

C7L-2012-002

Area to be annexed for  
limited purpose.

Approximately 557.187 Acres  
out of the Santiago Del Valle  
Grant, Abstract No. 24 in  
Travis County, Texas.  
(Unplatted Land)

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR A TRACT OF LAND  
CONTAINING APPROXIMATELY 557.187 ACRES  
OF LAND OUT OF THE SANTIAGO DEL VALLE  
GRANT, ABSTRACT NO. 24 IN TRAVIS  
COUNTY, TEXAS; OF WHICH APPROXIMATELY  
557.187 ACRES OF LAND ARE TO BE TAKEN  
INTO AND MADE A PART OF THE CITY OF  
AUSTIN, SAID APPROXIMATELY 557.187  
ACRES BEING MORE PARTICULARLY DESCRIBED  
AS "DISTRICT TWO" BY METES AND BOUNDS  
IN EXHIBIT "A" ATTACHED HERETO:

Being all that certain tract of land called 557.187  
acres as surveyed by Eric J. Dannheim, R.P.L.S. No. 6075,  
State of Texas and signed September 13, 2010.

"This document was prepared under 22 TAC 663.21, does  
not reflect the results of an on the ground survey, and is  
not to be used to convey or establish interests in real  
property except those rights and interests implied or  
established by the creation or reconfiguration of the  
boundary of the political subdivision for which it was  
prepared".

LEGAL DESCRIPTION: Mary P. Hawkins

02-24-2012

*Mary P. Hawkins 3/5/12*

APPROVED: Mary P. Hawkins, RPLS NO. 4433  
Quality and Standards Management Division  
Department of Public Works  
City of Austin

REFERENCES

TCAD MAP 3-3911 & 3-4811  
Austin Grid K-11, L-11, K-12 & L-12



**Professional Land Surveying, Inc.  
Surveying and Mapping**

Office: 512-443-1724

Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

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**557.187 ACRES (DISTRICT TWO)**

**OVERALL 557.672 ACRES  
SAVE AND EXCEPT 0.485 ACRES**

A DESCRIPTION OF 557.672 ACRES IN THE SANTIAGO DEL VALLE GRANT IN TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 138.540 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MARCH 2, 2007 AND RECORDED IN DOCUMENT NO. 2007038642 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.807 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JANUARY 3, 2007 AND RECORDED IN DOCUMENT NO. 2007003159 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF AN 81.018 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 12, 2006 AND RECORDED IN DOCUMENT NO. 2006246454 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 103.415 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006224021 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 167.748 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 13, 2006 AND RECORDED IN DOCUMENT NO. 2006241307 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 42.558 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MAY 16, 2008 AND RECORDED IN DOCUMENT NO. 2008083861 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.005 ACRE TRACT DESCRIBED IN A WARRANTY DEED WITH VENDOR'S LIEN TO JOHN T. HALDENSTEIN AND JOSHUA N. HALDENSTEIN, DATED DECEMBER 14, 2000 AND RECORDED IN DOCUMENT NO. 2000203669 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 198.302 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006244772 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 232.233 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003190 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 37.390 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 30, 2008 AND RECORDED IN DOCUMENT NO. 2008179828 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF COLTON BLUFF SPRINGS ROAD (APPARENT RIGHT-OF-

WAY WIDTH VARIES), AND ALL OF A 67.339 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 7, 2007 AND RECORDED IN DOCUMENT NO. 2007204509 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 557.672 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" iron pipe found for an interior ell corner in the north line of said 138.540 acre tract, same being an angle point in the south line of a 380.080 acre tract described in a deed to Ernest Collins and Floretta Collins, recorded in Volume 12791, Page 11 of the Real Property Records of Travis County, Texas;

**THENCE** crossing said 138.540 acre tract, said 20.807 acre tract, Colton Bluff Springs Road, said 81.018 acre tract, said 103.415 acre tract, said 167.748 acre tract, said 42.558 acre tract, said 20.005 acre tract, said 198.302 acre tract, said 232.233 acre tract, and said 37.390 acre tract, the following thirty (30) courses and distances:

1. South 27°05'52" West, a distance of 3.20 feet to a calculated point;
2. South 47°34'32" East, a distance of 42.94 feet to a calculated point;
3. With a curve to the left, having a radius of 2002.94 feet, a delta angle of 22°31'58", an arc length of 787.70 feet, and a chord which bears South 58°50'31" East, a distance of 782.64 feet to a calculated point;
4. South 19°53'30" West, a distance of 342.26 feet to a calculated point;
5. With a curve to the left, having a radius of 499.99 feet, a delta angle of 41°14'55", an arc length of 359.95 feet, and a chord which bears South 00°43'58" East, a distance of 352.23 feet to a calculated point;
6. South 21°21'01" East, a distance of 1149.03 feet to a calculated point;
7. With a curve to the right, having a radius of 800.00 feet, a delta angle of 04°05'43", an arc length of 57.18 feet, and a chord which bears South 19°18'34" East, a distance of 57.17 feet to a calculated point;
8. South 27°06'32" West, a distance of 1006.99 feet to a calculated point;
9. North 62°55'07" West, a distance of 393.93 feet to a calculated point;
10. South 27°04'42" West, a distance of 1090.01 feet to a calculated point;
11. South 62°55'07" East, a distance of 393.35 feet to a calculated point;
12. South 27°05'07" West, a distance of 1284.12 feet to a calculated point;



13. South  $27^{\circ}11'27''$  West, a distance of 450.14 feet to a calculated point;
14. With a curve to the left, having a radius of 1399.96 feet, a delta angle of  $31^{\circ}05'54''$ , an arc length of 759.86 feet, and a chord which bears North  $77^{\circ}33'02''$  West, a distance of 750.56 feet to a calculated point;
15. South  $86^{\circ}54'01''$  West, a distance of 948.14 feet to a calculated point;
16. With a curve to the right, having a radius of 1399.96 feet, a delta angle of  $31^{\circ}17'38''$ , an arc length of 764.63 feet, and a chord which bears North  $77^{\circ}27'10''$  West, a distance of 755.16 feet to a calculated point;
17. North  $61^{\circ}48'21''$  West, a distance of 1135.34 feet to a calculated point;
18. North  $28^{\circ}11'39''$  East, a distance of 910.01 feet to a calculated point;
19. With a curve to the right, having a radius of 431.98 feet, a delta angle of  $53^{\circ}14'32''$ , an arc length of 401.42 feet, and a chord which bears North  $58^{\circ}50'30''$  East, a distance of 387.13 feet to a calculated point;
20. North  $16^{\circ}01'51''$  West, a distance of 256.62 feet to a calculated point;
21. With a curve to the left, having a radius of 606.85 feet, a delta angle of  $50^{\circ}15'23''$ , an arc length of 532.29 feet, and a chord which bears North  $37^{\circ}39'34''$  West, a distance of 515.39 feet to a calculated point;
22. North  $62^{\circ}55'18''$  West, a distance of 292.66 feet to a calculated point;
23. With a curve to the right, having a radius of 1466.51 feet, a delta angle of  $180^{\circ}00'00''$ , an arc length of 4607.17 feet, and a chord which bears North  $27^{\circ}04'42''$  East, a distance of 2933.02 feet to a calculated point;
24. South  $62^{\circ}55'18''$  East, a distance of 292.66 feet to a calculated point;
25. With a curve to the left, having a radius of 606.85 feet, a delta angle of  $50^{\circ}15'23''$ , an arc length of 532.29 feet, and a chord which bears South  $88^{\circ}11'02''$  East, a distance of 515.39 feet to a calculated point;
26. North  $70^{\circ}11'14''$  East, a distance of 260.49 feet to a calculated point;
27. With a curve to the right, having a radius of 428.50 feet, a delta angle of  $57^{\circ}46'46''$ , an arc length of 432.12 feet, and a chord which bears North  $02^{\circ}55'38''$  West, a distance of 414.04 feet to a calculated point;
28. North  $25^{\circ}57'45''$  East, a distance of 891.49 feet to a calculated point;

29. With a curve to the right, having a radius of 750.00 feet, a delta angle of  $16^{\circ}27'44''$ , an arc length of 215.49 feet, and a chord which bears North  $34^{\circ}11'36''$  East, a distance of 214.75 feet to a calculated point;

30. North  $42^{\circ}25'28''$  East, a distance of 130.83 feet to a calculated point in the common line of said 138.540 acre tract and said 380.080 acre tract, from which a  $3/4''$  iron pipe found for an angle point in said common line bears North  $47^{\circ}34'32''$  West, a distance of 1131.25 feet;

**THENCE** South  $47^{\circ}34'32''$  East, with said common line, a distance of 1475.59 feet to the **POINT OF BEGINNING**, containing 557.672 acres of land, more or less.

