



STATE OF TEXAS
COUNTY OF TRAVIS

AUSTIN WHITE LIME COMPANY
TO
CITY OF AUSTIN
50-foot wide temporary working space easement
Martin Hill Transmission Main

“EXHIBIT G ”

DESCRIPTION FOR PARCEL 4657.02 TWSE-2

LEGAL DESCRIPTION OF A 1.265 ACRE PARCEL OF LAND EQUIVALENT TO 55,100 SQUARE FEET OUT OF THE WILLIAM HORNSBY SURVEY NUMBER 22, ABSTRACT NUMBER 344 SITUATED IN TRAVIS COUNTY, TEXAS, AND BEING OUT OF AND A PART OF THAT CERTAIN 437.82 ACRE PARCEL OF LAND CONVEYED TO GEORGE E. ROBINSON AND ALFRED H. ROBINSON, JR. IN THAT CERTAIN DEED WHICH WAS FILED FOR RECORD ON APRIL 6, 1940 AND RECORDED IN VOLUME 645, PAGE 475, DEED RECORDS OF TRAVIS COUNTY, TEXAS, ALSO BEING OUT OF AND A PART OF THAT CERTAIN 1.1725 ACRE PARCEL OF LAND KNOWN AS “PARCEL 5”, BEING A CERTAIN PART OF VACATED McNEIL ROAD, CONVEYED TO AUSTIN WHITE LIME COMPANY IN THAT CERTAIN DEED WITHOUT WARRANTY, QUITCLAIM DEED, AND ORDER OF RIGHT-OF-WAY VACATION WHICH WAS EXECUTED ON JUNE 30, 1992 AND RECORDED IN VOLUME 11825, PAGE 1159, REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1.265 ACRE PARCEL OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE at a 1/2-inch iron rod found monumenting the point of intersection of the existing southwesterly right-of-way line of the Capital Metropolitan Transportation Authority 100-foot wide railroad right-of-way as mentioned in that certain Quitclaim Deed which was filed for record on May 20, 1998 and recorded in Volume 13187, Page 3118, Real Property Records of Travis County, Texas and the northerly right-of-way line of West Howard Lane, which right-of-way width varies, monumenting the northeasterly corner of that certain 7.4669-acre parcel of land known as “Parcel 1” in that certain right-of-way acquisition described in that Deed conveyance to Travis County, Texas which was executed on July 7, 1995 and recorded in Volume 12561, Page 1540, Real Property Records of Travis County, Texas, also monumenting the southeasterly corner of that certain 0.181 acre parcel of land conveyed to Capital Metropolitan Transportation Authority in that certain Special Warranty Deed which was executed on February 11, 2009 and recorded in Document Number 2009025319, Official Public Records of Travis County, Texas;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



THENCE, South 87° 13' 07" West, along the northerly right-of-way line of said West Howard Lane, with the common boundary line of said Capital Metropolitan Transportation Authority 0.181 acre parcel of land and said Travis County, Texas 7.4669 acre parcel of land, a distance of 11.27 feet to the calculated southwesterly corner of said 0.181 acre parcel of land;

THENCE, North 30° 14' 30" West, along the westerly boundary line of the Capital Metropolitan Transportation Authority 0.181 acre parcel of land, a distance of 56.35 feet to a 60d nail set marking the southeasterly and **POINT OF BEGINNING** of this easement having Texas State Plane Coordinate (Texas Central Zone, NAD '83, U.S. Feet, Combined Scale Factor 0.999888675, GRID values of N = 10,136,925.69, E = 3,120,372.49;

THENCE, travelling in a westerly direction, being parallel with the existing northerly right-of-way line of West Howard Lane, same being the northerly line of said Travis County, Texas 7.4669 acre parcel of land, thereof and located 50.00 feet distant therefrom, measured at right angles thereto, the following courses and distances:

- 1) **South 87° 13' 07" West**, a distance of **483.55 feet** to a 60d nail set for a corner of this easement;
- 2) **North 75° 16' 59" West**, at a distance of 606.86 feet passing a 60d nail set on southeasterly boundary line of the Austin White Lime Company 1.1725 acre parcel of land, in all a total distance of **642.40 feet** to a 60d nail set on the common boundary line of said Austin White Lime Company 1.1725 acre parcel of land and the Missouri Pacific Railroad 100-foot wide railroad right-of-way documented in Volume 36, Page 69, Deed Records of Travis County, Texas for the southwesterly corner of this easement;

