

LOCATION MAP
NOT-TO-SCALE

LEGEND

DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VOL	VOLUME
GETCTV	GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION	PG	PAGE(S)
NCB	NEW CITY BLOCK	ROW	RIGHT-OF-WAY
OPR	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS	FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE)	FOUND 1/2" IRON ROD (PD)
---	EXISTING CONTOURS	---	SET 1/2" IRON ROD (PD)
---	PROPOSED CONTOURS		
---	EFFECTIVE (EXISTING) FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN		
---	1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS FLOODPLAIN		
---	ORIGINAL SURVEY/COUNTY LINE		

SAWS HIGH PRESSURE NOTE:

A PORTION OF THE TRACT IS BELOW GROUND ELEVATION OF 1215 FEET WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH LOCATIONS, THE DEVELOPER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE CUSTOMER'S SIDE OF THE METER, AN APPROVED TYPE PRESSURE REGULATOR IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO.

C.P.S. NOTES:

1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATING THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREOF. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

2. ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATIONS.

3. THIS PLAT DOES NOT AVOID, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

STATE OF TEXAS
COUNTY OF BEXAR

THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED ON PLAT LA CANTERA WEST RIDGE WHICH IS RECORDED IN VOLUME 9669, PAGE(S) 16-22, COUNTY PLAT AND DEED RECORDS.

I (WE), THE OWNER(S) OF THE PROPERTY SHOWN ON THIS REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS. I (WE) FURTHER CERTIFY THAT NO PORTION OF THIS REPLAT WAS LIMITED DURING THE PRECEDING FIVE (5) YEARS BY AN INTERIM OR PERMANENT ZONING DISTRICT TO RESIDENTIAL USE FOR NOT MORE THAN TWO (2) RESIDENTIAL UNITS PER LOT, OR THAT ANY LOT IN THE PRECEDING PLAT WAS LIMITED BY DEED RESTRICTIONS TO RESIDENTIAL USE FOR NOT MORE THAN TWO (2) RESIDENTIAL UNITS PER LOT.

OWNER/DEVELOPER:
US RELP WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY

BY: US REAL ESTATE LIMITED PARTNERSHIP,
A TEXAS LIMITED PARTNERSHIP,
ITS SOLE MEMBER

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION,
ITS GENERAL PARTNER
BRUCE C. PETERSEN, EXEC. MANAGING DIRECTOR

STATE OF TEXAS
COUNTY OF BEXAR

SWORN AND SUBSCRIBED BEFORE ME THIS 31st DAY OF March
A.D. 2017

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: _____
STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

REGISTERED PROFESSIONAL LAND SURVEYOR

WASTEWATER EDU NOTE:

THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.

DRAINAGE EASEMENT NOTE:

NO STRUCTURE, FENCES, WALLS OR OTHER OBSTRUCTIONS THAT IMPEDE DRAINAGE SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT. NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENT, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF TRANSPORTATION AND CAPITAL IMPROVEMENT (TCI). THE CITY OF SAN ANTONIO AND BEXAR COUNTY SHALL HAVE THE RIGHT TO INGRESS AND EGRESS OVER THE GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.

DETENTION NOTE:

1. STORM WATER DETENTION IS REQUIRED FOR THIS PROPERTY. BUILDING PERMITS FOR THIS PROPERTY SHALL BE ISSUED ONLY IN CONJUNCTION WITH NECESSARY STORM WATER DETENTION APPROVED BY THE CITY OF SAN ANTONIO. THE PROPERTY MAY BE ELIGIBLE TO POST A FEE IN LIEU OF DETENTION (FILO) IF OFFSITE DRAINAGE CONDITIONS ALLOW BUT ONLY WHEN APPROVED BY THE CITY OF SAN ANTONIO. MAINTENANCE OF ON-SITE STORM WATER DETENTION SHALL BE THE SOLE RESPONSIBILITY OF THE LOT OWNERS AND/OR PROPERTY OWNERS ASSOCIATION AND THEIR SUCCESSORS OR ASSIGNEES.

2. FEES IN LIEU OF DETENTION WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. FEES IN LIEU OF DETENTIONS FOR THE PORTION(S) OF THE PLATTED ACREAGE IS TO BE PAID PRIOR TO ISSUANCE OF BUILDING PERMIT(S) AND APPROVAL OF THE ADVERSE IMPACT ANALYSIS REPORT ASSOCIATED WITH THE BUILDING PERMIT(S).

3. THE MAINTENANCE OF THE DETENTION POND OR WATER QUALITY BASIN AND OUTLET STRUCTURE SHALL BE THE RESPONSIBILITY OF LOT OWNERS OR HOMEOWNERS' ASSOCIATION, AND THEIR SUCCESSORS OR ASSIGNEES AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO AND/OR BEXAR COUNTY.

TRANSPORTATION AND CAPITAL IMPROVEMENTS (TCI) STORM WATER: FINISHED FLOOR ELEVATIONS FOR STRUCTURES ON LOTS CONTAINING FLOODPLAIN OR ADJACENT TO THE FLOODPLAIN SHALL BE NO LESS THAN ONE FOOT ABOVE THE BASE FLOOD ELEVATION (BFE) OF THE REGULATORY FLOODPLAIN. NONRESIDENTIAL STRUCTURES SHALL BE ELEVATED OR FLOOD PROOFED TO NO LESS THAN ONE FOOT ABOVE THE BFE OF THE REGULATORY FLOODPLAIN.

SAWS NOTE:

THE SAN ANTONIO WATER SYSTEM IS HEREBY GRANTED THE RIGHT OF INGRESS AND EGRESS ACROSS GRANTOR'S ADJACENT PROPERTY TO ACCESS THE WATER AND WASTEWATER EASEMENTS SHOWN ON THIS PLAT

FIRE DEPARTMENT ACCESS EASEMENT NOTE:

INGRESS AND EGRESS SHALL BE PROVIDED BETWEEN ALL ADJACENT LOTS FOR ADEQUATE FIRE DEPARTMENT VEHICLE ACCESS PER THE CITY OF SAN ANTONIO FIRE CODE. THE CROSS ACCESS SHALL NOT BE BLOCKED NOR MAY THIS NOTE BE TAKEN OFF OF THE PLAT WITHOUT WRITTEN PERMISSION FROM THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES AND THE SAN ANTONIO FIRE DEPARTMENT FIRE MARSHAL.

MAINTENANCE NOTE:

THE MAINTENANCE OF ALL PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS, DRAINAGE EASEMENTS AND EASEMENTS OF ANY NATURE WITHIN LA CANTERA WEST RIDGE II (ENCLAVE) SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS' ASSOCIATION OR THEIR SUCCESSORS AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY.

IMPACT FEE NOTE:

WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR PRIOR TO THE WASTEWATER SERVICE CONNECTION.

AQUIFER NOTE:

THIS SUBDIVISION IS WITHIN THE EDWARDS AQUIFER RECHARGE ZONE. DEVELOPMENT WITHIN THIS SUBDIVISION IS SUBJECT TO CHAPTER 34, ARTICLE VI, DIVISION 6 OF THE SAN ANTONIO CITY CODE ENTITLED "AQUIFER RECHARGE ZONE AND WATER-SHED PROTECTION," OR LATEST REVISIONS THEREOF. ANY REGULATED ACTIVITY MUST COMPLY WITH ALL FEDERAL, STATE AND LOCAL REGULATIONS RELATING TO DEVELOPMENT WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.

SURVEYOR'S NOTES:

- PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.
- COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.
- DIMENSIONS SHOWN ARE SURFACE.
- BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

PRIVATE STREET DESIGNATION NOTE:

LOT 999, BLOCK 6, NCB 16604 IS A PRIVATE STREET AND IS DESIGNATED AS AN UNDERGROUND ELECTRIC, GAS, TELEPHONE CABLE TELEVISION, DRAINAGE, WATER, PEDESTRIAN, AND SANITARY SEWER EASEMENT.

LEGAL INSTRUMENT NOTE:

A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

TREE NOTE:

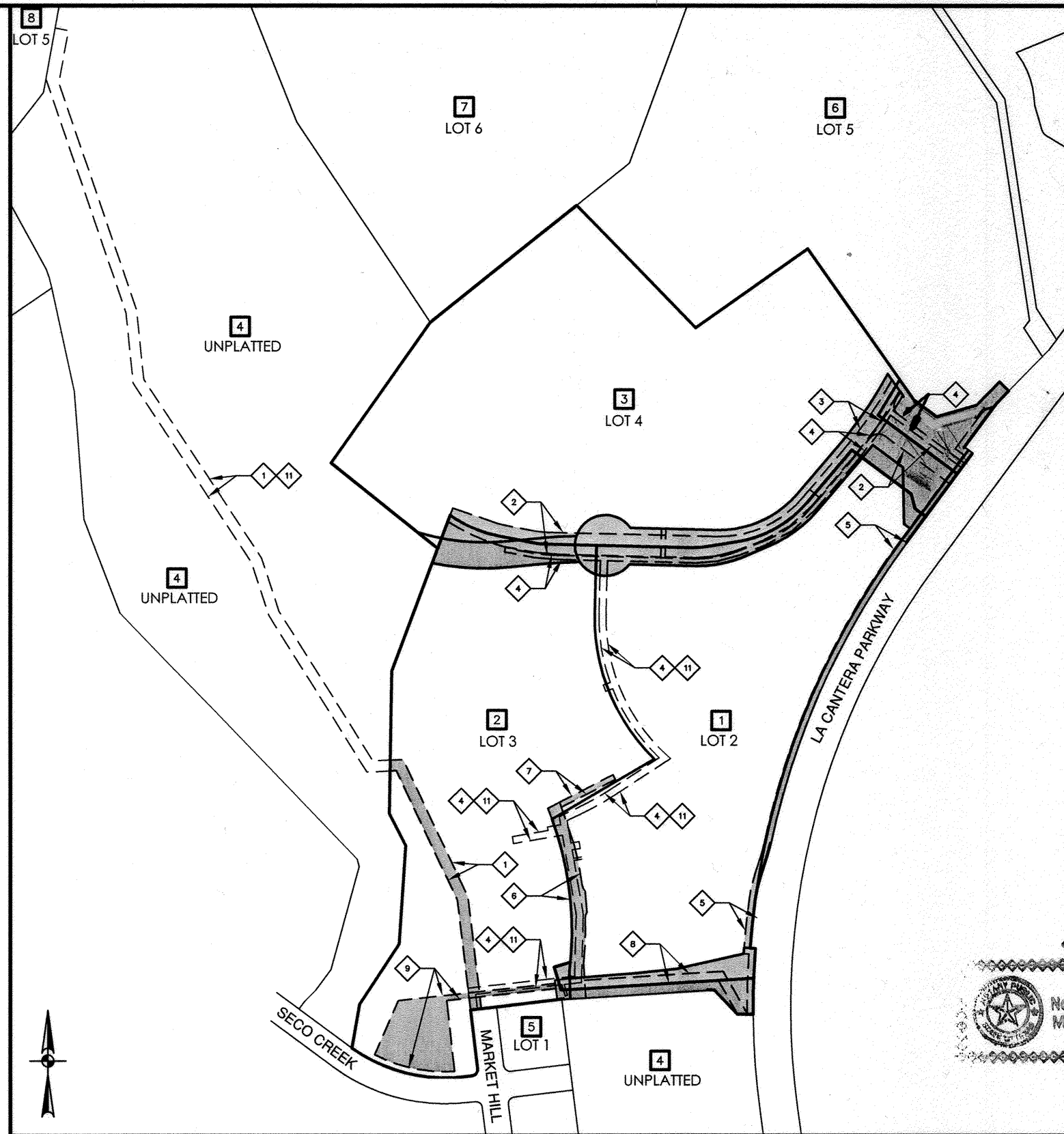
THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PERMIT (A/P# 1889590) WHICH REQUIRES COMPLIANCE BY THE DEVELOPER AND/OR BUILDER. THE MASTER TREE PERMIT IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE. PRIOR TO THE COMMENCEMENT OF ANY ACTIVITIES REQUIRING A TREE PERMIT, THE APPLICANT SHALL REQUEST A PRE-CONSTRUCTION MEETING WITH THE CITY ARBORIST TO REVIEW THE APPROVED TREE PRESERVATION PLAN AND PROCEDURES FOR PROTECTION AND MANAGEMENT OF PROTECTED SIGNIFICANT, HERITAGE OR MITIGATION TREES 35-477(b)(5).

