

METES AND BOUNDS DESCRIPTION
FOR HELIPAD REZONING

A 0.388 of an acre, or 16,900 square feet more or less, tract of land being out of the remainder of Lot 28, Block 4 of the Methodist Health System Culebra Campus recorded in Volume 9571, Pages 168-170 of the Deed and Plat Records of Bexar County, Texas, in New City Block (N.C.B.) 17640 of the City of San Antonio, Bexar County, Texas and in the name of Methodist Healthcare System of San Antonio, LTD., L.L.P. recorded in Volume 12227, Page 1079 of the Official Public Records of Bexar County, Texas. Said 0.388 of an acre tract being more fully described as follows, with bearings based on the Texas Coordinate System established for the South Central Zone from the North American Datum of 1983 NAD 83 (NA2011) epoch 2010.00:

COMMENCING: At a found ½" iron rod with a yellow cap stamped "Pape-Dawson" on the north right-of-way line of State Highway 151, a variable width public right-of-way, at the northwest corner of Lot 6, Block 1, S.H. 151 Apartments, recorded in Volume 9633, Pages 118-120, of said Deed and Plat Records;

THENCE: N 48°16'23" W, along and with said north right-of-way line, same being the south line of a remaining portion of a 64.56 acre tract, conveyed to Methodist Healthcare System of San Antonio LP, recorded in Volume 18427, Page 662, of the Official Public Records of Bexar County, Texas, a common line, a distance of 262.25 feet to a point;

THENCE: N 41°43'17" E, departing said common line,, over and across said remaining 64.56 acres, a distance of 348.14 feet to a found ½" iron rod with a yellow cap stamped "Pape-Dawson" at an interior corner of said remainder of Lot 28;

THENCE: N 41°43'17" E, along and with the east line of said remainder of Lot 28, a distance of 183.08 feet to a found ½" iron rod with a yellow cap stamped "Pape-Dawson" at an interior corner of said remainder of Lot 28;

THENCE: N 44°07'34" W, departing said east line, over and across said remainder of Lot 28, a distance of 130.60 feet to the POINT OF BEGINNING of the herein described tract;

THENCE: Continuing, over and across said remainder of Lot 28, the following bearings and distances:

N 86°00'03" W, a distance of 130.00 feet to a point;

N 03°59'57" E, a distance of 130.00 feet to a point;

S 86°00'03" E, a distance of 130.00 feet to a point;

THENCE: S 03°59'57" W, a distance of 130.00 feet to the POINT OF BEGINNING and containing 0.388 of an acre in the City of San Antonio, Bexar County, Texas. Said tract being described in conjunction with an exhibit prepared under job number 8357-11 by Pape-Dawson Engineers, Inc.

“This document was prepared under 22TAC138.95, does not 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.”

PREPARED BY: Pape-Dawson Engineers, Inc.
DATE: June 14, 2023
JOB NO. 8357-11
DOC. ID. N:\CIVIL\8357-11\WORD\8357-11 ZONING 0.388AC.docx





LOCATION MAP

NOT-TO-SCALE

LEGEND:

- D.R. DEED RECORDS OF BEXAR COUNTY, TEXAS
- O.P.R. OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
- D.P.R. DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS
- P.R. PLAT RECORDS OF BEXAR COUNTY, TEXAS

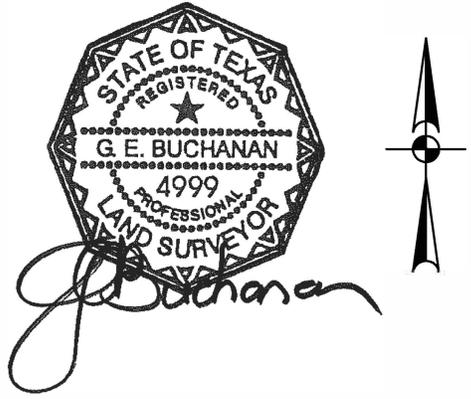
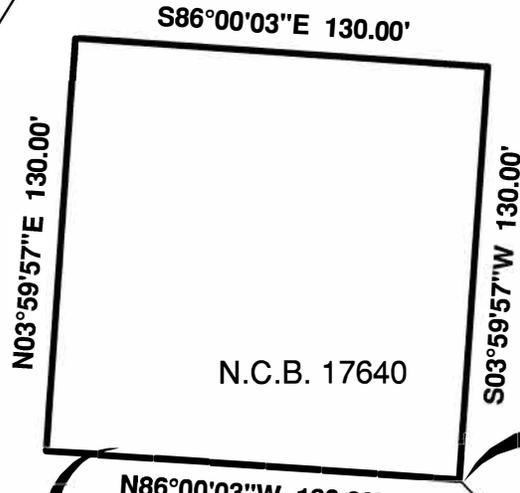
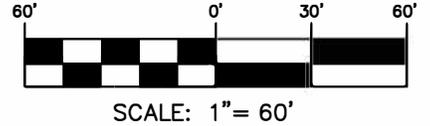
NOTES:

1. THIS EXHIBIT IS ISSUED IN CONJUNCTION WITH A METES AND BOUNDS DESCRIPTION PREPARED UNDER JOB NO. 8357-11 BY PAPE-DAWSON ENGINEERS, INC.
2. THE BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE FROM THE NORTH AMERICAN DATUM OF 1983 NAD 83 (NA2011) EPOCH 2010.00.

**EXHIBIT OF
A HELIPAD FOR REZONING**

A 0.388 ACRE, OR 16,900 SQUARE FEET MORE OR LESS, TRACT OF LAND BEING OUT OF THE REMAINDER OF LOT 28, BLOCK 4 OF THE METHODIST HEALTH SYSTEM CULEBRA CAMPUS RECORDED IN VOLUME 9571, PAGES 168-170 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, IN NEW CITY BLOCK (N.C.B.) 17640 OF THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

METHODIST HEALTH SYSTEM
CULEBRA CAMPUS
REMAINDER OF LOT 28, BLOCK 4
VOL. 9571, PGS. 168-170 DPR



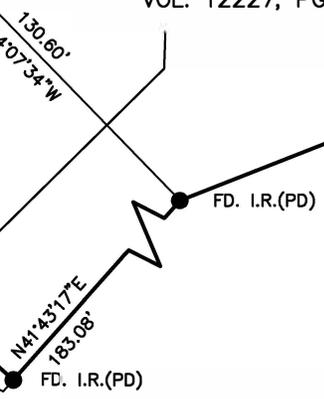
ZONING EXHIBIT
“This document was prepared under 22TAC138.95, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.”

HELIPAD FOR REZONING
**0.388 OF
AN ACRE**
(16,900 SQUARE FEET
MORE OR LESS)

P.O.B.

METHODIST HEALTHCARE SYSTEM
OF SAN ANTONIO, LTD., L.L.P.
VOL. 12227, PG. 1079 OPR

STATE HIGHWAY 151
(VARIABLE WIDTH PUBLIC R.O.W.)



REMAINDER OF 64.56 ACRES
METHODIST HEALTHCARE SYSTEM
OF SAN ANTONIO LP
VOL. 18427, PG. 662 OPR

LOT 6, BLOCK 1
N.C.B. 17642
S.H. 151 APARTMENTS
VOL. 9633, PGS 118-120 DPR

P.O.C.
FD. 1/2" I.R.(PD)

Date: Jun 14, 2023, 9:55am User: ID: BBUCHANAN File: N:\CIVIL\8357-11\8357-11_ZN_0.388AC.dwg

SHEET 1 OF 1
JUNE 2023
JOB No.: 8357-11



2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800

REFERENCE: