

AN ORDINANCE 2006 - 02 - 02 - 0157

ACCEPTING DEEDS FOR SIGNALIZATION EASEMENTS FROM: NORTHSIDE INDEPENDENT SCHOOL DISTRICT IN COUNCIL DISTRICT 6, AND STANLEY L. HELMKE IN COUNCIL DISTRICT 10; IN CONNECTION WITH THE HUD 108 CAPITAL IMPROVEMENTS DISTRICT WIDE ACCESS AND MOBILITY PROGRAM PROJECT.

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

SECTION 1. The City Manager, or her designee, is hereby authorized and directed to accept, on behalf of the City, Easement Dedication Deeds for the real property described in **Exhibit A and Exhibit B**. Copies of the respective Deeds together with field note descriptions are attached hereto and incorporated herein. The parcels are also described as:

A tract of land containing 0.088 acres, more or less, out of Lot 1, Block 22, NCB 19300, as recorded in Volume 9558, Page 63, of the Plat Records of Bexar County, Texas (Parcel 17942); and

16.00 square feet out of Lot 14, Block 16-A, NCB 10442, Northridge Park Subdivision, City of San Antonio, Bexar County, Texas as recorded in Volume 3025, Page 172-174 of the Deed and Plat Records of Bexar County Texas (Parcel 17921E).

SECTION 2. A transaction in the amount of \$4,616.00 will be entered to record the value of this like kind transaction in compliance with GASB 33. This computation is based upon the value listed by the Bexar County Appraisal District and the percentage of the total property being gifted to the city.

SECTION 3. The financial allocations in this Ordinance are subject to approval by the Director of Finance for the City of San Antonio. The Director may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Cost Centers, WBS Elements, Internal Orders, General Ledger Accounts, and Fund Numbers as necessary to carry out the purpose of this Ordinance.

SECTION 4. The City Manager, or her designee, is authorized to perform any administrative tasks necessary for the completion of such conveyance of real property.

SECTION 5. This ordinance shall take effect on the 12th of February, 2006.

PASSED AND APPROVED this the 2nd day of February, 2006.



M A Y O R

PHIL HARDBERGER

ATTEST:



CITY CLERK

APPROVED AS TO FORM:



City Attorney

cl/ 8/12/05

PARCEL: 17942
PROJECT: STEVENS H.S. SIGNAZATION
NAMP-District 6

EASEMENT - DEDICATION
(Permanent)

STATE OF TEXAS }
 }
COUNTY OF BEXAR }

KNOW ALL MEN BY THESE PRESENTS:

NORTHSIDE INDEPENDENT SCHOOL DISTRICT, acting by and through its superintendent, DR. JOHN M. FOLKS, hereinafter referred to as "GRANTORS", dedicate to the CITY OF SAN ANTONIO, Bexar County, Texas, hereinafter referred to as "GRANTEE", whose mailing address is P.O. Box 839966, San Antonio, Texas 78283-3966, a signalization easement and right-of-way over, across, under, and upon the following described lands located in Bexar County, Texas, to-wit:

Being a tract of land containing 0.088 acres, more or less, out of Lot 1, Block 22, NCB 19300, as recorded in Volume 9558, Page 63, of the Plat Records of Bexar County, Texas, and being more particularly described by metes and bounds as shown on Exhibit "A" attached hereto and made a part hereof;

together with the right of ingress and egress over said right-of-way for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and removing said signalization improvements and appurtenances; the right to relocate the improvements within the easement; the right to remove from the property all trees and parts thereof, or other obstructions, which may interfere with the exercise of the rights granted hereunder; the right to excavate, deposit or to fill material thereon; levelling and/or grading as necessary, and the right of exercising all other rights hereby granted, and GRANTORS expressly covenant and agree for themselves, their heirs, executors and administrators, that no building of any kind will be placed on said easement and right-of-way herein granted.

TO HAVE AND TO HOLD the above described easement and rights unto the said GRANTEE, its successors and assigns, until the use of said right-of-way shall be abandoned.

And GRANTORS do hereby bind themselves, their heirs, executors and administrators to WARRANT AND FOREVER DEFEND all and singular the above described easement and rights unto the said GRANTEE, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this the 16 day of August, 2005.

NORTHSIDE INDEPENDENT SCHOOL DISTRICT

BY: John M. Folks
Dr. John M. Folks

EASEMENT DEDICATION (Permanent) - PARCEL 17942 - Page 2

STATE OF TEXAS }

COUNTY OF BEXAR }

This instrument was acknowledged before me on this the 16 day of August, 2005, by Dr. John M. Folks, on behalf said School District.