- 25' INGRESS EGRESS EASEMENT (VOL 9528, PG 157, DPR)
- VARIABLE WIDTH INGRESS/EGRESS EASEMENT (VOL 9669, PGS 15-22, DPR)
- VARIABLE WIDTH INGRESS/EGRESS AND PRIVATE UTILITY EASEMENT (FOR THE BENEFIT OF LOTS 2,4-5) (VOL 9669, PGS 15-22, DPR)
- VARIABLE WIDTH PUBLIC WATER EASEMENT (VOL 9669, PGS 15-22, DPR)
- 14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9669, PGS 15-22, DPR)
- VARIABLE WIDTH PRIVATE SANITARY SEWER & DRAINAGE EASEMENT (FOR THE BENEFITS OF LOTS 2-4) (VOL 9669, PGS 15-22, DPR)
- 12' PRIVATE DRAINAGE EASEMENT (FOR THE BENEFIT OF LOT 3) (VOL 9669, PGS 15-22, DPR)
- 20' PRIVATE DRAINAGE EASEMENT (FOR THE BENEFIT OF LOTS 2-4) (VOL 9669, PGS 15-22, DPR)
- VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT (FOR THE BENEFIT OF LOTS 2-4) (VOL 9669, PGS 15-22, DPR)
- REMAINING 1.129 ACRE PORTION OF VARIABLE WIDTH PUBLIC WATER EASEMENT (VOL 9669, PGS 15-22, DPR)
- PORTION OF EASEMENTS TO REMAIN

- VARIABLE WIDTH CABLE TV & TELEPHONE EASEMENT
- LOT 2, BLOCK 6, NCB 16604 LA CANTERA WEST RIDGE (VOL 9669, PGS 15-22, DPR)
- LOT 3, BLOCK 6, NCB 16604 LA CANTERA WEST RIDGE (VOL 9669, PGS 15-22, DPR)
- LOT 4, BLOCK 6, NCB 16604 LA CANTERA WEST RIDGE (VOL 9669, PGS 15-22, DPR)
- UNPLATTED 45.758 ACRE TRACT, LA CANTERA DEVELOPMENT COMPANY (VOL 4735, PGS 911-919, OPR)
- LOT 1, BLOCK 6, NCB 16604 UNIVERSITY HILLS SUBDIVISION UNIT 4 (VOL 7700, PG 4, DPR)
- LOT 5, BLOCK 6, NCB 16604 LA CANTERA WEST RIDGE (VOL 9669, PGS 15-22, DPR)
- LOT 6, BLOCK 6, NCB 16604 LA CANTERA WEST RIDGE (VOL 9669, PGS 15-22, DPR)
- LOT 5, BLOCK 2, NCB 16600 LA CANTERA UNIT 4 (VOL 9528, PG 157, DPR)

PAPE-DAWSON ENGINEERS

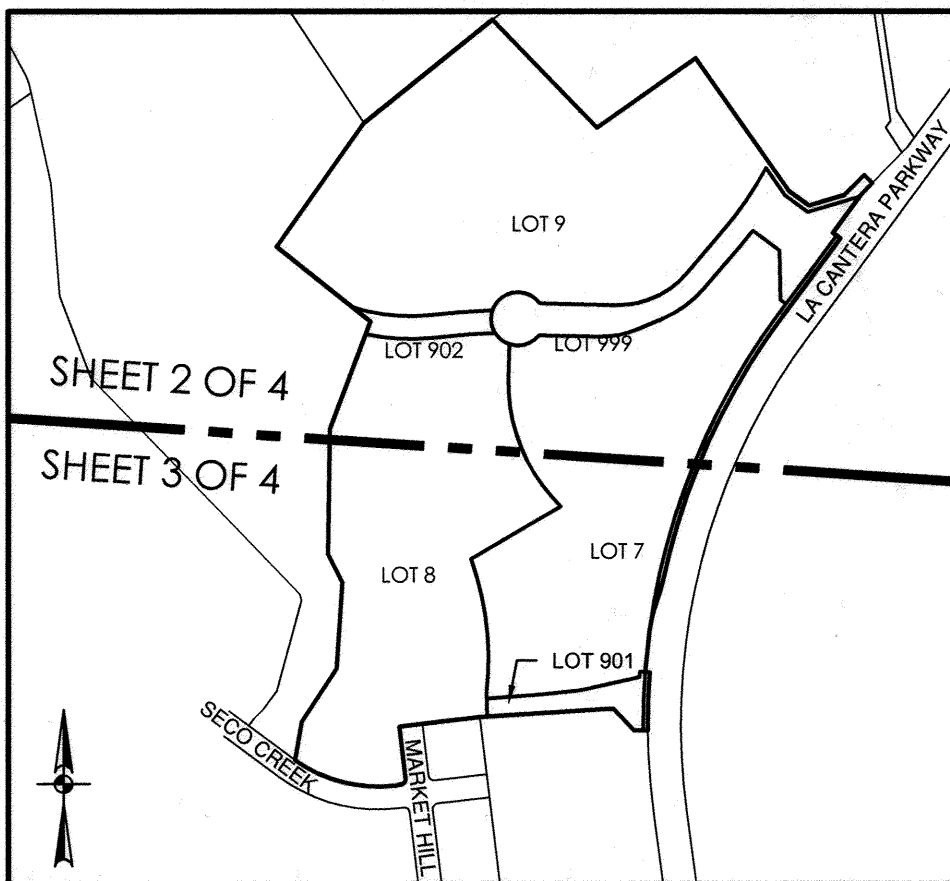
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBP# FIRM REGISTRATION #470 | TPLS FIRM REGISTRATION #10208800
DATE OF PREPARATION: March 28, 2017



AREA BEING REPLATTED THROUGH PUBLIC HEARING

SCALE: 1"=300'

THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED AS LOTS 2, 3, AND 4, AND A 0.567 OF AN ACRE PORTION OF LOT 5, BLOCK 6, NCB 16604, AND ALL OF THAT VARIABLE WIDTH INGRESS EGRESS EASEMENT, ALL OF THAT VARIABLE WIDTH INGRESS/EGRESS AND PRIVATE UTILITY EASEMENT, ALL OF THAT 14' GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION EASEMENT, ALL OF THAT VARIABLE WIDTH PRIVATE SANITARY SEWER AND DRAINAGE EASEMENT, ALL OF A 12' PRIVATE DRAINAGE EASEMENT, ALL OF THAT 20' PRIVATE DRAINAGE EASEMENT, ALL OF THAT VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT, AND A 0.379 ACRE PORTION OF A VARIABLE WIDTH PUBLIC WATER EASEMENT ALL OUT OF THE LA CANTERA WEST RIDGE SUBDIVISION PLAT RECORDED IN VOLUME 9669, PAGES 15-22, AND A 0.352 ACRE PORTION OF A 25' INGRESS EGRESS EASEMENT OUT OF THE LA CANTERA UNIT 4 SUBDIVISION PLAT RECORDED IN VOLUME 9528, PAGE 147; BOTH OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.



INDEX MAP

SCALE: 1"=500'

OWNER/DEVELOPER:
US RELP WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY
9830 COLONNADE BLVD., SUITE 600
SAN ANTONIO, TEXAS 78230

NOTE:
SEE SHEET 4 OF 4 FOR LINE AND CURVE TABLE

PLAT NOTES APPLY TO EVERY PAGE
OF THIS MULTIPLE PAGE PLAT

SHEET 1 OF 4

PLAT NUMBER 170192

REPLAT ESTABLISHING
LA CANTERA WEST RIDGE II
(ENCLAVE)

BEING A TOTAL OF 40.176 ACRES INCLUSIVE OF A 0.340 ACRE RIGHT OF WAY DEDICATION TO THE CITY OF SAN ANTONIO, TEXAS, ESTABLISHING LOTS 7, 8, 9, 901, 902, & 999 BLOCK 6 OF NEW CITY BLOCK 16604, SAID 40.176 ACRES BEING COMPROMISED OF ALL OF LOTS 2, 3 AND 4 AND 0.567 ACRES OF LOT 5, BLOCK 6 ALL OF THE LA CANTERA WEST RIDGE SUBDIVISION AS RECORDED IN VOLUME 9669, PAGES 15-22 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

LCWW PARTNERS HEREBY JOINS IN THIS REPLAT FOR THE EXPRESS PURPOSE OF EVIDENCING ITS CONSENT TO RELEASE AND REMOVAL OF THE 0.352 ACRE PORTION OF THE 25' INGRESS AND EGRESS EASEMENT RECORDED IN VOLUME 9528, PAGE 157 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

OWNER/DEVELOPER:
LCWW PARTNERS,
A TEXAS JOINT VENTURE

BY: US-LAS COLINAS LIMITED PARTNERSHIP,
A TEXAS LIMITED PARTNERSHIP,
ITS MANAGING VENTURER

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION,
ITS GENERAL PARTNER
BRUCE C. PETERSEN, EXEC. MANAGING DIRECTOR

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION

BY: BRUCE C. PETERSEN, EXEC. MANAGING DIRECTOR

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BRUCE C. PETERSEN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS DAY OF March, A.D. 2017.

TONI M. FISHER
Notary Public, State of Texas
My Comm. Exp. 09-23-2019
ID No. 12875177-8

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER:
US RELP WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY

BY: US REAL ESTATE LIMITED PARTNERSHIP,
A TEXAS LIMITED PARTNERSHIP,
ITS SOLE MEMBER

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION,
ITS GENERAL PARTNER
BRUCE C. PETERSEN, EXEC. MANAGING DIRECTOR

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BRUCE C. PETERSEN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS DAY OF March, A.D. 2017.

TONI M. FISHER
Notary Public, State of Texas
My Comm. Exp. 09-23-2019
ID No. 12875177-8

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF LA CANTERA WEST RIDGE II (ENCLAVE) HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS. IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS _____ DAY OF _____, A.D. 20 _____

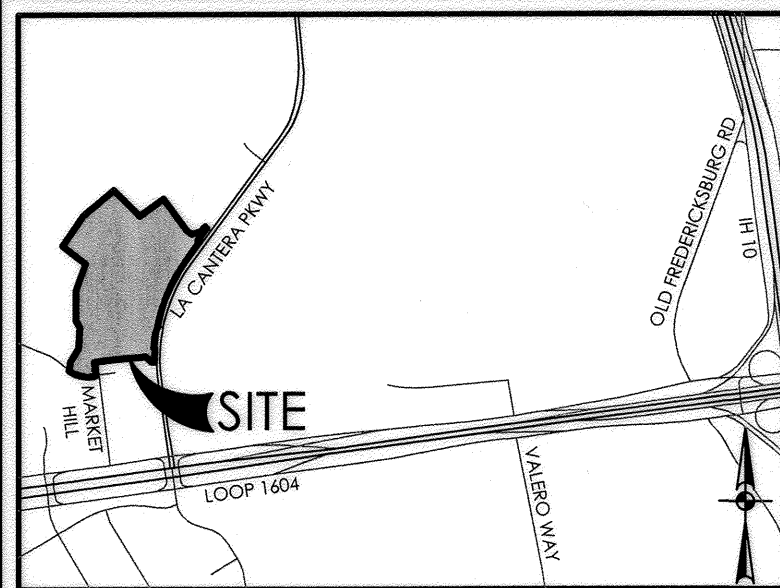
BY: _____ CHAIRMAN

STATE OF TEXAS
COUNTY OF BEXAR
BY: _____ SECRETARY

I, _____, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____, A.D. 20 _____.

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____ DEPUTY



LOCATION MAP
NOT-TO-SCALE

LEGEND

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STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

C.P.S. NOTES:

1. THE CITY OF SAN ANTONIO, AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATING THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREOF. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

2. ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.

