

**EXHIBIT "A"**

**3.60 ACRES**

**LEGAL DESCRIPTION**

BEING A TRACT OF LAND CONTAINING 3.60 ACRES, MORE OR LESS, OUT OF A 21.27 ACRE TRACT OF LAND, SITUATED ABOUT 15.8 MILES N 34° W OF SAN ANTONIO IN BEXAR COUNTY, TEXAS OUT OF SURVEY NO. 24 ¾, ABSTRACT NO. 521, CB 4710, JACOB METZLER, ORIGINAL GRANTEE, SAID 21.27 ACRE TRACT BEING ALL OF A 5.128 ACRE TRACT CONVEYED FROM WALTER BRADLEY GERLACH, ET AL TO WALTER BRADLEY GERLACH, ET AL BY DEED DATED SEPTEMBER 22, 2004 AND RECORDED IN VOLUME 11430, PAGE 1927 OF THE REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS, AND PART OF A 57.6957 ACRE TRACT CONVEYED FROM WALTER BRADLEY GERLACH, ET AL TO WALTER BRADLEY GERLACH, ET AL BY DEED DATED SEPTEMBER 22, 2004 AND RECORDED IN VOLUME 11430, PAGE 1930 OF SAID REAL PROPERTY RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** at a ½" iron rod found on the northwest corner of said 21.27-acre tract also being on the southeasterly Right-of-Way of Babcock, (Variable Width Right-of-Way);

**THENCE** N 65°37'26" W, 428.83 feet, to a ½" iron rod found at the northwest corner of the 3.60-acre tract of land, also being the **POINT OF BEGINNING**;

**BEGINNING** at a ½" iron rod found for the northwest corner of said 3.60-acre tract of land;

**THENCE** S 16°41'57" W, 511.95 feet, to a ½ iron rod set for the southwest corner of said 3.60-acre tract;

**THENCE** S 63°38'59" E, 113.79 feet, along the centerline of a 20' Sanitary Sewer easement, recorded in Volume 5146, Page 194, Official Public Records, Bexar County, Texas to a ½ iron rod set for an interior corner of said 3.60-acre tract;

**THENCE** S 68°05'42" E, 100.37 feet, along the centerline of a 20' Sanitary Sewer easement, recorded in Volume 5146, Page 194, Official Public Records, Bexar County, Texas to a ½ iron rod set for the southeast corner of said 3.60-acre tract;

**THENCE** N 44°20'14" E, 420.99 feet, along the westerly line of Babcock Peak Properties Inc., 36.278 acres, recorded in Volume 16750, Page 2230, Official Public Records, Bexar County, Texas to a ½ iron rod set for the northeast corner of said 3.60-acre tract;

**THENCE** following a curve to the left, with a chord bearing of N 49°12'43" W, a chord distance of 394.26 feet, a radius of 721.56 feet, an arc distance of 399.34 feet, and delta of 31°42'35" to a ½ iron rod set at an interior corner on the southeasterly line of said Babcock Road;

**THENCE** N 55°37'26" W, 47.91 feet, to a ½ iron rod set for the northwest corner, also being the **POINT OF BEGINNING**, containing 3.60 acres of land, more or less.

Corresponding plat prepared. (Job # 6009)

I, Enrique C. Elizondo, a Registered Professional Land Surveyor do hereby certify this legal description and plat represents an actual survey made on the ground under my supervision and substantially complies with the minimum standards for land surveying in Texas as set forth by the Texas Board of Professional Land Surveying and that there are no encroachments or visible easements, to the best of my knowledge and belief, except as shown herein.



A handwritten signature in blue ink that reads "Enrique C. Elizondo".

Enrique C. Elizondo  
Registered Professional Land Surveyor No. 6386

Date: July 2, 2018

Elizondo & Associates – Land Surveying & Mapping, LLC.  
11153 Westwood Loop, Suite 120  
San Antonio, Texas 78253  
(210) 375-4128  
Texas Firm No. 10193864