RESOI	UTION NO)_
NESUL	/U/	

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PFLUGERVILLE, TEXAS, AUTHORIZING CERTAIN ACTIONS INCLUDING PROCEEDINGS IN EMINENT DOMAIN TO ACQUIRE PERMANENT EASEMENTS, TEMPORARY CONSTRUCTION EASEMENTS AND PERMANENT ACCESS EASEMENTS IN PARCEL NUMBERS 2a, 2b, 2c, 3, 6, 7a, 21, 22, 23, 24, 25, 26, 27, 28, 33, 34, 35, 36, 39, 43, 46, 48, 49, 50, 51, 51a, 51b, 51c, 51d, 51e, 52, 52a, 59, 60, 61 AND 64d, DIRECTING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO EXECUTE ALL DOCUMENTS TO INSTITUTE EMINENT DOMAIN PROCEEDINGS; AND DIRECTING THE CITY ATTORNEY TO INITIATE CONDEMNATION PROCEEDINGS.

WHEREAS, the City of Pflugerville, Texas (the "City") has found and determined that public necessity requires the City to acquire certain permanent easements, temporary construction easements, and permanent access easements from the landowner for a raw water line project known as "Secondary Colorado River Raw Water Line Project" ("Project") for the public purpose of operating the existing water line, and to construct and operate an additional raw water line; and

WHEREAS, the public purpose of this new secondary raw water line is to provide additional water to the City and/or its customers in order to accommodate the current and future residential and commercial population growth the area has experienced which is expected to continue well into the foreseeable future and that the City acquire such easements and the rights of ingress and egress over and across such tract of land by purchase or eminent domain proceedings pursuant to its power of eminent domain as outlined in Section 251.001 and 552.011 of the Texas Local Government Code, as amended, and other pertinent statutory authority; and

WHEREAS eminent domain proceedings in the State of Texas are governed by Chapter 21 of the Texas Property Code; and

WHEREAS, under Chapter 21 of the Texas Property Code, a governmental entity exercising the power of eminent domain must first authorize the initiation of the condemnation proceeding at a public meeting by a record vote adopting a resolution, ordinance, or order; and

WHEREAS, the City of Pflugerville City Council finds that the City has, through agents and representatives, entered bona fide good faith negotiations with the landowners or their agents or representatives of the hereinafter described property and has failed to agree with the landowner and/or his agents or representatives the purchase price and damages, if any, due to said landowner. Now, therefore, the City is authorizing the use of its power of eminent domain to condemn property; and

WHEREAS the City Council further finds that a public necessity exists and that acquiring the property referenced herein is necessary to accomplish the above-described public purpose and public use.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PFLUGERVILLE, TEXAS; THAT:

SECTION 1. The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council of the City of Pflugerville, Texas and made a part hereof for all purposes as findings of fact.

SECTION 2. Public necessity requires that the City of Pflugerville, Texas acquire rights in the property in connection therewith, over, across, upon and under certain real property, hereinafter called the "Property", in Travis County, Texas, to wit:

Parcel Number	<u>Landowner</u>	County	Survey	Abstract	Acres Owned	Easement Property Subject to Condemnation	<u>Exhibit</u>
2a, 2b, 2c, 3	Everett Charles Price, Jr.	Travis	James Burleson Survey No. 19	4	Lots 2, 3, 4 and 5, Rayviva Price Acres Being the remainder of that Tract described as 8.50 acre tract (Tract 2)	0.4545 acres Temporary Construction Easement.	A
6	Karlin Tracor Lane, LLC	Travis	James Burleson Survey No. 19	4	Being that tract described as 19.969 acres (Tract 2) Being further described as 20.07 acres (Tract III, Parcel A)	2.808 acres Temporary Construction Easement	В
7a	Brian C. Murfin	Travis	James Burleson Survey No. 19	4	Being a portion of Lot 1 Austin DTP II, LLC Addition, being described as a 3.640-acre tract.	0.0621 acres Temporary Construction Easement 0.0309 Access Easement	C C-1
21	Hidden Creek Owner, L.P.	Travis	Howell T. Davis Survey No. 30	214	Being a portion of that tract described as 24.07 acres	0.4760 acres Temporary Construction Easement	D
22, 23	First Austin Investments, LLC	Travis	Lucas Munos Survey No. 55	513	Being a portion of that tract described as 66.29 acres. (Tract 2)	0.0197 acres Permanent Easement 3.663 acres Temporary Construction Easement	E E-1

	T		1	T	1	I	1
24	23 Acres	Travis	Lucas Munos	513	Being a portion	1.737 acres	
	Hwy 290,		Survey No. 55.		of that tract	Temporary	F
	LLC				described as	Construction	
					23.39 acres.	Easement	
25, 26,	Waste	Travis	James O. Rice	675	Being a portion	4.362 acres	G
27, 28	Management		Survey		of Lots 1, 2 and	Temporary	
	of Texas, Inc.		No. 31.		3, Block 1,	Construction	
					Waste	Easement	
					Management, a		
					subdivision		
					of record.		
			Lucas Munos	513	A portion of		
			Survey No. 55.		said Lots 1, 2,		
					and 3 being		
					described as		
					21.39 acres		
					conveyed to		
					Waste		
					Management of		
		1			Texas, Inc.		
		1			Being a portion		
					of that Tract		
					described as		
					74.12 acres		
					conveyed to		
					Waste		
					Management		
					Inc.		
33/34	Century Land	Travis	Lucas Munos	513	Being A	Part 1: 1.435	Н
33/31	Holdings II,	114115	Survey No. 55.	313	Portion of That	acres	11
	LLC		Burvey 110. 55.		Tract Described	Temporary	
	and GRBK				as 164.962	Construction	
	Edgewood				Acres	Easement.	
	LLC				ricios	Basement.	
	LLC					Part 2:	
						3.049 acres.	
						Temporary	
						Construction	
						Easement	
35	Myrdis Allen,	Travis	Lucas Munos	513	Being a portion	0.302 acre	I
33	Zita D'Zalia	114415	Survey No. 55.	313	of that	Permanent	1
	Allen and		5d1 vey 140. 55.		described as 14	Easement;	
	Kermit	1			acres (Property	Lasement,	
	Stonavin	1			No. 3)	0.4519 acres	I-1
	Allen II,				140. 3)	Temporary	1-1
	Heirs-at-law	1				Construction	
	of Dee					Easement	
	Madison, Jr.,					Lascinciit	
	deceased, et	1					
	al						
36	The Estate of	Travis	Lucas Munos	513	Being a portion	0.3458 acres	J
30	Clora	Tiavis	Survey No. 55.	313	of that	Temporary	J
	Madison	1	Burvey INO. 33.		described as 11	Construction	
	Jones					Easement	
39	Austin HB	Travis	Lucas Munos	513	Being a portion	2.178 acres	K
39	Residential	TIAVIS	Survey No. 55.	313	of the		V
			Survey 110. 33.		remainder	Temporary Construction	
	Properties,			160	remainder		
	Ltd.			160		Easement	

	1	1	1.4	1	1.1	1	
			Mariguita Castro Survey No. 50		that tract described as 1,220.210 acres		
43	Austin HB Residential Properties, Ltd.	Travis	Mariguita Castro Survey No. 50	160	Being a portion of the remainder that tract described as 1,220.210 acres	1.190 acres Temporary Construction Easement	L
46	East Creek ATX, LLC	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract described as 47.733 acres.	1.108 acres Temporary Construction Easement	M
48	OP III ATX 5121 Howard Lane, LP	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract described as 32.220 acres (Tract 3)	0.3152 acres Permanent Easement 1.758 acres Temporary Construction Easement	N N-1
49	Gawain Investments and Acquisitions, LLC	Travis	Mariguita Castro Survey No. 50	160	Being a portion of Lot 1, Block A, Central Texas Archery Commercial, a subdivision of record, said Lot 1 being 4.54 acres	0.7727 acres Temporary Construction Easement	0
50	Danny Charles Hammett and Aubrey Don Hammett and Gail Hammett as to a Life Estate	Travis	Mariguita Castro Survey No. 50	160	Being a portion of the remainder of a 14.57-acre tract	0.5806 acres Temporary Construction Easement	Р
51	Jack W. Gullahorn and Patricia H. Gullahorn	Travis	Mariguita Castro Survey No. 50	160	Being a portion of the remainder of that tract described as 99.40 acres	0.9952 acres Temporary Construction Easement	Q
51a 51b	Blackburn Homes, LLC	Travis	Mariguita Castro Survey No. 50	160	Being a portion of those tracts described as 16.357 acres (Tract 3) and 8.771 acres (Tract 5) out of that certain 99.40-acre tract	1.034 acres Temporary Construction Easement (Part 1, 0.9799 acre. Part 2, 0.0545 acre)	R
51c	Blackburn Homes, LLC	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract	1.379 acres Temporary Construction Easement	S

					described as 8.415 acres (Tract 1)		
51d	Regina Mater, Inc.	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract described as 9.70 acres	0.5607 acres Temporary Construction Easement	Т
51e	Hans Lillejord and Marleta Lillejord	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract described as 24.36 acres	0.6729 acres Temporary Construction Easement	U
52, 52a	Vanterra Capital Group, LLC	Travis	Mariguita Castro Survey No. 50	160	Being a portion of that tract described as 284.920 acres	0.0374 acres Permanent Easement 0.0090 acres Permanent Easement 5.001 acres	V V-1
						Temporary Construction Easement (Part 1, 3.768 acres. Part 2, 1.233 acres)	V-2
59	Pecan Commerce Center ILP, LLC	Travis	William Caldwell Survey No. 66	162	Being a Portion of Lot 5, Block A, Lakeside Meadows Industrial, Phase 1.	0.5618 acres Temporary Construction Easement	W
60, 61	Lakeside Meadows Industrial Property Owners Association Inc.	Travis	William Caldwell Survey No. 66.	162	Being a Portion of Lots 9a and 9b, Lakeside Meadows Industrial Phase 3.	0.4373 acres Temporary Construction Easement Part 1. 0.2581 acres Temporary Construction Easement Part 2.	X
64d	DCI Developers, LLC	Travis	Kirkland Survey No. 7	458	Being a portion of that tract described as 20.00 acres	0.8026 acres Temporary Construction Easement	Y

As more fully described in Exhibits "A", "B", "C", "C-1", "D", "E", "E-1", "F", "G", "H", "I", "I-1", "J", "K", "L", "M", "N", "N-1", "O", "P", "Q", "R", "S", "T", "U", "V", "V-1", "V-2", "W", "X", and "Y" attached hereto and made a part hereof for all purposes, from said landowners or other persons who are determined to be the owners of the Property, for the public purpose of the construction of a new secondary raw water line to provide additional water to the City and/or its customers in order to accommodate the

current and future residential and commercial population growth the area has experienced which is expected to continue well into the foreseeable future which requires that the City acquire easements and the rights of ingress and egress over and across such Property either through purchase or by the process of eminent domain and that the City take all other lawful action necessary and incidental to such purchases or eminent domain proceedings.

SECTION 3: It is hereby determined that the City of Pflugerville, Texas, and the owners of such property interests have been unable to agree and cannot agree upon the value of such property interests or the damages to be paid, if any, and further settlement negotiations have become futile.

SECTION 4. The City Council of the City of Pflugerville, Texas hereby authorizes and directs the City Manager or the City Manager's Designee, on behalf of the City, to condemn the property interests in the Property described above and to sign and execute all necessary documents to institute eminent domain proceedings for the acquisition of the Property described above and in **Exhibits "A", "B", "C", "C-1", "D", "E", "E-1", "F", "G", "H", "I", "I-1", "J", "K", "L", "M", "N", "N-1", "O", "P", "Q", "R", "S", "T", "U", "V", "V-1", "V-2", "W", "X", and "Y" herein.**

SECTION 5. The City of Pflugerville City Council authorizes and directs the City Attorney, on behalf of the City, to initiate condemnation proceedings and such other actions as are necessary to acquire the property interest in the Property described above and in **Exhibits "A"**, "B", "C", "C-1", "D", "E", "E-1", "F", "G", "H", "I", "I-1", "J", "K", "L", "M", "N", "N-1", "O", "P", "Q", "R", "S", "T", "U", "V", "V-1", "V-2", "W", "X", and "Y", herein, by the exercise of the power of eminent domain.

SECTION 6: All acts and proceedings done or initiated by the employees, agents, and attorneys of the City of Pflugerville, Texas for the acquisition of such property is hereby authorized, ratified, approved, confirmed, and validated and declared to be valid in all respects as of the respective dates thereof with and in regard to the grantor from whom such rights have been or are being acquired.

SECTION 7. If it is later determined that there are any errors in the descriptions contained herein or if later surveys contain more accurate revised descriptions, the City Attorney is authorized to have such errors corrected or revisions made without the necessity of obtaining a new Resolution of the City Council authorizing the condemnation of the corrected or revised Property.

SECTION 8: If any provisions, sections, subsections, sentences, clauses or phrases of this Resolution, or the application of same to any person or set of circumstances is for any reason held to be unconstitutional, void or invalid, the validity of the remaining portions of this Resolution shall not be affected thereby, it being the intent of the City Council of the City of Pflugerville, Texas in adopting this Resolution that no portion thereof, or provisions or regulation contained herein shall become inoperative or fail by reason of any unconstitutionality or invalidity of any other portion hereof and all provisions of this Resolution are declared to be severable for that purpose.

SECTION 9: All ordinances and resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such RESOLUTION SCRRWL Project

Page 6 of 7
(City of Pflugerville) Condemnation

conflict, and the provisions of this Resolution shall be and remain controlling as to the matters ordained herein.

SECTION 10: It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, as amended, Texas Government Code, and that the vote authorizing the adoption of this Resolution and the use of eminent domain power as specified herein was taken in a public meeting by record vote.

SECTION 11. This Resolution shall become effective immediately upon its passage.

Council Member	<u>In Favor</u>	Opposed
Mayor Victor Gonzales		
Council Member Doug Weiss (Pro Tem)		
Council Member Ceasar Ruiz		
Council Member Kimberly Holiday		
Council Member Rudy Metayer		
Council Member Jim McDonald		
Council Member David Rogers		
PASSED AND APPROVED on this	day of	, 2023.
	Victor Gonzales, Ma	
ATTEST:	City of Pflugerville,	rexas
Trista Evans, City Secretary		

RESOLUTION EXHIBIT "A"

EXHIBIT "A"

0.4545 Acre TCE Temporary Construction Easement James Burleson Survey No. 19, Abstract No. 4 Travis County, Texas

DESCRIPTION FOR A 0.4545 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.4545 OF ONE ACRE (19,800 SQUARE FOOT) EASEMENT, OUT OF THE, JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOTS 2, 3, 4 AND 5, RAYVIVA PRICE ACRES, A SUBDIVISION OF RECORD IN DOCUMENT NO. 202200059, OFFICIAL PUBLIC RECORDS, TRAVIC COUNTY, TEXAS, SAID LOTS 2, 3, 4 AND 5 BEING THE REMAINDER O' THAT TRACT DESCRIBED AS 8.50 ACRES (TRACT 2) CONVEYED TO EVERETT CHARLES PRICE, JR. BY GENERAL WARRANTY DEED DATED NOVEMBER 27, 2007, AS RECORDED IN DOCUMENT NO. 201/214518, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, AND THAT TRACT DESCRIBED AS 0.415 OF ONE ACRE CONVEYED TO EVERETT C. PRICE, JR. BY GENERAL WARRANTY DEED DATED AUGUST 29, 2011, AS RECORDED IN DOCUMENT NO. 2011128/86 OF ICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.4547 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METE AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2-inch iron pipe with 60D national at the northeast corner of this easement, and at the northwest corner of a 40 foot waterline easement recorded in Document No. 2004021585, Official Pool Records, Travis County, Texas, being at an interior ell corner of said Lot 5 and said Price tract, and the southwest corner of Lot 1, Block A, Delwau Acres Subdivision, a subdivision of record in Document No. 200900027, Official Public Records, Travis County, Texas, said Lot 1 conveyed to Jayme Katrice Moore by Special Warranty Deed, as recorded in Document No. 2018138165, Official Public Records, Travis County, Texas, from which a 5/8-inch iron pipe found at the northeast corner of said Lot 5 and said Price tract, being in the existing south right-of-way line of Delwau Lane (varying width), bears North 06°18'22" West 159.84 feet, also from which a 1/2-inch iron rod found at the southeast corner of said Lot 1 and said Moore tract, being the southwest corner of Lot 2, Block A, in said Delwau Acres Subdivision, bears South 77°21'23" East 72.68 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,070,240.99, E=3,139,867.38;

THENCE, along the east line of this easement, and the west line of said 40 foot waterline easement, crossing said Lots 5, 4, 3 and 2 and said Price tract, the following five (5) courses, numbered 1 through 5:

- 1) South 22°43'45" West 48.75 feet to a calculated point,
- 2) South 44°00'41" West 57.79 feet to a calculated point,
- 3) South 24°50'20" West 167.95 feet to a calculated point,
- 4) South 50°59'32" West 18.50 feet to a calculated point, and
- 5) South 81°11 '1" West 79.32 feet to a calculated point at the southwest corner of this easement, being in the west line of said Lot 2 and said Price tract, and the east line of Lot 1, in said Rayviva Price Acres subdivision, said Lot 5 con eyed to Austin Youth and Community Farm, Inc. by General Warra ty Need, as recorded in Document No. 2022064069, Official Public Records Travis County, Texas;
- 6) THENCE, along the west line of his easement, said Lot 2 and said Price tract, and the east line of said Lot 1 and said Austin Youth & Community Farm tract, North 05°57'24" West 60'. I feet to a calculated point at an angle point in the west line of this easement;

THENCE, along the west line of this easement, crossing said Lots 2, 3 and 4 and said Price tract, the following four (4) courses, number d 7 through 10:

- 7) North 81°11'41" East 53.99 feet to a calculated point,
- 8) North 24°50'20" East 157.12 feet to a calculated point,
- 9) North 44°00'41" East 56.65 feet to a calculated point, and
- 10) North 22°43'45" East 19.01 feet to a calculated point at the northwest corner of this easement;

11) THENCE, along the north line of this easement, crossing said Lots 4 and 5, and said Price tract, **South 84°22'37" East 62.78 feet** to the POINT OF BEGINNING and containing 0.4545 of one acre (19,800 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED LY:

McGRAY & McGKA / LAND SURVEYORS, INC.

3301 Hancock Dr., Ste 6

Austin, TX 78731 (512) 451-8 9

TBPELS Survey Firm# 10095500

10/06/2022 Date

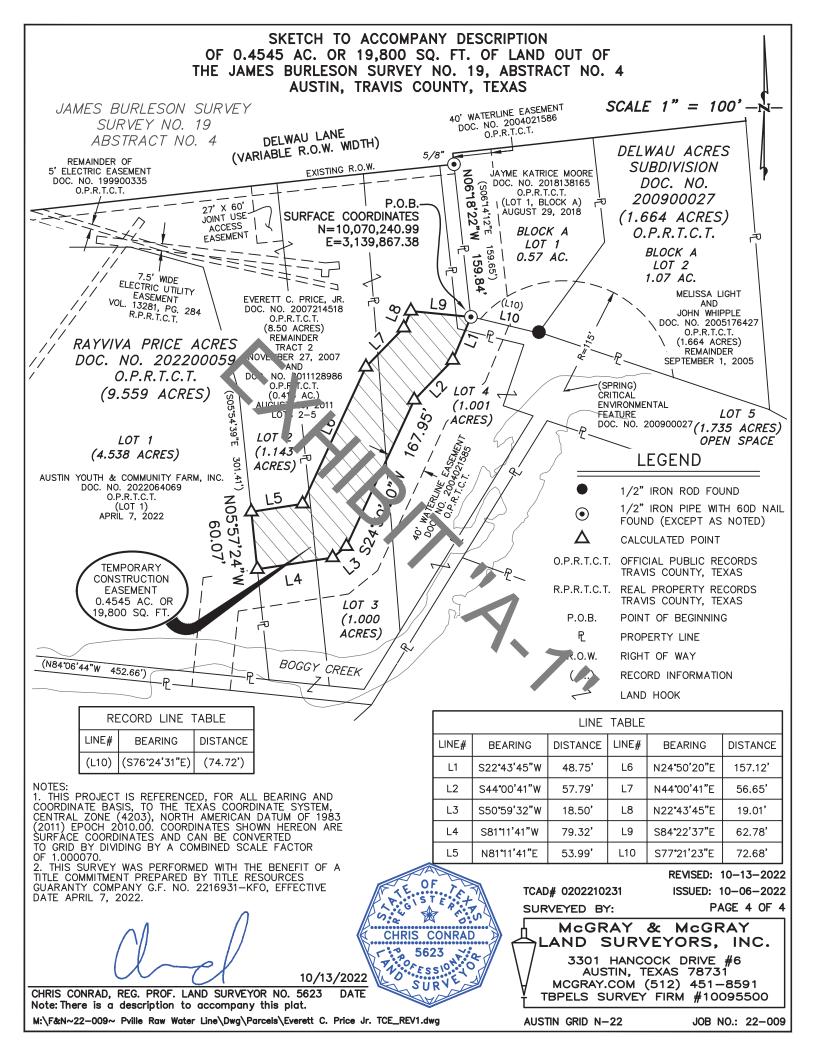
Chris Conrad, Reg. Professional Land Su veyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.4545 Ac Price

Issued 10/06/2022

AUSTIN GRID N-22 TCAD# 0202210231



RESOLUTION EXHIBIT B

EXHIBIT "A"

2.808 Acre TCE Temporary Construction Easement James Burleson Survey No. 19, Abstract No. 4 Travis County, Texas

DESCRIPTION FOR A 2.808 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 2.808 ACRE (122,295 SQUARE FOOT) EASEMENT, OUT OF THE JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THE REMAINDER OF THAT TRACT DESCRIBED AS 19.969 ACRES (TRACT 2) CONVEYED TO KARLIN TRACOR LANE, LLC BY SPECIAL WARRANTY DEED DATED AUGUST 7, 2020, AS RECORDED IN DOCUMENT NO. 2020139775, OFFICIAL PUPLIC RECORDS, TRAVIS COUNTY, TEXAS, BEING FURTHER DESCRIBED AS 20.07 ACRES (TRACT III, PARCEL A), AS RECORDED IN VOLUME 11590, PAGE 1712, REAL PROPERTY RECORDS, TRAVIS COUNTY, TEXAS; SAID 2.808 ACRE EASEMENT BEING MORE PART CU ARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the northeast corner of this easement, being in the north line of the remainder of sair 19.969 acre Karlin Tracor Lane tract, and the south line of that tract described as 9219 acres (Tract 1) conveyed to the City of Austin by Judgment of the Cov a in Absence of Objection (Cause No. C-1-CV-21-003255), as recorded in Document No. 2023007174, Official Public Records, Travis County, Texas, also being in the west line of a 40 foot wide waterline easement recorded in Document No. 300 021591, Official Public Records, Travis County, Texas, from which a 1/2-in h iron rod with "SDHPT" cap found in the east line of the remainder of said 19969 cere Karlin Tracor Lane tract, being in the west line of that tract describes as 219.184 acres conveyed to the State of Texas by Special Warranty Deed, as recorded in Volume 11339, Page 2005, Real Property Records, Travis County, Texas, bears South 79°04'42" East 40.40 feet to a calculated point at the northeast corner of the remainder of said 19.969 acre Karlin Tracor Lane tract, being the southeast corner of said 2.92191 acre City of Austin tract, also being in the west line of said 219.184 acre State of Texas tract, and, with a curve to the right, whose delta angle is 15°04'54", radius is 2,815.00 feet, an arc distance of 740.97 feet, and the chord of which bears South 10°24'36" West 738.84 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,077,455.59, E=3,141,841.93;

THENCE, along the east line of this easement, and the west line of said 40 foot wide waterline easement, crossing the remainder of said 19.969 acre Karlin Tracor Lane tract, the following 10 (ten) courses, numbered 1 through 10:

- 1) with a curve to the right, whose delta angle is 03°45'56", radius is 2,775.00 feet, an arc distance of 182.38 feet, and the chord of which bears South 04°38'06" West 182.35 feet to a calculated point,
- 2) South 62°06'34" West 35.73 feet to a calculated point,
- 3) South 12°14'30" West 306.29 feet to a calculated point, from which a 1/2-inch iron rod found in the east line of said 40 foot wide waterline easement lear South 76°28'57" East 40.03 feet,
- 4) South 15 29'30' West 124.98 feet to a calculated point,
- 5) South 17°34'30, Yest 360.56 feet to a calculated point,
- 6) South 16°15'30" West 46. Seet to a calculated point, from which a 1/2-inch iron rod (leaning) hurd bears North 12°17'16" East 0.64 feet, and also from which a 1/2 inch iron rod found in the east line of said 40 foot wide waterline easement round coars South 72°38'00" East 40.01 feet,
- 7) South 18°28'30" West 355.95 feet to a calculated point,
- 8) South 16°20'30" West 204.93 feet to a calculated point,
- 9) South 18°35'30" West 94.11 feet to a calculated point, and
- 10)South 27°04'04" East 107.72 feet to a calculated point at the south corner of said 40 foot wide waterline easement, being in the east line of the remainder of said 19.969 acre Karlin Tracor Lane tract, and the west line of that tract described as 219.184 acres conveyed to the State of Texas by Special Warranty Deed, as recorded in Volume 11339, Page 2005, Real Property Records, Travis County, Texas, from which a 1/2-inch iron rod with "SDHPT" cap found in the east line of the remainder of said 19.969 acre Karlin Tracor Lane tract, and the west line of said 219.184 acre State of Texas tract, bears North 17°56'25" East 1,143.21 feet;

- 11)THENCE, continuing along the east line of this easement, along the east line of the remainder of said 19.969 acre Karlin Tracor Lane tract, and the west line of said 219.184 acre State of Texas tract, **South 17°56'25" West 57.97 feet** to a calculated point at the southeast corner of this easement and the remainder of said 19.969 acre Karlin Tracor Lane tract, being the northeast corner of Lot 2A, Block A, Tracor Industrial Subdivision Amended, a subdivision of record in Book 95, Pages 281-284, Plat Records, Travis County, Texas;
- 12)THENCE, along the south line of this easement and the remainder of said 19.969 acre Karlin Tracor Lane tract, and the north line of said Lot 2A, North 62°31'33" West 139.37 feet to a calculated point at the southwest corner of this case ment;

THENCE, along the w st line of this easement, crossing the remainder of said 19.969 acre Karlin 112 for L ne tract, the following nine (9) courses, numbered 13 through 21:

- 13) North 18°35'30" East 26.4.6 Seet to a calculated point,
- 14) North 16°20'30" East 204 87 feet to a calculated point,
- 15)North 18°28'30" East 355.91 feet to a calculated point,
- 16)North 16°15'30" East 146.01 feet to a calculated point,
- 17)North 17°34'30" East 360.16 feet to a calcula ed point,
- 18)North 15°29'30" East 122.18 feet to a calculated point,
- 19)North 12°14'30" East 332.48 feet to a calculated point,
- 20)North 62°06'34" East 31.77 feet to a calculated point, and
- 21) with a curve to the left, whose delta angle is 03°16'57", radius is 2,715.00 feet, an arc distance of 155.55 feet, and the chord of which bears North 04°12'42" East 155.53 feet to a calculated point at the northwest corner of this easement, being in the north line of the remainder of said 19.969 acre Karlin Tracor Lane tract, and the south line of said 2.9219 acre City of Austin tract;

22)THENCE, along the north line of this easement and the remainder of said 19.969 acre Karlin Tracor Lane tract, and the south line of said 2.9219 acre City of Austin tract, **South 79°04'42" East 60.63 feet** to the POINT OF BEGINNING and containing 2.808 acres (122,295 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1 (30.70.

SURVEYED BX

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-856

TBPELS Survey Firm# 10095500

02/10/2023 Date

Chris Conrad, Reg. Professional Land Surveyor No. 5633

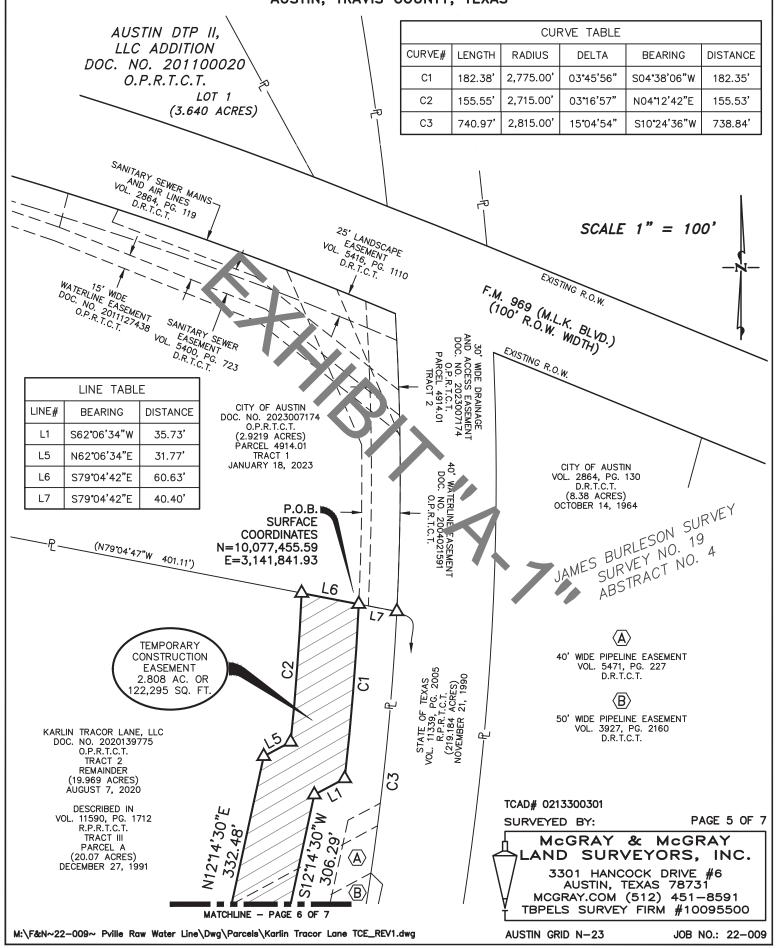
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\2.808 Ac Karlin Tracor Lane

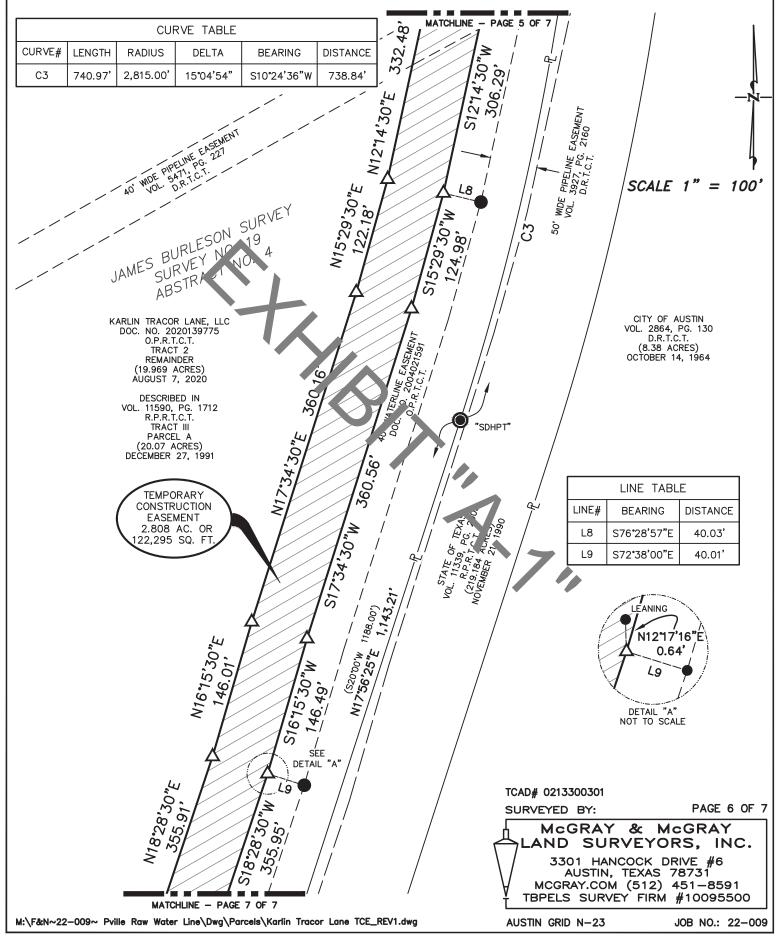
Issued 01/13/2023; Revised 02/10/2023

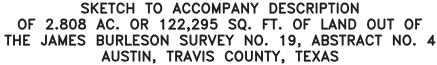
AUSTIN GRID N-23 TCAD# 0213300301

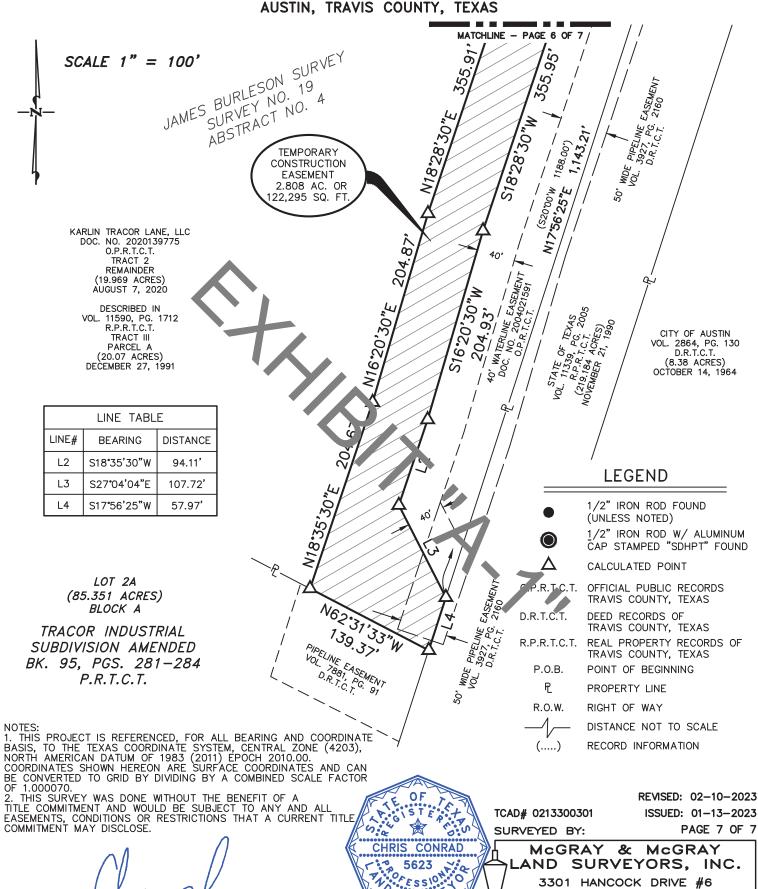
SKETCH TO ACCOMPANY DESCRIPTION OF 2.808 AC. OR 122,295 SQ. FT. OF LAND OUT OF THE JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4 AUSTIN, TRAVIS COUNTY, TEXAS



SKETCH TO ACCOMPANY DESCRIPTION OF 2.808 AC. OR 122,295 SQ. FT. OF LAND OUT OF THE JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4 AUSTIN, TRAVIS COUNTY, TEXAS







CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE Note: There is a description to accompany this plat.