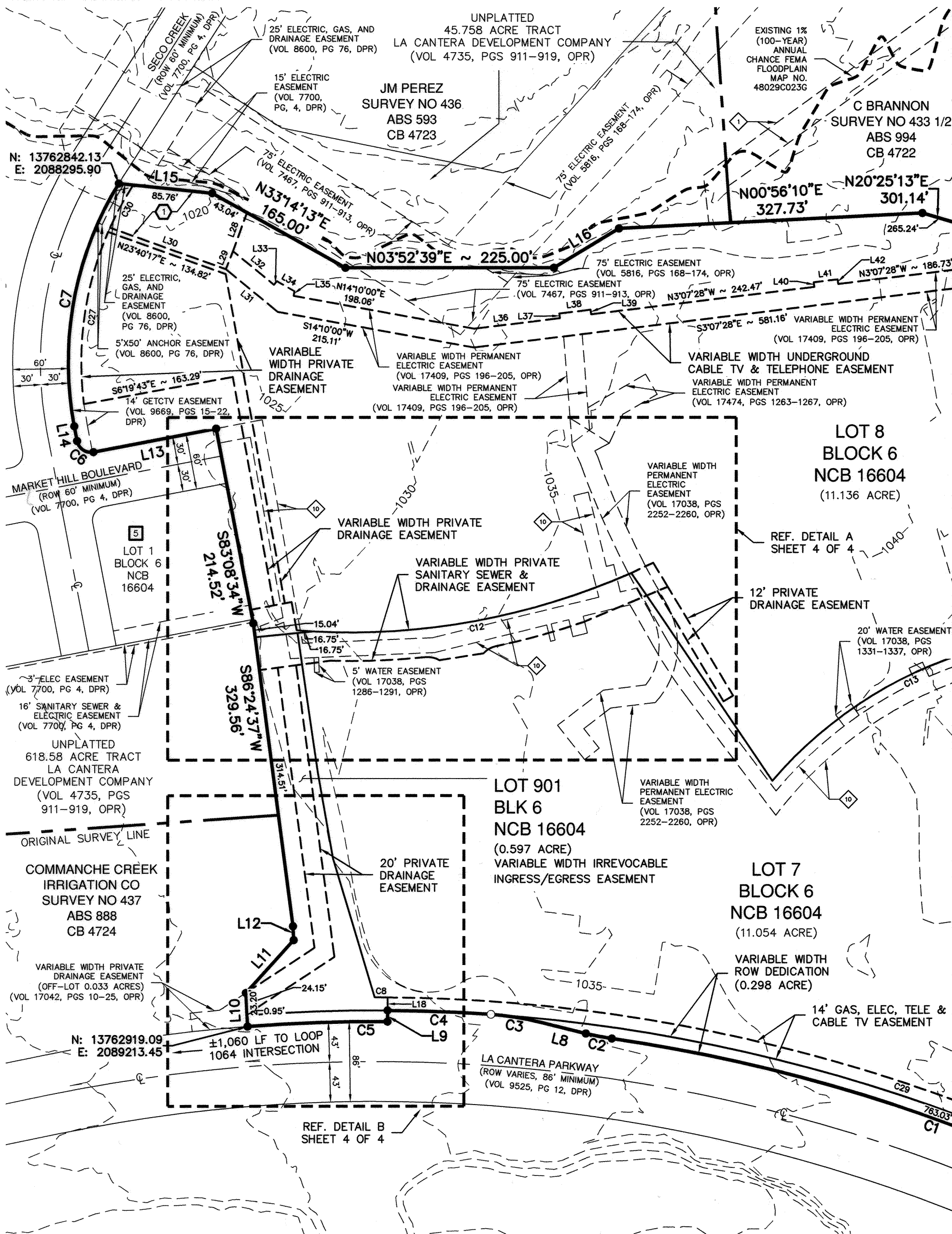
3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

WASTEWATER EDU NOTE:

THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.

IMPACT FEE NOTE:

WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR PRIOR TO THE WASTEWATER SERVICE CONNECTION.



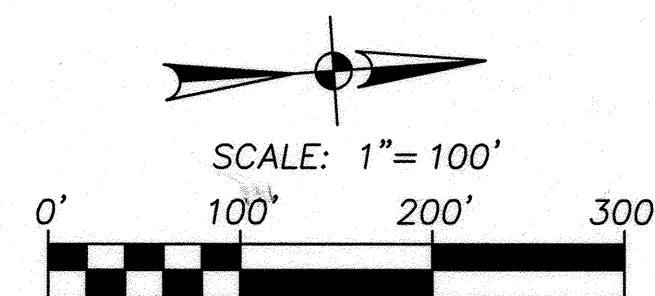
NOTE:
SEE SHEET 4 OF 4 FOR LINE AND CURVE TABLE
PLAT NOTES APPLY TO EVERY PAGE
OF THIS MULTIPLE PAGE PLAT

SHEET 2 OF 4

PLAT NUMBER 170192

REPLAT ESTABLISHING
LA CANTERA WEST RIDGE II
(ENCLAVE)

BEING A TOTAL OF 40.176 ACRES INCLUSIVE OF A 0.340 ACRE RIGHT OF WAY DEDICATION TO THE CITY OF SAN ANTONIO, TEXAS, ESTABLISHING LOTS 7, 8, 9, 901, 902, & 999 BLOCK 6 OF NEW CITY BLOCK 16604, SAID 40.176 ACRES BEING COMPROMISED OF ALL OF LOTS 2, 3 AND 4 AND 0.567 ACRES OF LOT 5, BLOCK 6 ALL OF THE LA CANTERA WEST RIDGE SUBDIVISION AS RECORDED IN VOLUME 9669, PAGES 15-22 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS



PAPE-DAWSON
ENGINEERS

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBP# FIRM REGISTRATION #470 | TBP# FIRM REGISTRATION #10028800
DATE OF PREPARATION: March 28, 2017

OWNER/DEVELOPER:
US REAL WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY
9830 COLONADE BLVD., SUITE 600
SAN ANTONIO, TEXAS 78230

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER:
US REAL WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY

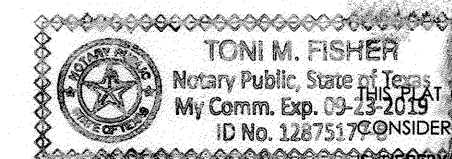
BY: US REAL ESTATE LIMITED PARTNERSHIP,
A TEXAS LIMITED PARTNERSHIP,
ITS SOLE MEMBER

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION,
ITS GENERAL PARTNER

BY: Bruce C. Petersen, Exec. Managing Director

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BRUCE C. PETERSEN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 31st DAY OF March, A.D. 2017.



