South $00^{\circ}19'25''$ East, a distance of 199.97 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $06^{\circ}02'03''$ East, a distance of 100.48 feet to a 1/2" rebar with a "JONES CARTER" cap found, an angle point of this easement;

South $00^{\circ}19'25''$ East, a distance of 499.92 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM



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DON DURDEN, INC.

Exhibit A - 13

September 24, 2018

Job No.: S0547625

Tract 9

Page 2 of 6

Curving to the left, having a radius of 8028.64 feet, an arc length of 405.89 feet, a central angle of $02^{\circ}53'48''$, a chord bearing of South $01^{\circ}46'19''$ East, and a chord distance of 405.85 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

Curving to the right, having a radius of 7538.27 feet, an arc length of 394.27 feet, a central angle of $02^{\circ}59'48''$, a chord bearing of South $01^{\circ}43'19''$ East, and a chord distance of 394.22 feet to a 1/2" rebar found, a point of tangency of this easement;

South $05^{\circ}29'14''$ West, a distance of 100.48 feet to a 1/2" rebar with a "JONES CARTER" cap found, an angle point of this easement;

South $00^{\circ}13'25''$ East, a distance of 199.97 feet to a 1/2" rebar with a "JONES CARTER" cap found, an angle point of this easement;

South $05^{\circ}56'03''$ East, a distance of 100.48 feet to a 1/2" rebar with a "JONES CARTER" cap found, an angle point of this easement;

South $00^{\circ}13'25''$ East, a distance of 767.33 feet to a 1/2" rebar found at the intersection of the west right-of-way line of Shepherd Road and the north right-of-way line of Macdona Lateral (Canal, R.O.W.-70'), shown on the aforementioned Volume 980, Pages 207-218, the southeast corner of the 378.533 acre tract, and of this easement;

THENCE South $82^{\circ}15'24''$ West, departing the west right-of-way line of Shepherd Road, coincident with the common line of the 378.533 acre tract and said north right-of-way line of Macdona Lateral, a distance of 36.05 feet to a 1/2" rebar found (bent), a point of curvature of this easement;

THENCE curving to the left, continuing coincident with said common line, having a radius of 224.06 feet, an arc length of 42.55 feet, a central angle of $10^{\circ}52'47''$, a chord bearing of South $76^{\circ}49'01''$ West and a chord distance of 42.48 feet to a 1/2" rebar with a "CEC" plastic cap set, the end of this curve, the southwest corner of this easement;

THENCE departing the north right-of-way line of the Macdona Lateral, crossing the 378.533 acre tract, the following courses:

North $00^{\circ}33'39''$ West, a distance of 1113.40 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $00^{\circ}32'06''$ West, a distance of 2672.79 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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DON DURDEN, INC.


Exhibit A - 13


September 24, 2018
Job No.: S0547625
Tract 9
Page 3 of 6

North 22°10'56" East, a distance of 74.11 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned southeast occupation line of Ladd Road, an angle point of this easement;

North 62°07'35" East, coincident with said occupation line of Ladd Road, a distance of 1.24 feet to the **POINT OF BEGINNING**, containing 6.424 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963



X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 9 DOUGLAS ALAN VERSTUYFT ET.UX.docx

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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM



Exhibit A - 13

GUADALUPE NAJAR
SURVEY No. 9
ABSTRACT No. 546

C. B. . . . 5 7 3 7

378.533 ACRES
VOL. 18454, PG. 665, O.P.R.
VOL. 18454, PG. 657, O.P.R.

DOUGLAS ALAN VERSTUYFT AND WIFE,
AMANDA RIVAS VERSTUYFT

VARIABLE WIDTH
ELECTRIC EASEMENT
(6.424 ACRES)

BLOCK 63
SAN ANTONIO SUBURBAN
IRRIGATED FARMS SUBDIVISION
VOL. 980, PGS. 207-218, D.P.R.



LINE TABLE		
LINE	BEARING	LENGTH
L1	S59°05'55\"E	51.83'
L3	N22°10'56\"E	74.11'
L4	N62°07'35\"E	1.24'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

SCALE: 1" = 200'



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Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
6.424 ACRES OF LAND OUT OF
A 378.533 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 5737,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	4
OF	6

Exhibit A - 13

MATCH LINE - SHEET 4

TRACT 9

BLOCK 63
SAN ANTONIO SUBURBAN
IRRIGATED FARMS SUBDIVISION
VOL. 980, PGS. 207-218, D.P.R.

C. B. . . . 5 7 3 7

378.533 ACRES
VOL. 18454, PG. 665, O.P.R.
VOL. 18454, PG. 657, O.P.R.

DOUGLAS ALAN VERSTUYFT AND WIFE,
AMANDA RIVAS VERSTUYFT

VARIABLE WIDTH
ELECTRIC EASEMENT
(6.424 ACRES)

GUADALUPE NAJAR
SURVEY No. 9
ABSTRACT No. 546



CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C1	8028.64'	405.89'	02°53'48"	S01°46'19"E	405.85'
C2	7538.27'	394.27'	02°59'48"	S01°43'19"E	394.22'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

MATCH LINE - SHEET 6



SCALE: 1" = 200'



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Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
6.424 ACRES OF LAND OUT OF
A 378.533 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 5737,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	5
OF	6

Exhibit A - 13

MATCH LINE - SHEET 5

TRACT 9

GUADALUPE NAJAR
SURVEY No. 9
ABSTRACT No. 546

C. B. . . . 5 7 3 7

378.533 ACRES
VOL. 18454, PG. 665, O.P.R.
VOL. 18454, PG. 657, O.P.R.

DOUGLAS ALAN VERSTUYFT AND WIFE,
AMANDA RIVAS VERSTUYFT

VARIABLE WIDTH
ELECTRIC EASEMENT
(6.424 ACRES)

BLOCK 63
SAN ANTONIO SUBURBAN
IRRIGATED FARMS SUBDIVISION
VOL. 980, PGS. 207-218, D.P.R.

POST ROAD (40' ROAD)
VOL. 980, PGS. 207-218, D.P.R.

1/2" REBAR W/ A "JONES
CARTER" CAP FOUND

1/2" REBAR
FOUND

S05°29'14"W
100.48'

1/2" REBAR W/
A "JONES CARTER"
CAP FOUND

S00°13'25"E
199.97'

1/2" REBAR W/
A "JONES CARTER"
CAP FOUND

S05°56'03"E
100.48'

1/2" REBAR W/
A "JONES CARTER"
CAP FOUND

1113.40'

N00°33'39"W

767.33'
SHEPHERD ROAD
(R.O.W. - VARIES, 60' MIN.)

1/2" REBAR
FOUND (BENT)

1/2" REBAR
FOUND

MACDONA LATERAL (CANAL)
(R.O.W. - 70')
VOL. 980, PGS. 207-218, D.P.R.

LINE TABLE		
LINE	BEARING	LENGTH
L2	S82°15'24"W	36.05'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C3	224.06'	42.55'	10°52'47"	S76°49'01"W	42.48'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
6.424 ACRES OF LAND OUT OF
A 378.533 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 5737,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	6
OF	6



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 11
Page 1 of 4

Exhibit A - 14

**DESCRIPTION OF
A VARIABLE WIDTH ELECTRIC EASEMENT
(2.446 ACRES OF LAND)**

Being a Variable Width Electric Easement, 2.446 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a called 23.127 acre tract of land described in Volume 17725, Page 1808, Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "HARVEY LEE KUNZ" cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min.), the common corner of said 23.127 acre tract and Tract 2, called 23.000 acres of land, described in Volume 10025, Page 2054, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE North 89°42'03" East, departing said east right-of-way line of Shepherd Road, coincident with the common line of the 23.127 acre tract and said 23.000 acre tract, a distance of 75.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE crossing the 23.127 acre tract, the following courses:

South 00°28'57" East, a distance of 505.27 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 00°10'10" East, a distance of 827.01 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 22°10'56" West, a distance of 168.08 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 23.127 acre tract and the cutback line from the aforementioned east right-of-way line of Shepherd Road, the south corner of this easement, from which a 5/8" rebar found at the intersection of said cutback line and the north right-of-way line of Ladd Road (R.O.W.-60') bears South 48°49'56" East, a distance of 31.78 feet;

THENCE North 48°49'56" West, coincident with said common line, a distance of 31.26 feet to a 1/2" rebar with a "CEC" plastic cap set at the intersection of the cutback line and the east right-of-way line of Shepherd Road, an angle point of this easement;

THENCE North 03°10'10" East, coincident with the common line of the 23.127 acre tract and the east right-of-way line of Shepherd Road, a distance of 277.04 feet to a 1/2" rebar with an "ALLEN RPLS No. 5401" cap found, an angle point of this easement;

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DON DURDEN, INC.

Exhibit A - 14

September 24, 2018
Job No.: S0547625
Tract 11
Page 2 of 4

THENCE North $00^{\circ}28'57''$ West, continuing coincident with said common line, a distance of 1190.35 feet to the **POINT OF BEGINNING**, containing 2.446 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963



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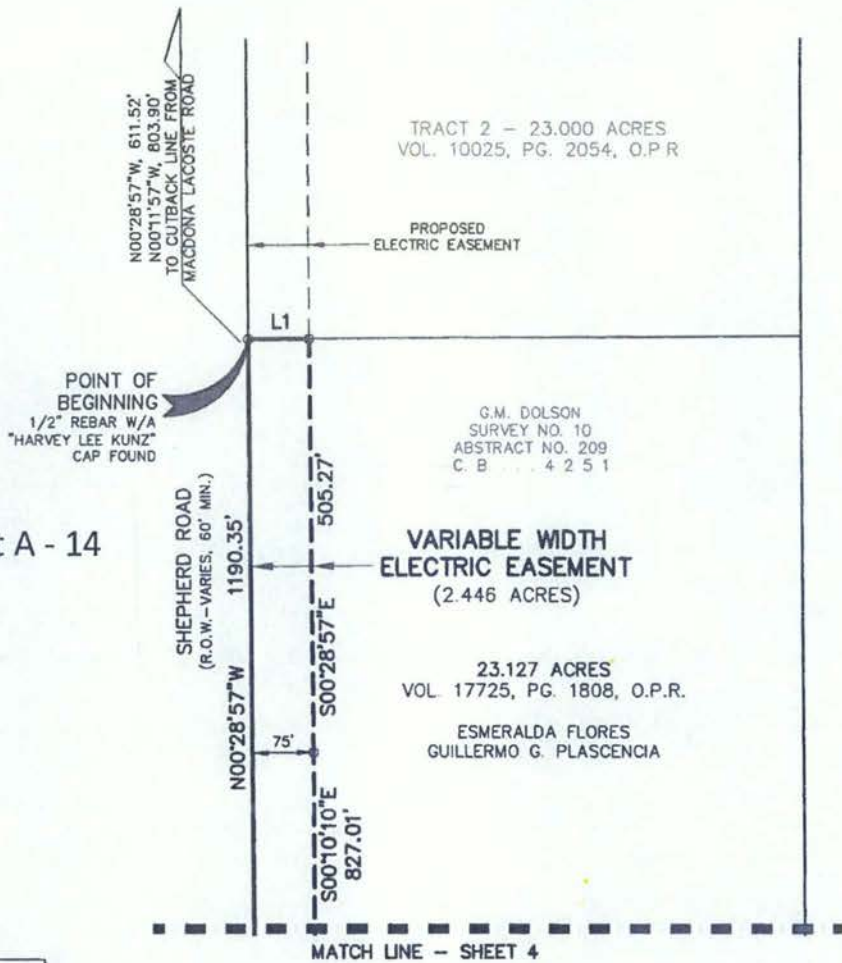


Exhibit A - 14

LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°42'03"E	75.00'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800120 -CF, WITH AN EFFECTIVE DATE OF JANUARY 24, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
2.446 ACRES OF LAND OUT OF
A 23.127 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	3
OF	4

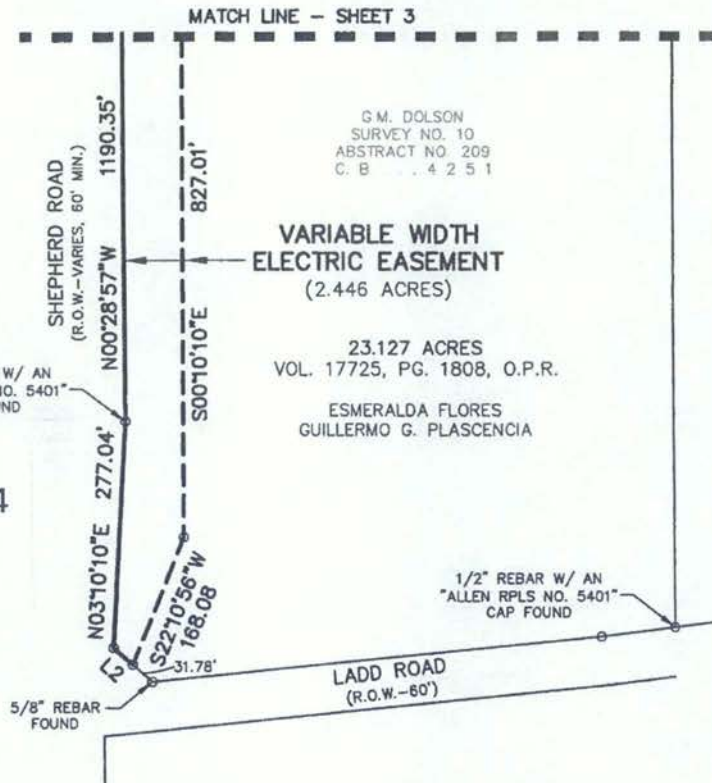


Exhibit A - 14

LINE TABLE		
LINE	BEARING	LENGTH
L2	N48°49'56"W	31.26'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER 11, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800120 -CF, WITH AN EFFECTIVE DATE OF JANUARY 24, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.



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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
2.446 ACRES OF LAND OUT OF
A 23.127 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	4
OF	4



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 15

September 28, 2018
Job No.: S0547625
Tract 11-TCE
Page 1 of 2

**DESCRIPTION OF
A VARIABLE WIDTH TEMPORARY CONSTRUCTION EASEMENT
(0.137 OF ONE ACRE OF LAND)**

Being a Variable Width Temporary Construction Easement, 0.137 of one acre of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a called 23.127 acre tract of land described in Volume 17725, Page 1808, Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8" rebar found at the intersection of the north right-of-way line of Ladd Road (R.O.W.-60') and the southeast end of the cut-back line from the east right-of-way line of Shepherd Road (R.O.W.-60' min.), the **POINT OF BEGINNING**, the southwest corner of said called 23.127 acre tract, and of this easement;


THENCE North 48°49'56" West, coincident with the common line of called 23.127 acre tract and said cut-back line, a distance of 31.78 feet to a 1/2" rebar with a "CEC" plastic cap set at the south corner of a proposed Electric Easement, the southwest corner of this easement;

THENCE North 22°10'56" East, departing the cut-back line, crossing the called 23.127 acre tract, coincident with the southeast line of said proposed Electric Easement, a distance of 168.08 feet to a 1/2" rebar with an "CEC" plastic cap set, an angle point in the east line of the proposed Electric Easement, the north corner of this easement;

THENCE South 00°10'10" East, departing the proposed Electric Easement, continuing across the called 23.127 acre tract, a distance of 172.59 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the called 23.127 acre tract and the aforementioned north right-of-way line of Ladd Road, the southeast corner of this easement;

THENCE South 84°20'15" West, continuing coincident with said common line, a distance of 40.24 feet to the **POINT OF BEGINNING**, containing 0.137 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

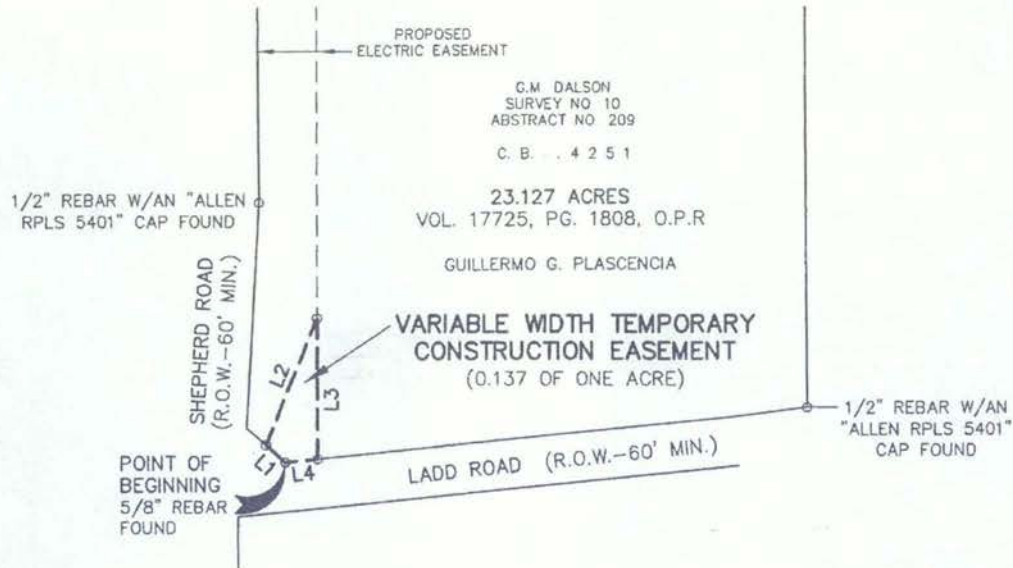

Dion P. Albertson, RPLS No.4963

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Exhibit A - 15



LINE TABLE		
LINE	BEARING	LENGTH
L1	N48°49'56\"W	31.78'
L2	N22°10'56\"E	168.08'
L3	S00°10'10\"E	172.59'
L4	S84°20'15\"W	40.24'



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800120 -CF, WITH AN EFFECTIVE DATE OF JANUARY 24, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

Alamo



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A TEMPORARY CONSTRUCTION EASEMENT
 0.137 OF ONE ACRE OF LAND,
 OUT OF A 23.127 TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
 BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547325
SHEET	2
OF	2



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 12
Page 1 of 4

Exhibit A - 16

DESCRIPTION OF A 75-FOOT WIDE ELECTRIC EASEMENT (2.495 ACRES OF LAND)

Being a 75-foot wide Electric Easement, 2.495 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of Tract 2, called 23.000 acres of land, described in Volume 10025, Page 2054, Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "HARVEY LEEKUNZ" cap found on the east right-of-way line of Shepherd Road (R.O.W.-Varies, 60' min), the common corner of said 23.000 acre tract and a called 23.127 acre tract of land, described in Volume 17725, Page 1808, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement;

THENCE North 02°28'57" West, coincident with the common line of the 23.000 acre tract and said east right-of-way line of Shepherd Road, a distance of 611.52 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 00°11'57" West, continuing coincident with said common line, a distance of 803.90 feet to a 1/2" rebar with a "CEC" plastic cap set at the southwest end of the cutback line from the south right-of-way line of Macdona Lacoste Road (R.O.W.-60'), an angle point of this easement;

THENCE North 44°22'18" East, coincident with the common line of the 23.000 acre tract and said cutback line, a distance of 71.24 feet to a 1/2" rebar with a "CEC" plastic cap set on said south right-of-way line of Macdona Lacoste Road, an angle point of this easement;

THENCE North 89°08'22" East, coincident with the common line of the 23.000 acre tract and the south right-of-way line of Macdona Lacoste Road, a distance of 25.01 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°11'57" East, departing the south right-of-way line of Macdona Lacoste Road, crossing the 23.000 acre tract, a distance of 854.70 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 00°28'57" East, continuing across the 23.000 acre tract, a distance of 611.63 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 23.000 acre tract and the aforementioned 23.127 acre tract, the southeast corner of this easement;

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DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 12
Page 2 of 4

Exhibit A - 16

THENCE South $89^{\circ}42'03''$ West, coincident with said common line, a distance of 75.00 feet to the **POINT OF BEGINNING**, containing 2.495 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963



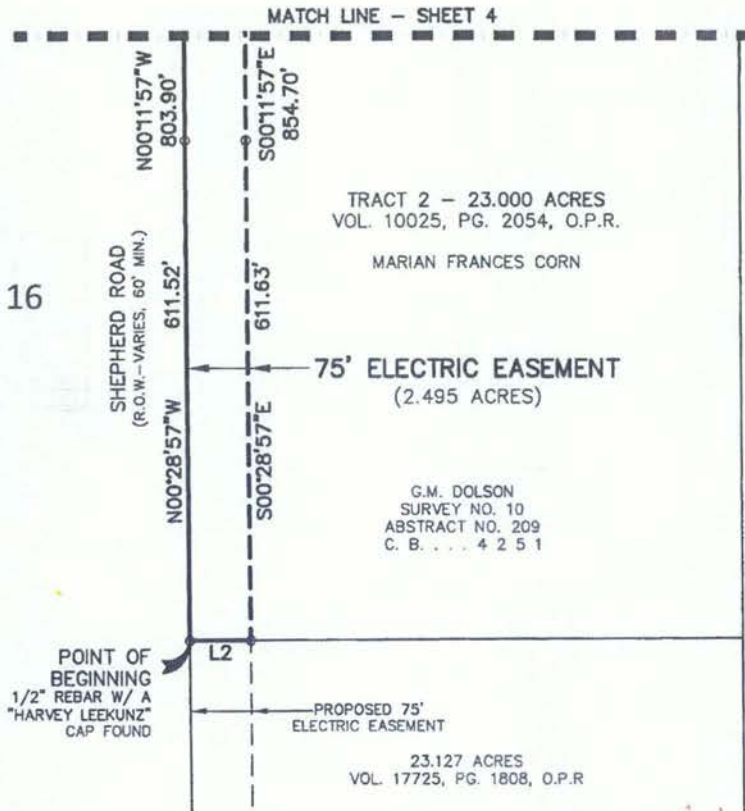
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Exhibit A - 16



LINE TABLE		
LINE	BEARING	LENGTH
L2	S89°42'03"W	75.00'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE S SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-4000411800110-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

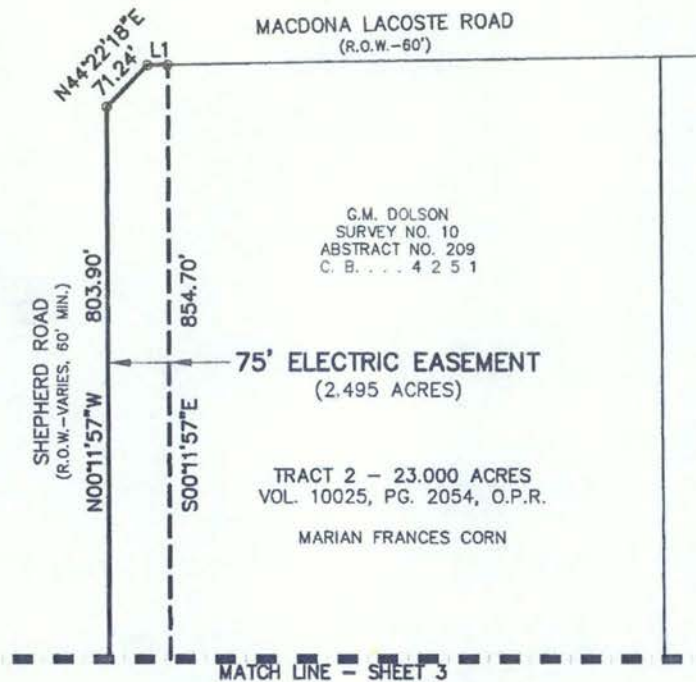
NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Right of Way granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.



	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF A 75' WIDE ELECTRIC EASEMENT, 2.495 ACRES OF LAND OUT OF A 23.000 ACRE TRACT OF LAND, COUNTY BLOCK (C.B.) 4251, BEXAR COUNTY, TEXAS	DATE 9/24/18 JOB NUMBER S0547625 SHEET 3 OF 4

Exhibit A - 16



LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°08'22"E	25.01'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-4000411800110-CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Right of Way granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 75' WIDE ELECTRIC EASEMENT,
2.495 ACRES OF LAND OUT OF
A 23,000 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	4
OF	4



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 12.1
Page 1 of 3

Exhibit A - 17

DESCRIPTION OF A 30-FOOT WIDE ELECTRIC EASEMENT (0.775 OF ONE ACRE OF LAND)

Being a 30-foot wide Electric Easement, 0.775 of one acre of land in County Block (C.B.) 4252, Bexar County, Texas, being out of a called 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas, also being out of the Guadalupe Najara Survey No. 9, Abstract No. 546, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1" iron pipe found on the north right-of-way line of the Union Pacific Railroad, the common corner of said 178.393 acre tract and a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, said point also being the southwest corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.465 acres) also described in Volume 10025, Page 2054, Official Public Records of Real Property, Bexar County, Texas, and the southwest corner of another 30-foot Ingress/Egress Easement (1.17 acres) described in Volume 12930, Page 1592, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southeast corner of this easement;

THENCE South 89°08'22" West, coincident with the common line of the 178.393 acre tract and said north right-of-way line of the Union Pacific Railroad, a distance of 30.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of a 30-foot Ingress/Egress Easement (2.043 acres) described in Volume 5875, Page 78, Deed and Plat Records, Bexar County, Texas, the southwest corner of this easement;

THENCE North 00°17'53" West, departing the north right-of-way line of the Union Pacific Railroad, crossing the 178.393 acre tract, coincident with the west line of said 30-foot Ingress/Egress Easement, a distance of 1090.77 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 23°27'40" East, continuing across the 178.393 acre tract, crossing the 30-foot Ingress/Egress Easement, a distance of 74.46 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 178.393 acre tract and the aforementioned remaining portion of the 171 acre tract, the northeast corner of this easement, also being in the west line of the aforementioned 30-foot Ingress/Egress Easements described in Volume 10025, Page 2054 and Volume 12930, Page 1592, from which a 1" iron pipe found bears North 00°17'53" West, a distance of 190.01

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Page 2 of 3

Exhibit A - 17

feet;
THENCE South $00^{\circ}17'53''$ East, coincident with said common line, a distance of 1158.63 feet to the **POINT OF BEGINNING**, containing 0.775 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



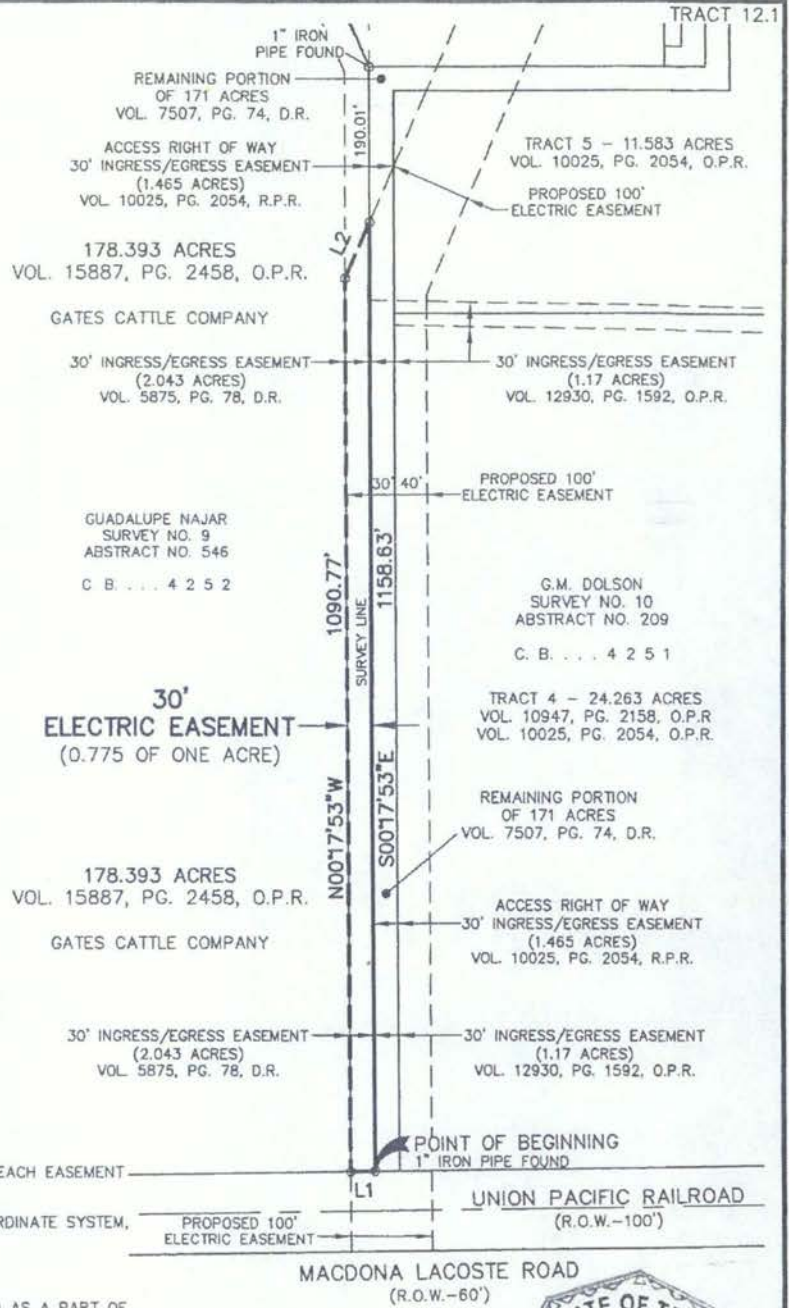
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Exhibit A - 17




LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°08'22"W	30.00'
L2	N23°27'40"E	74.46'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 L.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF A 30' WIDE ELECTRIC EASEMENT, 0.075 OF ONE ACRE OF LAND, OUT OF A 178.393 ACRE TRACT OF LAND</p>	<p>DATE 9/26/18</p>
	<p>COUNTY BLOCK (C.B.) 4252, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547625</p>
		<p>SHEET 3 OF 3</p>



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 13
Page 1 of 3

Exhibit A - 18

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (1.482 ACRES OF LAND)

Being a Variable Width Electric Easement, 1.482 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being 0.962 of one acre of land out of Tract 4, called a 24.263 acre tract of land described in Volume 10947, Page 2158 and Volume 10025, Page 2054, and 0.520 of one acre out of Tract 5, called 11.583 acres of land also described in said Volume 10025, Page 2054, both in the Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the north right-of-way line of the Union Pacific Railroad (R.O.W.-100'), the common corner of said 24.263 acre tract and a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, said point also being the southeast corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.465 acres) also described in Volume 10025, Page 2054, and the southeast corner of another 30-foot Ingress/Egress Easement (1.17 acres) described in Volume 12930, Page 1592, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement, from which a 1" iron pipe found on said north right-of-way line of the Union Pacific Railroad, the common corner of said remaining portion of the 171 acre tract and a called 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas, bears South 89°08'22" West, a distance of 30.00 feet;

THENCE North 00°17'53" West, departing the north right-of-way line of the Union Pacific Railroad, coincident with the common line of the 24.263 acre tract and a remaining portion of the 171 acre tract, said line also being the east line of both said 30-foot Ingress/Egress Easements, passing at a distance of 1047.59 feet, the common corner of the 24.263 acre tract and the aforementioned Tract 5, called 11.583 acres of land, and continuing coincident with the common line a remaining portion of the 171 acre tract of said 11.583 acre tract, a total distance of 1226.49 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 23°27'40" East, crossing the 11.583 acre tract, a distance of 101.04 feet to a 1/2" rebar with a "CEC" plastic cap set on another common line of a remaining portion of the 171 acre tract and the 11.583 acre tract, a north corner of this easement, from which a common corner of the two tracts bears North 89°59'23" West, a distance of 40.71 feet;

THENCE South 89°59'23" East, coincident with said common line, a distance of 109.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

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DON DURDEN, INC.

Exhibit A - 18

September 28, 2018
Job No.: S0547625
Tract 13
Page 2 of 3

THENCE South $23^{\circ}27'40''$ West, reentrant to and crossing the 11.583 acre tract, a distance of 272.31 feet to a 1/2" rebar with a "CEC" plastic cap set in the 11.583 acre tract, an angle point of this easement;

THENCE South $00^{\circ}17'53''$ East, continuing across the 11.583 acre tract, passing at a distance of 21.73 feet, the common line of the 11.583 acre tract and the aforementioned Tract 4, called 24.263 acres, continuing across said 24.263 acre tract, a total distance of 1068.76 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 24.263 acre tract and the aforementioned north right-of-way line of the Union Pacific Railroad, the southeast corner of this easement;

THENCE South $89^{\circ}08'22''$ West, coincident with said common line, a distance of 40.00 feet to the **POINT OF BEGINNING**, containing 1.482 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



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LINE TABLE		
LINE	BEARING	LENGTH
L1	N23°27'40"E	101.04'
L2	S89°59'23"E	109.00'
L3	S89°08'22"W	40.00'



Exhibit A - 18

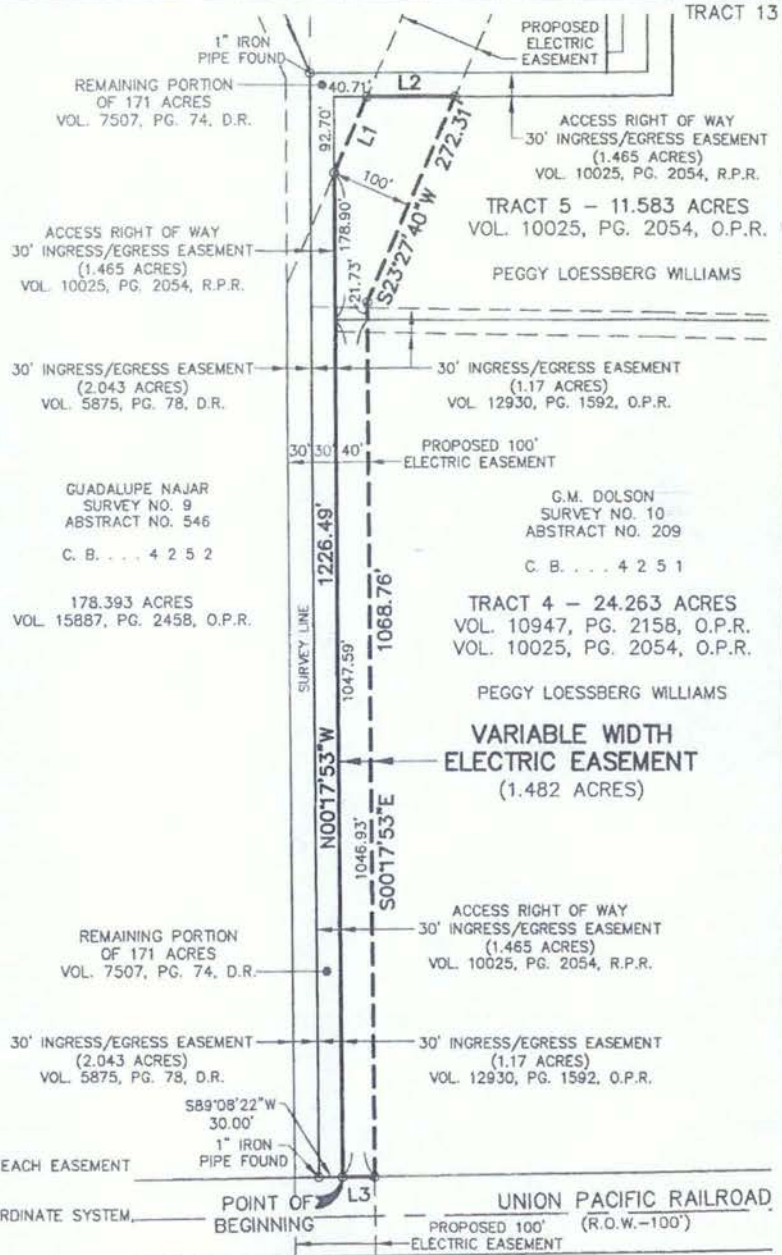
SCALE: 1" = 200'


NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
- g. Right of Way granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.
- h. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records, Bexar County, Texas; Unable to place easement, Blanket in nature.
- i. Electric Line Right-of-Way Agreement recorded in Volume 11078, Page 702, Real Property Records of Bexar County, Texas. Does not affect subject tract, thus not shown.
- j. Easement, granted to the City of San Antonio, recorded in Volume 3580, Page 87, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
- k. Easement, granted to Atascosa Rural Water Supply Corp., recorded in Volume 6333, Page 1263, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
- m. Same as item i above.

