

Exhibit A



Exhibit "A"  
Page 1 of 3  
April 8, 2019  
Parcel 23-Lift Station(REV\_1)

Parcel Take  
E. Gartara Survey  
Abstract -5  
Bexar County, Texas

## DESCRIPTION

**DESCRIPTION OF A 0.623 ACRE TRACT OF LAND SITUATED IN THE E. GARTARA SURVEY, ABSTRACT NO. 5 AND BEING A PORTION OF THAT CERTAIN 106.195 ACRE TRACT OF LAND, IN COUNTY BLOCK 5193, AS DESCRIBED IN A DEED TO REIDEL'S, INC., OF RECORD IN VOLUME 5690, PAGE 1205 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, SAID 0.623 ACRE TRACT, AS DEPICTED ON THE ACCOMPANYING DRAWING ENTITLED WOMAN HOLLERING, EXHIBIT "A" PARCEL 23 LIFT STATION AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGINNING** at a 1/2-inch iron rod found and held for corner, being the southwest corner of said 106.195 acre tract, being also the southeast corner of that certain 14.309 acre tract of land, in County Block 5193, as described in a deed to Harold Bauer, et al, of record in Document No. 2005098534 of the Official Public Records of Bexar County, being also in the north line of I. H. 10 (also known as U. S. 90) a varying width Right-Of-Way and being the southwest corner of the herein described tract;

**THENCE** North 30° 13' 47" West, with the west line of said 106.195 acre tract, the east line of said 14.309 acre tract, and the west line of the herein described tract, for a distance of 180.70 feet to a 1/2-inch iron rod with cap stamped "CFA" set for the northwest corner of the herein described tract and from which a 1/2-inch iron rod found and held for corner being the northwest corner of said 106.195 acre tract bears North 30° 13' 47" West a distance of 690.79 feet;

**THENCE** departing the east line of said 14.309 acre tract, and over and across said 106.195 acre tract, with the north and east lines of the herein described tract, the following two (2) courses and distances;

1. North 59° 46' 16" East, for a distance of 141.88 feet to a 1/2-inch iron rod with cap stamped "CFA" set for the northeast corner of the herein described tract, and
2. South 30° 14' 19" East, for a distance of 202.13 feet to a 1/2-inch iron rod with cap stamped "CFA" set for the southeast corner of the herein described tract, being also in the south line of said 106.195 acre tract and being in the north line of said I. H. 10;

**THENCE** South 68° 21' 23" West, with the south line of said 106.195 acre tract, the north line of said I. H. 10 and the south line of the herein described tract, for a distance of 143.52 feet the **POINT OF BEGINNING** and containing 0.623 acres of land, more or less.

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Bearings are based on the Texas Coordinate System of 1983, South Central Zone (NAD\_83 (2011)). All distances were adjusted to the surface using a Surface Adjustment Factor of 1.00013. (Surface = Grid X Surface Adjustment Factor)

I certify that this description was prepared from a survey made on the ground, between December of 2016 and April of 2019, under my supervision.

COBB, FENDLEY & ASSOCIATES

*William D. Warrick*      *April 8, 2019*

William D. Warrick, RPLS  
Texas Registration No. 4426



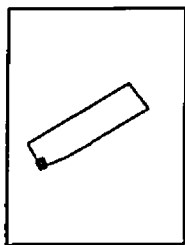
G:\Survey\PROJECTS\2015\1512-043-01-Shertz Woman Hollering\Data\Metes&Bounds\1512-043-01\_Task 03B\_Womans Hollering\_P23-Lift Station.docx

