

AGENDA ITEM 11

Discuss and consider plat approval of replat of Cimarron Hills, Phase 3, Section 1.

Moved: **Commissioner Limmer**

Seconded: **Commissioner Hays**

Motion: To approve of replat of Cimarron Hills, Phase 3, Section 1.

Vote: 4 – 0

REGULAR AGENDA

AGENDA ITEM 12

Discuss and take appropriate action on road bond program.

Mike Weaver addressed the Court. He requested that an agenda item be set for the meeting of March 2, 2004, concerning a response to Capital Metro to the information presented in Court today. Such a response should note the plan to proceed with the McNeil Road bridge as it has been planned. Also, an agenda item was planned for next week regarding a lower speed limit on McNeil Road during construction.

AGENDA ITEM 13

Consider approving a resolution authorizing County Judge to execute deeds conveying three properties on Highway 79 to TxDOT.

Charlie Crossfield addressed the Court regarding \$1,175,000 worth of property, which will be deeded to TxDOT in exchange for right-of-way, which will be purchased for the County for SH 130 north of Hwy 79.

Moved: **Commissioner Limmer**

Seconded: **Judge Doerfler**

Motion: To approve a resolution authorizing County Judge to execute deeds conveying three properties on Highway 79 to TxDOT.

Vote: 4 – 0

< Attachment >

A RESOLUTION OF THE COMMISSIONERS COURT FOR THE COUNTY OF WILLIAMSON REGARDING THE CONVEYANCE OF CERTAIN PROPERTIES TO THE TEXAS DEPARTMENT OF TRANSPORTATION FOR RIGHT-OF-WAY PURPOSES AND ESTABLISHING PROCEDURES FOR THE REIMBURSEMENT FOR SAID PROPERTIES.

WHEREAS, the Commissioners Court of Williamson County (County), upon consideration of the matter, has previously determined that there is a public necessity for the welfare of the County and the public-at-large to construct SH 130, and

WHEREAS, the Texas Department of Transportation (TxDot) is responsible for acquiring the right-of-way and constructing SH 130; and

WHEREAS, the County has previously acquired three tracts of land for the widening of SH 79, said tracts being more further described by metes and bounds in Exhibits "A", "B", and "C", attached hereto and incorporated herein, (Properties) and

WHEREAS, TxDot now needs the Properties for right-of-way for SH 130 and the County desires to convey said Properties to TxDot, and

WHEREAS, it is necessary to establish procedures for determining and approving just compensation for the Properties to be acquired by TxDot for SH 130 right-of-way,

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS COURT
OF WILLIAMSON COUNTY, TEXAS:

I.

Section 1. The Commissioners Court hereby finds and determines that it is necessary for the welfare of the County and its citizens and that it is in the public interest to convey to TxDot or TTA the Properties described herein, conditioned upon the following:

- A. The purchase price of the Properties shall be ONE MILLION ONE HUNDRED AND SEVENTY-SEVEN THOUSAND FIVE HUNDRED AND THIRTY-TWO AND NO/100 DOLLARS (\$1,177,532.00), which is the sum of all costs expended by the County in the acquisition of the Properties (Purchase Price).
- B. The Purchase Price shall be paid to the County in the form of a credit against the acquisition by TxDot of other real properties on behalf of the County (Additional Properties). These Additional Properties shall be properties which are extensions of County roads which intersect with SH 130 within Williamson County.
- C. The County, in its sole discretion, shall determine at a later date which Additional Properties shall be acquired by TxDot on behalf of the County. The County, through its designated legal representative, shall also have the right to review and approve the acquisition costs for the

Additional Properties.

- D. If the credit for the Additional Properties is less than \$1,177,532.00, the difference shall be remitted to the County within thirty (30) days after TxDot receives a written request for reimbursement. If the cost of acquisition of the Additional Properties is more than 1,177,532.00, the County shall remit to TxDot the additional amount within thirty (30) days of receipt of a written request by TxDot.
- E. All of the above shall be memorialized and approved by TxDot prior to the conveyance of any of the Properties.

Section 3. The findings of fact, recitations of provisions set in the preamble of this Resolution are adopted and made a part of the body of this Resolution, as fully as if the same were set forth herein.

Section 4. This Resolution shall become effective immediately from and after its approval.

II.


A. All Resolutions or parts of Resolutions in conflict herewith are expressly repealed.

B. The invalidity of any section or provision of this Resolution shall not invalidate other sections or provisions thereof.

C. The Commissioners Court hereby finds and declares that written notice of the date, hour, place and subject of the meeting

at which this Resolution was adopted was posted and that such meeting was open to the public as required by law at all times during which this Resolution and the subject matter hereof were discussed, considered and formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended, and the Act.

Adopted this 24th day of February, 2004.



John C. Doerfler
County Judge

ATTEST:



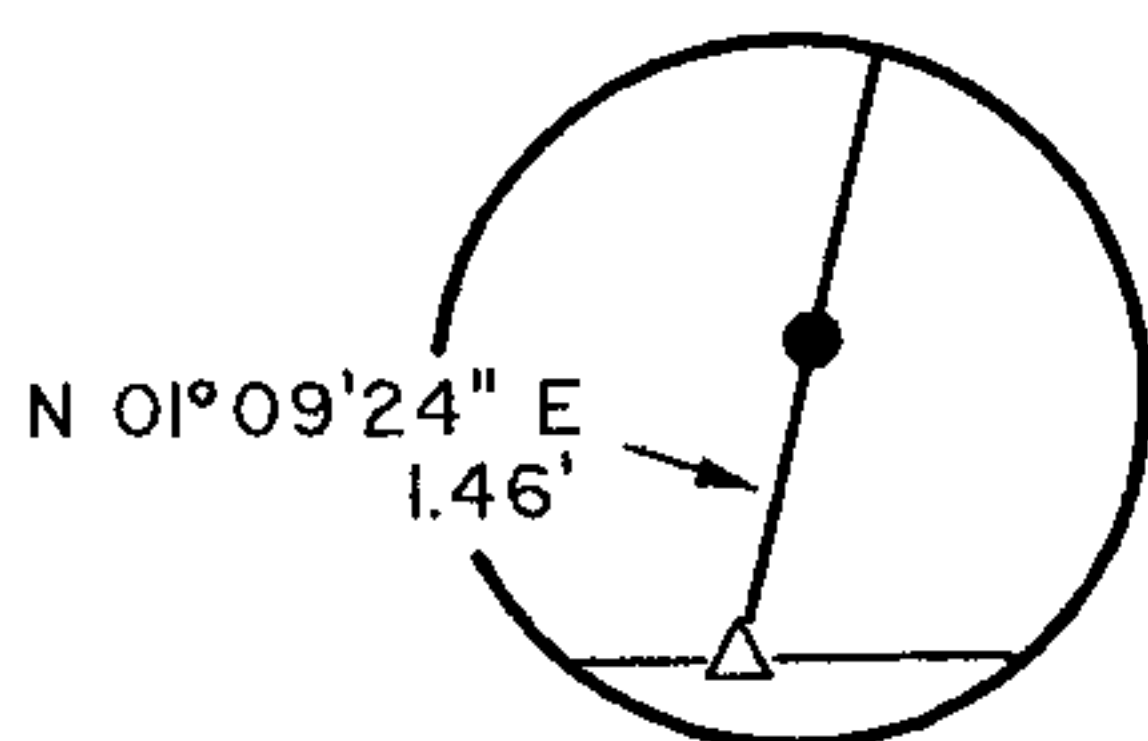
Nancy E. Rister
County Clerk

NOTES:

1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. RECORD INFORMATION ON THIS DRAWING IS BASED ON A PUBLIC RECORDS SEARCH BY THE SURVEYOR AND MAY NOT INCLUDE ALL EASEMENTS OR INSTRUMENTS PERTAINING TO THIS PARCEL.
2. ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE No. 4203, NAD-83.
3. IMPROVEMENTS SHOWN HEREON ARE BASED UPON AERIAL SURVEY DIGITAL FILES PROVIDED BY OTHERS AND SUPPLEMENTED BY ON THE GROUND SURVEYING PERFORMED BY INLAND CIVIL ASSOCIATES.

