

AN ORDINANCE 2010-08-05-0660

AUTHORIZING THE ACQUISITION THROUGH NEGOTIATION, DEDICATION OR CONDEMNATION OF FEE SIMPLE TITLE FOR TWO PARCELS OF PRIVATELY OWNED REAL PROPERTY LOCATED AT THE NORTHWEST CORNER OF STONE OAK PARKWAY AT CANYON GOLF ROAD AS PART OF THE STONE OAK PARKWAY DECELERATION LANE PROJECT TO ALLOW FOR THE CONSTRUCTION OF A RIGHT TURN LANE AND THREE PARCELS OF PRIVATELY OWNED REAL PROPERTY LOCATED AT THE SOUTHEAST CORNER OF STONE OAK PARKWAY AT SONTERRA AS PART OF THE NORTH CENTRAL ARTERIAL STREET IMPROVEMENT PROJECT IN COUNCIL DISTRICT 9. THE ORDINANCE DECLARES PROJECTS TO BE PUBLIC PROJECTS; DECLARES A PUBLIC NECESSITY FOR THE ACQUISITIONS; AND AUTHORIZES THE EXPENDITURES IN THE AMOUNT OF \$303,000.00 FOR THE NECESSARY ACQUISITIONS. OF THIS AMOUNT, \$118,000.00 IS FOR THE STONE OAK PARKWAY DECELERATION LANE PROJECT AND WILL BE FUNDED WITH 2009 TAX NOTES AND \$185,000.00 IS FOR THE NORTH CENTRAL ARTERIAL STREET IMPROVEMENT PROJECT AND WILL BE FUNDED WITH 2007 CERTIFICATES OF OBLIGATION.

* * * * *

WHEREAS, the City of San Antonio (“City”) desires to acquire all or portions of two parcels of privately owned real property as part of the Stone Oak Parkway Deceleration Project and all or portions of three parcels of privately owned real property as part of the North Central Arterial Street Improvement Project; and

WHEREAS, these Projects are in the best interest of the health, safety and welfare of the public; and

WHEREAS, it is necessary to obtain and acquire the fee simple title and/or easement interest to all, or a portion of, privately owned real property in Council District 9 as part of the Project as further described in SECTION 2 below; and

WHEREAS, the Stone Oak Parkway Deceleration Lane project will improve the southbound right-turn lane on Canyon Golf to Stone Oak Parkway and is designed to alleviate traffic congestion at the intersection of Stone Oak Parkway and Canyon Golf Road; and

WHEREAS, the North Central Arterial Street Improvement project will improve the northbound right-turn lane on Stone Oak Parkway to Sonterra and is designed to alleviate traffic congestion at the intersection of Stone Oak Parkway and Sonterra; and

WHEREAS, these intersections are located in one of the busier areas of San Antonio and the proposed right-turn lanes will improve the operation and safety of these intersections; and

WHEREAS, both projects are approved as part of the 2010-2015 Capital Improvement Plan;
NOW THEREFORE,

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

SECTION 1. The Stone Oak Parkway Deceleration Project and the North Central Arterial Street Improvement Project are hereby declared to be necessary public projects.

SECTION 2. The City Council of the City of San Antonio finds a public necessity exists to acquire the fee simple title to and/or easements in privately owned real property, by negotiation and/or condemnation, if necessary, as part of the Stone Oak Parkway Deceleration Project and the North Central Arterial Street Improvement Project. Said parcels of land are generally located in the following:

PROJECT	PARCEL NO.	LEGAL DESCRIPTION
North Central Arterial Street Improvement Project	18793	2,344 sq. ft. out of Lot 1, Block 2, NCB 16332
	18793A	427.30 sq. ft. out of Lot 8, Block 2, NCB 16332
	18793B	1,364 sq. ft. out of Lot 10, Block 2, NCB 16332
Stone Oak Parkway Deceleration Project	18794	688.46 sq. ft. out of Lot 4, Block 16, NCB 19217
	18794A	2,783 sq. ft. out of Lot 3, Block 16, NCB 19217

The properties for the North Central Arterial Street Improvement Project are more specifically shown on the Site Map attached hereto as **Exhibit A** and further described by metes and bounds in **Exhibits B, C, and D** incorporated herein for all purposes. Also, the properties for the Stone Oak Parkway Deceleration Project are more specifically shown on the Site Map attached hereto as **Exhibit E** and further described by metes and bounds in **Exhibits F and G** incorporated herein for all purposes. Collectively, the properties may be referred to as the "Property."

SECTION 3. Payment in the amount not to exceed \$118,000.00 in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 23-01137, Stone Oak Pkwy (Deceleration Lane), is authorized to be encumbered and made payable for two parcels of land located in north central Bexar County, Texas.

SECTION 4. Payment in the amount not to exceed \$185,000.00 in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 23-01109, North Central Arterial Street Improvements, is authorized to be encumbered and made payable for three parcels of land located in north central Bexar County, Texas.

SECTION 5. The financial allocations in this Ordinance are subject to approval by the Chief Financial Officer, City of San Antonio. The Chief Financial Officer may, subject to concurrence by the City Manager, or the City Manager's designee, correct allocation to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund

Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document Numbers, and SAP GL Accounts as necessary to carry out the purpose of this Ordinance.

SECTION 6. The City staff is hereby directed to negotiate with the owners of the parcels for the acquisition of the property at fair market value, to execute sales agreements purchasing the property from the owners as the owners are identified by a Commitment for Issuance of Title Insurance issued by a title insurance company authorized to conduct such practice in the State of Texas and in Bexar County or by order of a Court of competent jurisdiction and to finalize such purchases on behalf of the City of San Antonio. The City Council finds that it is in the best interest to obtain property from whomever holds legal and equitable title as identified according to the procedure adopted through this Ordinance and the Chief Financial Officer is directed to disburse funds in accordance herewith.