[Handwritten Signature]
Notary Public Signature

**AFTER RECORDING
PLEASE RETURN TO:**
Real Estate Section/9th Floor
City of San Antonio
P. O. Box 839966
San Antonio, TX. 78283-3966

PREPARED FOR: Stevens High School Signalization Easement
Parcel No.

FIELD NOTES TO DESCRIBE
0.088 ACRE SIGNALIZATION EASEMENT

A TRACT OF LAND CONTAINING 0.088 ACRES, MORE OR LESS, OUT OF LOT 1, BLOCK 22, NCB 19300 AS RECORDED IN VOLUME 9558, PAGE 63, OF THE PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY AS FOLLOWS:

COMMENCING: From a $\frac{1}{2}$ "iron rod found on the East line of North Ellison Drive being the most westerly corner of aforementioned Lot 1

THENCE: With the East line of North Ellison Drive along a curve to the left, an arc length of 497.31 feet and whose chord bears S $33^{\circ} 27' 22''$ E, 496.73 feet to the Northwest Corner and POINT of BEGINNING of the hereinafter described easement:

THENCE: Leaving the East line of North Ellison Drive, over and across said Lot 1, the following three courses and distances:

N $50^{\circ} 39' 28''$ E, 35.00 Feet to a point for the Northeast Corner;

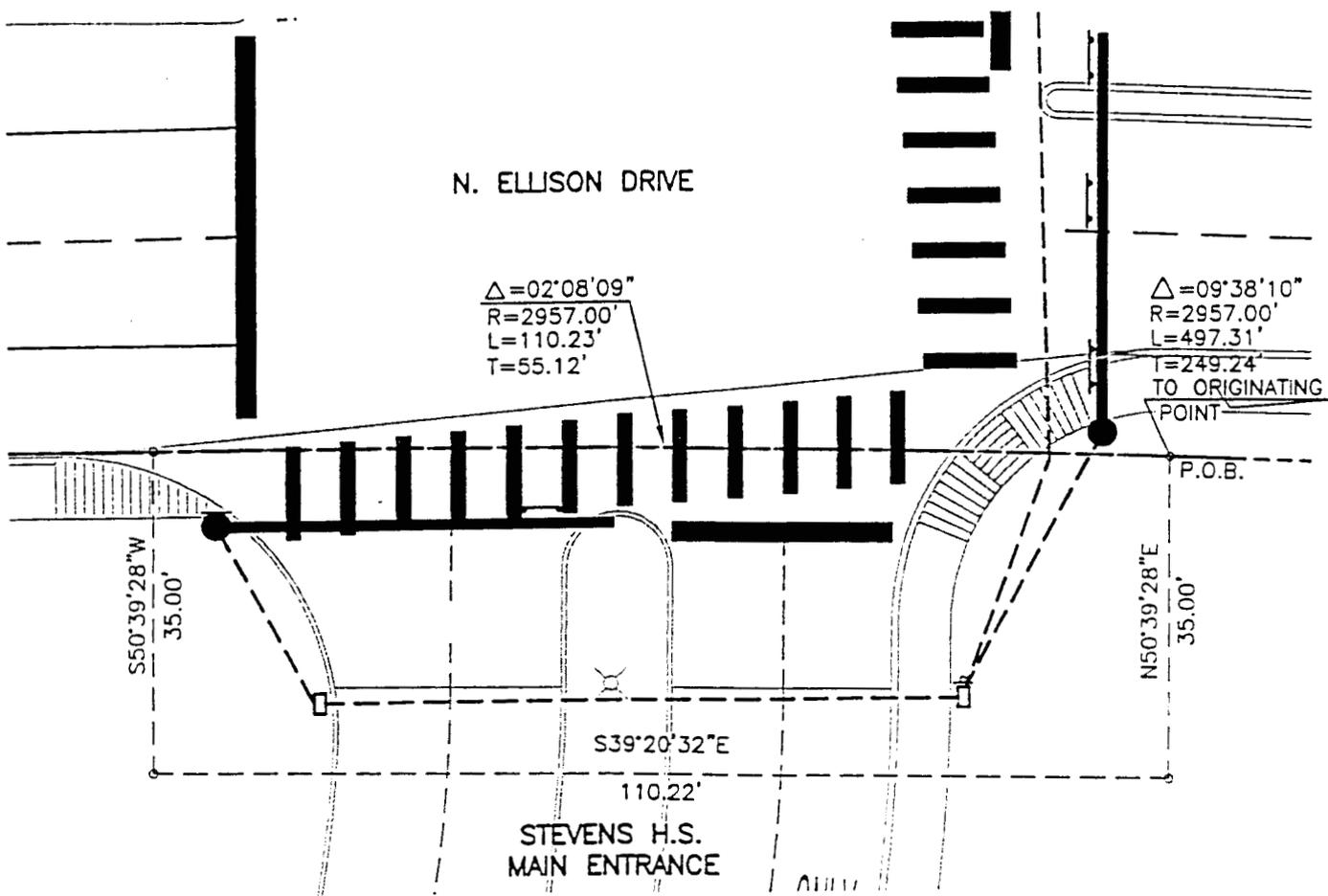
S $39^{\circ} 20' 32''$ E, 110.22 Feet a point for the Southeast Corner;

