

TEXAS TRANSPORTATION COMMISSION

SOMERVELL County

MINUTE ORDER

Page 1 of 1

FORT WORTH District

In SOMERVELL COUNTY, on FARM TO MARKET ROAD 205, the State of Texas (state) acquired certain land needed for a state highway purpose by instrument recorded in Volume 39, Page 275, Deed Records of Somervell County, Texas.

The Texas Transportation Commission (commission) approved Minute Order 110640 on July 27, 2006 authorizing the quitclaim of surplus land to the owner of the possibility of reverter reserved to the Estate of Wm. E. Muse, its successors and assigns. The instrument conveying the land to the state provided that if the land was abandoned, then any portion would revert to the Estate of Wm. E. Muse, its successors and assigns, which is the quitclaim language that should have been authorized in Minute Order 110640.

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

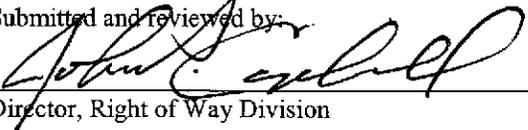
In accordance with V.T.C.A., Transportation Code, Chapter 202, Subchapter B, the Texas Transportation Commission (commission) may recommend the quitclaim of the state's interest to comply with a reversionary clause contained in the instrument that originally conveyed the interest to the state.

The commission finds that it is proper and correct that the state quitclaim all of its rights, title and interest in the surplus land to comply with the reversionary clause contained in the instrument of conveyance to the state.

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 quitclaiming all of the state's rights, title and interest in the surplus land to the Estate of Wm. E. Muse, its successors and assigns, to comply with the reversionary clause contained in the instrument of conveyance to the state.

FURTHER, IT IS ORDERED by the commission that Minute Order 110640 passed on July 27, 2006 is hereby canceled.

Submitted and reviewed by:

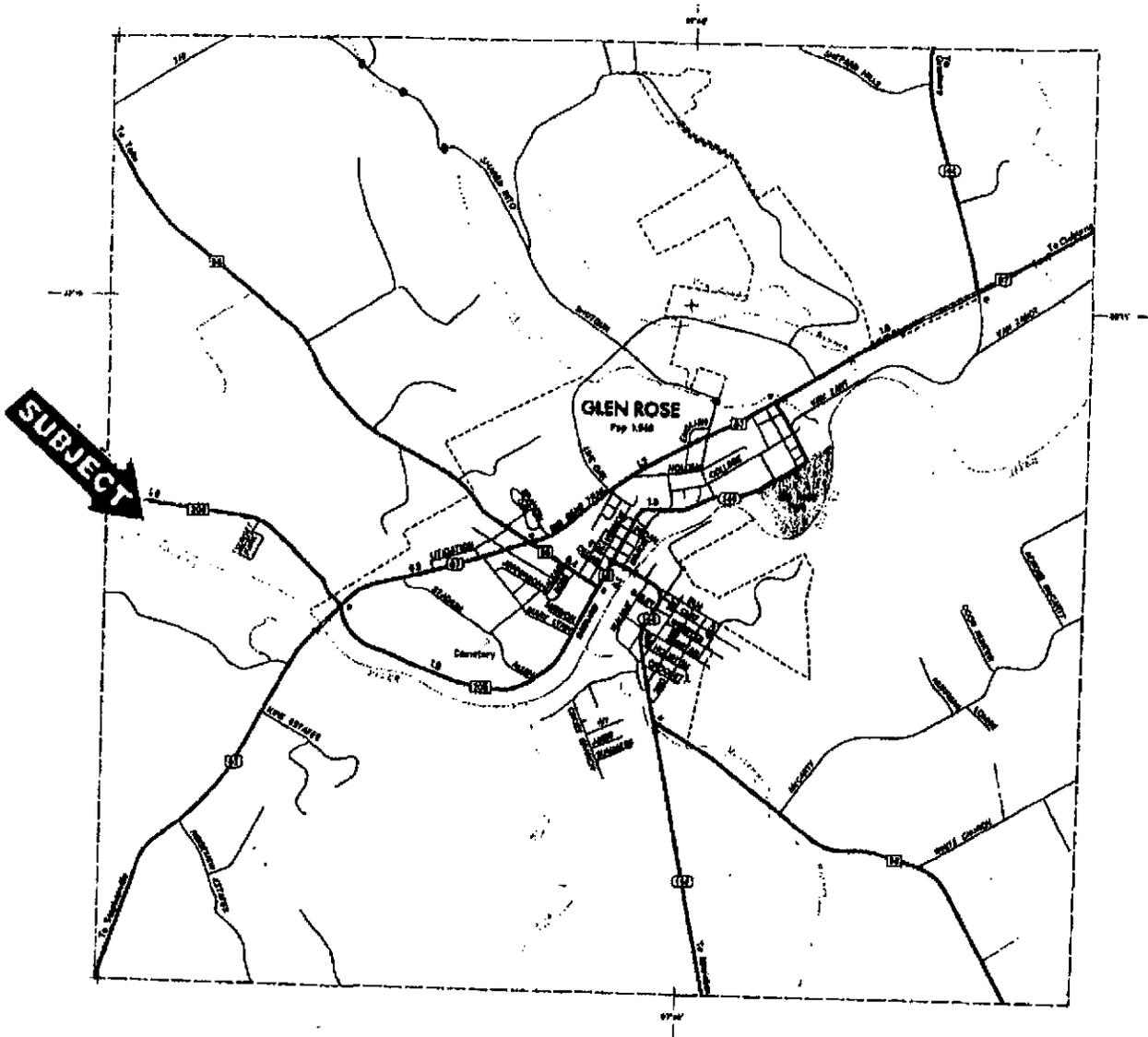
  
Director, Right of Way Division

Recommended by:

  
Executive Director

**110807 DEC 14 06**

Minute Number      Date Passed



SOMERVELL COUNTY  
FM 205

**Field Notes For:**

**A 0.48 acre tract of land in the Edward Perkinson Survey, Abstract No. 81, Somervell County, Texas, being a portion of a 3.10 acre tract described in a deed from Ellen C. Gillespie Kribs, et al, Executors, to the State of Texas dated November 13, 1946 recorded in Volume 39, Page 275 of the Somervell County Deed Records, as surveyed on the ground in October of 2005 by W. L. Vaughn, Registered Professional Land Surveyor No. 1807 and, being more particularly described, referenced to Texas State Coordinate System, North Central Zone, 1993 Datum, as follows:**

**Beginning at a point in the southerly line of old Farm Road 205, being 50 feet left of center line station 108+00, on the westerly bank of the Paluxy River and, from which, a set "A/C", 5/8" iron with an Aluminum Cap marked "Vaughn Surveyor No. 1807", for reference, bears North 89deg. 09min. 30sec. West, 19.60 feet;**

**Thence North 89deg. 09min. 30sec. West, along said southerly line of old Farm Road 205, called North 87deg. 43min. West, for a distance of 19.60 feet to a set A/C at the beginning of a curve with center bearing North 00deg. 50min. 29sec. East, 460.10 feet and, being 50 feet left of center line station 108+19.6;**

**Thence northwesterly, along said southerly line and curve, through a central angle of 25deg. 12min. 16sec, for an arc distance of 202.40 feet (Chord bears North 76deg. 33min. 23sec. West, 200.77 feet) to a set A/C at the end of said curve, being 50 feet left of center line station 110+00;**

**Thence North 26deg. 02min. 44sec. East, along a transition of old Farm Road 205 Right of Way, for a distance of 13.10 feet to a set A/C for corner, being 20 feet easterly of the center line of a 40 foot-wide drive;**

**Thence North 47deg. 16min. 02sec. East, 20 feet easterly of and parallel to the center line of said drive, for a distance of 36.32 feet to a set Railroad Spike for corner in asphalt;**

**"Exhibit A"**  
**Tract 18-05**  
**Page 2 of 3**  
**Sketch to**  
**accompany**

**Thence North 29deg. 54min. 38sec. East, along the easterly line of said 40 foot drive, for a distance of 53.55 feet to a point for corner in the northerly line of old Farm Road 205, in a curve with center bearing North 23deg. 22min. 43sec. East, 360.10 feet and, from which, a set A/C for reference bears North 29deg. 54min. 38sec. East, 15.30 feet;**

**Thence southeasterly, along said northerly line and curve, through a central angle of 23deg. 32min. 14sec, for a an arc distance of 141.64 feet ( Chord bears South 77deg. 53min. 24sec. East, 140.73 feet) to the end of said curve, being 50 feet right of center line station 108+19.6;**

**Thence South 89deg. 09min. 31sec. East, along said northerly line of old Farm Road 56, for a distance of 57.52 feet to a point on the westerly bank of the Paluxy River;**

**Thence South 21deg. 36min. 31sec. West, along said westerly bank, for a distance of 106.95 feet to the Place of Beginning and, containing 0.48 acres of land.**

