

EXHIBIT

"A"

Segment 3 – Parcel 9

EASEMENT CONTRACT

State of Texas
County of Williamson

THIS EASEMENT CONTRACT ("Contract") is made by and between GLADYS KATHERINE GALLOWAY, whose current address is c/o Nancy Sue Wiseman, 3900 CR 175, Leander, Texas 78641, NANCY SUE WISEMAN, whose current address is 3900 CR 175, Leander, Texas 78641, and JOE EDGAR MCCANN, whose address is 4000 CR 175, Leander, Texas 78641, (referred to in this Contract collectively as "Seller", whether one or more) and the CITY OF ROUND ROCK, TEXAS (referred to in this Contract as "Purchaser"), upon the terms and conditions set forth in this Contract.

**ARTICLE I
PURCHASE AND SALE**

By this Contract, Seller sells and agrees to convey, and Purchaser purchases and agrees to pay for, the property interests described as follows, which shall be referred to in this Contract as the "Property", the same not being the homestead of Seller:

Waterline easement in, under and across a 1.543 acre (67,182 square foot), tract of land situated in the Washington Anderson Survey, Abstract No. 15, in Williamson County, Texas, being a portion of the remainder of that called 36.96 acre tract of land, conveyed to Sue McCann Wiseman, Gladys Galloway, and Joe Edgar McCann, by Probate Will of Bernice Borho McCann, and described by instrument recorded in Vol. 737, Pg.151, of the Deed Records of Williamson County, Texas, said 1.543 acre (67,182 square foot) tract of land being more particularly described as Part 1, containing 1.522 acre (66,281 square feet), and Part 2, containing 0.021 acre (901 square feet) in Exhibit "A" attached hereto and incorporated herein for all purposes;

for the consideration and upon and subject to the terms, provisions, and conditions set forth below.

**ARTICLE II
PURCHASE PRICE**

Amount of Purchase Price

2.01. The purchase price for the Property, and any and all damages to the remaining property of Seller, shall be the sum of SIXTY THOUSAND and NO/100 Dollars (\$60,000.00).

Payment of Purchase Price

2.02. The Purchase Price shall be payable in cash at the closing.

**ARTICLE III
PURCHASER'S OBLIGATIONS**

Conditions to Purchaser's Obligations

3.01. The obligations of Purchaser hereunder to consummate the transactions contemplated hereby are subject to the satisfaction of each of the following conditions (any of which may be waived in whole or in part by Purchaser at or prior to the closing).

Preliminary Title Commitment

3.02. Within twenty (20) days after the date hereof, Purchaser, at Purchaser's sole cost and expense, shall have caused the Gracy Title Company ("Title Company") to issue a preliminary title report (the "Title Commitment") accompanied by copies of all recorded documents relating to easements, rights-of-way, etc., affecting the Property. In the event that title to the property is not satisfactory to Purchaser, Seller shall promptly undertake to eliminate or modify all unacceptable matters to the reasonable satisfaction of Purchaser, or shall provide Purchaser with any assistance reasonably requested as necessary to eliminate or modify such matters.

Miscellaneous Conditions

3.03. Seller shall have performed, observed, and complied with all of the covenants, agreements, and conditions required by this Contract to be performed, observed, and complied with by Seller prior to or as of the closing.

**ARTICLE IV
REPRESENTATIONS AND WARRANTIES
OF SELLER**

Seller hereby represents and warrants to Purchaser as follows, which representations and warranties shall be deemed made by Seller to Purchaser also as of the closing date, to the best of Seller's knowledge:

- (1) There are no parties in possession of any portion of the Property as lessees, tenants at sufferance, or trespassers;
- (2) Seller has complied with all applicable laws, ordinances, regulations, statutes, rules and restrictions relating to the Property, or any part thereof;
- (3) The Property herein is being conveyed to Purchaser under threat of condemnation.

ARTICLE V CLOSING

Closing Date

5.01. The closing shall be held at the office of Gracy Title Company, 2007 Sam Bass Road, Round Rock, Texas 78681, on or before the thirtieth day after the effective date of this Contract, or at such time, date, and place as Seller and Purchaser may agree upon, or within 10 days after the completion of any title curative matters, including partial lien releases, subordination agreements, or probate issues, if necessary for items as shown on the Title Commitment (which date is herein referred to as the “Closing Date”).