**SAVE AND EXCEPT 0.485 ACRES:**

BEING ALL OF A 21,064 SQUARE FOOT TRACT DESCRIBED IN A WARRANTY DEED AND ACCESS EASEMENT TO CREEDMOOR-MAHA WATER SUPPLY CORPORATION, DATED MAY 24 1999 AND RECORDED IN DOCUMENT NO. 1999070566 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS; SAID 0.485 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a  $1/2''$  rebar found for the south corner of said 21,064 square foot tract, same being an angle point in the southwest line of said 232.233 acre tract, also being in the northeast line of said 37.390 acre tract;

**THENCE** North  $62^{\circ}15'58''$  West, with the southwest line of said 21,064 square foot tract, same being the northeast line of said 37.390 acre tract, a distance of 84.16 feet to a  $1/2''$  rebar with Chaparral cap found for the west corner of said 21,064 square foot tract, same being an angle point in the southwest line of said 232.233 acre tract;

**THENCE** with the common line of said 21,064 square foot tract and said 232.233 acre tract, the following three (3) courses and distances:

1. North  $27^{\circ}03'32''$  East, a distance of 251.09 feet to a  $1/2''$  rebar found;
2. South  $62^{\circ}00'51''$  East, a distance of 84.16 feet to a  $1/2''$  rebar found;
3. South  $27^{\circ}03'32''$  West, a distance of 250.72 feet to the **POINT OF BEGINNING**, containing 0.485 acres of land, more or less.

Based on surveys made on the ground by Chaparral from May 2006 through July 29, 2008. Bearing Basis: Grid Azimuth for Texas Central Zone, 1983/93 HARN values from LCRA control network. Attachments: Drawing 500-001-BD-EX2.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

*Eric J. Dannheim* 9/13/2010

Eric J. Dannheim  
Registered Professional Land Surveyor  
State of Texas No. 5848



SKETCH TO ACCOMPANY A DESCRIPTION OF 557.672 ACRES IN THE SANTIAGO DEL VALLE GRANT IN TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 138.540 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MARCH 2, 2007 AND RECORDED IN DOCUMENT NO. 2007038642 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.807 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JANUARY 3, 2007 AND RECORDED IN DOCUMENT NO. 2007003159 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF AN 81.018 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 12, 2006 AND RECORDED IN DOCUMENT NO. 2006246454 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 103.415 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006224021 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 167.748 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 13, 2006 AND RECORDED IN DOCUMENT NO. 2006241307 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 42.558 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MAY 16, 2008 AND RECORDED IN DOCUMENT NO. 2008083861 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.005 ACRE TRACT DESCRIBED IN A WARRANTY DEED WITH VENDOR'S LIEN TO JOHN T. HALDENSTEIN AND JOSHUA N. HALDENSTEIN, DATED DECEMBER 14, 2000 AND RECORDED IN DOCUMENT NO. 2000203669 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 198.302 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006244772 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 232.233 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003190 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 37.390 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 30, 2008 AND RECORDED IN DOCUMENT NO. 2008179828 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF COLTON BLUFF SPRINGS ROAD (APPARENT RIGHT-OF-WAY WIDTH VARIES), AND ALL OF A 67.339 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 7, 2007 AND RECORDED IN DOCUMENT NO. 2007204509 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

SAVE AND EXCEPT 0.485 ACRES, BEING ALL OF A 21,064 SQUARE FOOT TRACT DESCRIBED IN A WARRANTY DEED AND ACCESS EASEMENT TO CREEDMOOR-MAHA WATER SUPPLY CORPORATION, DATED MAY 24 1999 AND RECORDED IN DOCUMENT NO. 1999070566 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

