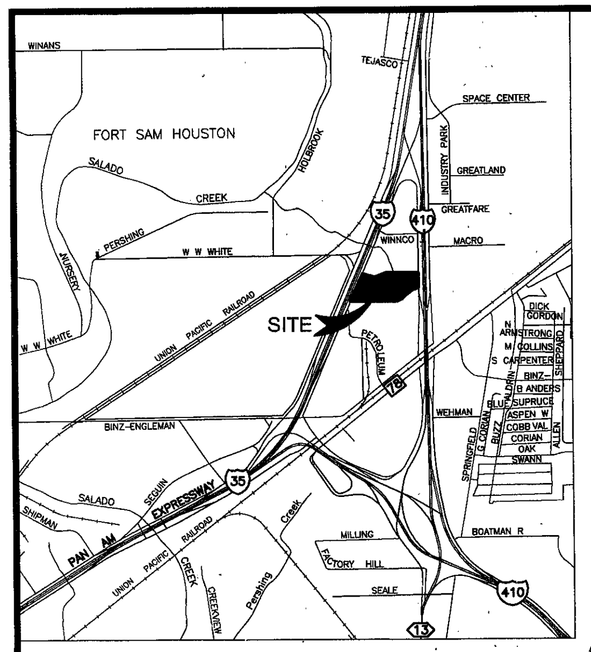
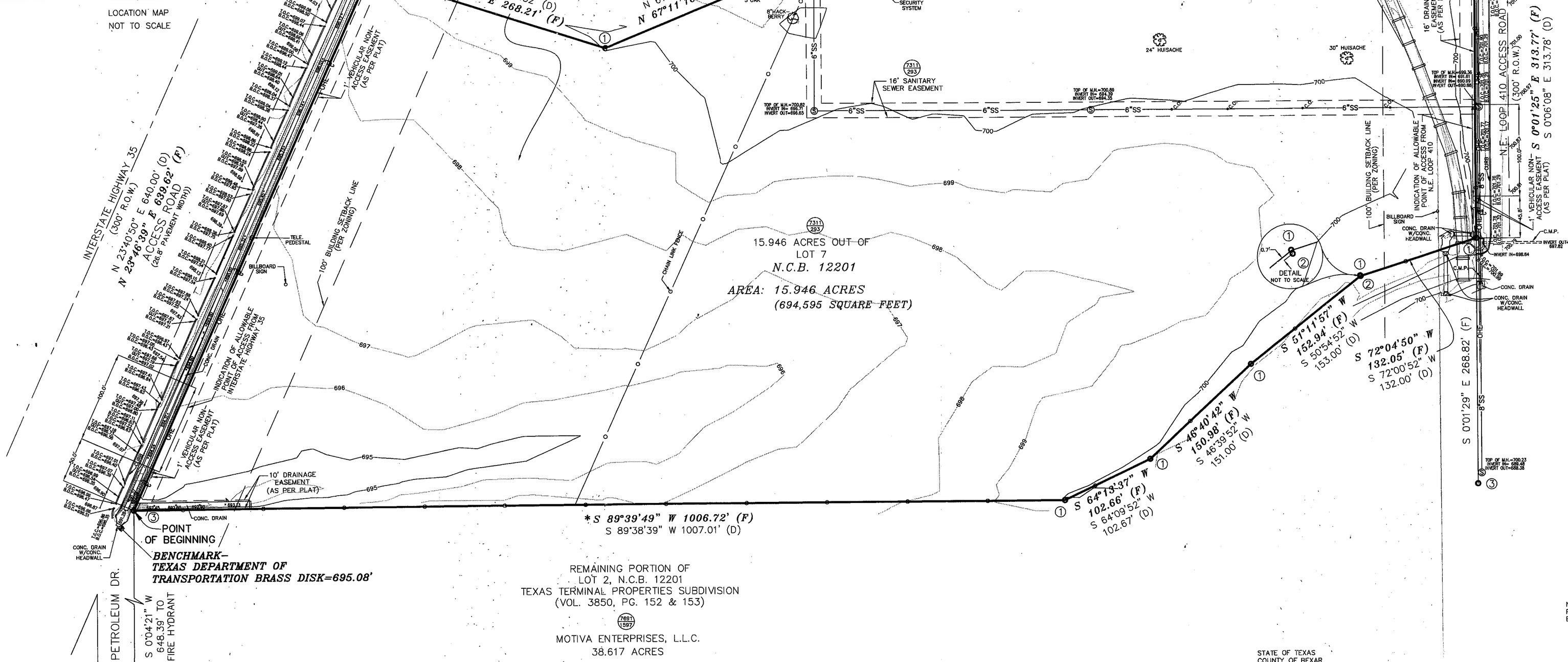
THIS PROPERTY IS LOCATED IN ZONE X ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM AS DEFINED BY FEDERAL EMERGENCY MANAGEMENT AGENCY; BEXAR COUNTY, TEXAS; FLOOD BOUNDARY MAP NUMBER 48029C 0458 E & 0459 E AS DATED FEBRUARY 16, 1996.