THENCE, North 22° 08' 17" East, along the common boundary line of said Austin White Lime Company 1.1725 acre parcel of land and said Missouri Pacific Railroad 100-foot wide railroad right-of-way, a distance of **50.42 feet** to a calculated point for the northwesterly corner of this easement;

THENCE, travelling easterly, crossing through the Austin White Lime Company 1.1725 acre parcel of land and a portion of the George E. Robinson and Alfred H. Robinson, Jr. 437.82 acre parcel of land, along the northerly line of this easement, the following courses and distances:

- 1.) **South 75° 16' 59" East**, a distance of 35.97 feet passing the aforementioned southeasterly boundary line of the Austin White Lime Company 1.1725 acre parcel of land, in all a total distance of **628.19 feet** to a calculated point for a corner of this easement;
- 2.) **North 87° 13' 07" East**, a distance of **449.87 feet** to a calculated point on the westerly boundary line of the aforementioned Capital Metropolitan Transportation

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Authority 0.181 acre parcel of land for the northeasterly corner of this easement, from which a 60d nail found at the most northerly corner of a 0.181 acre tract of land conveyed to Capital Metropolitan Transportation Authority in Document Number 2009025319 of the Official Public Records of Travis County, Texas bears North 30° 14' 30" West a distance of 781.02 feet;

THENCE, South 30° 14' 30" East, along the westerly boundary line of the Capital Metropolitan Transportation Authority 0.181 acre parcel of land, a distance of **56.35 feet** to the **POINT OF BEGINNING** and containing 1.265 acres of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane Grid Bearings, Central Zone-4203, NAD '83 (CORS), U. S. Feet, Combined scaled factor = 0.999888675. All data derived from the City of Austin Monumentation Data Sheets for J-37-1001 and J-37-4001. Distances shown here on are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners and right-of-way monuments, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP
Firm Registration No. 100727-00

Juan M. Canales, Jr.
Juan M. Canales, Jr.

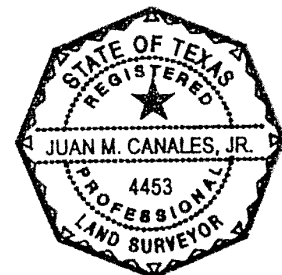
Registered Professional Land Surveyor No. 4453
Senior Project Manager

3-31-11

Date

REFERENCES

MAPSCO 2009 - 435-Q, R, U & V
AUSTIN GRID NO. K-37 & K-38
TCAD PARCEL ID NO. 02-7501-03-03
4657.02 TWSE-2.doc



FIELD NOTES REVIEWED

By: *[Signature]* Date *4/5/11*

Engineering Support Section
Department of Public Works
Transportation

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SKETCH TO ACCOMPANY LEGAL DESCRIPTION

GEORGE E. ROBINSON &
ALFRED H. ROBINSON, JR.
VOL. 645, PG. 475 D.R.T.C.T.
(437.82-ACRES)

AUSTIN WHITE LIME COMPANY
(223.226-ACRES PER TCAD,
REMAINDER OF 437.82-ACRES)

AUSTIN WHITE LIME COMPANY
VOL. 1751, PG. 425 D.R.T.C.T.
TCAD #0275010303

LEGEND

- 60D NAIL SET
- 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE
- 60D NAIL FOUND
- CALCULATED POINT
- RECORD INFORMATION
- OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS
OF TRAVIS COUNTY, TEXAS
- DEED RECORDS
OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL
DISTRICT
- RIGHT-OF-WAY
- OP.R.T.C.T.
- R.P.R.T.C.T.
- P.R.T.C.T.
- D.R.T.C.T.
- TCAD
- R.O.W.

60d NAIL FND

5/8"IRF
CAPPED "MMW"

N30°14'30"W 781.02'
(N30°14'20"W 893.82')

AWL to ENSERCH CORPORATION
20' UTILITY EASEMENT
VOL. 13301, PG. 394 R.P.R.T.C.T.
(EXHIBIT "D", 0.468-ACRE)

CAPITAL METROPOLITAN
TRANSPORTATION AUTHORITY
DOC. NO. 2009025319 O.P.R.T.C.T.
(PART 1, 0.181-ACRE)

LINE
MATCH

628.19'

642.40'

R.O.W.

