



MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

EXHIBIT “ D ”

NORTH ACRES-FINAL CONVEYANCE
COLLINWOOD WEST PUD
HOMEOWNERS ASSOCIATION, INC.
TO
CITY OF AUSTIN

DESCRIPTION FOR TEMPORARY WORK SPACE EASEMENT-
PARCEL NO. 4614.21 TWSE-1

LEGAL DESCRIPTION OF 0.047 ACRE (2,067 SQUARE FEET) OF LAND OUT OF THE J. APPLGAIIT SURVEY NO. 58, ABSTRACT NO. 29, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 41, BLOCK A, COLLINWOOD WEST, SECTION II-C, A PLANNED UNIT DEVELOPMENT, OF RECORD IN VOLUME 102, PAGE 115 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, CONVEYED TO THE COLLINWOOD WEST PUD HOMEOWNERS ASSOCIATION, INC., IN A SPECIAL WARRANTY DEED EXECUTED ON JUNE 28, 2000, AND RECORDED IN DOCUMENT NO. 2000104617 OF THE OFFICIAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.047 ACRE (2,067 SQUARE FOOT) TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a calculated point in said Lot 41, Block A, for the southwest corner and **POINT OF BEGINNING** of this tract, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83/HARN,) values of N= 10,107,839.68, E=3,135,355.44, from which a 1/2” iron rod found at an angle point in the south line of said Lot 41, Block A, same being an angle point in the north line of Lot 22, Block G, North Acres Section Four, a subdivision of record in Volume 46, Page 95 of the Plat Records of Travis County, Texas, bears South 06°42’45” West, a distance of 31.79 feet, and North 83°17’06” West, a distance of 190.26 feet;

THENCE over and across said Lot 41, Block A, the following nine (9) courses:

1. North 00°03’22” West, a distance of 55.31 feet to a 60D nail set for the northwest corner of this tract;
2. North 89°56’38” East, a distance of 66.30 feet to a calculated point for a corner, from which an “X” scribed on concrete found in the south right-of-way line of Stephanie Lee Lane (50’ private street), at the northwest corner of Lot 5, Block A, of said Collinwood West Section II-C, same being a corner in the north line of said Lot 41, Block A, bears South 62°48’59” East, a distance of 1.00 feet, and North 27°11’01” East, a distance of 70.06 feet;
3. South 27°11’01” West, 1.00 feet from and parallel with the common line of said Lots 5 and 41, Block A, a distance of 16.58 feet to a calculated point for an interior corner;
4. South 62°47’46” East, continuing 1.00 feet from and parallel with the common line of said Lots 5 and 41, a distance of 40.93 feet to a calculated point for a corner;

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5. South 33°18'22" West, a distance of 5.01 feet to a calculated point for the southeast corner of this tract;
6. North 56°41'38" West, a distance of 32.12 feet to a 60D nail set for an angle point;
7. South 89°56'38" West, a distance of 45.52 feet to a 60D nail set for an interior corner;
8. South 00°03'32" East, a distance of 35.31 feet to a calculated point for a corner;
9. South 89°56'38" West, a distance of 20.00 feet to the **POINT OF BEGINNING**, containing 0.047 acre (2,067 square feet) of land.

BEARING BASIS NOTE

The coordinates and bearings shown hereon are based on the Texas State Plane Coordinate System (Central Zone, NAD83/HARN, Combined Scale Factor = 1.0001). The coordinates were established by GPS from City of Austin monument "N-33-2001" having coordinate values of N=10,119,265.511, E=3,140,811.942 and City of Austin monument "N-33-3001" having coordinate values of N=10,117,927.194, E=3,141,156.827. All distances shown are surface distances.

THE STATE OF TEXAS §
 § **KNOW ALL MEN BY THESE PRESENTS:**
COUNTY OF TRAVIS §

That I, Steven M. Duarte, a Registered Professional Land Surveyor, do hereby state 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 Austin, Travis County, Texas, this 23rd day of January, 2012, A.D.