*REFERENCE BEARING DETERMINED FROM STATE PLANE COORDINATES BASED ON NAD 83 (CORS 96) (EPOCH 2002.0000) ALL OTHER BEARINGS ARE RELATIVE TO THIS BEARING.

NOTES:
1 = FOUND IRON BAR
2 = SET 1/2" IRON BAR WITH ORANGE CAP MARKED SINCLAIR & ASSOCIATES
3 = CONCRETE TXDOT R.O.W. MONUMENT
VOL/PG = BEXAR COUNTY PLAT RECORDS
VOL/PG = BEXAR COUNTY DEED, REAL PROPERTY OR OFFICIAL PUBLIC RECORDS
(F) = FIELD BEARING
(P) = PLAT BEARING
—O— = CHAIN LINK FENCE
Ⓢ = SANITARY SEWER MANHOLE
SS = SANITARY SEWER LINE
W = WATER LINE
= POWER POLE
OHE = OVER HEAD ELECTRIC
= LIGHT POLE
= FIRE HYDRANT
R.O.W. = RIGHT-OF-WAY
CONC. = CONCRETE
C.O. = CLEANOUT
N.E. = NORTHEAST
C.M.P. = CORRUGATED METAL PIPE
W/CONC. = WITH CONCRETE
M.H. = MANHOLE





FIELDNOTES OF A SURVEY OF

15.946 acres out of Lot 7, New City Block 12201, WSI Properties Subdivision, City of San Antonio as shown by plat of record in Volume 8600 at pages 1 and 2 of the Plat Records of Bexar County, Texas, being that 15.962-acre tract of land described in deed of record in Volume 7311 at page 293 of the Official Public Records of Bexar County, Texas and being more particularly described by metes and bounds, as surveyed, as follows:

Beginning at a concrete TXDOT ROW monument with a brass disk found set in the ground at the point of intersection of the southeast right-of-way line of Interstate Highway 35 and the east right-of-way line of Petroleum Dr., a corner of Lot 2, New City Block 12201, Texas Terminal Properties Subdivision as shown by plat of record in Volume 3850 at pages 152 and 153 of the Plat Records of Bexar County, Texas, the southwest corner of Lot 7, New City Block 12201, WSI Properties Subdivision as shown by plat of record in Volume 8600 at pages 1 and 2 of the Plat Records of Bexar County, Texas, the southwest corner of a 15.962-acre tract of land described in deed of record in Volume 7311 at page 293 of the Official Public Records of Bexar County, Texas and the northwest corner of a 38.617 acre tract of land described in deed of record in Volume 7691 at page 1597 of the Official Public Records of Bexar County, Texas, for the southwest corner of this tract;

Thence N 23°46'39" E with the southeast right-of-way line of Interstate Highway 35, the northwest boundary line of said Lot 7 and the northwest boundary line of said 15.962-acre tract a distance of 639.62 feet to an iron bar found set in the ground, the northwest corner of said 15.962-acre tract and the southwest corner of a 20.936-acre tract of land described in deed of record in Volume 7311 at page 429 of the Official Public Records of Bexar County, Texas, for the northwest corner of this tract;