Seller’s Obligations at Closing

5.02. At the closing Seller shall:

(1) Deliver to Purchaser a duly executed and acknowledged Waterline Easement in the form attached hereto as Exhibit “A” in and to all of the Property described herein, free and clear of any and all liens, encumbrances, conditions, easements, assessments, and restrictions, except for the following or as stated in the easement document:

- (a) General real estate taxes for the year of closing and subsequent years not yet due and payable;
- (b) Any exceptions approved by Purchaser pursuant to Article III hereof; and
- (c) Any exceptions approved by Purchaser in writing.

(2) Deliver to Purchaser a Texas Owner’s Title Policy at Purchaser’s sole expense, issued by Title Company, in Purchaser’s favor in the full amount of the purchase price, insuring Purchaser’s easement interest in the Property subject only to those title exceptions listed herein, such other exceptions as may be approved in writing by Purchaser, and the standard printed exceptions contained in the usual form of Texas Owner’s Title Policy, provided, however:

- (a) The boundary and survey exceptions shall be deleted;
- (b) The exception as to restrictive covenants shall be endorsed “None of Record;” and
- (c) The exception as to the lien for taxes shall be limited to the year of closing and shall be endorsed “Not Yet Due and Payable.”

(3) Deliver to Purchaser possession of the Property, unless possession is delivered prior to that time pursuant to any other provision of this contract.

Purchaser's Obligations at Closing

5.03. At the Closing, Purchaser shall pay the cash portion of the purchase price.

Closing Costs

5.04. All costs and expenses of closing in consummating the sale and purchase of the Property shall be borne and paid as follows:

- (1) Owner's Title Policy and survey to be paid by Purchaser.
- (2) Easement, tax certificates, and title curative matters, if any, paid by Purchaser.
- (3) All other closing costs shall be paid by Purchaser.
- (4) Attorney's fees paid by each respectively.

**ARTICLE VI
MISCELLANEOUS**

Notice

6.01. Any notice required or permitted to be delivered hereunder shall be deemed received when sent by United States mail, postage prepaid, certified mail, return receipt requested, addressed to Seller or Purchaser, as the case may be, at the address set forth below the signature of the party.

Texas Law to Apply

6.02. This Contract shall be construed under and in accordance with the laws of the State of Texas, and all obligations of the parties created hereunder are performable in Williamson County, Texas.

Parties Bound

6.03. This Contract shall be binding upon and inure to the benefit of the parties and their respective heirs, executors, administrators, legal representatives, successors and assigns where permitted by this Contract.

Legal Construction

6.04. In case any one or more of the provisions contained in this Contract shall for any reason be held to be invalid, illegal, or unenforceable in any respect, this invalidity, illegality, or unenforceability shall not affect any other provision hereof, and this Contract shall be construed as if the invalid, illegal, or unenforceable provision had never been contained herein.

Prior Agreements Superseded

6.05. This Contract constitutes the sole and only agreement of the parties and supersedes any prior understandings or written or oral agreements between the parties respecting the within subject matter.

Time of Essence

6.06. Time is of the essence in this Contract.

Gender

6.07. Words of any gender used in this Contract shall be held and construed to include any other gender, and words in the singular number shall be held to include the plural, and vice versa, unless the context requires otherwise.

Memorandum of Contract

6.08. Upon request of either party, both parties shall promptly execute a memorandum of this Contract suitable for filing of record.

Compliance

6.09. In accordance with the requirements of Section 20 of the Texas Real Estate License Act, Purchaser is hereby advised that it should be furnished with or obtain a policy of title insurance or Purchaser should have the abstract covering the Property examined by an attorney of Purchaser's own selection.

Effective Date

6.10. This Contract shall be effective as of the date it is approved by the Round Rock City Council, which date is indicated beneath the Mayor's signature below.

Possession and use agreement

6.11. By signing this Contract, Seller agrees to allow Purchaser to use and possess the Property for the purpose of constructing and/or improving a waterline and related facilities thereon, upon full execution of this contract.

Fencing

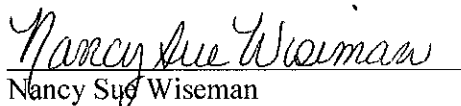
6.12. Purchaser shall repair or replace any fencing, water gaps, gates, or similar improvements damaged by Purchaser during the construction of the project contemplated by this Contract. Purchaser's obligations under this paragraph shall survive closing.