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-400041800104 -CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



	CIVIL ENGINEERING CONSULTANTS DON DURDAN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF A VARIABLE WIDTH ELECTRIC EASEMENT, 1,482 ACRES OF LAND OUT OF A 24.263 ACRE AND AN 11.583 ACRE TRACTS OF LAND	DATE 9/28/18 JOB NUMBER S0547625
	COUNTY BLOCK (C.B.) 4251, BEXAR COUNTY, TEXAS	SHEET 3 OF 3	



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 13.2
Page 1 of 4

Exhibit A - 19

DESCRIPTION OF A 100-FOOT WIDE ELECTRIC EASEMENT (2.853 ACRES OF LAND)

Being a 100-foot wide Electric Easement, 2.853 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of the remaining portion of a called 34.669 acre tract of land described in Volume 10193, Page 486, and Volume 10025, Page 2074, both in the Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the east line of a remaining portion of a called 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, also being the east line of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.671 acres) described in Volume 10025, Page 2054, Official Public Records of Real Property, Bexar County, Texas, the common corner of said remaining portion of the called 34.669 acre tract and Tract 7, called 23.126 acre tract of land described in Volume 10097, Page 2008, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING** the northwest corner of this easement, from which a 5/8" rebar with a "HARRY LEE KUNZE" cap found at the common corner of said 23.126 acre tract and said remaining portion of the 171 acre tract bears North 00°17'05" West, a distance of 982.00 feet;

THENCE North 67°24'56" East, coincident with the common line of the remaining portion of the 34.669 acre tract and the 23.126 acre tract, a distance of 108.08 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°17'05" East, crossing the remaining portion of the 34.669 acre tract, a distance of 1149.57 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 23°27'40" West, continuing across the remaining portion of the 34.669 acre tract, a distance of 248.34 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 34.669 acre tract, the aforementioned east line of a remaining portion of the 171 acre tract and the aforementioned east line of Access Right-of-Way, 30 foot Ingress/Egress Easement, the south corner of this easement;

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Exhibit A - 19

September 28, 2018
Job No.: S0547625
Tract 13.2
Page 2 of 4

THENCE North 00°17'05" West, coincident with said common line, a distance of 1335.87 feet to the **POINT OF BEGINNING**, containing 2.853 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 13.2 PEGGY LOESSBERG WILLIAMS.docx

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SCALE: 1" = 200'

Exhibit A - 19

TRACT 13.2

TRACT 7 - 23.126 ACRES
VOL. 10097, PG. 2008, R.P.R.

5/8" REBAR W/A "HARRY LEE
KUNZE" CAP FOUND AT THE
NORTHWEST CORNER OF TRACT
7 BEARS N00°17'05" W, 982.00'

PROPOSED 100'
ELECTRIC EASEMENT

N67°24'56"E
75.66'

POINT OF
BEGINNING

REMAINING PORTION
OF 171 ACRES
VOL. 7507, PG. 74, D.R.

ACCESS RIGHT OF WAY
30' INGRESS/EGRESS EASEMENT
(1.671 ACRES)
VOL. 10025, PG. 2054, R.P.R.

178.393 ACRES
VOL. 15887, PG. 2458, O.P.R.

PROPOSED 30'
ELECTRIC EASEMENT

REMAINING PORTION
OF 171 ACRES
VOL. 7507, PG. 74, D.R.

ACCESS RIGHT OF WAY
30' INGRESS/EGRESS EASEMENT
(1.671 ACRES)
VOL. 10025, PG. 2054, R.P.R.

PROPOSED 100'
ELECTRIC EASEMENT

6.155 ACRES
VOL. 15910, PG. 563, O.P.R.

70' ELECTRIC EASEMENT
(2.042 ACRES)

REMAINING PORTION
OF 34.669 ACRES
VOL. 10193, PG. 486, O.P.R.
VOL. 10025, PG. 2054, R.P.R.

PEGGY LOESSBERG WILLIAMS

G.M. DOLSON
SURVEY NO. 10
ABSTRACT NO. 209
C. B. . . . 4 2 5 1

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



REMAINING PORTION
OF 171 ACRES
VOL. 7507, PG. 74, D.R.

50' WIDE STRIP OF LAND
VOL. 1133, PG. 207, D.R.

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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 70' WIDE ELECTRIC EASEMENT,
 2.042 ACRES OF LAND OUT OF A
 REMAINING PORTION OF 34.669 ACRE TRACT OF LAND,
 COUNTY BLOCK (C.B.) 4251,
 BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547625
SHEET	4
OF	4



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 13.5
Page 1 of 7

Exhibit A - 20

DESCRIPTION OF (3) 30-FOOT WIDE ELECTRIC EASEMENTS (TOTALING 2.065 ACRES OF LAND)

Being a (3) 30-foot wide Electric Easements totaling 2.065 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being Easement "A", 0.821 of one acre of land, Easement "B", 0.075 of one acre of land and Easement "C", 1.169 acres of land, all being out of a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

EASEMENT "A" - 0.821 OF ONE ACRE

BEGINNING at a 1" iron pipe found on the north right-of-way line of the Union Pacific Railroad, the common corner of said remaining portion of a 171 acre tract and a 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas, said point also being the southeast corner of a 30-foot Ingress/Egress Easement (2.043 acres) described in Volume 5875, Page 78, Deed Records, Bexar County, Texas, the southwest corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.465 acres) described in Volume 10025, Page 2054, Official Public Records of Real Property, Bexar County, Texas, and the southwest corner of another 30-foot Ingress/Egress Easement (1.17 acres) described in Volume 12930, Page 1592, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement;

THENCE North 00°17'53" West, departing the north right-of-way line of the Union Pacific Railroad, coincident with the common line of a remaining portion of the 171 acre tract and said 178.393 acre tract, also being the east line of said 30-foot Ingress/Egress Easement (2.043 acres), the west line of said 30-foot Ingress/Egress Easements (1.465 acres and 1.17 acres), a distance of 1158.63 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement, from which a 1-inch iron pipe found bears North 00°17'53" West, a distance of 191.01 feet;

THENCE North 23°27'40" East, crossing a remaining portion of the 171 acre tract and said 30-foot Ingress/Egress Easements (1.465 acres and 1.17 acres), a distance of 74.46 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 171 acre tract and Tract 5, called 11.583 acres of land, described in Volume 10025, Page 2074, Official Public Records, Bexar County, Texas, also being in the east line of the 30-foot Ingress/Egress Easements, the northeast corner of this easement;

THENCE South 00°17'53" East, coincident with said common line, passing at a distance of 178.89 feet, the common corner of said 11.583 acre tract and Tract 4, called 24.263 acres of land, described in Volume 10947, Page 2158, Official Public Records, Bexar County, Texas, and said Volume

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Exhibit A - 20

September 28, 2018
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Tract 13.5
Page 2 of 7

10025, Page 2074, continuing with the common line of a remaining portion of the 171 acre tract and said 24.263 acre tract, a total distance of 1226.49 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned north right-of-way line of the Union Pacific Railroad, a common corner of a remaining portion of the 171 acre tract and said 24.263 acre tract, the southeast corner of this easement;

THENCE South 89°08'22" West, coincident with the common line of a remaining portion of the 171 acre tract and said north right-of-way line of the Union Pacific Railroad, a distance of 30.00 feet to the **POINT OF BEGINNING**, containing 0.821 of one acre of land, more or less.

EASEMENT "B" – 0.075 OF ONE ACRE

COMMENCING at a 1" iron pipe found on the north right-of-way line of the Union Pacific Railroad, the common corner of said remaining portion of a 171 acre tract and a 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas; thence North 00°17'53" West, departing the north right-of-way line of the Union Pacific Railroad, coincident with the common line of a remaining portion of the 171 acre tract and said 178.393 acre tract, a distance of 1349.64 feet to a 1" iron pipe found, the common corner of a remaining portion of the 171 acre tract, said 178.393 acre tract and a called 6.155 acre tract of land described in Volume 15910, Page 563, Official Public Records, Bexar County, Texas; thence South 89°59'23" East, coincident with the common line of a remaining portion of the 171 acre tract and said 6.155 acre tract, a distance of 83.89 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE South 89°59'23" East, continuing coincident with said common line, a distance of 109.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 23°27'40" West, crossing a remaining portion of the 171 acre tract, a distance of 32.70 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 171 acre tract and Tract 5, called 11.583 acres of land described in the aforementioned 10025, Page 2074, the southwest corner of this easement;

THENCE North 89°59'23" West, coincident with said common line, a distance of 109.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

THENCE North 23°27'40" East, reentrant to and crossing a remaining portion of the 171 acre tract, a distance of 32.70 feet to the **POINT OF BEGINNING**, containing 0.075 of one acre of land, more or less.

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DON DURDEN, INC.

Exhibit A - 20

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Tract 13.5
Page 3 of 7

EASEMENT "C" – 1.169 ACRES

COMMENCING at a 1" iron pipe found on the north right-of-way line of the Union Pacific Railroad, the common corner of said remaining portion of a 171 acre tract and a 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas; thence North 00°17'53" West, departing the north right-of-way line of the Union Pacific Railroad, coincident with the common line of a remaining portion of the 171 acre tract and said 178.393 acre tract, a distance of 1349.64 feet to a 1" iron pipe found, the common corner of a remaining portion of the 171 acre tract, said 178.393 acre tract and a 6.155 acre tract of land described in Volume 15910, Page 563, Official Public Records, Bexar County, Texas; thence South 89°59'23" East, coincident with the common line of a remaining portion of the 171 acre tract and said 6.155 acre tract, a distance of 192.89 feet to a 1/2" rebar with a "CEC" plastic cap set; thence North 23°27'40" East, crossing the 6.155 acre tract, a distance of 431.37 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 6.155 acre tract and a 50-foot wide strip of land, called 1.82 acres, described in Volume 1133, Page 207, Deed Records, Bexar County, Texas; thence North 00°17'05" West, coincident with the said common line, a distance of 9.60 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, the common corner of said 50-foot wide strip and another remaining portion of the 171 acre tract, said corner also being the southwest corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.671 acres) described in said Volume 10025, Page 2054, Official Public Records of Real Property, Bexar County, Texas, the southwest corner of this easement;

THENCE North 00°17'05" West, coincident with the common line of the 6.155 acre tract and said remaining portion of the 171 acre tract, passing at a distance of 238.59 feet, the common corner of the 6.155 acre tract and the aforementioned 178.393 acre tract, continuing coincident with the common line of a remaining portion of the 171 acre tract and said 178.393 acre tract, a distance of 2376.32 feet to a 1/2" rebar with a "CEC" plastic cap set, the common corner of a remaining portion of the 171 acre tract and Tract 7, called 23.126 acres of land, described in Volume 10097, Page 2008, Official Public Records of Real Property, Bexar County, Texas, the northwest corner of said Access Right-of-Way (1.671 acres), the northwest corner of this easement;

THENCE North 89°42'55" East, coincident with the common line of a remaining portion of the 171 acre tract and said 23.126 acre tract, a distance of 30.00 feet to a 5/8" rebar with a "HARRY LEE KUNZE" cap found, a common corner of a remaining portion of the 171 acre tract and a 12.804 acre tract of land described in Volume 10814, Page 2085, Official Public Records, Bexar County, Texas, the northeast corner of the Access Right-of-Way, the northeast corner of this easement;

THENCE South 00°17'05" East, coincident with the common line of a remaining portion of the 171 acre tract and said 12.804 acre tract, passing at a distance of 982.00 feet, the common corner of the 12.804 acre tract and a remainder of a 34.669 acre tract of land described in Volume 10193, Page 486, Official Public Records, Bexar County, Texas, and the aforementioned Volume 10025,

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Exhibit A - 20

September 28, 2018
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Tract 13.5
Page 4 of 7

Page 2074, continuing coincident with the common line of a remaining portion of the 171 acre tract and said remaining portion of the 34.669 acre tract, a total distance of 2317.87 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 23°27'40" West, reentrant to and crossing a remaining portion of the 171 acre tract, a distance of 63.87 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 171 acre tract and the aforementioned 50-foot wide strip of land, a south corner of this easement;

THENCE South 89°53'55" West, coincident with said common line, a distance of 4.28 feet to the **POINT OF BEGINNING**, containing 1.169 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

EASEMENT ACREAGE SUMMARY:

Easement "A"	0.821 of one acre
Easement "B"	0.075 of one acre
<u>Easement "C"</u>	<u>1.169 acres</u>
Total	2.065 acres

Dion P. Albertson
Dion P. Albertson, R.P.S.


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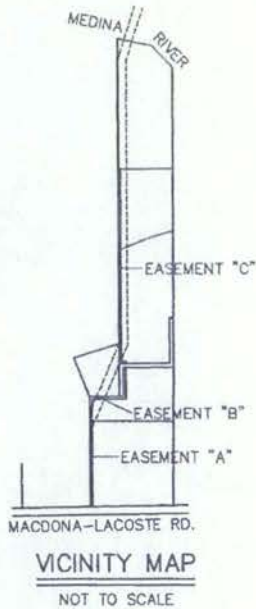
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LINE TABLE		
LINE	BEARING	LENGTH
L1	N23°27'40"E	74.46'
L2	S89°08'22"W	30.00'
L3	S89°59'23"E	109.00'
L4	S23°27'40"W	32.70'
L5	N89°59'23"W	109.00'
L6	N23°27'40"E	32.70'

Exhibit A - 20

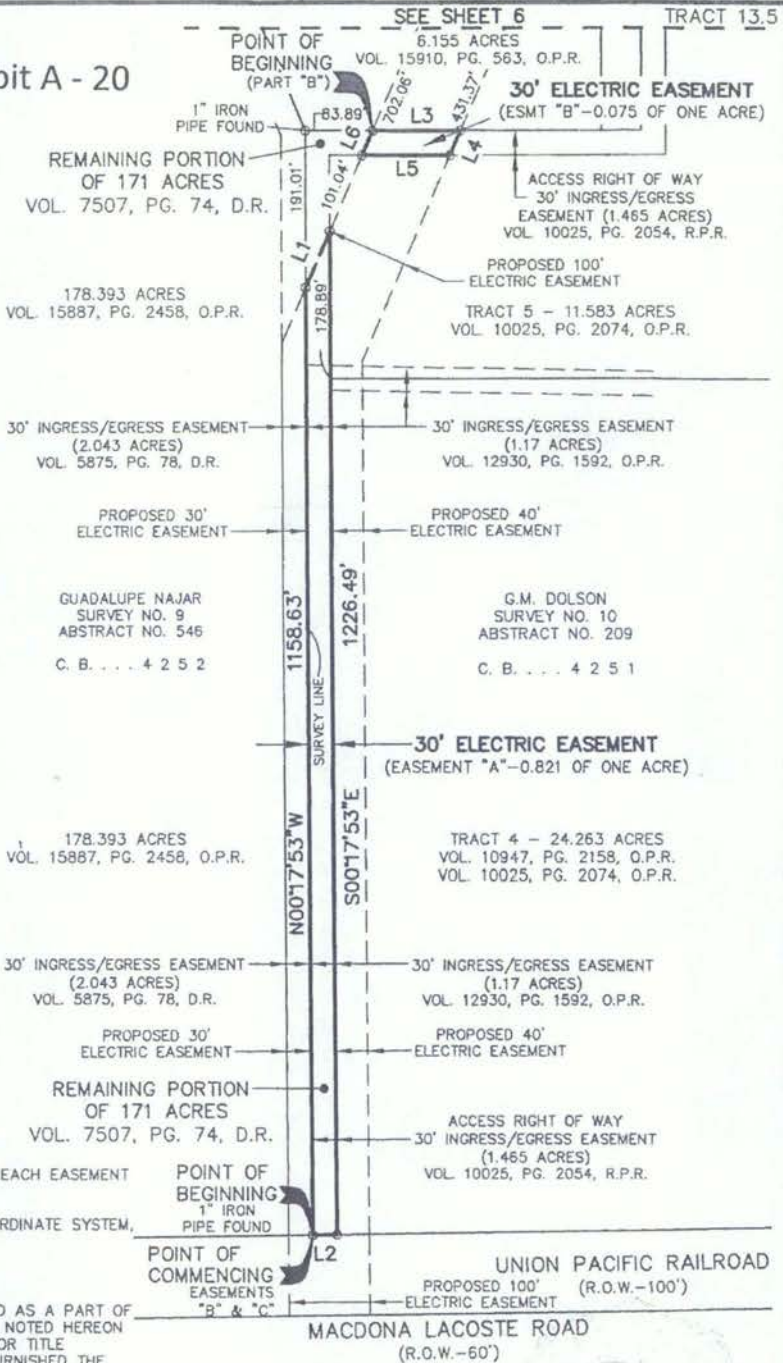
SCALE: 1" = 200'



EASEMENT ACREAGE SUMMARY	
EASEMENT "A"	0.821 OF ONE ACRE
EASEMENT "B"	0.075 OF ONE ACRE
EASEMENT "C"	1.169 ACRES
TOTAL ACRES	2.065 ACRES

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
- EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



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Engineering No.: F-2214
Surveying No.: 100410-00

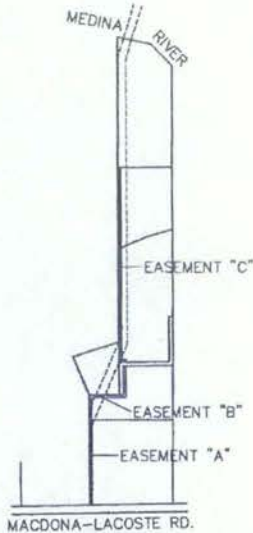
EXHIBIT OF
3 - 30' WIDE ELECTRIC EASEMENTS,
TOTALING 2.065 ACRES OF LAND OUT OF A
REMAINING PORTION OF A 171 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547625
SHEET	5
OF	7

LINE TABLE		
LINE	BEARING	LENGTH
L8	S23°27'40"W	63.87'
L9	S89°53'55"W	4.28'

Exhibit A - 20

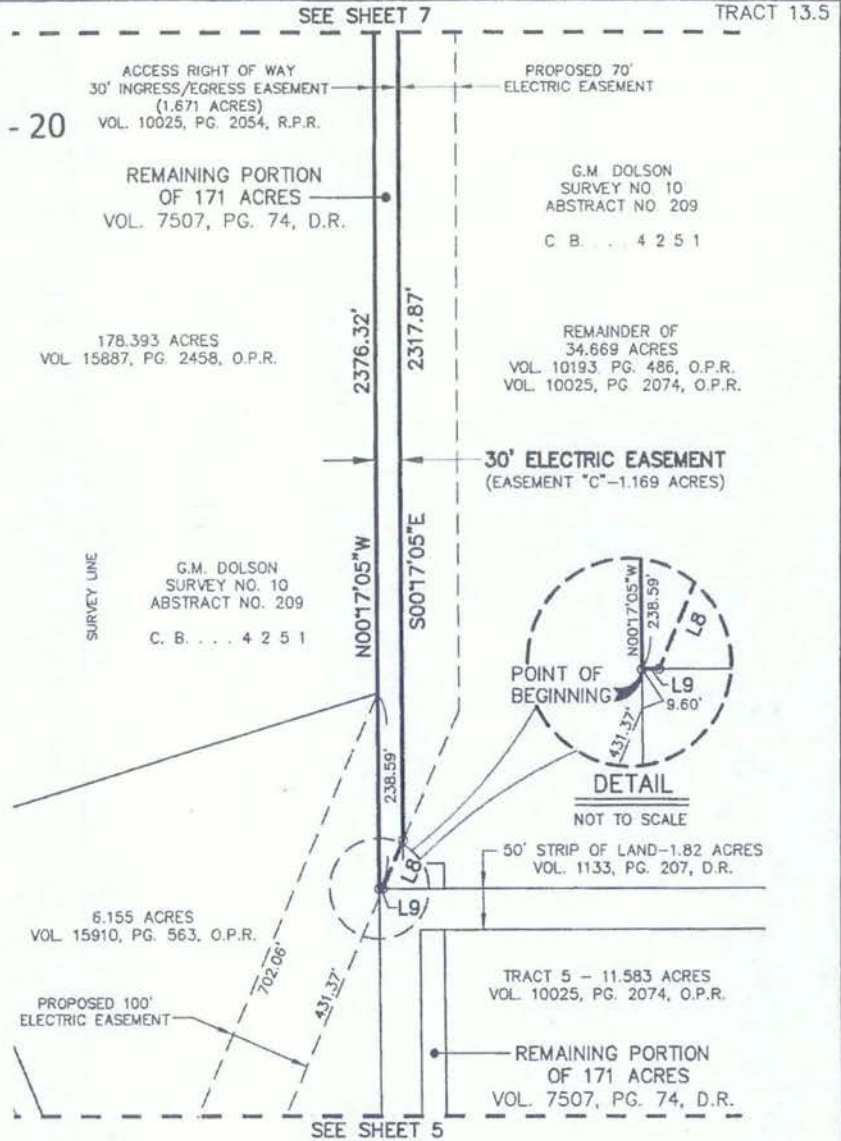


VICINITY MAP
NOT TO SCALE

EASEMENT ACREAGE SUMMARY	
EASEMENT "A"	0.821 OF ONE ACRE
EASEMENT "B"	0.075 OF ONE ACRE
EASEMENT "C"	1.169 ACRES
TOTAL ACRES	2.065 ACRES

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
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R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
3 - 30' WIDE ELECTRIC EASEMENTS,
TOTALING 2.065 ACRES OF LAND OUT OF A
REMAINING PORTION OF A 171 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547625
SHEET	6
OF	7

LINE TABLE		
LINE	BEARING	LENGTH
L7	N89°42'55"E	30.00'

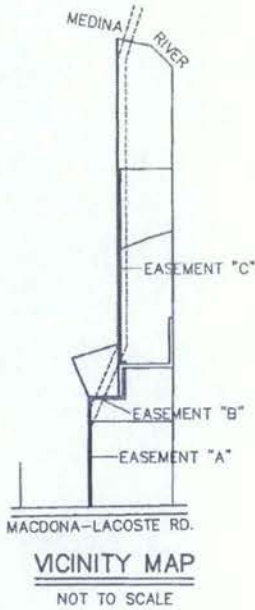
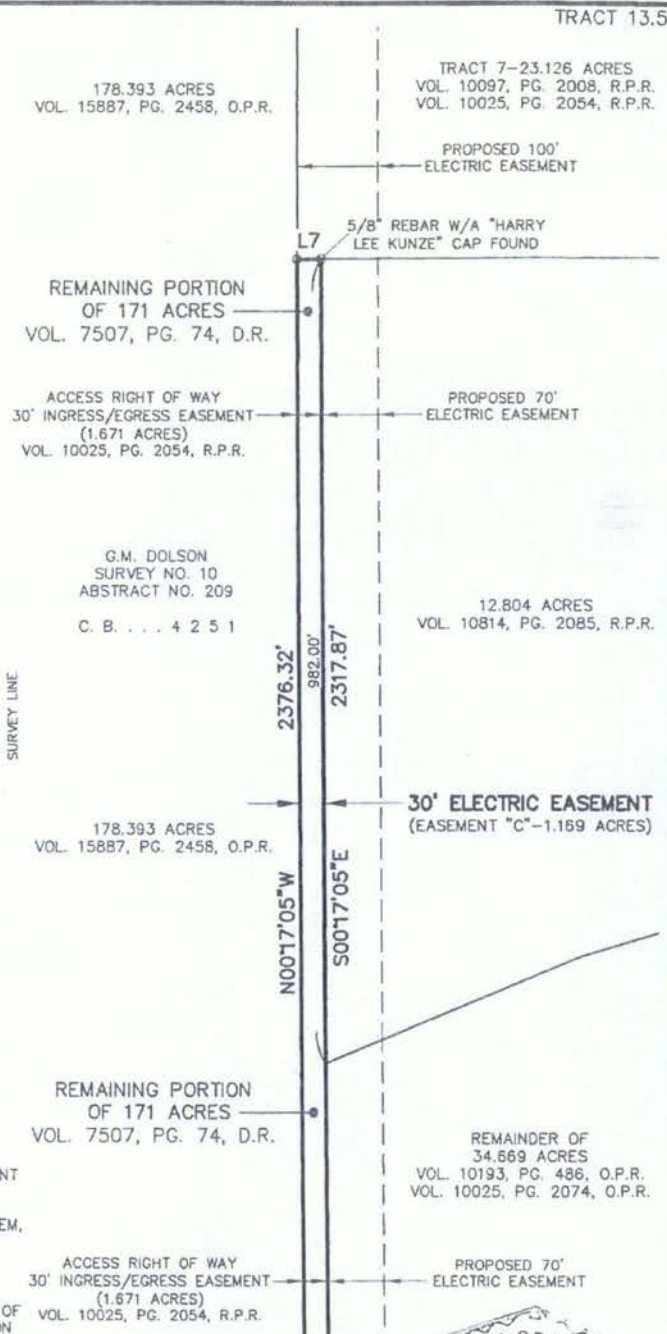


Exhibit A - 20

EASEMENT ACREAGE SUMMARY	
EASEMENT "A"	0.821 OF ONE ACRE
EASEMENT "B"	0.075 OF ONE ACRE
EASEMENT "C"	1.169 ACRES
TOTAL ACRES	2.065 ACRES

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



CEC CIVIL ENGINEERING CONSULTANTS
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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
3 - 30' WIDE ELECTRIC EASEMENTS,
TOTALING 2.065 ACRES OF LAND OUT OF A
REMAINING PORTION OF A 171 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547625
SHEET	7
OF	7



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018

Job No.: S0547625

Tract 14

Page 1 of 3

Exhibit A - 21

DESCRIPTION OF A 100-FOOT WIDE ELECTRIC EASEMENT (1.301 ACRES OF LAND)

Being a 100-foot wide Electric Easement, 1.301 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a called 6.155 acre tract of land described in Volume 15910, Page 563, Official Public Records, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said 6.155 acre tract and a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, said line also being the north line of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.465 acres) described in Volume 10025, Page 2054, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement, from which a 1" iron pipe found at the common corner of the 6.155 acre tract, said remaining portion of the 171 acre tract and a 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas, bears North 89°59'23" West, a distance of 83.89 feet;

THENCE North 23°27'40" East, crossing the 6.155 acre tract, a distance of 702.06 feet to a 1/2" rebar with a "CEC" plastic cap set on the west line of another remaining portion of the 171 acre tract, said line also being the west line of another Access Right-of-Way, 30-foot Ingress/Egress Easement (1.671 acres) also described in said Volume 10025, Page 2054, the common corner of the 6.155 acre tract and said 178.393 acre tract, the north corner of this easement;

THENCE South 00°17'05" East, coincident with the common line of the 6.155 acre tract and the second remaining portion of the 171 acre tract, passing at a distance of 238.60 feet, the common corner of a remaining portion of the 171 acre tract and a 50-foot strip of land described in Volume 1133, Page 207, Deed Records, Bexar County, Texas, and continuing a total distance of 248.34 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 6.155 acre tract and said 50-foot strip of land, an angle point of this easement;

THENCE South 23°27'40" West, reentrant to and crossing the 6.155 acre tract, a distance of 431.37 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 6.155 acre tract and the aforementioned remaining portion of the 171 acre tract, the southeast corner of this easement;

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September 24, 2018
Job No.: S0547625
Tract 14
Page 2 of 3

Exhibit A - 21

THENCE North $89^{\circ}59'23''$ West, coincident with said common line, a distance of 109.00 feet to the **POINT OF BEGINNING**, containing 1.301 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



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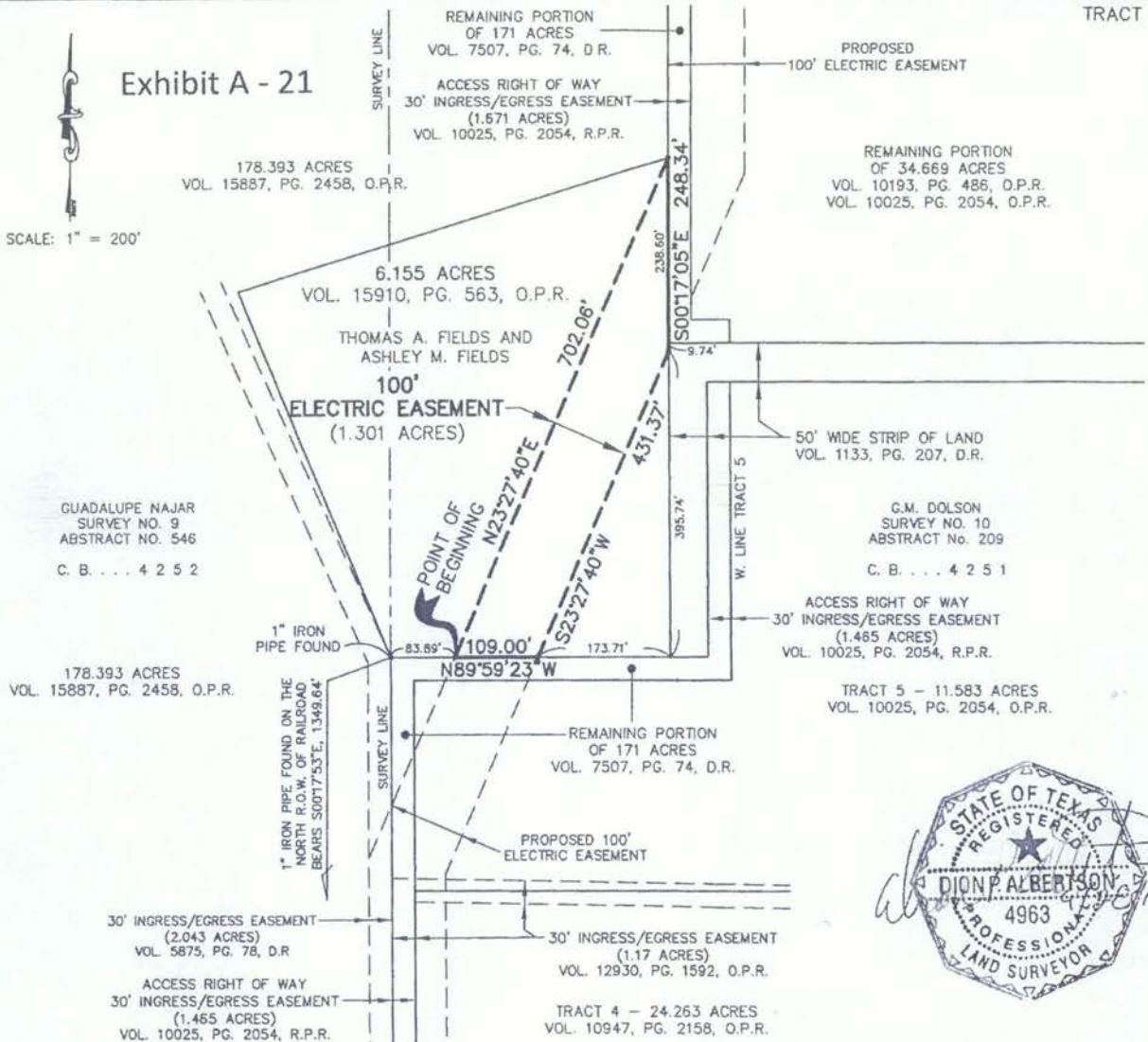
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Exhibit A - 21

TRACT 14

SCALE: 1" = 200'



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-14-4000411800109 -CF, WITH AN EFFECTIVE DATE OF JANUARY 12, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Right-of-Way, for an easement, granted to Western Gas & Fuel Co. recorded in Volume 927, Page 540, Deed Records, Bexar County Texas; Unable to place easement, Blanket in nature.
 - h. Shared Water Well Agreement recorded in Volume 15910, Page 582, Real Property Records of Bexar County, Texas; Not survey related, thus not addressed.
 - i. Terms, conditions and provisions of Private Road Crossing Agreement, by and between Union Pacific Railroad Company, "Railroad", and Thomas Fields and Ashley Fields, "Licensee", filed January 24, 2013, in Volume 15910, Page 568, Real Property, Records, Bexar County, Texas; Affects subject tract, does not affect this easement, thus not shown;



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A 100' WIDE ELECTRIC EASEMENT,
 1.301 ACRES OF LAND OUT OF A
 6.155 ACRE TRACT OF LAND
 COUNTY BLOCK (C.B.) 4251,
 BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547825
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 15
Page 1 of 3

Exhibit A - 22

DESCRIPTION OF A 100-FOOT WIDE ELECTRIC EASEMENT (2.207 ACRES OF LAND)

Being a 100-foot wide Electric Easement, 2.207 acres of land in County Block (C.B.) 4251, Bexar County, Texas, being out of a called 12.804 acre tract of land described in Volume 10814, Page 2085, Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8" rebar with a "HARRY LEE KUNZE" cap found on the south line of Tract 7, called a 23.126 acre tract of land described in Volume 10097, Page 2008 and Volume 10025, Page 2054, both in the Official Public Records of Real Property, Bexar County, Texas, the common corner of said 12.804 acre tract and a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, also being the northeast corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement (1.671 acres) also described in said Volume 10025, Page 2054, the **POINT OF BEGINNING**, the northwest corner of this easement, from which the common corner of said 23.126 acre tract and said remaining portion of the 171 acre tract bears South 89°42'55" West, a distance of 30.00 feet;

THENCE North 89°42'55" East, coincident with the common line of the 12.804 acre tract and the 23.126 acre tract, a distance of 70.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement, from which a 5/8" rebar with a "HARRY LEE KUNZE" cap found at the common corner of the 12.804 acre tract and the 23.126 acre tract bears North 89°42'55" East, a distance of 549.47 feet;

THENCE South 00°17'05" East, crossing the 12.804 acre tract, a distance of 940.99 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 12.804 acre tract and the remaining portion of a called 34.669 acre tract of land described in Volume 10193, Page 486, Official Public Records, Bexar County, Texas, the southeast corner of this easement;

THENCE South 67°24'56" West, coincident with said common line, a distance of 108.08 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east line of the 171 acre tract, also being the east line of the aforementioned Access Right-of-Way, 30-foot Ingress/Egress Easement, the common corner of the 12.804 acre tract and the remaining portion of the 34.669 acre tract, the southwest corner of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 15
Page 2 of 3

Exhibit A - 22

THENCE North 00°17'05" West, coincident with the common line of the 12.804 acre tract and said east line of the remaining portion of the 171 acre tract, a distance of 982.00 feet to the **POINT OF BEGINNING**, containing 2.207 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963

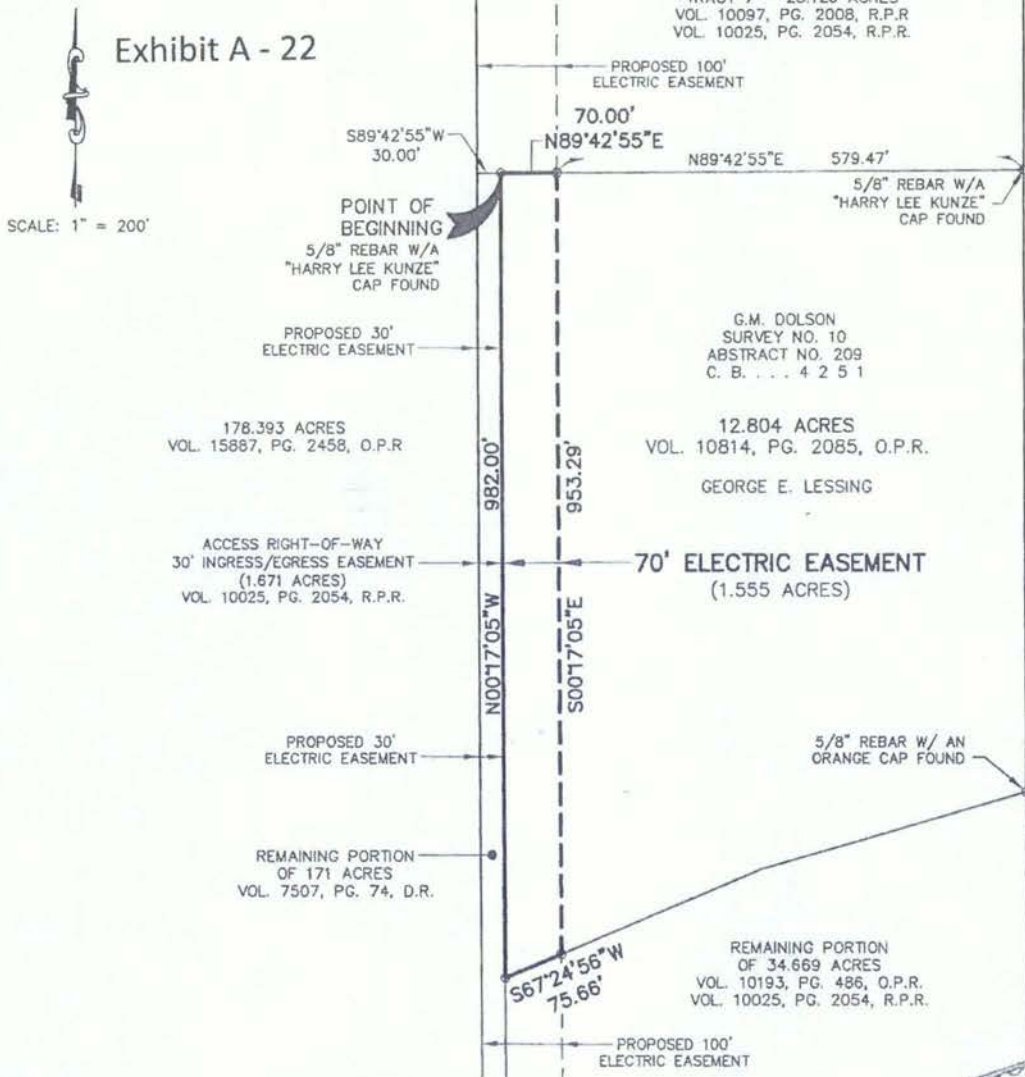


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Exhibit A - 22



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800115 -CF, WITH AN EFFECTIVE DATE OF JANUARY 21, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement granted to San Antonio Public Service Co. recorded in Volume 1827, Page 200, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.
 - h. Easement granted to Western Gas & Fuel Co. recorded in Volume 923, Page 585, Deed Records of Bexar County, Texas; Unable to place easement, Blanket in nature.