N87°13'07"E 449.87'

S87°13'07"W 483.55'

R.O.W.

POINT OF BEGINNING
N=10,136,925.69
E=3,120,372.49
GRID

PARCEL 4657.02 TWSE-2
1.265 AC.
55,100 SQ. FT.
WEST HOWARD LANE
(R.O.W. WIDTH VARIES)

POINT OF REFERENCE
FOR FIELDNOTE DESCRIPTION

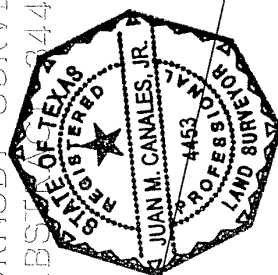
TRAVIS COUNTY
VOL. 12561, PG. 1540 R.P.R.T.C.T.
(7.4669-ACRES)
PARCEL 1

WILLIAM HORNSBY SURVEY No. 22

ABSTRACT 244

AUSTIN WHITE LIME
DEED INFO UNAVAILABLE
(62.406-ACRES)
TCAD #0275010303

(N75°49'24"W 682.89') R.O.W.



Client: Weston Solutions
Date: March 2, 2011
Office: Eleuterio Leos
Crew: S. Dunn
F.B.:
Path: c:\leos drawings\weston\54 martin hill transmission\grid\54 martin hill tm-grid-master.dwg
Job No.: 98-0193-06

PAGE 4 OF 6

Juan M. Canales, Jr.
3-31-11



Landmark
SURVEYING, LP

1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

LEGEND

60D NAIL SET
1 1/2" IRON ROD
UNLESS NOTED

1 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE
60d NAIL FOUND
CALCULATED POINT

OF TRAVIS COUNTY, TEXAS
REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS
PLAT RECORDS
OF TRAVIS COUNTY, TEXAS
DEED RECORDS

THOMAS CENTRAL
DISTRICT
RIGHT-OF-WAY

AWL TO ENSERCH CORPORATION
20' UTILITY EASEMENT
VOL. 13301, PG. 394 R.P.R.T.C.T.
(EXHIBIT "D", 0.468-ACRE)

MATLINE

T. $N75^{\circ}16'59''W$ 606.30'
($N73^{\circ}32'14''W$ 606.30')

WEST HOWARD LANE
(R.O.W. WIDTH VARIES)
TRAVIS COUNTY
VOL. 12561, PG. 1540 R.P.R.T.C.T.
(7.4669-ACRES)

VOL. 12561, PG. 1540 R.P.R.T.C.T.
(7.4669-ACRES)

(62.406-ACRES)
TCAD #0275010303

TCAD #0275010303
Canale, Jr.
31-14

Landmark
SURVEYING, LP
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BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

**BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413**

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone X as scaled from F.I.R.M. Map Number 48453C0255H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

<u>LINE</u>	<u>BEARING</u>	<u>DISTANCE</u>
L1	S87°13'07"W (S87°13'08"W	11.27' 11.27')
L2	S30°07'35"E (S28°30'25"E	9.59' 9.74')
L3	N30°14'30"W (N30°14'20"W)	56.35'
L4	N22°08'17"E (N23°52'29"E)	50.42'
L5	S30°14'30"E (S30°14'20"E)	56.35'

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD '83 (CORS), U. S. FEET, COMBINED SCALED FACTOR = 0.999888675. ALL DATA DERIVED FROM THE CITY OF AUSTIN MONUMENTATION DATA SHEETS FOR J-37-1001 AND J-37-4001. DISTANCES SHOWN HERE ON ARE GRID.

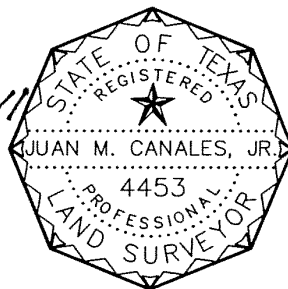
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 3-31-11
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: MARCH 11, 2011

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Weston Solutions
Date: March 2, 2011
Office: Eleuterio Leos
Crew: S.Dunn
F.B.: 1245/19-45
Path: c:\leos drawings\weston\54 martin hill transmission\grid\54 martin hill tm-grid-master.dwg
Job No.: 98-0193-06




Landmark
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