# BEXAR COUNTY, TEXAS

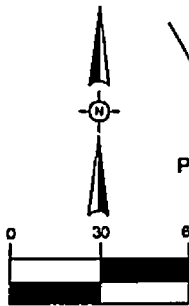
E. GARTARA ABST. NO. 5

**NOTES:**

1. BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE (NAD\_83 (2011)). ALL DISTANCES SHOWN HEREON WERE ADJUSTED TO SURFACE FROM 0,0 USING A SURFACE ADJUSTMENT FACTOR OF 1.000130.
2. REFERENCE IS HEREON MADE TO THE METES AND BOUNDS DESCRIPTION OF THIS TRACT, OF THE SAME DATE, ACCOMPANYING THIS SKETCH.
3. THIS IS TO CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND DECEMBER 1, 2016 THROUGH APRIL 4, 2019, BY ME OR UNDER MY SUPERVISION, THAT THIS SURVEY PLAT REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY, AND THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL LAND SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 1A, CONDITION II, LAND TITLE SURVEY.



SITE MAP  
NOT TO SCALE



**LEGEND**

- 1/2-INCH IRON ROD WITH CAP STAMPED "CFA" SET
- 1/2-INCH IRON ROD FOUND
- P.O.B. POINT OF BEGINNING
- P.O.R. POINT OF REFERENCE
- O.P.R.B.C.TX. OFFICIAL PUBLIC RECORDS BEXAR COUNTY TEXAS
- P — PROPERTY LINE
- ROW — RIGHT-OF-WAY LINE

MICHAEL A. HUNTER  
(9.536 ACRES)  
COUNTY BLOCK 5193  
VOL. 11929, PG. 1002  
O.P.R.B.C.TX.

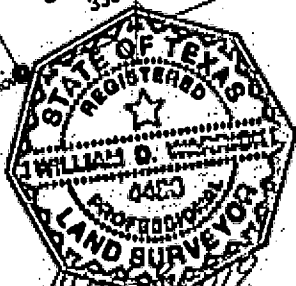
REIDEL'S INC.  
(106.195 ACRES)  
COUNTY BLOCK 5193  
VOL. 5690, PG. 1205  
O.P.R.B.C.TX.

0.623 ACRES

HAROLD BAUER, ET AL  
(14.309 ACRES)  
COUNTY BLOCK 5193  
DOC. No. 2005098534  
O.P.R.B.C.TX.

HAROLD BAUER  
(10.635 ACRES)  
COUNTY BLOCK 5193  
VOL. 11705, PG. 32  
O.P.R.B.C.TX.

REVISIONS:  
04/04/2019 - ALIGNMENT



WILLIAM D. WARRICK, R.P.L.S.  
TEXAS REGISTRATION No. 4426  
COBB, FENDLEY & ASSOCIATES, INC.

**FLOOD NOTE:**

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE A (SHADED) - SPECIAL FLOOD HAZARD AREAS (SFHAs) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD (NO BASE FLOOD ELEVATIONS DETERMINED), FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 48029C 0455G THAT BEARS AN EFFECTIVE/REVISED DATE OF SEPTEMBER 29, 2010. THE SURVEYOR MAKES NO ASSURANCE AS TO THE ACCURACY OF THE DELINEATIONS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP. THIS STATEMENT IS FOR INSURANCE PURPOSES ONLY AND IS NOT AN OPINION THAT THE PROPERTY WILL OR WILL NOT FLOOD. A FLOOD STUDY WAS NOT CONDUCTED ON THE PROPERTY.

Draw: WFC; PROJECTS\2015\1512-043-01-Schertz Woman Hollering\Coastal\ASSET\WFC\_Lift\_Station\_Reidels Inc\_RCV1.dwg - Tab: SHEET 1 - Plotted: 4/4/2019 2:21 PM By: DAVID ROGERS

PROJECT:	- WOMAN HOLLERING
JOB NUMBER:	- 1512-043-01
DATE:	- APRIL 4, 2019
FIELDBOOK:	- N/A
DESIGN:	- N/A
DRAWN:	- D. ROGERS
CHECK:	- B. WARRICK
APPROVE:	- B. WARRICK
SCALE:	- 1"=100'



## CobbFendley

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WOMAN HOLLERING  
EXHIBIT "A"  
PARCEL 23  
LIFT STATION  
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