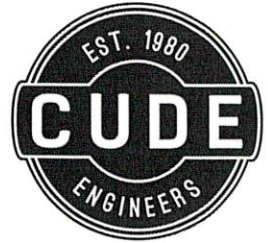


Z2020-10700007



**LEGAL DESCRIPTION
0.881 ACRES OF LAND**

0.881 acres of land being a portion of Lot 6, Block 39, N.C.B. 18159, Westbury Heights, according to the map or plat thereof recorded in Volume 9589, pages 154-155, Deed and Plat Records of Bexar County, Texas said 0.881 acres being more particularly described as follows:

BEGINNING, at a point located in the southerly right of way line of Marbach Road and marking the northwesterly corner of said Lot 6;

THENCE, North 89deg 39' 22" East, along the southerly right of way line of Marbach Road, a distance of 123.58 feet, to a point;


THENCE, South 00deg 18' 54" East, leaving the southerly right of way line of Marbach Road and crossing said Lot 6, a distance of 311.08 feet, to a point located in the southerly line of said Lot 6;

THENCE, South 89deg 59' 24" West, along the southerly line of said Lot 6, a distance of 123.43 feet, to the southwesterly corner of said Lot 6;

THENCE, North 00deg 20' 38" West, along the westerly line of said Lot 6, a distance of 310.36 feet, to the **POINT OF BEGINNING** and containing 0.881 acres of land, more or less.

Basis of bearings: The Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

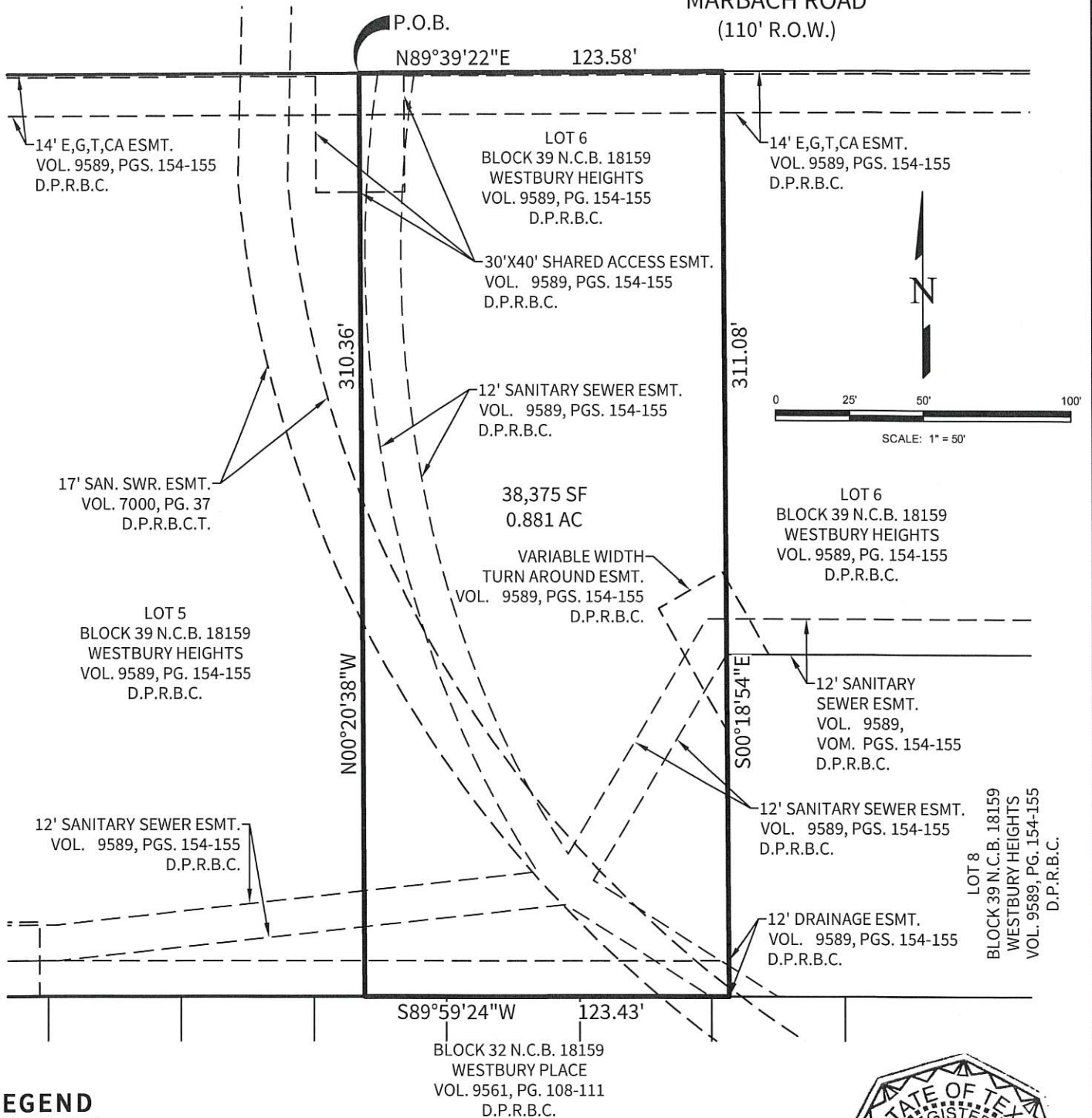
This document was prepared under 22 TAC 663.21, does reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.


James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPLS Firm No. 10048500
TBPE Firm No. 455



MARBACH ROAD

(110' R.O.W.)



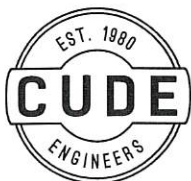
LEGEND

D.P.R.B.C. = DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
 O.P.R.B.C. = OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
 P.O.B. = POINT OF BEGINNING

NOTES:

1. BASIS OF BEARINGS: TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD 83 (93).

James W. Russell
 1/7/20



CUDE ENGINEERS
 4122 POND HILL RD. • SUITE 101
 SAN ANTONIO, TEXAS 78231
 TEL 210.681.2951 • FAX 210.523.7112
 WWW.CUDEENGINEERS.COM
 TBPE FIRM #455
 TBPLS FIRM #10048500

EXHIBIT OF
 0.881 ACRES OF LAND BEING A PORTION OF LOT 6,
 BLOCK 39, N.C.B. 18159, WESTBURY HEIGHTS,
 ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
 IN VOLUME 9589, PAGES 154-155, DEED AND PLAT
 RECORDS OF BEXAR COUNTY, TEXAS.

DATE: JANUARY 7, 2020

JOB NO.: 03448.000