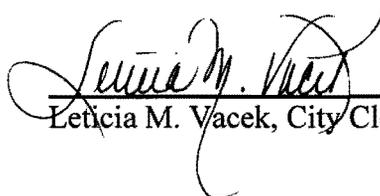
SECTION 7. In the event that the City negotiations fail and staff is unable to acquire the property from the property owner by negotiation or for any other reason, the City Manager, through the City Attorney and/or designated special counsel under the direction of the City Attorney, are hereby authorized and directed to institute and prosecute to conclusion all necessary proceedings to condemn the property. The City Attorney is hereby authorized to retain the services of any law firm selected by the City Attorney as special counsel, as may be needed from time to time, and to pay for the services rendered from the appropriations set aside herein or such other appropriations as may be made for the purpose.

SECTION 8. This Ordinance shall be effective immediately if it receives eight affirmative votes, otherwise, it shall be effective on the tenth day after passage.

PASSED AND APPROVED this the 5th day of August, 2010.

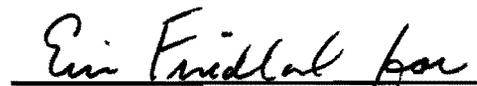

M A Y O R
Julián Castro

ATTEST:

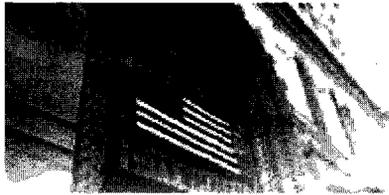


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:



Michael D. Bernard, City Attorney



Request for
**COUNCIL
 ACTION**

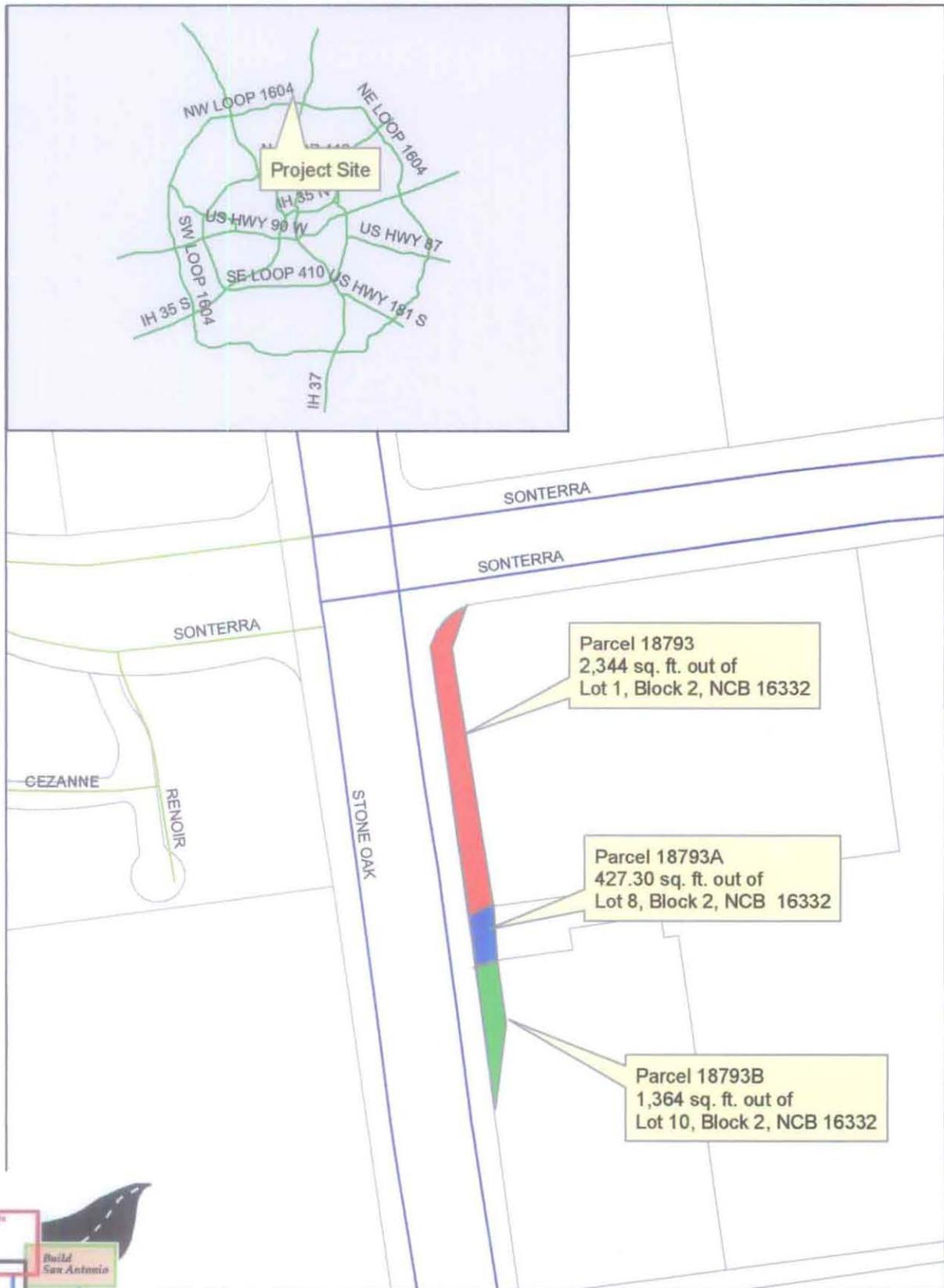
City of San Antonio



Agenda Voting Results - 15

Name:	6, 8, 9A, 9B, 10, 15, 16, 17, 18, 19, 20A, 20B, 20C, 20D, 21, 22, 23, 24, 25						
Date:	08/05/2010						
Time:	10:03:53 AM						
Vote Type:	Motion to Approve						
Description:	An Ordinance authorizing the acquisition through negotiation, dedication or condemnation of fee simple title for two parcels of privately owned real property located at the northwest corner of Stone Oak Parkway at Canyon Golf Road in NCB 18794 as part of the Stone Oak Parkway Deceleration Lane project and three parcels of privately owned real property located at the southeast corner of Stone Oak Parkway at Sonterra in NCB 16332 as part of the North Central Arterial Street Improvement project in Council District 9; declaring them to be a public projects; declaring a public necessity for the acquisitions; and authorizing the expenditures in the amount of \$303,000.00 from 2009 Tax Notes and 2007 Certificates of Obligations for the necessary acquisitions. [Peter Zaroni, Assistant City Manager; Mike Frisbie, Director, Capital Improvements Management Services]						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Mary Alice P. Cisneros	District 1		x				
Ivy R. Taylor	District 2		x				
Jennifer V. Ramos	District 3		x				x
Philip A. Cortez	District 4		x				
David Medina Jr.	District 5		x				
Ray Lopez	District 6		x				
Justin Rodriguez	District 7		x			x	
W. Reed Williams	District 8		x				
Elisa Chan	District 9		x				
John G. Clamp	District 10		x				