02/10/2023

AUSTIN GRID N-23

AUSTIN, TEXAS 78731

MCGRAY.COM (512) 451-8591

TBPELS SURVEY FIRM #10095500

JOB NO.: 22-009

RESOLUTION EXHIBIT C

EXHIBIT "A"

0.0621 Acre TCE Temporary Construction Easement James Burleson Survey No. 19, Abstract No. 4 Travis County, Texas

DESCRIPTION FOR A 0.0621 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.0621 OF ONE ACRE (2,704 SQUARE FOOT) EASEMENT, OUT OF THE, JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 1, AUSTIN DTP II, LLC ADDITION, A SUBDIVISION OF RECORD IN DOCUMENT NO. 201100020, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID LOT 1 BEING DESCRIBED AS 3.640 ACRES CONVEYED TO PRIAN C. MURFIN BY WARRANTY DEED DATED SEPTEMBER 14, 2018, AS RECORDED IN DOCUMENT NO. 2018146664, OFFICIAL PUPLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.0621 OF ONE ACRE ELSE MENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOLING S AS FOLLOWS:

BEGINNING at a calculated point at the southwest corner of this easement, being in the south line of said Lo 2, and said 3.640 acre Murfin tract, and in the existing north right-of-way line of F. I. 9.9 (M.L.K. Boulevard, 100 foot width), from which a 1/2-inch iron rod found at the outhwest corner of said Lot 1 and said 3.640 acre Murfin tract, being in the existing north right-of-way line of F.M. 969, bears, with a curve to the left, whose delta angle is 09°08'29", radius is 3,869.72 feet, an arc distance of 617.40 feet, and the chord of which bears North 74°28'47" West 616.75 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,077,925.52, E=3,141,723.59;

THENCE, along the west line of this easement, crossing aid Lot 1 and said 3.640 acre Murfin tract, the following three (3) courses, numbered 1 through 3:

- 1) North 15°38'04" East 37.21 feet to a calculated point,
- 2) with a curve to the left, whose delta angle is 01°01'20", radius is 2,695.00 feet, an arc distance of 48.09 feet, and the chord of which bears North 08°25'06" West 48.08 feet to a calculated point, and,

- 3) North 08°56'04" West 11.36 feet to a calculated point at the north corner of this easement, being in the east line of said Lot 1 and said 3.640 acre Murfin tract, and the west line of that tract described as 17.140 acres (Tract One) conveyed to the City of Austin by Special Warranty Deed, as recorded in Document No. 2000031176, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at the northeast corner of said Lot 1 and said 3.640 acre Murfin tract, being in the west line of said 17.140 acre City of Austin tract, bears North 28°40'11" West 313.56 feet;
- 4) THENCE, along the east line of this easement, said Lot 1 and said 3.640 acre Murfin tract, and the west line of said 17.140 acre City of Austin tract, South 28°40'11' East 136.44 feet to a calculated point at the southeast corner of this easement, said Lot 1 and said 3.640 acre Murfin tract, and the southwest corner of said 17.140 acre City of Austin tract, being in the existing north right-of-way line of F.M. 969;

5) THENCE, along the south line of this easement, said Lot 1 and said 3.640 acre Murfin tract, and the existing north right-of-way line of F.M. 969, with a curve to the left, whose delta angle is 01°03'18", radius is 3,869.72 feet, an arc distance of 71.24 feet, and the chord of which bears North 69°22'46" West 71.24 feet to the POINT OF BEGINNING and containing 0.0621 of one acre (2,704 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of (.003070)

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

10/13/2022 Date

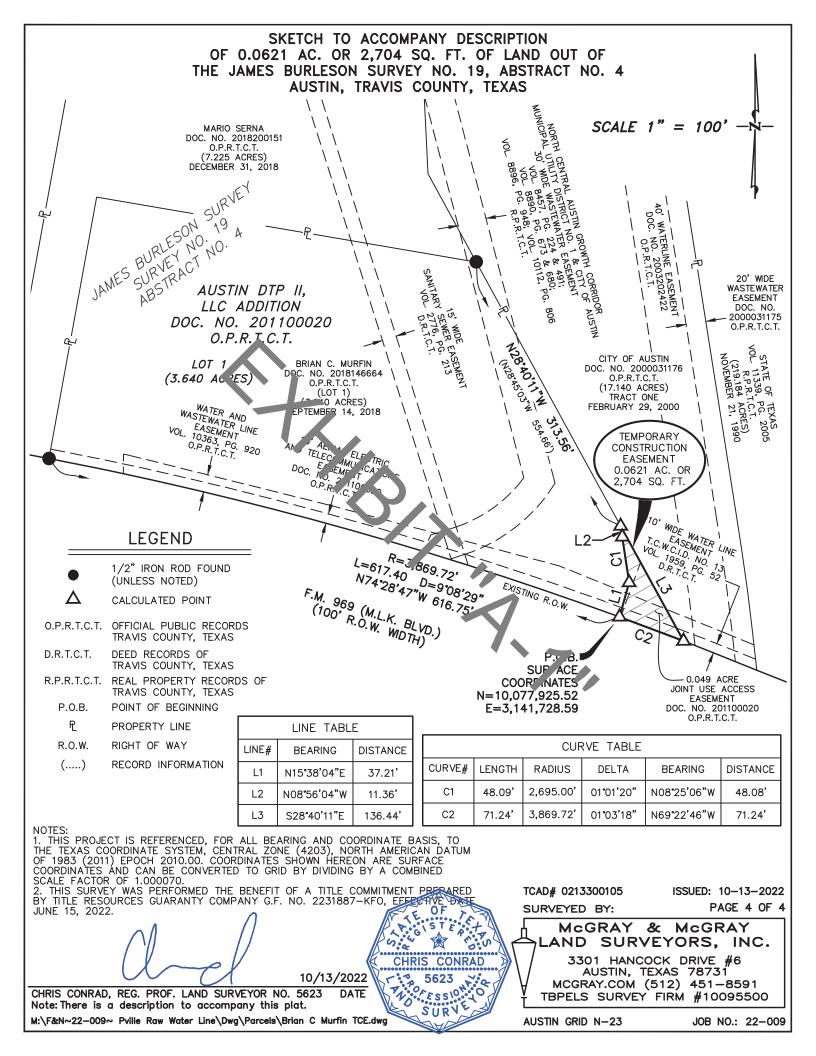
Chris Conrad, Reg. Professional Land Surveyor No. 5673

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.0621 A: Murfin

Issued 10/13/2022

AUSTIN GRID N-23 TCAD# 0213300105



RESOLUTION EXHIBIT C-1

EXHIBIT "A"

0.0309 Acre AE
Access Easement
James Burleson Survey No. 19, Abstract No. 4
Travis County, Texas

DESCRIPTION FOR A 0.0309 OF ONE ACRE ACCESS EASEMENT

DESCRIPTION OF A 0.0309 OF ONE ACRE (1,344 SQUARE FOOT) EASEMENT, OUT OF THE, JAMES BURLESON SURVEY NO. 19, ABSTRACT NO. 4, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 1, AUSTIN DTP II, LLC ADDITION, A SUBDIVISION OF RECORD IN DOCUMENT NO. 201100020, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID LOT 1 BEING DESCRIBED AS 3.640 ACRES CONVEYED TO PRIAN C. MURFIN BY WARRANTY DEED DATED SEPTEMBER 14, 2018, AS RECORDED IN DOCUMENT NO. 2018146664, OFFICIAL PUPLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.0309 OF ONE ACRE ELECTRICAL PUPLIC RECORDS AS FOLLOWS:

BEGINNING at a calculated point at the southwest corner of this easement, being in the south line of said Lo., and I said 3.640 acre Murfin tract, and in the existing north right-of-way line of F. It. 9.9 (M.L.K. Boulevard, 100 foot width), from which a 1/2-inch iron rod found at the outhwest corner of said Lot 1 and said 3.640 acre Murfin tract, being in the existing north right-of-way line of F.M. 969, bears, with a curve to the left, whose delta angle is 09°08'55", radius is 3,869.72 feet, an arc distance of 617.89 feet, and the chord of which bears North 74°28'33" West 617.23 feet, said POINT O' BEGINNING having Surface Coordinates of N=10,077,925.35, E=3,14.72 .05;

- 1) THENCE, along the west line of this easement, crossing said Lot 1 and said 3.640 acre Murfin tract, North 16°58'57" East 64.53 feet to a calculated point at the northwest corner of this easement, being in the east line of said Lot 1 and said 3.640 acre Murfin tract, and the west line of that tract described as 17.140 acres (Tract One) conveyed to the City of Austin by Special Warranty Deed, as recorded in Document No. 2000031176, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at the northeast corner of said Lot 1 and said 3.640 acre Murfin tract, being in the west line of said 17.140 acre City of Austin tract, bears North 28°40'11" West 351.25 feet:
- 2) THENCE, along the north line of this easement, the east line of said Lot 1 and said 3.640 acre Murfin tract, and the west line of said 17.140 acre City of Austin tract, **South 28°40'11" East 35.41 feet** to a calculated point at the northeast corner of this easement;

- 3) THENCE, along the east line of this easement, crossing said Lot 1 and said 3.640 acre Murfin tract, **South 16°37'53" West 41.26 feet** to a calculated point at the southeast corner of this easement, being in the south line of said Lot 1 and said 3.640 acre Murfin tract, and the existing north right-of-way line of F.M. 969;
- 4) THENCE, along the south line of this easement, said Lot 1 and said 3.640 acre Murfin tract, and the existing north right-of-way line of F.M. 969, with a curve to the left, whose delta angle is 00°22'45", radius is 3,869.72 feet, an arc distance of 25.62 feet, and the chord of which bears North 69°42'43" West 25.62 feet to the POINT OF BEGINNING and containing 0.0309 of one acre (1,344 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVĚYORS, 🔊

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

10/13/2022 Date

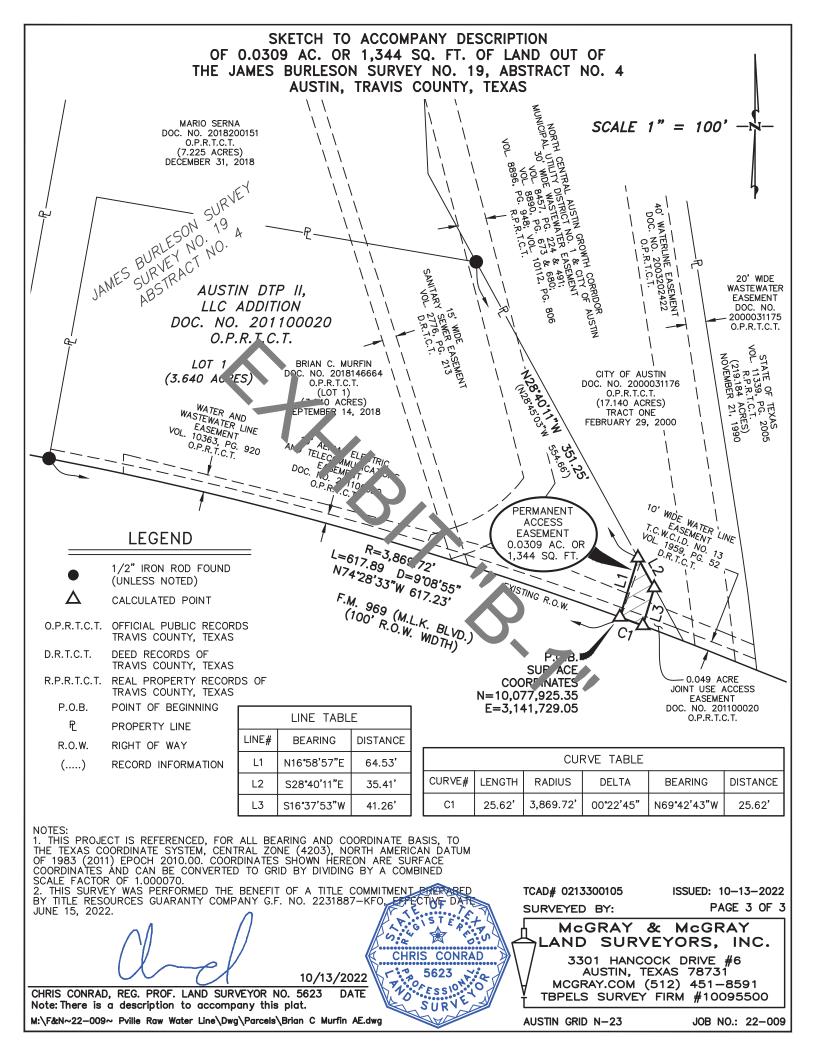
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

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Issued 10/13/2022

AUSTIN GRID N-23 TCAD# 0213300105



RESOLUTION EXHIBIT D

EXHIBIT "A"

0.4760 Acre TCE Temporary Construction Easement Howell T. Davis Survey No. 30, Abstract No. 214 Travis County, Texas

DESCRIPTION FOR A 0.4760 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.4760 OF ONE ACRE (20,733 SQUARE FOOT) EASEMENT, OUT OF THE HOWELL T. DAVIS SURVEY NO. 30, ABSTRACT NO. 214, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 24.07 ACRES CONVEYED TO HIDDEN CREEK OWNER, LP BY SPECIAL WARRANTY DEED DATED DECEMBER 23, 2020, AS RECORDED IN DOCUMENT NO. 2020253226, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.4760 OF ONE ACRE LASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southwest corner of this easement, and the southeast corner of a 40 kpct waterline easement recorded in Document No. 2003241000, Official Public Records. Travis County, Texas, being in the south line of said 24.07 acre Hidden Cross O yner tract, and the existing north right-of-way line of Old Manor Road (verying yidth), from which a 1/2-inch iron rod found at the southwest corner of said 24.0% acre Hidden Cross Owner tract, being in the east line of that tract described as 219.184 acres conveyed to the State of Texas by Special Warranty Deed, as recorded in Volume 11339, Page 2005, Real Property Records, Travis County, Texas, bears South 67°56'51" West 151.10 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,092,731.56, E=3,145,274.05;

- 1) THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 24.07 Hidden Creek Owner tract, North 04°25'49" East 732.15 feet to a calculated point at the northwest corner of this easement;
- 2) THENCE, along the north line of this easement, crossing said 24.07 acre Hidden Creek Owner tract, South 57°59'53" East 23.56 feet to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 24.07 acre Hidden Creek Owner tract, the following five (5) courses, numbered 3 through 7:

- 3) South 04°10'36" West 442.22 feet to a calculated point,
- 4) South 85°27'58" East 11.22 feet to a calculated point,

- 5) South 04°32'02" West 187.46 feet to a calculated point,
- 6) South 85°34'11" East 26.28 feet to a calculated point, and
- 7) South 04°25'49" West 61.66 feet to a calculated point at the southeast corner of this easement, being in the south line of said 24.07 acre Hidden Creek Owner tract, and the existing north right-of-way line of Old Manor Road, from which a 1/2-inch iron rod with "RL SURV RPLS 4337" cap found in the south line of said 24.07 acre Hidden Creek Owner tract, and the existing north right-of-way line of Old Manor Road, bears North 67°56'51" East 445.51 feet, and North 68°26'52" East 464.82 feet;
- 8) THENCE, along the south line of this easement and said 24.07 acre Hidden Creek Ow er tact, and the existing north right-of-way line of Old Manor Road, South 57°56' 1" West 67.03 feet to the POINT OF BEGINNING and containing 0.4700 cf one acre (20,733 square feet) of land within these metes and bounds.

Pearin, Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) £POC 1 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

Date

11/04/2022

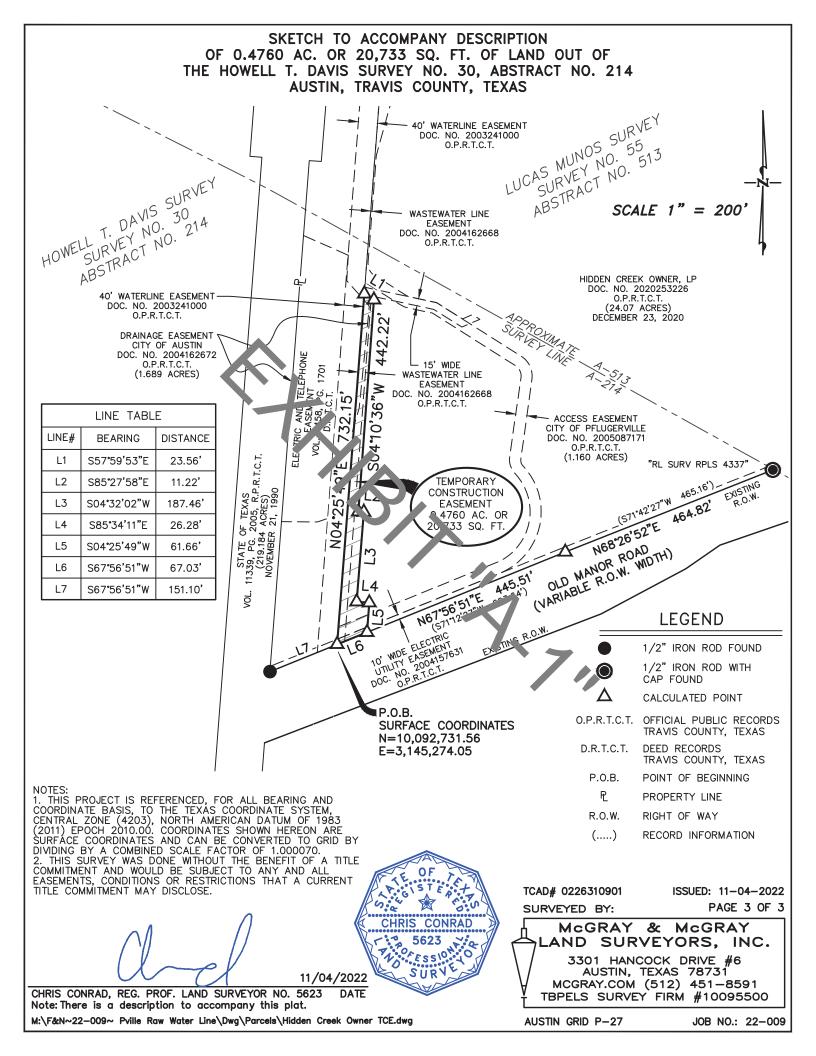
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.4760 Ac Hidden Creek TCE

Issued 11/04/2022

AUSTIN GRID P-27 / TCAD# 0226310901



RESOLUTION EXHIBIT E

EXHIBIT "A"

0.0197 Acre WE Waterline Easement Lucas Munos Survey No. 55, Abstract No. 513 Travis County, Texas

DESCRIPTION FOR A 0.0197 ACRE WATERLINE EASEMENT

DESCRIPTION OF A 0.0197 OF ONE ACRE (857 SQUARE FOOT) EASEMENT, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 66.29 ACRES (TRACT 2) CONVEYED TO FIRST AUSTIN INVESTMENTS, LLC BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN DATED OCTOBER 8, 2021, AS RECORDED IN DOCUMENT NO. 2021226851, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.0197 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at the southeast corner of this easement, being in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290 (varying width), from which a 3/4-inch iron pipe found in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, bears North 84°02'06" East 355.38 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,094,778.97, E=3,145,327.13;

1) THENCE, along the south line of this easement and said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, **South 84°02'06" West 14.53 feet** to a calculated point at the southwest corner of this easement, being at the southeast corner of a 40 foot waterline easement recorded in Document No. 2004020774, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod with "Pollok & Sons" cap found at the southwest corner of said 66.29 acre First Austin Investments tract, being in the east line of that tract described as 219.184 acres conveyed to the State of Texas by Special Warranty Deed, as recorded in Volume 11339, Page 2005, Real Property Records, Travis County, Texas, and the existing north right-of-way line of U.S. Highway 290, bears South 84°02'06" West 97.00 feet;

THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 66.29 acre First Austin Investments tract, the following two (2) courses, numbered 2 and 3:

2) North 09°25'12" West 29.22 feet to a calculated point, and

- 3) North 09°07'57" East 55.29 feet to a calculated point at the north corner of this easement;
- 4) THENCE, along the east line of this easement, crossing said 66.29 acre First Austin Investments tract, **South 07°16'34" East 82.58 feet** to the POINT OF BEGINNING and containing 0.0197 of one acre (857 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

11/04/2022 Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

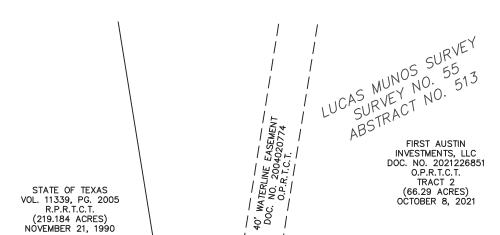
Note: There is a plat to accompany this description.

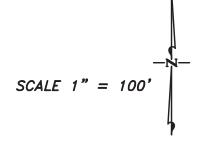
M:\F&N~22-009~Pville Raw Water Line\Description\0.0197 Ac First Austin Invest WE

Issued 11/04/2022

AUSTIN GRID P-27 TCAD# 0226310307

SKETCH TO ACCOMPANY DESCRIPTION OF 0.0197 AC. OR 857 SQ. FT. OF LAND OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513 AUSTIN, TRAVIS COUNTY, TEXAS





LINE TABLE					
LINE#	BEARING	DISTANCE			
L1	S84°02'06"W	14.53'			
L2	N09°25'12"W	29.22'			
L3	N09°07'57"E	55.29'			
L4	S07°16'34"E	82.58'			

WATER LINE **EASEMENT** 0.0197 AC. OR 857 SQ. FT.

(\$84°02'54"W 467.00') 355.38 N84°02'06"E

U.S. HIGHWAY 290 (VARIABLE R.O.W. WIDTH)

584°02'06"W

97.00

L1

P.O.B. **SURFACE COORDINATES** N=10,094,778.97 E=3,145,327.13

LEGEND

3/4" IRON PIPE FOUND \odot

1/2" IRON ROD WITH CAP FOUND

Δ

CALCULATED POINT

O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS

D.R.T.C.T. DEED RECORDS

TRAVIS COUNTY, TEXAS

POINT OF BEGINNING P.O.B.

PL PROPERTY LINE

R.O.W. RIGHT OF WAY

(....) RECORD INFORMATION

NOTES: NOTES:
1. THIS PROJECT IS REFERENCED, FOR ALL BEARING AND COORDINATE BASIS, TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE (4203), NORTH AMERICAN DATUM OF 1983 (2011) EPOCH 2010.00. COORDINATES SHOWN HEREON ARE SURFACE COORDINATES AND CAN BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.000070.
2. THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND WOULD BE SUBJECT TO ANY AND ALL EASEMENTS, CONDITIONS OR RESTRICTIONS THAT A CURRENT TITLE COMMITMENT MAY DISCLOSE

"POLLOK & SONS"

EXISTING R.O.W.

TITLE COMMITMENT MAY DISCLOSE.

11/04/2022

SUR

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 Note: There is a description to accompany this plat.

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\First Austin Investments LLC WLE.dwg

TCAD# 0226310307 SURVEYED BY:

ISSUED: 11-04-2022

PAGE 3 OF 3

McGRAY & McGRAY AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID P-27

JOB NO.: 22-009

RESOLUTION EXHIBIT E-1

EXHIBIT "B"

3.663 Acre TCE
Temporary Construction Easement
Lucas Munos Survey No. 55, Abstract No. 513
Travis County, Texas

DESCRIPTION FOR A 3.663 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 3.663 ACRE (159,557 SQUARE FOOT) EASEMENT CONSISTING OF FOUR PARTS, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 74.76 ACRES (EXHIBIT "A-1") CONVEYED TO FIRST AUSTIN INVESTMENTS, LLC BY SPECIAL WARRANTY DEED DATED OCTOBER 8, 2021, AS RECORDED IN DOCUMENT NO. 2021226994, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, ALSO BEING A PORTION OF THAT TRACT DESCRIBED AS 66.29 ACRES (TRACT 2) CONVEYED TO FIRST AUSTIN INVESTMENTS, LLC BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN DATED OCTOBER 8, 2021, AS RECORDED IN DOCUMENT NO. 2021226851, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 3.663 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED IN FOUR PARTS BY METES AND BOUNDS AS FOLLOWS:

PART 1 0.4692 ACRE

BEGINNING at a calculated point at the northwest corner of this easement, and the northeast corner of a 40 foot waterline easement recorded in Document No. 2004024687, Official Public Records, Travis County, Texas, being in the west line of said 74.76 acre First Austin Investments tract, and the east line of that tract described as 23.39 acres conveyed to 23 Acres Hwy 290 LLC by Special Warranty Deed, as recorded in Document No. 2022009220, Official Public Records, Travis County, Texas, from which a square bolt found in the west line of said 74.76 acre First Austin Investments tract, being at the southeast corner of said 23.39 acre 23 Acres Hwy 290 tract, and the northeast corner of that tract described as 1.593 acres conveyed to the City of Austin by Warranty Deed, as recorded in Volume 3296, Page 204, Deed Records, Travis County, Texas, bears South 27°27'31" West 318.07 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,097,466.26, E=3,145,191.21;

1) THENCE, along the north line of this easement, being the west line of said 74.76 acre First Austin Investments tract, also being the east line of said 23.39 acre 23 Acres Hwy 290 tract, North 27°27'31" East 102.44 feet to calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 74.76 acre First Austin Investments tract, the following two (2) courses, numbered 2 and 3:

- 2) South 08°23'40" East 82.92 feet to a calculated point, and
- 3) South 08°29'53" East 299.18 feet to a calculated point at the southeast corner of this easement;
- 4) THENCE, along the south line of this easement, crossing said 74.76 acre First Austin Investments tract, **South 81°30'07" West 60.00 feet** to a calculated point at the southwest corner of this easement, being in the east line of said 40 foot waterline easement;
- 5) THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 74.76 acre First Austin Investments tract, **North 08°29'53" West 299.18 feet** to the POINT OF BEGINNING and containing 0.4692 of one acre (20,438 square feet) of land within these metes and bounds.

PART 2 2.061 ACRES

BEGINNING at a calculated point at the northwest corner of this easement, being in the east line of said 40 foot waterline easement recorded in said Document No. 2004024687, from which a square bolt found in the west line of said 74.76 acre First Austin Investments tract, being at the southeast corner of said 23.39 acre 23 Acres Hwy 290 tract, and the northeast corner of said 1.593 acre City of Austin tract, bears North 73°20'30" West 206.33 feet, from which a 1/2-inch iron rod with "Pollok & Sons" cap found at an angle point in the west line of said 74.76 acre First Austin Investments tract, and in the east line of that tract described as 219.184 acres conveyed to the State of Texas by Special Warranty Deed, as recorded in Volume 11339, Page 2005, Real Property Records, Travis County, Texas, being at the south corner of said 1.593 acre City of Austin tract, bears South 29°34'17" West 409.32 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,097,124.86, E=3,145,242.22;

1) THENCE, along the north line of this easement, crossing said 74.76 acre First Austin Investments tract, **North 81°30'07" East 60.00 feet** to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 74.76 acre First Austin Investments tract and said 66.29 acre First Austin Investments tract, the following two (2) courses, numbered 2 and 3:

- 2) South 08°29'53" East 42.82 feet to a calculated point, and
- 3) South 05°24'02" East 1,444.09 feet to a calculated point at the southeast corner of this easement;
- 4) THENCE, along the south line of this easement, crossing said 74.76 acre and said 66.29 acre First Austin Investments tract, **South 64°10'35" West**, passing at a distance of 57.32 feet a calculated point in the south line of said 74.76 acre First Austin Investments tract, and in the north line of said 66.29 acres First Austin Investments tract, from which a 1/2-inch rod with "Pollok & Sons" cap found at the southeast corner of said 74.76 acre First Austin Investments tract, being at an angle point in the north line of said 66.29 acre First Austin Investments tract, bears South 62°25'46" East 364.31 feet, continuing along the south line of this easement an additional distance of 6.70 feet, for a total distance of **64.02 feet** to a calculated point at the southwest corner of this easement, being in the east line of a 40 foot waterline easement recorded in Document No. 2004020774, Official Public Records, Travis County, Texas;

THENCE, along the west line of this easement, being the east line of said 40 foot waterline easement recorded in said Document No. 2004020774, and said 40 foot waterline easement recorded in said Document No. 2004024687, crossing said 66.29 acre First Austin Investments tract and said 74.76 acre First Austin Investments tract, the following two (2) courses, numbered 7 and 8:

- 5) North 05°24'02" West, passing at a distance of 6.41 feet a calculated point in the north line of said 66.29 acre First Austin Investments tract, being in the south line of said 74.76 acre First Austin Investments tract, from which a 1/2-inch iron rod found at the northwest corner of said 66.29 acre First Austin Investments tract, and at the southwest corner of said 74.76 acre First Austin Investments tract, being in the east line of said 219.184 acre State of Texas tract, bears North 62°25'46" West 430.33 feet, continuing along the west line of this easement an additional distance of 1,458.40 feet for a total distance of 1,464.81 feet to a calculated point, and
- 6) North 08°29'53" West 41.20 feet to the POINT OF BEGINNING and containing 2.061 acres (89,781 square feet) of land within these metes and bounds.

<u>PART 3 0.9444 ACRE</u>

BEGINNING at the southeast corner of this easement, being in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290 (varying width), from which a 3/4-inch iron pipe found in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, bears North 84°02'06" East 298.01 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,094,784.93, E=3,145,384.20;

- 1) THENCE, along the south line of this easement and said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, **South 84°02'06" West 57.37 feet** to a calculated point at the southwest corner of this easement;
- 2) THENCE, along the west line of this easement, crossing said 66.29 acre First Austin Investments tract, **North 07°16'34" West 82.58 feet** to calculated point in the east line of said 40 foot waterline easement recorded in said Document No. 2004020774;

THENCE, continuing along the west line of this easement, along the east line of said 40 foot waterline easement, crossing said 66.29 acre First Austin Investments tract, the following two (2) courses, numbered 3 and 4:

- 3) North 09°07'57" East 562.63 feet to a calculated corner, and
- 4) North 05°24'02" West 28.05 feet to a calculated point at the northwest corner of this easement;
- 5) THENCE, along the north line of this easement, crossing said 66.29 acre First Austin Investments tract, North 59°16'21" East 66.38 feet to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 66.29 acre First Austin Investments tract, the following three (3) courses, numbered 6 through 8:

- 6) South 05°24'02" East 64.09 feet to a calculated point,
- 7) South 09°07'57" West 560.43 feet to a calculated point, and
- 8) South 05°02'35" East 76.45 feet to the POINT OF BEGINNING and containing 0.9444 of one acre (41,139 square feet) of land within these metes and bounds.

PART 4 0.1882 ACRE

BEGINNING at the southwest corner of this easement, being in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, from which a 1/2-inch iron rod with "Pollock & Sons" cap found at the southwest corner of said 66.29 acre First Austin Investments tract, being in the east line of said 219.184 acre State of Texas tract, and in the existing north right-of-way line of U.S. Highway 290, bears South 84°02'06" West 36.90 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,094,771.21, E=3,145,252.90;

- 1) THENCE, along the west line of this easement, crossing said 66.29 acre First Austin Investments tract, North 09°25'12" West 194.19 feet to a calculated point at the northwest corner of this easement;
- 2) THENCE, along the north line of this easement, crossing said 66.29 acre First Austin Investments tract, North 82°43'26" East 73.51 feet to a calculated point at the northeast corner of this easement, being in the west line of said 40 foot waterline easement recorded in said Document No. 2004020774;

THENCE, along the east line of this easement, and the west line of said 40 foot waterline easement, crossing said 66.29 acre First Austin Investments tract, the following two (2) courses, numbered 3 and 4:

- 3) South 09°07'57" West 168.03 feet to a calculated point, and
- 4) **South 09°25'12" East 33.35 feet** to a calculated point at the southeast corner of this easement, and the southwest corner of said 40 foot waterline easement, being in the south line of said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290;

5) THENCE, along the south line of this easement and said 66.29 acre First Austin Investments tract, and the existing north right-of-way line of U.S. Highway 290, **South 84°02'06"** West 20.04 feet to the POINT OF BEGINNING and containing 0.1882 of one acre (8,199 square feet) of land within these metes and bounds.