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A 70' WIDE ELECTRIC EASEMENT,
 1,555 ACRES OF LAND OUT OF A
 12.804 ACRE TRACT OF LAND,

COUNTY BLOCK (C.B.) 4251,
 BEXAR COUNTY, TEXAS

DATE	9/26/18
JOB NUMBER	S0547625
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 28, 2018
Job No.: S0547625
Tract 15.5
Page 1 of 3

Exhibit A - 23

DESCRIPTION OF A 100-FOOT WIDE ELECTRIC EASEMENT (3.618 ACRES OF LAND)

Being a 100-foot wide Electric Easement, 3.618 acres of land situated in County Block (C.B.) 4251, Bexar County, Texas, being out of Tract 7, called a 23.126 acre tract of land described in Volume 10097, Page 2008 and Volume 10025, Page 2054, both in the Official Public Records of Real Property, Bexar County, Texas, also being out of the G.M. Dolson Survey No. 10, Abstract No. 209, and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8" rebar with a "HARRY LEE KUNZE" cap found on the south line of said 23.126 acre tract, the common corner of a called 12.804 acre tract of land described in Volume 10814, Page 2085, Official Public Records, Bexar County, Texas, and a remaining portion of a 171 acre tract of land described in Volume 7507, Page 74, Deed Records, Bexar County, Texas, also being the northeast corner of an Access Right-of-Way, 30-foot Ingress/Egress Easement described in said Volume 10025, Page 2054, the **POINT OF BEGINNING**, a point in the south line of this easement;

THENCE South $89^{\circ}42'55''$ West, coincident with the common line of the 23.126 acre tract and said remaining portion of the 171 acre tract, also being the north line of said Access Right-of-Way, a distance of 30.00 feet to a 1/2" rebar with a "CEC" plastic cap set on the east line of a 178.393 acre tract of land described in Volume 15887, Page 2458, Official Public Records, Bexar County, Texas, the common corner of the 23.126 acre tract and a remaining portion of the 171 acre tract, the southwest corner of this easement;

THENCE North $00^{\circ}17'05''$ West, coincident with the common line of the 23.126 acre tract and said 178.393 acre tract, a distance of 1338.42 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North $17^{\circ}29'21''$ East, crossing the 23.126 acre tract, a distance of 247.73 feet to a 1/2" rebar with a "CEC" plastic cap set on the south bank of the Medina River, the north corner of this easement;

THENCE South $78^{\circ}53'34''$ East, coincident with said south bank of the Medina River, a distance of 100.62 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South $17^{\circ}29'21''$ West, reentrant to and crossing the 23.126 acre tract, a distance of 243.28 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this tract;

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September 28, 2018
Job No.: S0547625
Tract 15.5
Page 2 of 3

Exhibit A - 23

THENCE South $00^{\circ}17'05''$ East, continuing across the 23.126 acre tract, a distance of 1322.79 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 23.126 acre tract and the aforementioned 12.804 acre tract, the southeast corner of this easement, from which a 5/8" rebar with a "HARRY LEE KUNZE" cap found at the east common corner of the 23.126 acre tract and the said 12.804 acre tract bears North $89^{\circ}42'55''$ East, a distance of 579.47 feet;

THENCE South $89^{\circ}42'55''$ West, coincident with said common line, a distance of 70.00 feet to the **POINT OF BEGINNING**, containing 3.618 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963



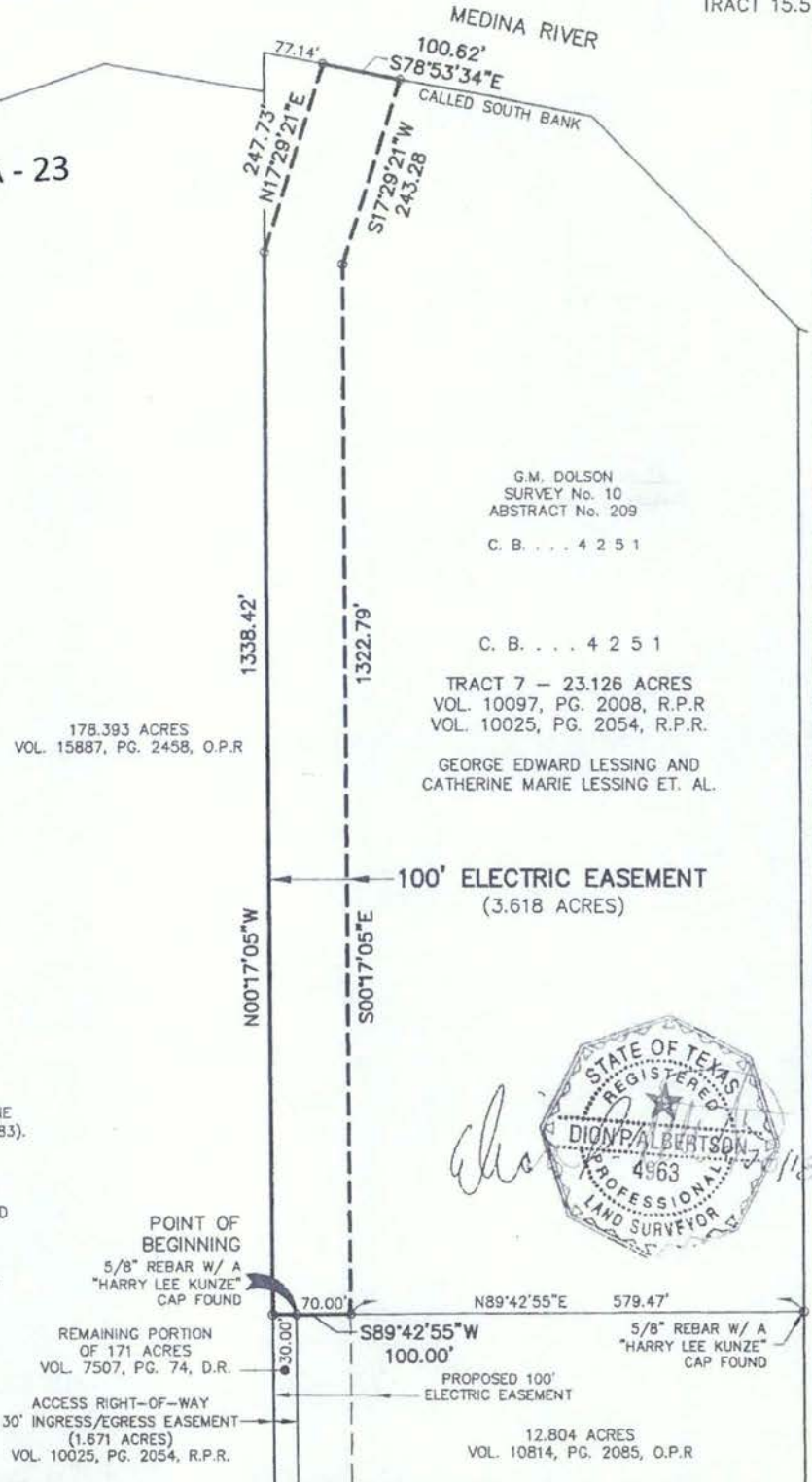
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Exhibit A - 23



G.M. DOLSON
SURVEY No. 10
ABSTRACT No. 209
C. B. . . . 4 2 5 1

C. B. . . . 4 2 5 1

TRACT 7 - 23.126 ACRES
VOL. 10097, PG. 2008, R.P.R.
VOL. 10025, PG. 2054, R.P.R.

GEORGE EDWARD LESSING AND
CATHERINE MARIE LESSING ET. AL.

178.393 ACRES
VOL. 15887, PG. 2458, O.P.R.

100' ELECTRIC EASEMENT
(3.618 ACRES)



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

POINT OF BEGINNING
5/8" REBAR W/ A
"HARRY LEE KUNZE"
CAP FOUND

REMAINING PORTION
OF 171 ACRES
VOL. 7507, PG. 74, D.R.

ACCESS RIGHT-OF-WAY
30' INGRESS/EGRESS EASEMENT
(1.871 ACRES)
VOL. 10025, PG. 2054, R.P.R.

579.47'
N89°42'55"E
5/8" REBAR W/ A
"HARRY LEE KUNZE"
CAP FOUND

12.804 ACRES
VOL. 10814, PG. 2085, O.P.R.

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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 100' WIDE ELECTRIC EASEMENT,
3.618 ACRES OF LAND OUT OF
A 23.126 ACRE TRACT OF LAND,
COUNTY BLOCK (C.B.) 4251,
BEXAR COUNTY, TEXAS

DATE	9/28/18
JOB NUMBER	S0547625
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 16
Page 1 of 8

Exhibit A - 24

DESCRIPTION OF (2) - ELECTRIC EASEMENTS (TOTALING 8.960 ACRES OF LAND)

Being (2) Electric Easements totaling 8.960 acres of land in Bexar County, Texas, being out of a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, Electric Easement Part I being 6.714 acres of land, Electric Easement Part II being 2.246 acres of land, said easements also being out of the following easements: a Permanent Sewer Easement described in Volume 5732, Page 258, Official Public Records of Real Property, Bexar County, Texas, a Permanent Easement-Sewer, 26.02 acres, described in Volume 14598, Page 1294, a Conservation Easement Agreement, Tracts 6, 7 and 8, described in Volume 16948, Page 528, Grant of Easement, Access Easements D and E, described in Volume 16948, Page 595, all in the Official Public Records, Bexar County, Texas, also situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, and being more particularly described by metes and bounds as follows:

ELECTRIC EASEMENT-PART I - 6.714 ACRES

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said 729.582 acre tract and a remaining portion of 189.01 acre tract of land described in Volume 6326, Page 1093, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the east corner of this easement, from a 1/2" rebar with a "BMWD" cap bears South 04°41'47" East, a distance of 518.66 feet;

THENCE crossing the 729.582 acre tract, the following courses:

North 86°14'36" West, a distance of 444.67 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 27°42'56" West, a distance of 808.32 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 27°45'13" West, a distance of 848.65 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 53°45'41" West, a distance of 684.94 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 07°14'44" East, a distance of 135.42 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 729.582 acre tract and a remainder of a 1094.62 acre tract described in Volume 15414, Page 1147, Official Public Records, Bexar County, Texas and

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DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 16
Page 2 of 8

Exhibit A - 24

Volume 7915, Page 867, Official Public Records of Real Property, Bexar County, Texas, the south corner of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South 36°03'41" East, a distance of 19.80 feet;

THENCE North 36°03'41" West, coincident with said common line, a distance of 207.47 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement, from which a 3-inch metal fence post found at an angle point in the 729.582 acre tract and said remainder of the 1094.62 acre tract bears North 36°03'41" West, a distance of 486.29 feet;

THENCE reentrant to and crossing the 729.582 acre tract, the following courses:

North 07°14'44" West, a distance of 12.55 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

North 53°45'41" East, a distance of 720.76 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 27°45'13" East, a distance of 825.52 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 27°42'56" East, a distance of 873.28 feet to a 1/2" rebar with a "CEC" plastic cap set, the north corner of this easement;

South 86°14'36" East, a distance of 494.80 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of the 729.582 acre tract and remaining portion of the 189.01 acre tract, the northeast corner of this easement, from which a 1/2" rebar with a "BMW" cap found bears North 04°41'47" West, a distance of 346.63 feet;

THENCE South 04°41'48" East, coincident with said common line, a distance of 101.10 feet to the **POINT OF BEGINNING**, containing 6.714 acres of land, more or less.

ELECTRIC EASEMENT-PART II - 2.246 ACRES

BEGINNING at 1/2" rebar with a "CEC" plastic cap set on the common line of the 729.582 acre tract and a remainder of the 1094.62 acre tract, the **POINT OF BEGINNING**, the north corner of this easement, from which a 1/2" rebar with a "CEC" plastic cap set at the south corner of the aforementioned described Electric Easement-Part I bears North 00°31'07" West, a distance of 158.32 feet, North 15°30'25" West, a distance of 62.65 feet and North 36°03'41" West, a distance of 19.80 feet;

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DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 16
Page 3 of 8

Exhibit A - 24

THENCE crossing said 729.582 acre tract, the following courses:

South 07°14'44" East, a distance of 482.73 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 15°40'54" West, a distance of 505.47 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 17°29'21" West, a distance of 340.23 feet to a 1/2" rebar with a "CEC" plastic cap set on the north bank of the Medina River, a southeast corner of this easement;

THENCE North 89°33'40" West, coincident with said north bank of the Medina River, a distance of 104.60 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

THENCE North 17°29'21" East, reentrant to and crossing the 729.582 acre tract, a distance of 369.32 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 15°40'54" East, continuing across the 729.582 acre tract, a distance of 334.35 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of the 729.582 acre tract and the aforementioned remainder of the 1094.62 acre tract, an angle point of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South 32°59'25" West, a distance of 51.43 feet;

THENCE coincident with said common line, the following courses:

North 32°59'25" East, a distance of 40.94 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 19°10'27" East, a distance of 146.86 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 07°41'24" East, a distance of 104.46 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 00°31'07" West, a distance of 339.28 feet to the **POINT OF BEGINNING**, containing 2.246 acres of land, more or less.

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September 24, 2018
Job No.: S0547625
Tract 16
Page 4 of 8

Exhibit A - 24

EASEMENT ACREAGE SUMMARY:

Easement-Part I	6.714 acres
Easement-Part II	2.246 acres
Total	8.960 acres

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson

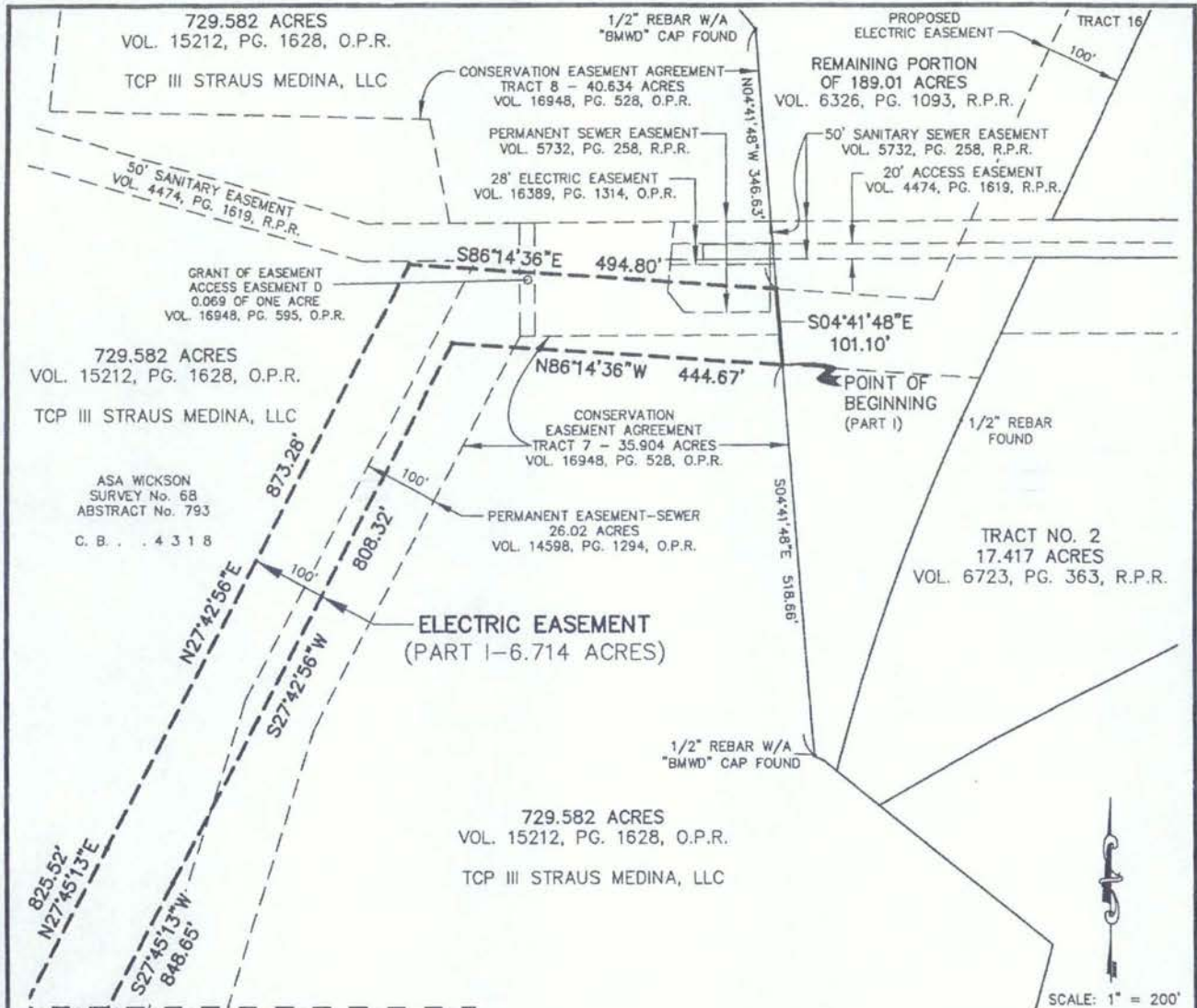


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Exhibit A - 24



NOTES:

SEE SHEET 6

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 8 FOR NOTES



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 Surveying No.: 100410-00

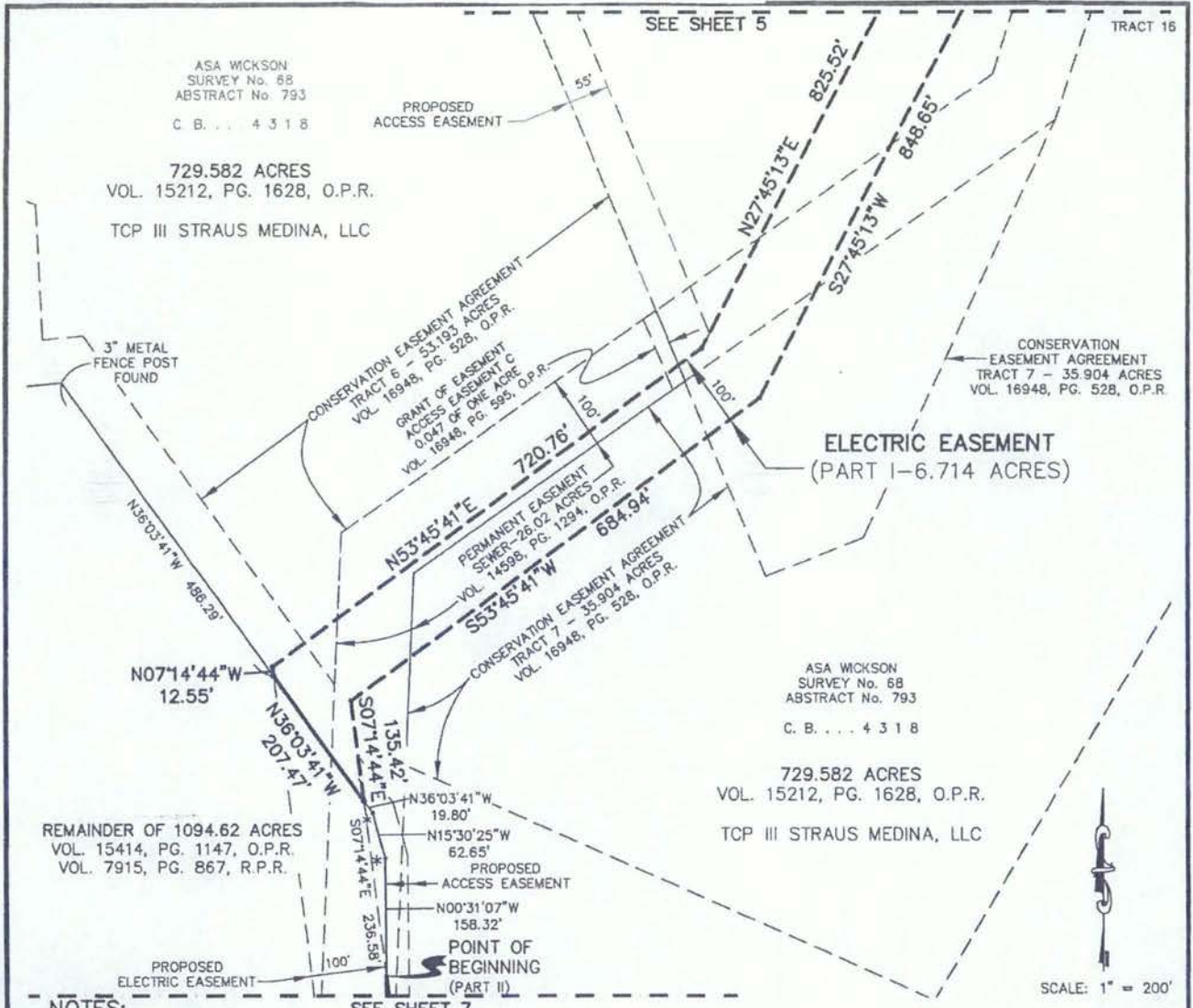
EXHIBIT OF
 (2) ELECTRIC EASEMENTS,
 TOTALING 8.960 ACRES OF LAND, OUT OF
 A 729.582 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
 BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	5
OF	8



Exhibit A - 24



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE. * DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-40004111800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:
SEE SHEET 8 FOR NOTES

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Surveying No.: 100410-00

EXHIBIT OF
(2) ELECTRIC EASEMENTS,
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COUNTY BLOCK (C.B.) 4318,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	6
OF	8

Exhibit A - 24

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.

PERMANENT EASEMENT—SEWER
26.02 ACRES
VOL. 14598, PG. 1294, O.P.R.

PROPOSED
ACCESS EASEMENT

CONSERVATION
EASEMENT AGREEMENT
TRACT 9 - 37.395 ACRES
VOL. 16948, PG. 528, O.P.R.

CONSERVATION
EASEMENT AGREEMENT
TRACT 9 - 37.395 ACRES
VOL. 16948, PG. 528, O.P.R.

ELECTRIC EASEMENT
(PART II—2.246 ACRES)

N89°33'40"W
104.60' MEDINA RIVER

SEE SHEET 6

TRACT 16

SCALE: 1" = 200'

ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-40004111800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 8 FOR NOTES



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
(2) ELECTRIC EASEMENTS,
TOTALING 8.960 ACRES OF LAND, OUT OF
A 729.582 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	7
OF	8

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- 10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement(s), as provided therein, granted by judgment in Cause No. 1760, Bexar County, Texas and recorded in Volume 60, Page 78, Deed Records, Bexar County, Texas. Document not provided, thus not addressed.
 - h. Terms and provisions of the Agreement for water access by and between The Medina Valley Irrigation Co., and Mrs. F. A. Schneider, et al., recorded in Volume 415, Page 171, Deed Records, Bexar County, Texas. Unable to place document.
 - i. Terms and provisions, Agreement by and between Amanda Becker et al and W. T. Montgomery for the erection and construction of a dam recorded in Volume 511, Page 433, Deed Records, Bexar County, Texas. Unable to place document.
 - j. Easement(s), as provided therein granted to Bexar-Medina-Atascosa Counties Water Improvement District Number One, recorded in Volume 1111, Page 82, Deed Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - k. Terms and provisions of Declaration to obtain electrical service recorded in Volume 2668, Page 302, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
 - l. Terms, provisions and easement(s), as provided therein, of the Electric Line Right of Way Agreements recorded in Volume 3192, Page 422 (Does not affect subject tract), Volume 4316, Page 707 (Blanket in nature, affects subject tract), Volume 16839, Page 1314 (Affects subject tract, does not affect proposed easement) and Volume 16598, Page 642, Real Property Records, Bexar County, Texas. Affected by the Partial Release of Easement recorded in Volume 16389, Page 1411 (Affects subject tract), Real Property Records, Bexar County, Texas.
 - m. Sanitary Sewer Easement(s), as provided therein, granted to the City of San Antonio, recorded in Volume 4474, Page 1619, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
 - n. Channel Easement(s), as provided therein, granted to the County of Bexar, recorded in Volume 5103, Page 539, Deed Records, Bexar County, Texas and Correction recorded in Volume 5161, Page 609, Deed Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
 - o. Sewer easement(s), as provided therein, granted to the San Antonio Water System Board of Trustees, recorded in Volume 5732, Page 258 (Affects subject tract and proposed easement, as shown hereon), Volume 14598, Page 1294 (Affects subject tract and proposed easement, as shown hereon), and Volume 14598, Page 1313 (Easement expired in August 2014), Real Property Records, Bexar County, Texas.
 - p. Terms, conditions and provisions of easement set forth in Warranty Deed recorded in Volume 6053, Page 898, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - q. Easement(s), as provided therein, granted to Bexar Metropolitan Water District recorded in Volume 7178, Page 277, and Volume 7219, Page 171, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - r. Water rights as set forth in instruments recorded in Volume 7915, Page 886 and Volume 15212, Page 1644, Real Property Records, Bexar County, Texas. Affects subject tract.
 - s. Terms, provisions and conditions of The Compensatory Mitigation Plan, SWF-2009-00062, Off-Site Mitigation Area for the Culebra Road 58FIIIB, as set forth in Restrictive Covenant recorded in Volume 16729, Page 621, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
 - t. Terms and provisions of Conservation Easement Agreement by and between TCP III Straus Medina, LLC, a Texas limited liability company and Texas Land Conservancy recorded in Volume 16948, Page 528, Real Property Records, Bexar County, Texas. Affects subject tract and proposed easement as shown hereon.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- u. Easement(s), as provided therein, granted to Texas Land Conservancy recorded in Volume 16948, Page 595, Real Property Records, Bexar County, Texas. Affects subject tract, Easements D and E affect proposed easement, as shown hereon.
- v. Irrevocable Designation of Historically Irrigated Lands Pertaining to Edwards Aquifer Groundwater Rights recorded in Volume 17295, Page 617, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
- w. Edwards Aquifer Authority Water Rights Filing and Permits recorded in Volume 7, Page 409, Water Records, Bexar County, Texas and Volume 17283, Page 2001, Real Property, Records, Bexar County, Texas. Not survey related, thus not addressed.
- x. Rights, claims, interest and easements of access to any portion of the property dedicated as a cemetery and / or burial lots. Not survey related, thus not addressed.
- z. Easement(s), as provided therein, as set forth in General Warranty Deed recorded in Volume 15212, Page 1628, Real Property Records, Bexar County, Texas.

Exhibit A - 24



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 (2) ELECTRIC EASEMENTS,
 TOTALING 8.960 ACRES OF LAND, OUT OF
 A 729.582 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
 BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	8
OF	8



CIVIL ENGINEERING CONSULTANTS
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Exhibit A - 25

October 1, 2018
Job No.: S0547625
Tract 16-TCE
Page 1 of 6

**DESCRIPTION OF
(3) – TEMPORARY CONSTRUCTION EASEMENTS
(TOTALING 1.533 ACRES OF LAND)**

Being (3) Temporary Construction Easements totaling 1.533 acres of land in Bexar County, Texas, Part I being 0.429 of one acre of land, Part II being 0.689 of one acre of land and Part III being 0.415 of one acre of land, all out of a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, and being more particularly described by metes and bounds as follows:

PART I – 0.429 OF ONE ACRE

COMMENCING at a 1/2" rebar with a "BMWD" cap found, an angle point in the common line of said 729.582 acre tract and a remaining portion of 189.01 acre tract of land described in Volume 6326, Page 1093, Official Public Records of Real Property, Bexar County, Texas; thence South 04°41'48" East, coincident with said common line, a distance of 346.63 feet to a point on a north line of a proposed 100-foot wide Electric Easement; thence North 86°14'36" West, crossing the 729.582 acre tract, coincident with said north line of the proposed 100-foot wide Electric Easement, a distance of 301.02 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, the southeast corner of this easement;

THENCE continuing across the 729.582 acre tract, the following courses:

North 86°14'36" West, continuing coincident with the north line of the proposed 100-foot wide Electric Easement, a distance of 193.77 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

North 00°00'00" East, a distance of 192.56 feet to a 1/2" rebar with a "CEC" plastic cap set on the south line of a Conservation Easement Agreement Tract 8, called 40.634 acres of land, described in Volume 16948, Page 528, Official Public Records, Bexar County, Texas, the northwest corner of this easement;

South 88°42'30" East, a distance of 27.56 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of Tract 8 and of this easement;

South 10°58'26" East, a distance of 139.82 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of Tract 8 and of this easement;

North 89°42'45" East, a distance of 175.54 feet to a 1/2" rebar with a "CEC" plastic cap set, the east corner of this easement;

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DON DURDEN, INC.

Exhibit A - 25

October 1, 2018
Job No.: S0547625
Tract 16-TCE
Page 2 of 6

South 28°02'22" West, a departing the south line of Tract 8, a distance 77.33 feet to the **POINT OF BEGINNING**, containing 0.429 of one acre of land, more or less.

PART II - 0.689 OF ONE ACRE

COMMENCING at a 1/2" rebar with a "BMWD" cap found, an angle point in the common line of said 729.582 acre tract and a remaining portion of 189.01 acre tract of land described in Volume 6326, Page 1093, Official Public Records of Real Property, Bexar County, Texas; thence South 04°41'48" East, coincident with said common line, a distance of 346.63 feet to a point on a north line of a proposed 100-foot wide Electric Easement; thence North 86°14'36" West, crossing the 729.582 acre tract, coincident with said north line of the proposed 100-foot wide Electric Easement, a distance of 494.80 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, a corner in the north line of the proposed 100-foot wide Electric Easement, the southwest corner of the aforescribed Temporary Construction Easement Part I, the southeast corner of this easement;

THENCE continuing across crossing the 729.582 acre tract, the following courses:

South 27°42'56" West, continuing coincident with the west line of the proposed 100-foot wide Electric Easement, a distance of 109.43 feet to a 1/2" rebar with a "CEC" plastic cap set, the southeast corner of this easement;

North 86°14'36" West, departing said west line of the proposed 100-foot wide Electric Easement, a distance of 277.78 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

North 03°45'24" East, a distance of 100.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northwest corner of this easement;

South 86°14'36" East, a distance of 322.22 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, containing 0.689 of one acre of land, more or less.

PART III - 0.415 OF ONE ACRE

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said 729.582 acre tract and a remainder of a 1094.62 acre tract of land described in Volume 15414, Page 1147, Official Public Records, Bexar County, Texas and Volume 7915, Page 867, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the west corner of this easement, from which a 3" metal fence post found at the northeast corner of said remainder of the 1094.82 acre tract bears North 36°03'41 West, a distance of 175.31 feet;
THENCE crossing the 729.582 acre tract, the following courses:

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DON DURDEN, INC.

Exhibit A - 25

October 1, 2018
Job No.: S0547625
Tract 16-TCE
Page 3 of 6

North 53°45'41" East, a distance of 60.22 feet to a 1/2" rebar with a "CEC" plastic cap set on a southwesterly line of Conservation Easement Agreement Tract 6, 53.193 acres of land described in Volume 16948, Page 528, Official Public Records, Bexar County, Texas, the north corner of this easement;

South 36°03'41" East, coincident with said southwesterly line of Conservation Easement Agreement Tract 6, a distance of 300.00 feet to a 1/2" rebar with a "CEC" plastic cap set on a northwest line of a proposed 100-foot wide Electric Easement, the east corner of this easement;

South 53°45'41" West, coincident with said northwest line of the proposed 100-foot wide Electric Easement, a distance of 54.17 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of the proposed Electric Easement, and of this easement;

South 07°14'44" East, continuing coincident with the northwest line of the proposed 100-foot wide Electric Easement, a distance of 12.55 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of the 729.582 acre tract and the remainder of a 1094.62 acre tract, the south corner of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South 36°03'41" East, a distance of 227.27 feet;

THENCE North 36°03'41" West, coincident with said common line, a distance of 310.98 feet to the **POINT OF BEGINNING**, containing 0.415 of one acre of land, more or less.

EASEMENT ACREAGE SUMMARY:

Part I	0.429 of one acre
Part II	0.689 of one acre
Part III	0.415 of one acre
Total	1.533 acres

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.



