

TEXAS TRANSPORTATION COMMISSION

JOHNSON, TRAVIS and WILLIAMSON Counties      **MINUTE ORDER**

Page 1 of 2

FORT WORTH and AUSTIN Districts

The Texas Transportation Commission (commission) has determined that in order to promote the public safety, to facilitate the safety and movement of traffic, and to preserve the financial investment of the public in its highways, public necessity requires the construction, expansion, enlargement, extension, or operation of the following toll projects in this state as a part of the state highway system (highway system), as described in this order.

The commission has determined that each of the following listed parcels of land, each being more particularly described in the exhibits attached to this order and being designated, identified, and listed by an alphabetical exhibit reference in this order under "CONTROLLED ACCESS", and such additional lesser estates or property interests described in the exhibits, are necessary or convenient for use for such purposes and it is necessary to acquire fee simple title to said land, as provided by Transportation Code, §203.051, §203.052, and §203.054, as a part of the highway system to be constructed, expanded, enlarged, extended, or operated thereon.

The commission has determined that in order to facilitate the flow of traffic and promote the public safety and welfare and in the exercise of the police power of the state for the preservation of human life and safety, and under existing laws, the toll projects to be constructed on said parcels of land are designated as controlled access highways, and on such parcels of land where there is remaining abutting private property, roads are to be built as a part of said toll projects whereby the right of ingress and egress to or from the remaining private property abutting on said toll project is to be permitted and/or denied, as designated and set forth on each of the exhibits attached to this order.

The commission, through its duly authorized representatives, has attempted to negotiate with the owner of the parcels of land described in the attached exhibits and has been unable to agree with such owner as to the fair market value of said parcels of land and damages, if any, or after diligent search of available records, numerous inquiries, and actual visits to the location of said parcels of land has been unable to locate the owner of same so as to enter into negotiations for the purchase of said parcels of land.

IT IS THEREFORE ORDERED by the commission that the executive director is hereby authorized and directed to transmit this request to the attorney general to file or cause to be filed against all owners, lienholders, and any owners of other interests in said parcels of land, proceedings in eminent domain to acquire in the name of and on behalf of the state, for said purposes, fee simple title to each such parcel of land as are more particularly described in each of the following exhibits attached to this order, and such additional lesser estates or property interests as are more fully described in each of the following exhibits, save and excepting oil, gas and sulphur as provided by law:

TEXAS TRANSPORTATION COMMISSION

JOHNSON, TRAVIS and WILLIAMSON Counties      **MINUTE ORDER**

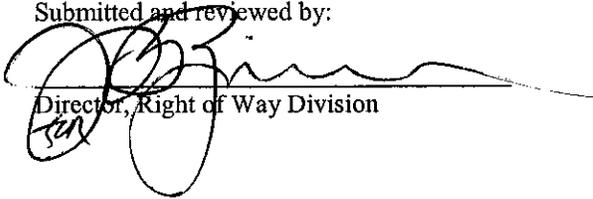
Page 2 of 2

FORT WORTH and AUSTIN Districts

CONTROLLED ACCESS

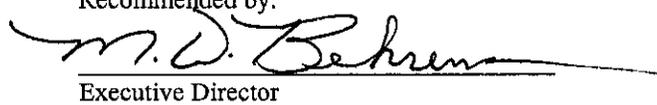
<u>EXHIBIT</u>	<u>COUNTY</u>	<u>HIGHWAY</u>	<u>CSJ NO.</u>	<u>PARCEL</u>
A	Williamson	SH 130	0440-05-007	206AC
B	Travis	SH 130	0440-06-008	366
C	Johnson	SH 121	0504-05-002	1
D	Johnson	SH 121	0504-05-002	2
E	Johnson	SH 121	0504-05-002	10
F	Johnson	SH 121	0504-05-002	33

Submitted and reviewed by:



Director, Right of Way Division

Recommended by:



Executive Director

**110123 JUN 30 05**

Minute      Date  
Number      Passed

County: Williamson  
Parcel No.: 206-AC  
Highway: S.H. 130  
Limits: From: I.H. 35 and S.H. 195, North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

Segment: 1  
From: Sta. 0+00  
To: Sta. 693+00

**Federal Aid**

Project No.: HP 1196 (1)  
ROW / CSJ : 0440-05-007

**CONTROL OF ACCESS DESCRIPTION FOR PARCEL 206-AC**

BEING A CONTROL OF ACCESS LINE DELINEATING A DENIAL OF ACCESS TO AND FROM THE TRANSPORTATION FACILITY TO AND FROM THE ADJACENT PROPERTY, IN THE JOHN BERRY SURVEY, ABSTRACT NO. 51, WILLIAMSON COUNTY, TEXAS, ALONG THE COMMON BOUNDARY OF INTERSTATE HIGHWAY 35 AND THE PETROLEUM WHOLESALE, L.P. TRACT, CALLED A 5.81 ACRE TRACT DESCRIBED IN VOLUME 2206, PAGE 691, OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, CONVEYED BY ASSUMPTION WARRANTY DEED RECORDED IN VOLUME 2676, PAGE 623, OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, AND A NOTICE OF CONVERSION RECORDED IN DOCUMENT NO. 2003011087, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; SAID CONTROL OF ACCESS LINE AS SHOWN ON THE ACCOMPANYING PARCEL PLAT, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**COMMENCING** for reference at a found 1/2-inch iron rod on the north line of the Elenora Stabeno and Curtis Stabeno tract, a called 38.1334 acre tract described in Volume 609, Page 82, Deed Records of Williamson County, Texas, at the east corner of said 5.81 acre tract and the south corner of the Kenneth R. Buchhorn, Richard Wayne Buchhorn and Gayle Ann McElhanon Tract, known as Tract One, a called 9.181 acre tract described in Volume 2238, Page 258, Official Records of Williamson County, Texas;

**THENCE**, S 70° 10' 53" W, with the common line between said 5.81 acre tract and said 38.1334 acre tract, a distance of 832.65 feet to a found 1/2-inch iron rod on a curve of the existing east right-of-way line of said Interstate Highway 35 (I.H.35), 320.40 feet left of proposed S.H. 130 baseline station 44+88.16 and 320.40 feet left of proposed I.H.35 baseline station 1621+04.50, at the southwest corner of said 5.81 acre tract and the northwest corner of said 38.1334 acre tract, for the **POINT OF BEGINNING** of this Control of Access Line;

**THENCE**, with said existing right-of-way line of said I.H.35, being the common line between said I.H. 35 and said 5.81 acre tract, the following three (3) courses:

- 1) Along said curve to the right, having a radius of 2814.80 feet, a central angle of 07° 34' 24", a chord which bears N 27° 20' 27" E, a distance of 371.79 feet, an arc distance of 372.07 feet to a set 1/2-inch iron rod with TxDOT aluminum cap, (to be replaced with a TxDOT Type II monument after right-of-way acquisition is complete) at the non-tangent end of said curve;

**MINUTE ORDER EXHIBIT A**  
**PAGE 2 OF 5**

County: Williamson  
Parcel No.: 206-AC  
Highway: S.H. 130  
Limits: From: I.H. 35 and S.H. 195, North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

Segment: 1  
From: Sta. 0+00  
To: Sta. 693+00

**Federal Aid**

Project No.: HP 1196 (1)  
ROW / CSJ : 0440-05-007

- 2) N 31° 17' 08" E, a distance of 165.10 feet to a found TxDOT Type I monument at the non-tangent beginning of a curve to the left;
  
- 3) Along said curve to the left, having a radius of 2914.93 feet, a central angle of 02° 48' 11", at an arc distance of 42.09 feet pass a set 1/2-inch iron rod with TxDOT aluminum cap (to be replaced with a TxDOT Type II monument after right-of-way acquisition is complete), in all a total arc distance of 142.61 feet, a chord which bears N 29° 47' 19" E, a distance of 142.59 feet to a set 1/2-inch iron rod with TxDOT aluminum cap stamped "COA", 455.70 feet left of proposed S.H. 130 baseline station 38+41.09 and 453.65 feet left of proposed I.H. 35 baseline station 1614+38.51, for the **POINT OF TERMINATION** of this Control of Access Line, from which a found 1/2-inch iron pipe at the north corner of said 5.81 acre tract and the west corner of the Petroleum Wholesale L.P. tract, a called 3.08 acre tract as described in Volume 1755, Page 696, Official Records of Williamson County, Texas, and conveyed by a Notice of Conversion recorded in Document No. 2003011087, Official Public Records of Williamson County, Texas, bears along a curve to the left, having a radius of 2914.93 feet, a central angle of 04° 28' 12", a chord which bears N 26° 09' 08" E, a distance of 227.35 feet, an arc distance of 227.41 feet;