PART 1 0.4692 Ac. 20,438 Sq. Ft. PART 2 2.061 Ac. 89,781 Sq. Ft. PART 3 0.9444 Ac. 41,139 Sq. Ft. PART 4 0.1882 Ac. 8,199 Sq. Ft. TOTAL 3.663 Ac. 159,557 Sq. Ft.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

11/04/2022 Date

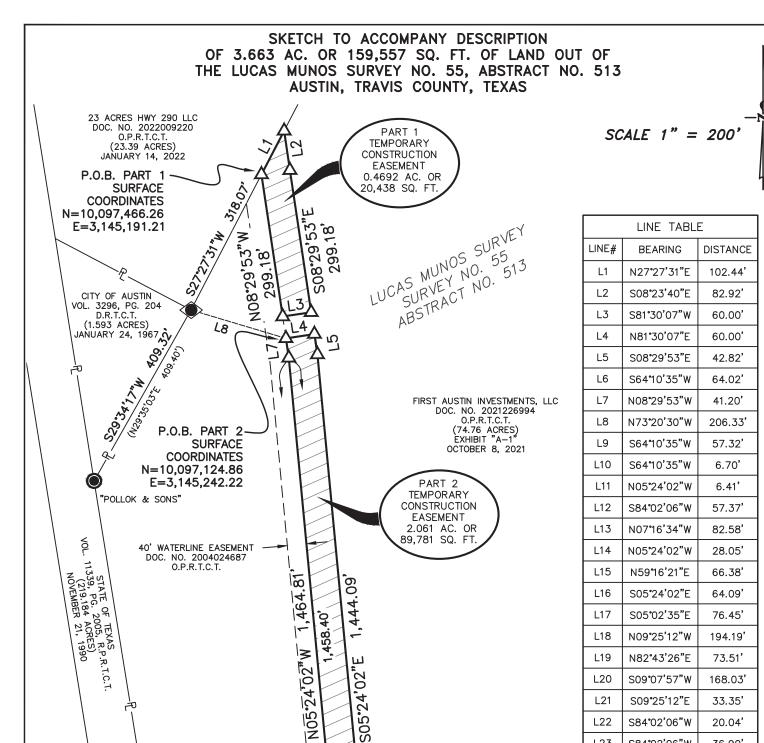
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\3.663 Ac First Austin Invest TCE

Issued 11/04/2022

AUSTIN GRID P-28 & P-27 TCAD# 0226310301 & 0226310307



ш 02

S05.24°

MATCHLINE - PAGE 8 OF 8

TCAD# 0226310301 TCAD# 0226310307 SURVEYED BY:

L19

L20

L21

L22

L23

N82°43'26"E

S09°07'57"W

S09°25'12"E

S84°02'06"W

S84°02'06"W

PAGE 7 OF 8

73.51'

168.03'

33.35

20.04

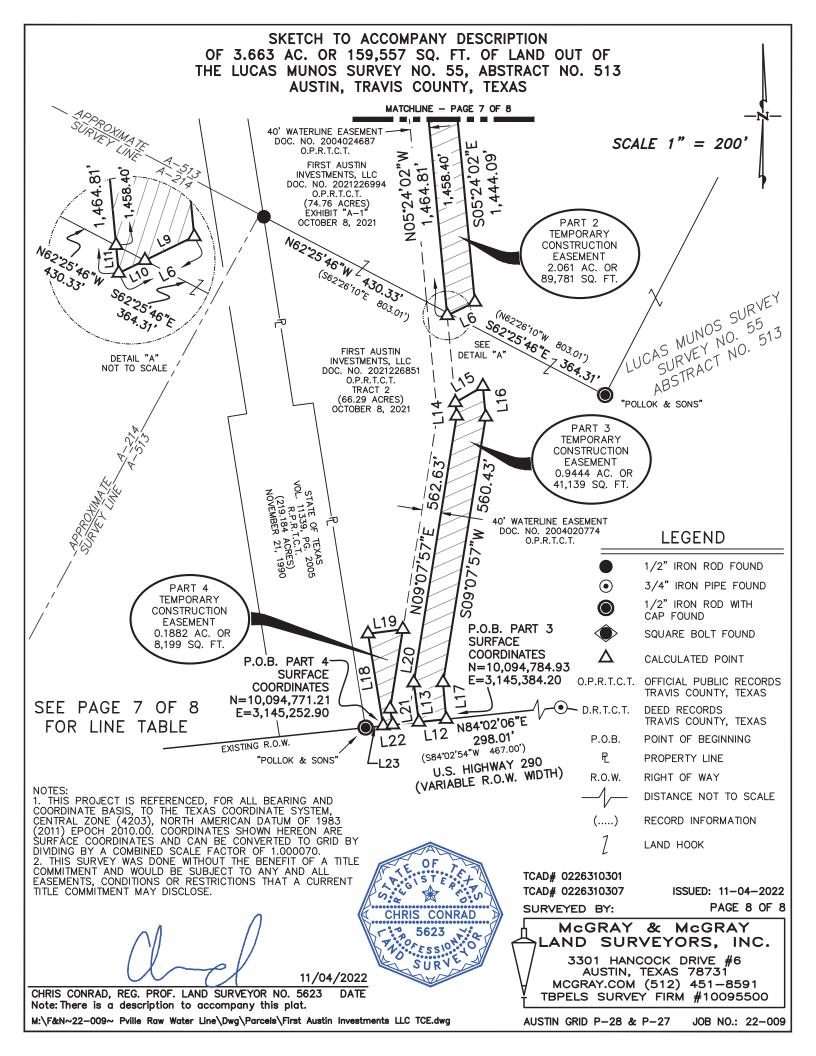
36.90

McGRAY & McGRAY AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID P-28 & P-27 JOB NO.: 22-009

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\First Austin Investments LLC TCE.dwg



RESOLUTION EXHIBIT F

EXHIBIT "A"

1.737 Acre TCE
Temporary Construction Easement
Lucas Munos Survey No. 55, Abstract No. 513
Travis County, Texas

DESCRIPTION FOR A 1.737 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.737 ACRE (75,670 SQUARE FOOT) EASEMENT OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 23.39 ACRES CONVEYED TO 23 ACRES HWY 290 LLC BY SPECIAL WARRANTY DEED DATED JANUARY 14, 2022, AS RECORDED IN DOCUMENT NO. 2022009220, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 1.737 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS.

BEGINNING at a calculated point at the southwest corner of this easement, and the southeast corner of a 40 kpct waterline easement recorded in Document No. 2004024075, Official Public Record. Travis County, Texas, being in the east line of said 23.39 acre 23 Acres Awy 290 tract, and the west line of that tract described as 74.76 acres (Exhibit "A I") conveyed to First Austin Investments, LLC by Special Warranty Deed, as ecord d in Document No. 2021226994, Official Public Records, Travis County, Texas, from which a square bolt found at the southeast corner of said 23.39 acre 23 Acres H vv 290 tract, and the northeast corner of that tract described as 1.593 acres conveyed to the City of Austin by Warranty Deed, as recorded in Volume 3296, Pag. 214, Deed Records, Travis County, Texas, being in the west line of said 74.76 ac e First Austin Investments tract, bears South 27°27'31" West 318.24 feet, said FOINT OF BEGINNING having Surface Coordinates of N=10,097,466.40, E=3,145,191.29

THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 23.39 acre 23 Acres Hwy 290 tract, the following three (3) courses, numbered 1 through 3:

- 1) North 08°23'58" West 1,040.14 feet to a calculated point,
- 2) North 55°51'22" West 143.05 feet to a calculated point, and

- 3) North 16°30'54" West 143.78 feet to a calculated point at the northwest corner of this easement, and the northeast corner of said 40 foot waterline easement, being in the north line of said 23.39 acre 23 Acres Hwy 290 tract, and the south line of that tract described as 74.12 acres conveyed to Waste Management of Texas, Inc. by Special Warranty Deed, as recorded in Volume 11377, Page 1099, Real Property Records, Travis County, Texas;
- 4) THENCE, along the north line of this easement and said 23.39 acre 23 Acres Hwy 290 tract, and the south line of said 74.12 acre Waste Management of Texas tract, South 62°58'14" East 82.78 feet to a calculated point at the northeast corner of this easement, from which a 1/2-inch iron pipe found at the northeast corner of said 23.39 acre 23 Acres Hwy 290 tract, and the northwest orner of said 74.76 acre First Austin Investments tract, being in the south line of said 74.12 acre Waste Management of Texas tract, bears South 62°58'14 East 768.45 feet;

THENCE, along the east line 1 this easement, crossing said 23.39 acre 23 Acres Hwy 290 tract, the following three (1) courses, numbered 5 through 7:

- 5) South 16°30'54" East 65. 11 Let of calculated point,
- 6) South 55°51'22" East 147.97 feet to a calculated point, and
- 7) South 08°23'40" East 983.62 feet to a calculated point at the southeast corner of this easement, being in the east line of said 23.39 acre 23 Acres Hwy 290 tract, and the west line of said 74.76 acre First Austin Investments tract;

8) THENCE, along the south line of this easement, being the east line of said 23.39 acre 23 Acres Hwy 290 tract, and the west line of said 74.76 acre First Austin Investments tract, **South 27°27'31" West 102.28 feet** to the POINT OF BEGINNING and containing 1.737 acres (75,670 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (42,33), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SUNVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

11/04/2022 Date

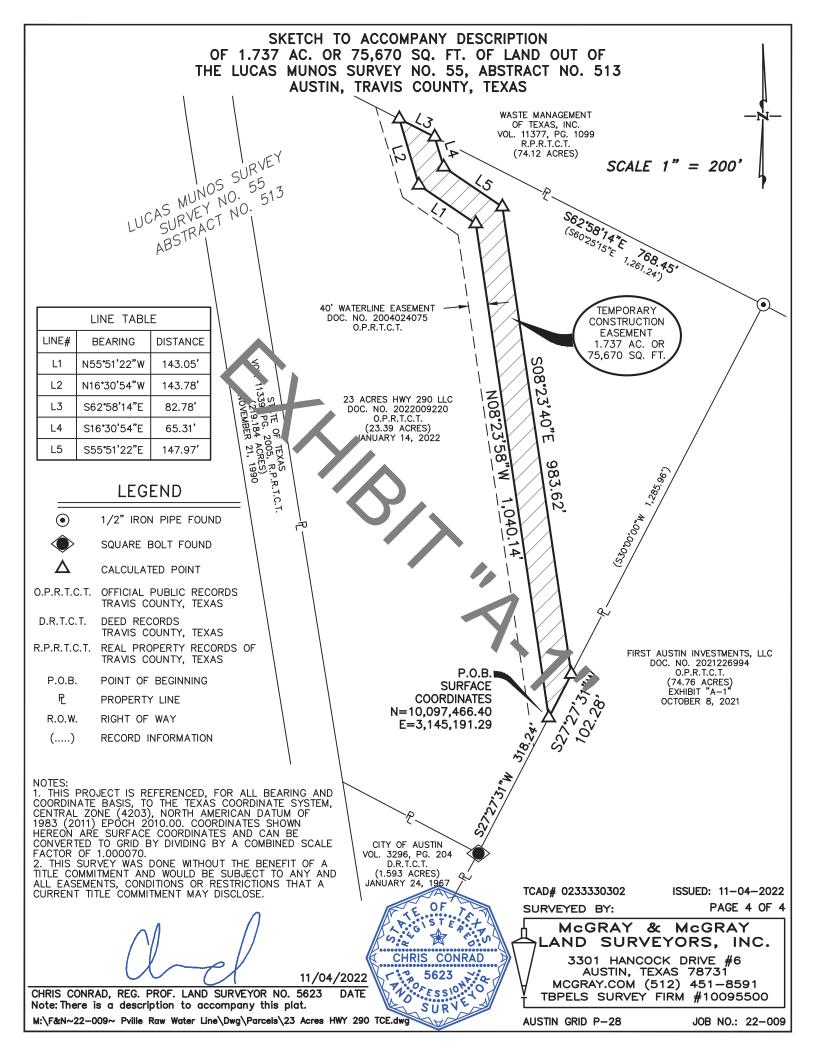
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.737 Ac 23 Acres CE

Issued 11/04/2022

AUSTIN GRID P-28 TCAD# 0233330302



RESOLUTION EXHIBIT G

EXHIBIT "A"

4.362 Acre TCE
Temporary Construction Easement
James O. Rice Survey No. 31, Abstract No. 675
Lucas Munos Survey No. 55, Abstract No. 513
Travis County, Texas

DESCRIPTION FOR A 4.362 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 4.362 ACRE (190,023 SQUARE FOOT) EASEMENT CONSISTING OF FOUR PARTS, OUT OF THE JAMES O. RICE SURVEY NO. 31, ABSTRACT NO. 675, AND THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOTS 1, 2 AND 3, BLOCK 1, WASTE MANAGEMENT, A SUBDIVISION OF RECORD IN DOCUMENT NO. 200500003, OFFICIAL PUBLIC RECORDS, T'A VIS COUNTY, TEXAS, A PORTION OF SAID LOTS 1, 2 AND 3 BEING DESCRIBED AS 21.39 ACRES CONVEYED TO WASTE MANAGEMENT CT EXAS, INC. BY WARRANTY DEED DATED JUNE 18, 1993, AS RECORPED IN VOLUME 11965, PAGE 1443, REAL PROPERTY RECORDS, TRAMIS COUNTY, TEXAS, AND BY QUITCLAIM DEED DATED JUNE 18, 1993 AS RECORDED IN VOLUME 11965, PAGE 1447, REAL PROPERTY RECORD, TRAVIS COUNTY, TEXAS, SAID 4.632 ACRE EASEMENT ALSO BED G A PORTION OF THAT TRACT DESCRIBED AS 74.12 ACRES CONVEY D TO WASTE MANAGEMENT, INC. BY SPECIAL WARRANTY DEED DATED FEBRUARY 18, 1991, AS RECORDED IN VOLUME 11377, PAGE 1099, REAL PROPERTY RECORDS, TRAVIS COUNTY, TEXAS; SAID 4.362 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED PARTS BY METES AND BOUNDS AS FOLLOWS:

PART 1 1.083 Ac.

BEGINNING at a calculated point at the northwest corner of this easement, and the northeast corner of a 40 foot wide waterline easement recorded in Document No. 2004054660, Official Public Records, Travis County, Texas, being in the north line of said Lot 1 and said 21.39 acre Waste Management of Texas tract, and the south line of the remainder of that tract described as 119.325 acres conveyed to Buffalo Bills Farms, LLC by General Warranty Deed with Vendor's Lien, as recorded in Document No. 2020014061, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at the northwest corner of said Lot 1 and said 21.396 acre Waste Management of Texas tract, and the southwest corner of the remainder of said 119.325 acre Buffalo Bill Farms tract, being in the existing east right-of-way line of Springdale Road (varying width), bears North 62°28'55" West 157.58 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,101,969.79, E=3,144,527.86;

- 1) THENCE, along the north line of this easement, said Lot 1 and said 21.39 acre Waste Management of Texas tract, and the south line of the remainder of said 119.325 acre Buffalo Bill Farms tract, **South 62°28'55" East 68.94 feet** to a calculated point at the northeast corner of this easement;
- 2) THENCE, along the east line of this easement, crossing said Lot 1 and said 21.39 acre Waste Management of Texas tract, **South 01°58'53" East 769.60 feet** to a calculated point at the southeast corner of this easement;
- 3) THENCE, along the south line of this easement, crossing said Lot 1 and said 21.39 acre Waste Management of Texas tract, **South 88°01'07" West 60.00 feet** to a calculated point at the southwest corner of this easement, being in the east line e said 40 foot wide waterline easement;
- 4) THENCE, at ng the west line of this easement, and the east line of said 40 foot wide waterfule externent, crossing said Lot 1 and said Waste Management of Texas tract. North 01°58'53" West 803.55 feet to the POINT OF BEGINNING and ontaining 1.083 acres (47,194 square feet) of land within these metes and low at

PART 2 2.206 Ac.

BEGINNING at a calculated point at the northwest corner of this easement, being in the east line of said 40 foot wide waterline easement, from which a 1/2-inch iron rod found at the northwest corner of said Lot 1 and said 21.39 acre Waste Management of Texas tract, and the southwast orner of the remainder of said 119.325 acre Buffalo Bills Farms tract, being it the existing east right-of-way line of Springdale Road, bears South 88°07'36' Wes 139.35 feet to a calculated point in the west line of said 21.39 acre Waste Management of Texas tract, and the existing east right-of-way line of Springdale Road, and North 01°52'24" West 1,037.27 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,101,010.56, E=3,144,561.05;

1) THENCE, along the north line of this easement, crossing said Lot 1 and said 21.39 acre Waste Management of Texas tract, **North 88°01'07" East 60.00 feet** to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said Lots 1, 2 and 3, said 21.39 acre Waste Management of Texas tract and said 74.12 acre Waste Management of Texas tract, the following three (3) courses, numbered 2 through 4:

2) South 01°58'53" East 1,511.80 feet to a calculated point,

- 3) South 05°32'53" East 55.11 feet to a calculated point, and
- 4) South 26°35'08" West 60.00 feet to a calculated point at the southeast corner of this easement, being in the east line of said 40 foot wide waterline easement;
- 5) THENCE, along the south line of this easement, and the east line of said 40 foot wide waterline easement, crossing said 74.12 acre Waste Management of Texas tract, **North 63°24'52" West 33.17 feet** to a calculated point at the southwest corner of this easement, being at an angle point in the east line of said 40 foot waterline easement;

THENCE, along the west line of this easement, and the east line of said 40 foot wide waterline e sement, crossing said 74.12 acre Waste Management of Texas tract, the following two (2) courses, numbered 6 and 7:

- 6) North 05°32'53" Wes 0.14 feet to a calculated point, and
- 7) North 01°58'53" West 4.0.26 eet to a calculated point in the north line of said 74.12 acre Waste Man genert of Texas tract, and the south line of said Lot 3 and said 21.39 acre Waste Management of Texas tract, from which a 1/2-inch iron pipe found (Laning) at the northwest corner of said 74.12 acre Waste Management of Texas tract, and the southwest corner of said Lot 3 and said 21.39 acre Waste Management of Texas tract, being in the existing east right-of-way line of Springdale Road, bears North 62°46'22" West 161.79 feet;
- 8) THENCE, continuing along the west line of this easement, and the east line of said 40 foot wide waterline easement, crossing said Lots 3, 2 and 1 and said 21.39 acre Waste Management of Texas tract, North 01°58'53" West 1,066.80 feet to the POINT OF BEGINNING and containing 2.206 acres (96,120 square feet) within these metes and bounds.

PART 3 1.022 Ac,

BEGINNING at a calculated point at the southeast corner of this easement, being in the south line of said 74.12 acre Waste Management of Texas tract, and in the north line of that tract described as 23.39 acres conveyed to 23 Acres Hwy 290 LLC by Special Warranty Deed, as recorded in Document No. 2022009220, Official Public Records, Travis County, Texas, from which a 1/2-inch iron pipe found in the south line of said 74.12 acre Waste Management of Texas tract, being at the northeast corner of said 23.39 acre 23 Acres Hwy 290 tract, and the northwest corner of that tract described as 74.76 acres (Exhibit "A-1") conveyed to First Austin Investments, LLC by Special Warranty Deed, as recorded in Document No. 2021226994, Official Public Records, Travis County, Texas, bears South 62°58° N" East 768.45 feet, said POINT OF BEGINNING having Surface Coord nates of N=10,098,675.90, E=3,144,953.82;

1) THENCE, along the south line of this easement and said 74.12 acre Waste Management of Texas tract, and the north line of said 23.39 acre 23 Acres Hwy 290 tract, North 62° 3'1/" West 82.78 feet to a calculated point at the southwest corner of this easement, being in the east line of said 40 foot wide waterline easement, from which 12-inch iron pipe found in the west line of said 74.12 acre Waste Management of Texas tract, and the existing east right-of-way line of Springdale Road, bears No. 1 62°58'14" West 410.44 feet, and North 06°04'53" West 137.03 feet;

THENCE, along the west line of this easement, and the east line of said 40 foot wide waterline easement, crossing said 74.12 acre. We ste Management of Texas tract, the following three (3) courses, numbered 2 through 4:

- 2) North 16°30'54" West 358.25 feet to a calculated point,
- 3) North 11°20'51" West 309.47 feet to a calculated point, and
- 4) North 63°24'52" West 18.95 feet to a calculated point;
- 5) THENCE, continuing along the west line of this easement, crossing said 74.12 acre Waste Management of Texas tract, North 26°35'08" East 60.00 feet to a calculated point at the north corner of this easement;

THENCE, along the west line of this easement, crossing said 74.12 acre Waste Management of Texas tract, the following four (4) courses, numbered 6 through 9:

- 6) South 63°24'52" East 48.26 feet to a calculated point,
- 7) South 11°20'51" East 336.07 feet to a calculated point,
- 8) South 16°30'54" East 355.54 feet to a calculated point, and
- 9) South 16°30'54" East 57.03 feet to the POINT OF BEGINNING and containing 1.022 acres (44,508 square feet) within these metes and bounds.

PART 4 0.0505 Ac.

BEGINNING at calculated point at the northeast corner of this parcel, from which a 1/2-inch iron pipe bound in the west line of said 74.12 acre Waste Management of Texas tract, being in the existing east right-of-way line of Springdale Road, bears North // 34.58" West 87.30 feet, said POINT OF BEGINNING having Surface Coerdinates of N=10,099,430.04, E=3,144,559.69;

1) THENCE, along the north line of this easement, crossing said 74.12 acre Waste Management of Texas tract, North 8.77'14" East 20.00 feet to a calculated point at the northeast corner of this easement, being in the west line of said 40 foot wide waterline easement;

THENCE, along the east line of this easement and the west line of said 40 foot wide waterline easement, crossing said 74.12 acre Waste Management of Texas tract, the following two (2) courses, numbered 2 and 3:

- 2) South 05°32'46" East 50.00 feet to a calculated point, and
- 3) South 63°24'52" East 22.11 feet to a calculated point;
- 4) THENCE, continuing along the east line of this easement, crossing said Waste Management of Texas tract, South 26°35'08" West 40.00 feet to a calculated point at the southeast corner of this easement;
- 5) THENCE, along the south line of this easement, crossing said Waste Management of Texas tract, **North 63°24'52" West 20.61 feet** to a calculated point;

6) THENCE, along the west line of this easement, crossing said Waste Management of Texas tract, **North 05°32'46" West 84.67 feet** to the POINT OF BEGINNING and containing 0.0505 of one acre (2,201 square feet) of land within these metes and bounds.

PART 1 1.083 Ac. 47,194 Sq. Ft. PART 2 2.206 Ac. 96,120 Sq. Ft. PART 3 1.022 Ac. 44,508 Sq. Ft. PART 4 0.0505 Ac. 2,201 Sq. Ft. TOTAL 4.362 Ac. 190,023 Sq. Ft.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAL 3 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEY ORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

Date

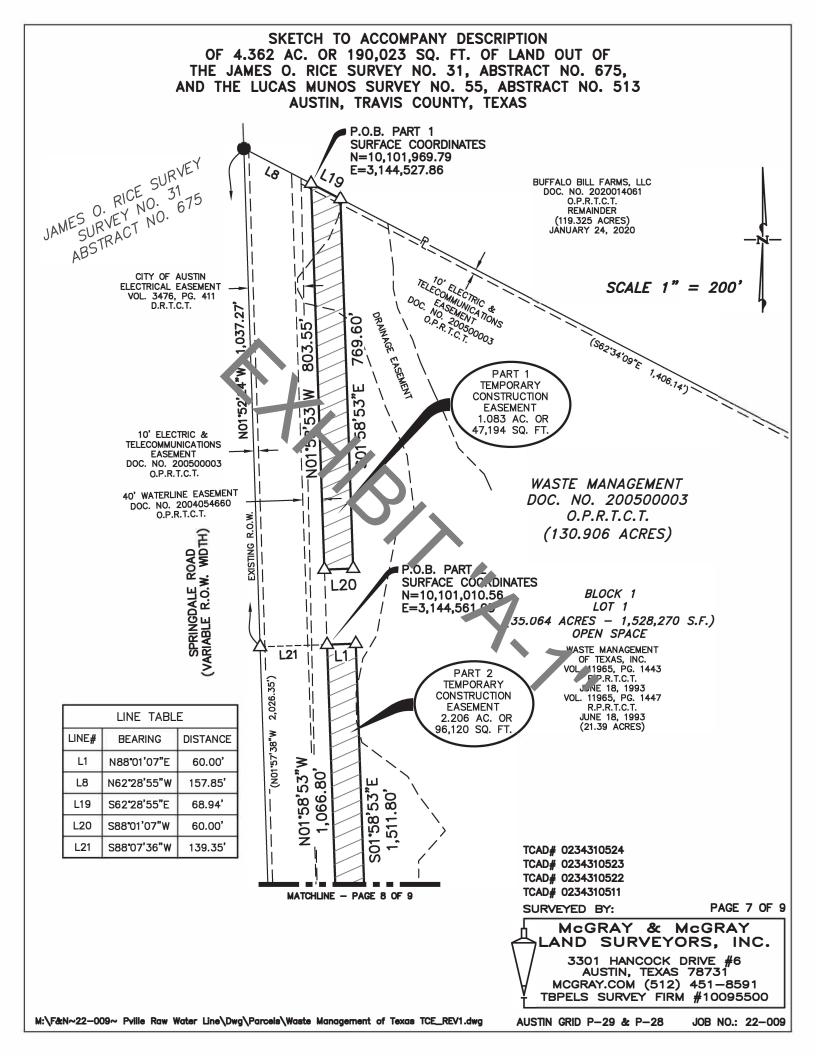
Chris Conrad, Reg. Professional Land Surveyor No. 5623

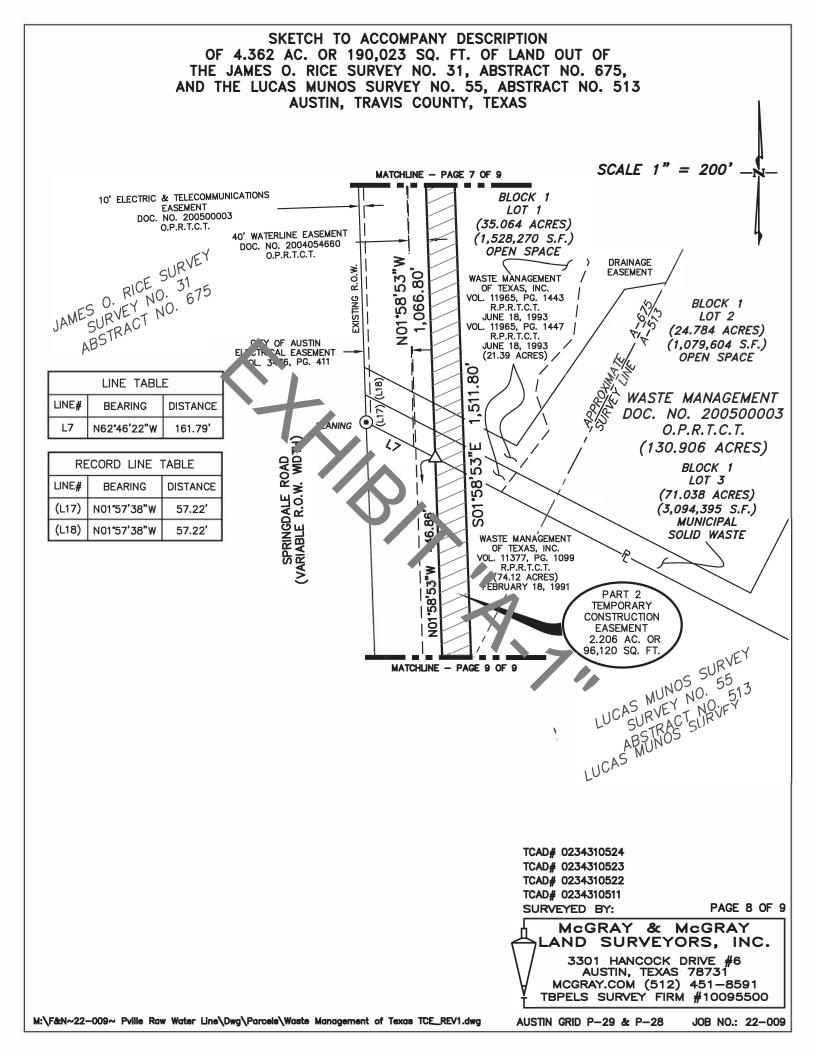
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\4.311 Ac Waste Management

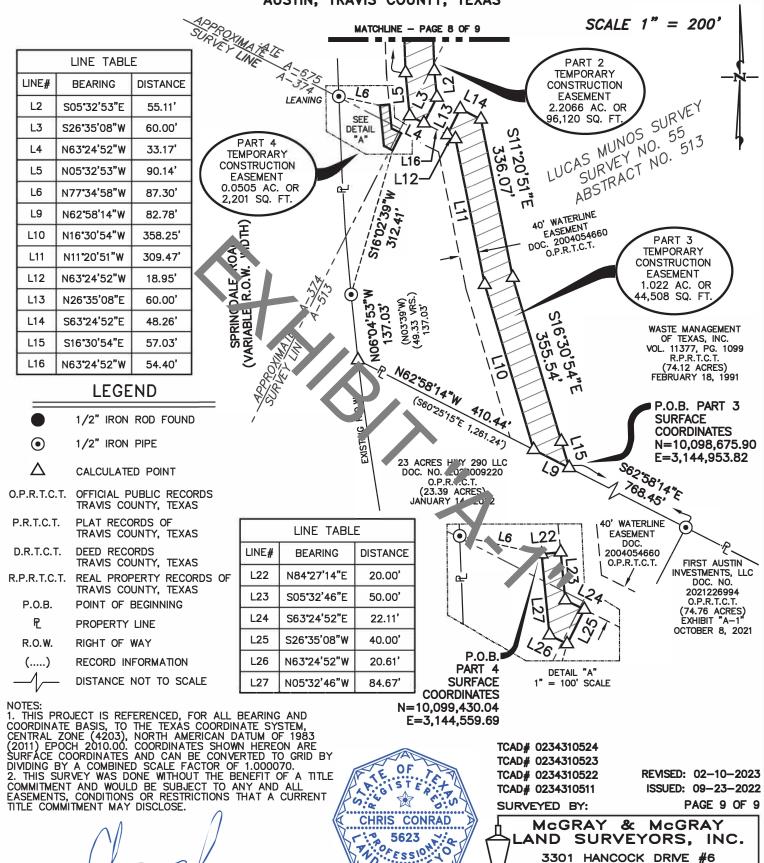
Issued 09/23/2022; Revised 02/10/2023

AUSTIN GRID P-28 & P-29 TCAD# 0234310524, 0234310523, 0234310522 & 0234310511





SKETCH TO ACCOMPANY DESCRIPTION OF 4.362 AC. OR 190,023 SQ. FT. OF LAND OUT OF THE JAMES O. RICE SURVEY NO. 31, ABSTRACT NO. 675, AND THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513 AUSTIN, TRAVIS COUNTY, TEXAS



SUR

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\Waste Management of Texas TCE_REV1.dwg

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623

Note: There is a description to accompany this plat.

02/10/2023

AUSTIN GRID P-29 & P-28

AUSTIN, TEXAS 78731

MCGRAY.COM (512) 451-8591

TBPELS SURVEY FIRM #10095500

JOB NO.: 22-009

RESOLUTION EXHIBIT H

EXHIBIT "A"

4.484 Acre TCE
Temporary Construction Easement
Lucas Munos Survey No. 55, Abstract No. 513
Travis County, Texas

DESCRIPTION FOR A 4.484 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 4.484 ACRE (195,336 SQUARE FOOT) EASEMENT CONSISTING OF TWO PARTS, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 164.962 ACRES (EXHIBIT "A") CONVEYED TO RR BRAKER VALLEY, LP BY SPECIAL WARRANTY DEED DATED OCTOBER 28, 2021, AS RECORDED IN DOCUMENT NO 2021242375, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 4.484 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED IN THREE PARTS BY METES AND BOUNDS AS FOLLOY'S:

PART 1 1.435 ACRES

BEGINNING at a calculated point at the southwest corner of this easement, and the southeast corner of a 40 foot waterline easement (Part 2) recorded in Document No. 2004024076, Official Paolic Records, Travis County, Texas, being in the south line of said 164.9 2 acre LP Braker Valley tract, and the existing north right-of-way line of Blue Goose Road (50 foot width), from which a 1/2-inch iron rod with "BGE INC" cap found Let le southwest corner of said 164.962 acre RR Braker Valley tract and said 40 foot waterline easement (Part 2), being in the existing north right-of-way line of Palue Goose Road, and the existing east right-of-way line of Cameron Road (varing width), bears North 73°16'35" West 44.48 feet said POINT OF BEGIN NING (varing Surface Coordinates of N=10,103,009.70, E=3,146,650.67;

- 1) THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement (Part 2), crossing said 164.962 acre RR Braker Valley tract, North 42°39'56" East 1,056.47 feet to a calculated point at the northwest corner of this easement, and the northeast corner of said 40 foot waterline easement (Part 2), being in the west line of said 164.962 acre RR Braker Valley tract, and the south line of Tract 1, Melvin L. Kirk Subdivision, a subdivision of record in Book 29, Page 20, Plat Records, Travis County, Texas, said Tract 1 conveyed to Marcelina Cisneros by Last Will and Testament of Guadalupe G. Cisneros, as recorded in Document No. 2018188360, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod with "CBC Setstone" cap found at an interior ell corner in the west line of said 164.962 acre RR Braker Valley tract, and the northwest corner of said 10 foot waterline easement (Part 2), being in the existing east right-of-way in the Cameron Road, bears North 47°29'03" West 40.00 feet;
- 2) THENCE, along the corth line of this easement, the west line of said 164.962 acre RR Braker V lley tract, and the south line of said Tract 1 and said Cisneros tract, South 47°2)'03' East 60.00 feet to a calculated point at the northeast corner of this case new c
- 3) THENCE, along the east line of microssiment, crossing said 164.962 acre RR Braker Valley tract, South 42° 9'5 3" West 1,027.43 feet to a calculated point at the southeast corner of this easement being in the south line of said 164.962 acre RR Braker Valley tract, and the existing north right-of-way line of Blue Goose Road;
- 4) THENCE, along the south line of this easement and said 164.962 acre RR Braker Valley tract, and the existing north right-of-way line of Blue Goose Road, North 73°16'35" West 66.72 feet to the POINT OF LF 3INNING and containing 1.435 acres (62,517 square feet) of land within these metes and bounds.

PART 2 3.049 ACRES

BEGINNING at a calculated point at the southwest corner of this easement, and the northwest corner of said 40 foot waterline easement (Part 1) recorded in said Document No. 2004024076, being in the west line of said 164.962 acre RR Braker Valley tract, and the north line of that tract described as 5.0 acre (No. 9) conveyed to Brooks Clark Properties, Ltd. by Special Warranty Deed, as recorded in Document No. 2003278239, Official Public Records, Travis County, Texas, and being further described in Volume 12726, Page 453, Real Property Records, Travis County, Texas, from which a 5/8-inch iron rod found at an interior ell corner in the west line of said 164.962 acre RR Braker Valley tract, being the southwest corner of said 40 foot waterline easement (Part 1), and the northwest corner of said 5.0 acre Brooks Clark Properties tract, being in the existing east right of-way line of Cameron Road, bears North 47°04'53" West 40.00 feet, san POINT OF BEGINNING having Surface Coordinates of N=10,104,118.64, F=3 47,671.96;

1) THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement (Fart 1), crossing said 164.962 acre RR Braker Valley tract, North 42°47′2 . E st 229.48 feet to a calculated point at the northeast corner of said 40 foot waterline casement (Part 1), and the southeast corner of a 40 foot waterline casement recorded in Document No. 2004021592, Official Public Records, Tracis County, Texas, from which a 1/2-inch iron rod with "BGE INC" cap found at the northwest corner of said 40 foot waterline easement (Part 1) recorded in said Document No. 2004024076, and the southwest corner of aid 40 waterline easement recorded in said Document No. 2004021592, Using in the existing east right-of-way line of Cameron Road, bears North 73°44′06" West 44.71 feet;

THENCE, continuing along the west line of this easement, and the east line of said 40 foot waterline easement recorded in said Document No. 2004021592, crossing said 164.962 acre RR Braker Valley tract, the following three (3) courses, numbered 2 through 4:

- 2) North 42°43'17" East 1,503.43 feet to a calculated point,
- 3) North 46°12'52" East 174.77 feet to a calculated point, and

- 4) with a curve to the left, whose delta angle is 16°51'04", radius is 652.96 feet, an arc distance of 192.04 feet, and the chord of which bears North 34°44'51" East 191.35 feet to a calculated point at the northwest corner of this easement, and the northeast corner of said 40 foot waterline easement, being in the north line of said 164.962 acre RR Braker Valley tract, and the south line of that tract described as 14 acres (Property No. 3) conveyed to Stephen A. Madison and Diane Kay Momoda-Madison, Trustees of the Stephen A. Madison and Diane Kay Momoda-Madison Trust as created by Declaration of Trust dated December 15, 1999 (1/2 interest) by Special Warranty Deed, as recorded in Document No. 2017157048, Official Public Records, Travis County, Texas, said 14 acres also conveyed to Myrdis Allen et al. (1/2 interest) by Deed, as recorded in Volume 26.79, Page 48, Deed Records, Travis County, Texas, said 14 acres being dditionally described in Document No. 2006106050, Official Public R cords, Travis County, Texas, from which a 1/2-inch iron rod with "BGE INC" cap found at the northwest corner of said 164.962 acre RR Braker Vall y tract and said 40 foot waterline easement, being in the south line of said 14 a re Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myr's Alen et al. tract, and the existing east right-ofway line of Cameron Roza, be rs North 73°42'31" West 36.30 feet;
- 5) THENCE, along the north line of this easement and said 164.962 acre RR Braker Valley tract, and the south line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison and Myrdis Allen et al. tract, South 73°42'31" East 60.85 feet to a calculated Joint at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 164.962 acre RR Braker Valley tract, the following four (4) courses, numbered 6 mr Jugh 9:

- 6) with a curve to the right, whose delta angle is 17°50'01", radius is 712.96 feet, an arc distance of 221.91 feet, and the chord of which bears South 34°23'14" West 221.02 feet to a calculated point,
- 7) South 46°12'52" West 174.50 feet to a calculated point,
- 8) South 42°43'17" West 1,501.63 feet to a calculated point,
- 9) South 42°47'21" West 329.19 feet to a calculated point, and

- 10)South 42°35'34" West 0.47 feet to a calculated point at the southeast corner of this easement, being in the west line of said 164.962 acre RR Braker Valley tract, and the north line of said 5.0 acre Brooks Clark Properties tract;
- 11)THENCE, along the south line of this easement, the west line of said 164.962 acre RR Braker Valley tract, and the north line of said 5.0 acre Brooks Clark Properties tract, **North 47°04'53" West 60.00 feet** to the POINT OF BEGINNING and containing 3.049 acres (132,816 square feet) of land within these metes and bounds.