SELLER:



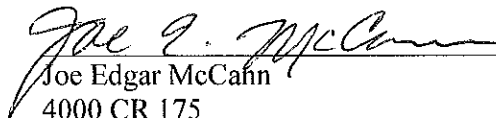
Gladys Katherine Galloway
c/o Sue McCann Wiseman
3900 CR 175
Leander, Texas 78641

Date: 4-10-13



Nancy Sue Wiseman
3900 CR 175
Leander, Texas 78641

Date: 4-10-13



Joe Edgar McCann
4000 CR 175
Leander, Texas 78641

Date: 4-10-13

PURCHASER:

CITY OF ROUND ROCK, TEXAS

By: _____

Alan McGraw, Mayor
221 E. Main Street
Round Rock, Texas 78664

Date: _____

CITY OF ROUND ROCK
WATERLINE EASEMENT

THE STATE OF TEXAS
COUNTY OF WILLIAMSON

§
§
§

KNOW ALL BY THESE PRESENTS:

That Gladys Katherine Galloway, Nancy Sue Wiseman, and Joe Edgar McCann, and their successors and assigns, (hereinafter referred to as "Grantor"), for and in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and other good and valuable consideration paid by the CITY OF ROUND ROCK, TEXAS, a municipal corporation (hereinafter referred to as "Grantee"), whose mailing address is 221 East Main Street, Round Rock, Texas 78664, the receipt and sufficiency of which is hereby acknowledged, does hereby GRANT, SELL and CONVEY unto Grantee a perpetual easement and right-of-way to construct, install, operate, maintain, inspect, reconstruct, enlarge, relocate, rebuild, repair, and remove a water transmission and distribution system and waterlines, together with all necessary lines, pipes, conduits, valves, vaults, manholes, ventilators, and other equipment, improvements and appurtenances thereto, in, upon, over, under, above and across the following described property of Grantor, which is not the homestead of Grantor, to-wit:

Being a 1.543 acre (67,182 square foot), tract of land situated in the Washington Anderson Survey, Abstract No. 15, in Williamson County, Texas, being a portion of the remainder of that called 36.96 acre tract of land, conveyed to Sue McCann Wiseman, Gladys Galloway, and Joe Edgar McCann, by Probate Will of Bernice Borho McCann, and described by instrument recorded in Vol. 737, Pg.151, of the Deed Records of Williamson County, Texas, said 1.543 acre (67,182 square foot) tract of land being more particularly described as Part 1, containing 1.522 acre (66,281 square feet), and Part 2, containing 0.021 acre (901 square feet) in Exhibit "A" attached hereto and incorporated herein for all purposes.

This conveyance is made and accepted subject to any and all conditions and restrictions, if any, relating to the hereinabove described property to the extent, and only to the extent, that the same may still be in force and effect and shown of record in the office of the County Clerk of Williamson County, Texas.

Except as otherwise noted, the easement, rights and privileges herein granted shall be perpetual; provided, however, that said easement, rights and privileges shall cease and revert to Grantor in the event the said waterline is abandoned, or shall cease to be used, for a period of five (5) consecutive years.

Grantor covenants that it will not convey any other easement or conflicting rights within the area covered by this grant without the express written consent of Grantee, which consent shall not be unreasonably withheld. Grantee shall have the right to review any proposed easement or conflicting use of the easement to determine the effect, if any, on the waterline contemplated herein. Prior to granting its consent for other easements, Grantee may require reasonable safeguards to protect the integrity of the waterline. As required by this paragraph, express written consent of Grantee shall be obtained by Grantor in the following manner: advance written notice must be given by certified mail to the (1) City of Round Rock City Manager at 221 East Main Street, Round Rock, Texas 78664, and (2) City Engineer at 2008 Enterprise Drive, Round Rock, Texas 78664. Following receipt of such notice, the City of Round Rock shall have ten (10) days in which to respond in writing granting consent, conditioning consent upon reasonable safeguards, or denying consent.

Exhibit A

Grantor further grants to Grantee:

- (a) the right of ingress to and egress from the easement over and across Grantor's property by means of roads and lanes thereon, if such exist, otherwise by such route or routes as shall occasion the least practicable damage and inconvenience to Grantor; provided that such right of ingress and egress shall not extend to any portion of Grantor's property which is isolated from the easement by any public highway or road now crossing or hereafter crossing the property; the foregoing right of ingress and egress includes the right of the Grantee to disassemble, remove, take down, and clear away any barricade or other structure which obstructs, prevents, or hinders Grantee's ingress to and egress from the Grantor's property, and should Grantee deem it necessary to so disassemble, remove, take down, or clear away any such barricade or other structure, Grantee shall, as soon as is reasonably feasible, replace or restore Grantor's property to as similar a condition as reasonably practicable as existed immediately prior to Grantee's actions pursuant to this provision, unless said barricade or other structure is inconsistent with the rights conveyed to Grantee herein;
- (b) the right of construction, maintaining and using such roads on and across the property as Grantee may deem necessary in the exercise of the right of ingress and egress;
- (c) the right to mark the location of the easement by suitable markers, provided that such markers shall be placed in locations which will not interfere with any reasonable use Grantor shall make of the easement;
- (d) the right to grade the easement for the full width thereof and to extend the cuts and fills for such grading into and on the land along and outside the easement to such extent as Grantee may find reasonably necessary;
- (e) the right from time to time to trim and to cut down and clear away any and all trees and brush now or hereafter on the easement and to trim and to cut down and clear away any trees on either side of the easement which now or hereafter in the opinion of Grantee may be a hazard to the pipeline, valves, appliances or fittings, by reason of the danger of falling thereon or root infiltration therein, or which may otherwise interfere with the exercise of Grantee's rights hereunder, provided, however, that all trees which Grantee is hereby authorized to cut and remove, if valuable for timber or firewood, shall continue to be the property of Grantor, but all tops, lops, brush and refuse wood shall be burned or removed by Grantee;
- (f) the right to install, maintain and use gates in all fences which now cross or shall hereafter cross the easement; and
- (g) the right to support the pipelines across ravines and watercourses with such structures as Grantee shall deem necessary.

- (h) in addition to the permanent easement area granted above, Grantor also grant Grantee a temporary construction easement as shown on Exhibit "A". Such temporary construction easement shall terminate upon completion of construction activities.

Grantee hereby covenants and agrees:

- (a) Grantee shall not fence the easement;
- (b) Grantee shall promptly backfill any trench made by it on the easement and repair any damage it shall do to Grantor's private roads or lanes on the lands;
- (c) Grantee shall indemnify Grantor against any loss and damage which shall be caused by the exercise of the rights of ingress and egress or by any wrongful or negligent act or omission of Grantee's agents or employees in the course of their employment.

Grantor also retains, reserves, and shall continue to enjoy the surface of such easement for any and all purposes which do not interfere with and prevent the use by Grantee of the easement, including the right to build and use the surface of the easement for private streets, roads, driveways, alleys, walks, gardens, lawns, parking areas and other like uses; provided Grantor shall not erect or construct on the easement any building or other structure such as a patio, swimming pool, sport court, storage shed, accessory building, barbeque pit or similar structure, or drill or operate any well, or construct any reservoir or other obstruction on the easement, or diminish or substantially add to the ground cover over the pipelines. Grantee shall not be responsible or liable for the removal, repair or damage to any property, structure, building, or other use inconsistent with the rights conveyed to Grantee by the easement; provided, however, before constructing any improvements, at least ten (10) days' written notice shall be provided to Grantee of the general plans of the improvement to be constructed on the easement, and Grantor must first obtain the consent and approval from Grantee of the construction and location of any improvements within the easement.

It is understood and agreed that any and all equipment and facilities placed upon said property by Grantee shall remain the property of Grantee.

Grantor hereby dedicates the easement as a public utility waterline easement for the purposes stated herein.

TO HAVE AND TO HOLD the rights and interests described unto Grantee and its successors and assigns forever, and Grantor does hereby bind itself, and its successors and assigns and legal representatives, to warrant and forever defend, all and singular, the above-described easement and rights and interests unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming, or to claim same, or any part thereof.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed this _____ day of _____, 2013.

(Signatures on the following page)

EXHIBIT "A"

PROPERTY DESCRIPTION

DESCRIPTION OF A 1.543 ACRE (67,182 SQUARE FOOT), TRACT OF LAND SITUATED IN THE WASHINGTON ANDERSON SURVEY, ABSTRACT NO. 15, IN WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THE REMAINDER OF THAT CALLED 36.96 ACRE TRACT (TRACT 3) OF LAND, CONVEYED TO SUE MCCANN WISEMAN, GLADYS GALLOWAY, AND JOE EDGAR MCCANN, BY PROBATE WILL OF BERNICE BORHO MCCANN, AND DESCRIBED BY INSTRUMENT RECORDED IN VOL. 737, PG. 151, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 1.543 ACRE (67,182 SQUARE FOOT) TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS PART 1, CONTAINING 1.522 ACRE (66,281 SQUARE FEET), AND PART 2, CONTAINING 0.021 ACRE (901 SQUARE FEET) BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

