

TEXAS TRANSPORTATION COMMISSION

LUBBOCK County

MINUTE ORDER

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LUBBOCK District

In the city of Idalou, LUBBOCK COUNTY, on US 62/82, the State of Texas (state) acquired certain land needed for a state highway purpose by instrument recorded in Volume 649, Page 197, Deed Records of Lubbock County, Texas.

A portion of the land (surplus land), described in Exhibit A, is no longer needed for a state highway purpose.

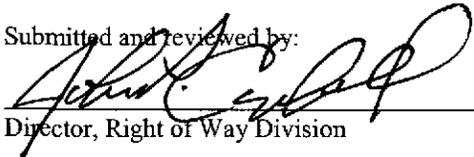
In accordance with V.T.C.A., Transportation Code, Chapter 202, Subchapter B, the Texas Transportation Commission (commission) may recommend the sale of surplus right of way to the abutting landowner.

Wilkerson Investment Company, a Texas general partnership composed of Gordon Mark Wilkerson, David Collins Wilkerson, Ray Hankins Wilkerson, and Sarah Ruth Wilkerson Scott, is the abutting landowner and has requested that the state sell the surplus land to the partnership for \$13,100.

The commission finds \$13,100 to be a fair and reasonable value for the state's rights, title and interest in the surplus land.

NOW, THEREFORE, the commission finds that the surplus land is no longer needed for a state highway purpose and recommends, subject to approval by the attorney general, that the Governor of Texas execute a proper instrument conveying all of the state's rights, title and interest in the surplus land to Wilkerson Investment Company, a Texas general partnership composed of Gordon Mark Wilkerson, David Collins Wilkerson, Ray Hankins Wilkerson, and Sarah Ruth Wilkerson Scott, for \$13,100; SAVE AND EXCEPT, however, there is excepted and reserved herefrom all of the state's rights, titles and interests, if any, in and to all of the oil, gas, sulphur and other minerals, of every kind and character, in, on, under and that may be produced from the surplus land.

Submitted and reviewed by:


Director, Right of Way Division

Recommended by:


Executive Director

110804 DEC 14 06

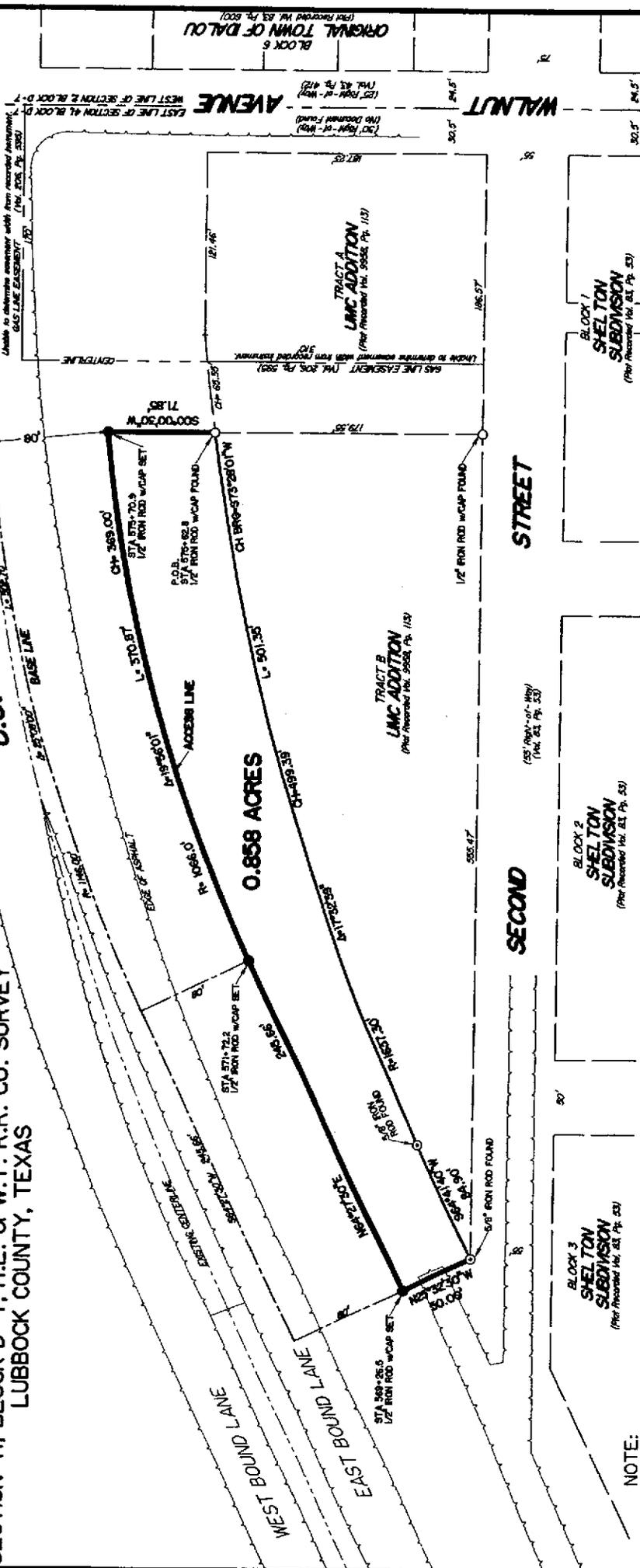
Minute Number Date Passed

PLAT OF SURVEY

ON A 0.858 ACRE TRACT OF SURPLUS
 RIGHT-OF-WAY IN U.S. HIGHWAY NO. 62-82
 AS RECORDED IN VOLUME 649, PAGE 197
 DEED RECORDS OF LUBBOCK COUNTY, TEXAS IN
 SECTION 41, BLOCK D-7, H.E. & W.T. R.R. CO. SURVEY
 LUBBOCK COUNTY, TEXAS