Macias & Associates, L.P.
 5410 South 1st Street
 Austin, Texas 78745
 512-442-7875


 _____ 1/23/12
 Steven M. Duarte
 Registered Professional Land Surveyor
 No. 5940 – State of Texas



REFERENCES
 MAPSCO 2009, 496-Z
 AUSTIN GRID NO. M-31
 TCAD PARCEL ID NO. 02-4323-1149
 MACIAS & ASSOCIATES, L.P., PROJECT NO. 441-13-11

FIELD NOTES REVIEWED
 By:  Date 1/24/12
 Engineering Support Section
 Department of Public Works
 and Transportation

STEPHANIE LEE LANE
(50' PRIVATE STREET)

VOL. 102, P.R.T.C.
A DEVELOPED
SECTION II-C
COLLWOOD WEST

COLLINWOOD WEST PUD
HOMEOWNERS ASSOCIATION INC.
DOC. NO. 2000104617
O.P.R.T.C.
T.C.A.D. NO. 02-4323-1149

4614.21
TEMPORARY-
WORK SPACE
EASEMENT-1
0.047 ACRE
2,067 S.F.

P.O.B.
N=10,107,839.68
E=3,135,355.44
GRID

J. APPELGAIT
SUR. NO. 58
ABS. NO. 29

VOL. 46, PG. 95,
SECTION FOUR
NORTH ACRES
P.R.T.C.

30' DRAINAGE & P.U.E.
(PER PLAT)

DRAINAGE EASEMENT
(PER PLAT)

LOT 41, BLOCK A
COMMON AREA
(5.193 AC.)

S83°17'06"E 237.57'

LOT 12,
BLOCK G

DATE: 01-23-2012
DRAWN BY: smd
MAI JOB NO.: 441-1
REFERENCE: 564/65

J:\JOBS\K FRIESE & ASSOC\NORTH ACRES\4411311 Easements\dwg\4514.21 TWSF~1.DWG

MACIAS & ASSOCIATES, L.P.

LAND SURVEYORS

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PAGE 3 OF 4

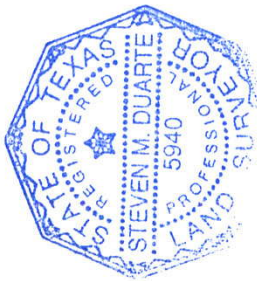
Exhibit D
Page 3 of 4

LEGEND	
●	1/2" IRON ROD FOUND
⊗	"X" SCRIBED ON CONCRETE FOUND
△	CALCULATED POINT
▲	60D NAIL SET
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
VOL., PG.	VOLUME, PAGE
P.R.T.C.	PLAT RECORDS OF TRAVIS COUNTY
D.R.T.C.	DEED RECORDS OF TRAVIS COUNTY
R.P.R.T.C.	REAL PROPERTY RECORDS OF TRAVIS COUNTY
O.P.R.T.C.	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
B.L.	BUILDING LINE
S.E.	SEWAGE EASEMENT
D.E.	DRAINAGE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
P.O.B.	POINT OF BEGINNING

LINE TABLE		
Number	Bearing	Distance
L1	S27°11'01"W	16.58'
L2	S62°47'46"E	40.93'
L3	S33°18'22"W	5.01'
L4	S89°56'38"W	20.00'
L5	S62°48'59"E	1.00'

BEARING BASIS:
 THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM (CENTRAL ZONE, NAD83/HARN, COMBINED SCALE FACTOR = 1.0001). THE COORDINATES WERE ESTABLISHED BY GPS FROM CITY OF AUSTIN MONUMENT "N-33-2001" HAVING COORDINATE VALUES OF N=10,119,265.511, E=3,140,811.942 AND CITY OF AUSTIN MONUMENT "N-33-3001" HAVING COORDINATE VALUES OF N=10,117,927.194, E=3,141,156.827. ALL DISTANCES SHOWN ARE SURFACE DISTANCES.

NOTE:
 THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED ON THE TITLE COMMITMENT ISSUED BY CHICAGO TITLE INSURANCE CO., GF. NO. 1004014-COM, EFFECTIVE DATE: MARCH 16, 2010.



Steven M. Duarte
 Registered Professional Land Surveyor
 No. 5940 - State of Texas

1/23/12
 Date:

DATE: 01-23-2012
 DRAWN BY: smd
 MAI JOB NO.: 441-13-11
 REFERENCE: 564/65

J:\JOSEYK PRIESE & ASSOC\NORTH ACRES\4411311 Easements\dwg\4614.21 TWSE-1.DWG

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