PART 1 (1.522 ACRE, 66,281 SQUARE FOOT)

BEGINNING at an iron rod found, in the southerly boundary line of Lot 15, Stonehurst, a subdivision of record, recorded in Cab. C, Sld. 251 of the Plat Records of Williamson County, Texas, being the northeast corner of Lot 1, Rainbow Heights, a subdivision of record, recorded in Cab. AA, Sld. 62-64 of the Plat Records of Williamson County, Texas, same being the northwest corner of the remainder of said 36.96 acre tract, for the northwest corner and the **POINT OF BEGINNING** of the herein described tract, and from which a calculated point in the northerly boundary line of said Lot 1, being the southeast corner of that 125 acre tract of land conveyed to Russell Austin Burleson by instrument recorded in Doc. No. 1998013732 of the Official Records of Williamson County, Texas, same being the southwest corner of said Lot 15 bears S 69°35'22" W at a distance of 13.10 feet, and from which a 1/2" Iron rod found bears S 21°08'23" E at a distance of 0.83 feet;

- 1) **THENCE**, with the southerly boundary line of said Lot 15, and Lot 16 of said Stonehurst Subdivision, same being the northerly boundary line of the remainder of said 36.96 acre tract, N 69°18'46" E, passing at a distance of 786.87 feet, a calculated point for the southeast corner of said Lot 15, same being the southwest corner of said Lot 16, and from which a 1/2" iron rod found, bears N 20°41'14" W at a distance of 3.43 feet, and continuing for a total distance of 1573.21 feet to a 3/8" iron rod found for the southeast corner of said Lot 16, same being the southwest corner of the remainder of that called 19.085 acre tract of land conveyed to Raymond J. and Judith L. Davis, by instrument recorded in Volume 658, Pg. 870, of the Deed Records of Williamson County, Texas;
- 2) **THENCE**, with the common boundary line of the remainder of said 19.085 acre tract, and the northerly boundary of the remainder of said 36.96 acre tract, N 69°41'16" E for a distance of 141.89 feet to a calculated point, for the northeast corner of the herein described tract and from which an Iron rod found with plastic cap stamped "2025", in the existing westerly right-of-way line of County Road 175 (R.O.W. width varies), being the southeast corner of the remainder of said 19.085 acre tract, same being the northeast corner of the remainder of said 36.96 acre tract bears N 69°41'16" E at a distance of 971.53 feet;

THENCE, departing said common boundary line, through the interior of the remainder of said 36.96 acre tract, the following two (2) courses:

- 3) Along a curve to the left, having a radius of 2050.00 feet, a central angle of 03°18'45", a chord which bears, S 50°03'42" W, a distance of 118.50 feet, with an arc length of 118.52 feet to a calculated point, for the southeast corner of the herein described tract;
- 4) S 69°18'46" W for a distance of 1603.07 feet to a calculated point, being in the easterly boundary line of said Lot 1, Rainbow Heights, same being in the westerly boundary line of the remainder of said 36.96 acre tract, for the southwest corner of the herein described tract;
- 5) **THENCE**, with the common boundary line of said Lot 1 and the remainder of said 36.96 acre tract, N 20°54'07" W for a distance of 40.00 feet to the **POINT OF BEGINNING**, containing 1.522 acres (66,281 square feet) of land, more or less.

NOTE: There is also a variable width Temporary Construction Easement southerly of and parallel to Call 4 of the above description as depicted on the accompanying parcel plat.

PART 2 (0.021 ACRE, 901 SQUARE FOOT)

BEGINNING at an iron rod found with plastic cap stamped "2025", in the existing westerly right-of-way line (R.O.W.) of County Road 175 (R.O.W. width varies), being the southeast corner of the remainder of said 19.085 acre tract of land, same being the northeast corner of the remainder of said 36.96 acre tract, for the northeast corner and the **POINT OF BEGINNING** of the herein described tract, and from which an iron rod found with plastic cap being in said westerly R.O.W. line, same being in the easterly boundary line of the remainder of said 19.085 acre tract, bears N 34°24'03" W at a distance of 102.82 feet;