TONI M. FISHER
Notary Public, State of Texas
My Comm. Exp. 03-19-2019
ID No. 1287517

LA CANTERA WEST RIDGE II (ENCLAVE) HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS. IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS DAY OF , A.D. 20

BY: CHAIRMAN

BY: SECRETARY

I, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY

CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE DAY

OF , A.D. 20 AT M. AND DULY RECORDED THE

DAY OF , A.D. 20 AT M. IN THE

DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK VOLUME ON

PAGE IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF

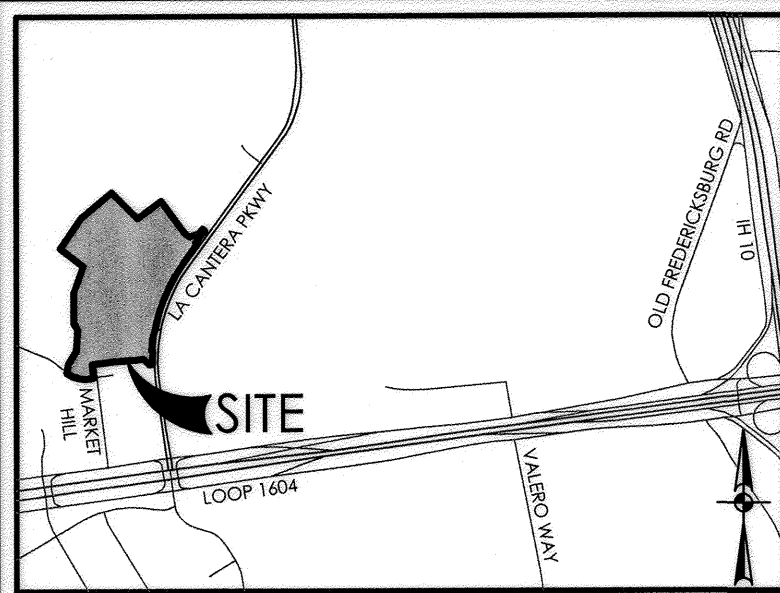
OFFICE, THIS DAY OF , A.D. 20

COUNTY CLERK, BEXAR COUNTY, TEXAS

DEPUTY

LA CANTERA WEST RIDGE II
Civil Job No. 7801-57; Survey Job No. 9006-17

DATE: 3/31/2017 9:43 AM
USER: ID: 85011
FILE: Y:\801\57\Design\Civil\Plat\LA 780157.dwg



LOCATION MAP
NOT-TO-SCALE

LEGEND

DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VOL	VOLUME PAGE(S)
GETCTV	GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION	PG	RIGHT-OF-WAY
NCB	NEW CITY BLOCK	ROW	FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE)
OPR	OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS	○	SET 1/2" IRON ROD (PD)

---	1140	EXISTING CONTOURS
---	1140	PROPOSED CONTOURS
---		EFFECTIVE (EXISTING) FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN
---		1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS FLOODPLAIN
---		ORIGINAL SURVEY/COUNTY LINE

CURVE TABLE

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C1	1793.00'	24°22'58"	S24°16'10"W	757.28'	763.03'
C2	288.00'	5°40'53"	S14°55'07"W	28.55'	28.56'
C3	312.00'	9°53'53"	S12°48'38"W	53.83'	53.90'
C4	1805.00'	3°32'46"	S6°05'18"W	111.69'	111.71'
C5	1793.00'	4°49'48"	S1°54'01"W	151.10'	151.15'
C6	15.00'	90°00'39"	S38°08'53"W	21.22'	23.56'
C7	370.00'	42°13'49"	N75°43'53"W	266.58'	272.71'
C8	1819.00'	0°26'28"	N4°05'42"E	14.00'	14.00'
C9	267.00'	24°37'18"	S79°07'00"W	113.86'	114.74'
C10	295.00'	26°15'13"	S53°40'44"W	133.99'	135.17'
C11	1007.00'	3°03'19"	S39°01'28"W	53.69'	53.70'
C12	739.47'	27°19'10"	N6°34'12"W	349.26'	352.59'
C13	455.75'	46°53'39"	N22°01'11"W	362.69'	373.01'
C14	515.00'	22°44'50"	S84°08'11"E	203.12'	204.46'
C15	1020.00'	4°42'33"	N86°50'41"E	83.81'	83.83'
C16	70.00'	51°07'58"	S7°20'31"E	60.42'	62.47'
C17	960.00'	5°07'12"	S87°03'00"W	85.76'	85.78'
C18	575.00'	17°26'35"	N86°47'18"W	174.38'	175.05'
C19	70.00'	286°15'37"	N1°25'38"E	84.00'	349.73'
C20	235.00'	50°52'31"	N65°59'23"E	201.88'	208.67'
C21	947.00'	12°09'53"	N34°28'12"E	200.68'	201.06'
C22	739.47'	1°21'48"	N7°46'17"E	17.60'	17.60'
C23	770.22'	7°18'59"	S11°28'44"E	98.28'	98.35'
C24	25.00'	36°19'34"	S25°59'01"E	15.59'	15.85'
C25	25.00'	36°19'34"	S16°04'32"W	15.59'	15.85'
C26	770.22'	7°39'20"	S1°44'25"W	102.84'	102.91'
C27	356.00'	30°30'05"	N78°05'30"W	187.29'	189.52'
C28	1805.00'	4°49'12"	N1°54'20"E	151.80'	151.84'
C29	1805.00'	28°35'57"	N22°09'40"E	891.64'	900.97'
C30	356.00'	8°29'49"	N57°47'09"W	52.75'	52.80'
C31	575.00'	2°02'16"	S81°36'49"E	20.45'	20.45'
C32	70.00'	70°22'24"	N73°29'02"E	80.67'	85.98'
C33	70.00'	38°25'16"	S52°07'08"E	46.07'	46.94'
C34	70.00'	126°19'59"	S81°23'27"W	124.93'	154.34'
C35	515.00'	7°20'14"	N76°25'52"W	65.91'	65.95'