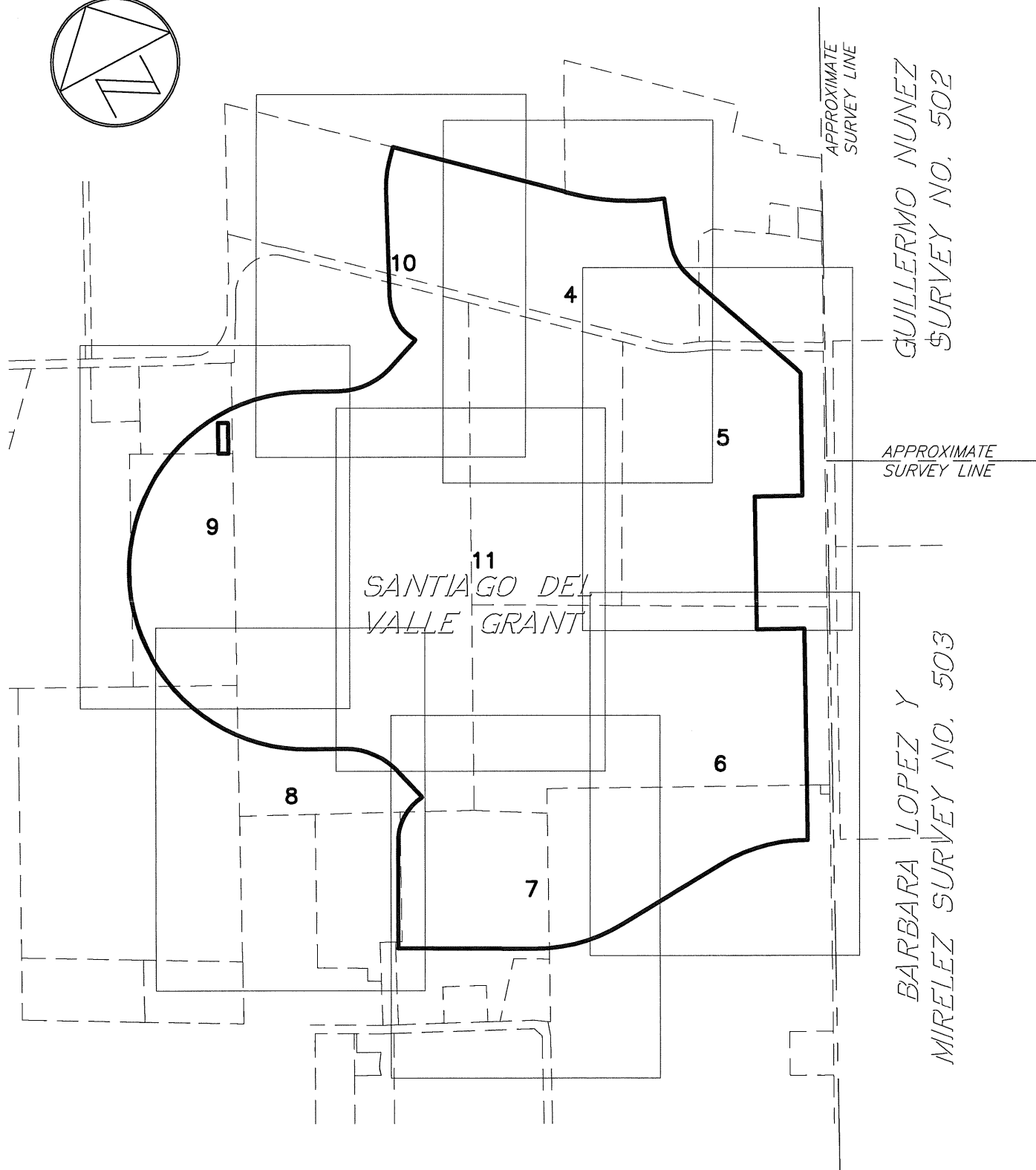
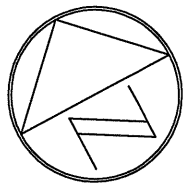
BEARING BASIS: GRID AZIMUTH FOR TEXAS CENTRAL ZONE, 1983/93 HARN VALUES FROM LCRA CONTROL NETWORK.