- 1) **THENCE**, with said westerly R.O.W. line, same being the easterly boundary line of the remainder of said 36.96 acre tract, **S 25°23'12" E**, for a distance of **30.04** feet to an iron rod found with plastic cap stamped "B.A.", being the northeast corner of the remainder of that called 3.18 acre tract of land conveyed to Sue McCann Wiseman, by instrument recorded in Volume 836, Pg. 853, of the Deed Records of Williamson County, Texas, same being an angle point in the easterly boundary line of the remainder of said 36.96 acre tract, for the southeast corner of the herein described tract;
- 2) **THENCE**, departing said westerly R.O.W. line, with the common boundary line of the remainder of said 3.18 acre tract, and the remainder of said 36.96 acre tract, **S 69°36'32" W** for a distance of **30.04** feet to a calculated point, for the southwest corner of the herein described tract, and from which a 1/2" iron rod found, being the northwest corner of the remainder of said 3.18 acre tract, same being the an ell corner of the remainder of said 36.96 acre tract bears, **S 69°36'32" W** at a distance of 447.69 feet;
- 3) **THENCE**, departing said common boundary line, and through the interior of the remainder of said 36.96 acre tract, **N 25°31'23" W** for a distance of **30.09** feet to a calculated point, being in the southerly boundary line of the remainder of said 19.085 acre tract, same being in the northerly boundary line of the remainder of said 36.96 acre tract, for the northwest corner of the herein described tract;
- 4) **THENCE**, with the common boundary line of the remainder of said 19.085 acre tract and the remainder of said 36.96 acre tract, **N 69°41'16" E** for a distance of **30.12** feet to the **POINT OF BEGINNING**, containing 0.021 acres (901 square feet) of land, more or less.

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

This property description is accompanied by a separate plat.

That I, Lawrence M. Russo, 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.

Lawrence M. Russo

 Lawrence M. Russo
 Registered Professional Land Surveyor No. 5050
 Inland Geodetics, L.P.
 Firm Reg. No. 100591-00
 1504 Chisholm Trail Road Suite 103
 Round Rock, TX 78681
 512-238-1200

09/26/2012

 Date



PLAT TO ACCOMPANY DESCRIPTION

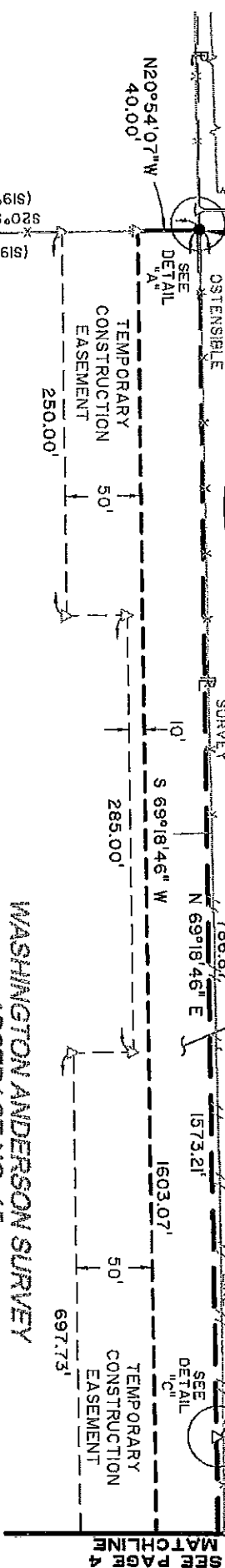
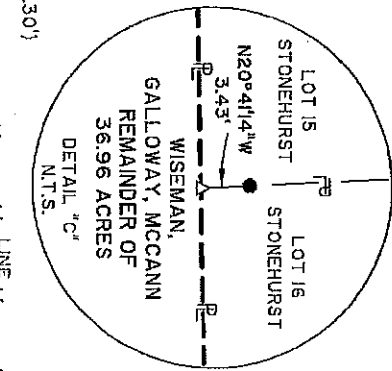
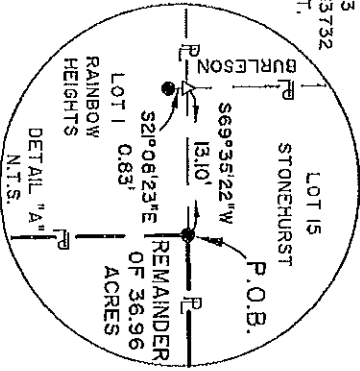
125 ACRES
 RUSSELL AUSTIN BURLESON
 TRACT 3
 DOC. 1998013732
 O.R.W.C.T.

JOHN D ANDERSON SURVEY
 ABSTRACT NO. 16

LOT 15
 STONEHURST
 CAB. C. SLD 251
 P.R.W.C.T.

PART I
 1522 ACRES
 66,281 SQ. FT.