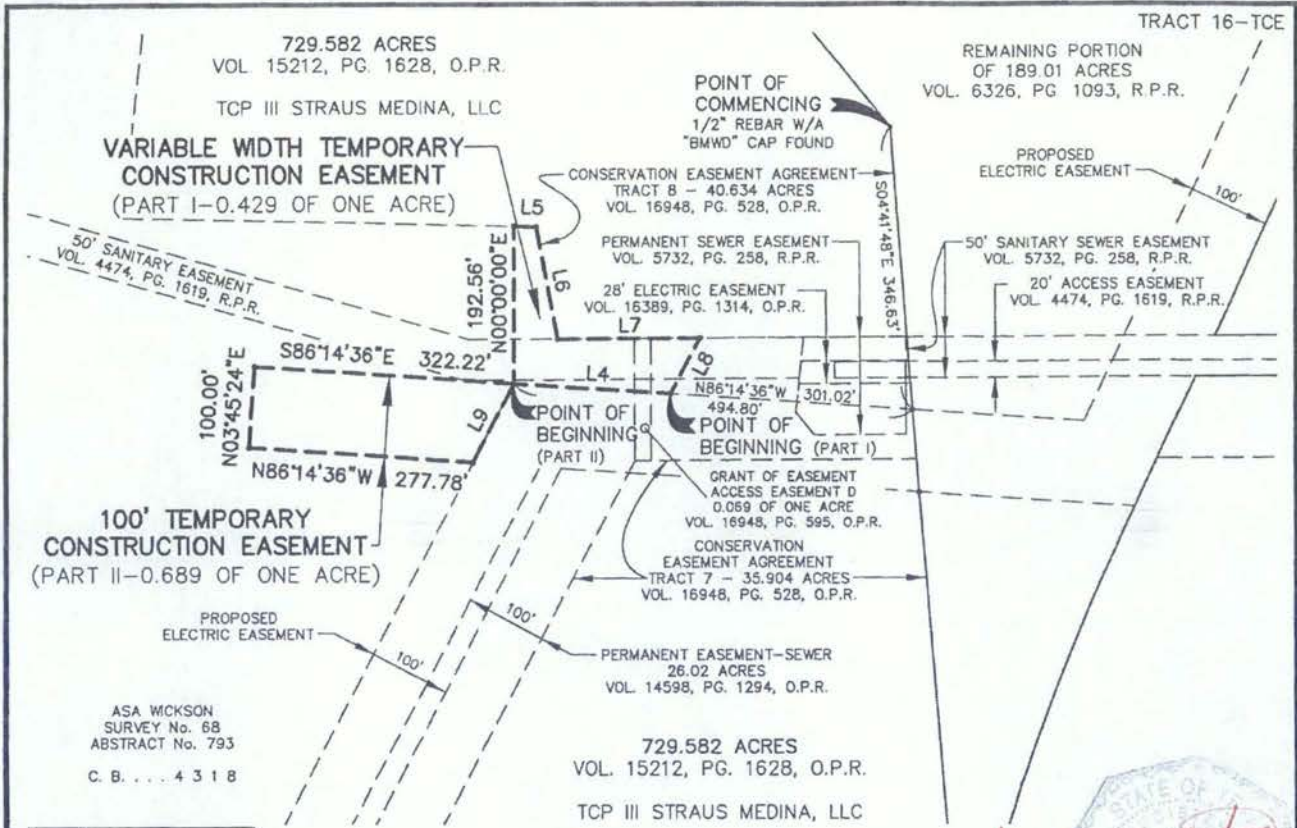
Dion P. Albertson, R.P.E.S. No. 4963

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Exhibit A - 25



ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

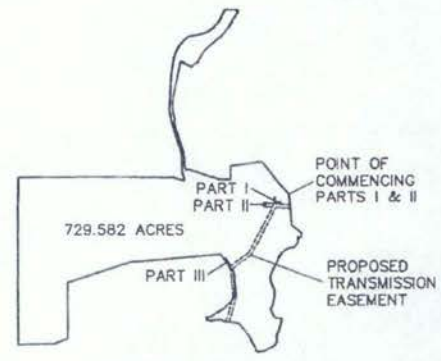
LINE TABLE		
LINE	BEARING	LENGTH
L4	N86°14'36"W	193.77'
L5	S88°42'30"E	27.56'
L6	S10°58'26"E	139.82'
L7	N89°42'45"E	175.54'
L8	S28°02'22"W	77.33'
L9	S27°42'56"W	109.43'

EASEMENT ACREAGE SUMMARY	
PART I	0.429 OF ONE ACRE
PART II	0.689 OF ONE ACRE
PART I	0.415 OF ONE ACRE
TOTAL	1.533 ACRES

Don Durden
10/31/18

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
*DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED OCTOBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-40004111800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



VICINITY MAP
NOT TO SCALE

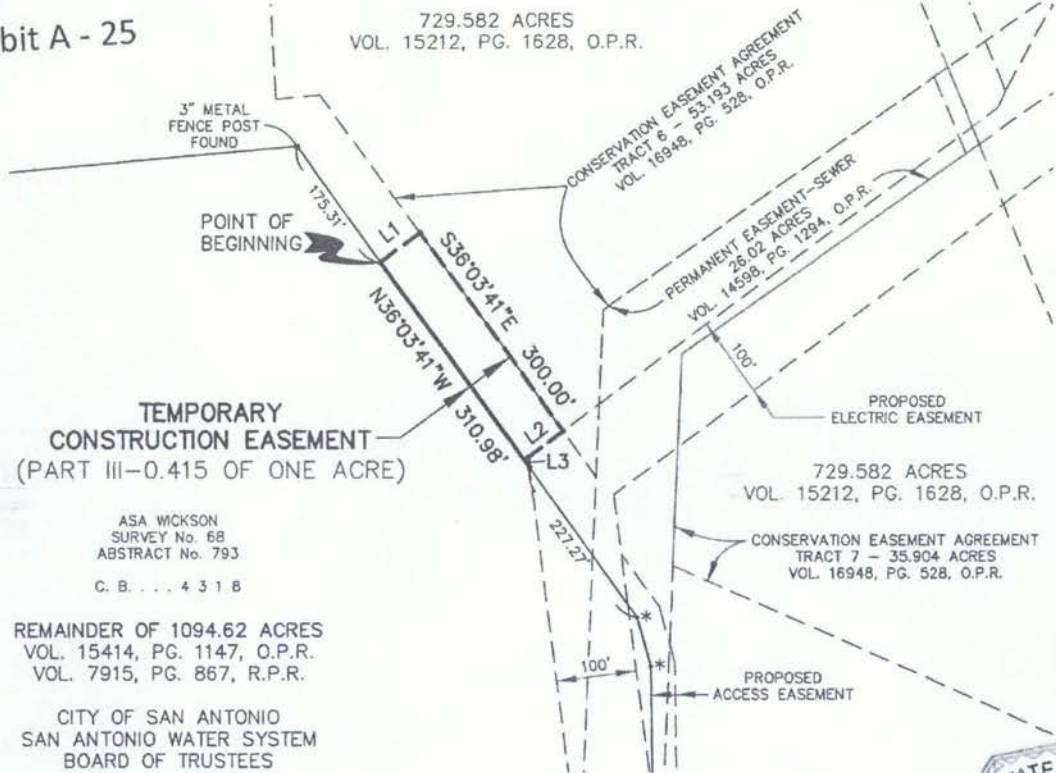
NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 6 FOR NOTES

<p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF (3) TEMPORARY CONSTRUCTION EASEMENTS, TOTALING 1.533 ACRES OF LAND, OUT OF A 729.582 ACRE TRACT OF LAND</p>	<p>DATE 10/01/18</p>
	<p>COUNTY BLOCK (C.B.) 4318, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547325</p>

SHEET 4
OF 6

Exhibit A - 25



TEMPORARY CONSTRUCTION EASEMENT
(PART III-0.415 OF ONE ACRE)

ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.

CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

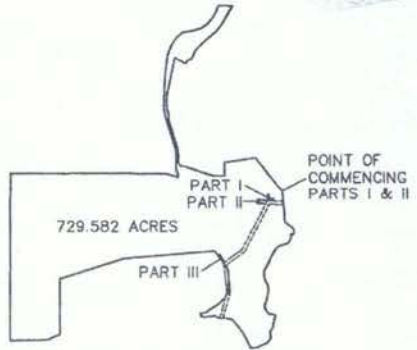
LINE TABLE		
LINE	BEARING	LENGTH
L1	N53°45'41"E	60.22'
L2	S53°45'41"W	54.17'
L3	S07°14'44"E	12.55'



EASEMENT ACREAGE SUMMARY	
PART I	0.429 OF ONE ACRE
PART II	0.689 OF ONE ACRE
PART I	0.415 OF ONE ACRE
TOTAL	1.533 ACRES

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED OCTOBER ____, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-40004111800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



VICINITY MAP
NOT TO SCALE

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 6 FOR NOTES

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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
(3) TEMPORARY CONSTRUCTION EASEMENTS,
TOTALING 1.533 ACRES OF LAND, OUT OF
A 729.582 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
BEXAR COUNTY, TEXAS

DATE	10/01/18
JOB NUMBER	S0547325
SHEET	5
OF	6

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- 10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
- g. Easement(s), as provided therein, granted by judgment in Cause No. 1760, Bexar County, Texas and recorded in Volume 60, Page 78, Deed Records, Bexar County, Texas. Document not provided, thus not addressed.
- h. Terms and provisions of the Agreement for water access by and between The Medina Valley Irrigation Co., and Mrs. F. A. Schneider, et al., recorded in Volume 415, Page 171, Deed Records, Bexar County, Texas. Unable to place document.
- i. Terms and provisions, Agreement by and between Amanda Becker et al and W. T. Montgomery for the erection and construction of a dam recorded in Volume 511, Page 433, Deed Records, Bexar County, Texas. Unable to place document.
- j. Easement(s), as provided therein granted to Bexar-Medina-Atascosa Counties Water Improvement District Number One, recorded in Volume 1111, Page 82, Deed Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
- k. Terms and provisions of Declaration to obtain electrical service recorded in Volume 2668, Page 302, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
- l. Terms, provisions and easement(s), as provided therein, of the Electric Line Right of Way Agreements recorded in Volume 3192, Page 422 (Does not affect subject tract), Volume 4316, Page 707 (Blanket in nature, affects subject tract), Volume 16839, Page 1314 (Affects subject tract, does not affect proposed easement) and Volume 16598, Page 642, Real Property Records, Bexar County, Texas. Affected by the Partial Release of Easement recorded in Volume 16389, Page 1411 (Affects subject tract), Real Property Records, Bexar County, Texas.
- m. Sanitary Sewer Easement(s), as provided therein, granted to the City of San Antonio, recorded in Volume 4474, Page 1619, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
- n. Channel Easement(s), as provided therein, granted to the County of Bexar, recorded in Volume 5103, Page 539, Deed Records, Bexar County, Texas and Correction recorded in Volume 5161, Page 608, Deed Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
- o. Sewer easement(s), as provided therein, granted to the San Antonio Water System Board of Trustees, recorded in Volume 5732, Page 258 (Affects subject tract and proposed easement, as shown hereon), Volume 14598, Page 1294 (Affects subject tract, does not affect proposed easement), and Volume 14598, Page 1313 (Easement expired in August 2014), Real Property Records, Bexar County, Texas.
- p. Terms, conditions and provisions of easement set forth in Warranty Deed recorded in Volume 6053, Page 898, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
- q. Easement(s), as provided therein, granted to Bexar Metropolitan Water District recorded in Volume 7178, Page 277, and Volume 7219, Page 171, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
- r. Water rights as set forth in instruments recorded in Volume 7915, Page 886 and Volume 15212, Page 1644, Real Property Records, Bexar County, Texas. Affects subject tract.
- s. Terms, provisions and conditions of The Compensatory Mitigation Plan, SWF-2009-00062, Off-Site Mitigation Area for the Culebra Road 58F11B, as set forth in Restrictive Covenant recorded in Volume 16729, Page 621, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
- t. Terms and provisions of Conservation Easement Agreement by and between TCP III Straus Medina, LLC, a Texas limited liability company and Texas Land Conservancy recorded in Volume 16948, Page 528, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- u. Easement(s), as provided therein, granted to Texas Land Conservancy recorded in Volume 16948, Page 595, Real Property Records, Bexar County, Texas. Affects subject tract and proposed easement, as shown hereon.
- v. Irrevocable Designation of Historically Irrigated Lands Pertaining to Edwards Aquifer Groundwater Rights recorded in Volume 17295, Page 617, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
- w. Edwards Aquifer Authority Water Rights Filing and Permits recorded in Volume 7, Page 409, Water Records, Bexar County, Texas and Volume 17283, Page 2001, Real Property, Records, Bexar County, Texas. Not survey related, thus not addressed.
- x. Rights, claims, interest and easements of access to any portion of the property dedicated as a cemetery and / or burial lots. Not survey related, thus not addressed.
- z. Easement(s), as provided therein, as set forth in General Warranty Deed recorded in Volume 15212, Page 1628, Real Property Records, Bexar County, Texas.

Exhibit A - 25



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 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 (3) TEMPORARY CONSTRUCTION EASEMENTS,
 TOTALING 1.533 ACRES OF LAND, OUT OF
 A 729.582 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
 BEXAR COUNTY, TEXAS

DATE	10/01/18
JOB NUMBER	S0547325
SHEET	6
OF	6



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DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
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Exhibit A-26

**DESCRIPTION OF
(3) - ACCESS EASEMENTS
(TOTALING 9.546 ACRES OF LAND)**

Being (3) Access Easements totaling 9.546 acres of land in Bexar County, Texas, being out of a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, being Access Easement "A", 8.615 acres of land, Access Easement "B", 0.279 of one acre of land, and Access Easement "C", 0.652 of one acre of land, portions of said Access Easement A" also being out of the following easements: a 14-foot wide Electric Easement, an Ingress-Egress Easement, 3.759 acres of land and an Electric Easement, 1.075 acres of land, each described in Volume 16389, Page 1314, said 3.759 acres corrected in Volume 16598, Page 642; Grant of Easement, Access Easement A, 3.759 acres of land, Access Easement B, 1.460 acres of land and Access Easement E, 1.088 acres of land, each described in Volume 16948, Page 595; a portion out of the southeast corner of a Conservation Easement Agreement, Tract 1, 14.351 acres of land described in Volume 16948, Page 528; and a portion of a Permanent Easement-Sewer, 26.02 acres of land described in Volume 14598, Page 1294, all in the Official Public Records, Bexar County, Texas, also situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, the Gil Rodriguez Survey No. 11, Abstract No. 615, C.B. 4319, and the Rafael Alderite Survey No. 12, Abstract No. 21, C.B. 4320, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

ACCESS EASEMENT "A" – 8.615 ACRES

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said 729.582 acre tract and the east right-of-way line of WT Montgomery Road (R.O.W.-86'), the **POINT OF BEGINNING**, the northwest corner of this easement, also being the northwest corner of said Access Easement A, 3.759 acres and said Ingress-Egress Easement, 3.759 acres, from which the northwest corner of the 729.582 acre tract bears North 01°48'53" East, 495.84 feet; curving to the left, having a radius of 1258.00 feet, an arc length of 39.36 feet, a central angle of 01°47'34", a chord bearing of North 00°55'06" East, and a chord distance of 39.36 feet; North 00°01'19" East, a distance of 351.94 feet;

THENCE departing said east right-of-way of WT Montgomery Road, crossing the 729.582 acre tract, coincident with the north line of the 3.759 acre easements, the following courses:

South 43°45'57" East, a distance of 70.58 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 89°02'35" East, a distance of 122.82 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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North $83^{\circ}39'27''$ East, a distance of 72.15 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $86^{\circ}08'41''$ East, a distance of 184.16 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $89^{\circ}34'45''$ East, passing at a distance of 306.19 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found at a south corner of the aforementioned Conservation Easement Agreement, Tract 1, and continuing coincident with the common line of the 3.759 acre easements and the south line of said Tract 1, a total distance of 716.25 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $87^{\circ}11'54''$ East, coincident with said common line, a distance of 117.67 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of curvature of this easement;

Curving to the right, coincident with said common line, having a radius of 398.45 feet, an arc length of 133.20 feet, a central angle of $19^{\circ}09'14''$, a chord bearing of South $83^{\circ}14'03''$ East, and a chord distance of 132.58 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of tangency of Tract 1, and of this easement;

South $73^{\circ}40'01''$ East, coincident with said common line, a distance of 80.30 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $56^{\circ}35'17''$ East, departing the common line of the 3.759 acre easements and Tract 1, a distance of 60.88 feet to a 1/2" rebar with a "CEC" plastic cap set in Tract 1, an angle point of this easement;

North $06^{\circ}50'35''$ East, continuing across Tract 1, a distance of 47.73 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a common corner of the 3.759 acre easements and Tract 1, an angle point of this easement;

North $03^{\circ}01'21''$ East, continuing coincident with the common line of the 3.759 acre easements and Tract 1, a distance of 119.06 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of curvature of this easement;

Curving to the right, continuing coincident with said common line, having a radius of 190.00 feet, passing on the arc of the curve at a distance of 135.56 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the northeast corner of Tract 1, continuing with the north line of the 3.759 acre easements, a total arc length of 175.17 feet, a central angle of $54^{\circ}54'04''$, a chord bearing of North $30^{\circ}28'23''$ East, and a chord distance of 182.06 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

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Exhibit A-26

North 57°55'25" East, coincident with said north line, a distance of 45.64 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 215.00 feet, an arc length of 140.91 feet, a central angle of 37°33'02", a chord bearing of North 76°41'56" East, and a chord distance of 138.40 feet to 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South 84°31'33" East, a distance of 150.33 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 89°48'11" East, a distance of 134.64 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 80°41'02" East, a distance of 281.17 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 165.00 feet, an arc length of 127.69 feet, a central angle of 44°20'30", a chord bearing of South 77°08'43" East, and a chord distance of 124.53 feet to 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South 54°58'28" East, a distance of 141.03 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 64°01'13" East, a distance of 125.38 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 67°46'56" East, a distance of 731.47 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 85°48'02" East, a distance of 39.54 feet to a 1/2" rebar with a "CEC" plastic cap set in the 3.759 acre easements, an angle point of this easement;

South 87°26'25" East, continuing within the 3.759 acre easements, a distance of 129.48 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 88°57'37" East, a distance of 49.60 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of both 3.759 acre easements, a corner of this easement;

South 01°02'23" West, coincident with the east line of the 3.759 acre easements, a distance of 5.45 feet to a 1/2" rebar with a "CEC" plastic cap set, the northwest corner of the aforementioned Access Easement B, 1.460 acres, a reentrant corner of this easement;

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South 89°06'20" East, coincident with the north line of said Access Easement B, a distance of 990.64 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 89°08'00" East, a distance of 105.63 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 72°17'15" East, a distance of 214.56 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 67°56'51" East, a distance of 223.86 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 52°28'24" East, a distance of 68.50 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 41°23'24" East, a distance of 254.79 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 71°24'07" East, a distance of 71.57 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 84°44'55" East, a distance of 45.39 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 89°54'24" East, a distance of 159.95 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 87°55'50" East, a distance of 461.40 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 86°00'28" East, a distance of 31.06 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 87°54'31" East, departing the north line of Access Easement B, a distance of 704.43 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

South 22°37'19" East, a distance of 973.35 feet to a 1/2" rebar with a "CEC" plastic cap set on the northwest line of a proposed 100-foot wide Electric Easement, said point also being located within the aforementioned Permanent Easement-Sewer, 26.02 acres, the east corner of this easement;

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South 27°45'13" West, coincident with said northwest line of the proposed 100-foot wide Electric Easement, a distance of 22.09 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 53°45'41" West, continuing coincident with the northwest line of the 100-foot wide Electric Easement, a distance of 39.08 feet to a 1/2" rebar with a "CEC" plastic cap set, the southeast corner of this easement;

North 22°37'19" West, departing the northwest line of the proposed 100-foot wide Electric Easement, passing at a distance of 79.62 feet, the east corner of Conservation Easement Agreement Tract 6, 53.193 acres, described in the aforementioned Volume 16948, Page 528, Official Public Records, Bexar County, Texas, continuing with the east line of said Tract 6, passing at a distance of 842.60 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found at the northeast corner of Tract 6, continuing a total distance of 988.93 feet to a 1/2" rebar with a "CEC" plastic cap set, a reentrant corner of this easement;

North 87°54'31" West, a distance of 630.86 feet to a 1/2" rebar with a "CEC" plastic cap set on the south line of the aforementioned Access Easement B, an angle point of this easement;

North 69°29'43" West, continuing coincident with said south line of Access Easement B, a distance of 31.99 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 86°00'28" West, a distance of 27.14 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 87°55'50" West, a distance of 460.72 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 89°54'24" West, a distance of 161.23 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 84°44'55" West, a distance of 48.63 feet to a 1/2" rebar with a "CEC" plastic cap set at the intersection of the south line of Access Easement B and the northeast line of the aforementioned Conservation Easement Agreement Tract 6, an angle point of this easement;

North 71°24'07" West, continuing coincident with the common line of Access Easement B and said Tract 6, a distance of 79.27 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

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North 41°23'24" West, a distance of 258.20 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 52°28'24" West, a distance of 63.87 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 67°56'51" West, a distance of 220.40 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 72°17'15" West, a distance of 210.81 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 89°08'00" West, passing at a distance of 102.67 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found at the north corner of Tract 6, and continuing coincident with the south line of Access Easement B, a total distance of 120.79 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 89°06'20" West, a distance of 972.57 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of Access Easement B and the aforementioned 3.759 acre easements, a reentrant corner of this easement;

South 01°02'23" West, coincident with said common line, a distance of 4.55 feet to a 1/2" rebar with a "CEC" plastic cap set, an east corner of said 3.759 acre easements, a corner of this easement;

North 88°57'37" West, a distance of 50.00 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of the 3.759 acre easements, and of this easement;

North 87°26'25" West, crossing the 3.759 acre easements, a distance of 130.31 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found at the intersection of the 3.759 acre easements and Conservation Easement Agreement Tract 4, 25.113 acres, described in the aforementioned Volume 16948, Page 528, Official Public Records, Bexar County, Texas, an angle point of the 3.759 acre easements, and of this easement;

North 85°48'02" West, continuing with the south line of the 3.759 acre easements and said Tract 4, a distance of 44.73 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap set, an angle point of this easement;

North 67°46'56" West, a distance of 737.21 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

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North $64^{\circ}01'13''$ West, a distance of 128.74 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $54^{\circ}58'28''$ West, a distance of 143.40 feet to a 1/2" rebar with a "CEC" plastic cap set, a point curvature of this easement;

Curving to the left, having a radius of 135.00 feet, an arc length of 104.48 feet, a central angle of $44^{\circ}20'30''$, a chord bearing of North $77^{\circ}08'43''$ West, and a chord distance of 101.89 feet to 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of tangency of this easement;

South $80^{\circ}41'02''$ West, passing at a distance of 271.22 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found at a north corner of Tract 4, and continuing with the south line of the 3.759 acre easements, a total distance of 283.56 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $89^{\circ}48'11''$ West, a distance of 138.52 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $84^{\circ}31'33''$ West, a distance of 151.81 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 185.00 feet, an arc length of 121.25 feet, a central angle of $37^{\circ}33'02''$, a chord bearing of South $76^{\circ}41'56''$ West, and a chord distance of 119.09 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $57^{\circ}55'25''$ West, a distance of 45.64 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 160.00 feet, passing at a distance of 14.44 feet along the arc of the curve, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the northwest corner of the aforementioned Conservation Easement Agreement Tract 4, continuing with

the common line of said Tract 4 and the 3.759 acre easements, a total arc length of 153.31 feet, a central angle of $54^{\circ}54'04''$, a chord bearing of South $30^{\circ}28'23''$ West, and a chord distance of 147.51 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of tangency of this easement;

South $03^{\circ}01'21''$ West, a distance of 120.08 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a corner of this easement;

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North 83°09'25" West, a distance of 8.00 feet to a 1/2" rebar with a "CEC" plastic cap set, a reentrant corner of this easement;

South 06°50'35" West, a distance of 72.13 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 42°18'16" East, a distance of 32.71 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

South 73°40'01" East, a distance of 42.79 feet to a 1/2" rebar with a "CEC" plastic cap set, the beginning of a non-tangent curve of this easement;

Curving to the right, having a radius 75.00 feet, an arc length of 109.94 feet, a central angle of 83°59'12", a chord bearing of South 38°51'15" West, and a chord distance of 100.36 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, the end of this curve;

South 02°21'00" West, passing at a distance of 27.97 feet, the common line of the 3.759 acre easements and the aforementioned Access Easement E, 1.088 acres, and continuing coincident with the east line of said Access Easement E, total distance of 34.52 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 00°07'41" East, passing at a distance of 2.44 feet, the southwest corner of Conservation Easement Agreement Tract 6, passing at a distance of 829.32 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found at the northwest corner of Conservation Easement Agreement Tract 6, described in the aforementioned Volume 16498, Page 528, Official Public Records, Bexar County, Texas, and continuing a total distance of 1572.15 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, the common corner of said Access Easement E and said Tract 6, an angle point of this easement;

South 00°06'56" East, departing the southwest line of Tract 6, a distance of 568.45 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, the common corner of the 729.582 acre tract and a remainder of a 1094.62 acre tract of land described in Volume 15414, Page 1147, Official Public Records, Bexar County, Texas and Volume 7915, Page 867, Official Public Records of Real Property, Bexar County, Texas, an angle point of this easement;

THENCE South 00°05'01" East, coincident with the common line of the 729.582 acre tract and said remainder of the 1094.62 acre tract, a distance of 1729.14 feet to a 1/2" rebar with a "CEC" plastic cap set, a southwest corner of this easement;

THENCE South 67°31'08" West, continuing coincident with said common line, a distance of 32.45 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement, from

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which a 1/2" rebar with a "Pape-Dawson" plastic cap bears South 67°31'08" West, a distance of 405.60 feet;

THENCE reentrant to and crossing the 729.562 acre tract, the following courses:

North 00°05'01" West, a distance of 1741.50 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 00°06'56" West, a distance of 568.44 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of the aforementioned Access Easement E, an angle point of this easement;

North 00°07'41" West, coincident with the west line of said Access Easement E, passing at a distance of 204.56 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the south corner of Conservation Easement Agreement Tract 3, 10.510 acres, described in the aforementioned Volume 16948, Page 528, Official Public Records, Bexar County, Texas, passing at a distance of 935.75 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the west corner of said Tract 3, and continuing a total distance of 1572.80 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 02°21'00" East, passing at a distance of 4.85 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the southeast corner of Conservation Easement Agreement Tract 2, 0.735 of one acre, described in the aforementioned Volume 16948, Page 528, Official Public Records, Bexar County, Texas, passing at a distance of 7.42 feet, the common line of Easement Tract E and the aforementioned 3.759 acre easements, and continuing a total distance of 47.29 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 35°38'50" West, continuing coincident with the common line of said Tract 2 and said 3.759 acre easements, a distance of 78.29 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 73°40'01" West, a distance of 83.78 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of curvature of this easement;

Curving to the left, having a radius of 368.45 feet, an arc length of 123.17 feet, a central angle of 19°09'14", a chord bearing of North 83°14'03" West, and a chord distance of 122.60 feet to 1/2" rebar with a "Pape-Dawson" plastic cap found, a point of tangency of this easement;

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South 87°11'54" West, a distance of 118.52 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 89°34'45" West, passing at a distance of 218.91 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the west corner of Tract 2, continuing coincident with the south line of the 3.759 acre easements, a distance of 717.99 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 86°08'41" West, a distance of 182.38 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 83°39'27" West, a distance of 71.39 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 89°02'35" West, passing at a distance of 100.54 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, a northwest corner of Conservation Easement Agreement Tract 3, 10.510 acres, continuing a total distance of 124.22 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

South 45°18'52" West, passing at a distance of 50.08 feet, a 1/2" rebar with a "Pape-Dawson" plastic cap found, the northwest corner of said Tract 3, and continuing a total distance of 69.78 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east right-of-way line of WT Montgomery Road, the southwest corner of this easement;

THENCE coincident with the common line of the 3.759 acre easements and said east right-of-way line, the following courses:

North 00°02'08" East, coincident with the common line of the 3.759 acre and said east right-of-way line, a distance of 89.16 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 00°55'30" East, a distance of 36.39 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 01°48'53" East, a distance of 4.51 feet to the **POINT OF BEGINNING**, containing 8.615 acres of land, more or less.

ACCESS EASEMENT "B" – 0.279 OF ONE ACRE

BEGINNING at 1/2" rebar with a "CEC" plastic cap set on the common line of the 729.582 acre tract and a remainder of the 1094.62 acre tract, the **POINT OF BEGINNING**, the north corner of this easement, said point also being partially situated within the aforementioned Permanent

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Easement-Sewer, 26.02 acres, also being in the east line of a proposed 100-foot wide Electric Easement, from which the northeast corner of said remainder of the 1094.62 acre tract bears North $36^{\circ}03'41''$ West, a distance of 693.76 feet;

THENCE departing said common line, crossing said 729.582 acre tract, the following courses:

North $07^{\circ}14'44''$ West, coincident with said east line of the proposed 100-foot wide easement, a distance of 62.24 feet to a 1/2" rebar with a "CEC" plastic cap set, the north corner of this easement;

South $36^{\circ}03'41''$ East, departing the east line of the proposed 100-foot wide Electric Easement, a distance of 79.77 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $15^{\circ}30'25''$ East, a distance of 72.04 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $00^{\circ}31'07''$ East, a distance of 416.61 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned east line of the proposed 100-foot wide Electric Easement, the south corner of this easement;

North $07^{\circ}14'44''$ West, coincident with said east line, a distance of 256.11 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $00^{\circ}31'07''$ West, departing the east line of the proposed 100-foot wide Electric Easement, a distance of 158.32 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $15^{\circ}30'25''$ West, a distance of 62.65 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $36^{\circ}03'41''$ West, a distance of 19.80 feet to the **POINT OF BEGINNING**, containing 0.279 of one acre of land, more or less.

ACCESS EASEMENT "C" – 0.652 OF ONE ACRE

BEGINNING at 1/2" rebar with a "Pape-Dawson" plastic cap found at a common corner of the 729.582 acre tract and a remainder of the 1094.62 acre tract, the **POINT OF BEGINNING**, the southwest corner of this easement, from which the most south common corner of said tracts and the north bank of the Medina River bears South $12^{\circ}39'24''$ East, 22.21 feet, South $26^{\circ}12'20''$ East, a distance of 36.75 feet and South $20^{\circ}12'01''$ East, 26.43 feet;

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THENCE coincident with the common line of said 729.582 acre tract and said remainder of the 1094.62 acre tract, the following courses:

North 85°41'20" East, a distance of 126.30 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 66°33'26" East, a distance of 83.66 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 52°54'01" East, a distance of 138.54 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 60°36'23" East, a distance of 163.67 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 53°38'17" East, a distance of 111.26 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 47°24'18" East, a distance of 305.02 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

North 32°59'25" East, a distance of 51.43 feet to a 1/2" rebar with a "CEC" plastic cap set at the intersection with the west line of a proposed 100-foot wide Electric Easement, the northeast corner of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found at bears North 32°59'25" East, a distance of 40.94 feet;

THENCE departing said common line, crossing the 729.582 acre tract, the following courses:

South 15°40'54" West, coincident with said west line of the proposed 100-foot wide Electric Easement, a distance of 81.40 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 47°24'18" West, a distance of 287.22 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 53°38'17" West, a distance of 114.72 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 60°36'23" West, a distance of 163.48 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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South 52°54'01" West, a distance of 140.11 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 66°33'26" West, a distance of 92.31 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 85°41'20" West, a distance of 124.91 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of the 729.582 acre tract and remainder of 1094.62 acres, an angle point of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found at a west corner of Conservation Easement Agreement Tract 9, 37.395 acres bears South 26°12'20" East, a distance of 5.39 feet;



THENCE North 26°12'20" West, coincident with said common line, a distance of 8.65 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North 12°39'24" West, continuing coincident with said common line, a distance of 22.21 feet to the **POINT OF BEGINNING**, containing 0.652 of one acre of land, more or less.