County: Williamson  
Parcel No.: 206-AC  
Highway: S.H. 130  
Limits: From: I.H. 35 and S.H. 195, North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

Segment: 1  
From: Sta. 0+00  
To: Sta. 693+00

**Federal Aid**

Project No.: HP 1196 (1)  
ROW / CSJ: 0440-05-007

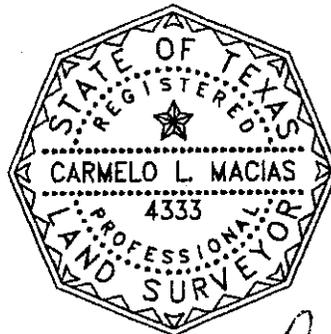
All bearings shown hereon are based upon the Texas State Plane Coordinate System, NAD83 (1986), Central Zone. All distances shown hereon are surface distances. The SH-130 Segment "1" State Plane Grid to Project Surface Adjustment Scale Factor is 1.00011.

Access is denied to and from the transportation facility across the Control of Access Line as herein described.

STATE OF TEXAS           §  
  §       KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF TRAVIS       §

That I, Carmelo L. Macias, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas, this the 8<sup>th</sup> day of March, 2005 A.D.



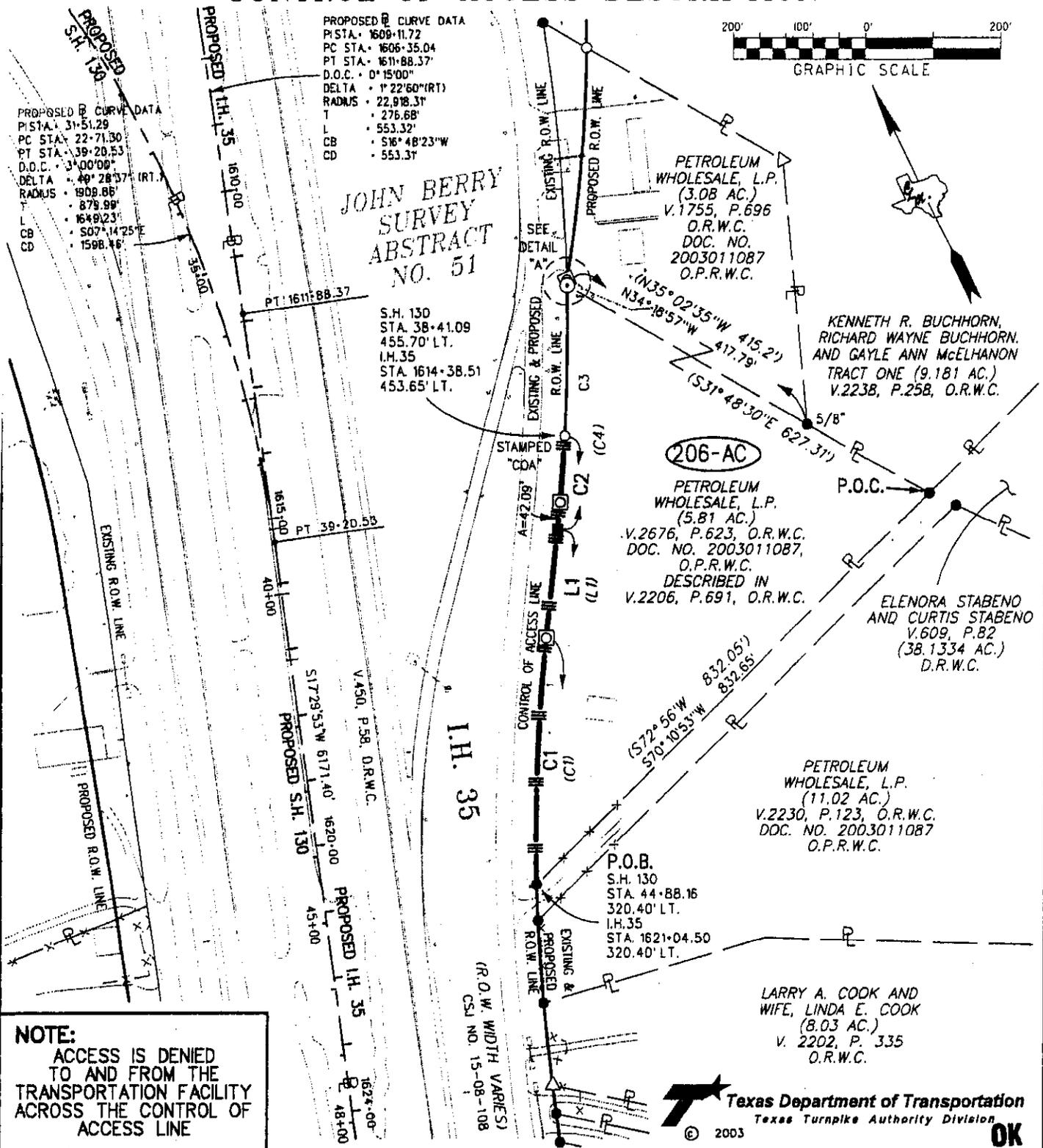
MACIAS & ASSOCIATES, INC.  
5410 South 1st Street  
Austin, Texas 78745

*Carmelo L. Macias*  
Carmelo L. Macias  
Registered Professional Land Surveyor  
No. 4333 - State of Texas

EXHIBIT " "

PAGE 4 OF 5  
03/08/05 R1

PLAT TO ACCOMPANY  
CONTROL OF ACCESS DESCRIPTION



**NOTE:**  
ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE CONTROL OF ACCESS LINE

Texas Department of Transportation  
Texas Turnpike Authority Division  
© 2003 **OK**

<b>MACIAS &amp; ASSOC.</b>		<b>PARCEL PLAT SHOWING PROPERTY OF PETROLEUM WHOLESALE, L.P.</b>		<b>PARCEL NUMBER 206-AC</b>	
LAND SURVEYORS		T.T.A. PROJECT		ACRES	
★ ★ ★ ★		<b>STATE HIGHWAY 130</b>		N/A	
5410 SOUTH 1ST STREET		DISTRICT		DEED AREA	
AUSTIN, TEXAS 78745 PH. (512)442-7875		T.T.A.		5.81	
FAX (512)442-7876		COUNTY		REMAINDER AREA	
EMAIL: MACIASURVEY@EARTHLINK.NET		WILLIAMSON		N/A	
FILE	P206-AC	FEDERAL AID PROJECT NO.	HP 1196 (1)	SQUARE FEET	N/A
SCALE	1" = 200'	R.O.W.-C. S. J. NO.	0440-05-007		

EXHIBIT " " "

PAGE 5 OF 5  
03/08/05 R1

# PLAT TO ACCOMPANY CONTROL OF ACCESS DESCRIPTION

**NOTES:**

- 1) ALL BEARINGS SHOWN HEREON ARE BASED UPON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83 (1986), CENTRAL ZONE. ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. THE T.T.A. SH-130 SEGMENT "1" STATE PLANE GRID TO PROJECT SURFACE ADJUSTMENT SCALE FACTOR IS 1.00011.
- 2) IMPROVEMENTS SHOWN HEREON ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY TITLE RESOURCES GUARANTY COMPANY, OF NO. 201-02-7033, EFFECTIVE DATE: JULY 14, 2004.
- 4) THE FOLLOWING EASEMENTS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT DO NOT APPLY TO THIS PARCEL: NONE
- 5) THE FOLLOWING EASEMENT LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ARE AMBIGUOUS: ITEM 9C
- 6) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE CONTROL OF ACCESS LINE.