North Central Arterial Street Improvement Project Council District 9



Not to scale



EXHIBIT A



0.054 ACRE TRACT
(2,344 Sq. Ft.)
9LAN003.DWG

FN NO. 9LAN003
APRIL 6, 2010
JOB NO. 9LAN003

**FIELDNOTE DESCRIPTION (PARCEL NO. 18793)
RIGHT OF WAY TAKING**

BEING A 0.054 ACRE TRACT OF LAND OUT OF LOT 1, BLOCK 2, N.C.B. 16332, PRIMARY CAPITAL - STONE OAK SUBDIVISION, RECORDED IN VOLUME 9553, PAGE 221, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 0.054 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A FOUND "X" IN CURB SITUATED ON THE EXISTING EASTERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY (A 110' ROW) AND MARKING THE SOUTHWESTERLY CORNER OF SAID LOT 1 AND THE NORTHWESTERLY CORNER OF LOT 8, BLOCK 2, N.C.B. 16332, STONETERRA OFFICE PARK SUBDIVISION, RECORDED IN VOLUME 9568, PAGE 17, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND MARKING THE **POINT OF BEGINNING** OF THIS TRACT;

THENCE, ALONG THE COMMON EASTERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY AND THE WESTERLY BOUNDARY LINE OF SAID LOT 1, THE FOLLOWING COURSES:

N 07° 57' 51" W, A DISTANCE OF 200.00 FEET TO A TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING A CORNER OF THIS TRACT AND THE BEGINNING OF A CURVE TO THE RIGHT;

NORTHEASTERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 36°27'28", AN ARC LENGTH OF 31.82 FEET, AND A CHORD BEARING: N 12°11'54" E, 31.28 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE SOUTHERLY RIGHT OF WAY LINE OF SONTERRA BOULEVARD (A 110' ROW);

THENCE, S 07° 54' 50" E, INTO AND ACROSS SAID LOT 1, A DISTANCE OF 229.36 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE SOUTHERLY BOUNDARY LINE OF SAID LOT 1 AND THE NORTHERLY BOUNDARY LINE OF SAID LOT 8, MARKING THE SOUTHEASTERLY CORNER OF THIS TRACT;

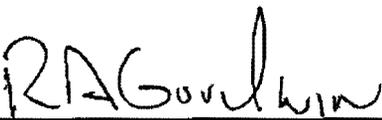
THENCE, S 82° 02' 09" W, ALONG THE COMMON SOUTHERLY BOUNDARY LINE OF SAID LOT 1 AND NORTHERLY BOUNDARY LINE OF SAID LOT 8, A DISTANCE OF

10.58 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 0.054 ACRES OF LAND, MORE OR LESS.

I, RICHARD A. GOODWIN, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

SHERWOOD SURVEYING, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070


RICHARD A. GOODWIN 4/06/2010
R.P.L.S #4069 STATE OF TEXAS



R=50.00
 L=31.82
 Tan=16.47
 Δ=36°27'28"
 N12°11'54"E 31.28

SONTERRA BLVD
 (100' R.O.W.)

LOT 1
 BLOCK 2
 N.C.B. 16332
 DANIEL G. KAMIN
 SAN ANTONIO LLC
 PRIMARY CAPITAL-
 STONE OAK SUBD.
 VOL. 9553 PG. 221
 D.P.R.

PARCEL # 18793
 2,344 SQ. FT.
 0.054 ACRES

STONE OAK PARKWAY
 (110' R.O.W.)

N07°57'51"W
 (N08°01'13"W)

S07°54'50"E

200.00'

229.36'

P.O.B.
 X IN
 CURB

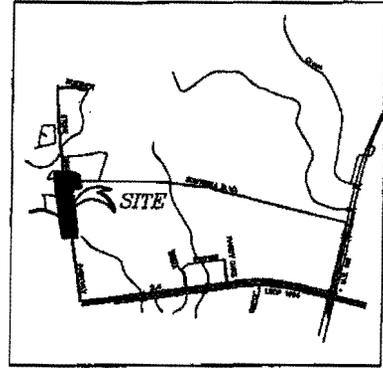
S82°02'09"W
 (S81°58'47"W)
 10.58'

LOT 8
 BLOCK 2
 N.C.B. 16332
 MEDICAL STONETERRA
 STONETERRA OFFICE PARK
 VOL. 9568 PG. 17
 D.P.R.

LOT 10
 BLOCK 2
 N.C.B. 16332
 STONETERRA LTD
 STONETERRA OFFICE PARK.
 VOL. 9568 PG. 17
 D.P.R.

NOTE:
 BASIS OF BEARING IS NAD 83 TEXAS STATE
 PLANE COORDINATES, SOUTH CENTRAL ZONE

Location Map
 Not To Scale



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- X FOUND "X"
- D.P.R. DEED AND PLAT RECORDS
- P.O.B. POINT OF BEGINNING
- (XXX) RECORD INFORMATION
- R.O.W. RIGHT OF WAY

0 20 40 80

SCALE (FEET)

CITY OF
 SAN ANTONIO

6477 FM 311
 P.O. BOX 992
 SPRING BRANCH, TEXAS 78070
 PHONE * (830) 228-5446
 FAX * (830) 885-2170

SHERWOOD



SURVEYING, L.L.C.

SKETCH TO ACCOMPANY DESCRIPTION OF

A 0.054 ACRE TRACT OF LAND OUT OF
 LOT 1, BLOCK 1, PRIMARY CAPITAL -
 STONE OAK SUBDIVISION RECORDED IN
 VOLUME 9553, PAGE 221 DEED AND PLAT
 RECORDS OF BEXAR COUNTY, TEXAS.