EASEMENT ACREAGE SUMMARY:

Easement "A"	8.615 acres
Easement "B"	0.279 of one acre
Easement "C"	0.652 of one acre
Total	9.546 acres

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963


X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 16 TCP III STRAUS MEDINA-ACCESS.docx

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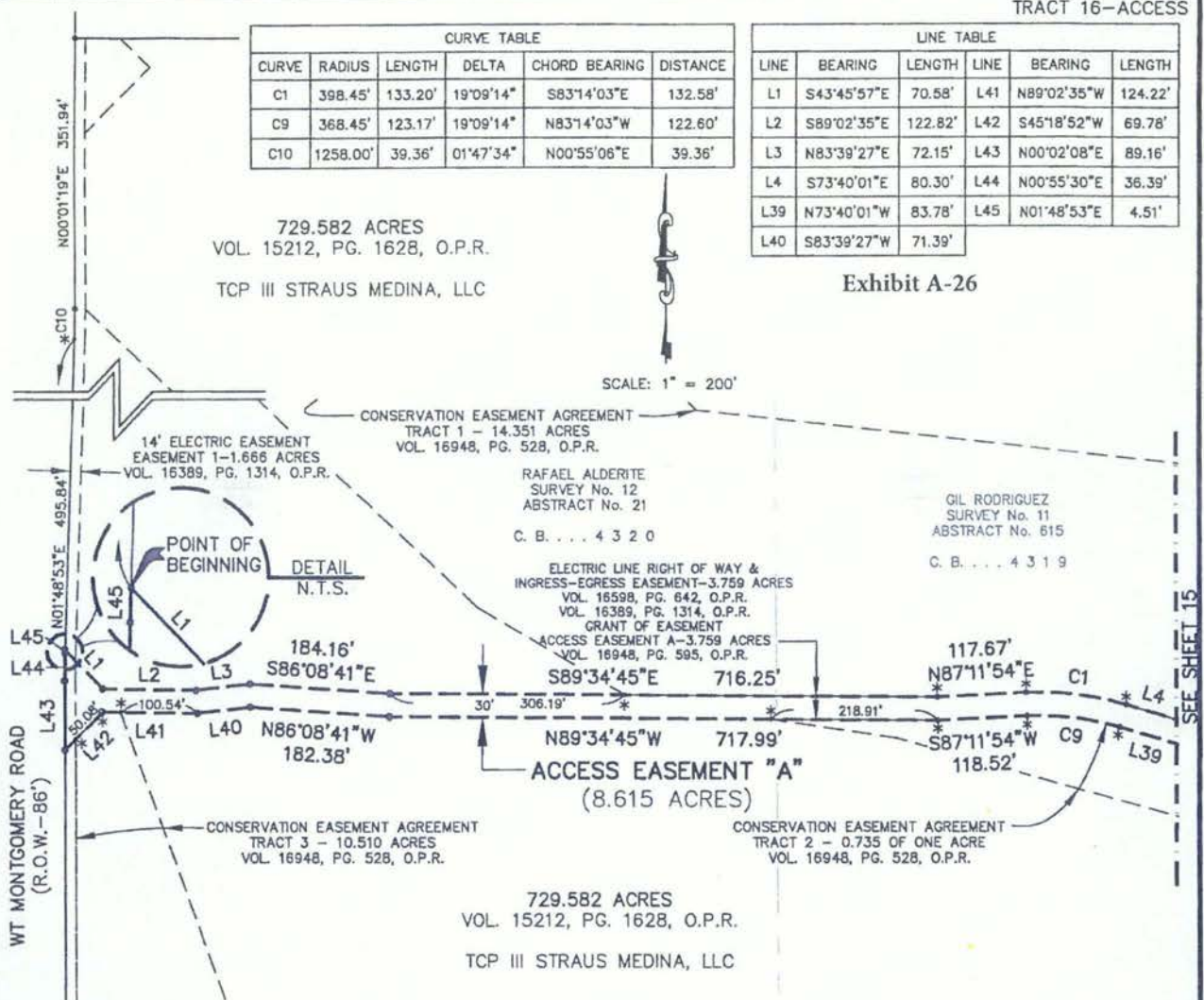
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CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C1	398.45'	133.20'	19°09'14"	S83°14'03"E	132.58'
C9	368.45'	123.17'	19°09'14"	N83°14'03"W	122.60'
C10	1258.00'	39.36'	01°47'34"	N00°55'08"E	39.36'

LINE TABLE					
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	S43°45'57"E	70.58'	L41	N89°02'35"W	124.22'
L2	S89°02'35"E	122.82'	L42	S45°18'52"W	69.78'
L3	N83°39'27"E	72.15'	L43	N00°02'08"E	89.16'
L4	S73°40'01"E	80.30'	L44	N00°55'30"E	36.39'
L39	N73°40'01"W	83.78'	L45	N01°48'53"E	4.51'
L40	S83°39'27"W	71.39'			

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

Exhibit A-26




NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

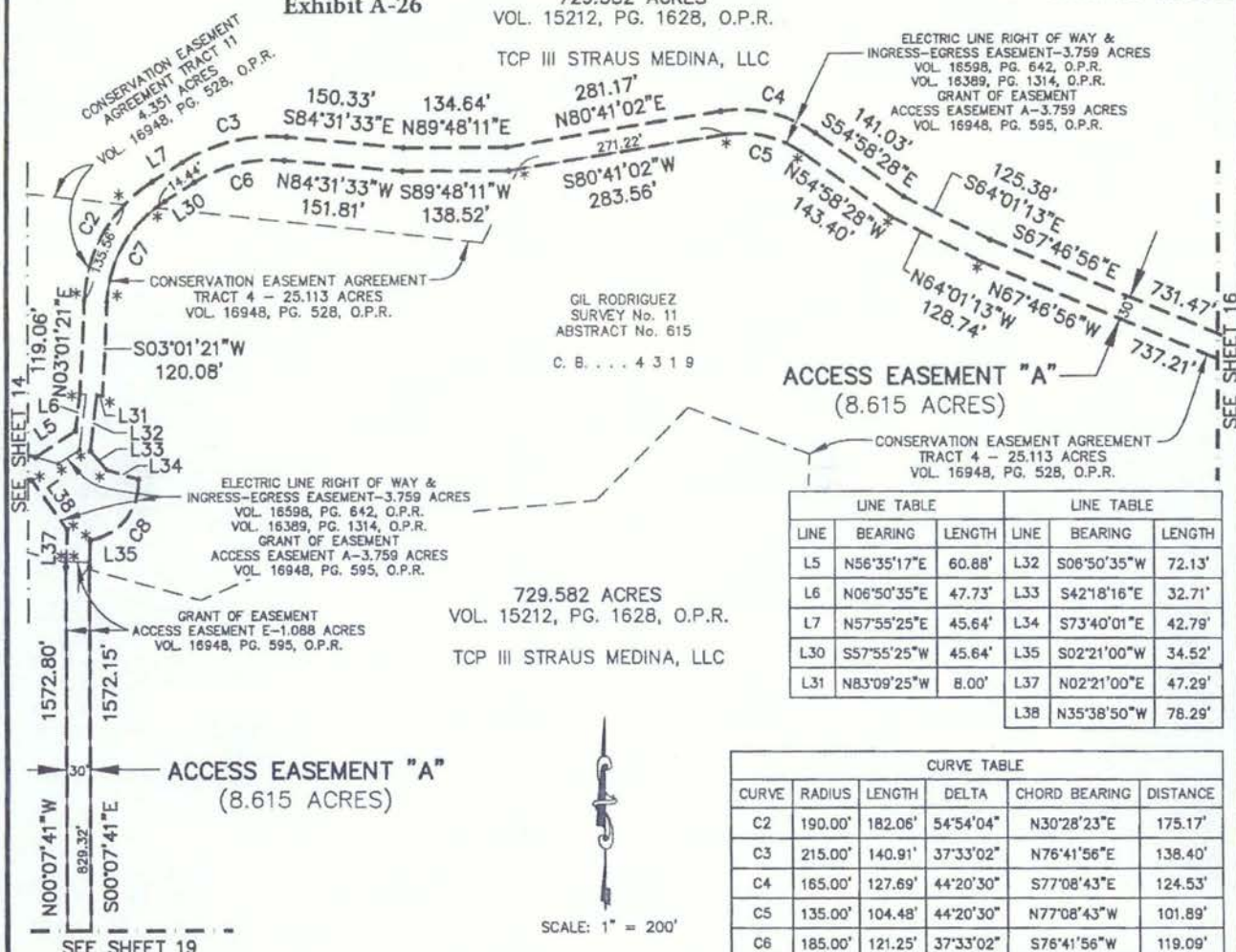
 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,</p>	<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547825</p>

SHEET 14
OF 24

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729.582 ACRES
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TRACT 16-ACCESS



GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615
C. B. ... 4 3 1 9

ACCESS EASEMENT "A"
(8.615 ACRES)

LINE TABLE			LINE TABLE		
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L5	N56°35'17"E	60.88'	L32	S06°50'35"W	72.13'
L6	N06°50'35"E	47.73'	L33	S42°18'16"E	32.71'
L7	N57°55'25"E	45.64'	L34	S73°40'01"E	42.79'
L30	S57°55'25"W	45.64'	L35	S02°21'00"W	34.52'
L31	N83°09'25"W	8.00'	L37	N02°21'00"E	47.29'
			L38	N35°38'50"W	78.29'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C2	190.00'	182.06'	54°54'04"	N30°28'23"E	175.17'
C3	215.00'	140.91'	37°33'02"	N76°41'56"E	138.40'
C4	185.00'	127.69'	44°20'30"	S77°08'43"E	124.53'
C5	135.00'	104.48'	44°20'30"	N77°08'43"W	101.89'
C6	185.00'	121.25'	37°33'02"	S76°41'56"W	119.09'
C7	160.00'	153.31'	54°54'04"	S30°28'23"W	147.51'
C8	75.00'	109.94'	83°59'12"	S38°51'15"W	100.36'

SCALE: 1" = 200'


NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, C.F. NO. SAT-41-40004111800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 295 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,</p>	<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547825</p>

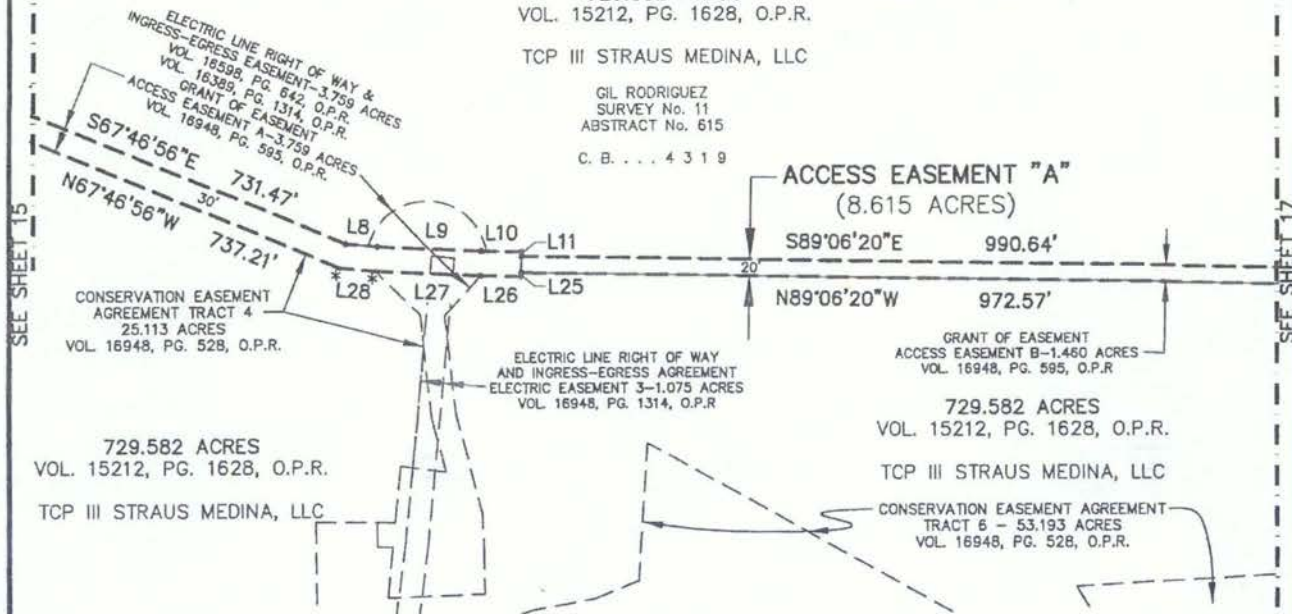
729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.

Exhibit A-26

TCP III STRAUS MEDINA, LLC

GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615

C. B. . . . 4 3 1 9



SEE SHEET 15

SEE SHEET 17

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

LINE TABLE		
LINE	BEARING	LENGTH
L8	S85°48'02\"E	39.54'
L9	S87°26'25\"E	129.48'
L10	S88°57'37\"E	49.60'
L11	S01°02'23\"W	5.45'
L25	S01°02'23\"W	4.55'
L26	N88°57'37\"W	50.00'
L27	N87°26'25\"W	130.31'
L28	N85°48'02\"W	44.73'



SCALE: 1" = 200'

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES


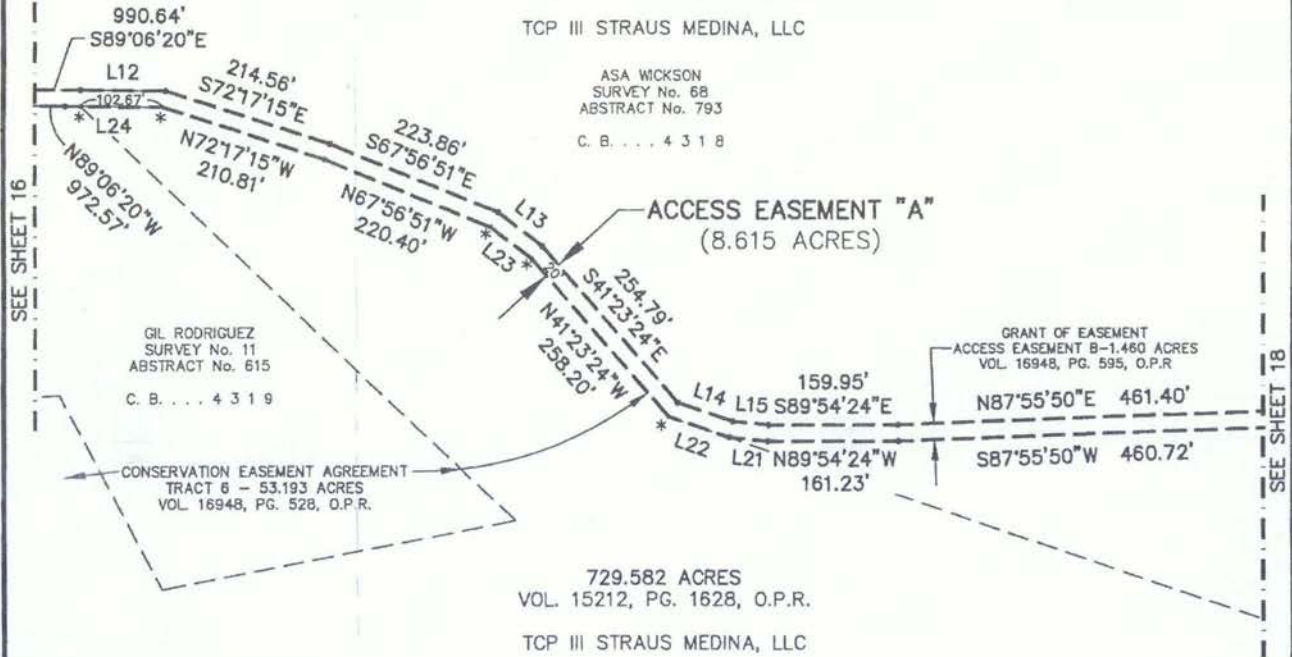
	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.8440 Email: cec@ccctexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,	DATE 9/24/18 JOB NUMBER S0547625
	COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	SHEET 16 OF 24	

Exhibit A-26

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.

TCP III STRAUS MEDINA, LLC

ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8



LINE TABLE		
LINE	BEARING	LENGTH
L12	S89°08'00"E	105.63'
L13	S52°28'24"E	88.50'
L14	S71°24'07"E	71.57'
L15	S84°44'55"E	45.39'
L21	N84°44'55"W	48.63'
L22	N71°24'07"W	79.27'
L23	N52°28'24"W	63.87'
L24	N89°08'00"W	120.79'



NOTES:

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- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES



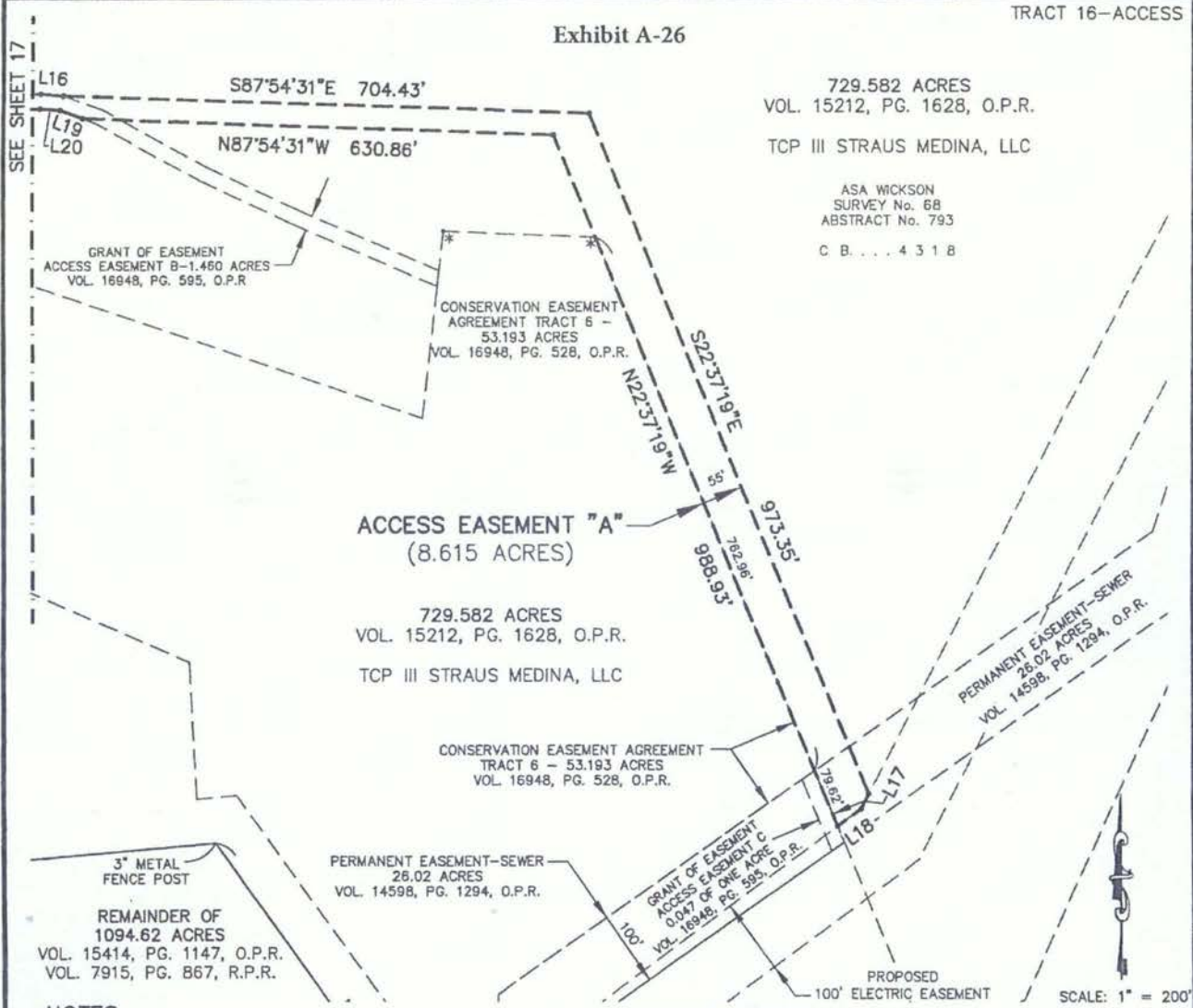
CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.
11650 I.H. 10 WEST, SUITE 395
SAN ANTONIO, TEXAS 78230
P) 210.641.9999
F) 210.641.6440
Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
3-VARIABLE WIDTH ACCESS EASEMENTS,
TOTALING 9.546 ACRES OF LAND OUT OF
A 729.582 ACRES OF LAND,
COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	17
OF	24

Exhibit A-26

TRACT 16-ACCESS



729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC
ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C B . . . 4 3 1 8

GRANT OF EASEMENT
ACCESS EASEMENT B-1.480 ACRES
VOL. 16948, PG. 595, O.P.R.

CONSERVATION EASEMENT
AGREEMENT TRACT 6 -
53.193 ACRES
VOL. 16948, PG. 528, O.P.R.

ACCESS EASEMENT "A"
(8.615 ACRES)
729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

CONSERVATION EASEMENT AGREEMENT
TRACT 6 - 53.193 ACRES
VOL. 16948, PG. 528, O.P.R.

PERMANENT EASEMENT-SEWER
26.02 ACRES
VOL. 14598, PG. 1294, O.P.R.

3" METAL
FENCE POST
REMAINDER OF
1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.

GRANT OF EASEMENT
ACCESS EASEMENT C
0.047 OF ONE ACRE
VOL. 16948, PG. 595, O.P.R.

PERMANENT EASEMENT-SEWER
26.02 ACRES
VOL. 14598, PG. 1294, O.P.R.

PROPOSED
100' ELECTRIC EASEMENT

SCALE: 1" = 200'

NOTES:


1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
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5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

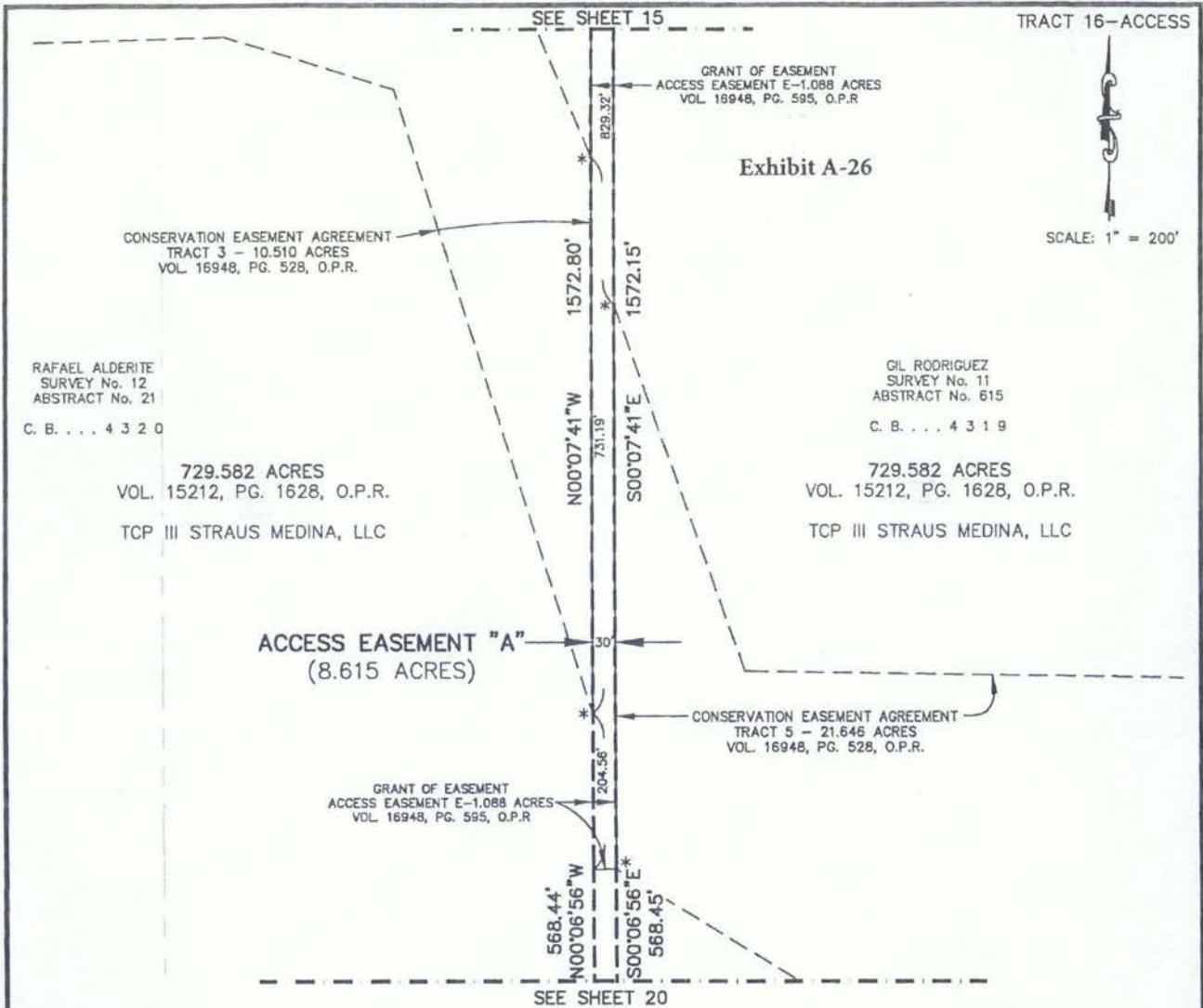
LINE TABLE		
LINE	BEARING	LENGTH
L16	S86°00'28"E	31.06'
L17	S27°45'13"W	22.09'
L18	S53°45'41"W	39.08'
L19	N69°29'43"W	31.99'
L20	N86°00'28"W	27.14'



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.841.9999 F) 210.841.8440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,</p>	<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547625</p>
<p>SHEET 18</p>		<p>OF 24</p>



NOTES:

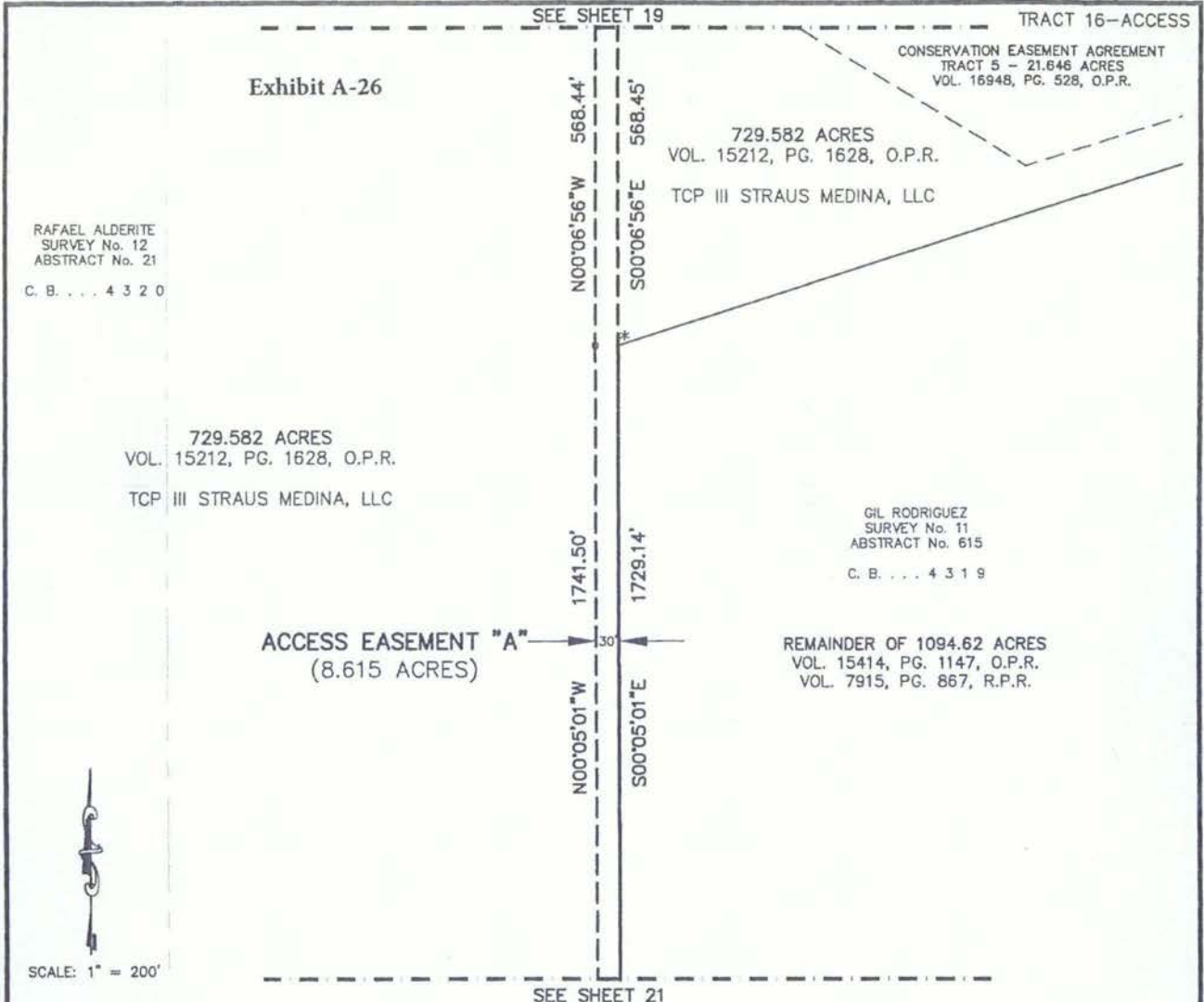
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5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11560 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@ccctexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,	DATE 9/24/18 JOB NUMBER S0547625
	COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS		SHEET 19 OF 24



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
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6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

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	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,	DATE 9/24/18 JOB NUMBER S0547625
	COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	SHEET 20 OF 24	

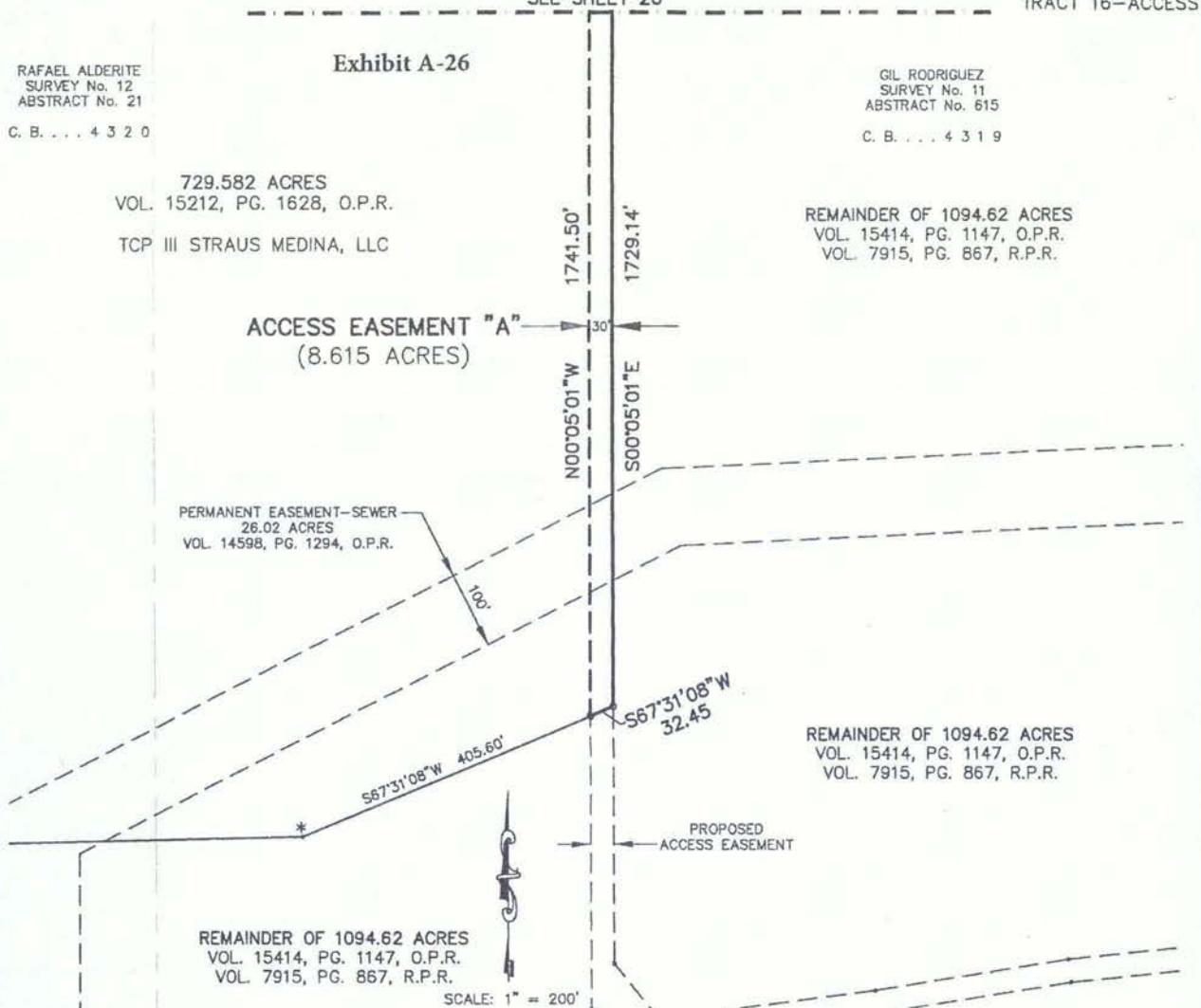
RAFAEL ALDERITE
SURVEY No. 12
ABSTRACT No. 21
C. B. . . . 4 3 2 0

Exhibit A-26

GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615
C. B. . . . 4 3 1 9

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.




NOTES:

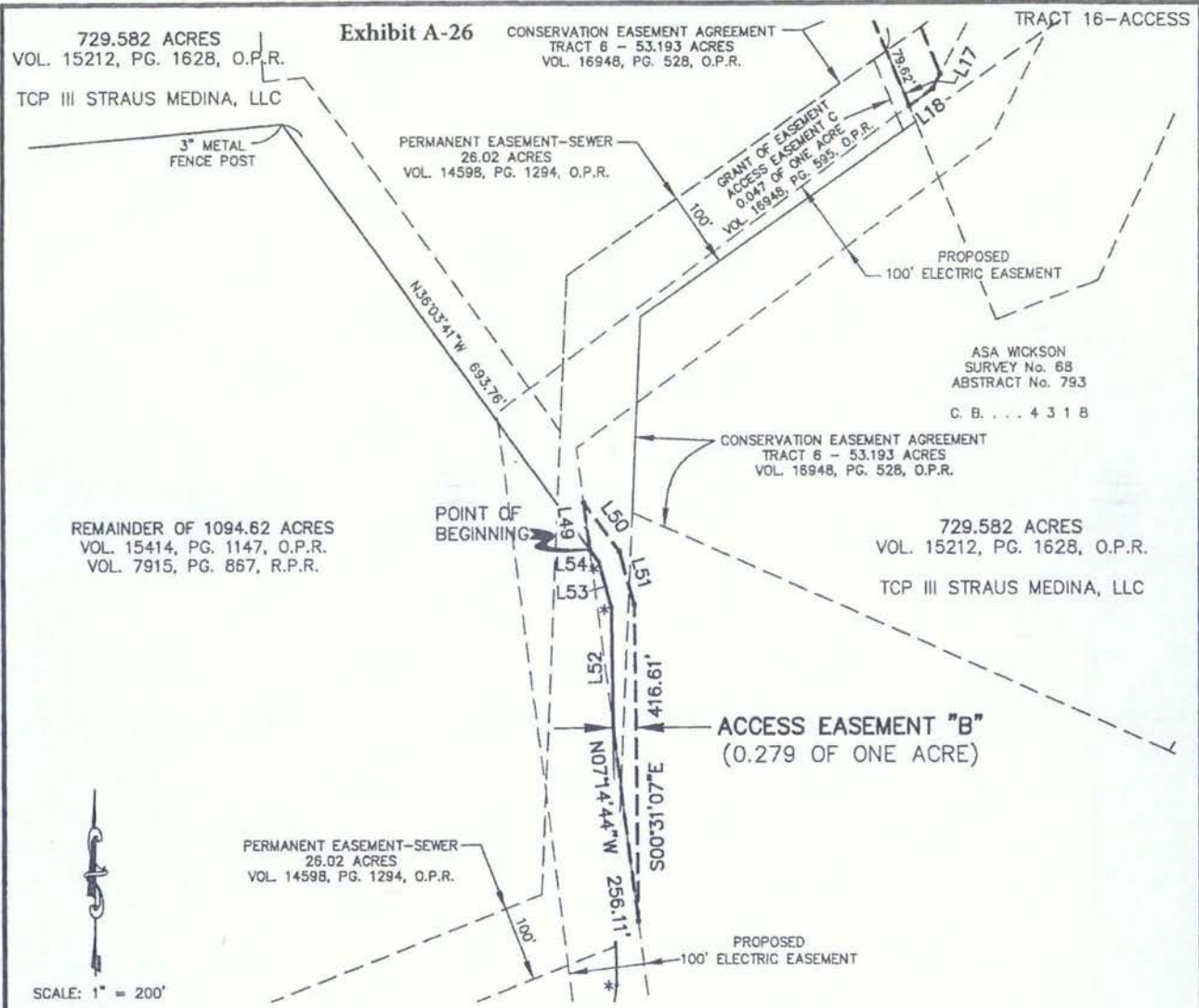
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5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,	DATE 9/24/18
	COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	JOB NUMBER S0547625	
		SHEET 21	OF 24



SCALE: 1" = 200'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE. * DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
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O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

LINE TABLE		
LINE	BEARING	LENGTH
L49	N07°14'44"W	62.24'
L50	S36°03'41"E	79.77'
L51	S15°30'25"E	72.04'
L52	N00°31'07"W	158.32'
L53	N15°30'25"W	62.65'
L54	N36°03'41"W	19.80'



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES

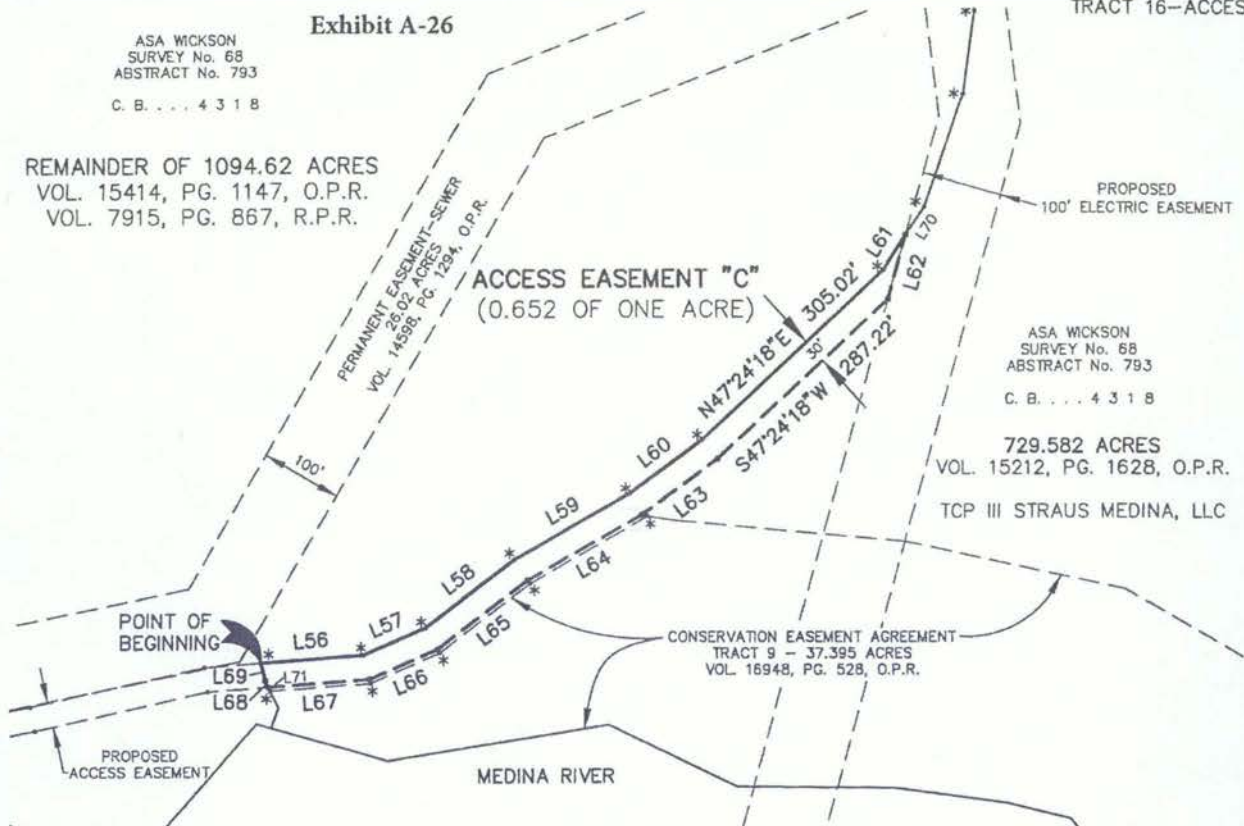
<p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,</p>	<p>DATE 9/24/18</p> <p>JOB NUMBER S0547525</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>SHEET 22 OF 24</p>

Exhibit A-26

ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

TRACT 16-ACCESS

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.



ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

CONSERVATION EASEMENT AGREEMENT
TRACT 9 - 37.395 ACRES
VOL. 16948, PG. 528, O.P.R.

LINE	BEARING	LENGTH
L56	N85°41'20"E	126.30'
L57	N66°33'26"E	83.66'
L58	N52°54'01"E	138.54'
L59	N60°36'23"E	163.67'
L60	N53°38'17"E	111.26'

LINE	BEARING	LENGTH
L61	N32°59'25"E	51.43'
L62	S15°40'54"W	81.40'
L63	S53°38'17"W	114.72'
L64	S60°36'23"W	163.48'
L65	S52°54'01"W	140.11'

LINE	BEARING	LENGTH
L66	S68°33'26"W	92.31'
L67	S85°41'20"W	124.91'
L68	N26°12'20"W	8.65'
L69	N12°39'24"W	22.21'
L70	N32°59'25"E	40.94'

LINE	BEARING	LENGTH
L71	S26°12'20"E	5.39'



SCALE: 1" = 200'

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
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- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



NOTES CORRESPONDING TO SCHEDULE B ITEMS:

SEE SHEET 24 FOR NOTES


	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.8440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND, COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	DATE 9/24/18 JOB NUMBER S0547625 SHEET 23 OF 24
	SEE SHEET 24 FOR NOTES		

Exhibit A-26

TRACT 16-ACCESS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Easement(s), as provided therein, granted by judgment in Cause No. 1760, Bexar County, Texas and recorded in Volume 60, Page 78, Deed Records, Bexar County, Texas. Document not provided, thus not addressed.
 - h. Terms and provisions of the Agreement for water access by and between The Medina Valley Irrigation Co., and Mrs. F. A. Schneider, et al., recorded in Volume 415, Page 171, Deed Records, Bexar County, Texas. Unable to place document.
 - i. Terms and provisions, Agreement by and between Amanda Becker et al and W. T. Montgomery for the erection and construction of a dam recorded in Volume 511, Page 433, Deed Records, Bexar County, Texas. Unable to place document.
 - j. Easement(s), as provided therein granted to Bexar-Medina-Atascosa Counties Water Improvement District Number One, recorded in Volume 1111, Page 82, Deed Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - k. Terms and provisions of Declaration to obtain electrical service recorded in Volume 2668, Page 302, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
 - l. Terms, provisions and easement(s), as provided therein, of the Electric Line Right of Way Agreements recorded in Volume 3192, Page 422 (Does not affect subject tract), Volume 4316, Page 707 (Blanket in nature, affects subject tract), Volume 16839, Page 1314 (Affects subject tract, does not affect proposed easement) and Volume 16598, Page 642, Real Property Records, Bexar County, Texas. Affected by the Partial Release of Easement recorded in Volume 16389, Page 1411 (Affects subject tract), Real Property Records, Bexar County, Texas.
 - m. Sanitary Sewer Easement(s), as provided therein, granted to the City of San Antonio, recorded in Volume 4474, Page 1619, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
 - n. Channel Easement(s), as provided therein, granted to the County of Bexar, recorded in Volume 5103, Page 539, Deed Records, Bexar County, Texas and Correction recorded in Volume 5161, Page 609, Deed Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
 - o. Sewer easement(s), as provided therein, granted to the San Antonio Water System Board of Trustees, recorded in Volume 5732, Page 258 (Affects subject tract and proposed easement, as shown hereon), Volume 14598, Page 1294 (Affects subject tract, does not affect proposed easement), and Volume 14598, Page 1313 (Easement expired in August 2014), Real Property Records, Bexar County, Texas.
 - p. Terms, conditions and provisions of easement set forth in Warranty Deed recorded in Volume 6053, Page 898, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - q. Easement(s), as provided therein, granted to Bexar Metropolitan Water District recorded in Volume 7178, Page 277, and Volume 7219, Page 171, Real Property Records, Bexar County, Texas. Does not affect subject tract, thus not shown.
 - r. Water rights as set forth in instruments recorded in Volume 7915, Page 886 and Volume 15212, Page 1644, Real Property Records, Bexar County, Texas. Affects subject tract.
 - s. Terms, provisions and conditions of The Compensatory Mitigation Plan, SWF-2009-00062, Off-Site Mitigation Area for the Culebra Road 58F11B, as set forth in Restrictive Covenant recorded in Volume 16729, Page 621, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
 - t. Terms and provisions of Conservation Easement Agreement by and between TCP III Straus Medina, LLC, a Texas limited liability company and Texas Land Conservancy recorded in Volume 1694B, Page 528, Real Property Records, Bexar County, Texas. Affects subject tract and proposed easement as shown hereon.

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- u. Easement(s), as provided therein, granted to Texas Land Conservancy recorded in Volume 1694B, Page 595, Real Property Records, Bexar County, Texas. Affects subject tract and proposed easement, as shown hereon.
- v. Irrevocable Designation of Historically Irrigated Lands Pertaining to Edwards Aquifer Groundwater Rights recorded in Volume 17295, Page 617, Real Property Records, Bexar County, Texas. Affects subject tract, does not affect proposed easement.
- w. Edwards Aquifer Authority Water Rights Filing and Permits recorded in Volume 7, Page 409, Water Records, Bexar County, Texas and Volume 17283, Page 2001, Real Property Records, Bexar County, Texas. Not survey related, thus not addressed.
- x. Rights, claims, interest and easements of access to any portion of the property dedicated as a cemetery and / or burial lots. Not survey related, thus not addressed.
- z. Easement(s), as provided therein, as set forth in General Warranty Deed recorded in Volume 15212, Page 1628, Real Property Records, Bexar County, Texas.

EASEMENT ACREAGE SUMMARY	
EASEMENT "A"	8.615 ACRES
EASEMENT "B"	0.279 OF ONE ACRE
EASEMENT "C"	0.652 OF ONE ACRE
TOTAL ACRES	9.546 ACRES



<p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11560 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF 3-VARIABLE WIDTH ACCESS EASEMENTS, TOTALING 9.546 ACRES OF LAND OUT OF A 729.582 ACRES OF LAND,</p>	<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547625</p>
		<p>SHEET 24 OF 24</p>



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 16.5
Page 1 of 3

Exhibit A - 27

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (1.542 ACRES OF LAND)

Being a Variable Width Electric Easement, 1.542 acres of land in Bexar County, Texas, being out of a remainder of a 1094.62 acre tract of land described in Volume 15414, Page 1147, Official Public Records, Bexar County, Texas and Volume 7915, Page 867, Official Public Records of Real Property, Bexar County, Texas, being partially out of a Permanent Easement-Sewer, called 26.02 acres of land described in Volume 14598, Page 1294, Official Public Records, Bexar County, Texas, also situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said remainder of a 1094.62 acre tract and a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the north corner of this easement, from which a 3-inch metal fence post found at the northeast corner of the remainder of a 1094.62 acre tract bears North $36^{\circ}03'41''$ West, a distance of 486.29 feet;

THENCE South $36^{\circ}03'41''$ East, coincident with said common line, a distance of 207.47 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South $36^{\circ}03'41''$ East, a distance of 19.80 feet;

THENCE South $07^{\circ}14'44''$ East, crossing a remainder of the 1094.62 acre tract, a distance of 236.58 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of a remainder of the 1094.62 acre tract and said 729.582 acre tract, an angle point of this tract;

THENCE continuing coincident with said common line, the following courses:

South $00^{\circ}31'07''$ East, a distance of 339.28 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

South $07^{\circ}41'24''$ West, a distance of 104.46 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

South $19^{\circ}10'27''$ West, a distance of 146.86 feet to a 1/2" rebar with a "Pape-Dawson" plastic cap found, an angle point of this easement;

South $32^{\circ}59'25''$ West, a distance of 40.94 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South $32^{\circ}59'25''$ West, a distance of 51.43 feet;

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DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
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Page 2 of 3

Exhibit A - 27

THENCE North $15^{\circ}40'54''$ East, crossing a remainder of the 1094.62 acre tract, a distance of 150.05 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE North $07^{\circ}14'44''$ West, a distance of 880.81 feet to the **POINT OF BEGINNING**, containing 1.542 acres acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963



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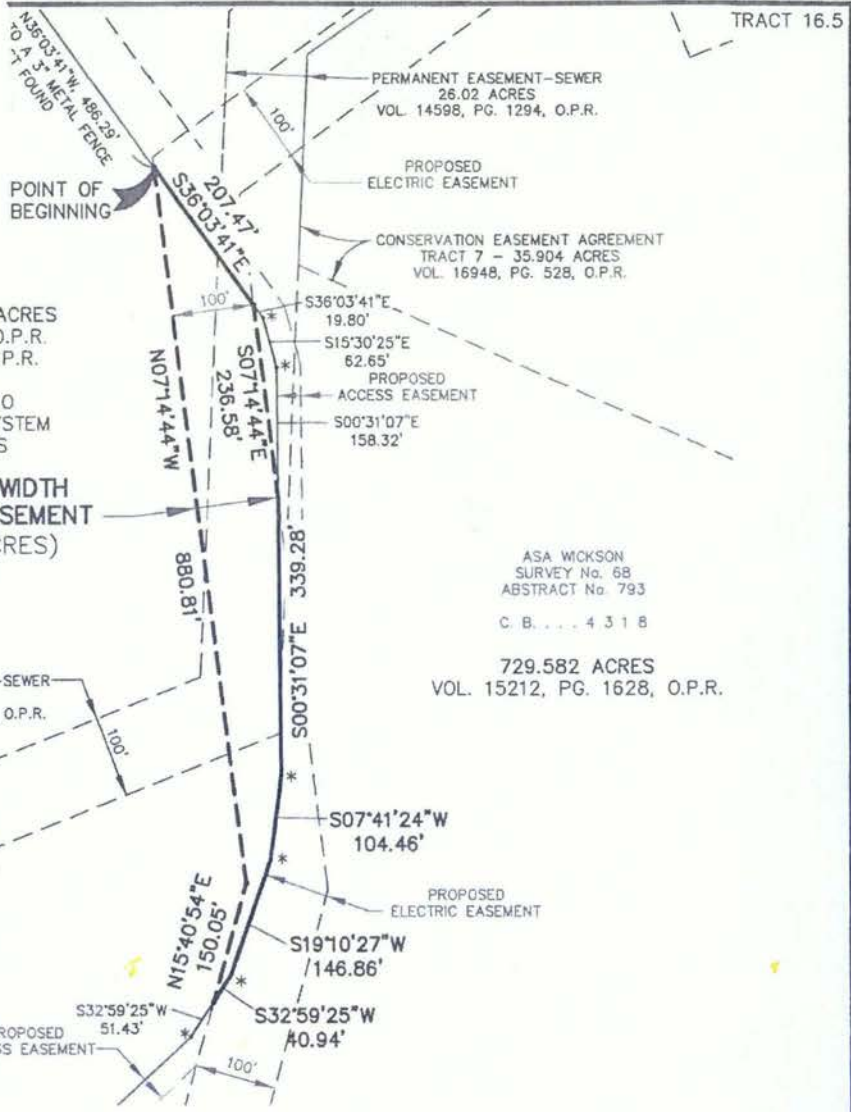
Exhibit A - 27

ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, R.P.R.

CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

**VARIABLE WIDTH
ELECTRIC EASEMENT
(1.542 ACRES)**



ASA WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

SCALE: 1" = 200'



CEC

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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
1.542 ACRES OF LAND, OUT OF
A REMAINDER OF A 1094.62 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

October 1, 2018
Job No.: S0547625
Tract 16.5-TCE
Page 1 of 3

Exhibit A - 28

DESCRIPTION OF 100-FOOT WIDE TEMPORARY CONSTRUCTION EASEMENT (0.688 ACRES OF LAND)

Being a 100-foot wide Temporary Construction Easement, 0.688 acres of land in Bexar County, Texas, being out of a remainder of a 1094.62 acre tract of land described in Volume 15414, Page 1147, Official Public Records, Bexar County, Texas and Volume 7915, Page 867, Official Public Records of Real Property, Bexar County, Texas, situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said remainder of a 1094.62 acre tract and a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northeast corner of this easement, from which a 3-inch metal fence post found at the northeast corner of the remainder of the 1094.62 acre tract bears North 36°03'41" West, a distance of 475.31 feet;

THENCE South 36°03'41" East, coincident with said common line, a distance of 10.98 feet to a 1/2" rebar with a "CEC" plastic cap set on the west line of a proposed Electric Easement, the northeast corner of this easement, from which a 1/2" rebar with a "Pape-Dawson" plastic cap found bears South 36°03'41" East, a distance of 227.27 feet;

THENCE crossing a remainder of the 1094.62 acre tract, the following courses:

South 07°14'44" East, coincident with said west line of the proposed Electric Easement, a distance of 101.78 feet to a 1/2" rebar with a "CEC" plastic cap set, the west corner of this easement;

South 53°45'41" West, a distance of 272.29 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement;

North 36°14'19" West, a distance of 100.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the west corner of this easement;

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DON DURDEN, INC.

Exhibit A - 28

October 1, 2018
Job No.: S0547625
Tract 16.5-TCE
Page 2 of 3

North 53°45'41" East, a distance of 321.66 feet to the **POINT OF BEGINNING**, containing 0.688 acres acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, R.L.S. No. 4963

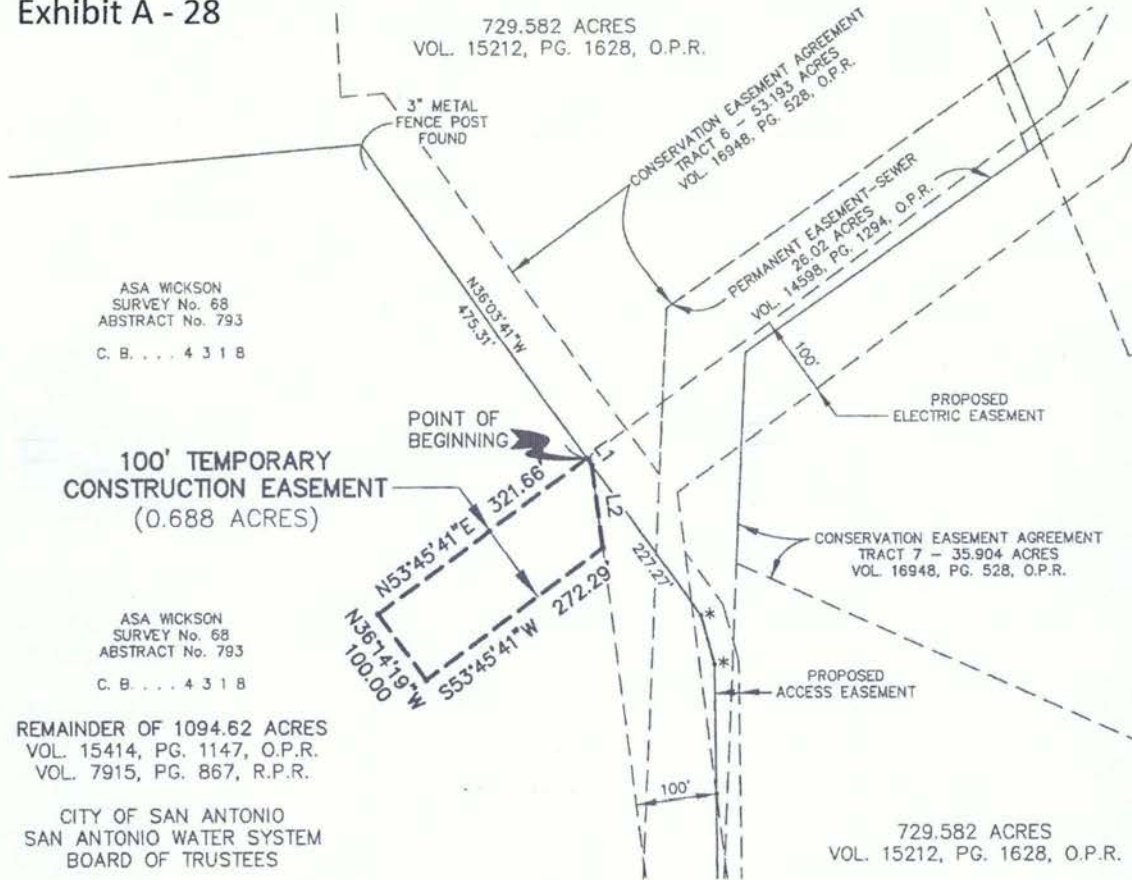


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Exhibit A - 28



LINE TABLE		
LINE	BEARING	LENGTH
L1	S36°03'41"E	10.98'
L2	S07°14'44"E	101.78'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
*DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED OCTOBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
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SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A TEMPORARY CONSTRUCTION EASEMENT,
0.688 OF ONE ACRE OF LAND, OUT OF
A REMAINDER OF A 1094.62 TRACT OF LAND

COUNTY BLOCK (C.B.) 4318,
BEXAR COUNTY, TEXAS

DATE	10/01/18
JOB NUMBER	S0547325
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 16.5-Access
Page 1 of 13

Exhibit A-29

DESCRIPTION OF AN ACCESS EASEMENT (4.941 ACRES OF LAND)

Being an Access Easement, 4.941 acres of land in Bexar County, Texas, being out of the remainder of a 1094.62 acre tract of land described in Volume 15414, Page 1147 and Volume 7915, Page 867, both in the Official Public Records, Bexar County, Texas, also situated in the Asa Wickson Survey No. 68, Abstract No. 793, County Block (C.B.) 4318, the Gil Rodriguez Survey No. 11, Abstract No. 615, C.B. 4319, and the Rafael Alderite Survey No. 12, Abstract No. 21, C.B. 4320, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said remainder of a 1094.62 acre tract and the east right-of-way line of WT Montgomery Road (R.O.W.-86'), the **POINT OF BEGINNING**, the northwest corner of this easement, from which the northwest corner of the remainder of a 1094.62 acre tract bears North 00°02'03" East, 982.46 feet;

THENCE departing said east right-of-way of WT Montgomery Road, crossing a remainder of the 1094.62 acre tract, the following courses:

North 83°29'55" East, a distance of 84.04 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 78°51'48" East, a distance of 211.41 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 73°53'51" East, a distance of 106.02 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 125.00 feet, an arc length of 101.53 feet, a central angle of 46°32'17", a chord bearing of North 50°37'43" East, and a chord distance of 98.76 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North 27°21'35" East, a distance of 64.38 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 145.00 feet, an arc length of 122.62 feet, a central angle of 48°27'06", a chord bearing of North 51°35'09" East, and a chord distance of 119.00 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

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DON DURDEN, INC.

Exhibit A-29

September 24, 2018
Job No.: S0547625
Tract 16.5-Access
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North 75°48'42" East, a distance of 117.82 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 70°31'50" East, a distance of 68.66 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 64°10'38" East, a distance of 210.24 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 58°10'34" East, a distance of 279.00 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 57°46'58" East, a distance of 364.77 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 30.00 feet, an arc length of 30.30 feet, a central angle of 57°51'59", a chord bearing of North 28°50'59" East, and a chord distance of 29.03 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North 00°05'01" West, a distance of 377.29 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 67°31'08" East, a distance of 32.45 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 00°05'01" East, a distance of 331.09 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 39°01'26" East, a distance of 93.32 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 80°17'42" East, a distance of 30.91 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 82°32'30" East, a distance of 252.87 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 80°57'56" East, a distance of 257.94 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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Page 3 of 13

Exhibit A-29

North 84°14'23" East, a distance of 255.96 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 82°09'52" East, a distance of 271.61 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 85°13'19" East, a distance of 207.98 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 75.00 feet, an arc length of 83.10 feet, a central angle of 63°29'04", a chord bearing of North 53°28'47" East, and a chord distance of 78.91 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

Curving to the right, having a radius of 735.00 feet, an arc length of 90.28 feet, a central angle of 07°02'14", a chord bearing of North 25°15'22" East, and a chord distance of 90.22 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North 28°46'29" East, a distance of 343.56 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 1710.00 feet, an arc length of 147.82 feet, a central angle of 04°57'11", a chord bearing of North 26°17'54" East, and a chord distance of 147.78 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

Curving to the right, having a radius of 352.21 feet, an arc length of 282.99 feet, a central angle of 46°02'06", a chord bearing of North 46°50'22" East, and a chord distance of 275.44 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North 69°51'25" East, a distance of 112.50 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 65°40'49" East, a distance of 171.96 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 1594.00 feet, an arc length of 307.34 feet, a central angle of 11°02'50", a chord bearing of North 71°12'14" East, and a chord distance of 306.87 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

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North $69^{\circ}37'38''$ East, a distance of 76.08 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 364.32 feet, an arc length of 90.29 feet, a central angle of $14^{\circ}12'01''$, a chord bearing of North $71^{\circ}44'58''$ East, and a chord distance of 90.06 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement

North $65^{\circ}13'26''$ East, a distance of 67.34 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 215.00 feet, an arc length of 198.75 feet, a central angle of $52^{\circ}57'56''$, a chord bearing of South $88^{\circ}17'37''$ East, and a chord distance of 191.75 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $61^{\circ}48'39''$ East, a distance of 190.72 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 779.00 feet, an arc length of 115.81 feet, a central angle of $08^{\circ}31'06''$, a chord bearing of South $66^{\circ}04'12''$ East, and a chord distance of 115.71 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $70^{\circ}19'44''$ East, a distance of 46.74 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 806.50 feet, an arc length of 77.87 feet, a central angle of $05^{\circ}31'56''$, a chord bearing of South $67^{\circ}33'46''$ East, and a chord distance of 77.84 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $64^{\circ}47'48''$ East, a distance of 48.33 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 1585.00 feet, an arc length of 179.65 feet, a central angle of $06^{\circ}29'39''$, a chord bearing of South $68^{\circ}02'37''$ East, and a chord distance of 179.55 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $71^{\circ}17'26''$ East, a distance of 127.51 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

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Curving to the left, having a radius of 125.00 feet, an arc length of 101.08 feet, a central angle of $46^{\circ}19'50''$, a chord bearing of North $85^{\circ}32'39''$ East, and a chord distance of 98.35 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;
North $62^{\circ}22'44''$ East, a distance of 89.40 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 445.00 feet, an arc length of 132.03 feet, a central angle of $16^{\circ}59'57''$, a chord bearing of North $70^{\circ}52'42''$ East, and a chord distance of 131.54 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North $79^{\circ}22'40''$ East, a distance of 184.92 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $77^{\circ}28'23''$ East, a distance of 220.41 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $85^{\circ}41'20''$ East, a distance of 71.35 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

South $12^{\circ}39'24''$ East, a distance of 22.21 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $26^{\circ}12'20''$ East, a distance of 8.65 feet to a 1/2" rebar with a "CEC" plastic cap set, the southeast corner of this easement;

South $85^{\circ}41'20''$ East, a distance of 75.64 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $77^{\circ}28'23''$ East, a distance of 218.76 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $79^{\circ}22'40''$ West, a distance of 185.42 feet to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 415.00 feet, an arc length of 123.13 feet, a central angle of $16^{\circ}59'57''$, a chord bearing of South $70^{\circ}52'42''$ West, and a chord distance of 122.68 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $62^{\circ}22'44''$ West, a distance of 89.40 feet to a 1/2" rebar with a "CEC" plastic cap

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set, a point of curvature of this easement;

Curving to the right, having a radius of 155.00 feet, an arc length of 125.34 feet, a central angle of $46^{\circ}19'50''$, a chord bearing of South $85^{\circ}32'39''$ West, and a chord distance of 121.95 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North $71^{\circ}17'26''$ West, a distance of 127.51 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 1615.00 feet, an arc length of 183.05 feet, a central angle of $06^{\circ}29'38''$, a chord bearing of North $68^{\circ}02'37''$ West, and a chord distance of 182.95 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North $64^{\circ}47'48''$ West, a distance of 48.33 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 776.50 feet, an arc length of 74.98 feet, a central angle of $05^{\circ}31'57''$, a chord bearing of North $67^{\circ}33'46''$ West, and a chord distance of 74.95 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North $70^{\circ}19'44''$ West, a distance of 46.74 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 809.00 feet, an arc length of 120.27 feet, a central angle of $08^{\circ}31'05''$, a chord bearing of North $66^{\circ}04'12''$ West, and a chord distance of 120.16 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

North $61^{\circ}48'39''$ West, a distance of 190.72 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 185.00 feet, an arc length of 171.02 feet, a central angle of $52^{\circ}57'56''$, a chord bearing of North $88^{\circ}17'37''$ West, and a chord distance of 164.99 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $65^{\circ}13'26''$ West, a distance of 67.19 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

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Curving to the right, having a radius of 394.32 feet, an arc length of 95.10 feet, a central angle of $13^{\circ}49'08''$, a chord bearing of South $71^{\circ}34'54''$ West, and a chord distance of 94.87 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $69^{\circ}37'38''$ West, a distance of 75.58 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 1564.00 feet, an arc length of 303.41 feet, a central angle of $11^{\circ}06'55''$, a chord bearing of South $71^{\circ}14'16''$ West, and a chord distance of 302.94 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $65^{\circ}40'49''$ West, a distance of 173.05 feet, to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $69^{\circ}51'25''$ West, a distance of 113.60 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 322.21 feet, an arc length of 258.88 feet, a central angle of $46^{\circ}02'06''$, a chord bearing of South $46^{\circ}50'22''$ West, and a chord distance of 251.98 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

Curving to the right, having a radius of 1740.00 feet, an arc length of 150.42 feet, a central angle of $04^{\circ}57'11''$, a chord bearing of South $26^{\circ}17'54''$ West, and a chord distance of 150.37 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

South $28^{\circ}46'29''$ West, a distance of 343.56 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 705.00 feet, an arc length of 86.59 feet, a central angle of $07^{\circ}02'15''$, a chord bearing of South $25^{\circ}15'22''$ West, and a chord distance of 86.54 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

Curving to the right, having a radius of 105.00 feet, an arc length of 116.34 feet, a central angle of $63^{\circ}29'04''$, a chord bearing of South $53^{\circ}28'47''$ West, and a chord distance of 110.48 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of tangency of this easement;

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South 85°13'19" West, a distance of 207.18 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 82°09'52" West, a distance of 271.35 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 84°14'23" West, a distance of 255.78 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 80°57'45" West, a distance of 257.17 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 82°32'30" West, a distance of 252.88 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 80°17'42" West, a distance of 90.09 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 260.00 feet, an arc length of 102.16 feet, a central angle of 22°30'43", a chord bearing of South 69°02'20" West, and a chord distance of 101.50 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

South 57°46'58" West, a distance of 291.64 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 58°10'34" West, a distance of 280.68 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 64°10'38" West, a distance of 213.48 feet, to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 70°31'50" West, a distance of 71.70 feet, to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 75°48'42" West, a distance of 119.20 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the left, having a radius of 115.00 feet, an arc length of 97.25 feet, a central angle of 48°27'07", a chord bearing of South 51°35'09" West, and a chord distance of

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94.38 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

South 27°21'35" West, a distance of 64.38 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of curvature of this easement;

Curving to the right, having a radius of 155.00 feet, an arc length of 125.90 feet, a central angle of 46°32'18", a chord bearing of South 50°37'43" West, and a chord distance of 122.47 feet, to a 1/2" rebar with a "CEC" plastic cap set, a point of reverse curvature of this easement;

South 73°53'51" West, a distance of 107.32 feet, to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 78°51'48" West, a distance of 213.92 feet, to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 83°29'55" West, a distance of 88.69 feet, to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned common line of a remainder of a 1094.62 acre tract and the east right-of-way line of WT Montgomery Road, the southwest corner of this easement;

THENCE North 00°02'03" East, continuing coincident with said east right of way line, a distance of 30.20 feet to the **POINT OF BEGINNING**, containing 4.941 acres of land, more or less.

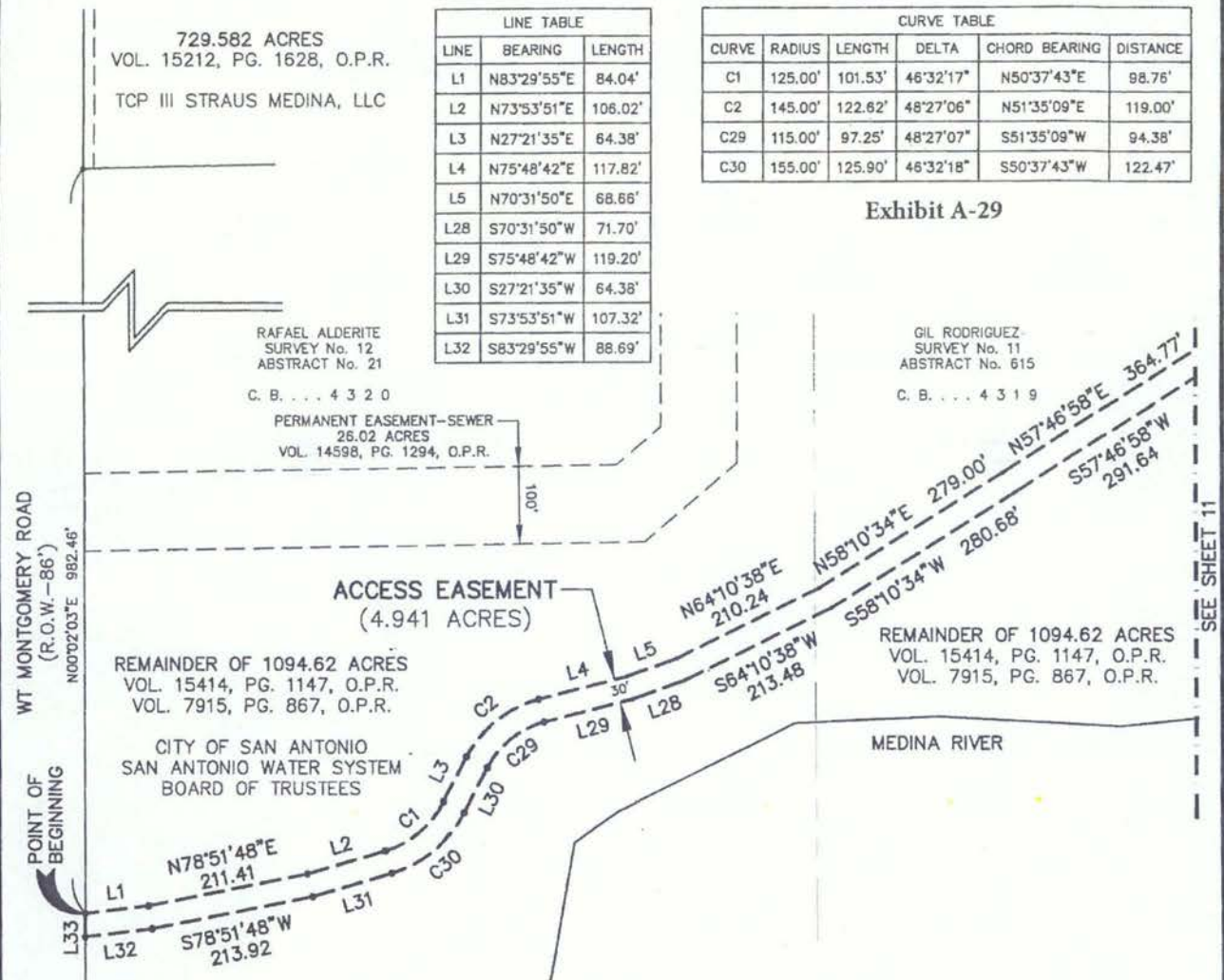
The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.


Dion P. Albertson, RPLS No. 4963


X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 16.5 SAWS ACCESS.docx

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LINE TABLE		
LINE	BEARING	LENGTH
L1	N83°29'55"E	84.04'
L2	N73°53'51"E	106.02'
L3	N27°21'35"E	64.38'
L4	N75°48'42"E	117.82'
L5	N70°31'50"E	68.66'
L28	S70°31'50"W	71.70'
L29	S75°48'42"W	119.20'
L30	S27°21'35"W	64.38'
L31	S73°53'51"W	107.32'
L32	S83°29'55"W	88.69'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C1	125.00'	101.53'	46°32'17"	N50°37'43"E	98.76'
C2	145.00'	122.62'	48°27'06"	N51°35'09"E	119.00'
C29	115.00'	97.25'	48°27'07"	S51°35'09"W	94.38'
C30	155.00'	125.90'	46°32'18"	S50°37'43"W	122.47'

Exhibit A-29

- NOTES:**
1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND
 2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
 3. FIELD SURVEY COMPLETED SEPTEMBER 2018.
 4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
 5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
 6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.