PART 1 1.435 Ac. (2,517 Sq. Ft. PART 2 3.049 Ac. 132,819 Sq. Ft. TOTAL 4.484 Ac. 195 336 Sq. Ft.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2012) PROCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

11/04/2022 Date

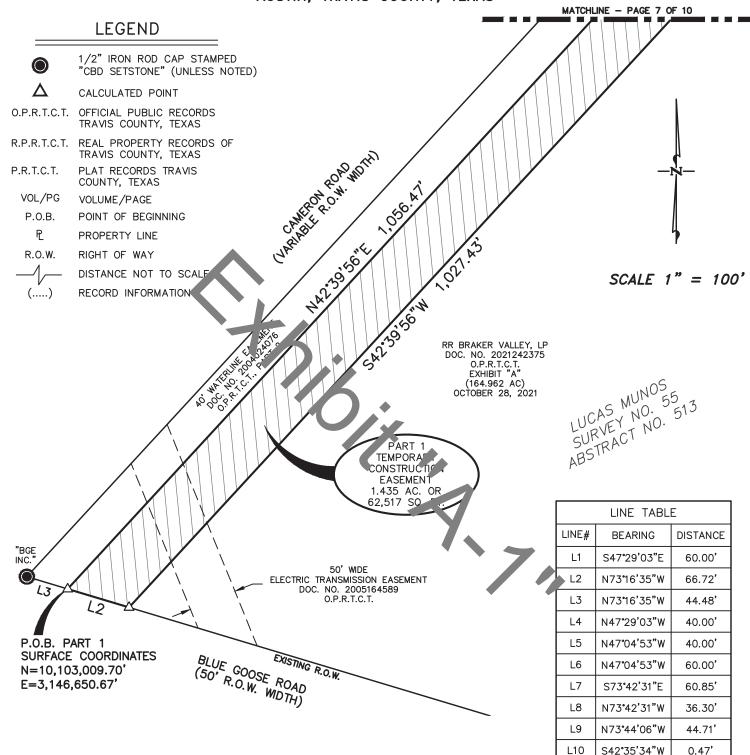
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\4.484 Ac RR Braker Valley

Issued 11/04/2022

AUSTIN GRID P-29 & P-30 TCAD# 0234310302 & 0234310305



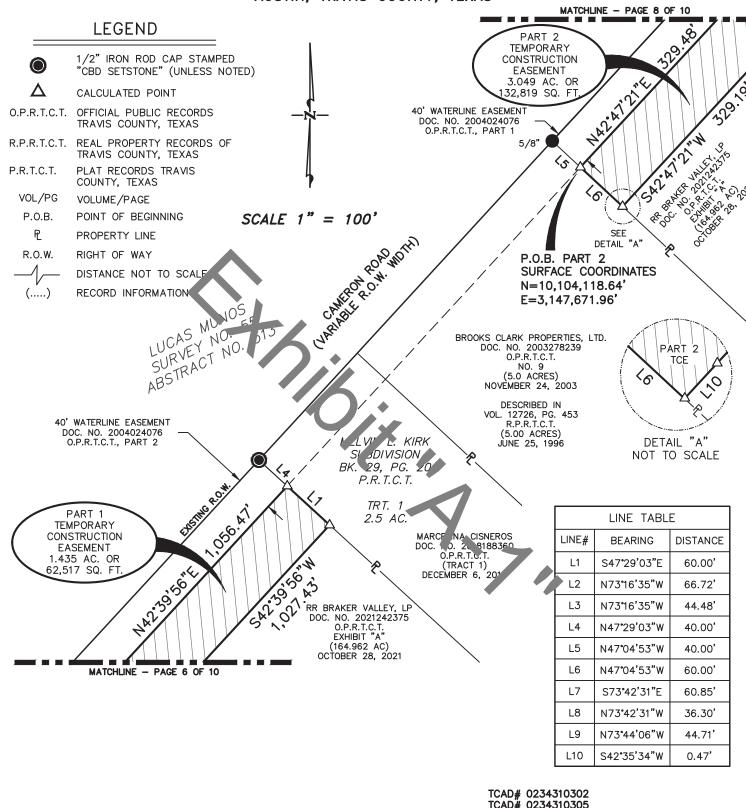
TCAD# 0234310302 TCAD# 0234310305 SURVEYED BY:

PAGE 6 OF 10

McGRAY & McGRAY _AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID: P-29 & P-30 JOB NO.: 22-009



TCAD# 0234310305 SURVEYED BY:

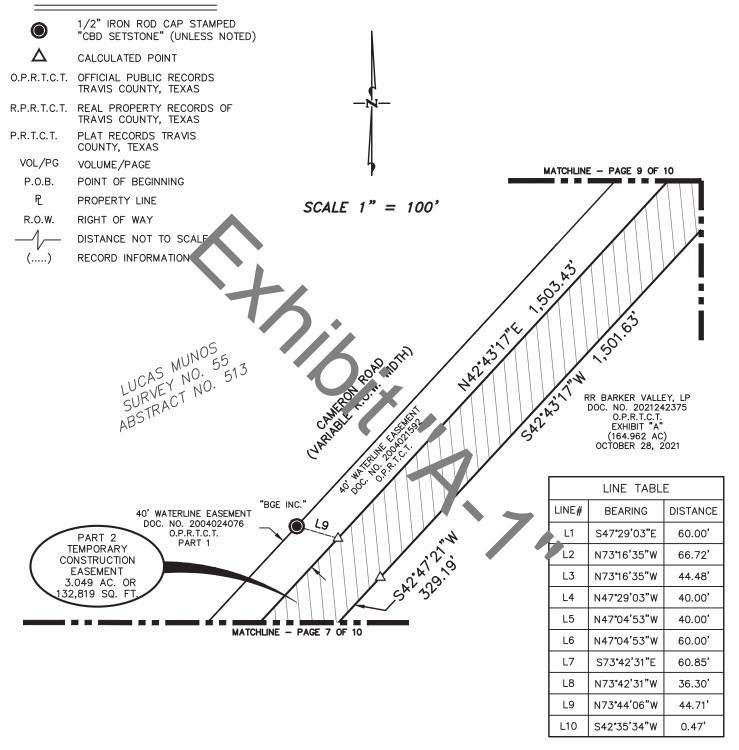
PAGE 7 OF 10

McGRAY & McGRAY _AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID: P-29 & P-30 JOB NO.: 22-009





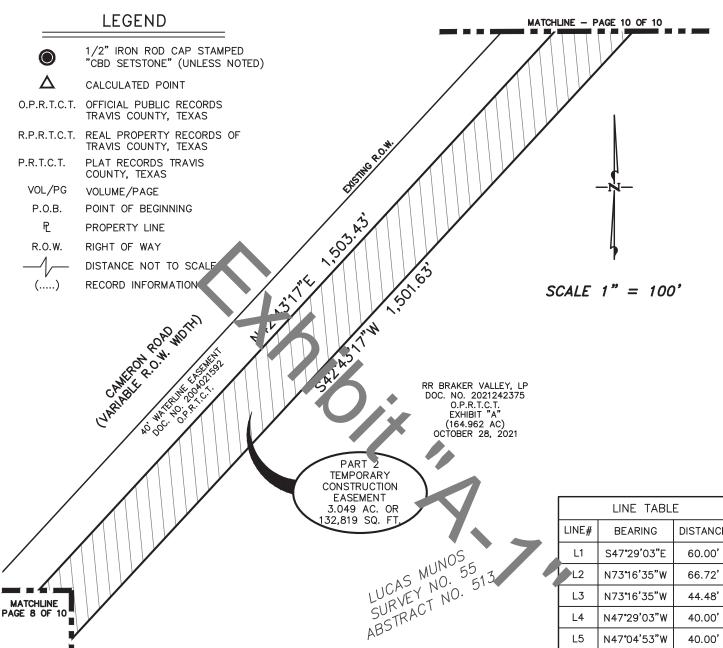
TCAD# 0234310302 TCAD# 0234310305 SURVEYED BY:

PAGE 8 OF 10

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID: P-29 & P-30 JOB NO.: 22-009



LINE TABLE					
LINE#	BEARING	DISTANCE			
L1	S47°29'03"E	60.00'			
L2	N73°16'35"W	66.72'			
L3	N73°16'35"W	44.48'			
L4	N47°29'03"W	40.00'			
L5	N47°04'53"W	40.00'			
L6	N47°04'53"W	60.00'			
L7	S73°42'31"E	60.85			
L8	N73°42'31"W	36.30'			
L9	N73°44'06"W	44.71			
L10	S42°35'34"W	0.47'			

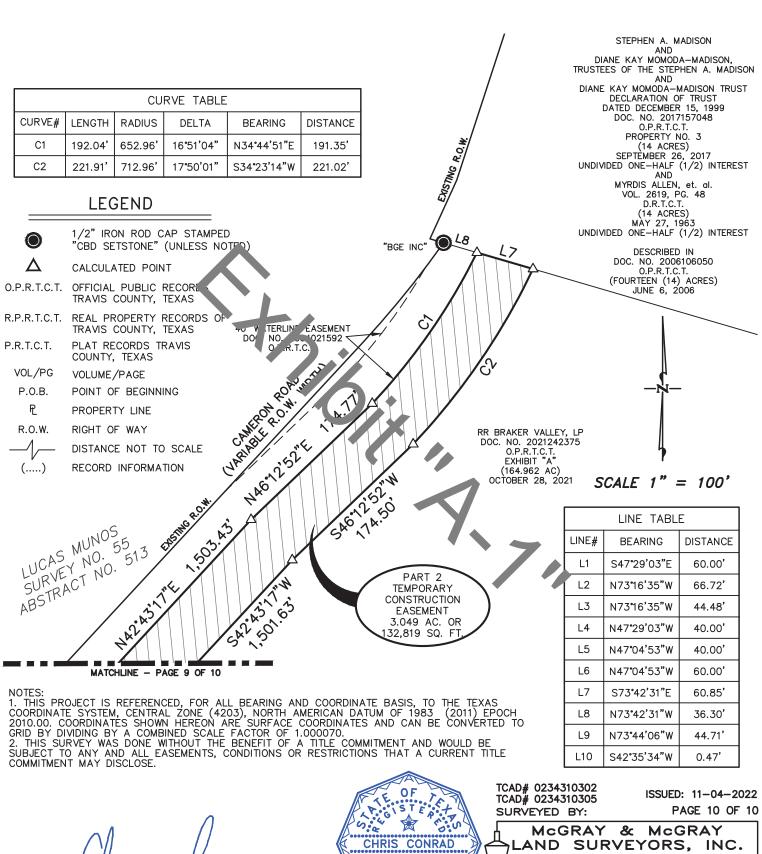
TCAD# 0234310302 TCAD# 0234310305 SURVEYED BY:

PAGE 9 OF 10

McGRAY & McGRAY AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID: P-29 & P-30 JOB NO.: 22-009



CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 Note: There is a description to accompany this plat.

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\RR Braker Valley TCE.dwg

11/04/2022

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID: P-29 & P-30 JOB NO.: 22-009

RESOLUTION EXHIBIT I

Exhibit "A"

FN2946(DS) March 31, 2003 SAM, Inc. Job No. 22259E-01 Myrdis Allen 40-Foot Wide Waterline Easement

DESCRIPTION OF A 0.302 ACRE TRACT OF LAND LOCATED IN THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, IN TRAVIS COUNTY, TEXAS, BEING A PORTION OF A CALLED 14 ACRE TRACT DESCRIBED IN A DEED FROM MRS. FRANCES WILLIAMS TO MYRDIS ALLEN, ET AL., DATED MAY 27, 1963, AS RECORDED IN VOLUME 2619, PAGE 48, OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, SAID 0.302 ACRE TRACT OF LAND, AS SHOWN ON THE ACCOMPANYING SKETCH, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 5/8-inch iron axle found for reference, being the southern most corner of said 14 acre tract, being the eastern most corner of a called 75 acre tract of land conveyed in a deed from Don L. Lanford and wife, Muriel A. Lanford to Don L. and Muriel A. Lanford Living Trust, dated February 14, 1996, as recorded in Volume 12650, Page 160, of the Real Property Records of Travis County, Texas, and described as a 76.71 acre tract of land in Volume 11392, Page 525, of the Real Property Records of Travis County, Texas;

THENCE with the common line of said 14 acre tract and said 75 acre tract, N 74°01'08" W, a distance of 1742.92 feet to a 1/2-inch iron rod with a plastic cap marked "SAM, INC" set for the POINT OF BEGINNING, being in a curve to the left, and being the southern most corner hereof;

THENCE continuing with said common line, N 74°01'08" W, a distance of 40.78 feet to a 1/2-inch iron rod with a plastic cap marked "SAM, INC" set for the western most corner hereof, being in a curve to the left from which a calculated point in the curving east Right-Of-Way (ROW) line of Cameron Road, a 60-foot wide ROW bears, N 74°01'08" W, a distance of 10.21 feet;

THENCE crossing said 14 acre tract, the following two (2) courses and distances:

- 1. 113.14 feet along the arc of said curve to the left, through a central angle of 10°34'32", having a radius of 612.96 feet and a chord which bears, N 22°16'18" E, a distance of 112.98 feet to a 1/2-inch iron rod with a plastic cap marked "SAM, INC" set, and
- 2. N 16°59'02" E, a distance of 215.44 feet to a 1/2-inch iron rod with a plastic cap marked "SAM, INC" set in the common line of said 14 acre tract and a called 11 acre tract described in a deed from Eugene Giles, et al. to Clora E. Jones, dated December 26, 1935, recorded in Volume 649, Page 31, of the Deed Records of Travis County, Texas, for the northern most corner hereof, from which a calculated point in the east Right-Of-Way (ROW) line of Cameron Road bears, N 74°01'11" W, a distance of 10,00 feet;

THENCE with the common line of said 14 acre tract and said 11 acre tract, S 74°01'11" E, a distance of 40.01 feet to a 1/2-iron rod with a plastic cap marked "SAM, INC" set, for the eastern most corner hereof;

11 55 51 500 500 50

FN2946(DS) March 31, 2003 SAM, Inc. Job No. 22259E-01 Thomas Madison 40-Foot Wide Waterline Easement

THENCE crossing said 14 acre tract, the following two (2) courses and distances:

- 1. S 16°59'02" W, a distance of 216.14 feet to a 1/2-inch iron rod with a plastic cap marked "SAM, INC" set, for the beginning of a curve to the right;
- 2. 112.34 feet along the arc of a curve to the right, through a central angle of 09°51'27" having a radius of 652.96 feet and a chord which bears, S 21°54'46" W, a distance of 112.20 feet to the POINT OF BEGINNING, and containing 0.302 acre of land, more or less

BEARING BASIS: Bearings are based on the Texas State Coordinate System, Central Zone, NAD 83/(1993). The distances are adjusted to surface using a combined scale factor of 1.00007.

THE STATE OF TEXAS

8

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF TRAVIS

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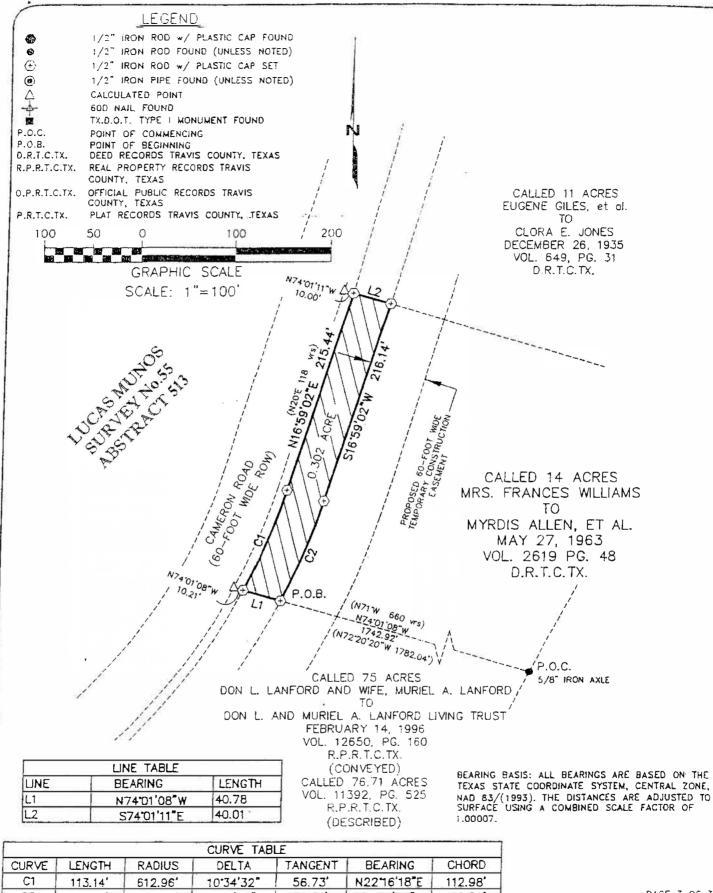
That I, Paul L. Easley, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground during February of 2003 under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 4th day of April 2003 A.D.

SURVEYING AND MAPPING, Inc. 5508 West Highway 290 Building B Austin, Texas 78735



Paul L. Easley
Registered Professional Land Surveyor
No. 4432 - State of Texas



CURVE TABLE							
CURVE	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD	
C1	113.14'	612.96	10*34'32"	56.73	N2276'18"E	112.98	
C2	112.34	652.96	9'51'27"	56.31	S21"54'46"W	112.20	

PAGE 3 OF 3 REFERENCE FIELD NOTE No. 2946

PROJECT: PFLUGERVILLE RAW WE NUMBER: 27259E-01 SURVEYOR: PLE
IRTY CHIEF: LG FIELDBOOK: FIELDHOTE: FH2856 DRAWING: FN2856.DWC



5506 WEST HIGHWAY 290
BUILDING B
AUSTIN TEXAS, 78735
(SIZ) AL7-0575
FAX, (512) 320-3020
EMAIL: SAM@SAMINCAUS.COM

EASEMENT PLAT SHOWING PARCEL No. 330 PROPERTY OF MYRDIS ALLEN, ET AL. PLFUGERVILLE RAW WATERLINE

RESOLUTION EXHIBIT I-1

EXHIBIT "B"

0.4519 Acre TCE Temporary Construction Easement Lucas Munos Survey No. 55, Abstract No. 513 Travis County, Texas

DESCRIPTION FOR A 0.4519 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.4519 OF ONE ACRE (19,684 SQUARE FOOT) EASEMENT, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT DESCRIBED AS 14 ACRES (PROPERTY NO. 3) CONVEYED TO STEPHEN A. MADISON AND DIANE KAY MOMODA-MADISON, TRUSTEES OF THE STEPHEN A. MADISON AND DIANE KAY MOMODA-MADISON TRUST AS CREATED BY THE DECLARATION OF TRUST DATED DECEMBER 15, 1999 (1/2 INTEREST) BY SPECIAL WARRANTY GIFT DEED DATED SEPTEMBER 26, 2017, AS RECORDED IN DOCUMENT NO. 2017157048, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID 14 ACRES ALSO CONVEYED TO MYRDIS ALLEN ET AL. (1/2 INTEREST) BY DEED DATED MAY 27, 1963, AS RECORDED IN VOLUME 2619, PAGE 48, DEED RECORDS, TRAVIS COUNTY, TEXAS, SAID 14 ACRES BEING ADDITIONALLY DESCRIBED IN DOCUMENT NO. 2006106050, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.4519 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at southwest corner of this easement, being the southeast corner of a 40 foot waterline easement recorded in Document No. 2004099531, Official Public Records, Travis County, Texas, also being in the south line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the north line of that tract described as 164.962 acres conveyed to RR Braker Valley, LP by Special Warranty Deed, as recorded in Document No. 2021242375, Official Public Records, Travis County, Texas, from which as 1/2-inch iron rod found at the northwest corner of said 164.962 acre RR Braker Valley tract, and the southwest corner of said 40 foot waterline easement, being in the south line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the existing east right-of-way line of Cameron Road (varying width) bears North 73°42'31" West 36.30 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,105,743.10, E=3,149,150.98;

THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, the following two (2) courses, numbered 1 and 2:

- 1) with a curve to the left, whose delta angle is 09°00'00", radius is 652.96 feet, an arc distance of 102.57 feet, and the chord of which bears North 21°49'19" East 102.46 feet to a calculated point, and
- 2) North 16°53'21" East 225.57 feet to a calculated point at the northwest corner of this easement, and the northeast corner of said 40 foot waterline easement, being in the north line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the south line of that tract described as 11 acres conveyed to Clora E. Jones by Deed, as recorded in Volume 649, Page 31, Deed Records, Travis County, Texas;
- 3) THENCE, along the north line of this easement and said Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the south line of said 11 acre Jones tract, **South 73°42'53" East 60.00 feet** to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, the following two (2) courses, numbered 4 and 5:

- 4) South 16°53'21" West 226.42 feet to a calculated point, and
- feet, an arc distance of 101.62 feet, and the chord of which bears South 21°23'13" West 101.54 feet to a calculated point at the southeast corner of this easement, being in the south line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the north line of said 164.962 acre RR Braker Valley tract, from which an axle found at the southeast corner of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the northeast corner of said 164.962 acre RR Braker Valley tract, and the northeast corner of said 164.962 acre RR Braker Valley tract, being in the west line of that tract described as 98.700 acres conveyed to Evelyn J. Remmert and Alfred G. Wendland, Jr. by Gift Deed, as recorded in Volume 11378, Page 166, Real Property Records, Travis County, Texas, bears South 73°42'31" East 1,679.08 feet;

6) THENCE, along the south line of this easement and said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, and the north line of said 164.962 acre RR Braker Valley tract, North 73°42'31" West 60.85 feet to the POINT OF BEGINNING and containing 0.4519 of one acre (19,684 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

09/20/2022 Date

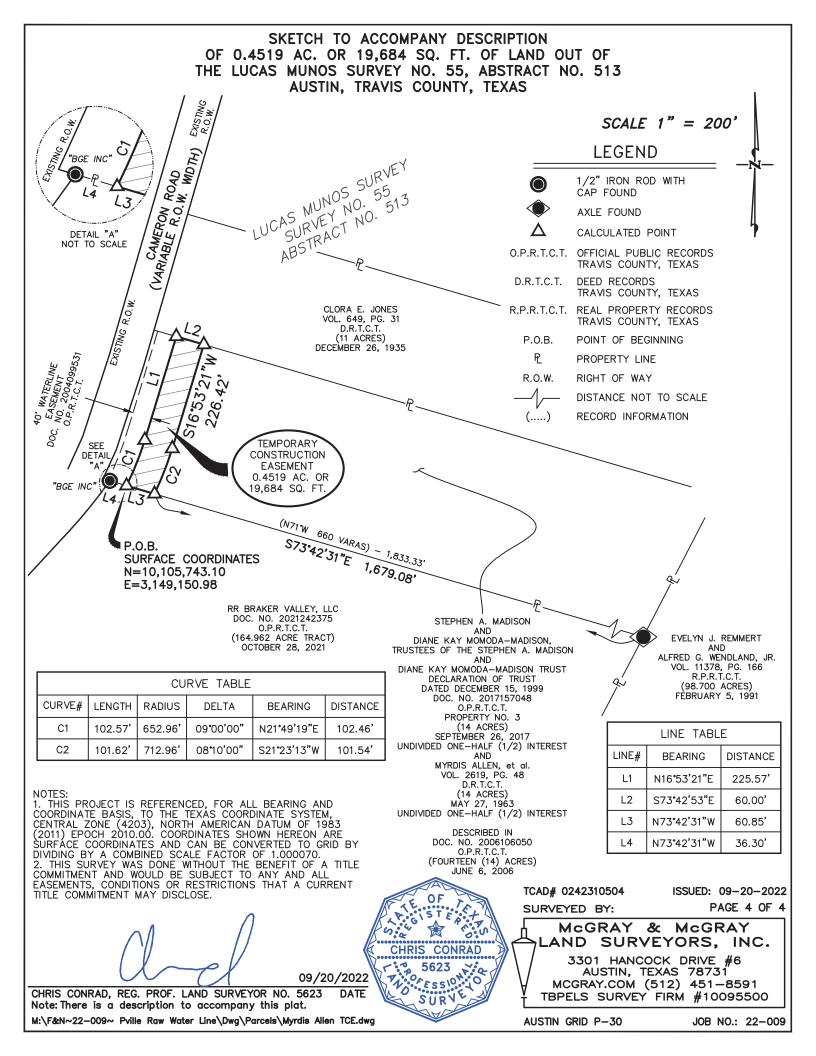
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.4519 Ac Madison

Issued 09/20/2022

AUSTIN GRID P-30 TCAD# 0242310504



RESOLUTION EXHIBIT J

EXHIBIT "A"

0.3458 Acre TCE
Temporary Construction Easement
Lucas Munos Survey No. 55, Abstract No. 513
Travis County, Texas

DESCRIPTION FOR A 0.3458 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.3458 OF ONE ACRE (15,065 SQUARE FOOT) EASEMENT, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT DESCRIBED AS 11 ACRES CONVEYED TO CLORA E. JONES BY DEED DATED DECEMBER 26, 1935, AS RECORDED IN VOLUME 649, PAGE 31, DEED RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.3458 OF ONE ACRE EASEMENT BEANG MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a care mated point at southwest corner of this easement, being the southeast corner of a 4 (foot waterline easement recorded in Document No. 2004075185, Official Public Pecords, Travis County, Texas, also being in the south line of said 11 acre Jones fact, and the north line of that tract described as 14 acres (Property No. 3) conveyed to Stephen A. Madison and Diane Kay Momoda-Madison, Trustees of the Stephen A. Madison and Diane Kay Momoda-Madison Trust as created by Declaration of Trust dated December 15, 1999 (1/2 interest) by Special Warranty Deed, as recorded in Document No. 2017157048, Official Public Records, Travis County, Texas, said 14 acres also conveyed to Myrdis Allen et al. (1/2 interest) by Deed, as recorded in Volume 2619, Page 48, Deed Records, Travis County Teras, said 14 acres being additionally described in Document No. 200610603, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rol with "BGE INC" cap found in the south line of said 14 acre Stephen A. Madi on and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, being in the existing east right-of-way line of Cameron Road (varying width), bears North 73°42'53" West 48.10 feet, South 16°09'02" West 76.35 feet, South 18°03'33" West 184.83 feet, South 24°30'29" West 67.13 feet, and South 73°42'58" East 14.69 feet, and from which 1/2-inch iron rod with "BGE INC" cap found, an axle found at the southwest corner of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, bears South 73°42'31" East 1,776.23 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,106,054.06, E=3,149,254.60;

- 1) THENCE, along the west line of this easement, and the east line of said 40 foot waterline easement, crossing said 11 acre Jones tract, North 16°53'21" East 251.09 feet to a calculated point at the northwest corner of this easement, being the northeast corner of said 40 foot waterline easement, also being in the north line of said 11 acre Jones tract, and the south line of that tract described as 14.250 acres (Property No. 2) conveyed to said Stephen A. Madison and Diane Kay Momoda-Madison Trust, as recorded in said Document No. 2017157048, said 14.250 acre being additionally described as First Tract in Document No. 2006106049, Official Public Records, Travis County, Texas;
- 2) THENCE, along the north line of this easement and said 11 acre Jones tract, and the south fine of said 14.250 acre Stephen A. Madison and Diane Kay Momoda-Nadison Trust tract, South 73°42'53" East 60.00 feet to a calculated point at the northeast corner of this easement;
- 3) THENCE, along the east line of this easement, crossing said 11 acre Jones tract, South 16°53'21" West 251.09 feet to a calculated point at the southeast corner of this easement, being in the south line of said 11 acre Jones tract, and the north line of said 14 acre stocken A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Alicin, it all tract;

4) THENCE, along the south line of this easement, said 11 acre Jones tract, and the north line of said 14 acre Stephen A. Madison and Diane Kay Momoda-Madison Trust and Myrdis Allen et al. tract, **North 73°42'53" West 60.00 feet** to the POINT OF BEGINNING and containing 0.3458 of one acre (15,065 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (42,33), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

09/20/2022 Date

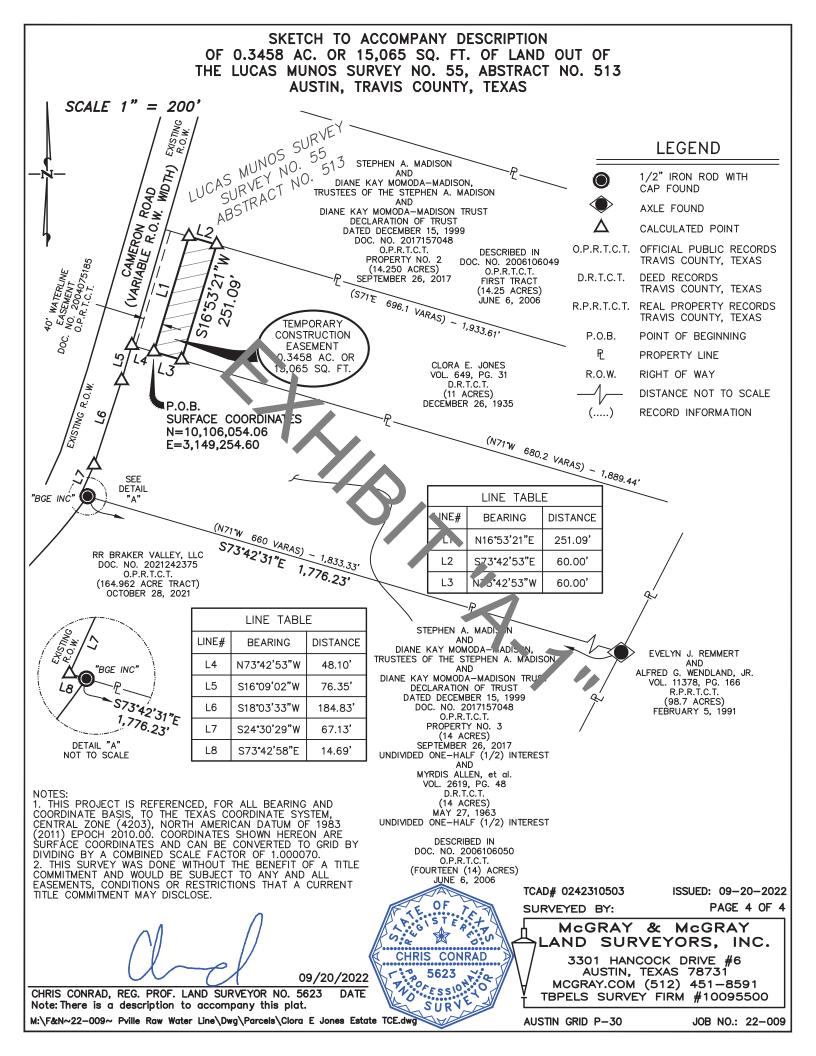
Chris Conrad, Reg. Professional Land Surveyor No. 5 523

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.3458 Ac Jones

Issued 09/20/2022

AUSTIN GRID P-30 TCAD# 0242310503



RESOLUTION EXHIBIT K

EXHIBIT "A"

2.178 Acre TCE
Temporary Construction Easement
Lucas Munos Survey No. 55, Abstract No. 513
Mariguita Castro Survey No. 50, Abstract No. 160
Travis County, Texas

DESCRIPTION FOR A 2.178 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 2.178 ACRE (94,872 SQUARE FOOT) EASEMENT, OUT OF THE LUCAS MUNOS SURVEY NO. 55, ABSTRACT NO. 513, AND THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THE REMAINDER THAT TRACT DESCRIBED AS 1,220.210 ACRES CONVEYED TO AUSTIN HB RESIDENTIAL PROPERTIES, LTD. BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN DATED JULY 17, 1996, AS RECORDED IN VOLUME 12/31, PAGE 1051, REAL PROPERTY RECORDS, TRAVIS COUNTY, TEXAS, SAID 2.178 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southeast corner of this easement, being in the south line of the remainder of said 1,220.210 acre Austin HB Residential Properties tract, and in the existing north right-of-way line of Cameron Road (varying width), from which a 1/2-incl. iron od (disturb) found in the south line of the remainder of said 1,220.210 acre Austin HB Residential Properties tract, and in the existing north right-of-way line of Cameron Road, bears South 88°30'44" East 84.10 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,106,814.41, E=3,149,910.42:

1) THENCE, along the south line of this easement and the remainder of said 1,220.210 acre Austin HB Residential Properties tract, and the existing north right-of-way line of Cameron Road, North 88°30'44' West /4.63 feet to a calculated point at the southwest corner of this easement, and the southeast corner of a 40 foot waterline easement recorded in Document No. 2004057116, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod with "Chaparral" cap found at the southwest corner of the remainder of said 1,220.210 acre Austin HB Residential Properties tract and said 40 foot waterline easement, being in the southeast line of that tract described as 3.291 acres conveyed to Reuben Quinonez, Jr. by Quitclaim Deed, as recorded in Document No. 2008137428, Official Public Records, Travis County, Texas, being further described in Volume 11957, Page 287, Real Property Records, Travis County, Texas, also being in the existing north right-of-way line of Cameron Road, bears North 88°30'44" West 18.27 feet, and North 52°59'13" West 25.32 feet;

THENCE, along the northwest line of this easement, being the southeast line of said 40 foot waterline easement, crossing the remainder of said 1,220.210 acre Austin HB Residential Properties tract, the following eleven (11) courses, numbered 2 through 12:

- 2) North 37°58'53" East 389.03 feet to a calculated point,
- 3) North 38°25'01" East 181.67 feet to a calculated point, from which a 1/2-inch iron rod found in the northwest line of the remainder of said 1,220.210 acre Austin HB Residential Properties tract and said 40 foot waterline easement, being at the east corner of that tract described as 2.988 acres conveyed to Duque States, LLC by Special Warranty Deed, as recorded in Document No. 2021027350, Official Public Records, Travis County, Texas, and the south corner of Lot 2, Lost Plains Addition, a subdivision of record in Book 79, Page 365, Plat Records, Travis County, Texas, bears No th 53°20'01" West 40.02 feet;
- 4) North 34°54'56" East 4.0° feet to a calculated point,
- 5) North 37°41'40" East 12°.25 feet to a calculated point,
- 6) North 40°32'06" East 172.63 feet to . alculated point,
- 7) North 38°14'52" East 34.12 feet to a calculated point, from which a 1/2-inch iron rod with "Chaparral" cap found in the northwest line of the remainder of said 1,220.210 acre Austin 1.3 Lesidential Properties and said 40 foot waterline easement, being at the last corner of Lot 1, in said Lost Plains Addition, and the south corner of that trac described as 3.00 acres conveyed to Amanda Andrews and Adam Perryllill by General Warranty Deed Reserving Sandra Berryhill Enhanced Life Estate, as recorded in Document 2021075610, Official Public Records, Travis County, Texas, bears North 53°13'45" West 40.01 feet,
- 8) North 35°17'39" East 183.62 feet to a calculated point,
- 9) North 38°58'41" East 111.36 feet to a calculated point,

- 10)North 36°59'33" East 61.78 feet to a calculated point, from which a 1/2-inch iron rod found in the northwest line of the remainder of said 1,220.210 acre Austin HB Residential Properties tract and said 40 foot waterline easement, being at the east corner of Lot A, Final Touch Phase One, a subdivision of record in Book 82, Page 172, Plat Records, Travis County, Texas, and the south corner of Lot 1, Yager Flats Subdivision, a subdivision of record in Document No. 202100139, Official Public Records, Travis County, Texas, bears North 53°02'16" West 40.00 feet,
- 11)North 36°55'55" East 40.24 feet to a calculated point, and
- 12)North 38°07'33" East 221.62 feet to a calculated point at the north corner of his easement, being in the northeast line of the remainder of said 1, 20.210 pere Austin HB Residential Properties tract, and the southwest line of Lot 1, Block A, Harris Branch Tract E-35B, a subdivision of record in Document No. 202200170, Official Public Records, Travis County, Texas, said Lot 1 conveyed to Pulte Homes of Texas, L.P. by Special Warranty Deed, as recorded in Document No. 2022119278, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at the north corner of the remainder of said 1,220.210 acre Austin HB Resider and Properties tract, and the west corner of said Lot 1 and said Pulte Homes of Texas tract, being in the southeast line of said Lot 1, Yager Flats Subdivision, bears North 25°22'55" West 44.69 feet;
- 13) THENCE, along the northeast line of this easth and the remainder of said 1,220.210 acre Austin HB Residential Properties Lact, and the southwest line of said Lot 1 in said Harris Branch Tract E-35B subdivision and said Pulte Homes of Texas tract, South 25°22'55" East 67.04 feet to a calculated point at the east corner of this easement;

THENCE, along the northeast line of this easement, crossing the remainder of said 1,220.210 acre Austin HB Residential Properties tract, the following eleven (11) courses, numbered 14 through 24:

- 14) South 38°07'33" West 191.09 feet to a calculated point,
- 15) South 36°55'55" West 39.65 feet to a calculated point,
- 16) South 36°59'33" West 62.85 feet to a calculated point,
- 17) South 38°58'41" West 110.47 feet to a calculated point,

- 18) South 35°17'39" West 183.24 feet to a calculated point,
- 19) South 38°14'52" West 36.86 feet to a calculated point,
- 20) South 40°32'06" West 172.34 feet to a calculated point,
- 21) South 37°41'40" West 125.31 feet to a calculated point,
- 22) South 34°54'56" West 94.47 feet to a calculated point,
- 23) South 38°25'01" West 183.27 feet to a calculated point, and
- 24) South 37° 58 53" West 344.41 feet to the POINT OF BEGINNING and containing 2 178 acres (94,872 square feet) of land within these metes and bounds.