5-31-06

*W. L. Vaughn*

W. L. "Will" Vaughn

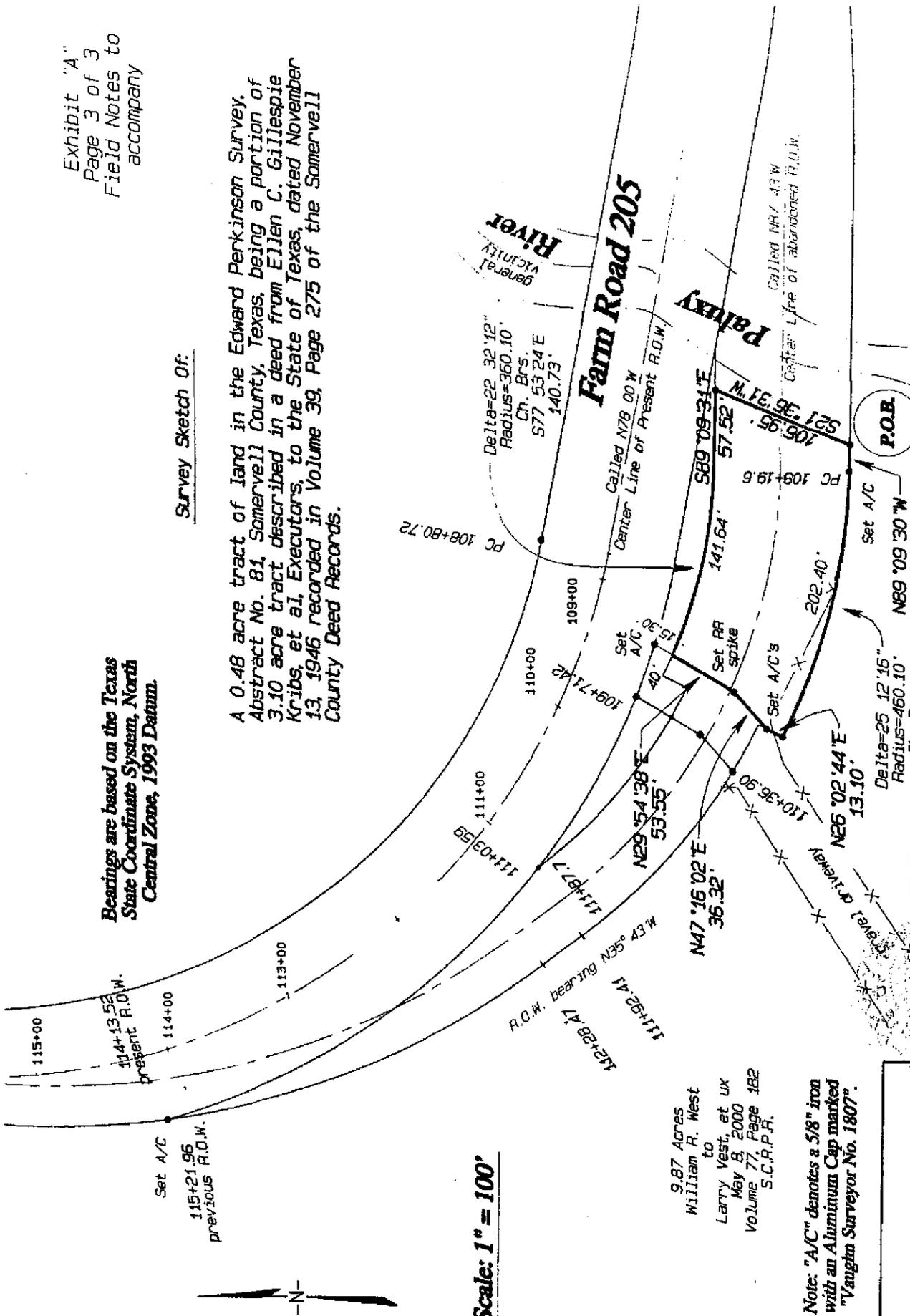
R.P.L.S. No. 1807



Bearings are based on the Texas  
 State Coordinate System, North  
 Central Zone, 1993 Datum.

Survey Sketch Of:

A 0.48 acre tract of land in the Edward Perkinson Survey,  
 Abstract No. 81, Somervell County, Texas, being a portion of  
 3.10 acre tract described in a deed from Ellen C. Gillespie  
 Kribs, et al, Executors, to the State of Texas, dated November  
 13, 1946 recorded in Volume 39, Page 275 of the Somervell  
 County Deed Records.



Scale: 1" = 100'

9.87 Acres  
 William R. West  
 to  
 Larry Vest, et ux  
 May 8, 2000  
 Volume 77, Page 182  
 S.C.R.P.R.

Note: "A/C" denotes a 5/8" iron  
 with an Aluminum Cap marked  
 "Vaughn Surveyor No. 1807".

**Vaughn Surveying**

P.O. Box 1244  
 Glen Rose, Texas  
 76043  
 (254) 897-4658  
 fax 897-7404

Dip6.smi

0.48 Acres  
 Tract No. 18-05

Surveyed on the ground in October of 2005.  
*W. L. Vaughn* 5-31-06

W. L. "Will" Vaughn  
 Registered Professional Land  
 Surveyor No. 1807

See attached Field Notes