SCALE: 1" = 200'




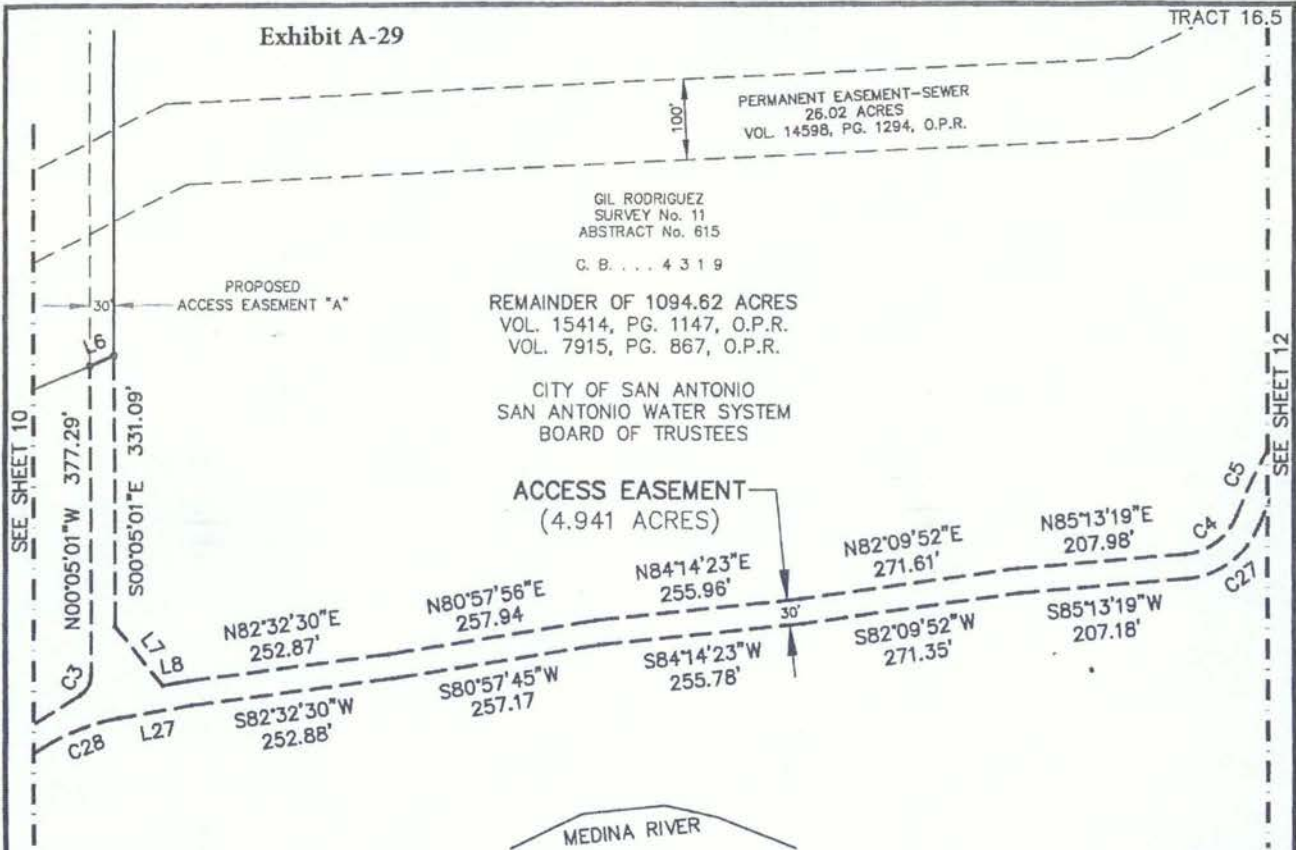
	CIVIL ENGINEERING CONSULTANTS DON DURDAN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF ACCESS EASEMENT, 4.941 ACRES OF LAND OUT OF A REMAINDER OF A 1094.62 ACRE TRACT OF LAND, COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	DATE 9/24/18 JOB NUMBER S0547625 SHEET 10 OF 13
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Exhibit A-29



GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615
C. B. . . . 4 3 1 9

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, O.P.R.

CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

ACCESS EASEMENT
(4.941 ACRES)

MEDINA RIVER

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C3	30.00'	30.30'	57°51'59"	N28°50'59"E	29.03'
C4	75.00'	83.10'	63°29'04"	N53°28'47"E	78.91'
C5	735.00'	90.28'	07°02'14"	N25°15'22"E	90.22'
C27	105.00'	116.34'	63°29'04"	S53°28'47"W	110.48'
C28	260.00'	102.16'	22°30'43"	S69°02'20"W	101.50'

LINE TABLE		
LINE	BEARING	LENGTH
L6	N67°31'08"E	32.45'
L7	S39°01'26"E	93.32'
LB	N80°17'42"E	30.91'
L27	S80°17'42"W	90.09'

NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
- EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.



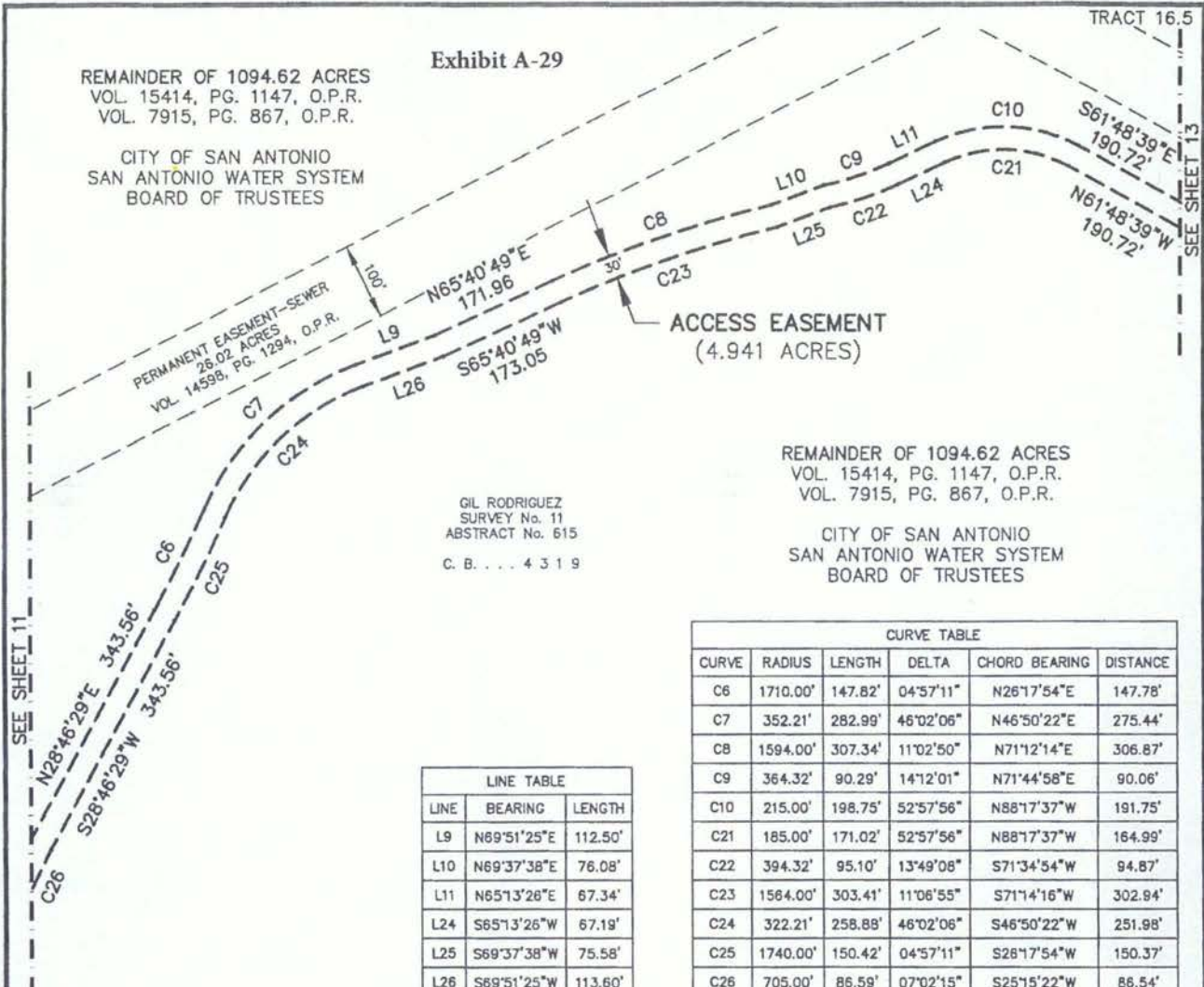
SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
ACCESS EASEMENT,
4.941 ACRES OF LAND OUT OF
A REMAINDER OF A 1094.62 ACRE TRACT OF LAND,
COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547625
SHEET	11
OF	13



REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
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CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

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PERMANENT EASEMENT-SEWER
26.02 ACRES
VOL. 14598, PG. 1294, O.P.R.

ACCESS EASEMENT
(4.941 ACRES)

GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615
C. B. . . . 4 3 1 9

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, O.P.R.

CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

LINE TABLE

LINE	BEARING	LENGTH
L9	N69°51'25"E	112.50'
L10	N69°37'38"E	76.08'
L11	N65°13'28"E	67.34'
L24	S65°13'26"W	67.19'
L25	S69°37'38"W	75.58'
L26	S69°51'25"W	113.60'

CURVE TABLE


CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C6	1710.00'	147.82'	04°57'11"	N26°17'54"E	147.78'
C7	352.21'	282.99'	46°02'06"	N46°50'22"E	275.44'
C8	1594.00'	307.34'	11°02'50"	N71°12'14"E	306.87'
C9	364.32'	90.29'	14°12'01"	N71°44'58"E	90.06'
C10	215.00'	198.75'	52°57'56"	N88°17'37"W	191.75'
C21	185.00'	171.02'	52°57'56"	N88°17'37"W	164.99'
C22	394.32'	95.10'	13°49'08"	S71°34'54"W	94.87'
C23	1584.00'	303.41'	11°06'55"	S71°14'16"W	302.94'
C24	322.21'	258.88'	46°02'06"	S46°50'22"W	251.98'
C25	1740.00'	150.42'	04°57'11"	S28°17'54"W	150.37'
C26	705.00'	86.59'	07°02'15"	S25°15'22"W	86.54'

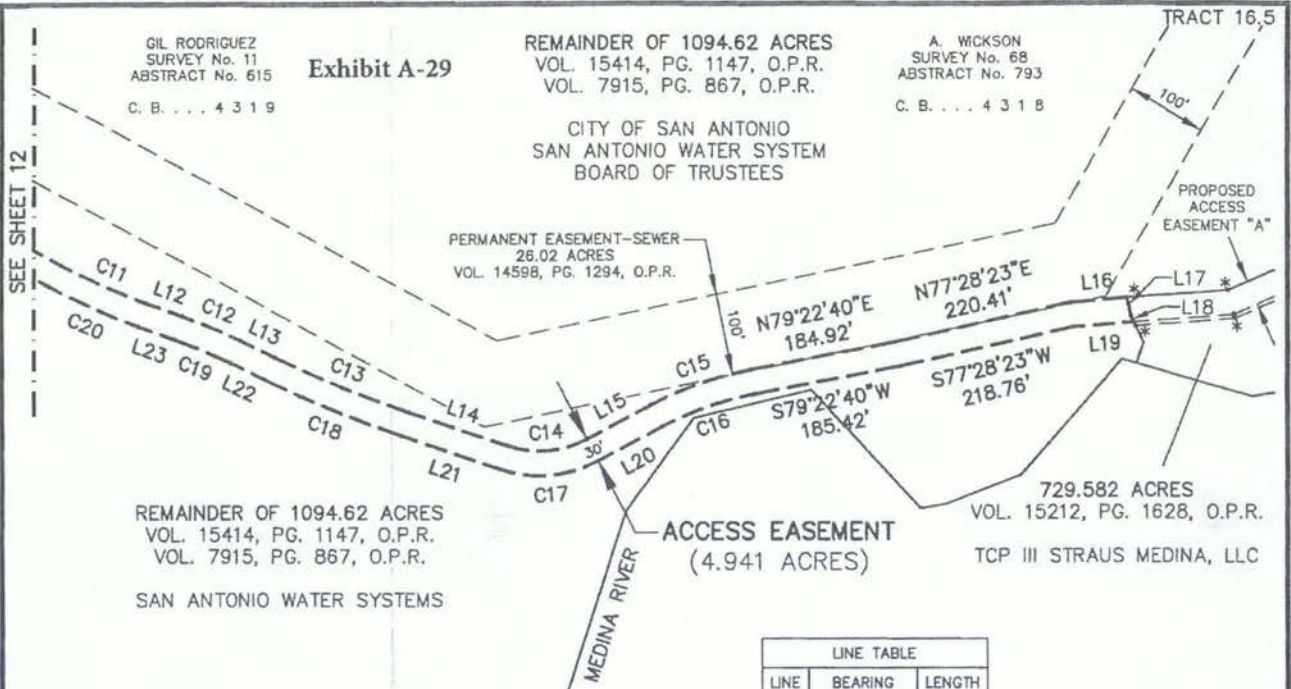
NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.



SCALE: 1" = 200'

	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF ACCESS EASEMENT, 4.941 ACRES OF LAND OUT OF A REMAINDER OF A 1094.62 ACRE TRACT OF LAND, COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS	DATE 9/24/18 JOB NUMBER S0547625 SHEET 12 OF 13



GIL RODRIGUEZ
SURVEY No. 11
ABSTRACT No. 615
C. B. . . . 4 3 1 9

Exhibit A-29

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, O.P.R.

CITY OF SAN ANTONIO
SAN ANTONIO WATER SYSTEM
BOARD OF TRUSTEES

A. WICKSON
SURVEY No. 68
ABSTRACT No. 793
C. B. . . . 4 3 1 8

PERMANENT EASEMENT-SEWER
26.02 ACRES
VOL. 14598, PG. 1294, O.P.R.

REMAINDER OF 1094.62 ACRES
VOL. 15414, PG. 1147, O.P.R.
VOL. 7915, PG. 867, O.P.R.
SAN ANTONIO WATER SYSTEMS

ACCESS EASEMENT
(4.941 ACRES)

729.582 ACRES
VOL. 15212, PG. 1628, O.P.R.
TCP III STRAUS MEDINA, LLC

SEE SHEET 12

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	DISTANCE
C11	779.00'	115.81'	08°31'06"	S66°04'12"E	115.71'
C12	806.50'	77.87'	05°31'56"	N67°33'46"W	77.84'
C13	1585.00'	179.65'	08°29'39"	S68°02'37"E	179.55'
C14	125.00'	101.08'	46°19'50"	N85°32'39"E	98.35'
C15	445.00'	132.03'	16°59'57"	S70°52'42"W	131.54'
C16	415.00'	123.13'	16°59'57"	S70°52'42"W	122.68'
C17	155.00'	125.34'	46°19'50"	N85°32'39"E	121.95'
C18	1615.00'	183.05'	08°29'38"	S68°02'37"E	182.95'
C19	776.50'	74.98'	05°31'57"	N67°33'46"W	74.95'
C20	809.00'	120.27'	08°31'05"	S66°04'12"E	120.16'


LINE TABLE		
LINE	BEARING	LENGTH
L12	S70°19'44"E	46.74'
L13	S64°47'48"E	48.33'
L14	S71°17'26"E	127.51'
L15	N62°22'44"E	89.40'
L16	N85°41'20"E	71.35'
L17	S12°39'24"E	22.21'
L18	S26°12'20"E	8.65'
L19	S85°41'20"W	75.64'
L20	S62°22'44"W	89.40'
L21	N71°17'26"W	127.51'
L22	N64°47'48"W	48.33'
L23	N70°19'44"W	46.74'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
* DENOTES A 1/2" REBAR WITH A "PAPE-DAWSON" PLASTIC CAP FOUND
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.R. DENOTES DEED RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS.



SCALE: 1" = 200'

 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF ACCESS EASEMENT, 4.941 ACRES OF LAND OUT OF A REMAINDER OF A 1094.62 ACRE TRACT OF LAND,</p>	<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'S) 4318, 4319 & 4320, BEXAR COUNTY, TEXAS</p>	<p>JOB NUMBER S0547825</p>

SHEET **13**
OF 13



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 17
Page 1 of 5

Exhibit A - 30

DESCRIPTION OF A 100-FOOT WIDE ELECTRIC EASEMENT (7.527 ACRES OF LAND)

Being a 100-foot wide Electric Easement, 7.527 acres of land in County Blocks (C.B.'s) 5197, 4317 and 4318, Bexar County, Texas, being out of a remaining portion of a called 189.01 acre tract of land described in Volume 6326, Page 1093, Official Public Records of Real Property, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, the J. Barrit Survey No. 66, Abstract No. 47 and the A. Wickson Survey No. 68, Abstract No. 793, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set at the intersection of the west right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.) and the south right-of-way line of Ponder Road (R.O.W.-40'), described in Volume 1587, Page 35, Deed Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northeast corner of said remaining portion of the 189.01 acre tract, the northeast corner of this easement;

THENCE South 00°05'01" East, departing said south right-of-way line of Ponder Road, coincident with the common line of the remaining portion of the 189.01 acre tract and said west right-of-way line of Cagnon Road, a distance of 104.03 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 24°53'13" West, departing the west right-of-way line of Cagnon Road, crossing the remaining portion of the 189.01 acre tract, coincident with the northwest lines of Tract No. 1, called 29.022 acres of land and Tract No. 2, called 17.417 acres of land, both described in Volume 6723, Page 363, Official Public Records of Real Property, Bexar County, Texas, a distance of 2991.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement, from which a 1/2" rebar found bears South 24°53'13" West, a distance of 60.78 feet;

THENCE North 86°14'36" West, crossing a remaining portion of the 189.01 acre tract, a distance of 266.93 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 189.01 acre tract and a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas, a southwest corner of this easement, from which a 1/2" rebar with a "BMWD" cap found bears South 04°41'48" East, a distance of 518.73 feet;

THENCE North 04°41'48" West, coincident with the common line of the remaining portion of the 189.01 acre tract and said 729.582 acre tract, a distance of 101.10 feet to a 1/2" rebar with a "CEC" plastic cap set, a southwest corner of this easement;

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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 30

September 24, 2018
Job No.: S0547625
Tract 17
Page 2 of 5

THENCE reentrant to and crossing the remaining portion of the 189.01 acre tract, the following courses:

South $86^{\circ}14'36''$ East, a distance of 213.23 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $24^{\circ}53'13''$ East, a distance of 2900.29 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North $00^{\circ}05'01''$ West, a distance of 82.01 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 189.01 acre tract and the aforementioned south right-of-way line of Ponder Road, a north corner of this easement;

THENCE North $89^{\circ}58'58''$ East, coincident with said common line, a distance of 100.00 feet to the **POINT OF BEGINNING**, containing 7.527 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



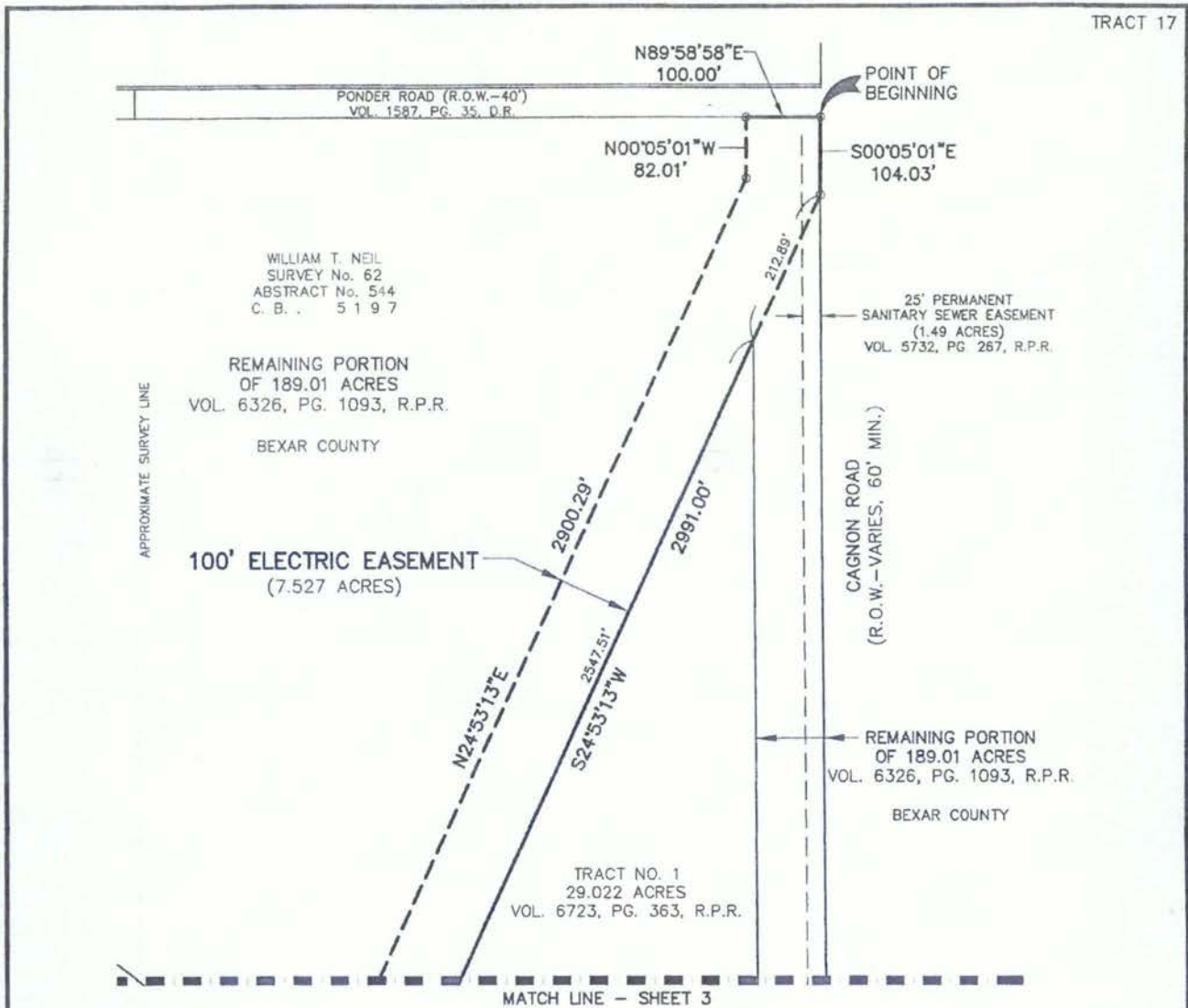
X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 17 BEXAR COUNTY.docx

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Exhibit A - 30

TRACT 17



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'



CIVIL ENGINEERING CONSULTANTS
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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 100' WIDE ELECTRIC EASEMENT,
7.527 ACRES OF LAND OUT OF A
REMAINING PORTION OF 189.01 ACRE TRACT OF LAND,
COUNTY BLOCKS (C.B.'s) 5197, 4317 & 4318,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	3
OF	5

Exhibit A - 30

MATCH LINE - SHEET 3

J. BARRIT
SURVEY NO. 66
ABSTRACT NO. 47
C. B. . . . 4 3 1 7

100' ELECTRIC EASEMENT
(7.527 ACRES)

REMAINING PORTION
OF 189.01 ACRES
VOL. 6326, PG. 1093, R.P.R.

BEXAR COUNTY
APPROXIMATE SURVEY LINE

WILLIAM T. NEIL
SURVEY NO. 62
ABSTRACT NO. 544
C. B. . . . 5 1 9 7

TRACT NO. 1-29.022 ACRES
VOL. 6723, PG. 363, R.P.R.

A. WICKSON
SURVEY NO. 68
ABSTRACT NO. 793
C. B. . . . 4 3 1 8

N24°53'13"E

2900.29'

S24°53'13"W

2997.00'

MATCH LINE - SHEET 5

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____ 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
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O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'

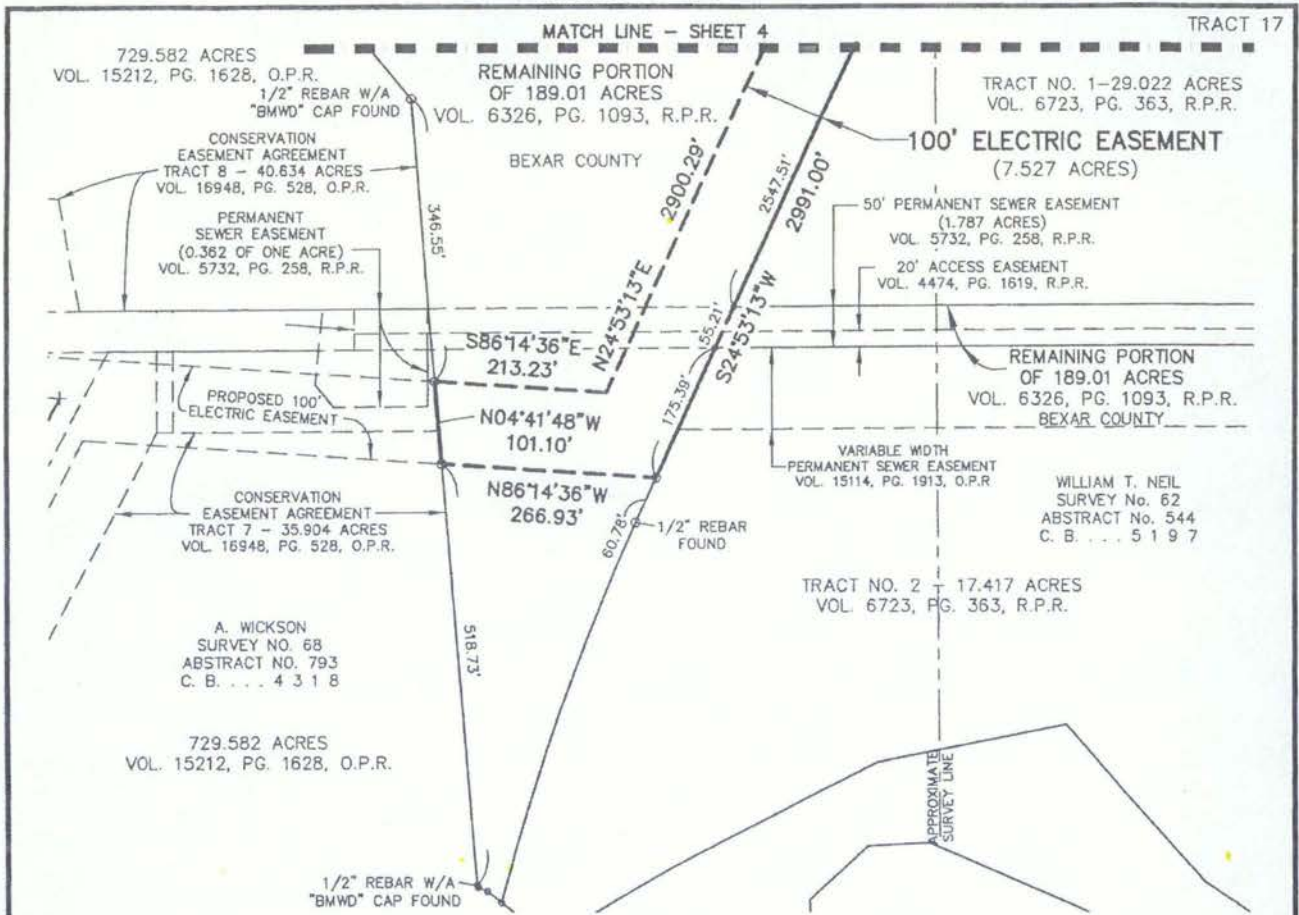


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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A 100' WIDE ELECTRIC EASEMENT,
7.527 ACRES OF LAND OUT OF A
REMAINING PORTION OF 189.01 ACRE TRACT OF LAND,
COUNTY BLOCKS (C.B.'s) 5197, 4317 & 4318,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	4
OF	5


Exhibit A - 30



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
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R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



 <p>CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 305 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00</p>	<p>EXHIBIT OF A 100' WIDE ELECTRIC EASEMENT, 7.527 ACRES OF LAND OUT OF A REMAINING PORTION OF 189.01 ACRE TRACT OF LAND,</p>		<p>DATE 9/24/18</p>
	<p>COUNTY BLOCKS (C.B.'s) 5197, 4317 & 4318, BEXAR COUNTY, TEXAS</p>		<p>JOB NUMBER S0547325</p>
			<p>SHEET OF</p> <p style="text-align: right;">5 5</p>



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

October 1, 2018
Job No.: S0547625
Tract 17-TCE
Page 1 of 3

Exhibit A - 31

DESCRIPTION OF A 100-FOOT WIDE TEMPORARY CONSTRUCTION EASEMENT (0.689 OF ONE ACRE OF LAND)

Being a 100-foot wide Temporary Construction Easement, 0.689 of one acre of land in County Block (C.B.) 4318, Bexar County, Texas, being out of a remaining portion of a called 189.01 acre tract of land described in Volume 6326, Page 1093, Official Public Records of Real Property, Bexar County, Texas, situated in the A. Wickson Survey No. 68, Abstract No. 793, and being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2" rebar with a "BMWD" cap found, an angle point in the common line of said 189.01 acre tract and a 729.582 acre tract of land described in Volume 15212, Page 1628, Official Public Records, Bexar County, Texas; thence South 04°41'48" East, coincident with said common line, a distance of 447.66 feet to a point on a south line of a proposed 100-foot wide Electric Easement; thence South 86°14'36" East, crossing a remaining portion of the 189.01 acre tract, coincident with said south line of the proposed 100-foot wide Electric Easement, a distance of 159.72 feet to a 1/2" rebar with a "CEC" plastic cap set, the **POINT OF BEGINNING**, the north corner of this easement;

THENCE South 86°14'36" East, continuing across a remaining portion of the 189.01 acre tract, coincident with the south line of the proposed 100-foot wide Electric Easement, a distance of 107.21 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of a remaining portion of the 189.01 acre tract and Tract No. 2, called 17.417 acres of land described in Volume 6723, Page 363, Official Public Records of Real Property, Bexar County, Texas, the east corner of this easement;

THENCE South 24°53'13" West, coincident with said common line, passing at a distance of 60.78 feet, a point of curvature in the common line of a remaining portion of the 189.01 acre tract and said 17.417 acre tract, continuing into a remaining portion of the 189.01 acre tract a total distance of 319.33 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement;

THENCE North 65°06'47" West, continuing across a remaining portion of the 189.01 acre tract, a distance of 100.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the west corner of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

Exhibit A - 31

October 1, 2018
Job No.: S0547625
Tract 17-TCE
Page 2 of 3

THENCE North 24°53'13" East, continuing across a remaining portion of the 189.01 acre tract, a distance of 280.68 feet to the **POINT OF BEGINNING**, containing 0.689 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963



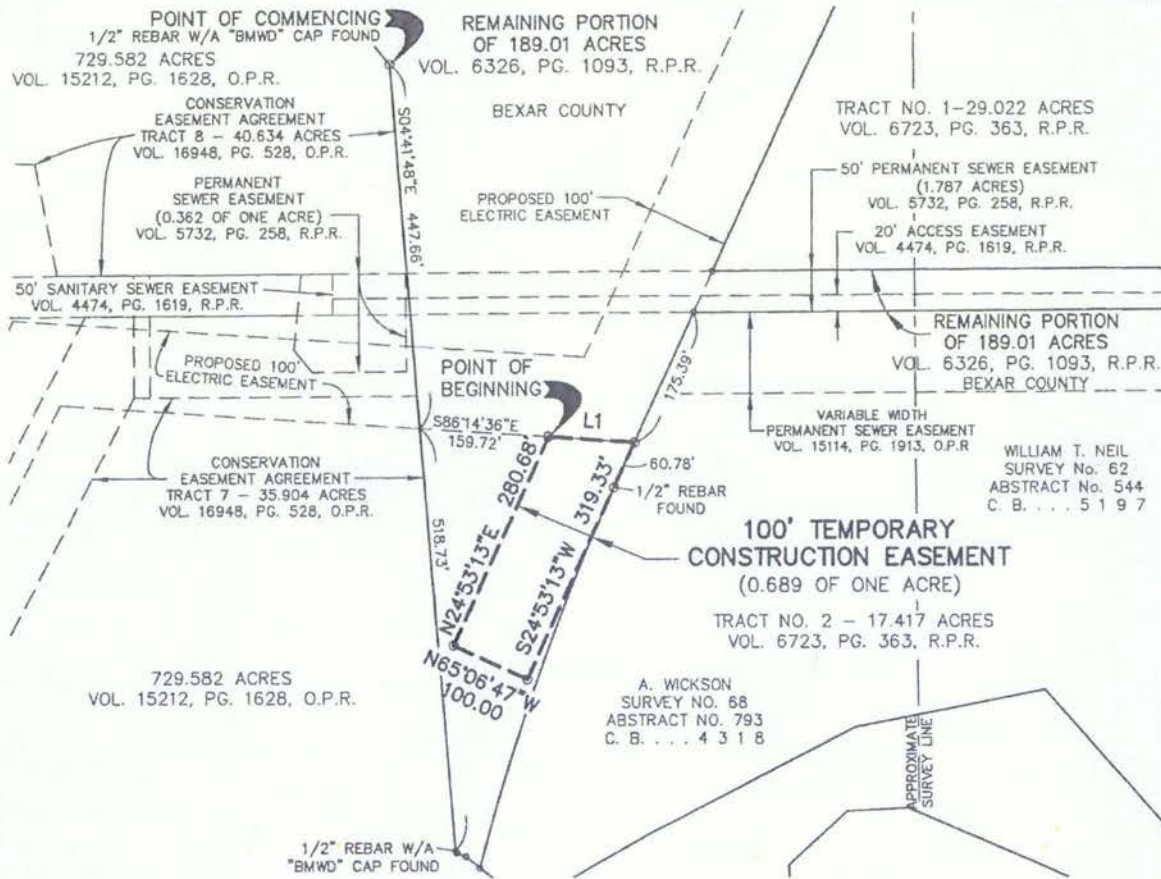
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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM

Exhibit A - 31

TRACT 17



LINE TABLE		
LINE	BEARING	LENGTH
L1	S86°14'36\"E	107.21'

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED OCTOBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'



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 Email: cec@cec-texas.com
 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A 100' WIDE TEMPORARY CONSTRUCTION EASEMENT,
 0.689 OF ONE ACRE OF LAND OUT OF A
 REMAINING PORTION OF 189.01 ACRE TRACT OF LAND,
 COUNTY BLOCK (C.B.) 4318,
 BEXAR COUNTY, TEXAS

DATE	10/01/18
JOB NUMBER	S0547325
SHEET	3
OF	3



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24 2018
Job No.: S0547625
Tract 18
Page 1 of 4

Exhibit A - 32

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (1.955 ACRES OF LAND)

Being a Variable Width Electric Easement, 1.955 acres of land in County Block (C.B.) 5197, Bexar County, Texas, being partially out of Lot 1, Block 1, Cagnon Road Detention Facility Unit-1, recorded in Volume 9542, Page 16, Deed and Plat Records, Bexar County, Texas, and partially out of a remaining portion of a called 400 acre tract of land described in Volume 6053, Page 898, Official Public Records of Real Property, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set at the intersection of the west right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.) and the north right-of-way line of Ponder Road (R.O.W.-40') described in Volume 1587, Page 35, Deed Records, Bexar County, Texas, the **POINT OF BEGINNING**, the southeast corner of said remaining portion of the 400 acre tract, the southeast corner of this easement;

THENCE South 89°58'57" West, departing said west right-of-way line of Cagnon Road, coincident with the common line of a remaining portion of the 400 acre tract and said north right-of-way line of Ponder Road, a distance of 70.24 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

THENCE North 00°12'34" West, departing the north right-of-way line of Ponder Road, crossing a remaining portion of the 400 acre tract, passing at a distance of 4.08 feet, the common line of a remaining portion of the 400 acre tract and the aforementioned Lot 1, continuing a total distance of 556.80 feet to a 1/2" rebar with a "CEC" plastic cap set in said Lot 1, an angle point of this easement;

THENCE North 00°14'53" West, continuing across Lot 1, a distance of 771.57 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of Lot 1 and a called 71.72 acre tract of land described in Volume 6115, Page 1925, Official Public Records of Real Property, Bexar County, Texas, the northwest corner of this easement;

THENCE North 89°48'21" East, coincident with said common line, a distance of 60.00 feet to a 1/2" rebar with a "CEC" plastic cap set on the aforementioned west right-of-way line of Cagnon Road, the common corner of Lot 1 and said 71.72 acre tract, the northeast corner of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 32

September 24 2018
Job No.: S0547625
Tract 18
Page 2 of 4

THENCE coincident with the common line of Lot 1 and said west right-of-way line of Cagnon Road, the following courses:

South $00^{\circ}14'53''$ East, a distance of 771.51 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $12^{\circ}51'41''$ East, a distance of 46.73 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South $00^{\circ}12'35''$ East, passing at a distance of 507.40 feet, the common corner of Lot 1 and the aforementioned remaining portion of the 400 acre tract, and continuing a total distance of 511.48 feet to the **POINT OF BEGINNING**, containing 1.955 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963
STATE OF TEXAS
REGISTERED
SURVEYOR

X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 18 BEXAR COUNTY.docx

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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM

MATCH LINE - SHEET 4

Exhibit A - 32

WILLIAM T. NEIL
SURVEY NO. 62
ABSTRACT NO. 544
C. B. . . . 5 1 9 7

LOT 1, BLOCK 1,
CAGNON ROAD DETENTION
FACILITY UNIT-1
VOL. 9542, PG. 16, D.P.R.