Beating Basis Note

The bearings described herein are bised on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) FFOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

12/06/2022 Date

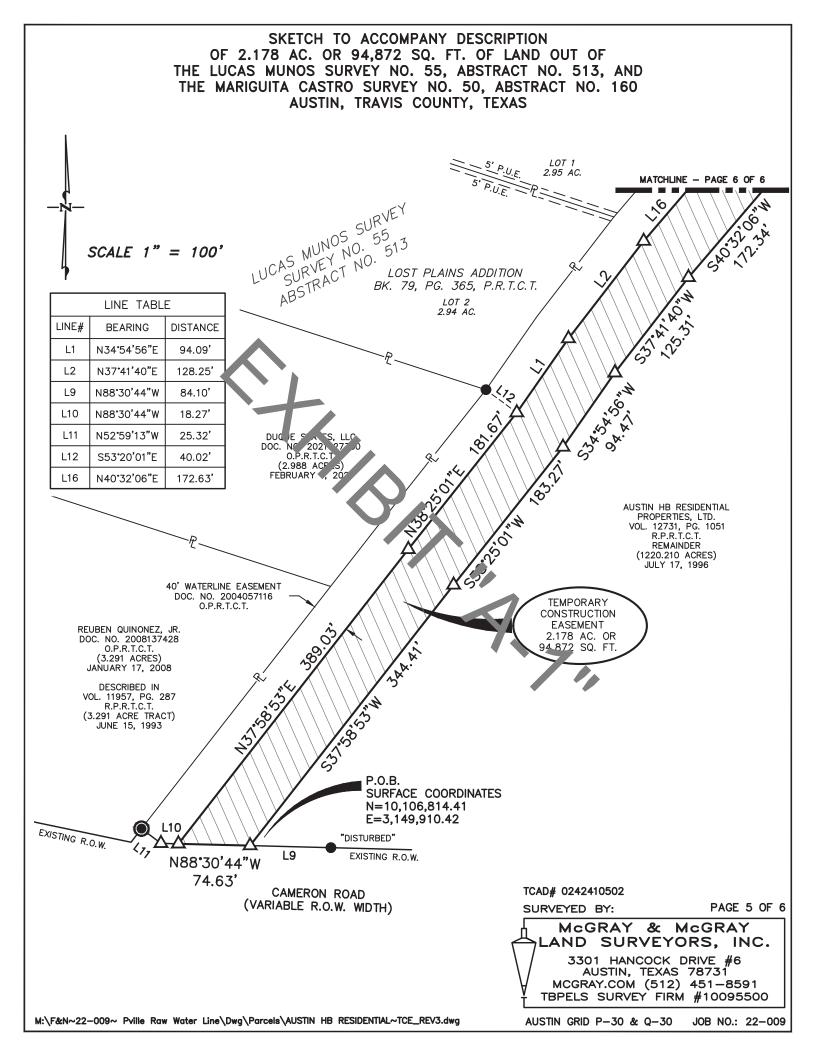
Chris Conrad, Reg. Professional Land Surveyor No. 5623

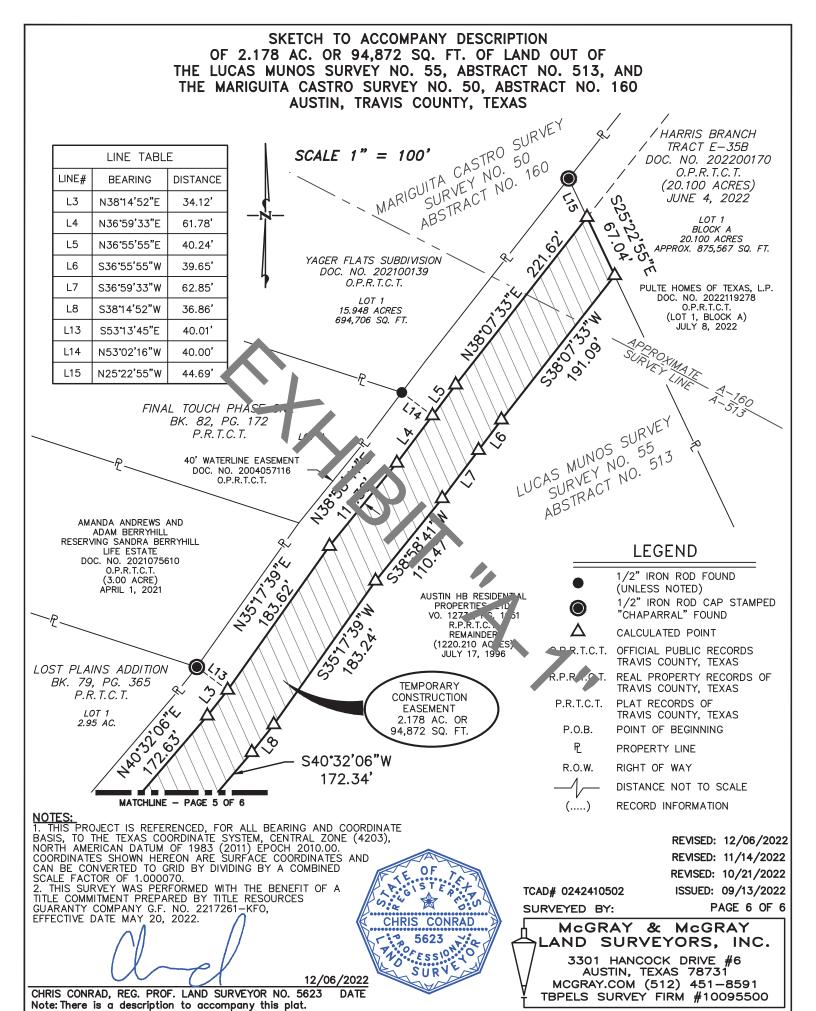
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\2.178 Ac Austin HB Prop-Rev3

Issued 09/13/2022; Rev. 10/21/2022; Rev. 11/14/2022; Rev. 12/06/2022

AUSTIN GRID P-30 & Q-30 TCAD# 0242410502





AUSTIN GRID P-30 & Q-30

JOB NO.: 22-009

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\AUSTIN HB RESIDENTIAL~TCE_REV3.dwg

RESOLUTION EXHIBIT L

EXHIBIT "A"

1.190 Acre TCE
Temporary Construction Easement
Mariguita Castro Survey No. 50, Abstract No. 160
Travis County, Texas

DESCRIPTION FOR A 1.190 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.190 ACRE (51,827 SQUARE FOOT) EASEMENT OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. TRAVIS COUNTY, TEXAS, BEING A PORTION OF REMAINDER **THAT** TRACT DESCRIBED AS 1,220.210 **ACRES** CONVEYED TO AUSTIN HB RESIDENTIAL PROPERTIES, LTD. BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN DATED JULY 17, 1996, AS RECOLUED IN VOLUME 12731, PAGE 1051, REAL PROPERTY RECORDS, TAAVIS COUNTY, TEXAS; SAID 1.190 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated part at the west corner of this easement, being in the south corner of a 40 f of vat Nine easement recorded in Document No. 2004057116, Official Public Records, Travis County, Texas, also being in the southwest line of the remainder of aid 1,220.210 acre Austin HB Residential Properties tract, and the existing nor neast ight-of-way line of F.M. 734 (E. Parmer Lane, varying width), from which a 1/2-inch iron rod (disturbed) found bears North 24°10'21" West 0.40 feet, and also from which a Texas Department of Transportation (TxDOT) Type I monument found in the northwest line of the remainder of said 1,220.210 acre Austin HB Resident al Properties tract, being the south corner of Lot 1, Block D, Bales and Warren Subdivision, a subdivision of record in Book 61, Page 64, Plat Records, Travis County, Texas, bears, along a curve to the right, whose delta angle is 00°37'19", radius is 3.719.72 feet, an arc distance of 40.38 feet, and the chord of which bears North 61°41'33" West 40.38 feet to a calculated point at the west corner of the remainder of 1,221.210 acre Austin HB Residential Properties tract, and North 33°51'28" East, passing at 0.65 feet a TxDOT Type II monument found, continuing an additional distance of 9.38 feet for a total distance of 10.03 feet, and from which a 1/2-inch iron pipe found at the east corner of said Lot 1, being in the existing southwest right-of-way line of Bobwar Street (50 foot width), bears North 32°11'51" East 176.54 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,109,760.58, E=3,151,918.18;

THENCE, along the northwest line of this easement, and the southeast line of said 40 foot waterline easement, crossing the remainder of said 1,220.210 acre Austin HB Residential Properties tract, the following three (3) courses, numbered 1 through 3:

- 1) North 32°11'51" East 94.55 feet to a calculated point,
- 2) North 79°53'57" East 672.48 feet to a calculated point, from which a 1/2-inch iron rod with "SAM INC" cap found at an angle point in the northwest line of said 40 foot waterline easement, bears North 27°20'19" West 41.88 feet, and
- 3) North 45'25'25" East 104.46 feet to a calculated point at the north corner of this easement, being in the northeast line of the remainder of said 1,220,120 tere Austin HB Residential Properties tract, and the southwest corner of that tract described as 39.314 acres (Exhibit "D") conveyed to Ha ris Aranch Master Association, Inc. by Special Warranty Deed, as recorded in Document No. 2006057009, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at an angle point in the northwest line of said 40 foot waterline easement, bears North 49°28'05" West 4.52 flet North 58°01'30" West 36.08 feet, and North 45°25'25" East 58.03 feet.
- 4) THENCE, along the northeast line of this easement and the remainder of said 1,220.120 acre Austin HB Residential Properties tract, and the southwest line of said 39.314 acre Harris Branch Master Association tract, South 49°28'05" East 60.22 feet to a calculated point at the east corner of this easement;

THENCE, along the southeast line of this easement, crossing the remainder of said 1,220.120 acre tract, the following three (3) courses, numbered 5 through 7:

- 5) South 45°25'25" West 128.21 feet to a calculated point,
- 6) South 79°53'57" West 664.57 feet to a calculated point, and
- 7) South 32°11'51" West 63.13 feet to a calculated point at the south corner of this easement, being in the southwest line of the remainder of said 1,220.210 acre Austin HB Residential Properties tract, and in the existing northeast right-of-way line of F.M. 734;

8) THENCE, along the southwest line of this easement and the remainder of said 1,220.210 acre Austin HB Residential Properties tract, and the existing northeast right-of-way line of F.M. 734, with a curve to the right, whose delta angle is 00°55'38", radius is 3,719.72 feet, an arc distance of 60.20 feet, and the chord of which bears North 62°28'02" West 60.20 feet to the POINT OF BEGINNING and containing 1.190 acres (51,827 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (42)3), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SUNVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

11/04/2022 Date

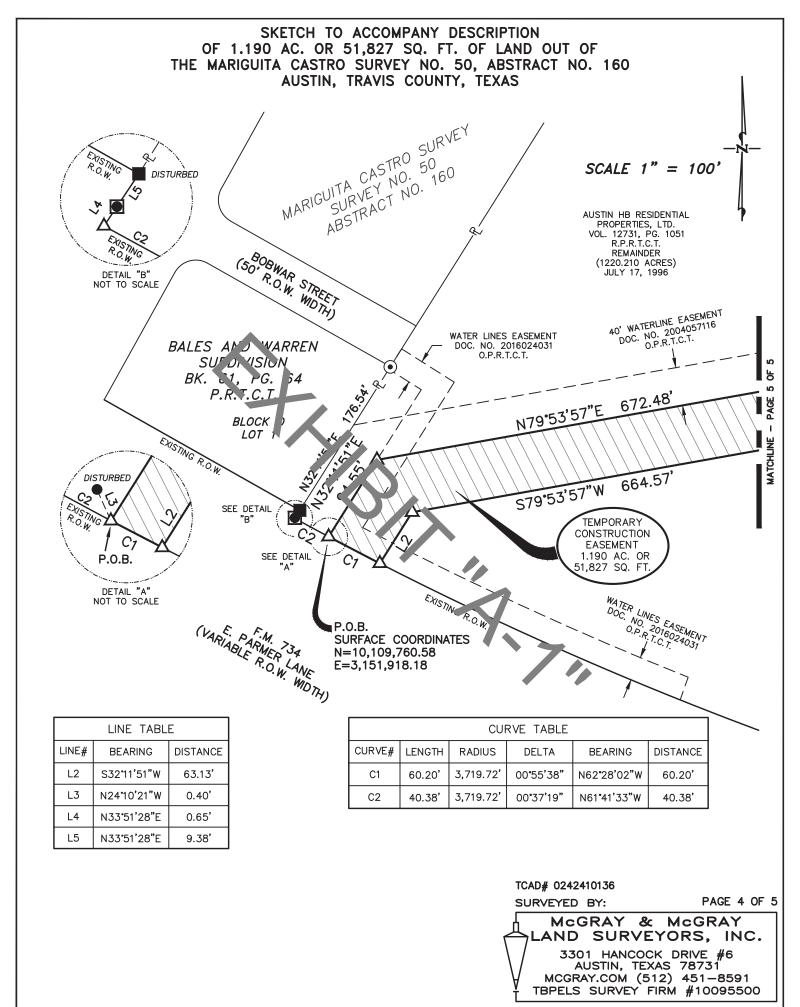
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.190 Ac Austin F. Residential

Issued 11/04/2022

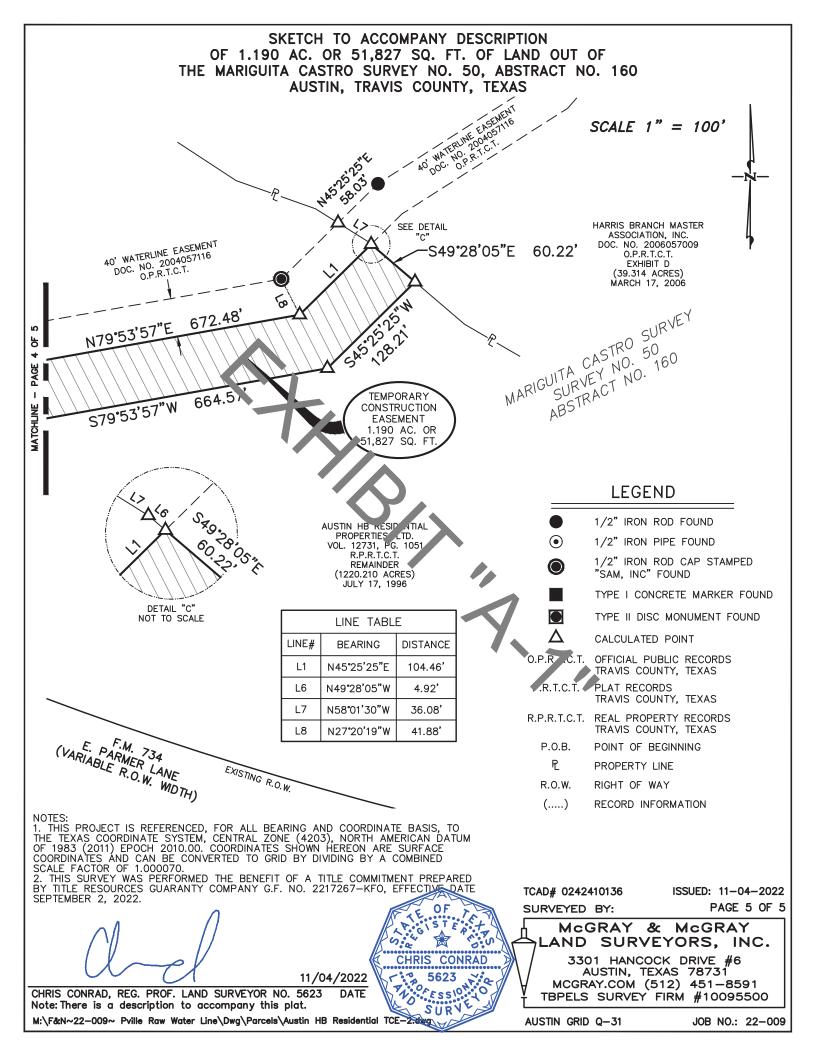
AUSTIN GRID Q-31 TCAD# 0242410136



M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\Austin HB Residential TCE-2.dwg

AUSTIN GRID Q-31

JOB NO.: 22-009



RESOLUTION EXHIBIT M

EXHIBIT "A"

1.108 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 1.108 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.108 ACRE (48,253 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 47.733 ACRES CONVEYED TO EAST CREEK ATX, LLC BY GENERAL WARRANTY DEED DATED JANUARY 12, 2022, AS RECORDED IN DOCUMENT NO. 2022008621, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 1.108 ACRE EASEMENT BEING MORY PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS.

BEGINNING at a calculated point at southeast corner of this easement, being in the east line of said 47.753 acrossest Creek ATX tract, and the west line of Lot 5, Harris Parmer Crossing, a subdivision of record in Document No. 200300111, Official Public Records, Travis county Texas, said Lot 5 being a portion of that tract described as 49.999 acrosses only yeld to Skinner Lands Travis County, LLC by Special Warranty Deed with Ventor's hien (Vendor's Lien Reserved and Assigned to Third Party Lender), as recorded in Document No. 2002158885, Official Public Records, Travis County, Texas, from which a 5/8-inch iron rod found at the southwest corner of said Lot 5 and said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands Travis County tract, being in the east line of said 49.999 across Kinner Lands

1) THENCE, along the south line of this easement, crossing said 47.733 acre East Creek ATX tract, North 64°17'11" West 102.54 feet to a calculated point at the southwest corner of this easement;

THENCE, along the west line of this easement, crossing said 47.733 acre East Creek ATX tract, the following two (2) courses, numbered 2 and 3:

2) North 35°39'48" East 344.66 feet to a calculated point, and

- 3) North 37°38'09" East 421.25 feet to a calculated point at the northwest corner of this easement, being in the north line of that tract described as 32.220 acres (Exhibit "C") conveyed to OP III ATX 5121 Howard Lane, LP by Special Warranty Deed, as recorded in Document No. 2022081901, Official Public Records, Travis County, Texas, from which a 1/2-inch iron pipe (disturbed) found in the north line of said 47.733 acre East Creek ATX tract, and the south line of said 32.220 acre OP III ATX 5121 Howard Lane tract, bears North 59°45'39" West 366.05 feet;
- 4) THENCE, along the north line of this easement and said 47.733 acre East Creek ATX tract, being the south line of said 32.220 acre OP III ATX 5121 Howard Lane tract, South 59°45'39" East 60.51 feet to a calculated point at the northeast corper of this easement, being in the west line of a 40 foot waterline case, ent recorded in Document No. 2004053915, Official Public Records, Tracis County Texas, from which a 1/2-inch iron pipe found at the northeast corner of said 17.733 acre East Creek ATX tract and said 40 foot waterline easement are the northwest corner of said Lot 5 and said 49.999 acre Skinner Lands Travis County tract, being the southeast corner of said 32.220 acre OP III ATX 51.1 Loward Lane tract, and the southwest corner of Lot E, M & J Addition Section 3, a subdivision of record in Book 85, Pages 1D-2A, Plat R corps, Travis County, Texas, bears South 59°45'39" East 40.35 feet;

THENCE, along the east line of this easement, being the west line of said 40 foot waterline easement, crossing said 47.733 acre East Creek ATX tract, the following two (2) courses, numbered 5 and 6:

- 5) South 37°38'14" West 428.00 feet to a calculated point and
- 6) South 35°39'48" West 272.20 feet to a calculated point at the southwest corner of said 40 foot waterline easement;
- 7) THENCE, continuing along the east line of this easement, being the south line of said 40 foot waterline easement, crossing said 47.733 acre East Creek ATX tract, **South 64°16'50" East 40.61 feet** to a calculated point at the southeast corner of said 40 foot water line easement, being in the east line of said 47.733 acre East Creek ATX tract, and the west line of said Lot 5 and said 49.999 acre Skinner Lands Travis County tract;

THENCE, continuing along the east line of this easement, being the east line of said 47.733 acre East Creek ATX tract, and the west line of said Lot 5 and said Skinner Lands Travis County tract, the following two (2) courses, numbered 8 and 9:

- 8) South 35°39'48" West 47.99 feet to a calculated point, and
- 9) South 31°09'40" West 12.77 feet to the POINT OF BEGINNING and containing 1.108 acres (48,253 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings describe herein are based on the Texas Coordinate System, Central Zone (4205), 1 AD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SUPVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

09/20/2022

Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

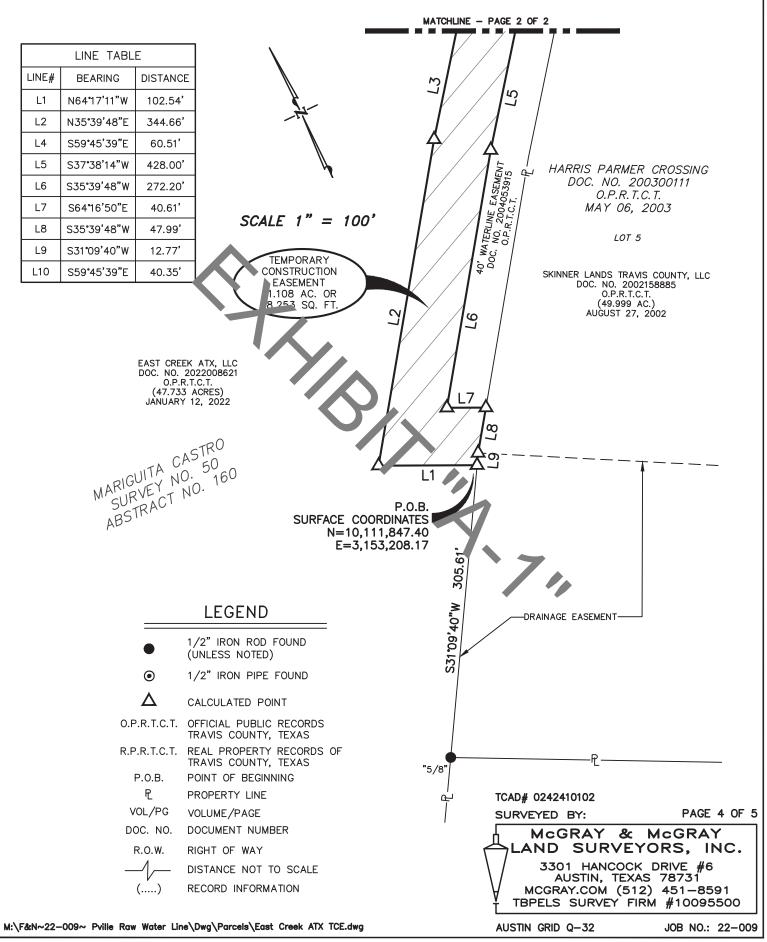
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.108 Ac East Creek

Issued 09/20/2022

AUSTIN GRID Q-31 TCAD# 0242410102

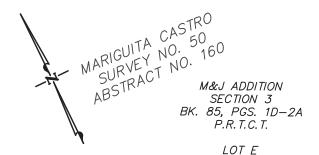
SKETCH TO ACCOMPANY DESCRIPTION OF 1.108 AC. OR 48,253 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS

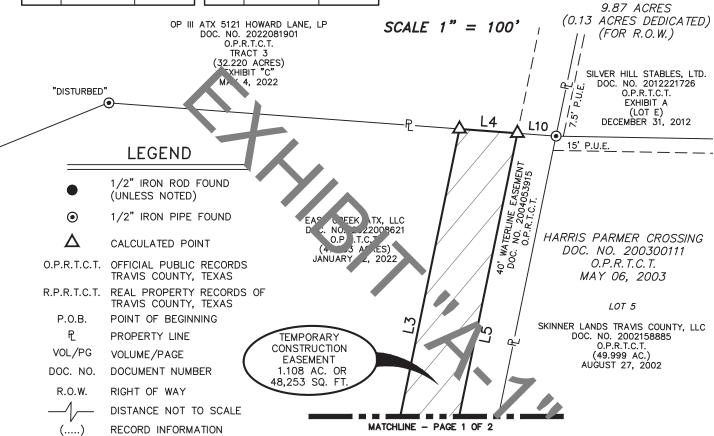


SKETCH TO ACCOMPANY DESCRIPTION OF 1.108 AC. OR 48,253 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS

LINE TABLE		
LINE#	BEARING	DISTANCE
L1	N64°17'11"W	102.54
L2	N35*39'48"E	344.66
L3	N37°38'09"E	421.25
L4	S59°45'39"E	60.51
L5	S37°38'14"W	428.00'

LINE TABLE		
LINE#	BEARING	DISTANCE
L6	S35*39'48"W	272.20'
L7	S64°16'50"E	40.61
L8	S35°39'48"W	47.99'
L9	S31°09'40"W	12.77'
L10	S59°45'39"E	40.35'





NOTES:
1. THIS PROJECT IS REFERENCED, FOR ALL BEARING AND COORDINATE BASIS, TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE (4203), NORTH AMERICAN DATUM OF 1983 (2011) EPOCH 2010.00. COORDINATES SHOWN HEREON ARE SURFACE COORDINATES AND CAN BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.000070.
2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A TITLE COMMITMENT PREPARED BY TITLE RESOURCES GUARANTY COMPANY G.F. NO. 2217317—KFO, EFFECTIVE DATE MARCH 31, 2022.

CHRIS CONRAD

SURV

SURV

O(2022)

9/20/2022

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE Note: There is a description to accompany this plat.