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

C.P.S. NOTES:

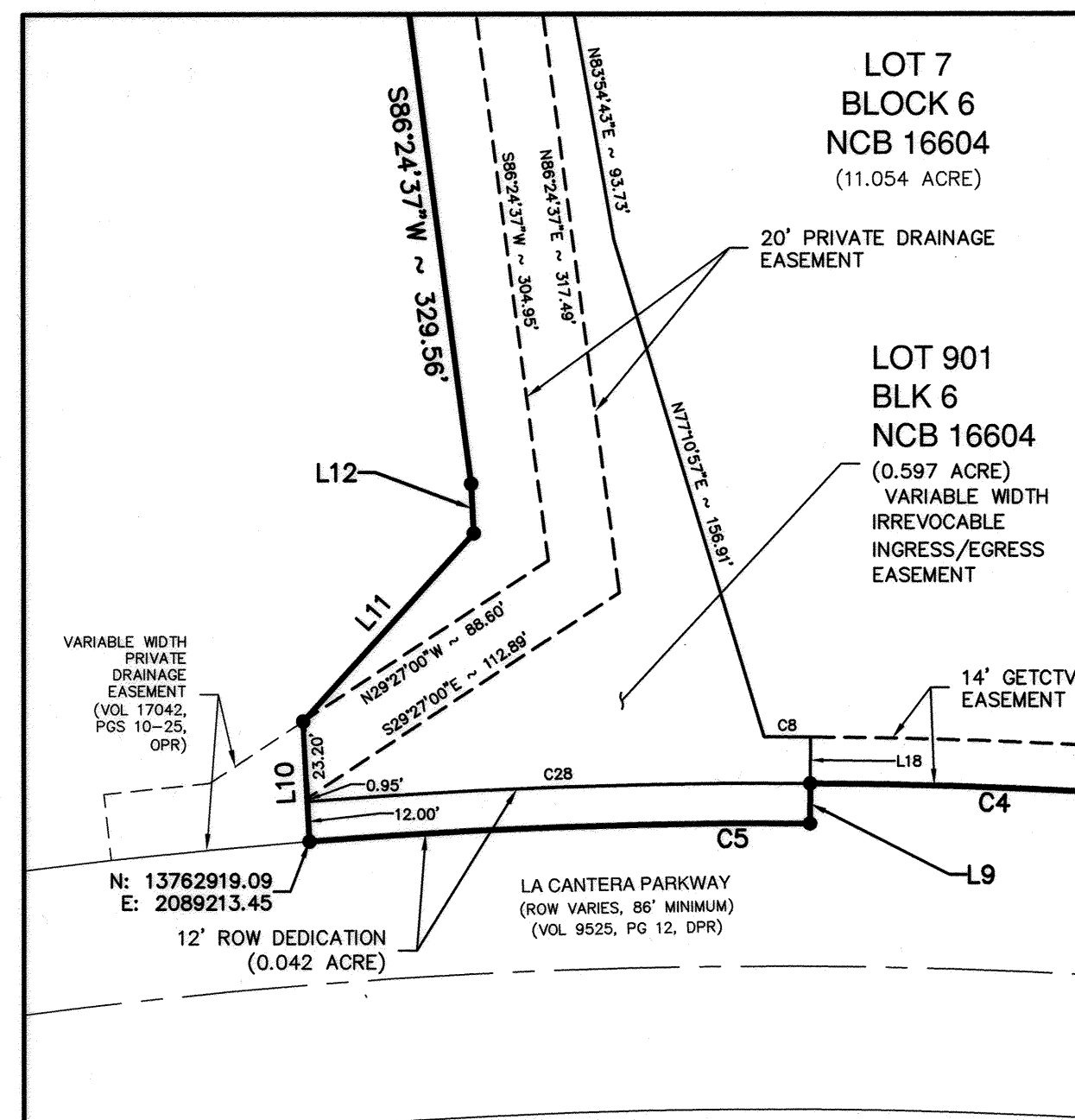
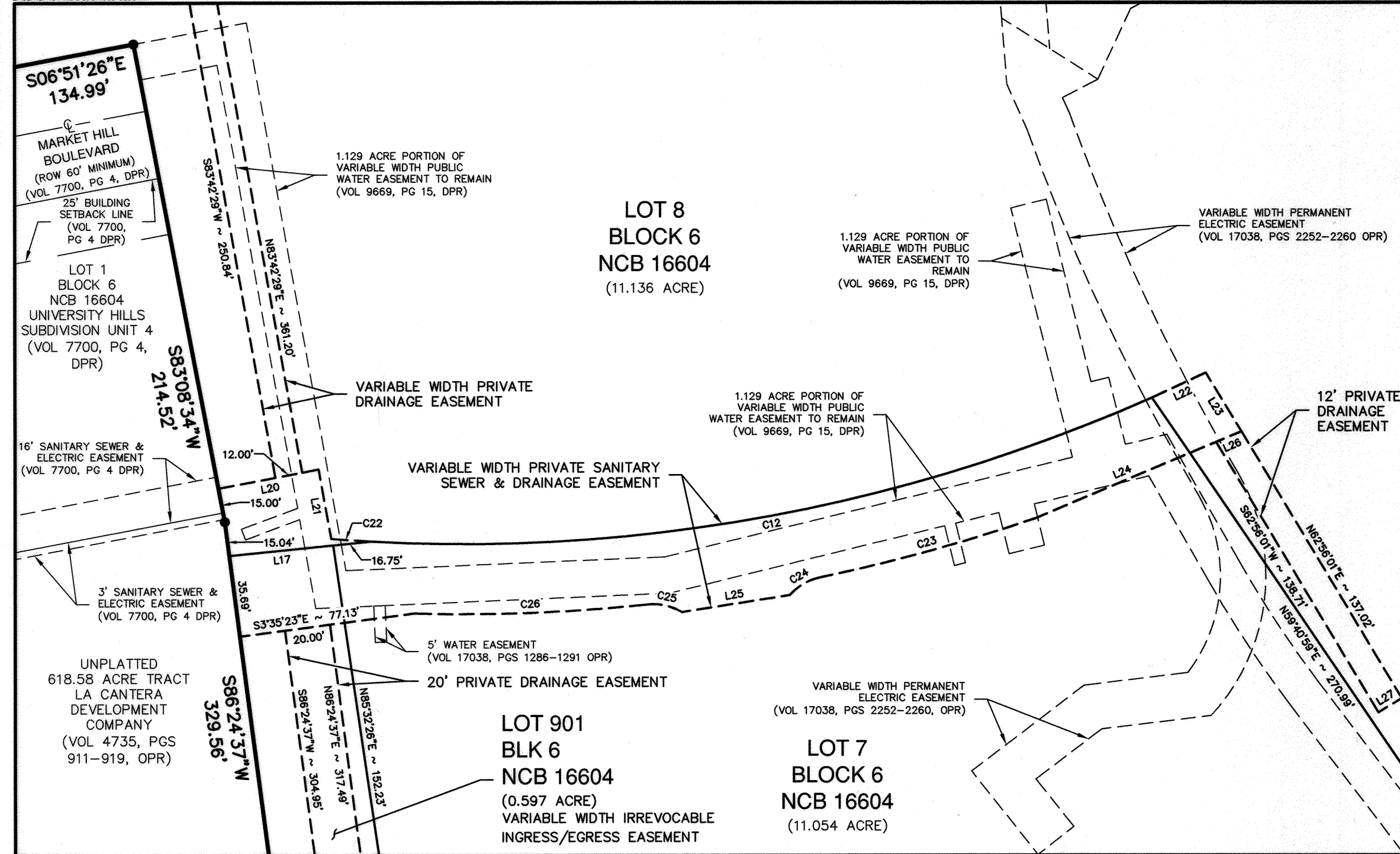
1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHANG EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREOF. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