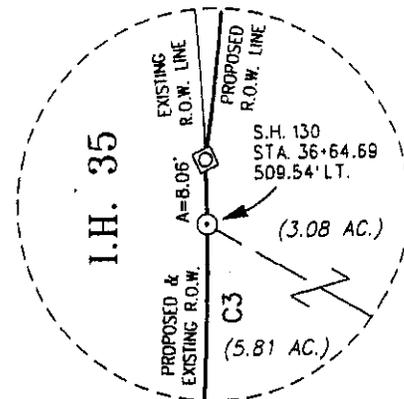
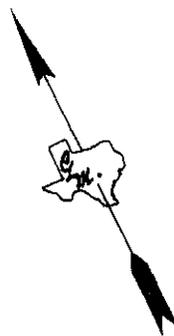
LEGEND	
■	TxDOT TYPE I CONCRETE MONUMENT FOUND
□	TxDOT TYPE II MONUMENT FOUND
○	1/2" IRON PIPE FOUND (UNLESS NOTED)
◐	1/2" IRON ROD FOUND (UNLESS NOTED), TO BE REPLACED WITH TxDOT TYPE I MONUMENT
●	1/2" IRON ROD FOUND (UNLESS NOTED)
○	1/2" IRON ROD W/TX DOT ALUMINUM CAP SET (UNLESS NOTED)
◐	SET 1/2" IRON ROD WITH ALUMINUM CAP (UNLESS NOTED), TO BE REPLACED WITH TxDOT TYPE II MONUMENT
△	CALCULATED POINT
▲	60D NAIL FOUND UNLESS NOTED
PL	PROPERTY LINE
B	BASELINE
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
ESMT.	EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
D.R.W.C.	DEED RECORDS OF WILLIAMSON COUNTY
P.R.W.C.	PLAT RECORDS OF WILLIAMSON COUNTY
O.R.W.C.	OFFICIAL RECORDS OF WILLIAMSON COUNTY
O.P.R.W.C.	OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY
	CONTROL OF ACCESS LINE
N.T.S.	NOT TO SCALE
( )	RECORD INFORMATION
---	DISTANCE SHOWN NOT TO SCALE
- - - -	APPROXIMATE SURVEY LINE
B.L.	BUILDING SET BACK LINE

**CURVE TABLE**

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	07° 34' 24"	2814.80'	372.07'	371.79'	N27°20'27"E
(C1)	----	(2814.80')	(371.97')	(371.70')	(N30°01'30"E)
C2	02° 48' 11"	2914.93'	142.61'	142.59'	N29°47'19"E
C3	04° 28' 12"	2914.93'	227.41'	227.35'	N26°09'08"E
(C4)	----	(2914.80')	(369.86')	(369.61')	(N30°20'30"E)

**LINE TABLE**

NUMBER	BEARING	DISTANCE
L1	N31°17'08"E	165.10'
(L1)	(N33°59'30"E)	(164.60')



**DETAIL "A"**  
N.T.S.

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

*Carmelo L. Macias* Mar. 8, '05  
DATE: \_\_\_\_\_  
CARMELO L. MACIAS  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 4333 - STATE OF TEXAS



<b>MACIAS &amp; ASSOC.</b> LAND SURVEYORS ★ ★ ★ ★ 5410 SOUTH 1ST STREET AUSTIN, TEXAS 78745 PH. (512)442-7875 FAX (512)442-7876 EMAIL: MACIASURVEY@EARTHLINK.NET	PARCEL PLAT SHOWING PROPERTY OF <b>PETROLEUM WHOLESALE, L.P.</b>		PARCEL NUMBER <b>206-AC</b>	ACRES N/A	SQUARE FEET N/A
	FILE P206-AC	T.T.A. PROJECT <b>STATE HIGHWAY 130</b>	DISTRICT T.T.A.	ACQUISITION N/A	DEED AREA 5.81
SCALE N.T.S.	FEDERAL AID PROJECT NO. HP 1196 (1)	R.O.W.-E. S. J. NO. 0440-05-007	COUNTY WILLIAMSON	REMAINDER AREA N/A	N/A

County: Travis  
Parcel No.: 366  
Highway: S.H. 130  
Limits: From: I.H. 35 and S.H. 195 North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

Segment: 4  
From: Sta. 2440+00  
To: Sta. 2938+00

Federal Aid  
Project No.: HP 1196 (1)  
ROW/CSJ: 0440-06-008

**DESCRIPTION FOR PARCEL 366**

DESCRIPTION OF A 1,293,305 SQUARE FOOT, 29.690 ACRE TRACT OF LAND OUT OF THE NOEL M. BAIN SURVEY NO. 1, ABSTRACT NO. 61, TRAVIS COUNTY, TEXAS, ALSO BEING OUT OF A 99.17 ACRE TRACT DESCRIBED IN A WARRANTY DEED DATED SEPTEMBER 22, 1986, TO WILLIS P. WATTS, RECORDED IN VOLUME 9908, PAGE 239, REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS AND SAID 99.17 ACRE TRACT REFERENCED IN THE LAST WILL AND TESTAMENTS OF WILLIS PIRTLE WATTS DEvised AND BEQUEATHED TO TAUHLEE WATTS, CAUSE NO. 62,506, PROBATE RECORDS OF TRAVIS COUNTY, TEXAS, AND WHICH TAULEE WATTS, SOLELY IN HER CAPACITY AS INDEPENDENT EXECUTRIX OF THE ESTATES OF W. P. WATTS, DECEASED CONVEYED UNDIVIDED ONE-HALF (1/2) INTEREST IN SAID 99.17 ACRE TRACT, REFERENCED AS TRACT 17, IN A SPECIAL WARRANTY DEED DATED JANUARY 9, 1995, TO BARBARA ANN HATCHER, RECORDED IN VOLUME 12354, PAGE 734, REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1,293,305 SQUARE FOOT, 29.690 ACRE TRACT AS SHOWN ON THE ACCOMPANYING PARCEL PLAT, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**COMMENCING** for reference at a found 1/2-inch iron rod on the northeast line of said 99.17 acre tract, at the south corner of a 233.81acre tract described in three (3) Executor's Distribution Deeds dated August 13, 2002, to Gary Steger, an undivided 50% interest, recorded in Document No. 2002158220, Official Public Records of Travis County, Texas, and to Helen Steger and Alfred N. Nadeau, an undivided 50% interest, recorded in Document Nos. 2002158221 and 2002158223, Official Public Records of Travis County, Texas, and at the west corner of a 79.25 acre tract described in a Special Warranty Deed dated July 31, 1992, to Anthony R. Bertucci and Mildred L. Bertucci, recorded in Volume 11742, Page 1272, Real Property Records of Travis County, Texas;

**THENCE**, N 41° 30' 44" W, with the common line between said 99.17 acre tract and said 233.81 acre tract, a distance of 192.33 feet to a set 1/2-inch iron rod with TxDOT aluminum cap on the proposed southeast right-of-way line of S.H. 130, 459.28 feet left of proposed S.H. 130 baseline station 2527+69.10, for the east corner and **POINT OF BEGINNING** of this tract;

**County:** Travis  
**Parcel No.:** 366  
**Highway:** S.H. 130  
**Limits:** From: I.H. 35 and S.H. 195 North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

**Segment:** 4  
From: Sta. 2440+00  
To: Sta. 2938+00

**Federal Aid**

**Project No.:** HP 1196 (1)  
**ROW/CSJ:** 0440-06-008

**THENCE**, across said 99.17 acre tract, with the said proposed southeast right-of-way line of S.H. 130, the following three (3) courses:

- 1) S 46° 49' 45" W, a distance of 287.38 feet to a set 1/2-inch iron rod with TxDOT aluminum cap (to be replaced with a TxDOT Type II monument after right-of-way acquisition is complete) at the beginning of a non-tangent curve to the left, for an angle point of this tract;
- 2) Along said curve, having a radius of 900.00 feet, a central angle of 28° 59' 26", a chord which bears S 30° 36' 24" W, 450.54 feet, and an arc distance of 455.38 feet to a set 1/2-inch iron rod with TxDOT aluminum cap (to be replaced with a TxDOT Type II monument after right-of-way acquisition is complete) at the point of non-tangent reverse curve of another curve to the right, for an angle point in this tract;
- 3) Along said curve, having a radius of 1250.00 feet, a central angle of 47° 07' 09", a chord which bears S 20° 45' 55" W, 999.26 feet, and an arc distance of 1027.98 feet to a set 1/2-inch iron rod with TxDOT aluminum cap (to be replaced with a TxDOT Type II monument after right-of-way acquisition is complete) 897.46 feet left of proposed S.H. 130 baseline station 2546+22.80, on the existing northeast right-of-way line of Elroy Road, a 90-foot wide right-of-way, for the south corner of this tract, from which point a found 1/2-inch iron rod at the south corner of said 99.17 acre tract bears S 61° 26' 20" E, 2285.94 feet;

**THENCE**, with the common line between said Elroy Road and said 99.17 acre tract, the following two (2) courses:

- 4) N 61° 26' 19" W, a distance of 465.07 feet to a calculated point, for an angle point of this tract;
- 5) N 61° 10' 24" W, a distance of 693.51 feet to a calculated point at the west corner of said 99.17 acre tract and the south corner of a 125.87 acre tract known as Tract Two, referenced in a Warranty Deed dated October 13, 1995, to Lozier Properties, Ltd., recorded in Volume 12563, Page 117, Real Property Records of Travis County, Texas, and described as a 129.426 acre tract in a Warranty Deed dated January 25, 1982, to James L. Lozier, recorded in Volume 7669, Page 886, Deed Records of Travis County, Texas, for the west corner of this tract;

**County:** Travis  
**Parcel No.:** 366  
**Highway:** S.H. 130  
**Limits:** From: I.H. 35 and S.H. 195 North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

**Segment: 4**  
From: Sta. 2440+00  
To: Sta. 2938+00

**Federal Aid**

**Project No.:** HP 1196 (1)  
**ROW/CSJ:** 0440-06-008

**THENCE**, with the common line between said 99.17 acre tract and said 125.87 acre tract, the following two (2) courses:

- 6) N 51° 54' 14" E, a distance of 1245.17 feet to a found 1/2-inch iron rod, for an angle point of this tract;
- 7) N 51° 54' 52" E, a distance of 750.81 feet to a found 1/2-inch iron rod, 99.81 feet left of proposed S.H. 130 baseline station 2527+55.41, on the southwest line of said 233.81 acre tract, at the north corner of said 99.17 acre tract and the east corner of said 125.87 acre tract, for the north corner of this tract;
- 8) **THENCE**, S 41° 30' 44" E, with the common line between said 99.17 acre tract and said 233.81 acre tract, a distance of 359.74 feet to the **POINT OF BEGINNING**, containing 1,293,305 square feet, 29.690 acres of land, more or less.

County: Travis  
Parcel No.: 366  
Highway: S.H. 130  
Limits: From: I.H. 35 and S.H. 195 North of Georgetown  
To: I.H. 10 and U.S. 90, East of Seguin

Segment: 4  
From: Sta. 2440+00  
To: Sta. 2938+00

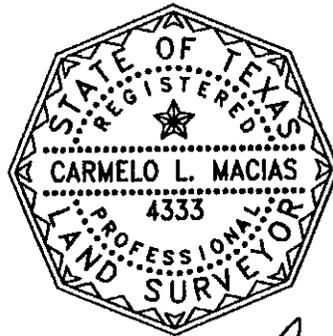
Federal Aid  
Project No.: HP 1196 (1)  
ROW/CSJ: 0440-06-008

All bearings shown hereon are based upon the Texas State Plane Coordinate System, NAD83 (1986), South Central Zone. All distances shown hereon are surface distances. The T.T.A. SH-130 Segment "4" State Plane Grid to Project Surface Adjustment Scale Factor is 1.00006.

STATE OF TEXAS           §  
                                  §           KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF TRAVIS    §

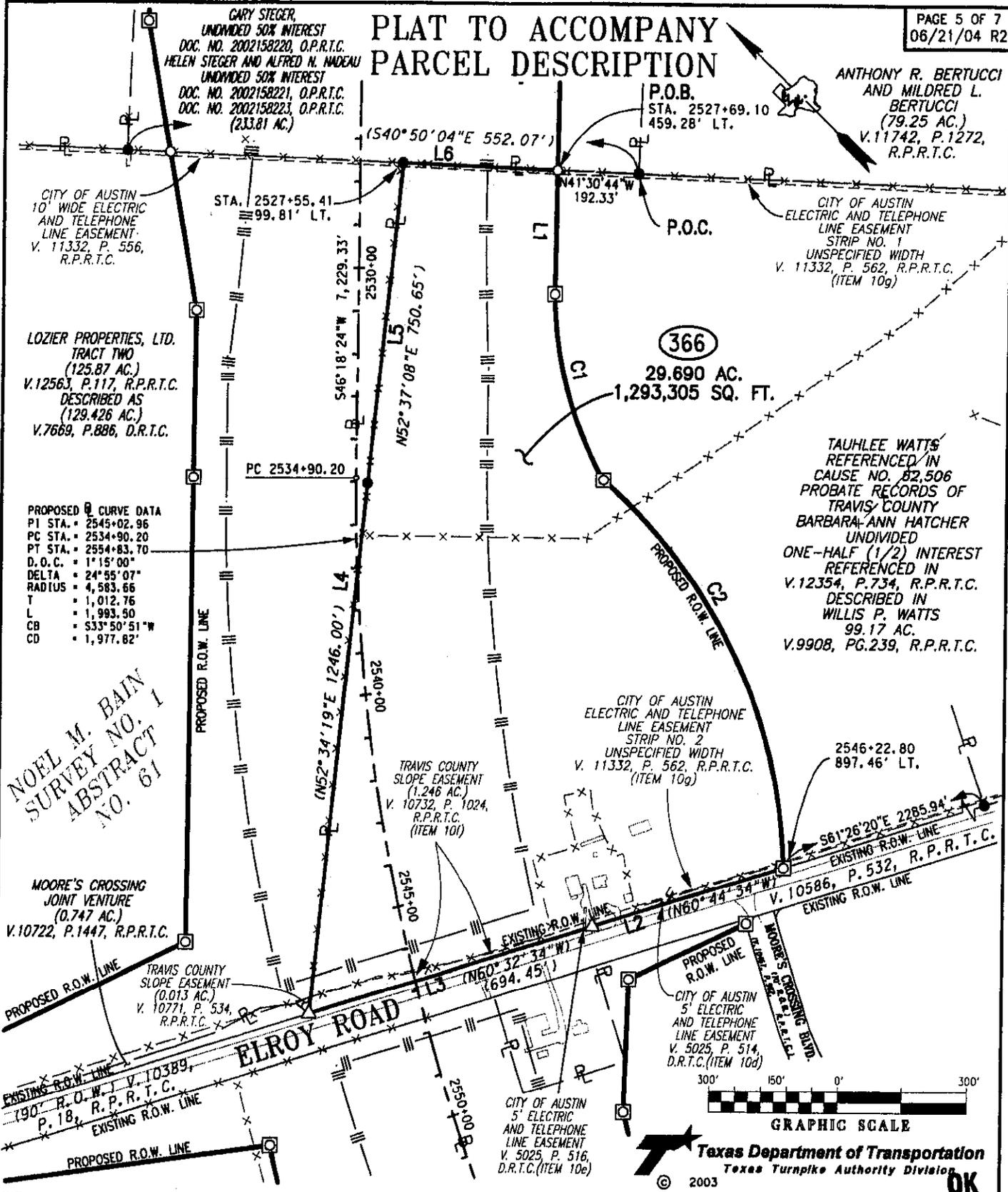
That I, Carmelo L. Macias, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas, this the 21<sup>st</sup> day of June, 2004 A.D.