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\East Creek ATX TCE.dwg

TCAD# 0242410102

ISSUED: 9/20/2022 ISSUED: 8/22/2022

SURVEYED BY: PAGE 5 OF 5

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID Q-32

JOB NO.: 22-009

RESOLUTION EXHIBIT N

EXHIBIT "A"

0.3152 Acre WE Waterline Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 0.3152 OF ONE ACRE WATERLINE EASEMENT

DESCRIPTION OF A 0.3152 OF ONE ACRE (13,730 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 32.220 ACRES (TRACT 3 – EXHIBIT "C") CONVEYED TO OP III ATX 5121 HOWARD LANE, LP, AS RECORDED IN DOCUMENT NO. 2022081901 DATED MAY 4, 2022, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.3152 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southeast corner of this easement, being in the west line of a 40 foot wide waterline easement recorded in Document No. 2004076016, Official Public Records, Travis County, Texas, from which a 1/2-inch iron pipe found at the southeast corner of said 32.220 acre OP III ATX 5121 Howard Lane tract, being the northeast corner of that tract described as 47.733 acres conveyed to East Creek ATX, LLC by General Warranty Deed, as recorded in Document No. 2022008621, Official Public Records, Travis County, Texas, bears South 37°45'09" West 126.73 feet, and South 59°45'39" East 40.35 feet, and also from which a 1/2-inch iron pipe (disturbed) found in the south line of said 32.220 acre OP III ATX 5121 Howard Lane tract, and the north line of said 47.733 acre East Creek ATX tract, bears South 37°45'09" West 126.73 feet, and North 59°45'39" West 275.24 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,112,575.24, E=3,153,703.83;

- 1) THENCE, along the south line of this easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, **North 52°15'10" West 49.68 feet** to a calculated point at the southwest corner of this easement;
- 2) THENCE, along the west line of this easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, North 37°41'13" East 275.53 feet to a calculated point at the northwest corner of this easement;
- 3) THENCE, along the north line of this easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, **South 52°15'10" East 49.99 feet** to a calculated point at the northeast corner of this easement, being in the west line of said 40 foot wide waterline easement;

4) THENCE, along the east line of this easement, and the west line of said 40 foot wide waterline easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, **South 37°45'09" West 275.53 feet** to the POINT OF BEGINNING and containing 0.3152 of one acre (13,730 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

01/13/2023 Date

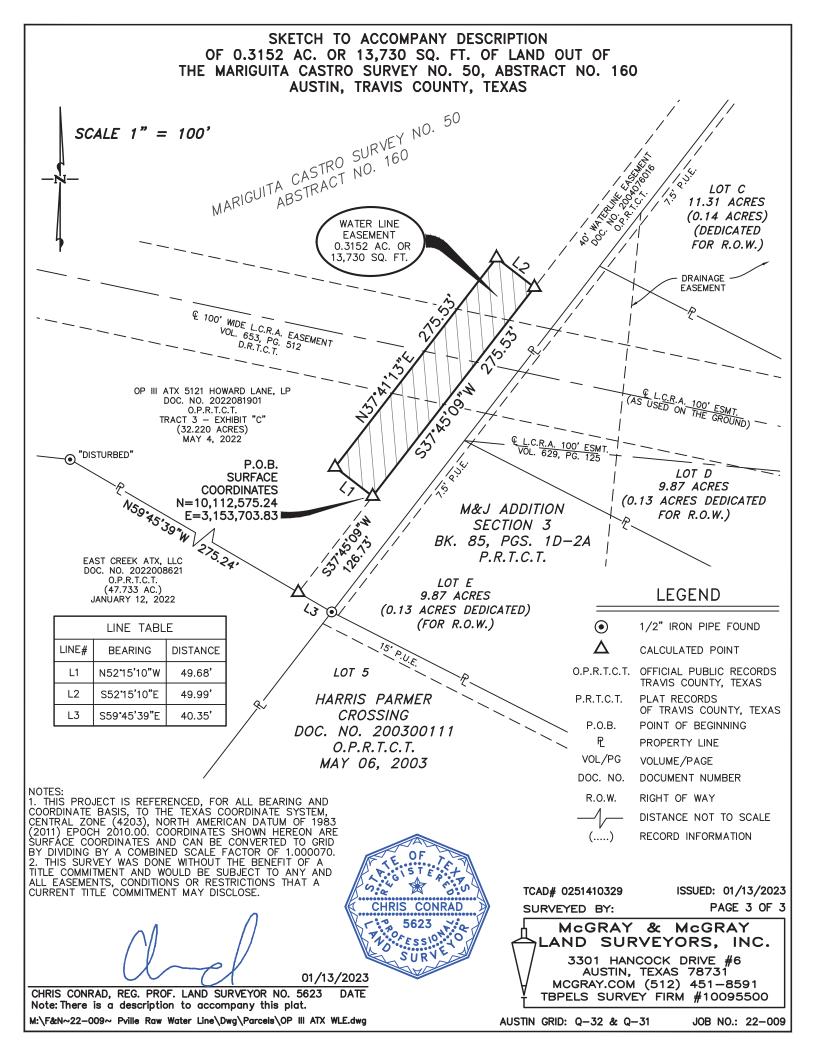
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.3152 Ac OP III WE

Issued 01/13/2023

AUSTIN GRID Q-32 & Q-31 TCAD# 0251410329



RESOLUTION EXHIBIT N-1

EXHIBIT "B"

1.758 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 1.758 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.758 ACRE (76,589 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 32.220 ACRES (TRACT 3 – EXHIBIT "C") CONVEYED TO OP III ATX 5121 HOWARD LANE, LP, AS RECORDED IN DOCUMENT NO. 2022081901 DATED MAY 4, 2022, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 1.758 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the north corner of this easement, being in the northeast line of said 32.220 acre OP III ATX 5121 Howard Lane tract, and in the existing southwest right-of-way line of East Howard Lane (varying width), said POINT OF BEGINNING having Surface Coordinates of N=10,113,628.44, E=3,154,438.52;

1) THENCE, along the northeast line of this easement and said 32.220 acre OP III ATX 5121 Howard Lane tract, and the existing southwest right-of-way line of East Howard Lane, South 19°49'04" East 71.40 feet to a calculated point at the east corner of this easement, being the north corner of a 40 foot waterline easement recorded in Document No. 2004076015, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod with "Jones Carter" cap found at the east corner of said 32.220 acre OP III ATX 5121 Howard Lane tract and said 40 foot waterline easement, and the north corner of that tract described as 1.541 acres (Tract Two) conveyed to TCHFC Howard Lane Land LLC by Special Warranty Deed, as recorded in Document No. 2021248385, Official Public Records, Travis County, Texas, being in the existing southwest right-of-way line of East Howard Lane, bears South 19°49'04" East 47.60 feet, and from which a 1/2-inch iron rod with "Jones Carter" cap found in the northeast line of said 1.541 acre TCHFC Howard Lane Land tract, and the existing southwest right-of-way line of East Howard Lane, bears South 19°52'27" East 26.92 feet;

THENCE, along the southeast line of this easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, the following six (6) courses, numbered 2 and 7:

- 2) South 37°21'12" West 525.28 feet along the northwest line of said 40 foot waterline easement, and the northwest line of a 40 foot water line easement recorded in Document No. 2004076016, Official Public Records, Travis County, Texas to a calculated point,
- 3) South 37°45'09" West 443.46 feet along the northwest line of said 40 foot waterline easement recorded in said Document No. 2004076016 to a calculated point,
- 4) North 52°15'10" West 49.99 feet to a calculated point,
- 5) South 37°41'13" West 275.53 feet to a calculated point,
- 6) South 52°15'10" East 49.68 feet to a calculated point in the northwest line of said 40 foot waterline easement recorded in said Document No. 2004076016, and
- 7) South 37°45'09" West 126.73 feet to a calculated point at the south corner of this easement, and the west corner of said 40 foot waterline easement, being in the southwest line of said 32.220 acre OP III ATX 5121 Howard Lane tract, and the northeast line of that tract described as 47.733 acres conveyed to East Creek ATX, LLC by General Warranty Deed, as recorded in Document No. 2022008621, Official Public Records, Travis County, Texas, from which a 1/2-inch iron pipe found at the south corner of said 32.220 acre OP III ATX 5121 Howard Lane tract and said 40 foot water line easement, and the east corner of said 47.733 acre East Creek ATX tract, being the west corner of Lot E, M & J Addition Section 3, a subdivision of record in Book 85, Pages 1D-2A, Plat Records, Travis County, Texas, and the north corner of Lot 5, Harris Parmer Crossing, a subdivision of record in Document No. 200300111, Official Public Records, Travis County, Texas, bears South 59°45'39" East 40.35 feet;
- 8) THENCE, along the southwest line of this easement and said 32.220 acre OP III ATX 5121 Howard Lane tract, and the northeast line of said 47.733 East Creek ATX tract, North 59°45'39" West 60.50 feet to a calculated point at the west corner of this easement, from which a 1/2-inch iron pipe (disturbed) found in the southwest line of said 32.220 acre OP III ATX 5121 Howard Lane tract, and the northeast line of said 47.733 acre East Creek ATX tract, bears North 59°45'39" West 366.05 feet;

THENCE, along the northwest line of this easement, crossing said 32.220 acre OP III ATX 5121 Howard Lane tract, the following seven (7) courses, numbered 9 through 15:

- 9) North 37°38'09" East 7.85 feet to a calculated point,
- 10)North 37°44'50" East 96.79 feet to a calculated point,
- 11)North 52°15'10" West 19.64 feet to a calculated point,
- 12) North 37°41'13" East 335.53 feet to a calculated point,
- 13) South 52°15'10" East 19.99 feet to a calculated point,
- 14)North 37°44'50" East 424.70 feet to a calculated point, and
- 15)North 37°21'12" East 552.34 feet to the POINT OF BEGINNING and containing 1.758 acres (76,589 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

11/04/2022 Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

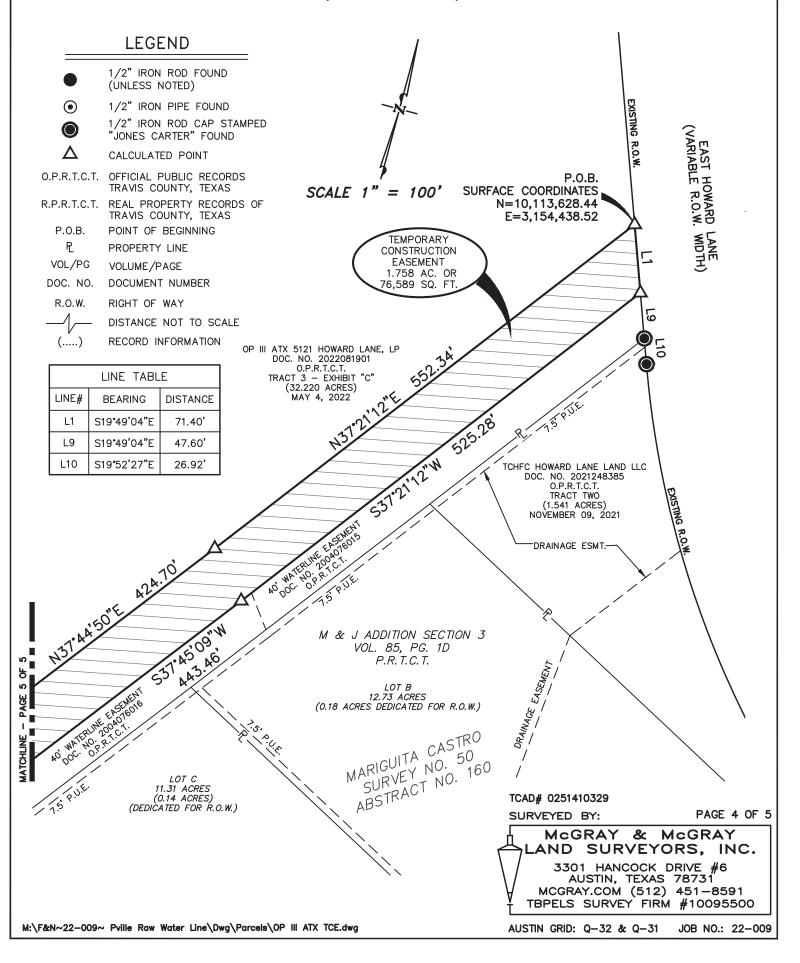
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.757 Ac OP III TCE

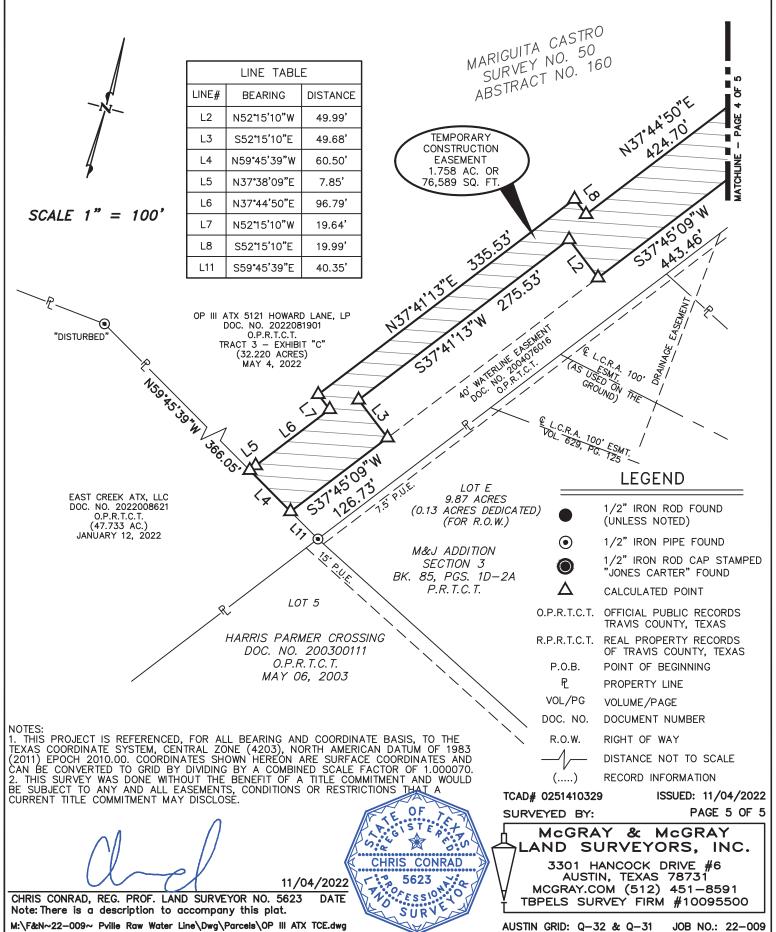
Issued 11/04/2022

AUSTIN GRID Q-32 & Q-31 / TCAD# 00251410329

SKETCH TO ACCOMPANY DESCRIPTION OF 1.758 AC. OR 76,589 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS



SKETCH TO ACCOMPANY DESCRIPTION OF 1.758 AC. OR 76,589 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS



RESOLUTION EXHIBIT O

EXHIBIT "A"

0.7727 Acre TCE
Temporary Construction Easement
Mariguita Castro Survey No. 50, Abstract No. 160
Travis County, Texas

DESCRIPTION FOR A 0.7727 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.7727 OF ONE ACRE (33,659 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 1, BLOCK A, CENTRAL TEXAS ARCHERY COMMERCIAL, A SUBDIVISION OF RECORD IN DOCUMENT NO. 202200094, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID LOT 1 BEING DESCRIBED AS 4.54 ACRES CONVEYED TO GAWAIN INVESTMENTS AND ACQUICATIONS, LLC BY WARRANTY DEED WITH VENDOR'S LIEN DATED JUNE 8, 2018, AS RECORDED IN DOCUMENT NO. 2018089766, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.7727 OF ONL ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METLS AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the northwest corner of this easement, being in the north line of said Let 1 and aid 4.54 acre Gawain Investments and Acquisitions tract, and the north line the remainder of a 14.57 acre tract conveyed to Gail Hammett by Quitclaim Deed, as recorded in Document No. 2011084641, Official Public Records, Travis Courty, Texas, and being described in Volume 4908, Page 2160, Deed Records, Travis County, Texas, from which a 1/2-inch iron rod found the northwest corner of and Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, being the southwest corner of the remainder of said 14.57 acre Hammett tract, bears North, 52°25'47" West 334.38 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,114,169.24, E=3,154,850.01;

1) THENCE, along the north line of this easement and said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, being the south line of the remainder of said 14.57 acre Hammett tract, South 52°35'47" East 60.00 feet to a calculated point at the northeast corner of this easement, being the northwest corner of a 40 foot waterline easement recorded in Document No. 2004076015, Official Public Records, Travis County, Texas;

- 2) THENCE, along the east line of this easement, being the west line of said 40 waterline easement, crossing said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, South 37°18'03" West 580.29 feet to a calculated point at the southeast corner of this easement, and the southwest corner of said 40 foot waterline easement, being in the south line of said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, and the existing north right-of-way line of East Howard Land (varying width), from which a 1/2-inch iron rod with "Surveyworks 6356" cap found at the southeast corner of said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, and said 40 foot waterline easement, and the southwest corner of Lot A, M & J Addition Section 3, a subdivision of record in Book 85, Pages 1D-2A, Plat Records, Travis County, Texas, said Lot A being described as 3.40 acres (Tract One) conveyed to TCHFC Howard Lane Land, LL by Special Warranty Deed, as recorded in Document No. 2021248385, Offic al Public Records, Travis County, Texas, being in the existing nort right-of-way line of East Howard, Lane, bears South 19°49'04" E. st / 63 feet
- 3) THENCE, along the soun line of his easement and said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, being the existing north right-of-way line of East Howard Large, North 19°49'04" West 71.45 feet to a calculated point at the southwest correst of this easement, from which a 1/2-inch iron rod with "MWM 512 453 0767" cap found at the southwest corner of said Lot 1 and said 4.54 acre Gawaia Investments and Acquisitions tract, being in the existing north right-of-way line of East Howard Lane, bears North 19°49'04" West 362.04 feet;

4) THENCE, along the along the west line of this easement, crossing said Lot 1 and said 4.54 acre Gawain Investments and Acquisitions tract, North 37°18'03" East 541.61 feet to the POINT OF BEGINNING and containing 0.7727 of one acre (33,659 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the TexasCoordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000 170.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

09/23/2022 Date

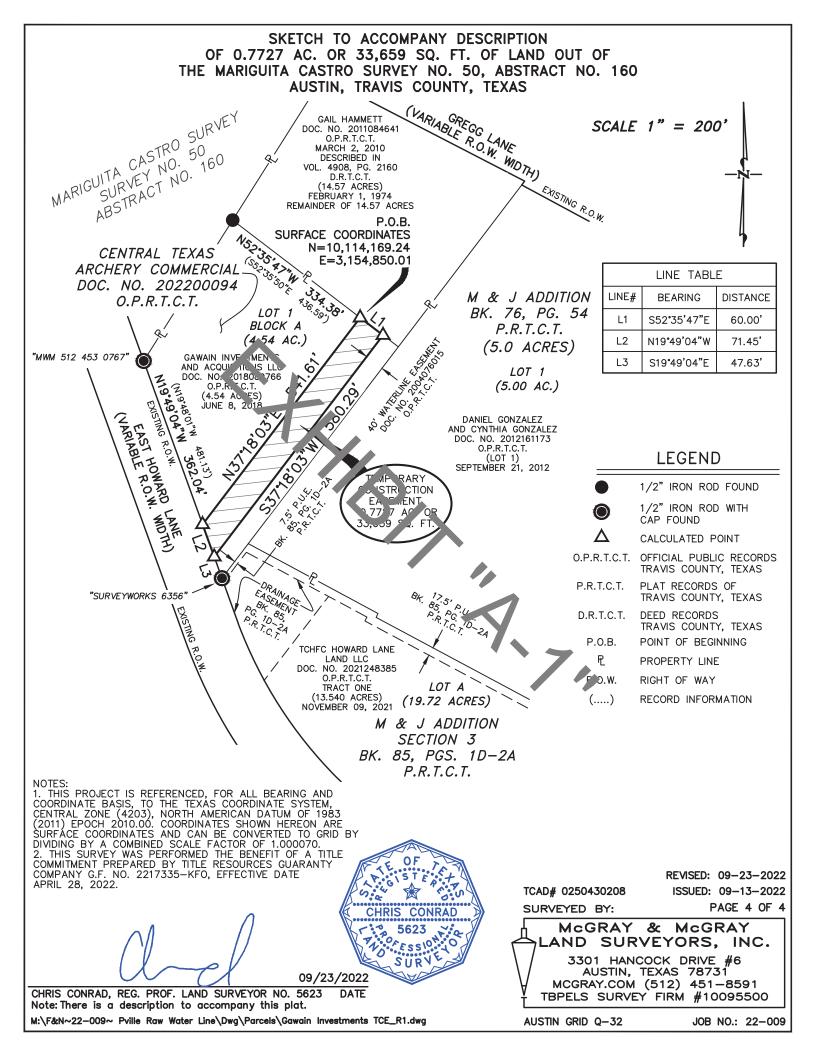
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.7727 Ac Gawain Avests TCE-Rev1

Issued 09/13/2022; Revised 09/23/2022

AUSTIN GRID Q-32 TCAD# 0250430208



RESOLUTION EXHIBIT P

EXHIBIT "A"

0.5806 Acre TCE
Temporary Construction Easement
Mariguita Castro Survey No. 50, Abstract No. 160
Travis County, Texas

DESCRIPTION FOR A 0.5806 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.5806 OF ONE ACRE (25,293 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THE REMAINDER OF A 14.57 ACRE TRACT CONVEYED TO GAIL HAMMETT BY QUITCLAIM DEED DATED MARCH 2, 2010, AS RECORDED IN DOCUMENT NO. 2011084641, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, AND BEING DESCRIBED IN VOLUME 4903, NAGE 2160, DEED RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.6190 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY MET AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southwest corner of this easement, being in the south line of the remain or of said 14.57 acre Hammett tract, and the north line of that tract described at 4.51 acres conveyed to Gawain Investments and Acquisitions, LLC by Warranty De d with Vendor's Lien, as recorded in 2018089766, Official Public Records Travis County, Texas, from which a 1/2-inch iron rod found at the southwest corner of the remainder of said 14.57 acre Hammett tract, being the northwest corner of said 154 acre Gawain Investments and Acquisitions tract, bears North 52°35'47" West 334.38 feet, said POINT OF BEGINNING having Surface Coordinates of N=10.14/169.24, E=3,154,850.01;

- 1) THENCE, along the west line of this easement, crossing the remainder of said 14.57 acre Hammett tract, **North 37°18'03" East 416.26 feet** to a calculated point at the northwest corner of this easement, being in the north line of the remainder of said 14.57 acre Hammett tract, being in the existing south right-of-way of Gregg Lane (varying width);
- 2) THENCE, along the north line of this easement and the remainder of said 14.57 acre Hammett tract, being the existing south right-of-way line of Gregg Lane, South 62°38'31" East 60.91 feet to a calculated point at the northeast corner of this easement, being at the northwest corner of a 40 foot waterline easement recorded in Document No. 2004023093, Official Public Records, Travis County, Texas, from which a 1/2-inch iron pipe found at the northeast corner of the remainder of said 14.97 acre Hammett tract and said 40 foot waterline easement, being the northwest corner of Lot 1, M & J Addition, a subdivision of record in Book 76, Page 54, Plat Records, Travis County, Texas, bears South 62°38'31" East 40.61 feet;

- 3) THENCE, along the east line of this easement, being the west line of said 40 foot waterline easement, crossing the remainder of said 14.57 acre Hammett tract, **South 37°18'03" West 426.89 feet** to a calculated point at the southeast corner of this easement, and the southwest corner of said 40 foot waterline easement, being in the south line of the remainder of said 14.57 acre Hammett tract, and the north line of said 4.54 acre Gawain Investments and Acquisitions tract;
- 4) THENCE, along the south line of this easement and the remainder of said 14.57 acre Hammett tract, being the north line of said 4.54 acre Gawain Investments and Acquisitions tract, North 52°35'47" West 60.00 feet to the POINT OF BEGINNING and containing 0.5806 of one acre (25,293 square feet) of land 10th these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (231) J. POCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

09/13/2022 Date

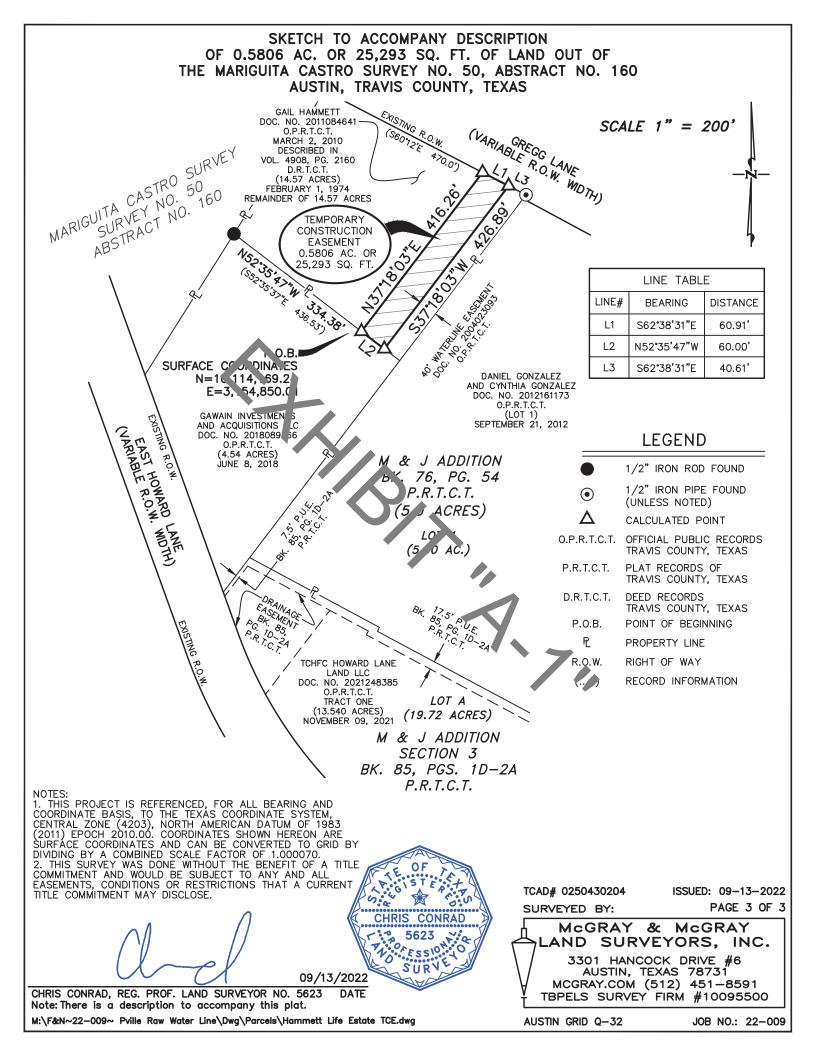
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.5806 Ac Hammett TCE

Issued 09/13/2022

AUSTIN GRID Q-32 TCAD# 0250430204



RESOLUTION EXHIBIT Q

EXHIBIT "A"

0.9952 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 0.9952 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.9952 OF ONE ACRE (43,351 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THE REMAINDER OF THAT TRACT DESCRIBED AS 99.40 ACRES CONVEYED TO JACK W. GULLAHORN AND WIFE, PARTICIA H. GULLAHORN BY WARRANTY DEED WITH VENDOR'S LIEN DATED DECEMBER 23 1981, AS RECORDED IN VOLUME 7653, PAGE 686, DEED RECORDS. TRAVIS COUNTY, TEXAS; SAID 0.9952 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ACT. LLOWS:

BEGINNING at a calculated point at the southeast corner of this easement, being in the west line of a 40 foot at cline easement recorded in Document No. 2004057115, Official Public Records, Travis County, Texas, also being in the north line of that tract described as 8.71 acres (Tract 5 – Exhibit "A-4") conveyed to Blackburn Homes, LLC by Special Warranty Deed, as recorded in Document No. 2022014208, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found in the east line of said 8.771 acre Blackburn Homes tract, being the southwest corner of that tract described as 24.36 acres conveyed to Hans Lillejord and Marleta Lillejord by Warranty Deed, as recorded in Document No. 1999139797, Official Public Records, Travis County, Texas, and the northwest corner of that tract described as 2.70 ocres (Exhibit A) conveyed to Regina Mater, Inc. by Gift Deed, as recorded in Document No. 2019205826, Official Public Records, Travis County, Texas, bears South 61°43'24" East 40.00 feet, and South 28°21'51" West 291.10 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,115,225.38, E=3.156.005.40:

- 1) THENCE, along the south line of this easement and the remainder of said 99.40 acre Gullahorn tract, and the north line of said 8.771 acre Blackburn Homes tract, **North 61°43'24" West 60.00 feet** to a calculated point at the southwest corner of this easement;
- 2) THENCE, along the west line of this easement, crossing the remainder of said 99.40 acre Gullahorn tract, **North 28°21'51" East 730.32 feet** to a calculated point at the northwest corner of this easement, being in the east line of the remainder of said 99.40 acre Gullahorn tract, and the west line of that tract described as 8.415 acres (Tract 1 Exhibit "A-1") conveyed to Blackburn Homes, LLC by said Special Warranty Deed recorded in said Document No. 2022014208;
- 3) THENCE, dong the north line of this easement, the east line of the remainder of said 99.40 acre Gullahorn tract, and the west line of said 8.415 acre Blackburn Homes ract. South 47°08'59" East 61.97 feet to a calculated point at the northeast corner of this easement, being in the west line of said 40 foot waterline easement, aron which a 1/2-inch iron rod found at the northeast corner of said 5.41% are Blackburn Homes tract, and the southeast corner of that tract describe a 2.34.920 acres ("Exhibit A") conveyed to Venterra Capital Group, LLC by Special Warranty Deed, as recorded in Document No. 2020225668, Official Public Records, Travis County, Texas, and being in the west line of that tract described as 57.60 acres conveyed to Bishops Field, L.P. as recorded in Warranty 1 eed with Vendor's Lien, as recorded in Document No. 2000102357, Official Public Records, Travis County, Texas, bears South 25°25 18' East 49.43 feet, and North 28°21'51" East 1,038.46 feet;

4) THENCE, along the east line of this easement, and the west line of said 40 foot waterline easement, crossing the remainder of said 99.40 acre Gullahorn tract, **South 28°21'51" West 714.72 feet** to the POINT OF BEGINNING and containing 0.9952 of one acre (43,351 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (42,33), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SUNVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-859

TBPELS Survey Firm# 10095500

09/20/2022 Date

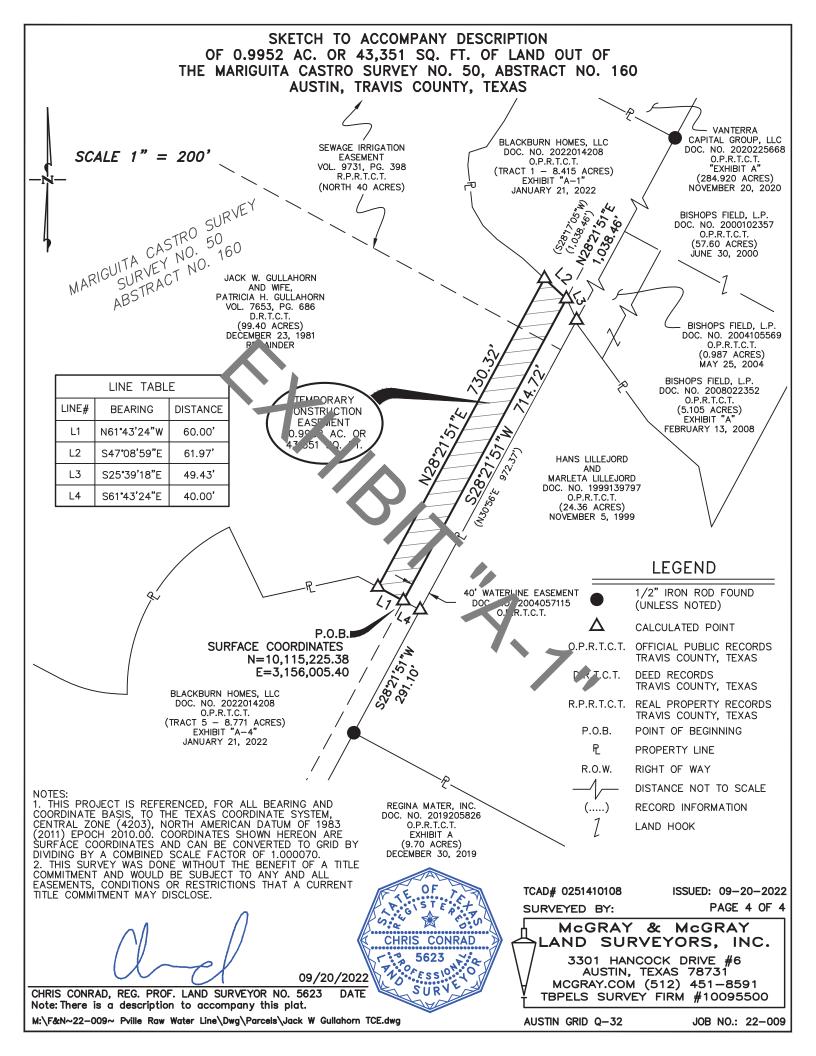
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.9952 Ac Gullaho

Issued 09/20/2022

AUSTIN GRID Q-32 TCAD# 0251410108



RESOLUTION EXHIBIT R

EXHIBIT "A"

1.034 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 1.034 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.034 ACRE (45,057 SQUARE FOOT) EASEMENT CONSISTING OF TWO PARTS, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THOSE TRACTS DESCRIBED AS 16.357 ACRES (TRACT 3 – EXHIBIT "A-2) AND 8.771 ACRES (TRACT 5 – EXHIBIT "A-4") CONVEYED TO BLACKBURN HOMES, LLC BY SPECIAL WARRANTY DEED DATED JANUARY 21, 2022, AS RECORDED IN DOCUMENT NO. 2022014208, OF NCIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 1.034 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED IN TWO PARTS BY METES AND BOUNDS AS FOLLOWS:

PART 1 0.9799 ACRE

BEGINNING at a calculated point at the southwest corner of this easement, being in the south line of said 16.357 acre Blackburn Homes tract, and the existing north right-of-way line of Gegg I be (varying width), from which a 1/2-inch iron rod with "B&G Survey Inc" cap found at the southwest corner of said 16.357 acre Blackburn Homes tract, being in the existing north right-of-way line of Gregg Lane, bears North 62°35'09" West 1,082.37 feet, said POINT OF BEGINNING having Surface Coordinates of N=10, 14,538.68, E=3,155,131.49;

THENCE, along the west line of this easement, crossing said 16.357 acre and said 8.771 acre Blackburn Homes tracts, the following three (3) courses, numbered 1 through 3:

- 1) North 37°19'04" East 101.51 feet to a calculated point,
- 2) South 62°35'09" East 377.17 feet to a calculated point, and
- 3) North 25°53'43" East 209.40 feet to a calculated point at the northwest corner of this easement;

4) THENCE, along the north line of this easement, crossing said 8.771 acre Blackburn Homes tract, North 85°54'46" East 70.12 feet to a calculated point at the northeast corner of this easement, being in the west line of a 40 foot waterline easement recorded in Document No. 2004057115, Official Public Records, Travis County, Texas, from which a 5/8-inch iron rod found in the east line of said 8.771 acre Blackburn Homes tract and said 40 foot waterline easement, being in the west line of that tract of land described as 9.70 acres (Exhibit "A") conveyed to Regina Mater, Inc. by Gift Deed, as recorded in Document No. 2019205826, Official Public Records, Travis County, Texas, bears South 39°12'28" East 43.29 feet, and also from which a 5/8-inch iron rod found at the southeast corner of said 16.357 acre Blackburn Homes tract, and the southwest corner of said 9.70 acre Regina Mater tract, being in the existing north right-of-way line of Gregg Lane, bears South 39°1.'20" East 43.29 feet, and South 25°53'43" West 328.90 feet;

THENCE, along the east line of this easement, and the west line of said 40 foot waterline easement, crossing said 8.771 acre and 16.357 acre Blackburn Homes tracts, the following four (4) coarses, numbered 5 through 8:

- 5) South 28°19'04" West 17.3> fe t to a calculated point,
- 6) South 25°53'43" West 288.67 reet to a calculated point,
- 7) North 62°35'09" West 388.35 feet to a calculated point, and
- 8) South 37°19'04" West 40.61 feet to a calculated point at the southeast corner of this easement, and the southwest corner of said 40 foot waterline easement, being in the south line of said 16.35% acre. Blackburn Homes tract, and the existing north right-of-way line of Greg Lare:
- 9) THENCE, along the south line of this easement and said 16.357 acre Blackburn Homes tract, and the existing north right-of-way line of Gregg Lane, **North 62°35'09" West 60.91 feet** to the POINT OF BEGINNING and containing 0.9799 of one acre (42,683 square feet) of land within these metes and bounds.

PART 2 0.0545 ACRE

BEGINNING at a calculated point at the northeast corner of this easement, being in the west line of said 40 foot waterline easement, also being in the north line of said 8.771 acre Blackburn Homes tract, and the south line of the remainder of that tract described as 99.40 acres conveyed to Jack W. Gullahorn and wife, Patricia H. Gullahorn by Warranty Deed with Vendor's Lien, as recorded in Volume 7653, Page 686, Deed Records, Travis County, Texas, from which a 1/2-inch iron rod found in the east line of said 8.771 acre Blackburn Homes tract, being southwest corner of that tract described as 24.36 acres conveyed to Hans Lillejord and Marleta Lillejord by Warranty Deed, as recorded in Document No. 1999139797, Official Public Records, Travis County, Texas, and the northwest corner of said 9 0 acre Regina Mater tract, bears South 61°43'24" East 40.00 feet, and Sou in 2°21'51" West 291.10 feet, said POINT OF BEGINNING having Surface Coordin ites of N=10,115,225.38, E=3,156,005.40;

- 1) THENCE, along the east line of this easement, and the west line of said 40 foot waterline easement, cossing said 8.771 acre Blackburn Homes tract, South 28°21'51" West 39.67 fe a to a calculated point at the southeast corner of this easement;
- 2) THENCE, along the south line of this element, crossing said 8.771 acre Blackburn Homes tract, North 61°3° 09" West 60.00 feet to a calculated point at the southwest corner of this easement;
- 3) TENCE, along the west line of this easer e.t. crossing said 8.771 acre Blackburn Homes tract, North 28°21'51" East 39.52 feet to a calculated point at the northwest corner of this easement, being in the north line of said 8.771 acre Blackburn Homes tract, and the south line of the remainder of said 99.40 acre Gullahorn tract;

4) THENCE, along the north line of this easement, and said 8.771 acre Blackburn Homes tract, and the south line of the remainder of said 99.40 acre Gullahorn tract, **South 61°43'24"** East 60.00 feet to the POINT OF BEGINNING and containing 0.0545 of one acre (2,374 square feet) of land within these metes and bounds.

PART 1 0.9799 Ac. 42,683 Sq. Ft. PART 2 0.0545 Ac. 2,374 Sq. Ft. TOTAL 1.034 Ac. 45,057 Sq. Ft.

