

FIELD NOTES

For

0.2599 Acre of Land

102 Jon Ann

San Antonio, Bexar County, Texas

All that certain 0.2599 acre of land, more or less, out of Lot 21 and Lot 22, Block 1, New City Block 6615, Weaver Subdivision, being a re-subdivision of N.C.B. 6615 thru 6620 out of the original subdivision known as Montezuma in the City of San Antonio, Bexar County, Texas, said Weaver Subdivision is recorded in Vol. 2222, Pg. 84 of the Deed and Plat Records of Bexar County, Texas, said 0.2599 acre tract is the same tract described in a Deed recorded in Vol. 5542, Pg. 1004 of the Deed Records of Bexar County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING At a point in the east Right-of-Way of Jon Ann Street being the Southwest corner of said Lot 22 for the Southwest corner of this tract;

THENCE N 03°58'57" W, 50.00 feet along the East Right-of-Way of Jon Ann Street, passing the common corner between Lot 22 and Lot 21 and continuing a total distance of 100 feet to the Northwest corner of Lot 21 and the Northwest corner of this tract;

THENCE N 86°01'03" E, 96.21 feet along the North line of Lot 21 to a point for the Northeast corner of this tract;

THENCE S 11°14'00" E, 50.40 feet across Lot 21 and Lot 22, passing the common line between Lot 21 and Lot 22 and continuing a total distance of 120.51 feet to a point in the South line of Lot 22 for the Southeast corner of this tract;

THENCE N 84°01'45" W, 113.13 feet along the South line of Lot 22 to the **POINT OF BEGINNING**, containing 0.2599 acre of land, more or less.

S. B. Shrestha

S.B. 'David' Shrestha, R.P.L.S. #5920
Texas Engineering & Surveying, Inc.
Job No. 22011869
January 13, 2020