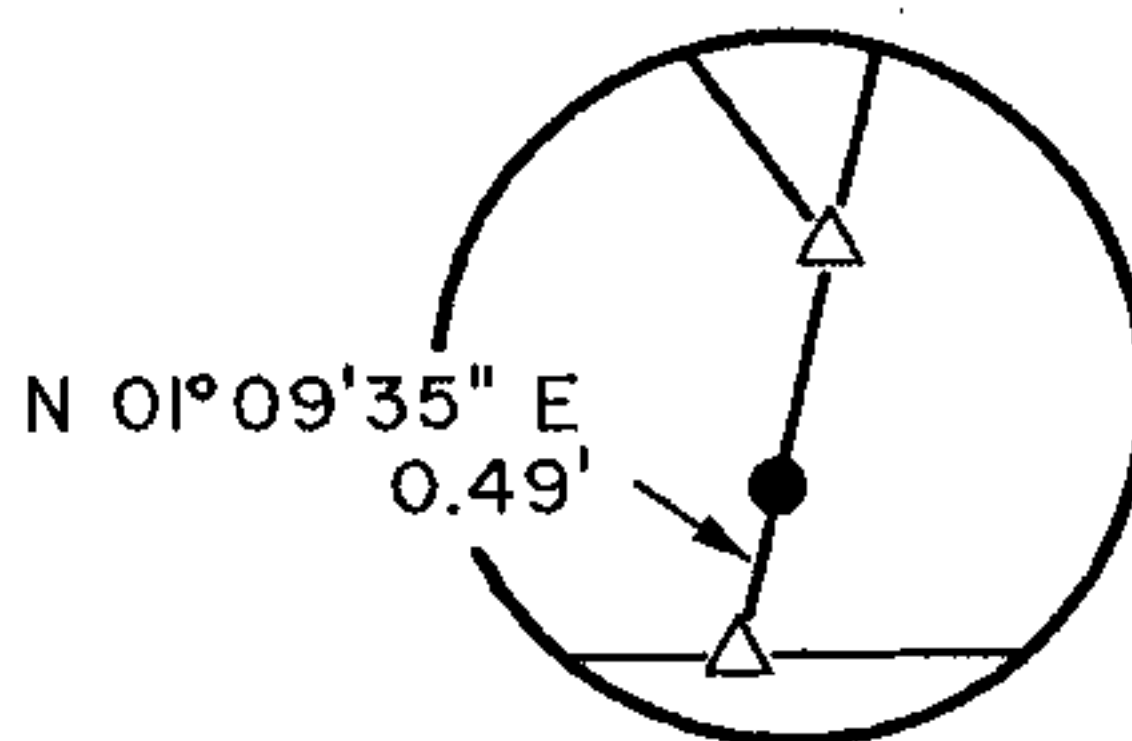
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DETAIL "A"



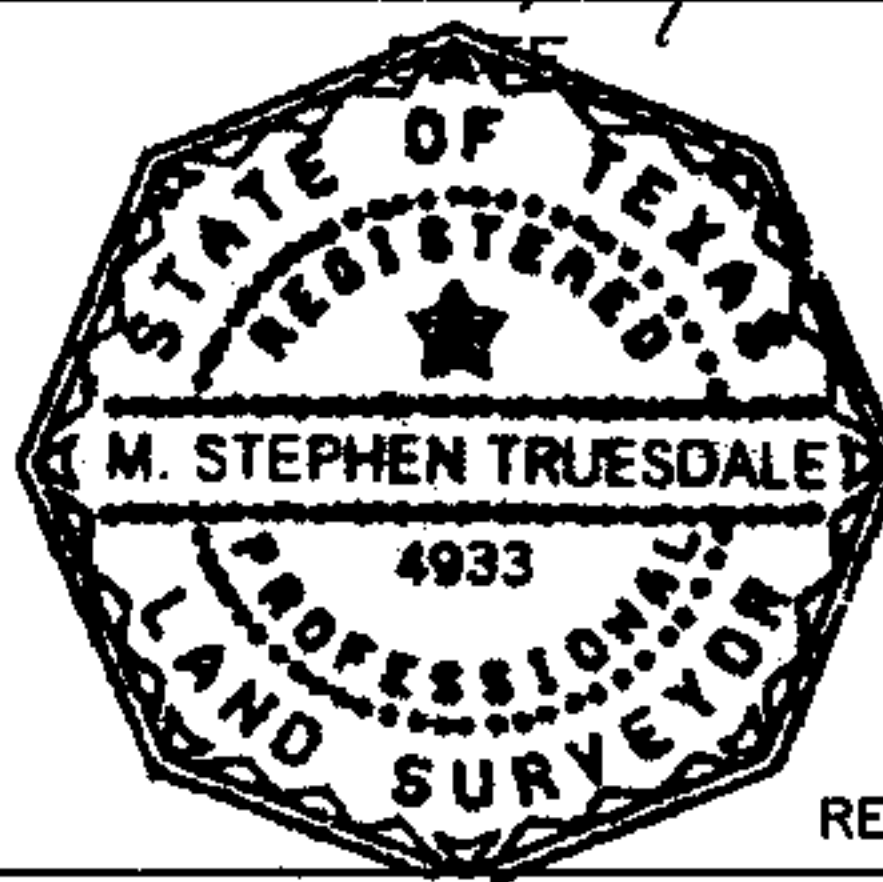
NOT TO SCALE

DETAIL "B"



NOT TO SCALE

M. Stephen Truesdale
 M. STEPHEN TRUESDALE
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4933
 LICENSED STATE LAND SURVEYOR
 INLAND CIVIL ASSOCIATES, L.L.C.
 308 W. MAIN ST.
 ROUND ROCK, TX. 78664



PAGE 4 OF 4
 REF. FIELD NOTE : 79Par17



**INLAND CIVIL
 ASSOCIATES**
 SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
 GARY LEE & MARY ANNE REYNOLDS

CSJ:

County: Williamson
Parcel No.: 17
Highway: U.S. Highway No. 79
Limits: From: Approximately 2500 feet east of County Road No. 110
To: Approximately 4700 feet east of F.M. 3349
C.S.J.:
Account No.:

PROPERTY DESCRIPTION FOR PARCEL NO. 17

DESCRIPTION OF A 0.236 ACRE TRACT OF LAND LOCATED IN THE ROBERT McNUTT SURVEY, A-422, IN WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 24.67 ACRE TRACT OF LAND DESCRIBED IN A DEED WITH VENDOR'S LIEN TO GARY LEE REYNOLDS AND MARY ANNE REYNOLDS RECORDED IN VOLUME 2226, PAGE 233 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 0.236 ACRE TRACT, AS SHOWN ON A PARCEL PLAT PREPARED BY INLAND CIVIL ASSOCIATES, LLC, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING on a ½-inch iron rod with a Texas Department of Transportation (TxDOT) aluminum cap set, being a point in the east line of that certain tract of land called Lot 35, 79 Business Park, a subdivision recorded in Cabinet G, Slide 342 of the Plat Records of Williamson County, Texas, also being a point in the west line of said 24.67 acre tract and being the northwest corner and **POINT OF BEGINNING** of the herein described tract, from which a ½-inch iron pipe found bears N 01°09'35" E for a distance of 632.04 feet;