DATE: 4/6/10

DRAWN BY: RAL

FILE: I:\SURVEY\ .dwg

FN NO. 9LAN003

PROJECT No. 9LAN003



0.010 ACRE TRACT
(427.30 Sq. Ft.)
9LAN003.DWG

FN NO. 9LAN003
JULY 29, 2010
JOB NO. 9LAN003

**FIELDNOTE DESCRIPTION (PARCEL NO. 18793A)
RIGHT OF WAY TAKING**

BEING A 0.010 ACRE TRACT OF LAND OUT OF LOT 8, BLOCK 2, N.C.B. 16332, STONETERRA OFFICE PARK SUBDIVISION, RECORDED IN VOLUME 9568, PAGE 17, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 0.010 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A FOUND "X" IN CURB SITUATED ON THE EXISTING EASTERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY (A 110' ROW) MARKING THE NORTHWESTERLY CORNER OF SAID LOT 8 AND THE SOUTHWESTERLY CORNER OF LOT 1, BLK 2, N.C.B. 16332, PRIMARY CAPITAL- STONE OAK SUBDIVISION, RECORDED IN VOLUME 9553, PAGE 221, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND MARKING HE **POINT OF BEGINNING** OF THIS TRACT;

THENCE, N 82° 02' 09" E, ALONG THE COMMON SOUTHERLY BOUNDARY LINE OF SAID LOT 1 AND THE NORTHERLY BOUNDARY LINE OF SAID LOT 8, A DISTANCE OF 10.58 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING", MARKING THE NORTHEASTERLY CORNER OF THIS TRACT;

THENCE, S 07° 54' 50" E, INTO AND ACROSS SAID LOT 8, A DISTANCE OF 40.43 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE COMMON SOUTHERLY BOUNDARY LINE OF SAID LOT 8, AND THE NORTHERLY BOUNDARY LINE OF LOT 10, BLOCK 2, N.C.B. 16332, STONETERRA OFFICE PARK SUBDIVISION RECORDED IN VOLUME 9568, PAGE 17, DEED RECORDS OF BEXAR COUNTY, TEXAS, MARKING THE SOUTHEASTERLY CORNER OF THIS TRACT;

THENCE, S 82° 02' 38" W, ALONG SAID COMMON BOUNDARY LINE, A DISTANCE OF 10.56 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE EASTERLY BOUNDARY LINE OF STONE OAK PARKWAY MARKING THE SOUTHWESTERLY CORNER OF SAID LOT 8, AND NORTHWESTERLY CORNER OF SAID LOT 10, MARKING THE SOUTHWESTERLY CORNER OF THIS TRACT;

THENCE, N 07° 56' 57" W, ALONG THE COMMON WESTERLY BOUNDARY LINE OF SAID LOT 8 AND EASTERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY, A

DISTANCE OF 40.43 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF 0.010 ACRES OF LAND, MORE OR LESS.

I, RICHARD A. GOODWIN, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

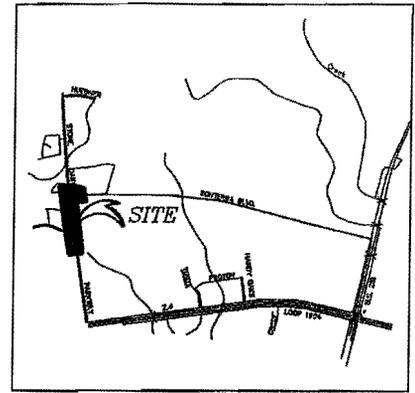
SHERWOOD SURVEYING, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070

Richard A. Goodwin

RICHARD A. GOODWIN 07/29/2010
R.P.L.S #4069 STATE OF TEXAS

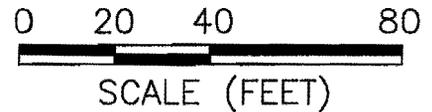


Location Map
Not To Scale



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- X FOUND "X"
- D.P.R. DEED AND PLAT RECORDS
- P.O.B. POINT OF BEGINNING
- (XXX) RECORD INFORMATION
- R.O.W. RIGHT OF WAY



LOT 1
BLOCK 2
N.C.B. 16332
DANIEL G. KAMIN
SAN ANTONIO LLC
PRIMARY CAPITAL—
STONE OAK SUBD.
VOL. 9553 PG. 221
D.P.R.

N82°02'09"E
(N81°59'41"E)
10.58

P.O.B.
X IN
CURB

N07°56'57"W
(N08°00'19"W)
40.43

40.43
S07°54'50"E

LOT 8
BLOCK 2
N.C.B. 16332
MEDICAL STONETERRA
STONETERRA OFFICE PARK.
VOL. 9568 PG. 17
D.P.R.

PARCEL NO. 18793A
427.30 SQ. FT.
0.010 ACRES

LOT 10
BLOCK 2
N.C.B. 16332
STONETERRA LTD
STONETERRA OFFICE PARK.
VOL. 9568 PG. 17
D.P.R.

S82°02'35"W
(S81°59'16"W)
10.56

STONE OAK PARKWAY
(110' R.O.W.)

NOTE:
BASIS OF BEARING IS NAD 83 TEXAS STATE
PLANE COORDINATES, SOUTH CENTRAL ZONE

SKETCH TO ACCOMPANY DESCRIPTION OF

CITY OF
SAN ANTONIO

6477 FM 311
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 885-2170

SHERWOOD



SURVEYING, L.L.C.

A 0.010 ACRE TRACT OF LAND OUT OF
LOTS 8, BLOCK 2, STONETERRA OFFICE
PARK SUBDIVISION RECORDED IN VOLUME
9568, PAGE 17, DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS.