MACIAS & ASSOCIATES, INC.  
5410 South 1st Street  
Austin, Texas 78745

*Carmelo L. Macias*  
Carmelo L. Macias  
Registered Professional Land Surveyor  
No. 4333 - State of Texas



<b>MACIAS &amp; ASSOC.</b> LAND SURVEYORS 5410 SOUTH 1ST STREET AUSTIN, TEXAS 78745 PH. (512)442-7875 FAX (512)442-7876 EMAIL: MACIASURVEY@EARTHLINK.NET		PARCEL PLAT SHOWING PROPERTY OF <b>TAUHLEE WATTS AND BARBARA ANN HATCHER</b>		PARCEL NUMBER <b>366</b>	
FILE P366-R2	T.T.A. PROJECT <b>STATE HIGHWAY 130</b>	DISTRICT T.T.A.	ACQUISITION	29.690	SQUARE FEET 1,293,305
SCALE 1" = 300'	FEDERAL AID PROJECT NO. HP 1196 (1)	R.O.W.-C. S. J. NO. 0440-06-008	COUNTY TRAVIS	DEED AREA	99.17 4,319,845
			REMAINDER AREA	69.48	3,026,540

# PLAT TO ACCOMPANY PARCEL DESCRIPTION

**NOTES:**

- 1) ALL BEARINGS SHOWN HEREON ARE BASED UPON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83 (1986), SOUTH CENTRAL ZONE. ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. THE T.T.A. SH-130 SEGMENT "4" STATE PLANE GRID TO PROJECT SURFACE ADJUSTMENT SCALE FACTOR IS 1.00006.
- 2) IMPROVEMENTS SHOWN HEREON ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY OF NO. 03040149, EFFECTIVE DATE: MAY 01, 2003.
- 4) THIS TRACT IS SUBJECT TO A BLANKET TYPE ELECTRIC TRANSMISSION AND/OR DISTRIBUTION LINE EASEMENT GRANTED TO TEXAS POWER AND LIGHT COMPANY DESCRIBED IN VOLUME 440, PAGE 398, D.R.T.C. (ITEM 10b)
- 5) THE FOLLOWING EASEMENTS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT DO NOT APPLY TO THIS PARCEL: ITEM 10c
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.

LEGEND	
■	TXDOT TYPE I CONCRETE MONUMENT FOUND
□	TXDOT TYPE II MONUMENT FOUND
○	1/2" IRON PIPE FOUND (UNLESS NOTED)
●	1/2" IRON ROD FOUND (UNLESS NOTED), TO BE REPLACED WITH TYPE II MONUMENT
●	1/2" IRON ROD FOUND (UNLESS NOTED)
○	1/2" IRON ROD W/ TX DOT ALUMINUM CAP SET (UNLESS NOTED)
⊗	SET 1/2" IRON ROD WITH ALUMINUM CAP (UNLESS NOTED), TO BE REPLACED WITH TYPE II MONUMENT
△	CALCULATED POINT
▲	600 NAIL FOUND UNLESS NOTED
—	PROPERTY LINE
—	BASELINE
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
ESMT.	EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
D.R.T.C.	DEED RECORDS OF TRAVIS COUNTY
P.R.T.C.	PLAT RECORDS OF TRAVIS COUNTY
R.P.R.T.C.	REAL PROPERTY RECORDS OF TRAVIS COUNTY
O.R.T.C.	OFFICIAL RECORDS OF TRAVIS COUNTY
O.P.R.T.C.	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
—  —	CONTROL OF ACCESS
N.T.S.	NOT TO SCALE
( )	RECORD INFORMATION
—	DISTANCE SHOWN NOT TO SCALE
- - -	APPROXIMATE SURVEY LINE
B.L.	BUILDING SET BACK LINE

**LINE TABLE**

NUMBER	BEARING	DISTANCE
L1	S46°49'45"W	287.38'
L2	N61°26'19"W	465.07'
L3	N61°10'24"W	693.51'
L4	N51°54'14"E	1245.17'
L5	N51°54'52"E	750.81'
L6	S41°30'44"E	359.74'
L7	N54°03'29"W	338.64'

**CURVE TABLE**

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	28°59'26"	900.00'	455.38'	450.54'	S30°36'24"W
C2	47°07'09"	1250.00'	1027.98'	999.26'	S20°45'59"W
C3	08°49'00"	5458.00'	839.89'	839.06'	S14°57'47"W
C4	33°23'41"	1365.00'	795.59'	784.37'	N38°44'11"E

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

*Carmelo L. Macias June 21, 04*  
 CARMELO L. MACIAS  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 NO. 4333 - STATE OF TEXAS  
 DATE: \_\_\_\_\_



<b>MACIAS &amp; ASSOC.</b> LAND SURVEYORS ★ ★ ★ ★ ★ 5410 SOUTH 1ST STREET AUSTIN, TEXAS 78745 PH. (512)442-7875 FAX (512)442-7878 EMAIL: MACIASURVEY@EARTHLINK.NET	PARCEL PLAT SHOWING PROPERTY OF <b>TAUHLEE WATTS AND BARBARA ANN HATCHER</b>			PARCEL NUMBER <b>366</b>	
	FILE <b>P366-R2</b>	T.T.A. PROJECT <b>STATE HIGHWAY 130</b>	DISTRICT T.T.A.	ACRES 29.690	SQUARE FEET 1,293,305
SCALE N.T.S.	FEDERAL AID PROJECT NO. HP 1196 (1)	R.O.W.-C. S. J. NO. 0440-06-008	COUNTY TRAVIS	DEED AREA 99.17	4,319,845
				REMAINDER AREA 69.48	3,026,540

PREPARED BY: Macias & Associates, Inc.

SURVEYOR: Carmelo L. Macias #4333

DATE: 06/21/04 R2

PAGE: 7 of 7

## **CONTROL OF ACCESS CLAUSE**

**ROW CSJ NO.:** 0440-06-008

**COUNTY:** Travis

**HIGHWAY:** SH 130

**LIMITS:** From: IH 35 and SH 195, North of Georgetown  
To: IH 10 and US 90, East of Seguin

**PARCEL NO:** 366

**A: ACCESS TO AND FROM GRANTOR'S REMAINING PROPERTY TO THE SERVICE/ACCESS ROAD WILL BE PERMITTED AS FOLLOWS:**

Access will be permitted to the remainder abutting the highway facility of the foregoing property description.

**B: ACCESS TO AND FROM GRANTOR'S REMAINING PROPERTY TO THE SERVICE/ACCESS ROAD WILL BE DENIED AS FOLLOWS:**

Access will not be denied to the remainder abutting the highway facility of the foregoing property description.

**C: ACCESS TO AND FROM GRANTOR'S REMAINING PROPERTY TO THE MAIN TRAFFIC LANES OF THE HIGHWAY FACILITY WILL BE DENIED.**

**OK**

Parcel 1  
State Highway 121  
CSJ: 0504 05 002  
4/16/03

Being 8.976 acres of land, more or less, situated in the County of Johnson, State of Texas, and being out of the J. R. Laughridge Survey, Abstract No. 528, and being a part of a tract of land conveyed by Harold Wayne Smith, SR. and Elaine D. Smith to Harold McKinney, by deed dated October 23, 2000, and recorded in Volume 2545, Page 622, Deed Records, Johnson County, Texas, which 8.976 acres of land, more or less, is more particularly described as follows:

BEGINNING at a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set at the intersection of the proposed westerly line of State Highway 121 and the southerly line of said McKinney tract, also being on the northerly line of Bell Manor Estates, recorded in Volume 4, Page 89, Plat Records, Johnson County, Texas, said iron rod bears North  $89^{\circ} 07' 19''$  East a distance of 114.26 feet from a 1/2 inch iron rod found at the southwest corner of said McKinney tract, said beginning point also being 195.38 feet westerly of and at right angles to centerline survey station 1163+00.71 of said highway and also being the beginning of a Control of access Line;