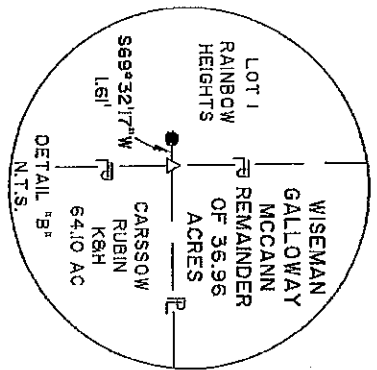
LOT 16
 STONEHURST
 CAB. C. SLD 251
 P.R.W.C.T.



LOT 1
 RAINBOW HEIGHTS
 CAB. AA, SLD 62-64
 P.R.W.C.T.

SUE MCCANN WISEMAN,
 GLADYS GALLOWAY, &
 JOE EDGAR MCCANN
 WILL OF
 BERNICE BORHO MCCANN
 REMAINDER OF
 36.96 ACRES
 (TRACT THREE)
 VOL. 737 PG. 151
 D.R.W.C.T.

JAMES PATTON CARSSOW, FRANCES LYNN CARSSOW ADAMS &
 WILLIAM BENTON CARSSOW, JR. DOC. 2010000720 O.P.R.W.C.T.
 FRED RUBIN & JAMES RUBIN DOC. 2007036401 O.P.R.W.C.T.
 KBH INVESTMENTS DOC. 2007036400 O.P.R.W.C.T.
 (6410 ACRES) DOC. NO. 2010000721 (TRACT 1)



WASHINGTON ANDERSON SURVEY
 ABSTRACT NO. 15

LEGEND

- ⊙ 1/2" IRON ROD FOUND W/ ALUMINUM CAP
- ⊙ 1/2" IRON ROD FOUND W/ PLASTIC CAP
- 1/2" IRON ROD FOUND UNLESS NOTED
- ▲ CALCULATED POINT
- △ 60D NAIL FND UNLESS NOTED
- ⊔ PROPERTY LINE
- () RECORD INFORMATION
- P.O.B. POINT OF BEGINNING
- P.O.R. POINT OF REFERENCE
- X- WIRE FENCE
- WOOD FENCE
- LINE BREAK
- D.R.W.C.T. DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
- O.R.W.C.T. OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS
- O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS
- P.R.W.C.T. PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS

INLAND GEODETICS
 PROFESSIONAL LAND SURVEYORS
 1504 CHISHOLM TRAIL RD, STE. 103
 ROUND ROCK, TX. 78681
 PH. (512) 238-1200 FAX (512) 238-1251

SCALE 1" = 100'

1522 ACRES
 66,281 SQ. FT.

WILLIAMSON COUNTY

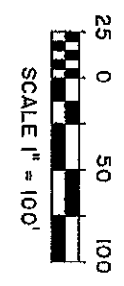
PARCEL PLAT SHOWING PROPERTY OF
WISEMAN, GALLOWAY, MCCANN

PARCEL 9
 PART I

PLAT TO ACCOMPANY DESCRIPTION

JOHN D. ANDERSON SURVEY
ABSTRACT NO. 16

RAYMOND J. & JUDITH L. DAVIS
REMAINDER OF 19.085 ACRES
VOL. 658, PG. 870
D.R.W.C.T.



LINE TABLE		
NO.	BEARING	DISTANCE
L1	S 25°23'12" E	30.04'
L2	S 69°36'32" W	30.04'
L3	N 25°31'23" W	30.09'
L4	N 69°41'16" E	30.12'

PART 2
0.021 ACRES
901 SQ. FT.

SUE MCCANN WISEMAN, GLADYS GALLOWAY,
& JOE EDGAR MCCANN
WILL OF BERNICE BORHO MCCANN
REMAINDER OF 36.96 ACRES
(TRACT THREE) VOL. 737 PG. 151 D.R.W.C.T.

SUE MCCANN WISEMAN
REMAINDER OF 3.18 ACRE
VOL. 856, PG. 853
D.R.W.C.T.

JOE EDGAR MCCANN
REMAINDER OF 3.18 ACRES
VOL. 737, PG. 158
D.R.W.C.T.