Thence S 72°09'10" E crossing said Lot 7 with a northeast boundary line of said 15.962-acre tract and the southwest boundary line of said 20.936-acre tract a distance of 268.21 feet to an iron bar found set in the ground, a corner of said 15.962-acre tract and a corner of said 20.936-acre tract, for a corner of this tract;

Thence N 67°11'16" E with a northwest boundary line of said 15.962-acre tract and a southeast boundary line of said 20.936-acre tract a distance of 251.98 feet to an iron bar found set in the ground, a corner of said 15.962-acre tract and a corner of said 20.936-acre tract, for a corner of this tract;

Thence N 89°42'49" E with the north boundary line of said 15.962-acre tract and the south boundary line of said 20.936-acre tract a distance of 708.25 feet to an ½" iron bar with an orange cap marked "Sinclair and Associates" set in the ground in the west right-of-way line of N.E. Loop 410, the northeast corner of said 15.962-acre tract and the southeast corner of said 20.936-acre tract, for the northeast corner of this tract;

Thence S 0°01'25" E with the west right-of-way line of Loop 410, the east boundary line of said Lot 7 and the east boundary line of said 15.962-acre tract a distance of 313.77 feet to an ½" iron bar found set in the ground, the southeast corner of said Lot 7, the southeast corner of said 15.962-acre tract and the northeast corner of said 38.617-acre tract, for the southeast corner of this tract;

Thence S 72°04'50" W with a southeast boundary line of said Lot 7, a southeast boundary line of said 15.962-acre tract and a northwest boundary line of said 38.617-acre tract a distance of 132.05 feet to an ½" iron bar with an orange cap marked "Sinclair and Associates" set in the ground, a corner of said Lot 7, a corner of said 15.962-acre tract and a corner of said 38.617-acre tract, for a corner of this tract;

Thence S 51°11'57" W with a southeast boundary line of said Lot 7, a southeast boundary line of said 15.962-acre tract and a northwest boundary line of said 38.617-acre tract a distance of 152.94 feet to an ½" iron bar found set in the ground, a corner of said Lot 7, a corner of said 15.962-acre tract and a corner of said 38.617-acre tract, for a corner of this tract;

Thence S 46°40'42" W with a southeast boundary line of said Lot 7, a southeast boundary line of said 15.962-acre tract and a northwest boundary line of said 38.617-acre tract a distance of 150.98 feet to an ½" iron bar found set in the ground, a corner of said Lot 7, a corner of said 15.962-acre tract and a corner of said 38.617-acre tract, for a corner of this tract;

Thence S 64°13'37" W with a southeast boundary line of said Lot 7, a southeast boundary line of said 15.962-acre tract and a northwest boundary line of said 38.617-acre tract a distance of 102.66 feet to an ½" iron bar found set in the ground, a corner of said Lot 7, a corner of said 15.962-acre tract and a corner of said 38.617-acre tract, for a corner of this tract;

Thence S 89°39'49" W with the south boundary line of said Lot 7, the south boundary line of said 15.962-acre tract and the north boundary line of said 38.617-acre tract a distance of 1,006.72 feet to the Point of Beginning.

Containing 15.946 acres (694,595 square feet) of land, more or less.

NOTE: THE PROPERTY HEREON DESCRIBED IS THE SAME AS THE PERTINENT PROPERTY AS DESCRIBED IN MARATHON TITLE COMPANY, COMMITMENT NO. 2006839, EFFECTIVE DATE NOVEMBER 10, 2006.

ALTA/ACSM
LAND TITLE SURVEY OF
15.946 ACRES OUT OF
LOT 7
NEW CITY BLOCK 12201
WSI PROPERTIES SUBDIVISION
CITY OF SAN ANTONIO
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

WE, SINCLAIR & ASSOCIATES, INC. CERTIFY TO:

RICHARD S. HILL AND ASSIGNS AND MARATHON TITLE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA, ACSM AND NSPS IN 2005, AND INCLUDES ITEMS NO. 1, 2, 3, 4, 5, 6, 8, 10, 11 AND 13 OF TABLE A THEREOF. PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA, NSPS, AND ACSM AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, UNDERSIGNED FURTHER CERTIFIES THAT:

PROPER FIELD PROCEDURES, INSTRUMENTATION, AND ADEQUATE SURVEY PERSONNEL WERE EMPLOYED IN ORDER TO ACHIEVE RESULTS COMPARABLE TO THOSE OUTLINED IN THE "MINIMUM ANGLE, DISTANCE, AND CLOSURE REQUIREMENTS FOR SURVEY MEASUREMENTS WHICH CONTROL LAND BOUNDARIES FOR ALTA/ACSM LAND TITLE SURVEY."