1. **THENCE** departing the east line of said Lot 35, through the interior of said 24.67 acre tract of land, N 77°20'32" E for a distance of 102.84 feet to a ½-inch iron rod with a TxDOT aluminum cap set, being a point on the west line of a called 20.42 acre tract of land described in a Warranty Deed with Vendor's Lien to Hutto Baptist Church, A Texas Non-Profit Corporation recorded in Document Number 9632118 of the Official Records of Williamson County, Texas, said point being in the east line of said 24.67 acre tract and being the northeast corner of the herein described tract, from which a ½-inch iron rod found bears N 01°09'24" E for a distance of 633.80 feet;
2. **THENCE** with the west line of said 20.42 acre tract and the east line of said 24.67 acre tract, S 01°09'24" W passing at a distance of 101.52 feet a ½-inch iron rod found and continuing for an overall distance of 102.98 feet to a calculated point on the existing north right-of-way line of U.S. Highway No. 79, said point being the southwest corner of said 20.42 acre tract, the southeast corner of said 24.67 acre tract and the herein described tract;
3. **THENCE** with the existing north right-of-way line of U.S. Highway No. 79 and the south line of said 24.67 acre tract, S 77°20'32" W for a distance of 102.84 feet to a calculated point on the south line of Lot 36 of said 79 Business Park subdivision, same being a point on the south line of said 24.67 acre tract and being the southwest corner of the herein described tract;
4. **THENCE** departing the existing north right-of-way line of U.S. Highway No. 79, with the east line of Lot 36 and Lot 35 of said 79 Business Park subdivision and the west line of said 24.67 acre tract, N 01°09'35" E passing at a distance of 0.49 feet a ½-inch iron rod found and continuing for an overall distance of 102.97 feet to the **POINT OF BEGINNING** and containing **0.236 Acre** of land more or less.

Page 2 of 4

This property description is accompanied by a separate parcel plat.

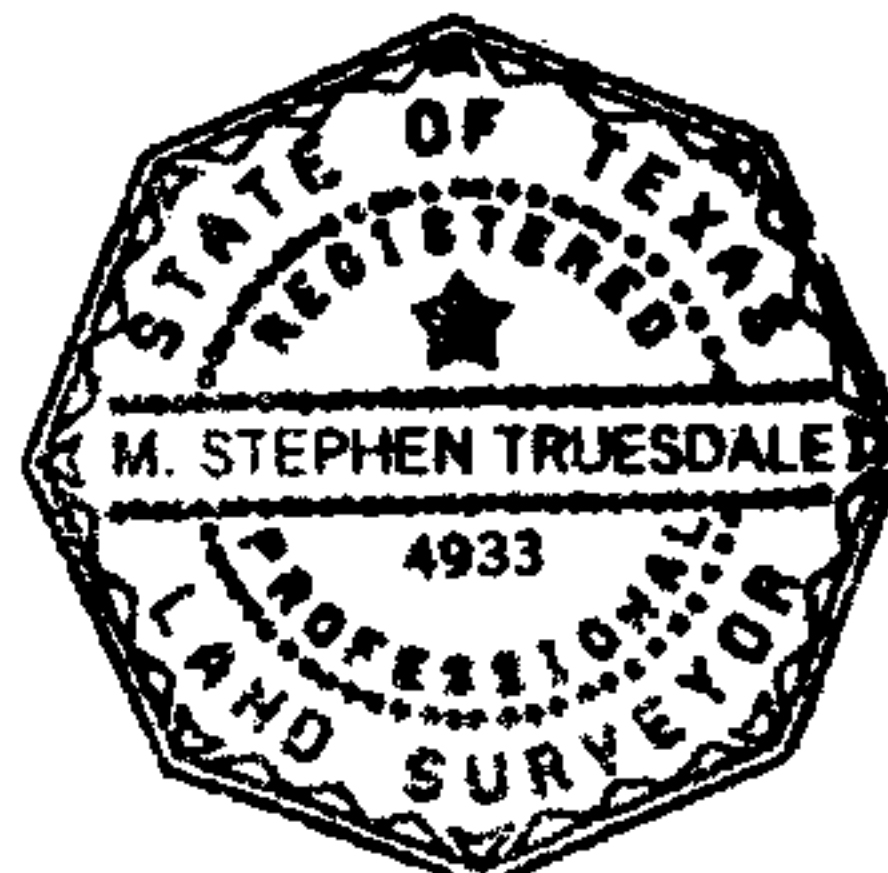
All bearings recited herein are based on the Texas State Plane Coordinate System, Central Zone No. 4203, NAD 83.

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

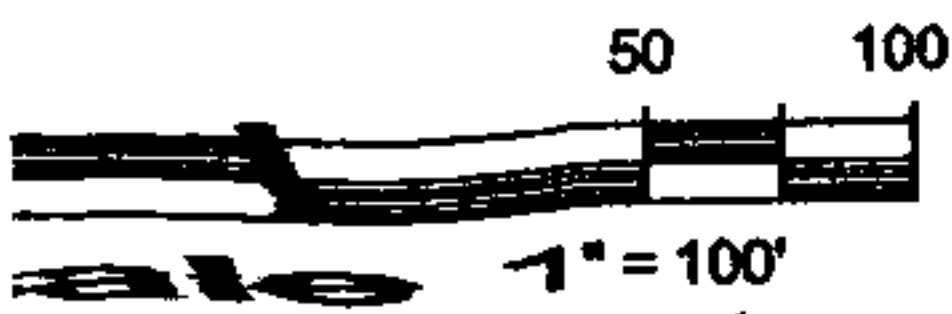
WITNESS MY HAND AND SEAL at Round Rock, Williamson County, Texas.

M. Stephen Truesdale
M. Stephen Truesdale
Registered Professional Land Surveyor No. 4933
Licensed State Land Surveyor
Inland Civil Associates, LLC
308 W. Main St.
Round Rock, Tx. 78664