2. ANY C.P.S. MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF C.P.S. EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATIONS.

3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

WASTEWATER EDU NOTE:

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DETAIL "B"
SCALE: 1"=50'

DETAIL "A"

SCALE: 1"=50'

LINE #	BEARING	LENGTH
L1	S53°32'21"E	63.69'
L2	N73°51'50"E	95.43'
L3	N44°27'39"E	74.57'
L4	S45°32'21"E	30.00'
L5	S44°27'39"W	42.36'
L6	S36°27'39"W	123.30'
L7	S53°32'21"E	24.00'
L8	S17°45'34"W	50.62'
L9	S85°41'05"E	12.00'
L10	N88°59'55"W	36.15'
L11	N43°59'55"W	76.86'
L12	N88°59'55"W	15.00'
L13	S6°51'26"E	134.99'
L14	S83°09'13"W	16.06'
L15	N9°54'13"E	101.34'
L16	N27°19'16"W	82.00'
L17	N1°48'27"W	45.96'
L18	S85°41'05"E	14.00'
L19	N53°32'21"W	18.00'
L20	N6°51'26"W	44.87'
L21	N83°40'17"E	31.09'
L22	N21°14'42"W	26.20'
L23	N62°56'01"E	30.46'

LINE #	BEARING	LENGTH
L24	S19°01'28"E	98.21'
L25	S4°57'15"E	47.94'
L26	N19°01'28"W	12.12'
L27	S27°03'59"E	12.00'
L28	S66°19'43"E	44.41'
L29	S64°29'08"E	21.02'
L30	S23°40'17"W	132.90'
L31	S43°24'46"W	72.44'
L32	N43°24'46"E	57.22'
L33	N46°38'28"W	5.00'
L34	N33°50'44"E	22.00'
L35	S75°53'14"E	5.00'
L36	N3°07'28"W	93.09'
L37	S86°52'32"W	5.00'
L38	N3°07'28"W	34.00'
L39	N86°52'32"E	5.00'
L40	S86°52'32"W	5.00'
L41	N3°07'28"W	26.00'
L42	N86°52'32"E	5.00'
L43	S44°08'01"E	28.13'
L44	S2°35'24"E	61.38'
L45	N2°35'24"W	51.81'

PLAT NOTES APPLY TO EVERY PAGE
OF THIS MULTIPLE PAGE PLAT

SHEET 4 OF 4

PLAT NUMBER 170192

REPLAT ESTABLISHING
LA CANTERA WEST RIDGE II
(ENCLAVE)

BEING A TOTAL OF 40.176 ACRES INCLUSIVE OF A 0.340 ACRE RIGHT OF WAY DEDICATION TO THE CITY OF SAN ANTONIO, TEXAS, ESTABLISHING LOTS 7, 8, 9, 901, 902, & 999 BLOCK 6 OF NEW CITY BLOCK 16604, SAID 40.176 ACRES BEING COMPROMISED OF ALL OF LOTS 2, 3 AND 4 AND 0.567 ACRES OF LOT 5, BLOCK 6 ALL OF THE LA CANTERA WEST RIDGE SUBDIVISION AS RECORDED IN VOLUME 9669, PAGES 15-22 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS

**PAPE-DAWSON
ENGINEERS**

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800
DATE OF PREPARATION: March 28, 2017

OWNER/DEVELOPER:
US RELP WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY
9830 COLONNADE BLVD., SUITE 600
SAN ANTONIO, TEXAS 78230

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER:
US RELP WESTRIDGE, LLC,
A TEXAS LIMITED LIABILITY COMPANY

BY: US REAL ESTATE LIMITED PARTNERSHIP,
A TEXAS LIMITED PARTNERSHIP,
ITS SOLE MEMBER

BY: USAA REAL ESTATE COMPANY,
A DELAWARE CORPORATION,
ITS GENERAL PARTNER
BRUCE C. PETERSEN, EXEC. MANAGING DIRECTOR

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BRUCE C. PETERSEN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, A.D. 2017.

TONI M. FISHER
Notary Public, State of Texas
My Comm. Exp. 09-23-2019
ID No. 12875177-8

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF LA CANTERA WEST RIDGE II (ENCLAVE) HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS. IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS _____ DAY OF _____, A.D. 20 _____

BY: _____ CHAIRMAN

STATE OF TEXAS
COUNTY OF BEXAR

I, _____ COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____, A.D. 20 _____

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____ DEPUTY