S $50^{\circ} 39' 28''$ W, 35.00 Feet to a point in the East line of North Ellison Drive for the Southwest corner;

THENCE: With the curve to the right along the East line of North Ellison Drive, an arc length of 110.23 feet and whose chord bears N $39^{\circ} 20' 32''$ W, 110.22 feet to the POINT of BEGINNING of this easement, containing 0.088 acres, more or less.

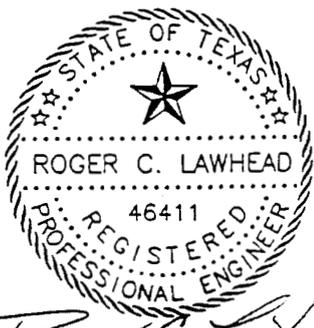


Roger C. Lawhead
8-5-05



SIGNALIZATION EASEMENT

SCALE: 1"=20'



Roger C. Lawhead
8-5-05

DATE: 8-8-2005

JOB NO.: 04-047



ENGINEERING CO., INC.
4335 W. PIEDRAS DR. SUITE 210
SAN ANTONIO, TEXAS 78228
PH. (210) 734-4388
FAX (210) 734-6401

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

CL 111 2006 (Ordinance #) (Date of Ordinance)

Parcel: 17921 Project: School Flashing Beacon

NAMP-District 10

EASEMENT - DEDICATION (Permanent)

STATE OF TEXAS } COUNTY OF BEXAR }

KNOW ALL MEN BY THESE PRESENTS:

THAT, STANLEY L. HELMKE, hereinafter referred to as "GRANTORS", dedicate to the CITY OF SAN ANTONIO, Bexar County, Texas, hereinafter referred to as "GRANTEE", whose mailing address is P.O. Box 839966, San Antonio, Texas 78283-3966, a drainage easement and right-of-way over, across, under, and upon the following described lands located in Bexar County, Texas, to-wit:

A Permanent Easement containing 16.00 square feet out of Lot 14, Block 16-A, N. C. B. 10442, Northridge Park Subdivision, City of San Antonio, Bexar County, Texas as recorded in Volume 3025, Page 172-174 of the Deed and Plat Records of Bexar County, Texas, and being more particularly described by metes and bounds as shown on Exhibit "A" attached hereto and made a part hereof;

together with the right of ingress and egress over said right-of-way for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and removing said drainage improvements and appurtenances; the right to relocate the improvements within the easement; the right to remove from the property all trees and parts thereof, or other obstructions, which may interfere with the exercise of the rights granted hereunder; the right to excavate, deposit or to fill material thereon; levelling and/or grading as necessary, and the right of exercising all other rights hereby granted, and GRANTORS expressly covenant and agree for themselves, their heirs, executors and administrators, that no building of any kind will be placed on said easement and right-of-way herein granted.

TO HAVE AND TO HOLD the above described easement and rights unto the said GRANTEE, its successors and assigns, until the use of said right-of-way shall be abandoned.

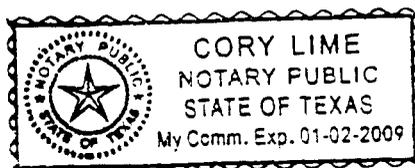
And GRANTORS do hereby bind themselves, their heirs, executors and administrators to WARRANT AND FOREVER DEFEND all and singular the above described easement and rights unto the said GRANTEE, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this the 12th day of January, 2006.

Handwritten signature of Stanley L. Helmke above the printed name STANLEY L. HELMKE.

STATE OF TEXAS } COUNTY OF BEXAR }

This instrument was acknowledged before me on this the 12th day of January, 2006, by Stanley L. Helmke.



Handwritten signature of Cory Lime above the printed text 'Notary Public Signature'.