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 500-001-BD-EX2

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 1 OF 11

*Chaparral*

MAP SHEET INDEX  
(NOT TO SCALE)



DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 2 OF 11

*Chaparral*



LEGEND

- 1/2" REBAR FOUND
- 1/2" REBAR WITH "CHAPARRAL  
CHAP BOUNDARY" CAP FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- △ CALCULATED POINT

LINE TABLE

No.	BEARING	LENGTH
L1	S27°05'52"W	3.20'
L2	S47°34'32"E	42.94'
L3	N16°01'51"W	256.62'
L4	N70°11'14"E	260.49'
L5	N42°25'28"E	130.83'
L6	N62°15'58"W	84.16'
L7	N27°03'32"E	251.09'
L8	S62°00'51"E	84.16'
L9	S27°03'32"W	250.72'

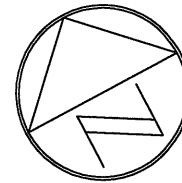
CURVE TABLE

NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	22°31'58"	2002.94'	399.01'	787.70'	782.64'	S58°50'31"E
C2	41°14'55"	499.99'	188.17'	359.95'	352.23'	S00°43'58"E
C3	4°05'43"	800.00'	28.60'	57.18'	57.17'	N19°18'34"W
C4	31°05'54"	1399.96'	389.54'	759.86'	750.56'	N77°33'02"W
C5	31°17'38"	1399.96'	392.11'	764.63'	755.16'	S77°27'10"E
C6	53°14'32"	431.98'	216.52'	401.42'	387.13'	S58°50'30"W
C7	50°15'23"	606.85'	284.63'	532.29'	515.39'	N37°39'34"W
C8	180°00'00"	1466.51'	INFINITE'	4607.17'	2933.02'	S27°04'42"W
C9	50°15'23"	606.85'	284.63'	532.29'	515.39'	S88°11'02"E
C10	57°46'46"	428.50'	236.45'	432.12'	414.04'	S02°55'38"E
C11	16°27'44"	750.00'	108.49'	215.49'	214.75'	S34°11'36"W

DATE OF SURVEY: 7/29/2008  
 PLOT DATE: 9/03/2010  
 DRAWING NO.: 500-001-BD-EX2  
 PROJECT NO.: 500-001  
 DRAWN BY: EJD  
 SHEET 3 OF 11

*Chaparral*

380.080 ACRES  
ERNEST COLLINS &  
FLORETTA COLLINS  
(12791/11)



1"=300'

S47°34'32"E 1475.59'

P.O.B.

L2

C1

S19°53'30"W  
342.26'

C2

138.540 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007038642)

P.O.B.

1/2"

L2

DETAIL  
(N.T.S.)

SANTIAGO DEL  
VALLE GRANT

COLTON BLUFF SPRINGS ROAD (APPARENT R.O.W. WIDTH VARIES)

557.672  
ACRES

67.339 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007204509)

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 4 OF 11

81  
CARMA  
(F/K/A JON  
(20

Chaparral

138.540 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007038642)

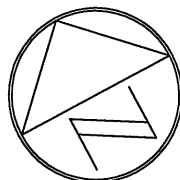
20.807 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007003159)

COLTON BLUFF SPRINGS ROAD  
(APPARENT R.O.W. WIDTH VARIES)

*SANTIAGO DEL  
VALLE GRANT*

557.672  
ACRES

81.018 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006246454)



1"=300'

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 5 OF 11

*Chaparral*

N62°55'07"W  
393.93'

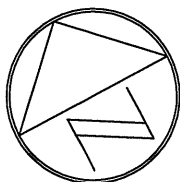
S27°04'42"W 1090.01'

S62°55'07"E  
393.35'

S27°06'32"W 1006.99'

APPROXIMATE  
SURVEY LINE

F.M. 1625 (80' RIGHT-OF-WAY WIDTH)



1"=300'

103.415 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006224021)