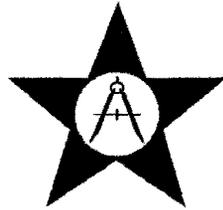
DATE: 4/06/10

DRAWN BY: RAL

FILE: I:\SURVEY\ .dwg

FN NO. 9LAN003

PROJECT No.9LAN003



0.031 ACRE TRACT
(1,364 Sq. Ft.)
9LAN003.DWG

FN NO. 9LAN003
JULY 29, 2010
JOB NO. 9LAN003

**FIELDNOTE DESCRIPTION (PARCEL NO. 18793B)
RIGHT OF WAY TAKING**

BEING A 0.031 ACRE TRACT OF LAND OUT OF LOT 10, BLOCK 2, N.C.B. 16332, STONETERRA OFFICE PARK SUBDIVISION, RECORDED IN VOLUME 9568, PAGE 17, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 0.031 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING, AT A FOUND "X" IN CURB SITUATED ON THE EXISTING EASTERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY (A 110' ROW) MARKING THE NORTHWESTERLY CORNER OF SAID LOT 8 AND THE SOUTHWESTERLY CORNER OF LOT 1, BLK 2, N.C.B. 16332, PRIMARY CAPITAL - STONE OAK SUBDIVISION, RECORDED IN VOLUME 9553, PAGE 221, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS;

THENCE, S 07° 56' 57" E, ALONG THE COMMON EASTERLY RIGHT OF LINE OF SAID STONE OAK PARKWAY AND THE WESTERLY BOUNDARY LINE OF SAID LOT 8, A DISTANCE OF 40.43 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING", MARKING THE SOUTHWESTERLY CORNER OF SAID LOT 8, THE NORTHWESTERLY CORNER OF SAID LOT 10, AND MARKING THE **POINT OF BEGINNING** OF THIS TRACT;

THENCE, N 82° 02' 38" E, ALONG THE COMMON SOUTHERLY BOUNDARY LINE OF SAID LOT 8 AND THE NORTHERLY BOUNDARY LINE OF SAID LOT 10, A DISTANCE OF 10.56 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING", MARKING THE NORTHEASTERLY CORNER OF THIS TRACT;

THENCE, INTO AND ACROSS SAID LOT 10, THE FOLLOWING COURSES:

S 07° 54' 50" E, A DISTANCE OF 85.10 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING A CORNER OF THIS TRACT AND THE BEGINNING OF A CURVE TO THE RIGHT;

SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 210.00 FEET, A CENTRAL ANGLE OF 14°31'26", AN ARC LENGTH OF 53.23 FEET, AND A CHORD BEARING: S 00°39'07" E, 53.09 FEET TO A

SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING"
AT THE BEGINNING OF A CURVE TO THE LEFT;

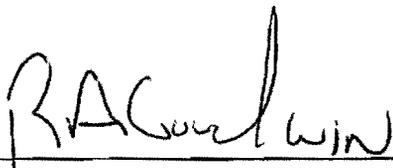
SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING A
RADIUS OF 190.00 FEET, A CENTRAL ANGLE OF 05°35'16", AN ARC LENGTH
OF 18.53 FEET, AND A CHORD BEARING: S 03°48'58" W, 18.52 FEET TO A
SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING"
SITUATED ON THE COMMON EASTERLY RIGHT OF LINE OF SAID STONE OAK
PARKWAY AND THE WESTERLY BOUNDARY LINE OF SAID LOT 10, MARKING THE
MOST SOUTHERLY CORNER OF THIS TRACT;

THENCE, N 07° 56' 35" W, ALONG SAID COMMON BOUNDARY LINE, A DISTANCE
OF 155.89 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF
0.031 ACRES OF LAND, MORE OR LESS.

I, RICHARD A. GOODWIN, A REGISTERED PROFESSIONAL LAND SURVEYOR,
DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED
FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

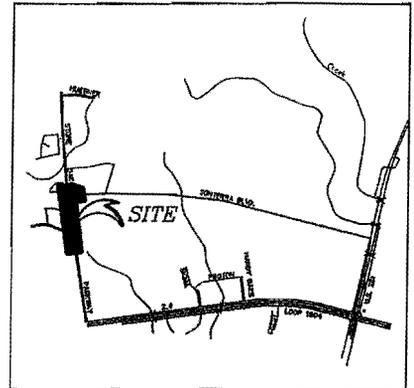
A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS
NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

SHERWOOD SURVEYING, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070


RICHARD A. GOODWIN 7/29/10
R.P.L.S #4069 STATE OF TEXAS



Location Map
Not To Scale

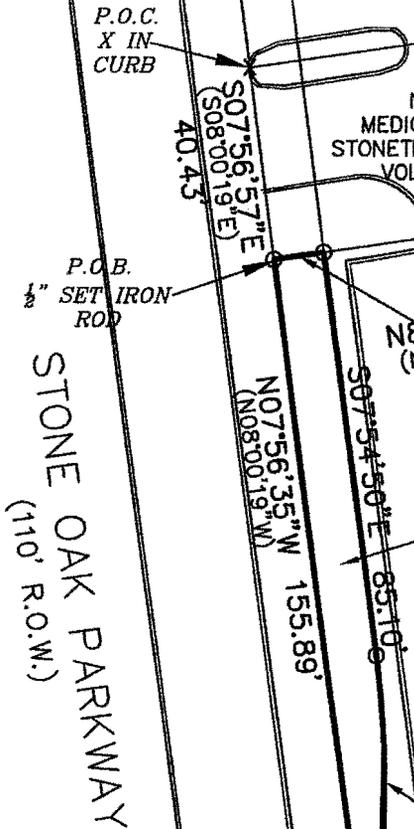


LOT 1
BLOCK 2
N.C.B. 16332
DANIEL G. KAMIN
SAN ANTONIO LLC
PRIMARY CAPITAL-
STONE OAK SUBD.
VOL. 9553 PG. 221
D.P.R.

LOT 8
BLOCK 2
N.C.B. 16332
MEDICAL STONETERRA
STONETERRA OFFICE PARK.
VOL. 9568 PG. 17
D.P.R.

PARCEL NO. 18793B
1,364 SQ. FT.
0.031 ACRES

LOT 10
BLOCK 2
N.C.B. 16332
STONETERRA LTD
STONETERRA OFFICE PARK.
VOL. 9568 PG. 17
D.P.R.