BY: _____
LEMUEL SINCLAIR
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5142

DATE: DECEMBER 7, 2006
REVISED: DECEMBER 12, 2006 (BILLBOARD SHOWN ALONG IH 35)
REVISED: JANUARY 3, 2007 (RAILROAD EASEMENT REMOVED)
REVISED: JANUARY 10, 2007 (AFFIDAVIT REGARDING RAIL SPUR EASEMENTS)
REVISED: JANUARY 15, 2007 (REVISED TITLE COMMITMENT)
REVISED: MARCH 2, 2007 (EFFECTIVE DATE OF COMMITMENT)

SINCLAIR & ASSOC., INC.
3201 CHERRY RIDGE SUITE A101
SAN ANTONIO, TEXAS 78230
210-341-4518

JOB NUMBER: S-200619085
SHEET 1 OF 1

BUYER: RICHARD S. HILL AND ASSIGNS
ADDRESS: NOTE: PHYSICAL ADDRESS CAN ONLY BE ISSUED AFTER SUBJECT PROPERTY HAS BEEN PLATTED.
G.F. NO. 2007287
DRAWN BY: MTS CREW CHIEF: R.G.

VOL. 8600,	PG. 1 & 2	DEED AND PLAT	RECORDS	
VOL. 3981,	PG. 479	DEED	RECORDS	-PIPELINE ESM'T. BLANKET EASEMENT.
VOL. 4187,	PG. 462	OFFICIAL PUBLIC	RECORDS	-CONSENT AND WAIVER
VOL. 7311,	PG. 305	OFFICIAL PUBLIC	RECORDS	-SETTLEMENT AGREEMENT
VOL. 7311,	PG. 332	OFFICIAL PUBLIC	RECORDS	-SETTLEMENT AGREEMENT, FIRST AMENDMENT
VOL. 7311,	PG. 336	OFFICIAL PUBLIC	RECORDS	-APPLIES AND AFFECTS SUBJECT PROPERTY
VOL. 7311,	PG. 347	OFFICIAL PUBLIC	RECORDS	-RESTRICTIONS
VOL. 7311,	PG. 478	OFFICIAL PUBLIC	RECORDS	-16' SANITARY SEWER & RAILROAD SPUR EASEMENT
VOL. 7681,	PG. 662	OFFICIAL PUBLIC	RECORDS	-SETTLEMENT AGREEMENT, SECOND AMENDMENT
VOL. 9943,	PG. 2190	OFFICIAL PUBLIC	RECORDS	-APPLIES AND AFFECTS SUBJECT PROPERTY
VOL. 12613,	PG. 1767	OFFICIAL PUBLIC	RECORDS	-AFFIDAVIT REGARDING RAIL EASEMENTS

City Public Service
YOLANDA ARISPE
144 NAVARRO ST.
1-800-545-6005
SAN ANTONIO, TX. 78205

San Antonio Water Sytems
RAUL LOPEZ
2800 U.S. HWY. 281 N.
SAN ANTONIO, TX. 78298
210-233-3875

BEFORE DIGGING CALL:
1-800-DIG-TESS

ZONE I-2, (HEAVY INDUSTRIAL)

MAXIMUM BUILDING HEIGHT RESTRICTION 60'.

NO FLOOR SPACE RESTRICTIONS.

100' FRONT, 0 SIDE AND 0 REAR BUILDING SETBACK LINE, WHEN SUBJECT PROPERTY NOT ABUTTING A RESIDENTIAL ZONE.

"NO BUILDINGS."

NO OBSERVABLE EVIDENCE OF GAS.

NO EVIDENCE OF WATER.