- (1) THENCE North  $02^{\circ} 02' 56''$  East, along said proposed westerly line, a distance of 581.09 feet to a 5/8 inch smooth iron rod set with an aluminum cap stamped "TxDOT"; (\*\*)
- (2) THENCE North  $02^{\circ} 55' 29''$  West, continuing along said proposed westerly line, a distance of 657.14 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set at the beginning of a curve to the left, whose center bears South  $87^{\circ} 04' 31''$  West a distance of 22773.31 feet; (\*\*)
- (3) THENCE in a Northerly direction, continuing along said proposed westerly line and with said curve, through a central angle of  $00^{\circ} 00' 48''$ , a distance of 5.29 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the northerly line of said McKinney tract, also being the southerly line of County Road 920A and the end of said Control of Access Line; (\*\*)
- (4) THENCE North  $89^{\circ} 09' 45''$  East, along the northerly line of said McKinney tract, also being southerly line of said County Road 920A, a distance of 290.19 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the easterly line of said proposed highway and being the beginning of a Control of Access Line; (\*\*)
- (5) THENCE South  $02^{\circ} 55' 29''$  East, along said proposed easterly line, a distance of 619.63 feet to a 5/8 inch smooth iron rod set with an aluminum cap stamped "TxDOT"; (\*\*)

**MINUTE ORDER EXHIBIT C**  
**PAGE 2 OF 3**

Parcel 1  
State Highway 121  
CSJ: 0504 05 002  
4/16/03

- (6) THENCE South  $07^{\circ} 34' 53''$  East, continuing along said proposed easterly line, a distance of 613.68 feet to a 5/8 inch smooth iron rod set with an aluminum cap stamped "TxDOT"; (\*\*)
- (7) THENCE South  $08^{\circ} 03' 12''$  East, continuing along said proposed easterly line, a distance of 13.52 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the southerly line of said McKinney tract, also being the northerly line of said Bell Manor Estates and the end of said Control of Access Line;
- (8) THENCE South  $89^{\circ} 07' 19''$  West, along the southerly line of said McKinney tract, also being the northerly line of said Bell Manor Estates, a distance of 391.66 feet to the POINT OF BEGINNING.

Notes:

- (\*\*) The monument described and set in this call may be replaced with a TxDOT Type II right of way marker upon completion of the highway construction project under the supervision of a Registered Professional Land Surveyor either employed or retained by TxDOT.

Bearing are based on NAD 83 Datum, Texas State Plane Coordinates, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012.

Access is prohibited across the "Control of Access Line" to the transportation facility from the adjacent property.

Survey sketch to accompany this legal description.





Parcel 2  
State Highway 121  
CSJ: 0504 05 002  
4/16/03

Being 51,135 square feet of land, more or less, being a part of Lot 27, Bell Manor Estates, an addition to Johnson County, Texas recorded in Volume 4, Page 89, Plat Records, Johnson County, Texas, which Lot 27 was conveyed by Gary F. Anderson and wife, Wanda S. Anderson to Billy C. Weatherly and wife, Kathy L. Weatherly, by deed dated January 7, 1986 and recorded in Volume 1163 Page 708, Deed Records, Johnson County, Texas, which 51,135 square feet of land, more or less, is more particularly described as follows:

BEGINNING at a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set at the intersection of the proposed westerly line of State Highway 121 and the northerly line of said Lot 27, also being on the southerly line of that certain tract of land conveyed to Harold McKinney, by deed dated October 23, 2000 and recorded in Volume 2545, Page 622, Deed Records, Johnson County, Texas, said iron rod bears North 89° 07' 19" East a distance of 114.26 feet from a 1/2 inch iron rod found at the northwest corner of said Lot 27, said beginning point also being 195.38 feet westerly of and at right angles to centerline survey station 1163+00.71 of said highway;

- (1) THENCE North 89° 07' 19" East, along the northerly line of said Lot 27, also being the southerly line of said McKinney tract, a distance of 102.11 feet to a 1/2 inch iron rod found, being the northeast corner of said Lot 27 and the northwest corner of Lot 28 of said Bell Manor Estates;
- (2) THENCE South 0° 53' 16" East, along the easterly line of said Lot 27, also being the westerly line of said Lot 28, at 404.34 feet passing the north line of Sparks Lane (a 60 foot wide Road Easement recorded in Volume 895, Page 123, Deed Records, Johnson County, Texas) and continuing in all a distance of 434.34 feet to the southeast corner of said Lot 27, and being the southwest corner of said Lot 28, also being the northeast corner of Lot 26 and the northwest corner of Lot 25 of said Bell Manor Estates;
- (3) THENCE South 89° 11' 21" West, along the southerly line of said Lot 27, also being the northerly line of said Lot 26, and with said Sparks Lane, a distance of 155.93 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the westerly line of said Sparks Lane, also being the westerly line of said proposed highway and the beginning of a Control of Access Line; (\*\*)
- (4) THENCE North 16° 07' 13" East, along said proposed westerly line, at a distance of 87.67 feet passing a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the northerly line of said Sparks Lane, and continuing in all a distance of 129.58 feet to a 5/8 inch smooth iron rod set with an aluminum cap stamped "TxDOT"; (\*\*)

Parcel 2  
State Highway 121  
CSJ: 0504 05 002  
4/16/03

- (5) THENCE North 02° 02' 56" East, along said proposed westerly line a distance of 310.65 feet to the POINT OF BEGINNING and the end of said Control of Access Line, of which 9,632 square feet of land, more or less lies within Sparks Lane, leaving a net of 41,503 square feet of land, more or less.

Notes:

- (\*\*) The monument described and set in this call may be replaced with a TxDOT Type II right of way marker upon completion of the highway construction project under the supervision of a Registered Professional Land Surveyor either employed or retained by TxDOT.

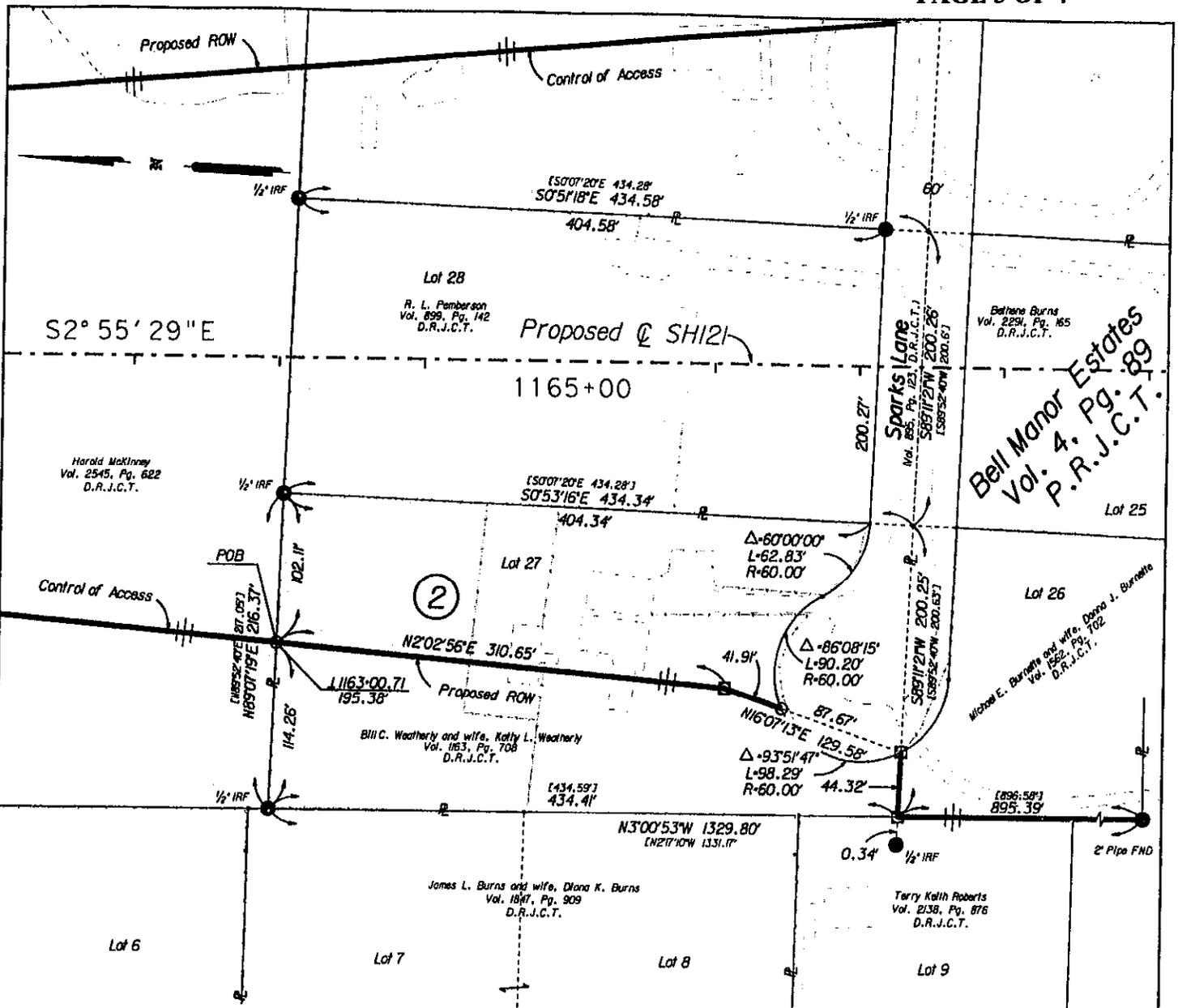
This division of land appears to leave the westerly remaining parts of the Weatherly tracts recorded in Volume 1163, Page 708, land locked.

