

**MACINA • BOSE • COPELAND and ASSOCIATES, INC**  
 CONSULTING ENGINEERS AND LAND SURVEYORS

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**METES AND BOUNDS**  
**DESCRIPTION OF**

A 3.253 acre (141,687 square feet) tract of land out of a called 12.82 acre tract of land being Lot 1, Block 14, New City Block 17647, as recorded in Volume 9617, Page 105 of the Deed and Plat Records, Bexar County, Texas, out of the Thomas York Survey No. 201 ½, abstract 825, county block 4400, Bexar County, Texas, situated in the City of San Antonio, Texas, and being more particularly described in a clockwise manner as follows:

**BEGINNING:** At a point, said point being the northwest corner of Oak Creek Community, Unit 1, as recorded in Volume 7600, Pages 232-233, of the Deed and Plat Records, Bexar County, Texas, said point, being on the east right-of-way line of Charles Anderson Loop (F.M. 1604) (a public right-of-way varies);

**THENCE:** N 00°23'36" W, 260.07 feet, leaving the north line of said Oak Creek Community, Unit-1, along and with the east right-of-way line of said Charles Anderson Loop (F.M. 1604), to a point;

**THENCE:** N 89°37'30" E, 544.99 feet, leaving the east right-of-way line of said Charles Anderson Loop (F.M. 1604) to a point, said point being on the west line of said Oak Creek Community, Unit-1;

**THENCE:** S 00°23'47" E, 259.89 feet, along and with the west line of said Oak Creek Community, Unit-1, to a point, said point being on the north line of said Oak Creek Community, Unit-1;

Z-2022-10700337

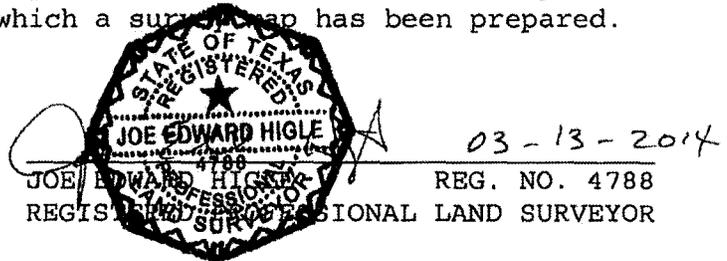
PA-2022-11600118

Z2014180

THENCE: S 89°36'24" W, 545.00 feet, along and with the north line of said, Oak Creek Community, Unit-1, to the POINT OF BEGINNING of this tract.

"This description is based on the Land Title Survey and plat made by Joe Edward Higle #4788 Registered Professional Surveyor on March 13, 2014"

I, Joe Edward Higle, Registered Professional Land Surveyor do hereby affirm that this description is based on the results of a survey made on the ground by the firm of Macina, Bose, Copeland and Associates, Inc., of which a survey map has been prepared.



30567-0671  
March 13, 2014  
JEH/nt