N82°02'38"E
(N81°59'16"E)
10.56'

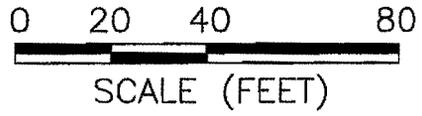
R=210.00
L=53.23
Tan=26.76
Δ=14°31'26"
S00°39'07"E 53.09

R=190.00
L=18.53
Tan=9.27
Δ=5°35'16"
S03°48'58"W 18.52



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- X FOUND "X"
- D.P.R. DEED AND PLAT RECORDS
- P.O.C. POINT OF COMMENCING
- P.O.B. POINT OF BEGINNING
- (XXX) RECORD INFORMATION
- R.O.W. RIGHT OF WAY



NOTE:
BASIS OF BEARING IS NAD 83 TEXAS STATE
PLANE COORDINATES, SOUTH CENTRAL ZONE

CITY OF
SAN ANTONIO

6477 FM 311
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 885-2170

SHERWOOD



SURVEYING, L.L.C.

SKETCH TO ACCOMPANY DESCRIPTION OF

A 0.031 ACRE TRACT OF LAND OUT OF
LOTS 10, BLOCK 2, STONETERRA OFFICE
PARK SUBDIVISION RECORDED IN VOLUME
9568, PAGE 17, DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS.

DATE: 4/06/10

DRAWN BY:RAL

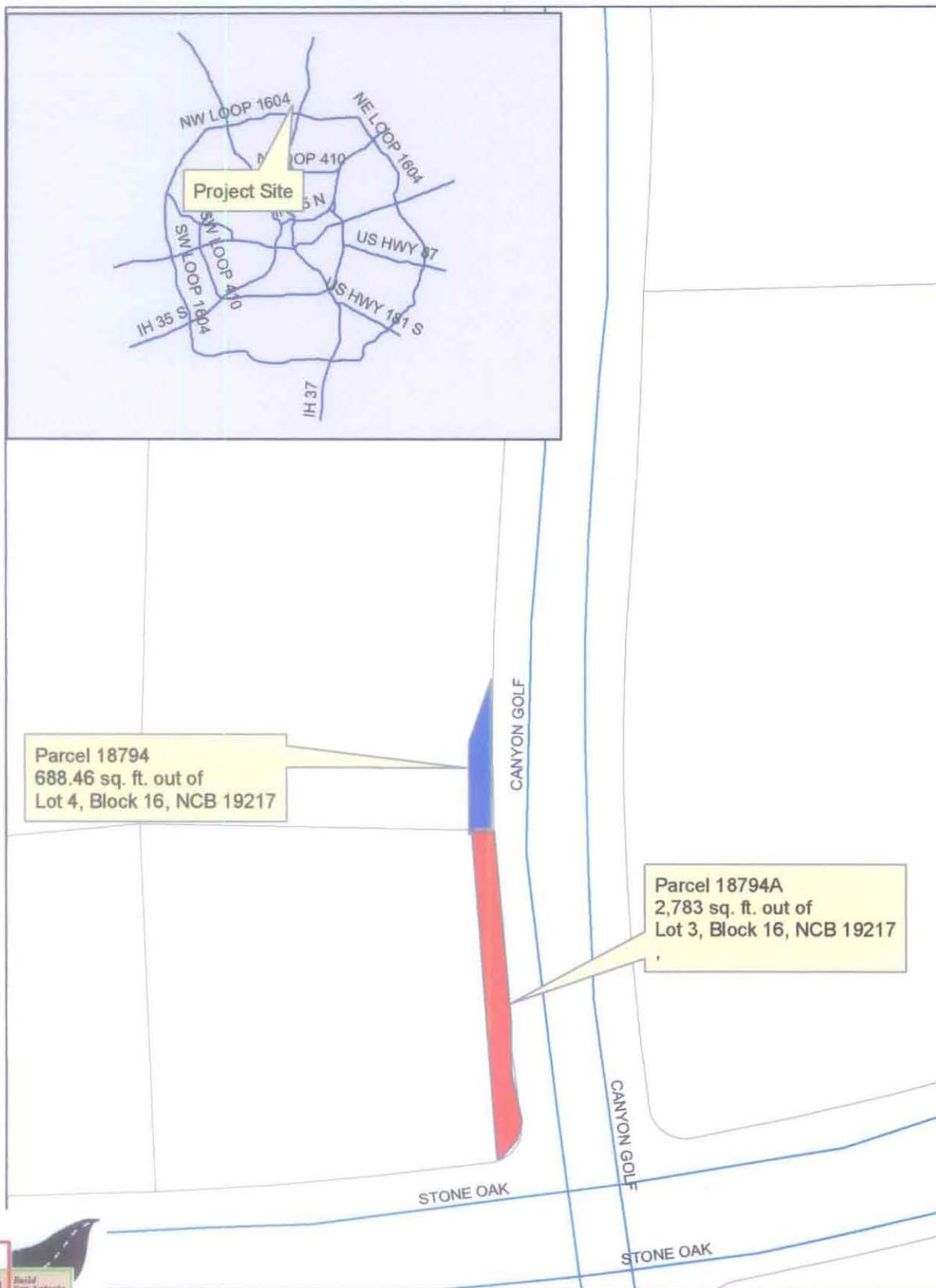
FILE: I:\SURVEY\ .dwg

FN NO. 9LAN003

PROJECT No.9LAN003

Stone Oak Parkway Deceleration Lane Project

Council District 9



Parcel 18794
688.46 sq. ft. out of
Lot 4, Block 16, NCB 19217

Parcel 18794A
2,783 sq. ft. out of
Lot 3, Block 16, NCB 19217



Not to scale

EXHIBIT E



0.016 ACRE TRACT
(688.46 Sq. Ft.)
9LAN004.DWG

FN NO. 9LAN004
APRIL 06, 2010
JOB NO. 9LAN004

**FIELDNOTE DESCRIPTION (PARCEL NO. 18794)
RIGHT OF WAY TAKING**

BEING A 0.016 ACRE TRACT OF LAND OUT OF LOT 4, BLOCK 16, N.C.B. 19217, MESA VERDE COMMERCIAL UNIT -1 SUBDIVISION, RECORDED IN VOLUME 9574, PAGE 61, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 0.016 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE EXISTING WESTERLY RIGHT OF WAY LINE OF CANYON GOLF ROAD (A 86' ROW) AND MARKING THE SOUTHEASTERLY CORNER OF SAID LOT 4 AND THE NORTHEASTERLY CORNER OF LOT 3, BLOCK 16, N.C.B. 19217, MESA VERDE COMMERCIAL UNIT -1 SUBDIVISION, RECORDED IN VOLUME 9574, PAGE 61, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND MARKING THE **POINT OF BEGINNING** OF THIS TRACT;

THENCE, N 88° 37' 51" W, ALONG THE COMMON SOUTHERLY LINE OF SAID LOT 4, AND THE NORTHERLY LINE OF SAID LOT 3, A DISTANCE OF 11.99 FEET TO A TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING THE SOUTHWESTERLY CORNER OF THIS TRACT;

THENCE, INTO AND ACROSS SAID LOT 4, THE FOLLOWING COURSES:

N 01° 28' 40" W, A DISTANCE OF 19.22 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING", MARKING A CORNER OF THIS TRACT;

N 08° 30' 59" E, A DISTANCE OF 81.33 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE WESTERLY RIGHT OF WAY LINE OF CANYON GOLF ROAD, MARKING THE NORTHERLY CORNER OF THIS TRACT, AND BEGINNING OF A CURVE TO THE LEFT;

THENCE, SOUTHEASTERLY, ALONG THE COMMON WESTERLY LINE OF SAID CANYON GOLF ROAD AND THE EASTERLY LINE OF SAID LOT 4, ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING A RADIUS OF 1816.41 FEET, A CENTRAL ANGLE OF 03°09'09", AN ARC LENGTH OF 99.94 FEET, AND A CHORD BEARING: S 00°14'58" E, 99.93 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF 0.016 ACRES OF LAND, MORE OR LESS;

I, RICHARD A. GOODWIN, A REGISTERED PROFESSIONAL LAND SURVEYOR,
DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED
FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS
NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

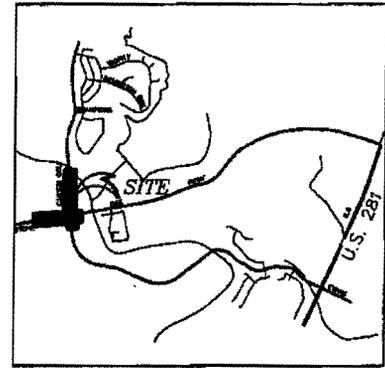
SHERWOOD SURVEYING, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070



RICHARD A. GOODWIN 04/06/10
R.P.L.S #4069 STATE OF TEXAS



Location Map
Not To Scale



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- D.P.R. DEED AND PLAT RECORDS
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT OF WAY

0 15 30 60

SCALE (FEET)

20' DRAIN, SANITARY SEWER,
WATER, & E.G.T.C.A. ESMT

25' BUILDING
SETBACK

CANYON GOLF ROAD
(86.00' R.O.W.)

LOT 4
BLOCK 16
N.C.B. 19217
MESA VERDE COMMERCIAL UNIT-1
VOL. 9574 PG. 61
DEED AND PLAT RECORDS
BEXAR COUNTY, TEXAS

81.33
N08°30'59"E

R=1816.41
L=99.94
Tan=49.98
Δ=3°09'09"
S00°14'58"E 99.93

PARCEL NO.
18794
688.48 Sq Ft
0.016 Ac.

N01°28'40"W
19.22

P.O.B.
TRACT 1

N88°37'51"W
11.99

10' DRAINAGE ESM'T

LOT 3
BLOCK 16
N.C.B. 19217
MESA VERDE COMMERCIAL UNIT-1
VOL. 9574 PG. 61
DEED AND PLAT RECORDS
BEXAR COUNTY, TEXAS

NOTE:
BASIS OF BEARING IS NAD 83 TEXAS STATE
PLANE COORDINATES, SOUTH CENTRAL ZONE

CITY OF
SAN ANTONIO

6477 FM 311
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 885-2170

SHERWOOD



SURVEYING, L.L.C.

SKETCH TO ACCOMPANY DESCRIPTION OF

A 0.016 ACRE TRACT OF LAND OUT OF
LOT 4, BLOCK 16, N.C.B. 19217, MESA
VERDE COMMERCIAL SUBDIVISION, UNIT 1,
RECORDED IN VOLUME 9574, PAGE 61
DEED AND PLAT RECORDS OF BEXAR
COUNTY, TEXAS.

DATE: 04/06/10

DRAWN BY:RAL

FILE: I:\SURVEY\ .dwg

FN NO. 9LAN004

PROJECT No.9LAN004

Sherwood Surveying, L.L.C.



Residential - Commercial

6477 FM311
P.O. Box 992
Spring Branch, Texas 78070
830-228-5446 OFFICE
830-885-2170 FAX

0.064 ACRE TRACT
(2,783 Sq. Ft.)
9LAN004.DWG

FN NO. 9LAN004
APRIL 6, 2010
JOB NO. 9LAN004

**FIELDNOTE DESCRIPTION (PARCEL NO. 18794A)
RIGHT OF WAY TAKING**

BEING A 0.064 ACRE TRACT OF LAND OUT OF LOT 3, BLOCK 16, N.C.B. 19217, MESA VERDE COMMERCIAL UNIT -1 SUBDIVISION, RECORDED IN VOLUME 9574, PAGE 61, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS; SAID 0.064 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A SET $\frac{1}{2}$ " IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON THE EXISTING CURVING WESTERLY RIGHT OF WAY LINE OF CANYON GOLF ROAD (A 86' ROW) AND MARKING THE SOUTHEASTERLY CORNER OF LOT 4, BLOCK 16, N.C.B. 19217, MESA VERDE COMMERCIAL UNIT -1 SUBDIVISION, RECORDED IN VOLUME 9574, PAGE 61, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND THE NORTHEASTERLY CORNER OF SAID LOT 3, AND MARKING THE **POINT OF BEGINNING** OF THIS TRACT;