Bearing are based on NAD 83 Datum, Texas State Plane Coordinates, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012.

Access is prohibited across the "Control of Access Line" to the transportation facility from the adjacent property.

Survey sketch to accompany this legal description.



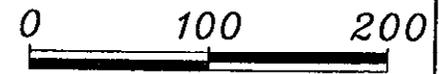


Bell Manor Estates  
Vol. 4, Pg. 89  
P.R.J.C.T.

Notes:  
Legal description to accompany this survey sketch.  
Bearings are based on NAD 83 Datum, Texas State Plane Coordinate System, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012

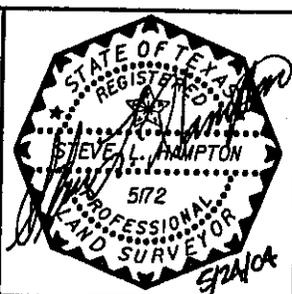
Block 4  
Valley View Acres  
Vol. 1, Pg. 125  
P.R.J.C.T.

Scale in Feet

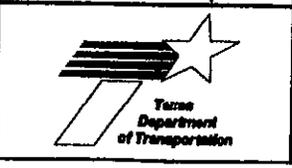


Page 3 of 3

- ⊕ - 5/8" smooth iron rod set w/ plastic cap stamped "TxDOT" or other object as noted
- - Marker found "as noted"
- - 5/8" smooth iron rod w/ aluminum cap stamped "TxDOT"
- - Type II monument to be set at the end of construction
- - 5/8" smooth iron rod w/ aluminum cap stamped "TxDOT" to be replaced with Type II monument at the end of construction
- ▲ - 60d Nail set
- P.O.B. - Point Of Beginning
- ℙ - Property Line
- ℙ - Survey Line
- ℙ - Fee Hook
- ℙ - Proposed Centerline
- D.R.J.C.T. - Deed Records, Johnson County, Texas
- P.R.J.C.T. - Plat Records, Johnson County, Texas
- [ ] - Record Information
- - Control of Access



**PARCEL 2**  
Billy C. Weatherly and wife,  
Kathy L. Weatherly  
51,135 SQ FT Total  
-9,632 SQ FT In Road  
41,503 SQ FT Net



STATE	DIST.	COUNTY	
TEXAS	FTW	JOHNSON	
CONT.	SECT.	JOB	HIGHWAY NO.
0504	05	002	SH121

**COUNTY:** JOHNSON  
**HIGHWAY:** SH 121T  
**LIMITS:** FROM: TARRANT COUNTY LINE  
          TO: US 67  
**ACCOUNT:** 8002-02-009  
**PARCEL:** 2

**AND IN ADDITION THERETO:**

**CATEGORY 1 – BISECTION CLAUSE:**

Title to all of that **BISECTED RESIDENCE, PORCH, DECK AND BISECTED HORSE BARN** located partially on the remainder of the herein described parcel, said improvements being bisected by the proposed west right of way line, with the result that the portion of the said improvements lying adjacent to the said right of way line would be in such a condition that it could not be adequately reconstructed at such location, plus the temporary right to enter upon the said remaining property for the sole purpose of removing all of the said improvements.

**MINUTE ORDER EXHIBIT E**

**PAGE 1 OF 3**

Parcel 10  
State Highway 121  
CSJ: 0504 05 002  
4/17/03

Being 86,799 square feet of land, more or less, being all of Lot 3, Bell Manor Estates, an addition to Johnson County, Texas, recorded in Volume 4, Page 89, Plat Records, Johnson County, Texas, which Lot 3 was conveyed by Bell-Frazier Investments, Inc., to Hershel Sisk and wife, Luciell Sisk, by deed dated April 1, 1982 and recorded in Volume 899 Page 186, Deed Records, Johnson County, Texas, which 86,799 square feet of land, more or less, is more particularly described as follows:

BEGINNING at a 1/2 inch iron rod found, being the northeast corner of said Lot 3, also being the northwest corner of Lot 4 and on the southerly line of Lot 24 of said Bell Manor Estates, said 1/2 inch iron rod also being 274.33 feet easterly of and at right angles to centerline survey station 1171+87.08 of proposed State Highway 121, and the beginning of a Control of Access Line;

- (1) THENCE South 00° 55' 06" East, along the easterly line of said Lot 3, also being the westerly line of said Lot 4, and the proposed easterly line of said highway, at a distance of 360.09 feet passing a 5/8 inch smooth iron rod set with an aluminum cap stamped "TxDOT", being the end of said Control of Access Line, and continuing in all a distance of 445.86 feet to the southeast corner of said Lot 3, also being the southwest corner of said Lot 4, and on the northerly line of County Road 920; (\*\*)
- (2) THENCE South 87° 42' 24" West, along the southerly line of said Lot 3, also being the northerly line of said County Road 920, a distance of 193.71 feet to the southwest corner of said Lot 3, also being the southeast corner of Lot 2 of said Bell Manor Estates;
- (3) THENCE North 00° 54' 18" West, along the westerly line of said Lot 3, also being the easterly line of said Lot 2, at a distance of 450.59 feet passing a 1/2 inch iron rod found and continuing in all a distance of 450.82 feet to the northwest corner of said Lot 3, also being the northeast corner of said Lot 2 and on the southerly line of said Lot 24;
- (4) THENCE North 89° 10' 31" East, along the northerly line of said Lot 3, also being the southerly line of said Lot 24, a distance of 193.55 feet to the POINT OF BEGINNING.

**MINUTE ORDER EXHIBIT E**

**PAGE 2 OF 3**

Parcel 10  
State Highway 121  
CSJ: 0504 05 002  
4/17/03

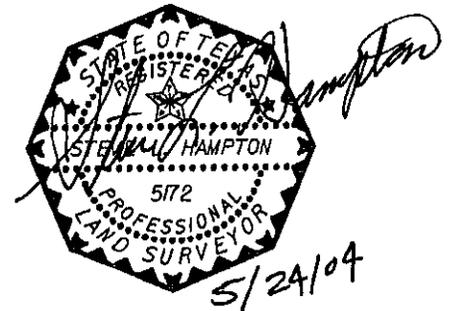
Notes:

- (\*\*) The monument described and set in this call may be replaced with a TxDOT Type II right of way marker upon completion of the highway construction project under the supervision of a Registered Professional Land Surveyor either employed or retained by TxDOT.

Bearing are based on NAD 83 Datum, Texas State Plane Coordinates, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012.

Access is prohibited across the "Control of Access Line" to the transportation facility from the adjacent property.

Survey sketch to accompany this legal description.