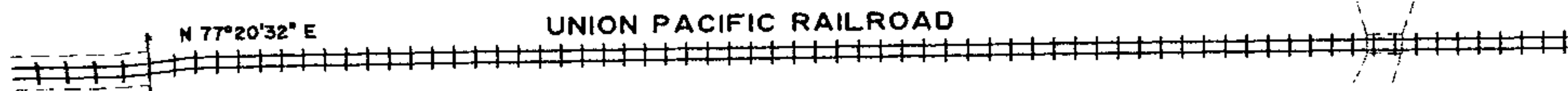
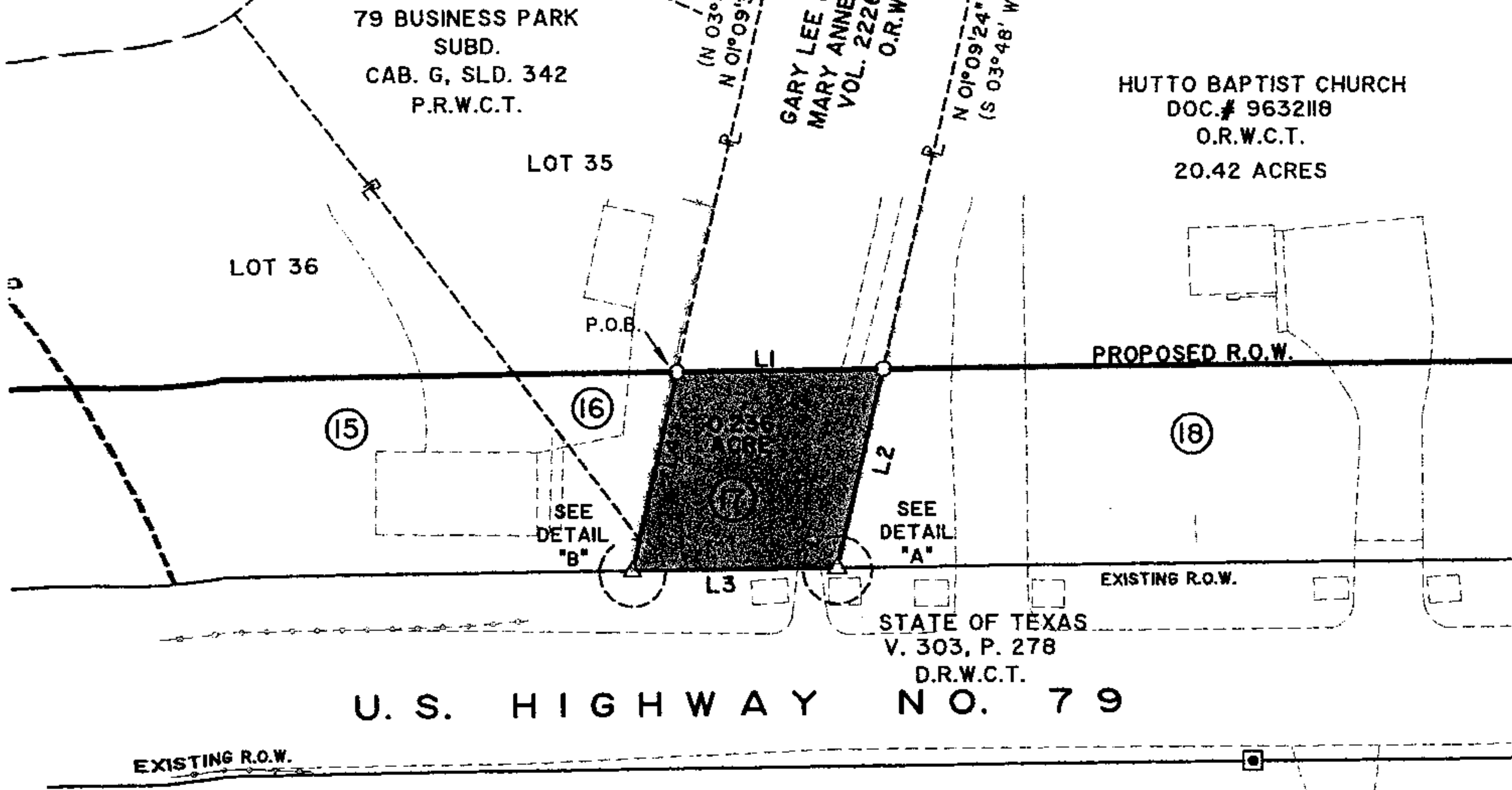
17 May '02
Date



79par17rev.doc



ROBERT McNUTT SURVEY
ABSTRACT NO. 422



- LEGEND
- TYPE I CONCRETE MONUMENT FOUND
 - TYPE II MONUMENT SET
 - ⊠ TYPE II MONUMENT FOUND
 - ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED
 - 1/2" IRON ROD SET W/TXDOT ALUMINUM CAP UNLESS NOTED
 - 1/2" IRON ROD FOUND UNLESS NOTED
 - △ CALCULATED POINT
 - P PROPERTY LINE
 - () RECORD INFORMATION
 - P.O.B. POINT OF BEGINNING
 - x— FENCE
 - D.R.W.C.T. DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
 - O.R.W.C.T. OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS
 - P.R.W.C.T. PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS

SEE PAGE 4 OF 4 FOR DETAILS AND NOTES.

L1	N 77°20'32" E	102.84'
L2	S 01°09'24" W	102.98'
L3	S 77°20'32" W (S 79°35' W)	102.84' (103.18')
L4	N 01°09'35" E	102.97'



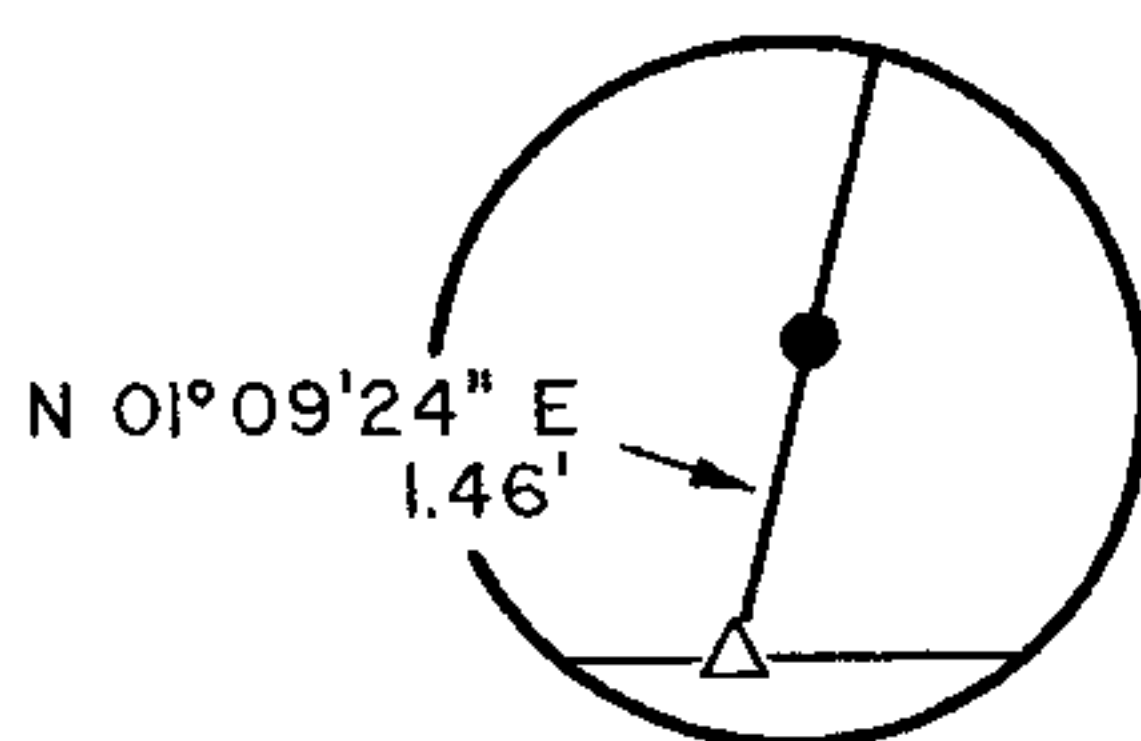
PARCEL PLAT SHOWING THE PROPERTY OF
GARY LEE & MARY ANNE REYNOLDS
CSJ:

NOTES:

1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. RECORD INFORMATION ON THIS DRAWING IS BASED ON A PUBLIC RECORDS SEARCH BY THE SURVEYOR AND MAY NOT INCLUDE ALL EASEMENTS OR INSTRUMENTS PERTAINING TO THIS PARCEL.
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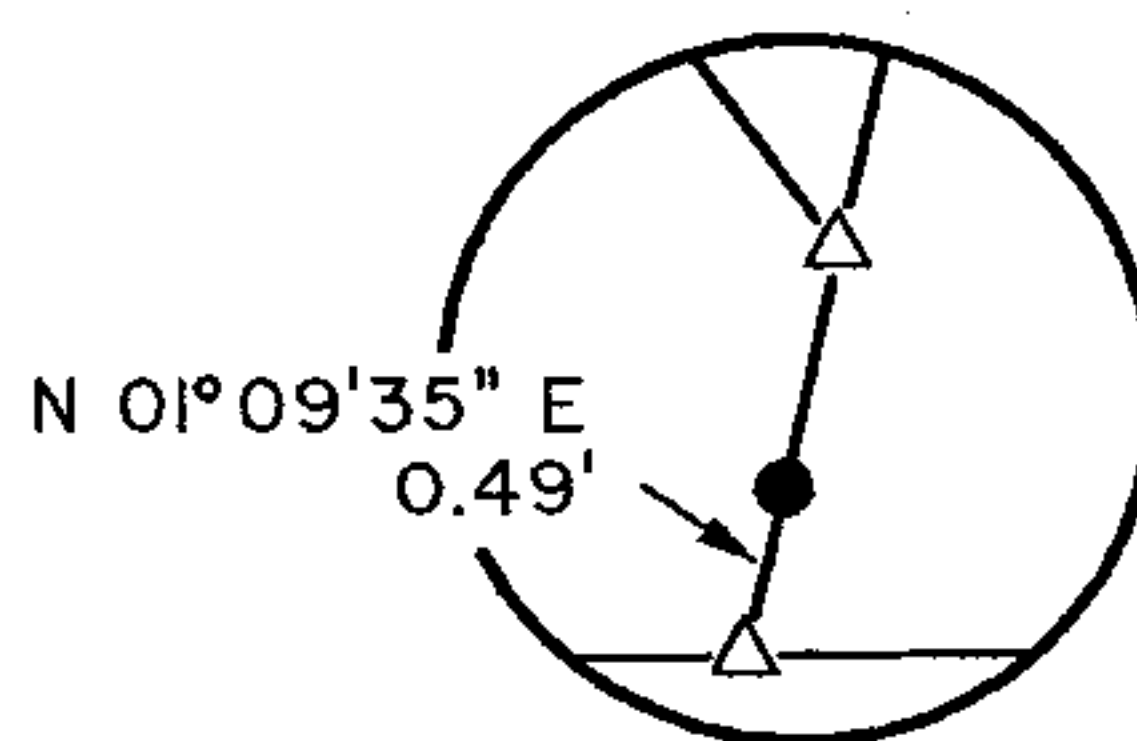
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DETAIL "A"



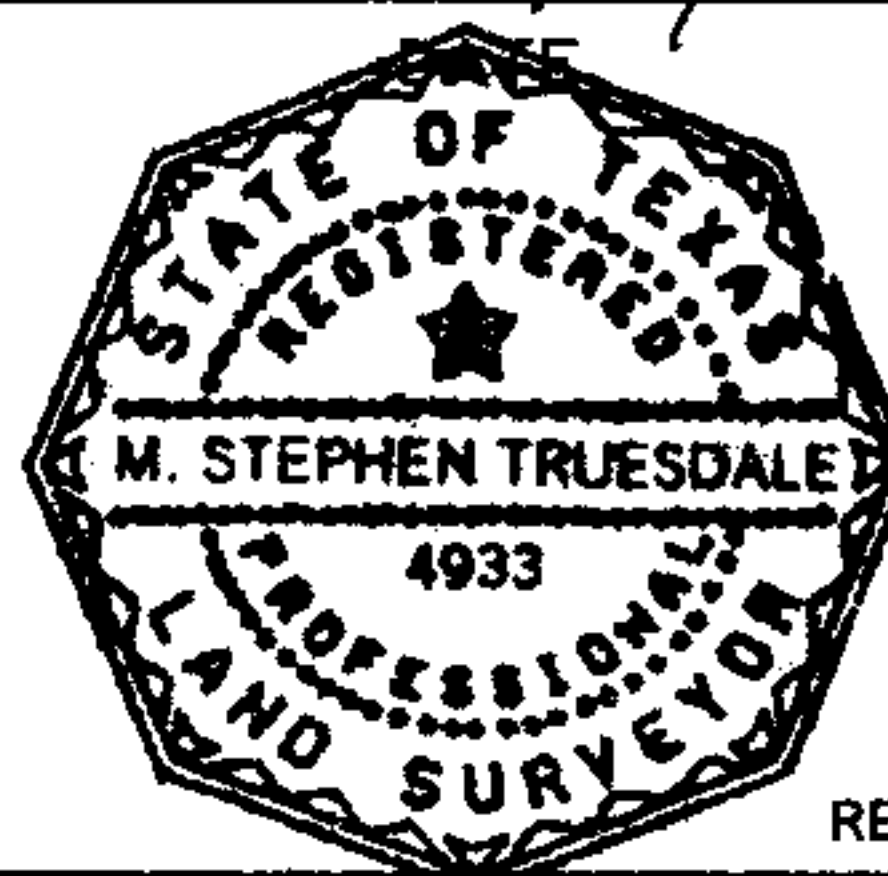
NOT TO SCALE

DETAIL "B"



NOT TO SCALE

M. Stephen Truesdale
 M. STEPHEN TRUESDALE
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4933
 LICENSED STATE LAND SURVEYOR
 INLAND CIVIL ASSOCIATES, L.L.C.
 308 W. MAIN ST.
 ROUND ROCK, TX. 78664



PAGE 4 OF 4
 REF. FIELD NOTE : 79Par17



**INLAND CIVIL
 ASSOCIATES**
 SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
 GARY LEE & MARY ANNE REYNOLDS

CSJ:

EXHIBIT_____

County: Williamson
Parcel No.: 22
Highway: US 79
Limits: From 2,500 feet east of County Road 110 to 4,700 feet east of F.M. 3349
CSJ:
Account #:

PROPERTY DESCRIPTION FOR PARCEL 22

DESCRIPTION OF A 8.848 ACRE TRACT OF LAND SITUATED IN THE MARTIN STROUSE SURVEY ABSTRACT NO. 587, WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF 127.26 ACRE TRACT OF LAND CONVEYED TO ALPHA 79 INVESTMENTS ASSOCIATES, BY INSTRUMENT RECORDED IN VOLUME 1120, PAGE 634 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, SAID 8.848 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING on a TxDOT Type II Brass monument set 420.26 feet left of Survey Baseline "G" station 424+95.61 in the easterly right-of-way line of C.R. 108, same being the westerly boundary line of said 127.26 acre tract, being the proposed northerly right-of-way line of U.S. 79, being the most northwesterly corner of the herein described tract and the **POINT OF BEGINNING** hereof;

THENCE departing the easterly right-of-way line of C.R. 108, with the proposed northerly right-of-way line of U.S. 79, through the interior of said 127.26 acre tract, the following (5) five courses labeled 1 thru 5:

1. **THENCE** along a curve to the right, having a radius of 2,877.79, a central angle of $03^{\circ}49'17''$, an arc length of 191.94 feet and a chord which bears $S\ 88^{\circ}16'57''\ E$ for a distance of 191.91 feet to a TxDOT Type II Brass monument set on a point of tangency 372.40 feet left of Survey Baseline "G" station 426+81.45;
2. $S\ 86^{\circ}22'18''\ E$ for a distance of 340.20 feet to a TxDOT Type II Brass monument set 276.61 feet left of Survey Baseline "G" station 430+07.89;
3. $N\ 89^{\circ}32'40''\ E$ for a distance of 352.30 feet to a TxDOT Type II Brass monument set 201.74 feet left of Survey Baseline "G" station 433+52.15;
4. $N\ 77^{\circ}20'32''\ E$ for a distance of 737.93 feet to a TxDOT Type II Brass monument set for a point of intersection in Survey Baseline "G"; 200.86 feet left of Survey Baseline "G" station 440+90.08
5. $N\ 77^{\circ}20'32''\ E$ for a distance of 525.82 feet to a TxDOT Type II Brass monument set 197.56 feet left of Survey Baseline "G" station 446+16.91 in the westerly right-of-way line of C.R. 165, same being the easterly boundary line of said 127.26 acre tract, and the most northeasterly corner of the herein described tract;
6. **THENCE** departing the proposed northerly right-of-way line of U.S. 79, with the westerly right-of-way line of C.R. 165, same being the easterly boundary line of said 127.26 acre tract $S\ 07^{\circ}37'04''\ W$ for a distance of 50.55 feet to a Type I Concrete Monument found in the existing northerly right-of-way line of U.S. 79, same being the southerly boundary line of said 127.26 acre tract and an angle point in the herein described tract;