EXHIBIT A

U.S. HIGHWAY 62-82



0.858 ACRES

TRACT A
 LMC ADDITION
 (Per Recorded Vol. 2686, Pg. 112)

TRACT B
 LMC ADDITION
 (Per Recorded Vol. 2686, Pg. 112)

BLOCK 3
 SHELTON
 SUBDIVISION
 (Per Recorded Vol. 261, Pg. 53)

BLOCK 2
 SHELTON
 SUBDIVISION
 (Per Recorded Vol. 261, Pg. 53)

BLOCK 1
 SHELTON
 SUBDIVISION
 (Per Recorded Vol. 261, Pg. 53)

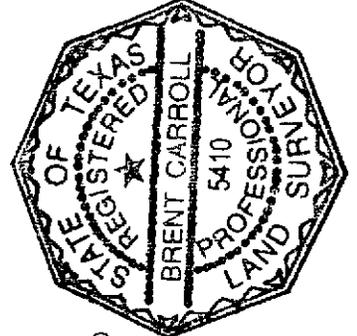
NOTE:

ALL BEARINGS ARE BASED ON THE PREVIOUS RECORDED PLAT OF
 IDALOU GARDENS ADDITION.
 — = ACCESS IS PERMITTED ACROSS THIS ACCESS LINE

I HEREBY CERTIFY THAT THIS PLAT IS BASED ON AN ON THE
 GROUND SURVEY MADE UNDER MY SUPERVISION.
 AUGUST 14, 2006
 OCTOBER 20, 2006: REVISED TO CORRECT SPELLING IN METES AND
 BOUNDS DESCRIPTION.

Brent Carroll

BRENT CARROLL
 REGISTERED PROFESSIONAL
 LAND SURVEYOR NO. 5410
 STATE OF TEXAS



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PLAT OF
 0.858 ACRES
U.S. HIGHWAY 62-82
 LUBBOCK COUNTY, TEXAS
 AUGUST 14, 2006
 No 261758
 SCALE: 1"=100'

EXHIBIT "A"

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Field Notes

Field notes on a 0.858 acre tract of land out of the Northwest Quarter of Section 41, Block D-7, H.E. & W.T. R.R. Co Survey, Lubbock County, Texas, said tract being part of a tract of land conveyed by E.C. DeBusk et ux to the State of Texas by Deed recorded in Volume 649, Page 197, Deed Records of Lubbock County, Texas, said 0.858 acre tract of land being more particularly described by metes and bounds as follows;

Beginning at an 1/2" iron rod with cap found in the South right-of-way line of the existing U.S. Highway No. 62-82 as recorded in Volume 649, Page 197 Deed Records of Lubbock County, Texas, at the Northeast corner of Tract B, UMC Addition, as conveyed to Lubbock County Hospital District recorded in Volume 9958, Page 113, Official Public Records of Lubbock County, Texas for the Southeast corner of this tract said point of beginning being S. 00°00'30" W. a distance of 469.12 feet and N. 89°52'50" W. a distance of 217.07 feet from the Northeast corner of Section 41, Block D-7, Lubbock County, Texas and said point being 151.48 feet right of U.S. Highway 62-82 base line station 575+62.8

- (1) THENCE Southwesterly, along the arc of a curve to the left, being the South right-of-way line of the existing U.S. Highway No. 62-82 and the South line of said Tract B, an arc distance of 501.35 feet to a 5/8" iron rod found at a point of intersection at a corner of this 0.858 acre tract; said curve have a radius of 1637.30 feet, a delta angle of 17°32'29", a chord bearing and distance of South 73°28'01" West a distance of 499.39 feet;
- (2) THENCE South 64°41'40" West, continuing along the existing South right-of-way line of said U.S. Highway No. 62-82 and South line of said Tract B and the South line of this 0.858 acre tract, 84.90 feet to an 5/8" iron rod found at the Southwest corner of this 0.858 acre tract;
- (3) THENCE North 25°32'30" West a distance of 50.00 feet to a 1/2" iron rod with cap set in the proposed South right-of-way line of said U.S. Highway No. 62-82 for the Northwest corner of this 0.858 acre tract;
- (4) THENCE North 64°27'30" East, along the proposed South right-of-way line of said U.S. Highway No. 62-82 and the North line of this 0.858 acre tract, a distance of 245.66 feet to 1/2" iron rod with cap set for a corner of this 0.858 acre tract;

EXHIBIT A

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(5) THENCE Northeasterly, along the arc of a curve to the right, continuing along the proposed South right-of-way line of said U.S. Highway No. 62-82 and the North line of this 0.858 acre tract, an arc distance of 370.87 feet to a 1/2" iron rod with cap set for a point of intersection for the Northeast corner of this 0.858 acre tract; said curve have a radius of 1066.00 feet, a delta angle of 19°56'01", a chord distance of 369.00 feet;

(6) THENCE South 00°00'30" West, along the East line of this 0.858 acre tract, 71.85 feet to the point of beginning.

CONTAINING an area of 0.858 acres of land.

Access is permitted across this "Access Line".