557.672  
ACRES

*SANTIAGO DEL  
VALLE GRANT*

S62°55'07"E  
393.35'

S27°05'07"W 1284.12'

S27°11'27"W  
450.14'

F.M. 1625 (80' RIGHT-OF-WAY WIDTH)

APPROXIMATE  
SURVEY LINE

C4

S86°54'01"W 948.14'

167.748 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006241307)

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 6 OF 11

**Chaparral**

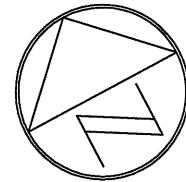
198.302 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

103.415 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006224021)

557.672  
ACRES

42.558 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2008083861)

167.748 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006241307)



1"=300'

N28°11'39"E 910.01'

N61°48'21"W 1135.34'

LOT A  
HARRY REININGER  
SUBDIVISION  
(65/47)

C5

S86°5'

*SANTIAGO DEL  
VALLE GRANT*

**SASSMAN ROAD** (70' RIGHT-OF-WAY WIDTH)

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 7 OF 11

*Chaparral*



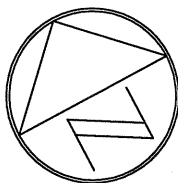
37.390 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2008179828)

*SANTIAGO DEL  
VALLE GRANT*

557.672  
ACRES

198.302 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2009003190)



1"=300'

20.022 ACRES  
JANIE DIAZ  
(CONVEYED 2006101103)  
(DESCRIBED 2001200503)

20.005 ACRES  
JOHN T. HALDENSTEIN &  
JOSHUA N. HALDENSTEIN  
(2000203669)

LOT A  
HARRY REININGER  
SUBDIVISION  
(65/47)

N62°55'18"W  
292.66'

C7

L3

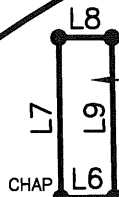
C6

N28°11'39"E 910.01'

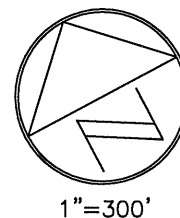
DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 8 OF 11

*Chaparral*

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2009003190)



**0.485 ACRES**  
SAVE AND EXCEPT  
CALLED 21,064 SQ. FT.  
CREEDMOOR-MAHA WATER  
SUPPLY CORPORATION  
(1999070566)



37.390 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2008179828)

198.302 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

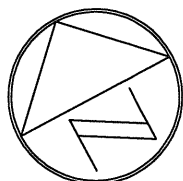
**557.672  
ACRES**

*SANTIAGO DEL  
VALLE GRANT*

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 9 OF 11

*Chaparral*

3/4"



1"=300'

N47°34'32"W 1131.25'

380.080 ACRES  
ERNEST COLLINS &  
FLORETTA COLLINS  
(12791/11)

138.540 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007038642)

S47°34'32"E 1475.59'

L5  
C11

N25°57'45"E 891.49'

P.O.B.

1

DE  
(N.T)

COLTON BLUFF SPRINGS ROAD

(APPARENT R.O.W. WIDTH VARIES)

SANTIAGO DEL  
VALLE GRANT

C10

198.302 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

L4

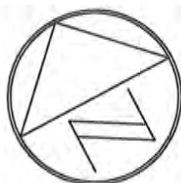
S62°55'18"E  
292.66'

C9

557.672  
ACRES

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 10 OF 11

Chaparral



1"=300'

67.339 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007204509)