THENCE with the existing northerly right-of-way line of U.S. 79, same being the southerly boundary line of said 127.26 acre tract, the following (7) seven courses labeled 7 thru 13:

7. $S\ 46^{\circ}30'52''\ W$ for a distance of 180.65 feet to a calculated point, being an angle point in the herein described tract;
8. $S\ 77^{\circ}20'32''\ W$ for a distance of 700.00 feet to a calculated point, being an angle point in the herein described tract;

9. S 88°39'08" W for a distance of 101.98 feet to a calculated point, being an angle point in the herein described tract;
10. S 77°20'32" W for a distance of 400.00 feet to a calculated point, being an angle point in the herein described tract;
11. S 66°01'57" W for a distance of 101.98 feet to a TxDOT Type I Concrete Monument found, being an angle point in the herein described tract;
12. S 77°20'32" W for a distance of 679.30 feet to a calculated point, being an angle point in the herein described tract;
13. N 47°39'08" W for a distance of 114.70 feet to a calculated point in the easterly right-of-way line of C.R. 108, same being the westerly boundary line of said 127.26 acre tract, being an angle point in the herein described tract;
14. THENCE with the easterly right-of-way line of C.R. 108, same being the westerly boundary line of said 127.26 acre tract, N 07°34'56" E for a distance of 280.89 feet to the POINT OF BEGINNING hereof and containing 8.848 acre of land.

This property description is accompanied by a separate parcel plat.

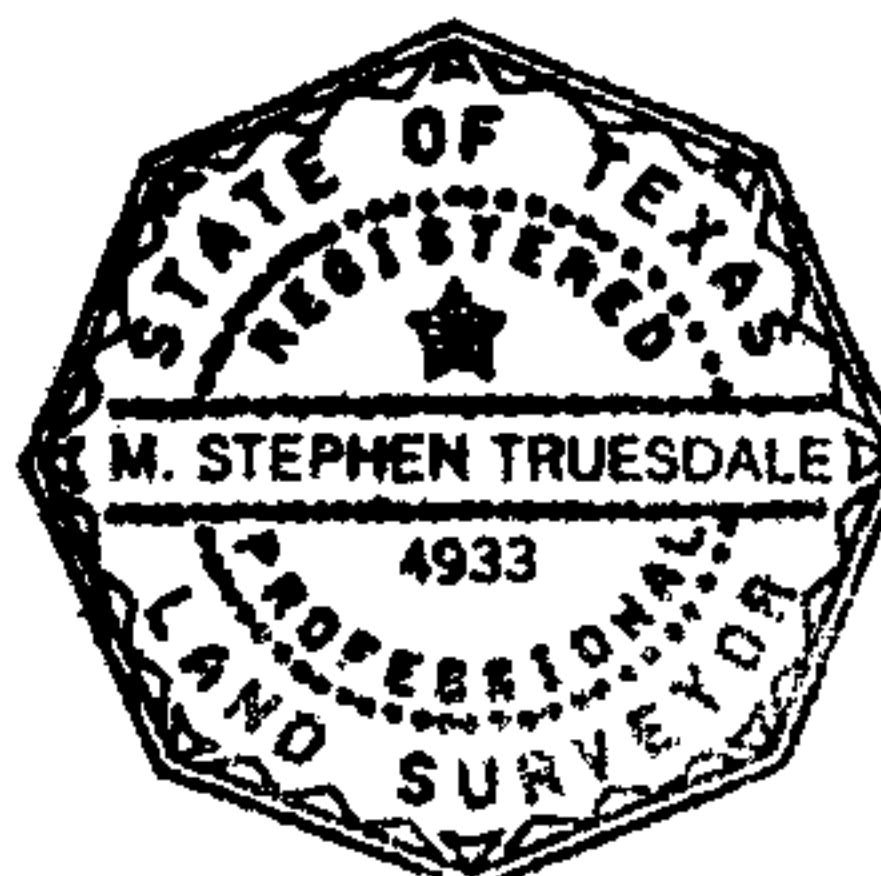
All bearings recited herein are based on the Texas State Plane Coordinate System, Central Zone No. 4203, NAD 83.

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

WITNESS MY HAND AND SEAL at Round Rock, Williamson County, Texas.

M. Stephen Truesdale
M. Stephen Truesdale
Registered Professional Land Surveyor No. 4933
Licensed State Land Surveyor
Inland Civil Associates, LLC
308 W. Main St.
Round Rock, Tx. 78664

11 Jan 02
Date



NUMBER	DEL	ANGLE	RADIUS	TANGENT	ARC LENGTH	CH	LENGTH	CHORD DIRECTION
CI		03°49'17"	2877.79	96.01	191.94	191.91		S 88°16'57" E



25 0 50 100

Scale 1" = 100'

ROBERT MCNUTT SURVEY
ABST. NO. 422

APPROX. SURVEY LINE

MARTIN STROUSE
SURVEY
ABST. NO. 587

ALPHA 79 INVESTMENTS ASSOCIATES
VOL. 1120, PG. 634
CALL 127.26 ACRES

PROPOSED
S.T. 130

CHARLES NEEDHAM AVERY III, ET AL
DOC. # 9843837
CALL 390.68 ACRES

C.R. 108

N 47°39'08" W 114.70'
(S 54°02' E 114.7')

N 07°34'56" E 280.89'

P.O.B.
424+95.61
420.26' LT

(R.O.W. P.T.)
426+81.45
372.40' LT

CI

PROPOSED R.O.W.
S 86°22'18" E 340.20'

430+07.89
276.61' LT

18.845
ACRE

EXISTING R.O.W. S 77°20'32" W 679.30'
(S 70°58' W 679.3')

U. S. HIGHWAY NO. 79

425+00

SURVEY BASELINE "G"

430+00

EXISTING R.O.W.

UNION PACIFIC RAILROAD

PAGE 3 OF 6
REF. FIELD NOTE: 79par22



INLAND CIVIL
ASSOCIATES

SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
ALPHA 79 INVESTMENT ASSOCIATES

CSJ:



25 0 50 100



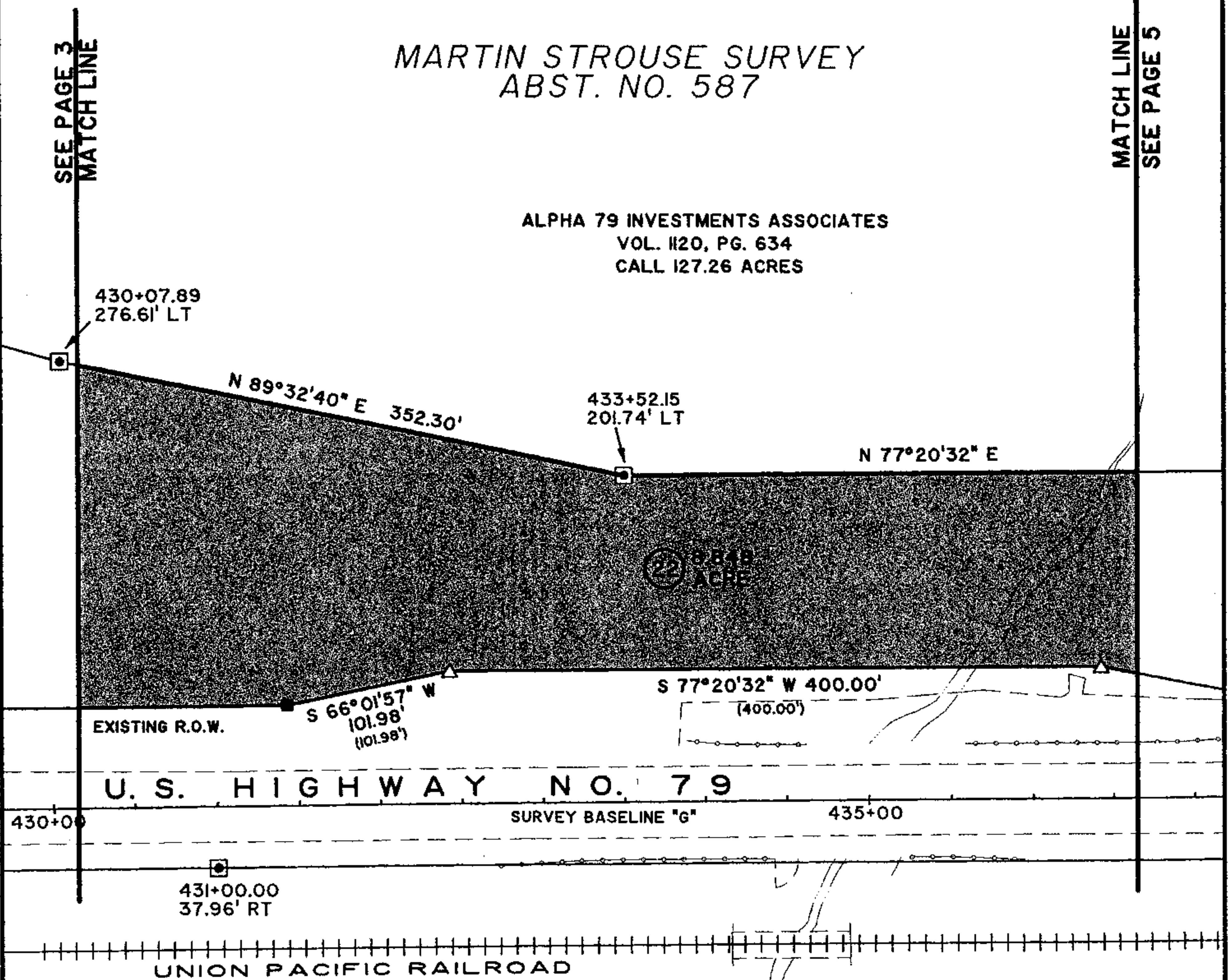
Scale 1" = 100'

LEGEND

- TYPE I CONCRETE MONUMENT FOUND
- TYPE II MONUMENT SET
- TYPE II MONUMENT FOUND
- ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED
- 1/2" IRON ROD SET W/TXDOT ALUMINUM CAP UNLESS NOTED
- 1/2" IRON ROD FOUND UNLESS NOTED
- ▲ 60 D NAIL SET UNLESS NOTED
- ▲ 60 D NAIL FOUND UNLESS NOTED
- △ CALCULATED POINT
- FENCE POST
- ℓ PROPERTY LINE
- ℓ CENTER LINE
- () RECORD INFORMATION
- P.O.B. POINT OF BEGINNING
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENT
- x— FENCE
- D.R.W.C.T. DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
- O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS

MARTIN STROUSE SURVEY ABST. NO. 587

ALPHA 79 INVESTMENTS ASSOCIATES
VOL. 1120, PG. 634
CALL 127.26 ACRES

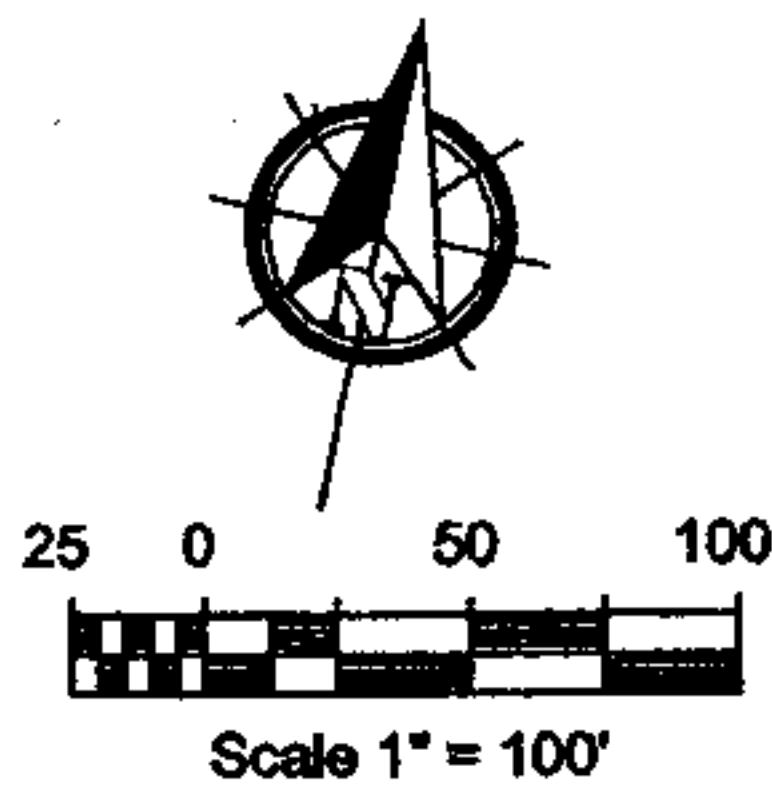


**INLAND CIVIL
ASSOCIATES**

SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
ALPHA 79 INVESTMENT ASSOCIATES

CSJ:



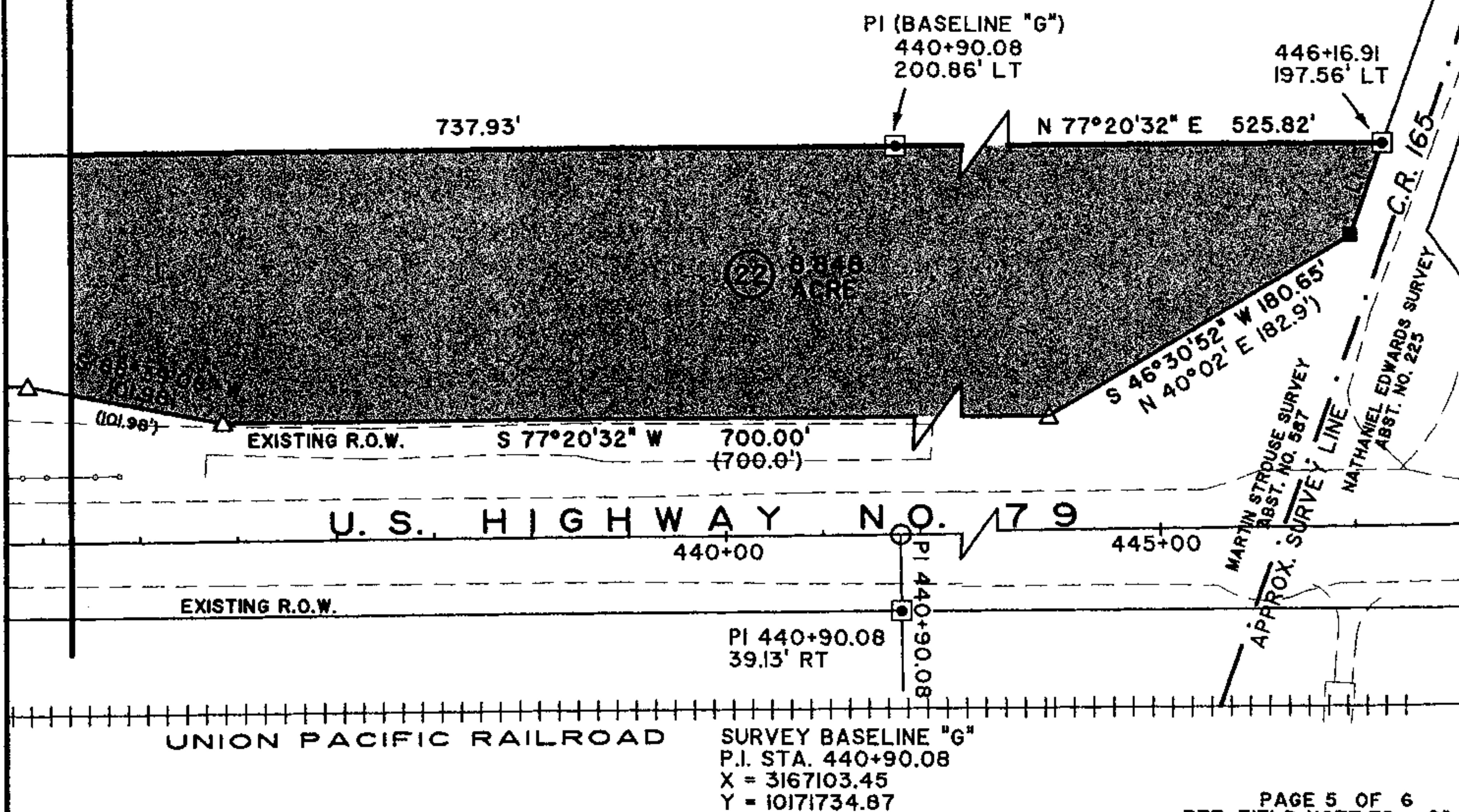
NUMBER	DIRECTION	DISTANCE
LI	S 07°37'04"W	50.55'