**MINUTE ORDER EXHIBIT F**  
**PAGE 1 OF 3**

Parcel 33  
State Highway 121  
CSJ: 0504 05 002  
5/02/03

Being 1.263 acres of land, more or less, situated in the County of Johnson, State of Texas, and being out of the John S. Foster Survey, Abstract No. 276 and the Joshua Minett Survey, Abstract No. 549, and being a part of that tract of land conveyed by American Church Trust Company to Mike Scarlett, by deed dated December 20, 1996, and recorded in Volume 2027, Page 528, Deed Records, Johnson County, Texas, which 1.263 acres of land, more or less, is more particularly described as follows:

BEGINNING at a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set at the intersection of the proposed easterly line of State Highway 121 and the northerly line of said Scarlett tract, also being on the southerly line of that certain Tract I conveyed to Donald O. Bryant and wife, Linda D. Bryant, by deed dated December 11, 1998, and recorded in Volume 2269, Page 174, Deed Records, Johnson County, Texas, said iron rod bears North 89° 22' 49" West, a distance of 453.72 feet from a 3 inch steel fence post found at the northeast corner of said Scarlett tract, said beginning point also being 157.59 feet Easterly of and at right angles to centerline survey station 1373+41.97 of said highway, and the beginning of a Control of Access Line;

- (1) THENCE South 02° 08' 03" West, along said proposed easterly line, a distance of 191.23 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the southerly line of said Scarlett tract, also being the northerly line of that certain tract of land conveyed to Joe Cliff Hale, by deed dated September 28, 1994, and recorded in Volume 1824, Page 21, Deed Records, Johnson County, Texas and the end of said Control of Access Line;
- (2) THENCE North 89° 21' 14" West, along the southerly line of said Scarlett tract, also being the northerly line of said Hale tract, a distance of 277.07 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the westerly line of said proposed highway, and being the beginning of a Control of Access Line;
- (3) THENCE North 04° 21' 09" West, along said proposed westerly line, a distance of 191.76 feet to a 5/8 inch smooth iron rod with an aluminum cap stamped "TxDOT" set on the northerly line of said Scarlett tract, also being the southerly line of said Bryant Tract I and the end of said Control of Access Line;

**MINUTE ORDER EXHIBIT F**  
**PAGE 2 OF 3**

Parcel 33  
State Highway 121  
CSJ: 0504 05 002  
5/02/03

- (4) THENCE South  $89^{\circ} 22' 49''$  East, along the northerly line of said Scarlett tract, also being the southerly line of said Tract I, a distance of 298.74 feet to the POINT OF BEGINNING.

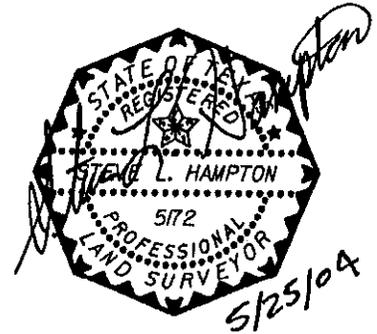
Notes:

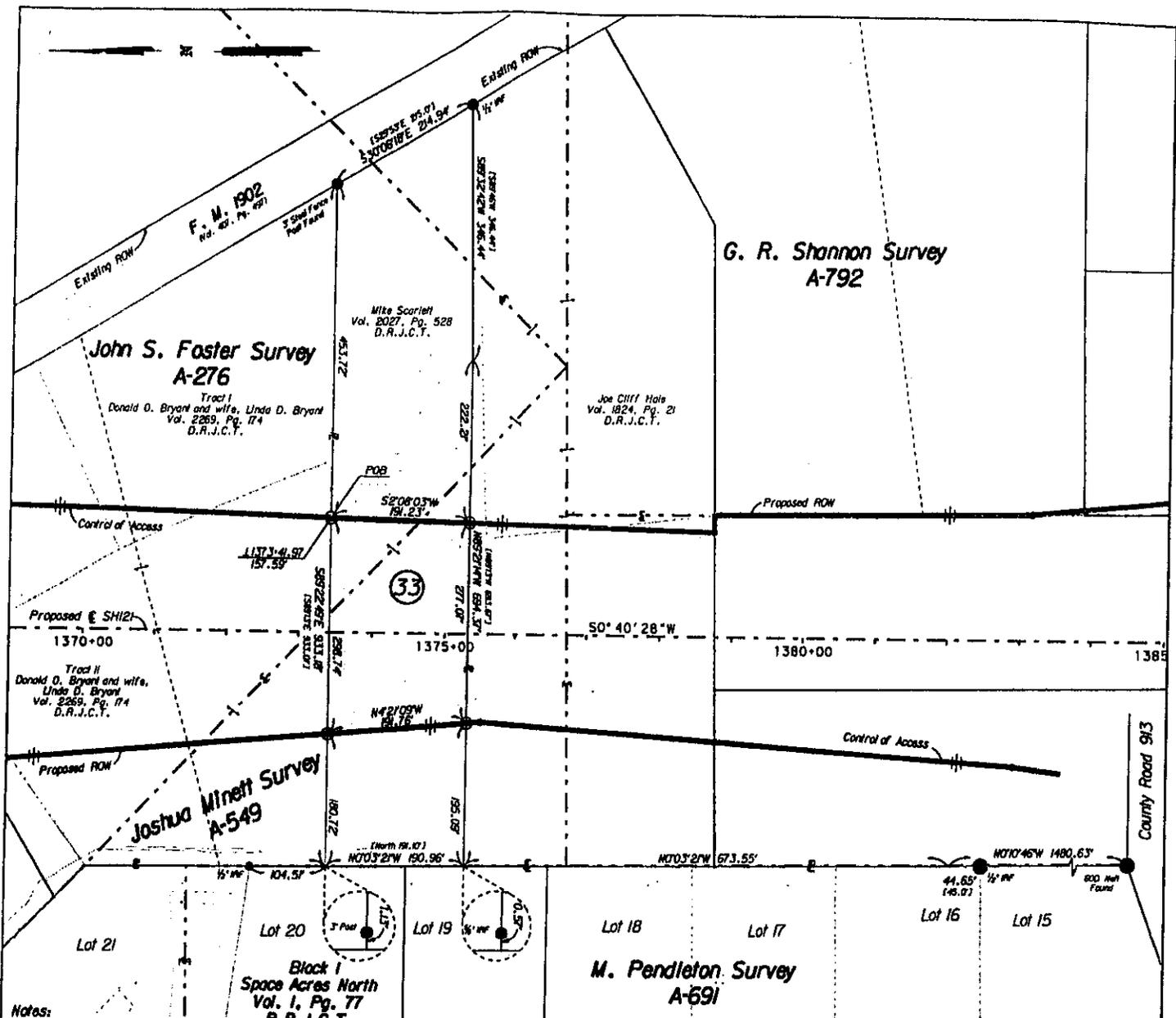
This division of land appears to leave the westerly remaining part of the Scarlett tract recorded in Volume 2027, Page 528, land locked.

Bearing are based on NAD 83 Datum, Texas State Plane Coordinates, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012.

Access is prohibited across the "Control of Access Line" to the transportation facility from the adjacent property.

Survey sketch to accompany this legal description.





Notes:

Legal description to accompany this survey sketch.

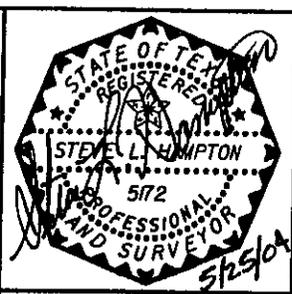
Bearings are based on NAD 83 Datum, Texas State Plane Coordinate System, North Central Zone, with all distances and coordinates adjusted to the surface by project surface factor of 1.00012

Scale in Feet



Page 3 of 3

- ⊕ - 5/8" smooth Iron rod set w/ plastic cap stamped "TXDOT" or other object as noted
- - Marker found "as noted"
- - 5/8" smooth Iron rod w/ aluminum cap stamped "TXDOT"
- - Type II monument to be set at the end of construction
- - 5/8" smooth Iron rod w/ aluminum cap stamped "TXDOT" to be replaced with Type II monument at the end of construction
- ▲ - 60d Nail set
- P.O.B. - Point Of Beginning
- R - Property Line
- S - Survey Line
- Z - Fee Hook
- ⊕ - Proposed Centerline
- D.R.J.C.T. - Deed Records, Johnson County, Texas
- P.R.J.C.T. - Plat Records, Johnson County, Texas
- [ ] - Record Information
- - Control of Access



PARCEL 33

Mike Scarlett

1.263 Acres



STATE		DIST.		COUNTY	
TEXAS	FTW	JOHNSON			
CONT.	SECT.	JOB	HIGHWAY NO.		
0504	05	002	SH121		

Small text at the bottom left corner, likely a reference or date.