557.672  
ACRES

198.302 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

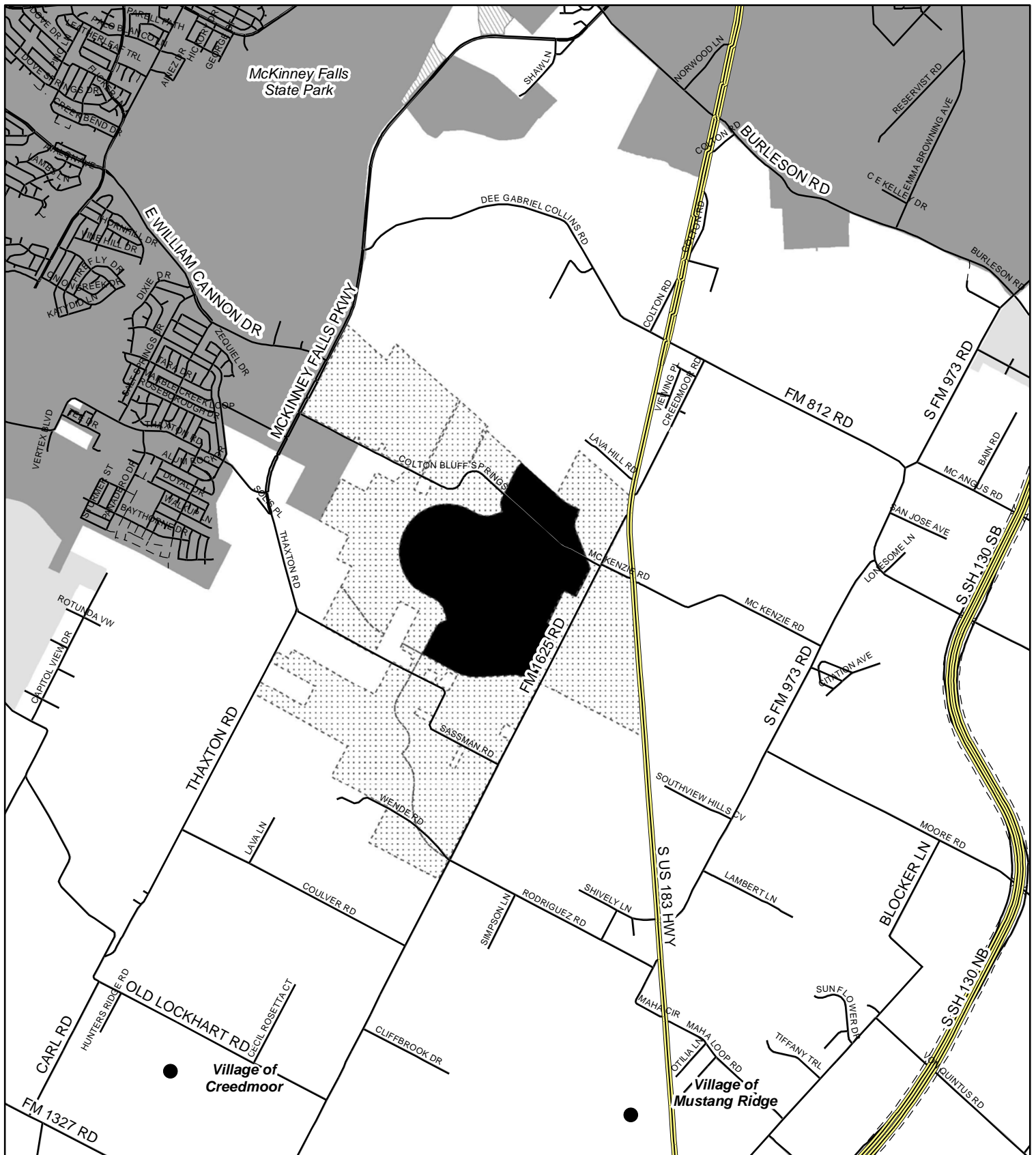
*SANTIAGO DEL  
VALLE GRANT*



*EW*  
*9/13/2010*

DATE OF SURVEY: 7/29/2008  
PLOT DATE: 9/03/2010  
DRAWING NO.: 500-001-BD-EX2  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 11 OF 11

**Chaparral**



# **Pilot Knob Municipal Utility District No. 2** **Annexation Area** **C7L-2012-0002**



City of Austin PDRD  
J. Chuter  
March 26, 2012

## **LEGEND**

- Annexation Area
- Other Pilot Knob MUDs
- County Line

## **CURRENT JURISDICTION**

- Austin Full Purpose
- Austin Limited Purpose
- Austin ETJ - Agri Development Agreement
- Austin ETJ

- Highway
- Street - Built
- Street - Platted, Unbuilt

0 0.5 1 Miles



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Planning and Development Review Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

Sources: All data by COA unless otherwise provided.