- LEGEND
- TYPE I CONCRETE MONUMENT FOUND
 - ▣ TYPE II MONUMENT SET
 - ▣ TYPE II MONUMENT FOUND
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 - P.C. POINT OF CURVATURE
 - P.T. POINT OF TANGENT
 - X— FENCE
 - D.R.W.C.T. DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
 - O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS

SEE PAGE 4
MATCH LINE

MARTIN STROUSE SURVEY
ABST. NO. 587

ALPHA 79 INVESTMENTS ASSOCIATES
VOL. 1120, PG. 634
CALL 127.26 ACRES



INLAND CIVIL
ASSOCIATES

SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
ALPHA 79 INVESTMENT ASSOCIATES

CSJ:

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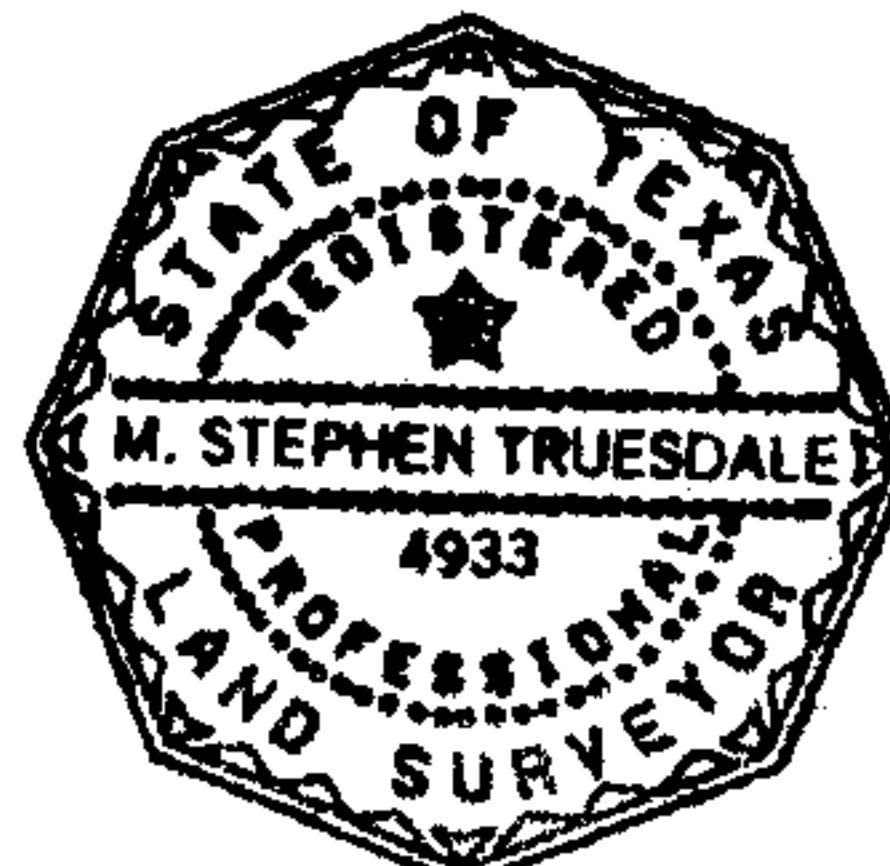
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M. Stephen Truesdale

11 Jan '02

M. STEPHEN TRUESDALE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4933
LICENSED STATE LAND SURVEYOR
INLAND CIVIL ASSOCIATES L.L.C.
308 W. MAIN ST.
ROUND ROCK, TX. 78664

DATE



PAGE 6 OF 6
REF. FIELD NOTE : 79Par22



**INLAND CIVIL
ASSOCIATES**
SURVEYORS - ENGINEERS

PARCEL PLAT SHOWING THE PROPERTY OF
ALPHA 79 INVESTMENT ASSOCIATES

CSJ:

INTEROFFICE MEMORANDUM

TO: CHARLIE CROSSFIELD
FROM: LAURA LEVINSON
SUBJECT: HIGHWAY 79 ACQUISITIONS
DATE: 2/23/2004

✓ Alpha 79 Investments 8.848 acres \$873,534.56 (\$2.27 sq. ft.)

✓ Ken Burge – Lots 2 and 3 La Da Point
Subdivision \$264,418.44

Cynergy Texas Interests - 0.546 acres \$495,222.59

Jack Gullahorn – 1.34 acres \$138,258.97 (\$2.38 sq. ft)

Harry Hanson – 2.141 acres \$335,743.00 (\$3.60 sq. ft)

Bud Wheeler – 1.50 acres \$325,000 (\$4.98 sq. ft.)

✓ Gary Reynolds – 0.236 acres \$39,579.00 (\$3.86 sq. ft.)

LAWYERS TITLE INSURANCE CORPORATION
 COMMITMENT FOR TITLE INSURANCE
 SCHEDULE A

Case No. 2001 RR 224563-B (00199)

Effective Date of Commitment:
 Issue Date: September 14, 2001

August 31, 2001, 8:00 o'clock a.m.

1. The Policy or policies to be issued are:

- (a) OWNER POLICY OF TITLE INSURANCE (Form T-1)
 (Not applicable for improved one-to-four family residential real estate)

Policy Amount: \$ 262,000.00
 Proposed Insured: Williamson County

- (b) TEXAS RESIDENTIAL OWNER POLICY OF TITLE INSURANCE
 --ONE-TO-FOUR FAMILY RESIDENCES (Form T-1R)

Policy Amount: \$
 Proposed Insured:

- (c) MORTGAGEE POLICY OF TITLE INSURANCE (Form T-2)

Policy Amount: \$
 Proposed Insured:

Proposed Borrower:

- (d) MORTGAGEE TITLE POLICY BINDER ON INTERIM CONSTRUCTION LOAN (Form T-13)

Binder Amount: \$
 Proposed Insured:

Proposed Borrower:

- (e) OTHER:

Policy Amount: \$
 Proposed Insured:

2. The interest in the land covered by this commitment is:

FEE SIMPLE

3. Record title to the land on the Effective Date appears to be vested in:

KEN BURGE

4. Legal description of land:

* BEING LOTS 2 AND 3, OF LA DA POINT SUBDIVISION, A SUBDIVISION IN WILLIAMSON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET G, SLIDE(S) 345, PLAT RECORDS, WILLIAMSON COUNTY, TEXAS.

Plat Map