BEXAR COUNTY

25' SANITARY SEWER EASEMENT
VOL. 5924, PG. 1709, R.P.R.

VARIABLE WIDTH
ELECTRIC EASEMENT
(1.955 ACRES)

REMAINING PORTION
OF 400 ACRES
VOL. 6053, PG. 898, R.P.R.
BEXAR COUNTY

10' WATERLINE UTILITY EASEMENT
VOL. 7219, PG. 171, R.P.R.
VOL. 7178, PG. 277, R.P.R.

60' UTILITY EASEMENT
(5.913 ACRES)
VOL. 6053, PG. 898, R.P.R.

20' BUILDING SETBACK LINE
VOL. 9542, PG. 16, D.P.R.

14' GAS, ELECTRIC, TELEPHONE
& CABLE TV EASEMENT
VOL. 9542, PG. 16, D.P.R.

20' BUILDING SETBACK LINE
VOL. 9542, PG. 16, D.P.R.

1/2" REBAR FOUND

PONDER ROAD (R.O.W.-40')
VOL. 1587, PG. 35, D.R.

R.O.W. / S. LINE OF 400 ACRES

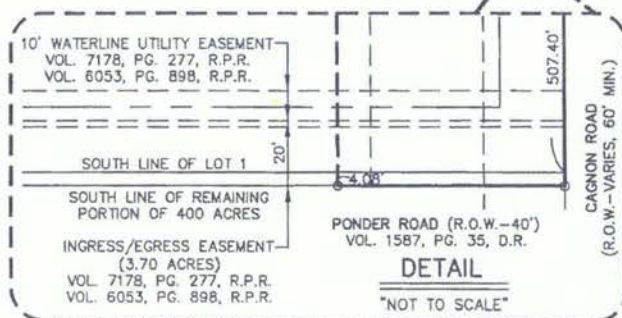
INGRESS/EGRESS EASEMENT
(3.70 ACRES)
VOL. 7178, PG. 277, R.P.R.
VOL. 6053, PG. 898, R.P.R.

REMAINING PORTION
OF 400 ACRES
VOL. 6053, PG. 898, R.P.R.
BEXAR COUNTY

INGRESS/EGRESS EASEMENT
(3.70 ACRES)
VOL. 7178, PG. 277, R.P.R.
VOL. 6053, PG. 898, R.P.R.

POINT OF BEGINNING

S89°58'57"W
70.24'



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'

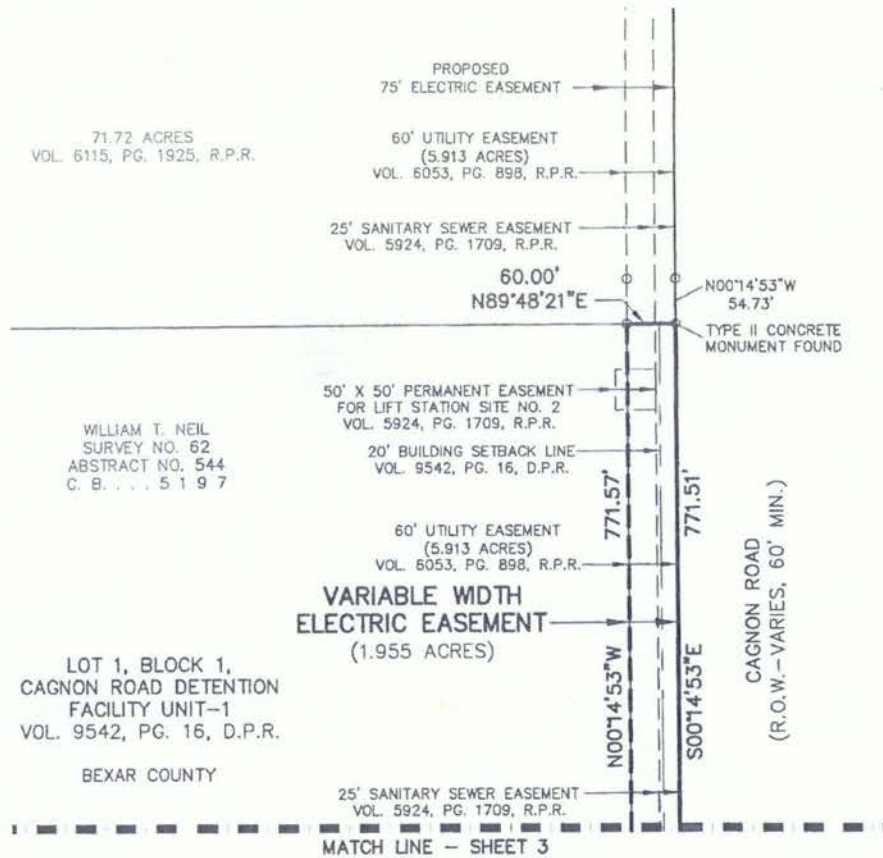


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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
1.955 ACRES OF LAND OUT OF LOT 1, BLOCK 1,
CAGNON ROAD DETENTION FACILITY UNIT-1 &
A REMAINING PORTION OF A 400 ACRE TRACT,
COUNTY BLOCK (C.B.) 5197,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	3
OF	4

Exhibit A - 32



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
1.955 ACRES OF LAND OUT OF LOT 1, BLOCK 1,
CAGNON ROAD DETENTION FACILITY UNIT-1 &
A REMAINING PORTION OF A 400 ACRE TRACT,
COUNTY BLOCK (C.B.) 5197,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	4
OF	4



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 19
Page 1 of 4

Exhibit A - 33

DESCRIPTION OF A 60-FOOT WIDE ELECTRIC EASEMENT (1.683 ACRES OF LAND)

Being a 60-foot wide Electric Easement, 1.683 acres of land in County Block (C.B.) 5197, Bexar County, Texas, being out of a called 71.72 acre tract of land described in Volume 6115, Page 1925, Official Public Records of Real Property, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "CEC" plastic cap set on the common line of said 71.72 acre tract and the west right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.), the **POINT OF BEGINNING**, the northeast corner of this easement, from which the common corner of the 71.72 acre tract and Lot 1, Block 112, Bexar County N.W. Service Center, recorded in Volume 9566, Page 224, Deed and Plat Records, Bexar County, Texas, bears North 00°19'28" West, a distance of 145.09 feet;

THENCE South 00°19'28" East, coincident with said common line, a distance of 1200.18 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 00°14'53" East, continuing coincident with the common line, a distance of 54.73 feet to a Type II concrete monument found, the common corner of the 71.72 acre tract and Lot 1, Block 1, shown on the subdivision plat of Cagnon Road Detention Facility Unit-1, recorded in Volume 9542, Page 16, Deed and Plat Records, Bexar County, Texas, the southeast corner of this easement;

THENCE South 89°48'21" West, departing the west right-of-way line of Cagnon Road, coincident with the common line of the 71.72 acre tract and said Lot 1, Block 1, a distance of 60.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the southwest corner of this easement;

THENCE crossing the 71.72 acre tract, the following courses:

North 00°14'53" West, a distance of 54.63 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

North 00°19'28" West, a distance of 1133.89 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC

September 24, 2018
Job No.: S0547625
Tract 19
Page 2 of 4

Exhibit A - 33

North $41^{\circ}50'31''$ East, a distance of 89.38 feet to the **POINT OF BEGINNING**, containing 1.683 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, RPLS No. 4963

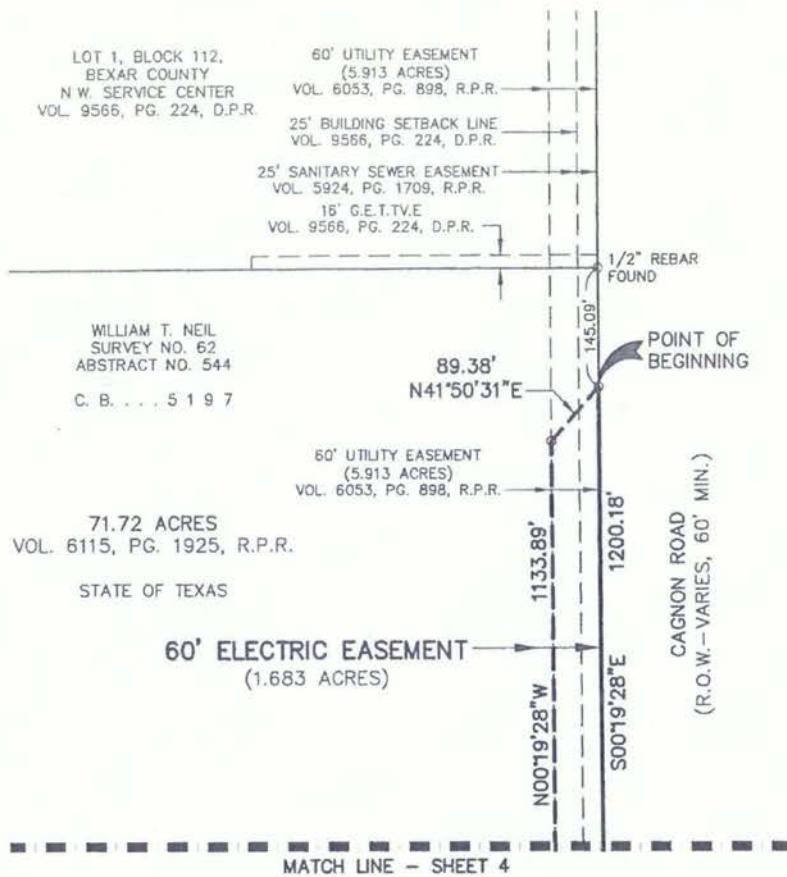


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Exhibit A - 33



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

SCALE: 1" = 200'



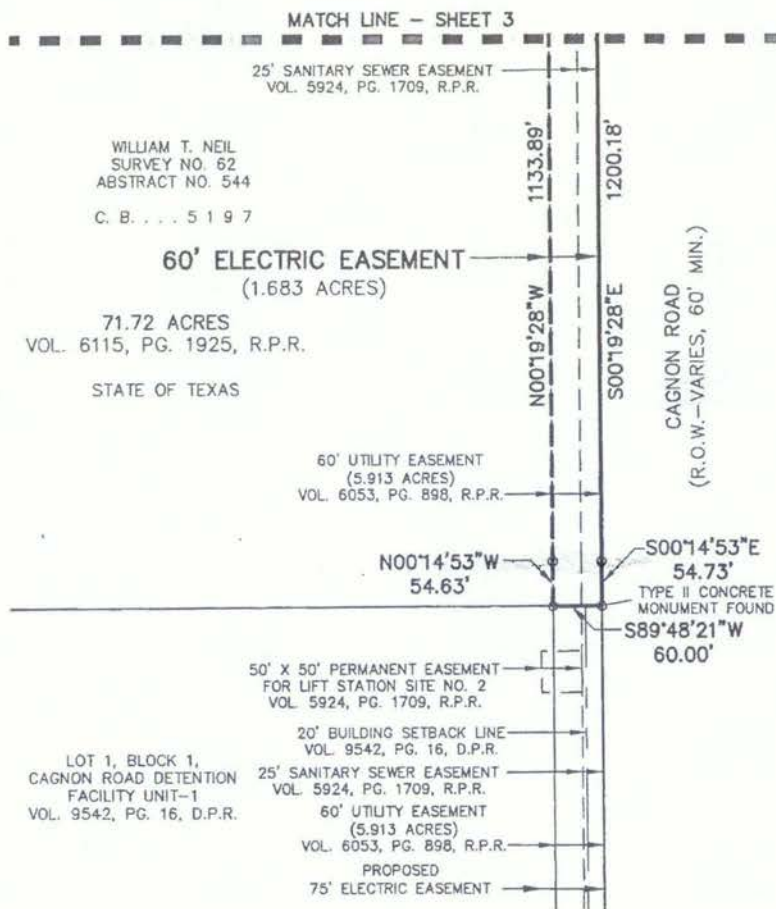
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 F) 210.641.6440
 Email: cec@cectexas.com
 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF
 A 60' WIDE ELECTRIC EASEMENT,
 1.683 ACRES OF LAND OUT OF
 A 71.72 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 5197,
 BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	3
OF	4

Exhibit A - 33



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER __, 2018.
4. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



SCALE: 1" = 200'

	CIVIL ENGINEERING CONSULTANTS DON DURDEN, INC. 11550 I.H. 10 WEST, SUITE 395 SAN ANTONIO, TEXAS 78230 P) 210.641.9999 F) 210.641.6440 Email: cec@cectexas.com Engineering No.: F-2214 Surveying No.: 100410-00	EXHIBIT OF A 60' WIDE ELECTRIC EASEMENT, 1.683 ACRES OF LAND OUT OF A 71.72 ACRE TRACT OF LAND	DATE 9/24/18 JOB NUMBER S0547325
	COUNTY BLOCK (C.B.) 5197, BEXAR COUNTY, TEXAS	SHEET 4 OF 4	



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 34

October 1, 2018
Job No.: S0547625
Tract 19-TCE
Page 1 of 3

**DESCRIPTION OF
2-TEMPORARY CONSTRUCTION EASEMENTS
(TOTALING 0.763 OF ONE ACRE OF LAND)**

Being 2-Temporary Construction Easements totaling 0.763 of one acre of land in County Block (C.B.) 5197, Bexar County, Texas, Part I being 60-foot wide, 0.246 of one acre of land and Part II being 75-foot wide, 0.517 of one acre of land, being out of a called 71.72 acre tract of land described in Volume 6115, Page 1925, Official Public Records of Real Property, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, and being more particularly described by metes and bounds as follows:

PART I: 60-FOOT WIDE, 0.246 OF ONE ACRE

BEGINNING at a 1/2" rebar found on the west right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.), the common corner of said 71.72 acre tract and Lot 1, Block 112, Bexar County N.W. Service Center, recorded in Volume 9566, Page 224, Deed and Plat Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northeast corner of this easement;

THENCE South 00°19'28" East, coincident with the common line of the 71.72 acre tract and said west right-of-way line of Cagnon Road, a distance of 145.09 feet to a 1/2" rebar with a "CEC" plastic cap set on the northwest line of a proposed 60-foot wide Electric Easement, an angle point of this easement;

THENCE South 41°50'31" West, departing the west right-of-way line of Cagnon Road, crossing the 71.72 acre tract, coincident with said northwest line of the proposed 60-foot wide Electric Easement, a distance of 89.38 feet to a 1/2" rebar with a "CEC" plastic cap set, the northwest corner of the proposed Electric Easement, the southwest corner of this easement;

THENCE North 00°19'28" West, departing the northwest line of the proposed Electric Easement, continuing across the 71.72 acre tract, a distance of 211.47 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 71.72 acre tract and the aforementioned Lot 1, the northwest corner of this easement;

THENCE North 89°48'13" East, coincident with said common line, a distance of 60.00 feet to the **POINT OF BEGINNING**, containing 0.246 of one acre of land, more or less.

PART II: 75-FOOT WIDE, 0.517 OF ONE ACRE

COMMENCING at a 1/2" rebar found on the west right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.), the common corner of said 71.72 acre tract and Lot 1, Block 112, Bexar County N.W. Service Center, recorded in Volume 9566, Page 224, Deed and Plat Records, Bexar County, Texas; thence South 00°19'28" East, coincident with the west right-of-way line of Cagnon Road, a distance of 145.09 feet; thence South 41°50'31" West, departing the west right-of-way line of

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CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

October 1, 2018
Job No.: S0547625
Tract 19-TCE
Page 2 of 3

Exhibit A - 34

Cagnon Road, crossing the 71.72 acre tract, a distance of 89.38 feet to a 1/2" rebar with a "CEC" plastic cap set in the 71.72 acre tract, the **POINT OF BEGINNING**, the north corner of this easement;

THENCE continuing across the 71.72 acre tract, the following courses:

South 00°19'28" East, a distance of 111.73 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

South 41°50'31" West, a distance of 258.39 feet to a 1/2" rebar with a "CEC" plastic cap set, the south corner of this easement;

North 48°09'29" West, a distance of 75.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the west corner of this easement;

North 41°50'31" East, a distance of 341.41 feet to the **POINT OF BEGINNING**, containing 0.517 of one acre of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.



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Exhibit A - 34

LOT 1, BLOCK 112,
BEXAR COUNTY
N.W. SERVICE CENTER
VOL. 9566, PG. 224, D.P.R.

60' UTILITY EASEMENT
(5.913 ACRES)
VOL. 6053, PG. 898, R.P.R.

25' BUILDING SETBACK LINE
VOL. 9566, PG. 224, D.P.R.

25' SANITARY SEWER EASEMENT
VOL. 5924, PG. 1709, R.P.R.

16' G.E.T.V.E
VOL. 9566, PG. 224, D.P.R.

POINT OF BEGINNING (PART I)
POINT OF COMMENCING (PART II)
1/2" REBAR FOUND

60' WIDE TEMPORARY CONSTRUCTION EASEMENT
(PART I—0.246 OF ONE ACRE)

75' WIDE TEMPORARY CONSTRUCTION EASEMENT
(PART II—0.517 OF ONE ACRE)

71.72 ACRES
VOL. 6115, PG. 1925, R.P.R.

STATE OF TEXAS

WILLIAM T. NEIL
SURVEY NO. 62
ABSTRACT NO. 544

C. B. . . . 5 1 9 7

60' UTILITY EASEMENT
(5.913 ACRES)
VOL. 6053, PG. 898, R.P.R.

25' SANITARY SEWER EASEMENT
VOL. 5924, PG. 1709, R.P.R.

PROPOSED 60' ELECTRIC EASEMENT

CAGNON ROAD
(R.O.W.—VARIES, 60' MIN.)

SCALE: 1" = 200'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S41°50'31"W	89.38'
L2	N00°19'28"W	211.47'
L3	N89°48'13"E	60.00'
L4	S00°19'28"E	111.73'
L5	N48°09'29"W	75.00'

EASEMENT ACREAGE SUMMARY	
PART I	0.246 OF ONE ACRE
PART II	0.517 OF ONE ACRE
TOTAL	0.763 OF ONE ACRE

NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED OCTOBER __, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800 101-CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018. ADDITIONAL RESEARCH PROVIDED BY MORGAN/BROOKS RESOURCES, INC.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS



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Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
(2) TEMPORARY CONSTRUCTION EASEMENTS
TOTALING 0.763 OF ONE ACRE OF LAND,
OUT OF A 71.72 ACRE TRACT OF LAND

COUNTY BLOCK (C.B.) 5197,
BEXAR COUNTY, TEXAS

DATE
10/01/18
JOB NUMBER
S0547325
SHEET
3
OF
3



VIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

Exhibit A - 35

September 24, 2018
Job No.: S0547625
Tract 20
Page 1 of 2

**DESCRIPTION OF
A 75-FOOT WIDE ELECTRIC EASEMENT
(0.812 OF ONE ACRE OF LAND)**

Being a 75-foot wide Electric Easement, 0.812 of one acre of land in County Block (C.B.) 5197, Bexar County, Texas, being out of the remainder of a called 70.63 acre tract of land described in Volume 5366, Page 1129, Official Public Records of Real Property, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "Pape-Dawson" cap found on the east right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.), the common corner of said remaining portion of the 70.63 acre tract and Tract No. 2, called 22.80 acres of land, described in Volume 11221, Page 859, Official Public Records, Bexar County, Texas, the **POINT OF BEGINNING**, the northwest corner of this easement;

THENCE North 89°38'24" East, departing said east right-of-way line of Cagnon Road, coincident with the common line the remaining portion of the 70.63 acre tract and said 22.80 acre tract, a distance of 75.00 feet to a 1/2" rebar with a "CEC" plastic cap set, the northeast corner of this easement;

THENCE South 00°20'06" East, crossing the remaining portion of the 70.63 acre tract, a distance of 430.44 feet to a 1/2" rebar with a "CEC" plastic cap set, an angle point of this easement;

THENCE South 41°50'31" West, continuing across the remaining portion of the 70.63 acre tract, a distance of 111.70 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the remaining portion of the 70.63 acre tract and the aforementioned east right-of-way line of Cagnon Road, the southwest corner of this easement, from which the west end of the cutback line from the north right-of-way line of F.M. 143 bears, South 00°20'06" East, 402.46 feet, South 00°39'22" East, 253.00 feet and South 00°20'02" East, 200.37 feet;

THENCE North 00°20'06" West, coincident with said common line, a distance of 513.18 feet to the **POINT OF BEGINNING**, containing 0.812 of one acre of land, more or less.

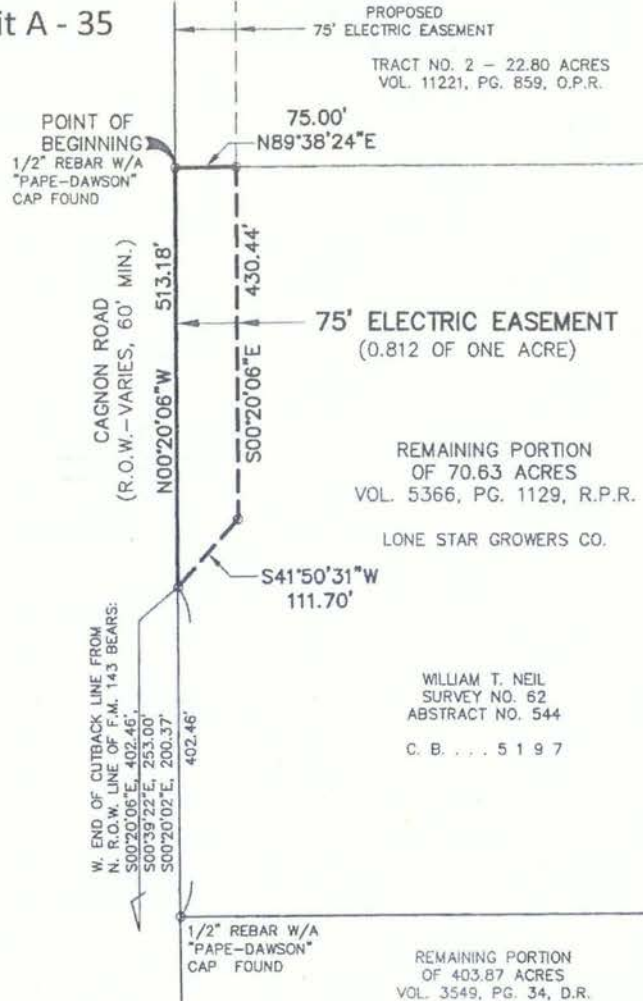
The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson
Professional Land Surveyor
RPLS No. 4963
STATE OF TEXAS
REG. SURVEYOR

X:\data\survey\Proj_2017\S0547625_CPS_ROW-Shepherd_Subst-Trans\field notes\TRACT 20 LONE STAR GROWERS

LAREDO · SAN ANTONIO · BRYAN/COLLEGE STATION

Exhibit A - 35



PROPOSED
75' ELECTRIC EASEMENT
TRACT NO. 2 - 22.80 ACRES
VOL. 11221, PG. 859, O.P.R.

75' ELECTRIC EASEMENT
(0.812 OF ONE ACRE)

REMAINING PORTION
OF 70.63 ACRES
VOL. 5366, PG. 1129, R.P.R.

LONE STAR GROWERS CO.

WILLIAM T. NEIL
SURVEY NO. 62
ABSTRACT NO. 544
C. B. . . . 5 1 9 7

REMAINING PORTION
OF 403.87 ACRES
VOL. 3549, PG. 34, D.R.



NOTES:

1. A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
2. THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
3. FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
4. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800113 -CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018.
5. THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
6. D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Declaration for Electrical Service recorded in Volume 4393, Page 1352, Real Property Records of Bexar County, Texas; Not survey related, thus not addressed.
 - h. Easement and Right-of-Way given to the City of San Antonio for Electrical Transmission and Distribution Lines recorded in Volume 2419, Page 235 and Volume 286, Deed Records of Bexar County, Texas; Easement affects east line of subject tract, thus not shown.
 - i. Electric Line Right-of-Way Agreement recorded in Volume 7755, Page 547, Real Property Records of Bexar County, Texas; Does not affect subject tract, thus not shown.

CEC
 CIVIL ENGINEERING CONSULTANTS
 DON DURDEN, INC.
 11550 I.H. 10 WEST, SUITE 395
 SAN ANTONIO, TEXAS 78230
 P) 210.641.9999
 F) 210.641.6440
 Email: cec@cectexas.com
 Engineering No.: F-2214
 Surveying No.: 100410-00

EXHIBIT OF A 75' WIDE ELECTRIC EASEMENT, 0.812 OF ONE ACRE OF LAND OUT OF A REMAINING PORTION OF 70.63 ACRES OF LAND	DATE 9/24/18
	JOB NUMBER S0547325
COUNTY BLOCK (C.B.) 5197, BEXAR COUNTY, TEXAS	SHEET 2
	OF 2



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

September 24, 2018
Job No.: S0547625
Tract 21
Page 1 of 3

Exhibit A - 36

DESCRIPTION OF A VARIABLE WIDTH ELECTRIC EASEMENT (2.812 ACRES OF LAND)

Being a Variable Width Electric Easement, 2.812 acres of land in County Block (C.B.) 5197, Bexar County, Texas, being out of Tract No. 2, called 22.80 acres of land described in Volume 11221, Page 859, Official Public Records, Bexar County, Texas, also being out of the William T. Neil Survey No. 62, Abstract No. 544, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" rebar with a "Pape-Dawson" cap found on the east right-of-way line of Cagnon Road (R.O.W.-Varies, 60' min.), the common corner of said 22.80 acre tract and the remaining portion of a called 70.63 acre tract of land described in Volume 5366, Page 1129, Official Public Records of Real Property, Bexar County, Texas, the **POINT OF BEGINNING**, the southwest corner of this easement, from which the west end of the cutback line from the north right-of-way line of F.M. 143 bears South 00°20'06" East, 915.64 feet, South 00°39'22" East, 253.00 feet and South 00°20'02" East, 200.37 feet;

THENCE North 00°20'06" West, coincident with the common line of the 22.80 acre tract and said east right-of-way line of Cagnon Road, a distance of 919.89 feet to a 1/2" rebar with a "CEC" plastic cap set, the common corner of the 22.80 acre tract and a remaining portion of a 9.946 acre tract of land described in Volume 15414, Page 1147 and Volume 6233, Page 522, both in the Official Public Records of Real Property, Bexar County, Texas, the northwest corner of this easement;

THENCE North 89°39'02" East, departing the east right-of-way line of Cagnon Road, coincident with the common line of the 22.80 acre tract and said remaining portion of the 9.946 acre tract, a distance of 572.97 feet to a 1/2" rebar with a "CEC" plastic cap set on the southwest line of a 135-foot wide Electric Easement and Right-of-Way described in Volume 5785, Page 286, Official Public Records of Real Property, Bexar County, Texas, the northeast corner of this easement, from which a 1/2" rebar found bears North 89°39'02" East, a distance of 167.46 feet;

THENCE crossing the 22.80 acre tract, the following courses:

South 36°48'36" East, coincident with said southwest line of the 135-foot wide Electric Easement and Right-of-Way, a distance of 124.34 feet to a 1/2" rebar with a "CEC" plastic cap set, the east corner of this easement;

South 89°39'02" West, a distance of 571.88 feet to a 1/2" rebar with a "CEC" plastic cap set, a reentrant corner of this easement;

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DON DURDEN, INC.

September 24, 2018

Job No.: S0547625

Tract 21

Page 2 of 3

Exhibit A - 36

South $00^{\circ}20'06''$ East, a distance of 819.87 feet to a 1/2" rebar with a "CEC" plastic cap set on the common line of the 22.80 acre tract and the aforementioned remaining portion of the 70.63 acre tract, a southwest corner of this easement;

THENCE South $89^{\circ}38'24''$ West, coincident with said common line, a distance of 75.00 feet to the **POINT OF BEGINNING**, containing 2.812 acres of land, more or less.

The basis of bearing recited herein is the Texas State Plane Coordinate System, South Central Zone (NAD83). This description was prepared from a survey made on the ground by employees of Civil Engineering Consultants (CEC). There is an exhibit plat with like job number and date.

Dion P. Albertson
Dion P. Albertson, R.L.S. No. 4863

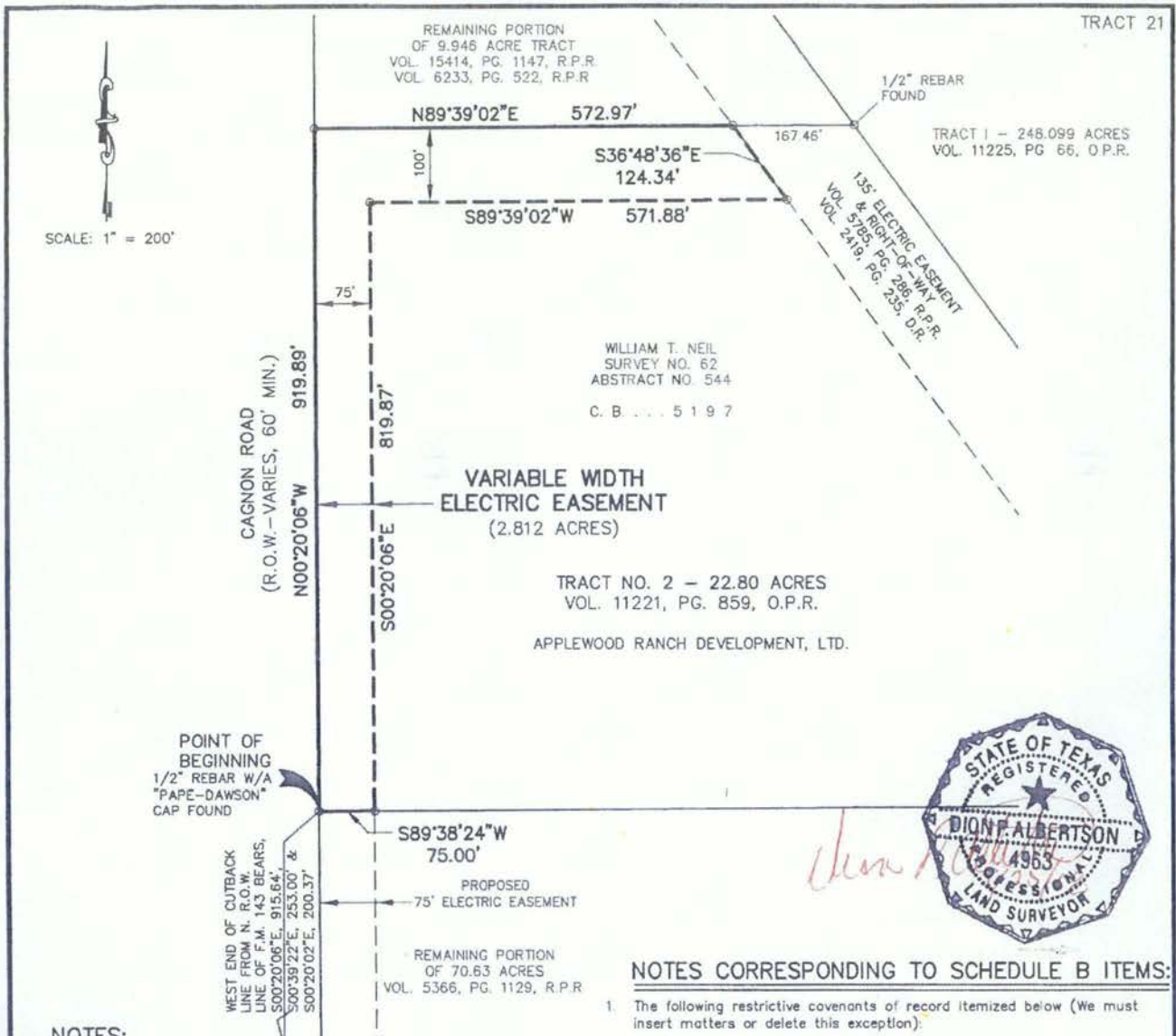


X:\data\survey\proj_2017\S0547625_CPS_ROW_Shepherd_Subst-Trans\field notes\Tract 21 APPLEWOOD RANCH DEVELOPMENT LTD.dwg

LAREDO · SAN ANTONIO · BRYAN/COLLEGE STATION

11550 I.H. 10 WEST, SUITE 395 | SAN ANTONIO, TEXAS 78230-1037 | (210) 641-9999 | FAX: (210) 641-6440
TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEY 10041000 | WWW.CECTEXAS.COM

Exhibit A - 36



NOTES:

- A 1/2" REBAR WITH A "CEC" PLASTIC CAP WAS SET AT EACH EASEMENT CORNER, UNLESS NOTED OTHERWISE.
- THE BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
- FIELD SURVEY COMPLETED SEPTEMBER ____, 2018.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SOME INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS GAINED FROM THE TITLE COMMITMENT PREPARED BY ALAMO TITLE INSURANCE, G.F. NO. SAT-41-4000411800113 -CF, WITH AN EFFECTIVE DATE OF JANUARY 17, 2018.
- THERE IS A METES AND BOUNDS DESCRIPTION WITH LIKE JOB NUMBER AND DATE.
- D.P.R. DENOTES DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R. DENOTES OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
R.P.R. DENOTES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, BEXAR COUNTY, TEXAS

NOTES CORRESPONDING TO SCHEDULE B ITEMS:

- The following restrictive covenants of record itemized below (We must insert matters or delete this exception):
Volume 13605, Page 85, Volume 14966, Page 1082, Real Property Records, Bexar County, Texas; Affects subject.
- The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception):
 - g. Declaration for Electrical Service recorded in Volume 4393, Page 1352, Real Property Records of Bexar County, Texas; Not survey related, thus not addressed.
 - h. Easement and Right-of-Way given to the City of San Antonio for Electrical Transmission and Distribution Lines recorded in Volume 2419, Page 235 and Volume 286, Deed Records of Bexar County, Texas; Affects subject tract, as shown hereon.
 - i. Easement for Highway Purposes recorded in Volume 5057, Page 511, Deed Records, Bexar County, Texas; Does not affect subject tract, thus not shown.
 - l. Electric Line Right-of-Way Agreement recorded in Volume 7755, Page 547, Real Property Records of Bexar County, Texas; Does not affect subject tract, thus not shown.

CEC

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Email: cec@cectexas.com
Engineering No.: F-2214
Surveying No.: 100410-00

EXHIBIT OF
A VARIABLE WIDTH ELECTRIC EASEMENT,
2.812 ACRES OF LAND OUT OF
A 22.80 ACRE TRACT OF LAND,
COUNTY BLOCK (C.B.) 5197,
BEXAR COUNTY, TEXAS

DATE	9/24/18
JOB NUMBER	S0547325
SHEET	3
OF	3