LAURENCE M. RUSSO
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5050
INLAND GEODETICS, L.P.
FIRM REGISTRATION NO. 100591-00
1504 CHISHOLM TRAIL ROAD, SUITE 103
ROUND ROCK, TEXAS 78681

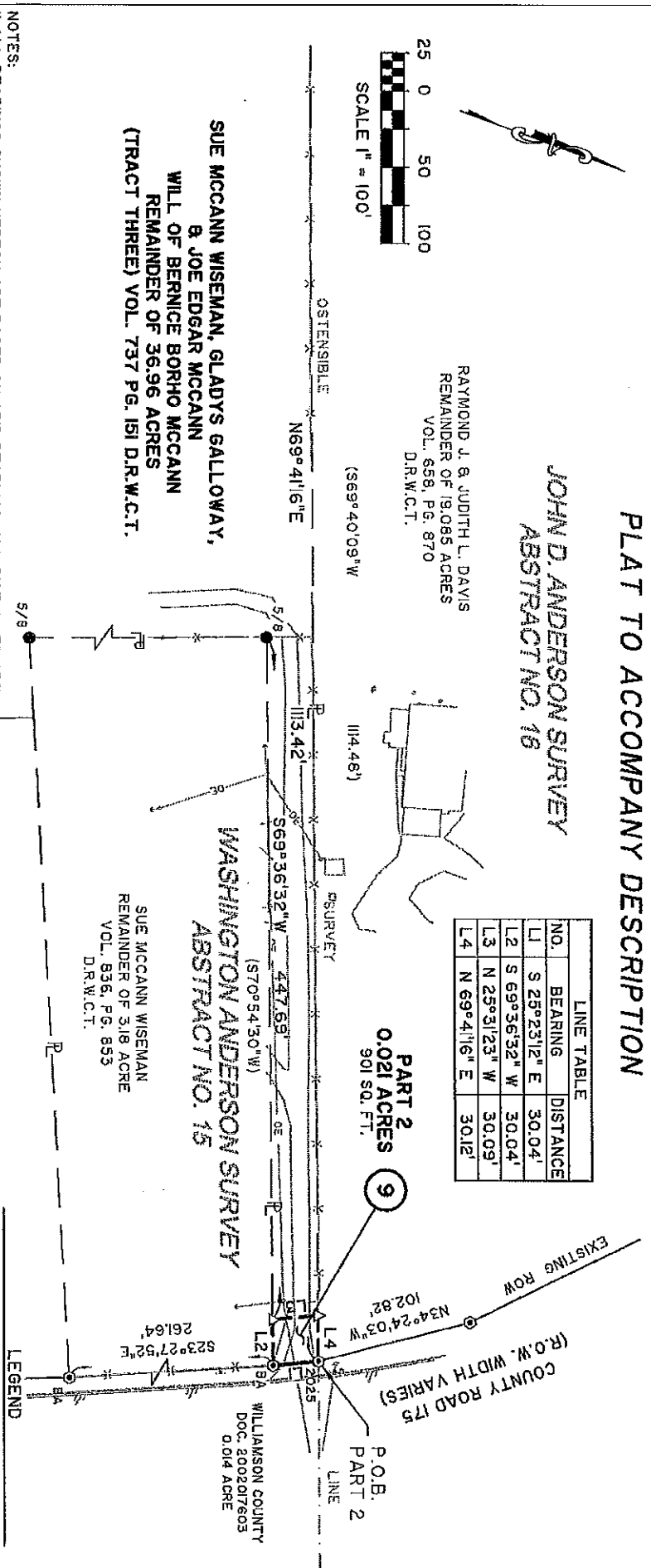
DATE: 09/13/2012

REVISED: 09-12-2012



LEGEND

- ⊙ 1/2" IRON ROD FOUND W/ ALUMINUM CAP
- 1/2" IRON ROD FOUND W/ PLASTIC CAP
- ⊙ 1/2" IRON ROD FOUND UNLESS NOTED
- △ CALCULATED POINT
- ▲ SOD NAIL FND UNLESS NOTED
- ⊔ PROPERTY LINE
- () RECORD INFORMATION
- P.O.B. POINT OF BEGINNING
- P.O.R. POINT OF REFERENCE
- X- WIRE FENCE
- LINE BREAK
- OVERHEAD ELECTRIC LINE
- D.R.W.C.T. DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
- O.R.W.C.T. OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS
- O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS
- P.R.W.C.T. PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS



INLAND GEODETICS
PROFESSIONAL LAND SURVEYORS
1504 CHISHOLM TRAIL, RD., STE. 103
ROUND ROCK, TX, 78681
PH: (612) 248-1200, FAX: (612) 248-1251

SCALE
1" = 100'

PARCEL PLAT SHOWING PROPERTY OF
WISEMAN, GALLOWAY, MCCANN

0.021 ACRES
901 SQ. FT.

WILLIAMSON COUNTY
PARCEL 9
PART 2