AFTER RECORDING PLEASE RETURN TO: Real Estate Section, 9th Floor City of San Antonio P. O. Box 839966 San Antonio, TX. 78283-3966

EXHIBIT 'A'
PARCEL #17921E
PERMANENT EASEMENT

Field notes for a Permanent Easement containing 16.00 square feet out of Lot 14, Block 16-A, N.C.B. 10442, Northridge Park Subdivision, City of San Antonio, Bexar County, Texas as recorded in Volume 3025, Page 172-174 of the Deed and Plat Records of Bexar County, Texas and being more particularly described by metes and bounds as surveyed as follows:

BEGINNING: at an "X" set in concrete on the top of a retaining wall along the east right of way line of North New Braunfels, being 5.30 feet from a 1/2" iron pin found at the point of intersection with the north right-of-way line of Tophill Road and also being the southwest corner of Lot 14, Block 16-A, N.C.B. 10442, Northridge Park Subdivision, City of San Antonio, Bexar County, Texas as recorded in Volume 3025, Page 172-174 of the Deed and Plat Records of Bexar County, Texas for the southwest corner of this easement;

THENCE: N 0°26'10" E with the east right-of-way line of North New Braunfels Avenue and the west boundary line of Lot 14, Block 16-A, N.C.B. 10442 a distance of 4.00 feet to an "X" set in concrete on the top of a retaining wall for the northwest corner of this easement;

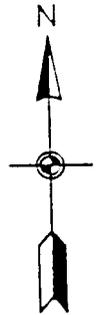
THENCE: S 89°33'50"E a distance of 4.00 feet to a 1/2" iron pin set for the northeast corner of this easement;

THENCE: S 0°26'10"W a distance of 4.00 feet to a 1/2" iron pin set for the southeast corner of this easement;

THENCE: N 89°33'50" W a distance of 4.00 feet to the POINT OF BEGINNING for this easement containing 16.00 square feet, more or less.

8/3/05

Ralph Rossberg



Scale: 1"=10'

N. New Braunfels Ave.

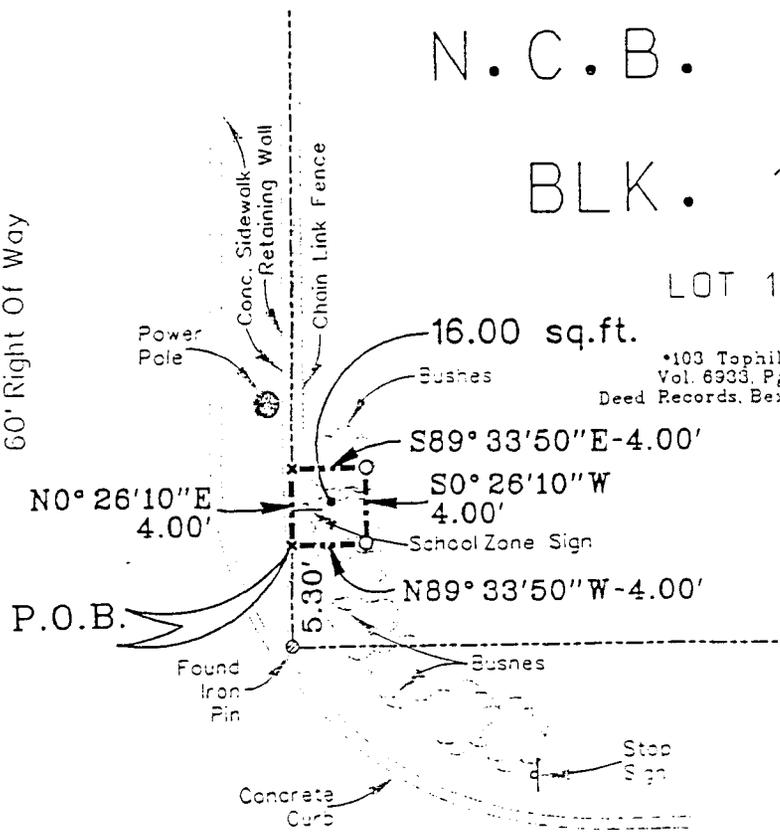
60' Right Of Way

N.C.B. 10442

BLK. 16-A

LOT 14

•103 Tophill Rd.
Vol. 6933, Pg. 524
Deed Records, Bexar Co., Tx.



Tophill Rd.

50' Right Of Way

Plat Reference:
Northridge Park Subdivision
Volume 8025, Pages 172-174
Deed & Plat Records
Bexar County, Texas

LEGEND

- - 1/2" iron pin set at each corner with orange plastic cap marked "COSA PW" on top
- ✕ - "X" set in concrete
- ⊗ - 1/2" iron pin found

SURVEY OF:

A PERMANENT EASEMENT CONTAINING 16.00 SQ. FT. OUT OF LOT 14, BLOCK 16-A, N.C.B. 10442, CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT IS TRUE AND CORRECT ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND THAT THERE ARE NO VISIBLE ENCROACHMENTS OR EASEMENTS EXCEPT AS SHOWN.

HIS 31TH DAY OF AUGUST, 2005.



Razi S. Hosseini

RAZI S. HOSSEINI
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 5174

CITY OF SAN ANTONIO
DEPT. OF PUBLIC WORKS
ENGINEERING DIVISION
DATE: MAY 13, 2005
SURVEYOR: N. DEL VALLE, BK. *35