

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS §
§
COUNTY OF TRAVIS §

THAT THE PFLUGERVILLE COMMUNITY DEVELOPMENT CORPORATION (“Grantor”), for and in consideration of the sum of TEN DOLLARS (\$10.00) cash to Grantor, in hand paid, the receipt and sufficiency of which are hereby acknowledged and confessed, and for which no lien or encumbrance, expressed or implied, is retained, has this day **GRANTED** and **CONVEYED** and, by these presents, does **GRANT** and **CONVEY** unto **THE CITY OF PFLUGERVILLE**, a municipal corporation (“Grantee”) situated in Travis County, Texas, whose address is P.O. Box 589, Pflugerville, Texas 78691, Attn: Engineering Department, a right of way easement (the “Easement”), on, over, under, upon and across the following land, to-wit:

That certain tract of land, lying and being situated in the County of Travis, State of Texas, described on **EXHIBIT “A”**, attached hereto and made a part hereof for all purposes, to which reference is here made for a more particular description of said property (the “Easement Tract”).

TO HAVE AND TO HOLD the same to Grantee, its successors and assigns, together with the right and privilege to enter said Easement Tract for the purpose of public vehicular traffic.

GRANTOR does hereby bind itself, its heirs, successors, assigns and legal representatives to warrant and forever defend all and singular the above described Easement and rights unto the said Grantee, its successors and assigns, against every persons whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise, subject to all matters of record or in existence affecting the Easement Tract to the extent the same are valid and subsisting against the Easement Tract.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed effective as of the 15th day of November, 2013.

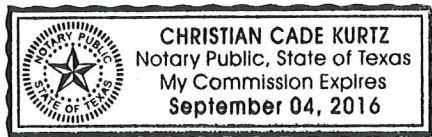
GRANTOR:



Floyd Akers, Executive Director
Pflugerville Community Development Corporation

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on November 15, 2013, by Floyd Akers, Executive Director, Pflugerville Community Development Corporation in Pflugerville, Travis County, Texas.



(seal)

A handwritten signature in blue ink, consisting of several loops and a long horizontal stroke at the end.

Notary Public Signature

AGREED AND ACCEPTED:

CITY OF PFLUGERVILLE, TEXAS,
a Texas home-rule municipality

GRANTEE:

Brandon Wade, City Manager

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on November 15, 2013, by Brandon Wade of the City of Pflugerville, Texas, a Texas home-rule municipality, on behalf of said municipality.

(seal)

Notary Public Signature

METES AND BOUNDS DESCRIPTION
(PROPOSED RIGHT-OF-WAY)

OF A 0.1928 ACRE TRACT OUT OF THE WILLIAM CALDWELL SURVEY, ABSTRACT NUMBER 162 SITUATED IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOT 2C, REPLAT OF LOT 2 - RENEWABLE ENERGY PARK AS RECORDED IN DOCUMENT NUMBER 201300066 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING, AT A 1/2 INCH IRON ROD FOUND WITH PLASTIC CAP STAMPED 'G&R SURVEYING' IN THE SOUTHERLY RIGHT OF WAY OF EAST PECAN STREET (RIGHT-OF-WAY VARIES), ALSO BEING IN THE WESTERLY RIGHT-OF-WAY OF TEXAS STATE HIGHWAY NUMBER 130 (RIGHT-OF-WAY VARIES), AND BEING THE NORTHEAST CORNER OF LOT 2A OF SAID REPLAT OF LOT 2 - RENEWABLE ENERGY PARK;

THENCE, N 64°39'39" W, WITH THE SOUTHERLY RIGHT-OF-WAY OF SAID EAST PECAN STREET, A DISTANCE OF 227.51 FEET TO A 1/2 INCH IRON ROD SET WITH PLASTIC CAP STAMPED 'DODD SURVEYING' FOR THE NORTHWEST CORNER OF SAID LOT 2A, THE NORTHEAST CORNER OF SAID LOT 2C, AND **PLACE OF BEGINNING**;

THENCE, DEPARTING THE SOUTHERLY RIGHT-OF-WAY OF SAID EAST PECAN STREET AND THROUGH THE INTERIOR OF SAID LOT 2C, THE FOLLOWING THREE (3) COURSES AND DISTANCES;

1. **THENCE**, S 27°45'24" W, WITH THE COMMON LINE OF SAID LOT 2A AND LOT 2C, A DISTANCE OF 140.00 FEET TO A 1/2 INCH IRON ROD SET WITH PLASTIC CAP STAMPED 'DODD SURVEYING'
2. **THENCE**, N 64°39'39" W, DEPARTING SAID COMMON LINE, A DISTANCE OF 60.05 FEET TO A 1/2 INCH IRON ROD SET WITH PLASTIC CAP STAMPED 'DODD SURVEYING';
3. **THENCE**, N 27°45'24" E, ALONG A LINE 60 FEET WEST OF AND PARALLEL TO THE WEST LINE OF SAID LOT 2A, A DISTANCE OF 140.00 FEET TO A 1/2 INCH IRON ROD SET WITH PLASTIC CAP STAMPED 'DODD SURVEYING', IN THE SOUTHERLY RIGHT-OF-WAY OF SAID EAST PECAN STREET;

THENCE, S 64°39'39" E, ALONG THE SOUTH RIGHT-OF-WAY OF SAID EAST PECAN STREET, A DISTANCE OF 60.05 FEET TO THE **PLACE OF BEGINNING**, AND CONTAINING 0.1928 ACRES OF LAND, MORE OR LESS.

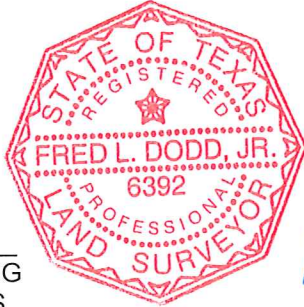
PCDC
0.1928
11/14/2013

Travis County, Texas
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FN13141

BEARING BASIS OF THE SURVEY DESCRIBED HEREIN IS DOCUMENT NUMBER 201300066 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

I, FRED L. DODD JR., A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND THAT ALL CORNERS ARE MARKED AS DESCRIBED.

SEE PLAT OF EVEN DATE



DATE: 11-14-2013
DODD SURVEYING & MAPPING
PROFESSIONAL SURVEYORS
503 PARKVIEW DRIVE
PFLUGERVILLE, TX 78660

Fred L. Dodd Jr.
FRED L. DODD JR.
RPLS NO. 6392
STATE OF TEXAS