Bearing Basis Note

The bearings describe herein are based on the Texas Coordinate System, Central Zone (4205), 1 AD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SUPVEYONS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

12/06/2022 Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

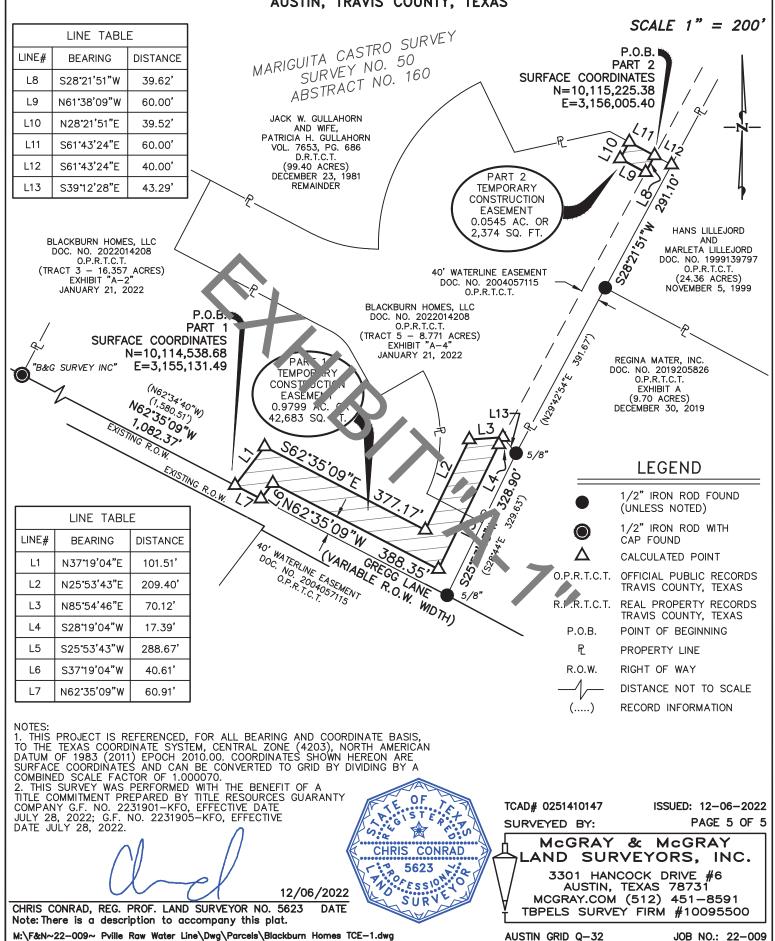
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.034 Ac Blackburn Homes

Issued 12/06/2022

AUSTIN GRID Q-32 TCAD# 0251410107

SKETCH TO ACCOMPANY DESCRIPTION OF 1.034 AC. OR 45,057 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS



RESOLUTION EXHIBIT S

EXHIBIT "A"

1.379 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 1.379 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 1.379 ACRE (60,053 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 8.415 ACRES (TRACT 1 – EXHIBIT "A-1") CONVEYED TO BLACKBURN HOMES, LLC BY SPECIAL WARRANTY DEED DATED JANUARY 21, 2022, AS RECORDED IN DOCUMENT NO. 2022014208, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 1.379 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND EQUND 3 AS FOLLOWS:

BEGINNING at a calculated point at the northeast corner of this easement, and the northwest corner of a 40 Fot waterline easement recorded in Document No. 2004057115, Official Public Reford: Travis County, Texas, being in the north line of said 8.415 acre Blackbur. Hor ies tract, and the south line of that tract described as 284.920 acres ("Ex vibi A" conveyed to Vanterra Capital Group, LLC by Special Warranty Deed, as second in Document No. 2020225668, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod found at the northeast corner of said 8.415 acre Packburn Homes tract, and the southeast corner of said 284.920 acre Vanterra Capital Group tract, being in the west line of that tract described as 57.60 acres covered to Bishops Field, L.P. by Warranty Deed with Vendor's Lien, as recorded in Document No. Travis Courty Texas, 2000102357, Official Public Records, South 62°16'42" East 40.00 feet, and also from which a 1/2-inch iron rod with "All Points" cap found at the northwest corner of said 57.60 acre Bishops Field tract, being in the east line of said 284.920 acre Vanterra Capital Group tract, bears South 62°16'42" East 40.00 feet, and North 28°17'54" East 775.95 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,116,742.14, E=3,156,824.28;

1) THENCE, along the east line of this easement, and the west line of said 40 waterline easement, crossing said 8.415 acre Blackburn Homes tract, **South 28°21'51" West 1,008.97 feet** to a calculated point at the southeast corner of this easement, being in the west line of said 8.415 acre Blackburn Homes tract, and the east line of the remainder of that tract described as 99.40 acres conveyed to Jack W. Gullahorn and wife, Patricia H. Gullahorn by Warranty Deed with Vendor's Lien, as recorded in Volume 7653, Page 686, Deed Records, Travis County, Texas;

- 2) THENCE, along the south line of this easement, being the west line of said 8.415 acre Blackburn Homes tract, and the east line of the remainder of said 99.40 acre Gullahorn tract, **North 47°08'59" West 61.97 feet** to a calculated point at the southwest corner of this easement;
- 3) THENCE, along the west line of this easement, crossing said 8.415 acre Blackburn Homes tract, **North 28°21'51" East 992.80 feet** to a calculated point at the northwest corner of this easement, being in the north line of said 8.415 acre Blackburn Homes tract, and the south line of said 284.920 acre Vanterra Capital Group tract;
- 4) THENCE, along the north line of this easement, and said 8.415 acre Blackburn H me tract, and the south line of said 284.920 acre Vanterra Capital Group tract South 62°16'42" East 60.00 feet to the POINT OF BEGINNING and containing 1.379 acres (60,053 square feet) of land within these metes and bot hds.

See ing Basis Note

The bearings described herein are bised on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) FFOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

12/19/2022 Date

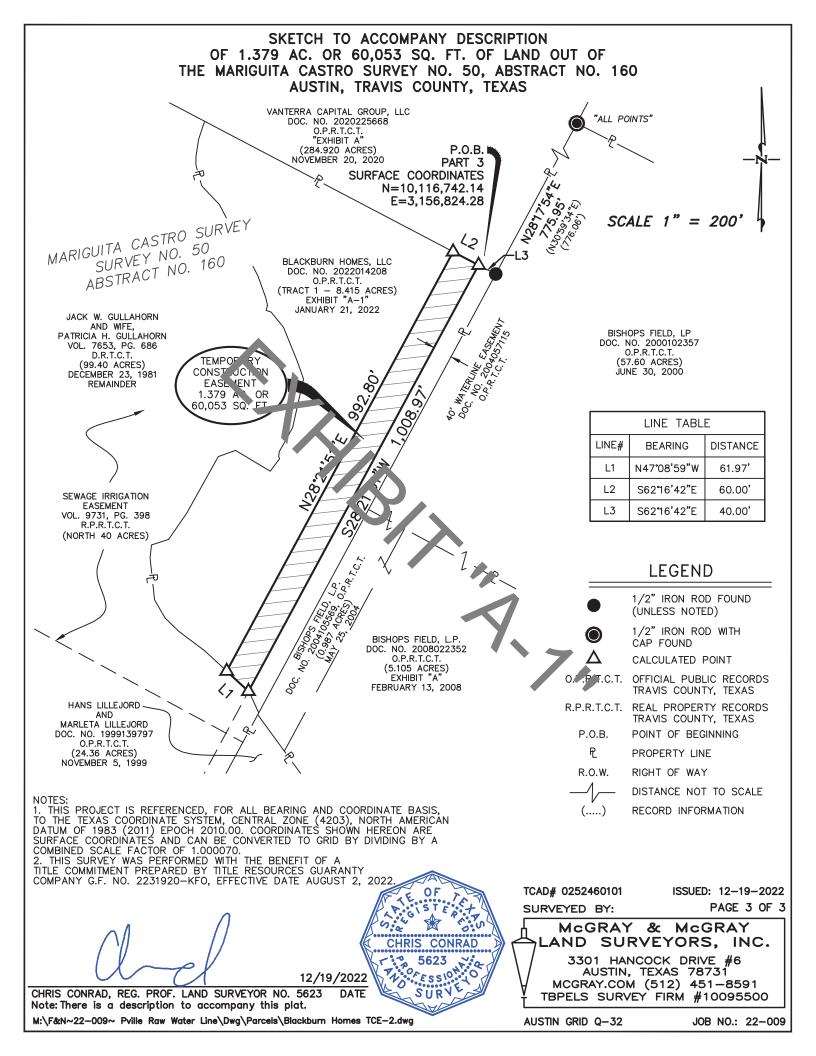
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\1.379 Ac Blackburn Homes

Issued 12/19/2022

AUSTIN GRID Q-32 TCAD# 0252460101



RESOLUTION EXHIBIT T

EXHIBIT "A"

0.5607 Acre TCE
Temporary Construction Easement
Mariguita Castro Survey No. 50, Abstract No. 160
Travis County, Texas

DESCRIPTION FOR A 0.5607 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.5607 OF ONE ACRE (24,424 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 9.70 ACRES (EXHIBIT "A") CONVEYED TO REGINA MATER, INC. BY GIFT DEED DATED DECEMBER 30, 2019, AS RECORDED IN DOCUMENT NO. 2019205826, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.5607 OF ONE ACRE EASEMENT JEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southwest corner of this easement, being in the west line of said \$2.70 acre Regina Mater tract, and the east line of that tract described as 8.771 acre. (Tract 5 – Exhibit "A-4") conveyed to Blackburn Homes, LLC by Special Warranty Deed, as recorded in Document No. 2022014208, Official Public Re ord., Travis County, Texas, from which a 5/8-inch iron rod found at the southwast corner of said 9.70 acre Regina Mater tract, and the southeast corner of that tract described as 16.357 acres (Tract 3 – Exhibit "A-2") conveyed to Blackburn Homes, LLC by said Special Warranty Deed recorded in said Document No. 2022014208, also being in the existing north right-of-way line of Gregg Lane (varying width) bears South 25°53'43" West 312.09 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,114,590.45, E=3,155,709.25;

THENCE, along the west line of this easement and said 9.70 acre Regina Mater tract, and the east line of said 8.771 acre Blackburn Homes tract, the following two (2) courses, numbered 1 and 2:

- 1) North 25°53'43" East 16.82 feet to a 5/8-inch iron rod found, and
- 2) North 28°19'04" East 391.55 feet to a 1/2-inch iron rod found at the northwest corner of this easement and said 9.70 acre Regina Mater tract, being the southwest corner of that tract described as 24.36 acres conveyed to Hans Lillejord and Marleta Lillejord by Warranty Deed, as recorded in Document No. 1999139797, Official Public Records, Travis County, Texas;

3) THENCE, along the north line of this easement and said 9.70 acre Regina Mater tract, and the south line of said 24.36 acre Lillejord tract, **South 61°38'09" East 60.00 feet** to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 9.70 acre Regina Mater tract, the following two (2) courses, numbered 4 and 5:

- 4) South 28°19'04" West 390.23 feet to a calculated point, and
- 5) South 25°53'43" West 15.55 feet to a calculated point at the southeast corner of this easement;
- 6) THENCE, along the south line of this easement, crossing said 9.70 acre Regina Mate, tract, **North 64°06'17" West 60.00 feet** to the POINT OF BEGINNING and containing 0.5607 of one acre (24,424 square feet) of land within these metes and counds.

Pearin, Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) £POC. 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

10/06/2022

Date

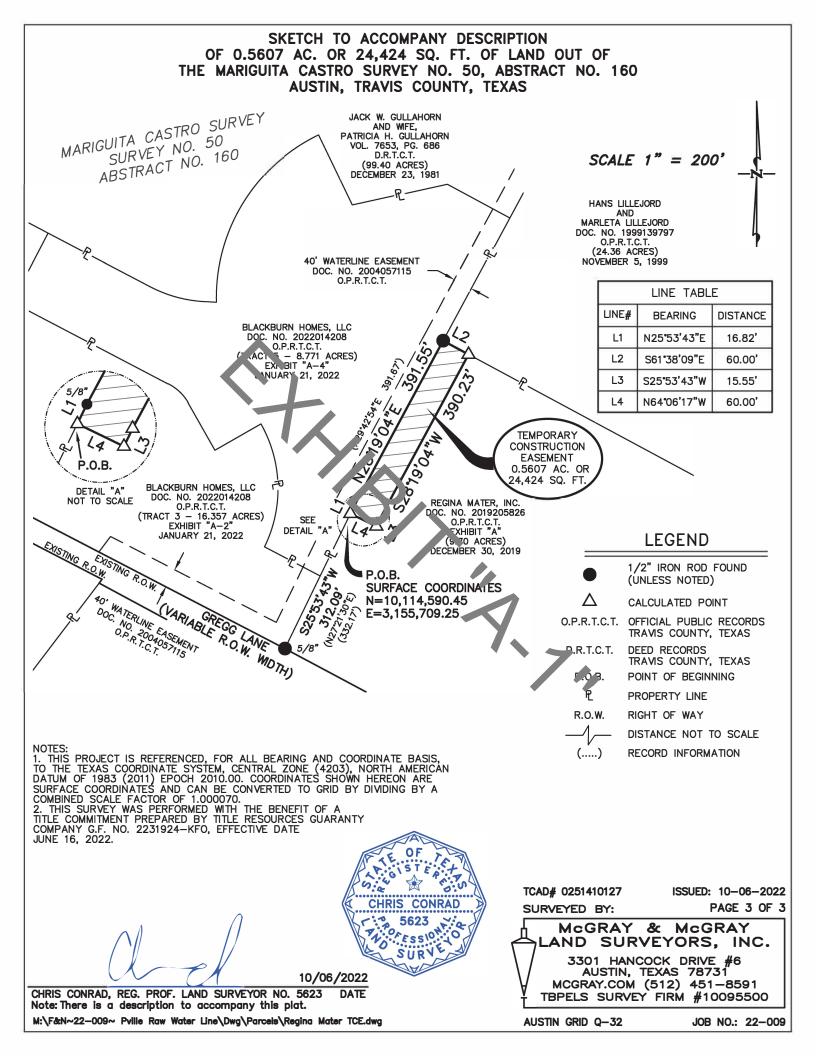
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.5607 Regina Mater TCE

Issued 10/06/2022

AUSTIN GRID Q-32 / TCAD# 0251410133



RESOLUTION EXHIBIT U

EXHIBIT "A"

0.6729 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 0.6729 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.6729 OF ONE ACRE (29,311 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 24.36 ACRES CONVEYED TO HANS LILLEJORD AND MARLETA LILLEJORD BY WARRANTY DEED DATED NOVEMBER 5, 1999, AS RECORDED IN DOCUMENT NO. 1999139797, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.6729 OF ONE ACRE LASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the southeast corner of this easement, being in the south line of said 24.3% acre Lillejord tract, and in the north line of that tract described as 9.70 acre (Exhibit "A") conveyed to Regina Mater, Inc. by Gift Deed recorded in Document No 2019205826, Official Public Records, Travis County, Texas, from which 11/2 inch iron rod found at the southeast corner of said 24.36 acre Lillejord tract, and the northeast corner of the remainder of that tract described as 11.072 acres conveyed to Jack Gullahorn by Special Warranty Deed, as recorded in Volume 11/272, Page 1184, Real Property Records, Travis County, Texas, being in the existing west right-of-way line of Cameron Road (varying width), bears South 61°44/20" East 1,486.59 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,114,921.87, E=3,155,955.18;

1) THENCE, along the south line of this easement and said 24.36 acre Lillejord tract, and the north line of said 9.70 acre Regina Mater tract, North 61°44'20" West 60.00 feet to a 1/2-inch iron rod found at the southwest corner of said 24.36 acre Lillejord tract, and the northwest corner of said 9.70 acre Regina Mater tract, being in the east line of that tract described as 8.771 acres (Tract 5 – Exhibit "A-4) conveyed to Blackburn Homes, LLC by Special Warranty Deed, as recorded in Document No. 2022014208, Official Public Records, Travis County, Texas, from which a 5/8-inch iron rod found in the west line of said 9.70 acre Regina Mater tract, and the east line of said 8.771 acre Blackburn Homes tract, bears South 28°19'04" West 391.55 feet;

- 2) THENCE, along the west line of this parcel and said 24.36 acre Lillejord tract, the east line of said 8.771 acre Blackburn Homes tract, and the east line of the remainder of that tract described as 99.40 acres conveyed to Jack W. Gullahorn and wife, Patricia H. Gullahorn by Warranty Deed with Vendor's Lien, as recorded in Volume 7653, Page 686, Deed Records, Travis County, Texas, North 28°21'51" East 476.01 feet to a calculated point at the northwest corner of this easement;
- 3) THENCE, along the north line of this easement, crossing said 24.36 acre Lilleford tract, **South 84°20'08" East 65.04 feet** to a calculated point at the northeast corner of this easement;
- 4) THENCE, along the east line of this easement, crossing said 24.36 acre Lillejord tact, South 28°21'51" West 501.00 feet to the POINT OF BEGINNING and containing 0.6729 of one acre (29,311 square feet) of land within these meres and bounds.

Pearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCh 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

10/06/2022 Date

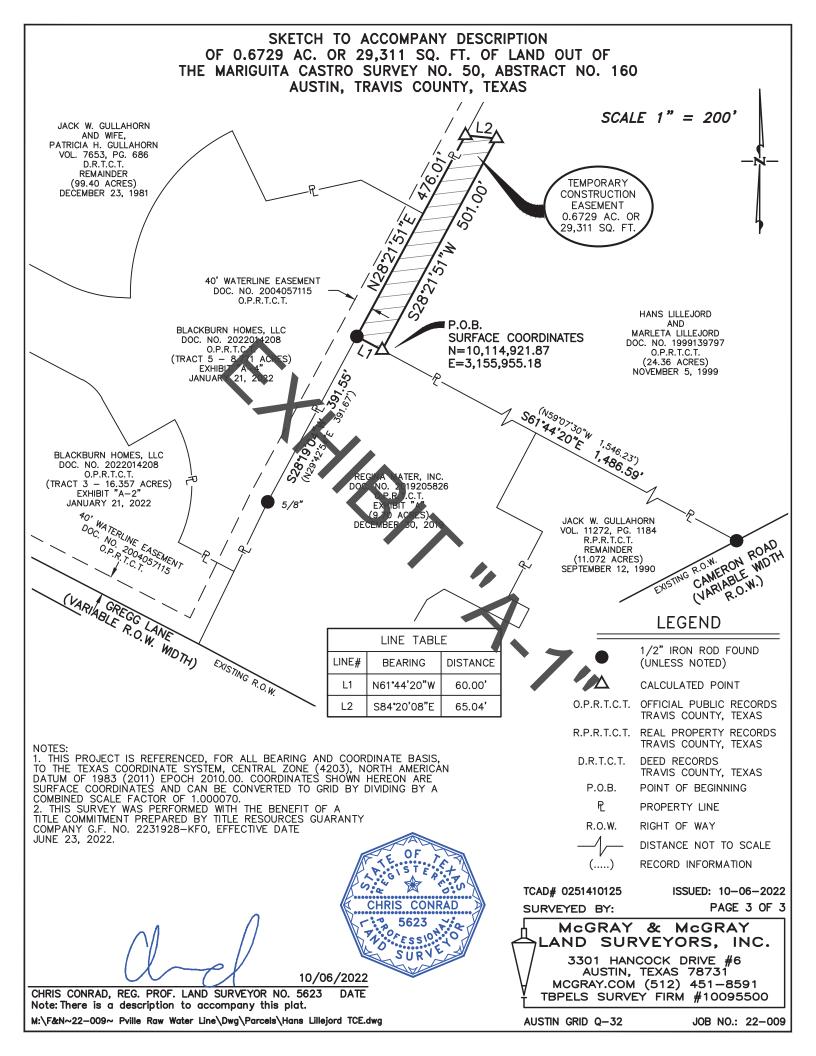
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.6729 Lillejord TCE

Issued 10/06/2022

AUSTIN GRID Q-32 / TCAD# 0251410125



RESOLUTION EXHIBIT V

EXHIBIT "A"

0.0374 Acre WE Waterline Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 0.0374 OF ONE ACRE WATERLINE EASEMENT

DESCRIPTION OF A 0.0374 OF ONE ACRE (1,629 SQUARE FOOT) EASEMENT OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 284.920 ACRES ("EXHIBIT A") CONVEYED TO THE VANTERRA CAPITAL GROUP, LLC BY SPECIAL WARRANTY DEED DATED NOVEMBER 20, 2020, AS RECORDED IN DOCUMENT NO. 2020225668, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.0374 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the northwest corner of this easement, being in the north line of said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane (varying width), from which a 1/2-inch iron rod found in the north line of said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane, bears North 30°44′56" West 129.83 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,119,907.98, E=3,158,486.95;

1) THENCE, along the north line of this easement and said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane, **South 30°44'56" East 11.69 feet** to a calculated point at the northeast corner of this easement, from which as 1/2-inch iron pipe found at the northeast corner of a 2.00 acre waterline easement (Part 1) recorded in Document No. 2003241002, Official Public Records, Travis County, Texas, being in the north line of said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane, bears South 30°44'56" East 46.95 feet:

THENCE, along the east line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, the following two (2) courses, numbered 2 and 3:

- 2) South 01°26'57" East 41.07 feet to a calculated point in the west line of said 2.00 acre waterline easement, and
- 3) South 27°44'55" West 33.51 feet along the west line of said 2.00 acre waterline easement to a calculated point at the southeast corner of this easement;

- 4) THENCE, along the south line of this easement, crossing said 284.920 Vanterra Capital Group tract, **North 46°58'17" West 31.10 feet** to a calculated point at the southwest corner of this easement;
- 5) THENCE, along the west line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, **North 27°44'55" East 67.27 feet** to the POINT OF BEGINNING and containing 0.0374 of one acre (1,629 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

03/24/2023

Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

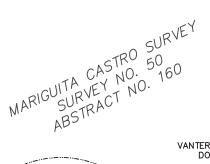
Note: There is a plat to accompany this description.

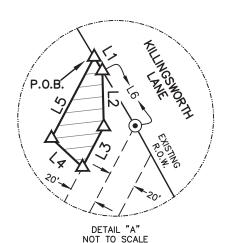
M:\F&N~22-009~Pville Raw Water Line\Description\0.0374 Ac Vanterra WE

Issued 03/24/2023

AUSTIN GRID R-33 TCAD# 0251410105

SKETCH TO ACCOMPANY DESCRIPTION OF 0.0374 AC. OR 1,629 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS





LINE TABLE		
LINE#	BEARING	DISTANCE
L1	S30°44'56"E	11.69'
L2	S01°26'57"E	41.07'
L3	S27°44'55"W	33.51'
L4	N46°58'17"W	31.10'
L5	N27°44'55"E	67.27'
L6	S30°44'56"E	46.95'

VANTERRA CAPITAL GROUP, LLC DOC. NO. 2020225668 O.P.R.T.C.T. (284.920 ACRES) "EXHIBIT A" NOVEMBER 20, 2020

> P.O.B. I SURFACE COORDINATES N=10,119,907.98 E=3,158,486.95

> > WATER LINE EASEMENT 0.0374 AC. OR 1,629 SQ. FT.

20' WATERLINE EASEMENT DOC. NO. 2003257089 O.P.R.T.C.T.

WATERLINE EASEMENT DOC. NO. 2003241002 O.P.R.T.C.T. PART 1 (2.00 AC.)

SUR

LEGEND

SCALE 1" = 100'

EXISTING

(ROW

DETAIL "A" VARIES

1,79.85 (5,70.85,77) (5,70.85,77)

1/2" IRON ROD FOUND

1/2" IRON PIPE FOUND

1/2" IRON ROD WITH

△ CALCULATED POINT

O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS

P.O.B. POINT OF BEGINNING
PROPERTY LINE

R.O.W. RIGHT OF WAY

(....) RECORD INFORMATION

NOTES:

1. THIS PROJECT IS REFERENCED, FOR ALL BEARING AND COORDINATE BASIS, TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE (4203), NORTH AMERICAN DATUM OF 1983 (2011) EPOCH 2010.00. COORDINATES SHOWN HEREON ARE SURFACE COORDINATES AND CAN BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.000070.

2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A TITLE COMMITMENT PREPARED BY TITLE RESOURCES GUARANTY COMPANY G.F. NO. 2217460—KFO, EFFECTIVE DATE APRIL 4, 2022.

03/24/2023

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE Note: There is a description to accompany this plat.

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\Vanterra Capital Group WLE-2.dwg

TCAD# 0251410105 SURVEYED BY: ISSUED: 03-24-2023 PAGE 3 OF 3

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 HANCOCK DRIVE #6
AUSTIN, TEXAS 78731
MCGRAY.COM (512) 451-8591
TBPELS SURVEY FIRM #10095500

AUSTIN GRID R33

JOB NO.: 22-009

RESOLUTION EXHIBIT V-1

EXHIBIT "B"

0.0090 Acre WE Waterline Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 0.0090 OF ONE ACRE WATERLINE EASEMENT

DESCRIPTION OF A 0.0090 OF ONE ACRE (393 SQUARE FOOT) EASEMENT, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 284.920 ACRES ("EXHIBIT A") CONVEYED TO THE VANTERRA CAPITAL GROUP, LLC BY SPECIAL WARRANTY DEED DATED NOVEMBER 20, 2020, AS RECORDED IN DOCUMENT NO. 2020225668, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.0090 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at the southeast corner of this easement, from which a 1/2-inch iron rod with "All Points" cap found at an interior ell corner in the south line of said 284.920 acre Vanterra Capital Group tract, being at the northwest corner of that tract described as 57.60 acres conveyed to Bishop Field, LP by Warranty Deed with Vendor's Lien, as recorded in Document No. 2000102357, Official Public Records, Travis County, Texas, also being in the east line of a 2.00 acre waterline easement recorded in Document No. 2003241002, Official Public Records, Travis County, Texas, bears South 17°10'45" East 28.32 feet, and from which a 1/2-inch iron rod found at an exterior ell corner in the south line of said 284.920 acre Vanterra Capital Group tract, and at the southeast corner of said 2.00 acre waterline easement, being at the northeast corner of that tract described as 8.415 acres (Tract 1 – Exhibit "A-1") conveyed to Blackburn Homes, LLC by Special Warranty Deed, as recorded in Document No. 2022014208, Official Public Records, Travis County, Texas, and in the east line of said 57.60 acre Bishop Field tract, bears South 28°17'54" West 775.95 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,117,433.81, E=3,157,219.17;

- 1) THENCE, along the south line of this easement crossing said 284.920 acre Vanterra Capital Group tract, **North 62°45'53" West 19.81 feet** to a calculated point at the southwest corner of this easement, being in the west line of said 2.00 acre waterline easement;
- 2) THENCE, along the west line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, **North 28°17'54" East 20.00 feet** to a calculated point at the northwest corner of this easement, being at an angle point in the west line of said 2.00 acre waterline easement;

- 3) THENCE, along the north line of this easement, and the west line of said 2.00 acre waterline easement, crossing said 284.920 acre Vanterra Capital Group tract, **South 62°15'05" East 19.62 feet** to a calculated point at the northeast corner of this easement, being at an angle point in the west line of said 2.00 acre waterline easement;
- 4) THENCE, along the east line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, **South 27°44'56" West 19.82 feet** to the POINT OF BEGINNING and containing 0.0090 of one acre (393 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

11/14/2022 Date

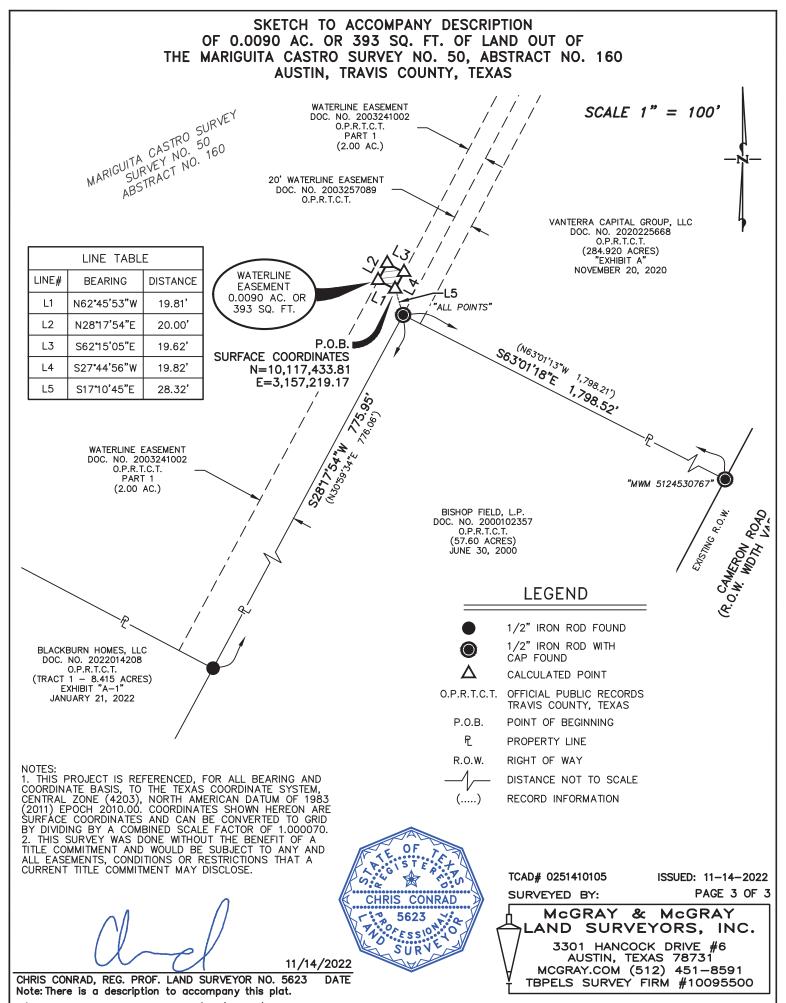
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.0090 Ac Vanterra WE

Issued 11/14/2022

AUSTIN GRID R-33 TCAD# 0251410105



M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\Vanterra Capital Group WLE.dwg

AUSTIN GRID R-33

JOB NO.: 22-009

RESOLUTION EXHIBIT V-2

EXHIBIT "C"

5.001 Acre TCE Temporary Construction Easement Mariguita Castro Survey No. 50, Abstract No. 160 Travis County, Texas

DESCRIPTION FOR A 5.001 ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 5.001 ACRE (217,863 SQUARE FOOT) EASEMENT CONSISTING OF TWO PARTS, OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 284.920 ACRES ("EXHIBIT A") CONVEYED TO THE VANTERRA CAPITAL GROUP, LLC BY SPECIAL WARRANTY DEED DATED NOVEMBER 20, 2020, AS RECORDED IN DOCUMENT NO. 2020225668, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 5.001 ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED IN TWO PARTS BY METES AND BOUNDS AS FOLLOWS:

PART 1 3.768 ACRES

BEGINNING at a calculated point at the northwest corner of this easement, and the northeast corner of a 20 foot wide waterline easement recorded in Document No. 2003257089, Official Public Records, Travis County, Texas, being in the north line of said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane (varying width), from which a 1/2-inch iron pipe found at the northwest corner of said 20 foot waterline easement, and the northeast corner of a 2.00 acre waterline easement recorded in Document No. 2003241002, Official Public Records, Travis County, Texas, being in the north line of said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane, bears North 28°47'22" West 23.97 feet, and from which a 1/2-inch iron rod found in the north line of said 284.920 acre Vanterra Capital Group tract, being in the existing south right-of-way line of Killingsworth Lane, bears North 30°44'56" West 129.83 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,119,836.58, E=3,158,528.48;

1) THENCE, along the north line of this easement and said 284.920 acre Vanterra Capital Group tract, and the existing south right-of-way line of Killingsworth Lane, **South 28°47'22" East 71.92 feet** to a calculated point at the northeast corner of this easement;

- 2) THENCE, along the east line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, South 27°44′56″ West 2,715.37 feet to a calculated point at the southeast corner of this easement, being in the south line of said 284.920 acre Vanterra Capital Group tract, and the north line of that tract described as 57.60 acres conveyed to Bishops Field, LP by Warranty Deed with Vendor's Lien, as recorded in Document No. 2000102357, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod with "MWM 5124530767" cap found at the southeast corner of said 284.920 acre Vanterra Capital Group tract, and the northeast corner of said 57.60 acre Bishops Field tract, being in the existing west right-of-way line of Cameron Road (varying width), bears South 63°01'18" East 1,718.51 feet;
- 3) THENCE, along the south line of this easement and said 284.920 acre Vanterra Capital Group tract, and the north line of said 57.60 acre Bishops Field tract, **North 63°01'18" West 60.01 feet** to a calculated point at the southwest corner of this easement, and the southeast corner of said 20 foot waterline easement, from which a 1/2-inch iron rod with "All Points" cap found at an interior ell corner on the south line of said 284.920 acre Vanterra Capital Group tract, and the northwest corner of said 57.60 acre Bishops Field tract, being at the south west corner of said 20 foot water line easement, and in the east line of said 2.00 waterline easement, bears North 63°01'18" West 20.00 feet;
- 4) THENCE, along the west line of this easement, and the east line of said 20 foot waterline easement, crossing said 284.290 acre Vanterra Capital Group tract, and the east line of said 20 foot waterline easement, North 27°44′56" East 2,755.83 feet to the POINT OF BEGINNING and containing 3.768 acres (164,149 square feet) of land within these metes and bounds.

PART 2 1.233 Acres

BEGINNING at the southeast corner of this easement, and the southwest corner of said 2.00 acre waterline easement, being in the south line of said 284.920 acre Vanterra Capital Group tract, and the north line of that tract described as 8.415 acres (Tract 1 – Exhibit "A-1") conveyed to Blackburn Homes, LLC by Special Warranty Deed, as recorded in Document No. 2022014208, from which a 1/2-inch iron rod found at an exterior ell corner in the south line of said 284.920 acre Vanterra Capital Group tract, being the southeast corner of said 2.00 acre waterline easement, and the northeast corner of said 8.415 acre Blackburn Homes tract, also being in the east line of said 57.60 acre Bishops Field tract, bears South 62°16'42" East 40.00 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,116,742.14, E=3,156,824.28;

- 1) THENCE, along the south line of this easement and said 284.920 acre Vanterra Capital Group tract, and the north line of said 8.415 acre Blackburn Homes tract, North 62°16'42" West 60.00 feet to a calculated point at the southwest corner of this easement;
- 2) THENCE, along the west line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, **North 28°17'54" East 875.88 feet** to a calculated point at the northwest corner of this easement;
- 3) THENCE, along the north line of this easement, crossing said 284.920 acre Vanterra Capital Group tract, **South 62°15'05" East 79.05 feet** to a calculated point at the northeast corner of this easement, being in the west line of said 2.00 acre waterline easement:
- 4) THENCE, along the east line of this easement, and the west line of said 2.00 waterline easement, crossing said 284.920 acre Vanterra Capital Group tract, **South 27°44'56" West 60.00 feet** to a calculated point;
- 5) THENCE, continuing along the east line of this easement, crossing said 284.290 acre Vanterra Capital Group tract, **North 62°15'05" West 19.62 feet** to a calculated point;

6) THENCE, continuing along the east line of this easement, and partially along the west line of said 2.00 acre waterline easement, crossing said 284.920 acre Vanterra Capital Group tract, **South 28°17'54" West 815.85 feet** to the POINT OF BEGINNING and containing 1.233 acres (53,714 square feet) of land within these metes and bounds.