THENCE, ALONG THE COMMON WESTERLY LINE OF SAID CANYON GOLF ROAD AND THE EASTERLY LINE OF SAID LOT 3, THE FOLLOWING COURSES:

SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1816.41 FEET, A CENTRAL ANGLE OF $06^{\circ}21'36''$, AN ARC LENGTH OF 201.63 FEET, AND A CHORD BEARING: S $05^{\circ}00'21''$ E, 201.53 FEET TO A SET $\frac{1}{2}$ " IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING A CORNER OF THIS TRACT AND BEINNING OF A CURVE TO THE RIGHT;

SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF $90^{\circ}40'47''$, AN ARC LENGTH OF 39.57 FEET, AND A CHORD BEARING: S $37^{\circ}08'13''$ W, 35.56 FEET TO A SET $\frac{1}{2}$ " IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON COMMON SOUTHERLY LINE OF SAID LOT 3 AND THE NORTHERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY MARKING A CORNER OF THIS TRACT;

THENCE, S $82^{\circ}38'07''$ W, ALONG THE NORTHERLY RIGHT OF WAY LINE OF STONE OAK PARKWAY, AND SOUTHERLY BOUNDARY LINE OF SAID LOT 3, A DISTANCE OF 15.36 FEET COMMON A SET $\frac{1}{2}$ " IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING THE SOUTHWESTERLY CORNER OF THIS TRACT, AND BEGINNING OF A CURVE TO THE LEFT;

THENCE, INTO AND ACROSS SAID LOT 3, THE FOLLOWING COURSES:

NORTHEASTERLY, ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 28.00 FEET, A CENTRAL ANGLE OF 90°51'53", AN ARC LENGTH OF 44.40 FEET, AND A CHORD BEARING: N 37°25'00" E, 39.90 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" MARKING A CORNER OF THIS TRACT AND BEGINNING OF A CURVE TO THE RIGHT;

NORTHWESTERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 1841.38 FEET, A CENTRAL ANGLE OF 04°53'46", AN ARC LENGTH OF 200.51 FEET, AND A CHORD BEARING: N 04°53'46" W, 200.41 FEET TO A SET ½" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" SITUATED ON COMMON SOUTHERLY LINE OF SAID LOT 4 AND THE NORTHERLY LINE OF SAID LOT 3, MARKING THE NORTHWESTERLY CORNER OF THIS TRACT;

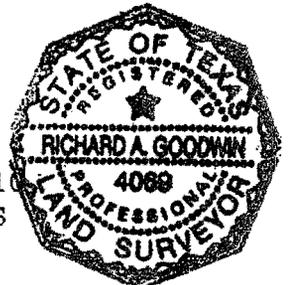
THENCE, S 88°37'51" E, ALONG THE COMMON SOUTHERLY LINE OF SAID LOT 4 AND THE NORTHERLY LINE OF SAID LOT 3, A DISTANCE OF 11.99 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF 0.064 ACRES OF LAND, MORE OR LESS;

I, RICHARD A. GOODWIN, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

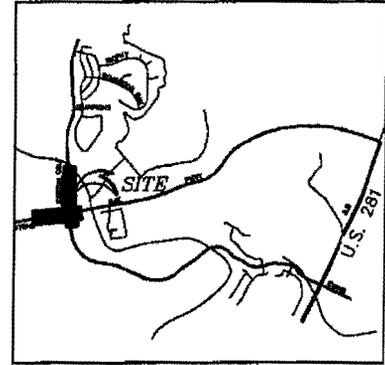
A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

SHERWOOD SURVEYING, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070


RICHARD A. GOODWIN 04/06/1
R.P.L.S #4069 STATE OF TEXAS



Location Map
Not To Scale



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- D.P.R. DEED AND PLAT RECORDS
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT OF WAY

0 20 40 80

SCALE (FEET)

LOT 4
BLOCK 16
N.C.B. 19217
MESA VERDE COMMERCIAL UNIT-1
VOL. 9574 PG. 61
DEED AND PLAT RECORDS
BEXAR COUNTY, TEXAS

S88°37'51"E
11.99

P.O.B.
TRACT 2

10' DRAINAGE ESMT.

CANYON GOLF ROAD
(9600' R.O.W.)

20' DRAIN, SANITARY SEWER,
WATER, & E.G.T.C.A. ESMT

R=1841.38
L=200.51
Tan=100.35
Δ=6°14'20"
N04°53'46"W 200.41

R=1816.41
L=201.63
Tan=100.92
Δ=6°21'36"
S05°00'21"E 201.53

LOT 3
BLOCK 16
N.C.B. 19217
MESA VERDE COMMERCIAL UNIT-1
VOL. 9574 PG. 61
DEED AND PLAT RECORDS
BEXAR COUNTY, TEXAS

PARCEL NO.
18794A
2,783 Sq Ft
0.064 Ac.

R=28.00
L=44.40
Tan=28.43
Δ=90°51'53"
N37°25'00"E 39.90

25' BUILDING
SETBACK

R=25.00
L=39.57
Tan=25.30
Δ=90°40'47"
S37°08'13"W 35.56

STONE OAK PARKWAY
(110' R.O.W.)

S82°38'07"W
15.36

NOTE:
BASIS OF BEARING IS NAD 83 TEXAS STATE
PLANE COORDINATES, SOUTH CENTRAL ZONE

CITY OF
SAN ANTONIO

6477 FM 311
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 885-2170

SHERWOOD



SURVEYING, L.L.C.

SKETCH TO ACCOMPANY DESCRIPTION OF

A 0.064 ACRE TRACT OF LAND OUT OF
LOT 3, BLOCK 16, N.C.B. 19217, MESA
VERDE COMMERCIAL SUBDIVISION, UNIT 1,
RECORDED IN VOLUME 9574, PAGE 61
DEED AND PLAT RECORDS OF BEXAR
COUNTY, TEXAS.

DATE: 04/06/10

DRAWN BY:RAL

FILE: I:\SURVEY\ .dwg

FN NO. 9LAN004

PROJECT No.9LAN004