Part 1 3.768 Ac. 164,149 Sq. Ft. Part 2 1.233 Ac. 53,714 Sq. Ft. Total 5.001 Ac. 217,863 Sq. Ft.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEYORS, INC.

3301 Hancock Dr., Ste. 6 Austin, TX 78731 (512) 451-8591 TBPELS Survey Firm# 10095500

02/22/2023

Date

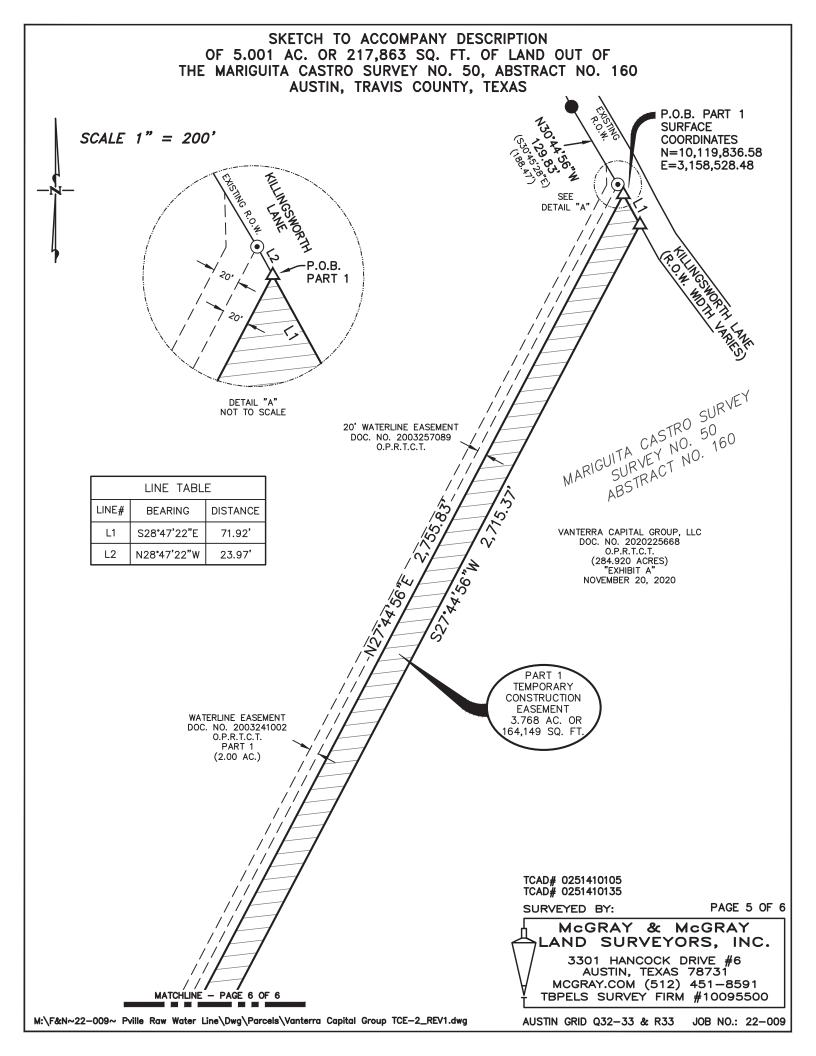
Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\5.001 Ac Vanterra-Rev1

Issued 11/14/2022; Revised 02/22/2023

AUSTIN GRID R-33, Q-33 & Q-32 TCAD# 0251410105 & 0251410135



SKETCH TO ACCOMPANY DESCRIPTION OF 5.001 AC. OR 217,863 SQ. FT. OF LAND OUT OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT NO. 160 AUSTIN, TRAVIS COUNTY, TEXAS MATCHLINE - PAGE 5 OF 6 MARIGUITA CASTRO SURVEY OF THE SURVEY NO. 160 ABSTRACT NO. 160 LEGEND SCALE 1" = 200' 1/2" IRON ROD FOUND 1/2" IRON PIPE FOUND 1/2" IRON ROD WITH CAP FOUND CALCULATED POINT WATERLINE EASEMENT DOC. NO. 2003241002 0.P.R.T.C.T. O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS PART 1 P.O.B. POINT OF BEGINNING (2.00 AC.) PL PROPERTY LINE 20' WATERLINE EASEMENT DOC. NO. 2003257089 O.P.R.T.C.T. R.O.W. RIGHT OF WAY DISTANCE NOT TO SCALE RECORD INFORMATION (....) PART 1 **TEMPORARY** CONSTRUCTION **EASEMENT** PART 2 3.768 AC. OR **TEMPORARY** 64,149 SQ. F LINE TABLE CONSTRUCTION **EASEMENT** LINE# DISTANCE **BEARING** 1.233 AC. OR (N63.01,13,1W) 53,714 SQ. FT L2 N63°01'18"W 60.01 (1,798.21) S630118"E L3 N63°01'18"W 20.00 1,>18.51. No"" E 4 SEMENT () 2 APT () 7 4 1002 (L4 N62°16'42"W 60.00' VANTERRA CAPITAL GROUP, LLC -"ALL POINTS" DOC. NO. 2020225668 O.P.R.T.C.T. L5 S62°15'05"E 79.05 (284.920 ACRES) "EXHIBIT A" 16 S27°44'56"W 60.00 ô NOVEMBER 20, 2020 "MWM 5124530767" 1,30.06.) 17 N62°15'05"W 19.62 TH POAD VARIES! \ \&\ ENSTING R.O.W. L8 S62°16'42"E 40.00' 40 (N303034"E 8 COMERON PO BISHOPS FIELD, L.P. DOC. NO. 2000102357 O.P.R.T.C.T. (57.60 ACRES) JUNE 30, 2000 (A:O,W) 90, P.O.B. PART 2 SURFACE COORDINATES BLACKBURN HOMES, LLC DOC. NO. 2022014208 O.P.R.T.C.T. (TRACT 1 - 8.415 ACRES) EXHIBIT "A-1" N=10,116,742.14E=3,156,824.28 4 JANUARY 21, 2022 NOTES: 1. THIS PROJECT IS REFERENCED, FOR ALL BEARING AND COORDINATE BASIS, TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE (4203), NORTH AMERICAN DATUM OF 1983 (2011) EPOCH 2010.00. COORDINATES SHOWN HEREON ARE SURFACE COORDINATES AND CAN BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.000070. 2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A TITLE COMMITMENT PREPARED BY TITLE RESOURCES GUARANTY COMPANY GROUPS AND COMPANY GROUPS REVISED: 02-22-2023 TCAD# 0251410105 TCAD# 0251410135 ISSUED: 11-14-2022 OF GISTE NO. 2217460-KFO, EFFECTIVE DATE APRIL 4, 2022. PAGE 6 OF 6 SURVEYED BY: McGRAY & McGRAY CHRIS CONRAD 0623 X 0

TVO

SURV

02/22/2023

Note: There is a description to accompany this plat.

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623

M:\F&N~22-009~ Pville Raw Water Line\Dwg\Parcels\Vanterra Capital Group TCE-2_REV1.dwg

AND SURVEYORS, INC.

3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 MCGRAY.COM (512) 451-8591 TBPELS SURVEY FIRM #10095500

AUSTIN GRID Q32-33 & R33 JOB NO.: 22-009

RESOLUTION EXHIBIT W

EXHIBIT "A"

0.5618 Acre TCE
Temporary Construction Easement
William Caldwell Survey No. 66, Abstract No. 162
Travis County, Texas

DESCRIPTION FOR A 0.5618 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.5618 OF ONE ACRE (24,472 SQUARE FOOT) EASEMENT OUT OF THE WILLIAM CALDWELL SURVEY NO. 66, ABSTRACT NO. 162, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 5, BLOCK A, LAKESIDE MEADOWS INDUSTRIAL, PHASE 1, A SUBDIVISION OF RECORD IN DOCUMENT NO. 202100137, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID LOT 5 CONVEYED TO USRLP I PLEUGERVILLE, LLC BY SPECIAL WARRANTY DEED DATED JUNF 30, 2021, AS RECORDED IN DOCUMENT NO. 2021149630, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, AND BEING CORRECTED BY CORRECTION DEED DATED JULY 19, 2021, AS RECORDED IN DOCUMENT NO. 2021167211, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY TEXAS; SAID 0.5618 OF ONE ACRE EASEMENT BEING MODE APTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING at a calculated point at the sor heast corner of this easement, and the southwest corner of a 40 foot wide waterline easement and a 3.45 acre right of entry, possession and construction easement recorded in Document No. 2004076672, Official Public Records, Travis County, Texas, being in the south line of said Lot 5 and said USRLP I Pflugerville that and in the existing north right-of-way line of East Pecan Street (varying wider), from which a mag nail with "Westwood 6530" washer found at the southeast corner of said Lot 5 and said USRLP I Pflugerville tract, being at the southwest corner of Lot 6, Lakeside Meadows Industrial, Phase 3, a subdivision of record in Document No. 202100176, Official Public Records, Travis County, Texas, and in the existing north right-of-way line of East Pecan Street, bears South 62°42'49" East 210.31 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,128,301.97, E=3,163,864.28;

1) THENCE, along the south line of this easement, said Lot 5 and said USRLP I Pflugerville tract, and the existing north right-of-way line of East Pecan Street, North 62°42'49" West 63.36 feet to a calculated point at the southwest corner of this easement, from which mag nail with "Westwood 6530" washer found at the southwest corner of said Lot 5 and said USRLP I Pflugerville tract, being at the southeast corner of Lot 4, in said Lakeside Meadows Industrial, Phase 1 subdivision, and in the existing north right-of-way line of East Pecan Street, bears North 62°42'49" West 236.66 feet;

THENCE, along the west line of this easement, crossing said Lot 5 and said USRLP I Pflugerville tract, the following four (4) courses, numbered 2 through 5:

- 2) North 46°01'56" East 132.36 feet to a calculated point,
- 3) South 62°51'21" East 52.85 feet to a calculated point,
- 4) North 46°01'56" East 147.35 feet to a calculated point, and
- 5) North 27°05'47" East 759.08 feet to a calculated point at the northwest corner of this easement, being in the north line of said Lot 5 and said USRLP L flugerville tract, and the south line of Lot 9B, in said Lakeside Meador's Industrial, Phase 3 subdivision, from which a 1/2-inch iron rod with "Westwood 6530" cap found at the northeast corner of said Lot 5 and said USRLP 1 P lugerville tract, being at the northeast corner of said Lot 4, and in the sputh line of said Lot 9B, bears North 62°40'47" West 376.46 feet;
- 6) THENCE, along the north fire of this easement, said Lot 5 and said USRLP I Pflugerville tract, and the south the of said Lot 9B, South 62°40'47" East 20.00 feet to a calculated point at the northeast corner of this easement, being in the west line of said 40 foot wide vaterline easement and said 3.45 acre right of entry, possession and construction easement, from which a 1/2-inch iron rod with "Pape-Dawson" cap found at the northeast corner of said Lot 5 and said USRLP I Pflugerville tract, and the south ast corner of said Lot 9B, being at the northwest corner of said Lot 6, and the southwest corner of Lot 8, in said Lakeside Meadows Industrial, Phase 3 subdivision, bears South 62°40'47" East 109.98 feet;

THENCE, along east line of this easement, and the west line of said 40 foot wide waterline easement and said 3.45 acre right of entry, possession and construction easement, crossing said Lot 5 and said USRLP I Pflugerville tract, the following two (2) courses, numbered 7 and 8:

7) South 27°05'47" West 731.52 feet to a calculated point, and

8) South 46°01'56" West 308.94 feet to the POINT OF BEGINNING and containing 0.5618 of one acre (24,472 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings described herein are based on the Texas Coordinate System, Central Zone (4203), NAD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED LY:

McGRAY & McGKA / LAND SURVEYORS, INC.

3301 Hancock Dr., Ste 6

Austin, TX 78731 (512) 451-8 9

TBPELS Survey Firm# 10095500

02/17/2023 Date

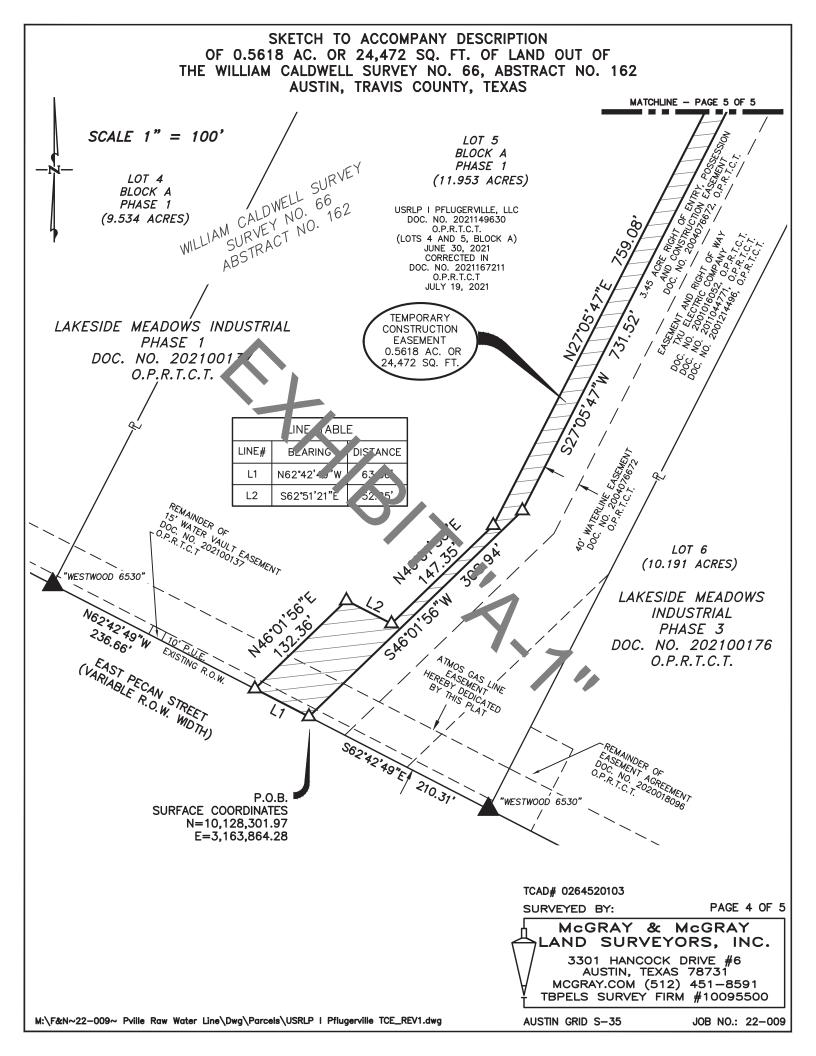
Chris Conrad, Reg. Professional Land Su veyor No. 5623

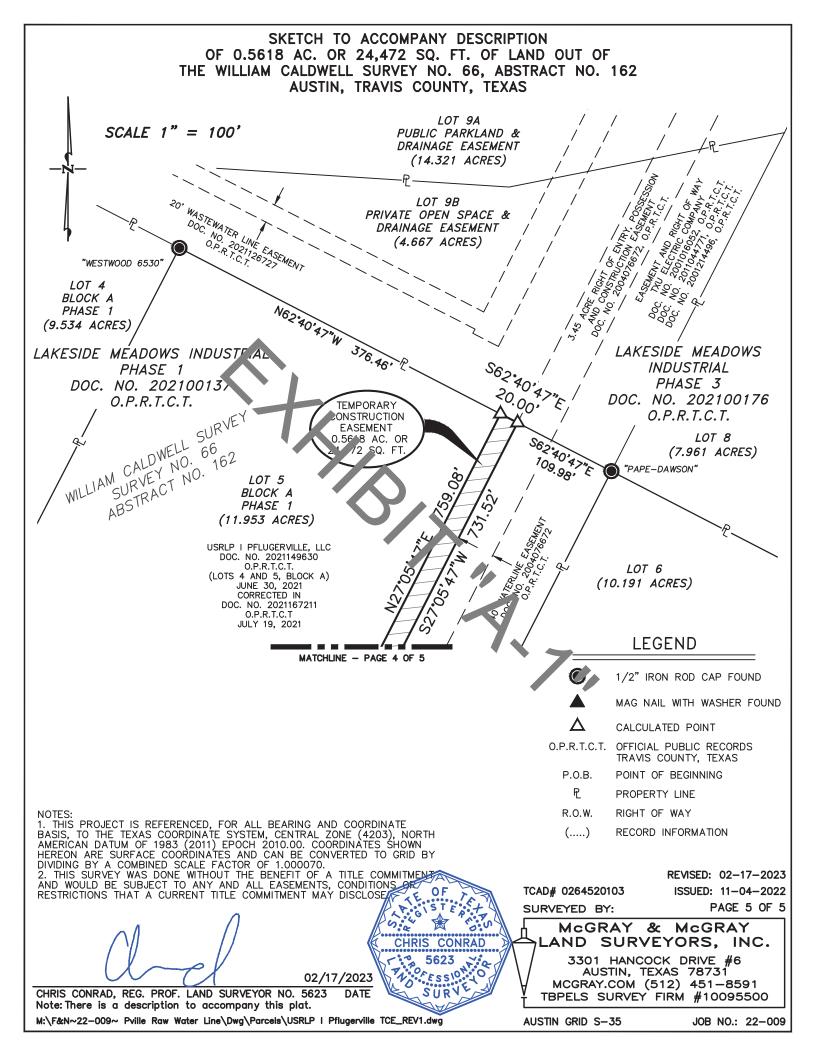
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.5618 Ac USRLP I Pville TCE

Issued 11/04/2022; Revised 02/17/2023

AUSTIN GRID S-35 TCAD# 0264520103





RESOLUTION EXHIBIT X

EXHIBIT "A"

0.6954 Acre TCE Temporary Construction Easement William Caldwell Survey No. 66, Abstract No. 162 Travis County, Texas

DESCRIPTION FOR A 0.6954 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.6954 OF ONE ACRE (30,291 SQUARE FOOT) EASEMENT CONSISTING OF TWO PARTS, OUT OF THE WILLIAM CALDWELL SURVEY NO. 66, ABSTRACT NO. 162, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOTS 9A AND 9B, LAKESIDE MEADOWS INDUSTRIAL PHASE 3, A SUBDIVISION OF RECORD IN DOCUMENT NO. 202100176, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID LOTS 9A AND 9B BEING THE REMAINDER OF THAT TRACT DESCRIBED AS 63.147 ACRES CONVEYED TO USRLP PFLUGERVILLE, LI C BY SPECIAL WARRANTY DEED DATED FEBRUARY 3, 2025, AS RECORDED IN DOCUMENT NO. 2020018097, OFFICIAL PUBLIC LEC (RDS, TRAVIS COUNTY, TEXAS; SAID 0.6954 OF ONE ACRE EASEMEN'S SEING MORE PARTICULARLY DESCRIBED IN TWO PARTS BY METES AND POUNDS AS FOLLOWS:

PART 1 0.4373 Acre

BEGINNING at a calculated point at the southeast corner of this easement, being in the south line of said Lot 9B and the remaind of said 63.147 acre USRLP Pflugerville tract, and in the north line of Lot 5, Block A, Phase 1, Lakeside Meadows Industrial, Phase 1, a subdivision of record in Document No. 202100137, Official Public Records, Travis County, Texas, also being at the southwest corner of a 40 foot wide waterline easement and a 3.45 acre right of entry, possession and construction easement recorded in Document No. 2004076672, Official Public Records, Travis County, Texas, from which from which a 1/2-inch iron rod with "Pape-Dawson" cap found at the southeast corner of said Lot 9B and the remainder of said 61.147 acre USRLP Pflugerville tract, being the northeast corner of said Lot 5, and the southwest corner of Lot 8, in said Lakeside Meadows Industrial, Phase 3 bears South 62°40'47" East 109.98 feet said POINT OF BEGINNING having Surface Coordinates of N=10,129,167.68, E=3,164,419.83;

1) THENCE, along the south line of this easement, said Lot 9B and the remainder of said 63.147 acre USRLP Pflugerville tract, North 62°40'47" West 31.56 feet to a calculated point at the southeast corner of this easement;

THENCE, along the west line of this easement crossing said Lots 9B and 9A and the remainder of said 63.147 acre USRLP Pflugerville tract, the following three (3) courses, numbered 2 through 4:

- 2) North 27°05'25" East 61.49 feet to a calculated point,
- 3) North 62°54'35" West 22.35 feet to a calculated point, and
- 4) North 7°0.3'25" East 307.38 feet to a calculated point at the northwest corner of his easement;
- 5) THENCE, along the rooth line of this easement, crossing said Lot 9A and the remainder of sar' 63.147 acre USRLP Pflugerville tract, South 82°49'22" East 57.3° feet to a calculated point at the northeast corner of this easement, being in the we then of from which a 1/2-inch iron rod with "Pape-Dawson" cap found at the southeast corner of said Lot 9A, and the northeast corner of said Lot 9B, being in the east line of said Lot 8, bears South 66°33'42" East 110.14 feet;
- 6) THENCE, along the east line of this easement, and the west line of said 40 wide foot waterline easement and said 3.45 acce right of entry, possession and construction easement, crossing said Lots 9A and 9B and the remainder of said 63.147 acre USRLP Pflugerville tract, South 27°65'47" West 388.54 feet to the POINT OF BEGINNING and containing 0.43'3 of one acre (19,048 square feet) of land within these metes and bounds.

PART 2 0.2581 Acre

BEGINNING at the northeast corner of this easement, being in the west line of said 40 foot wide waterline easement and said 3.45 acre right of entry, possession and construction easement, from which a 1/2-inch iron rod with "Pape-Dawson" cap found in the east line of said Lot 9A and the remainder of said USRLP Pflugerville tract, being at the southwest corner of that tract described as 15.630 acres (Tract 2) conveyed to USRLP Pflugerville II, LLC by Special Warranty Deed, as recorded in Document No. 2021191214, Official Public Records, Travis County, Texas, and the northwest corner of Lot 9, in said Lakeside Meadows Industrial, Phase 3 subdivision, bears North 27°05'47" East 32.41 feet to a calculated point if the north line of said Lot 9A and the remainder of said 63.147 acre USRLP 'flu ervi'le tract, and South 63°07'05" East 110.02 feet to a calculated point at the cortheast corner of said Lot 9A and the remainder of said 63.147 acre USRLP Pt uger ille tract, being in the west line of said 15.630 acre USRLP Pflugerville 1 12ct, and South 27°05'51" West 424.79 feet, said POINT OF BEGINNING by in Surface Coordinates of N=10,130,129.81, E=3,164,912.10;

- 1) THENCE, along the east line of this easement, and the west line of said 40 foot wide waterline easement and said 3.45 acre right of entry, possession and construction easement, crossing said Lot 7. and the remainder of said 63.147 acre USRLP Pflugerville tract, South 27°05'47" West 187.38 feet to a calculated point at the southeast corner of this carement;
- 2) THENCE, along the south line of this easer 5 t, crossing said Lot 9A and the remainder of said 63.147 acre USRLP Pflugerville tract, North 62°48'43" West 60.00 feet to a calculated point;
- 3) THENCE, along the west line of this easement, crossing said Lot 9A and the remainder of said 63.147 acre USRLP Pflugerville tract, North 27°05'47" East 187.38 feet to a calculated point at the northwest corner of this easement;

4) THENCE, along the north line of this easement, crossing said Lot 9A and the remainder of said 63.147 acre USRLP Pflugerville tract, **South 62°48'43" East 60.00 feet** to the POINT OF BEGINNING and containing 0.2581 of one acre (11,243 square feet) of land within these metes and bounds.

PART 1 0.4373 Acre 19,048 Sq. Ft. PART 2 0.2581 Acre 11,243 Sq. Ft. TOTAL 0.6954 Acre 30,291 Sq. Ft.

Bearing Basis Note

The bearings describe herein are based on the Texas Coordinate System, Central Zone (4205), 1 AD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates are can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEY ORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

03/24/2023 Date

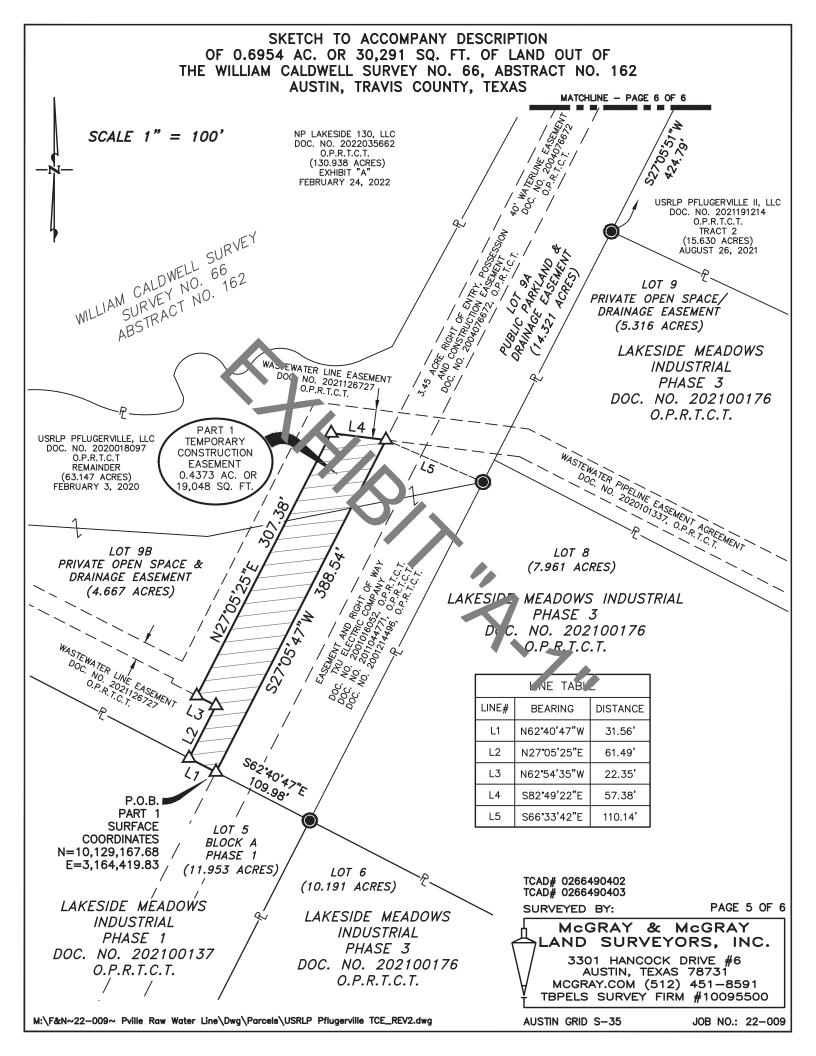
Chris Conrad, Reg. Professional Land Surveyor No. 5623

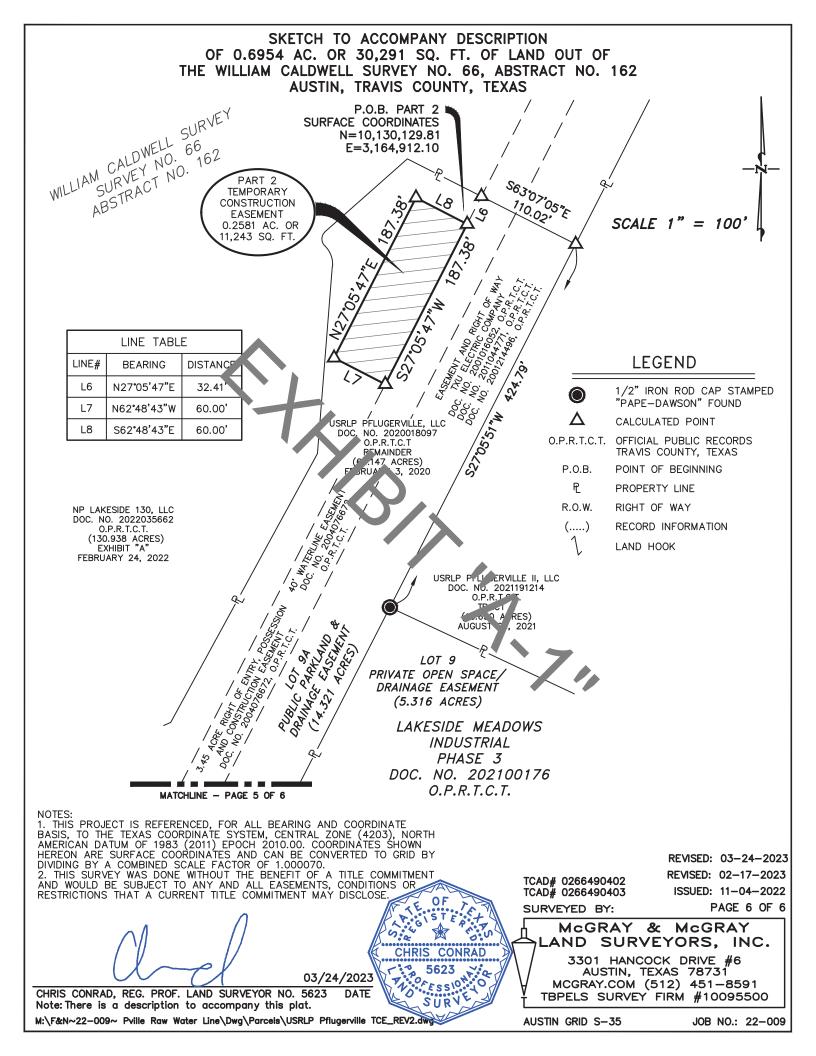
Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.6954 Ac USRLP Pville TCE-Rev2

Issued 11/04/2022; Revised 02/17/2023; 03/24/2023

AUSTIN GRID S-35 TCAD# 0266490402 & 0266490403





RESOLUTION EXHIBIT Y

EXHIBIT "A"

0.8026 Acre TCE Temporary Construction Easement E. Kirkland Survey No. 7, Abstract No. 458 Travis County, Texas

DESCRIPTION FOR A 0.8026 OF ONE ACRE TEMPORARY CONSTRUCTION EASEMENT

DESCRIPTION OF A 0.8026 OF ONE ACRE (34,962 SQUARE FOOT) EASEMENT, OUT OF THE E. KIRKLAND SURVEY NO. 7, ABSTRACT NO. 458, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 20.00 ACRES CONVEYED TO DCI DEVELOPERS, LLC BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN DATED FEBRUARY 9, 2022, AS RECORDED IN DOCUMENT NO. 2022025713, OF TOTAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.8026 OF ONE ACRE EASEMENT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point at the northwest corner of this easement and said 20.00 acre DCI Developer, tract, and the southwest corner of the remainder of that tract described as 32 290 acres (Tract 4 - Exhibit B) conveyed to Robin Weiss Faulk, Trustee of the Robin Weiss Faulk Trust (33.33% interest), Jackie Weiss Porter, Trustee of the Jackie Weiss Porter Trust (33.33% interest), and Randy Charles Weiss, Trustee of the Rar ly Charles Weiss Trust (33.34% interest) by Special Warranty Deed, as recorded in Document No. 2021090817, Official Public Records, Travis County, Texas, being in the east line of that tract described as 29.913 acres conveyed to Gehan Homes, LTD. by Special Warranty Deed, as recorded in Document No. 2021094281. Care al Public Records, Travis County, Texas, and in the east line of a 40 foot wat fline easement recorded in Document No. 2003236748, Official Public Records, Travis County, Texas, from which a 1/2-inch iron rod (leaning) found at the north vest corner of the remainder of said Robin Weiss Faulk Trust et al. tract, and the southwest corner of that tract described as 32.290 acres (Tract 1 – Exhibit A) conveyed to Robin Weiss Faulk, Trustee of the Robin Weiss Faulk Trust (33.33% interest), Jackie Weiss Porter, Trustee of the Jackie Weiss Porter Trust (33.33% interest), and Randy Charles Weiss, Trustee of the Randy Charles Weiss Trust (33.34% interest) by said Special Warranty Deed recorded in said Document No. 2021090817, being in the east line of said 29.913 acre tract, bears North 27°17'22" East 319.68 feet, said POINT OF BEGINNING having Surface Coordinates of N=10,132,589.44, E=3,165,515.03;

1) THENCE, along the north line of this easement and said 20.00 acre DCI Developers tract, and the south line of the remainder of said 32.290 acre Robin Weiss Faulk Trust et al. tract, **South 62°23'02" East 60.00 feet** to a calculated point at the northeast corner of this easement;

THENCE, along the east line of this easement, crossing said 20.00 acre DCI Developers tract, the following two (2) courses, numbered 2 and 3:

- 2) South 27°17'22" West 582.41 feet to a calculated point, and
- 3) South 27°19'36" West 0.30 feet to a calculated point at the southeast corner of this easement, being in the south line of said 20.00 acre DCI Developers that, and the north line of that tract described as 32.290 acres convey d to H.L. Weiss, Jr., Merle A. Weiss and Nathan Leonard Weiss, Trustees of the Weiss Living Trust dated May 7, 2019 by General Warranty Deed as recorded in Document No. 2019068771, Official Public Records, Travis County, Texas, and corrected in General Warranty Correction Deed, as a corded in Document No. 2020015480, Official Public Records, Travis County, Texas;
- 4) THENCE, along the south line of this easement and said 20.00 acre DCI Developers tract, and the north line of aid 32.290 acre The Weiss Living Trust tract, North 62°23'02" West 60 30 feet to a 1/2-inch iron rod with cap (illegible) found at the southwest corner of said 20.00 acre DCI Developers tract, and the northwest corner of said 32.290 acre The Weiss Living Trust tract, being in the east line of that tract describe as 29.090 acres conveyed to Meritage Homes of Texas, LLC by Special War anty Deed, as recorded in Document No. 2021094241, Official Public Records, Tracis County, Texas, and in the east line of said 40 foot waterline easement;

5) THENCE, along the west line of said 20.00 acre DCI Developers tract, and the east line said 40 foot waterline easement, North 27°17'22" East, passing at a distance of 423.43 feet along the east line of said 29.090 acre Meritage Homes of Texas tract, a 1/2-inch iron rod at the northeast corner of said 29.090 acre Meritage Homes of Texas tract, being the southeast corner of said 29.913 acre Gehan Homes tract, continuing an additional distance of 159.28 feet along the east line of said 29.913 acre Gehan Homes tract, for a total distance of 582.71 feet to the POINT OF BEGINNING and containing 0.8026 of one acre (34,962 square feet) of land within these metes and bounds.

Bearing Basis Note

The bearings describe herein are based on the Texas Coordinate System, Central Zone (4205), 1 AD83 (2011) EPOCH 2010.00. The coordinates shown are surface coordinates and can be converted to grid by dividing a combined scale factor of 1.000070.

SURVEYED BY:

McGRAY & McGRAY LAND SURVEY ORS, INC.

3301 Hancock Dr., Ste. 6

Austin, TX 78731 (512) 451-8591

TBPELS Survey Firm# 10095500

1/04/2022 Date

Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description.

M:\F&N~22-009~Pville Raw Water Line\Description\0.8026 Ac DCI Developers TCE

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