

C7L-2014-0001

Area to be annexed for  
Limited Purposes.

(Approximately 135.796 acres  
of land out of the Sanitiago  
Del Valle Grant, Abstract No.  
24 in Travis County, Texas)

(Portion of St. Alban's  
Addition)

(Unplatted Land)

### LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR TWO TRACTS OF LAND,  
THE TRACT HEREINAFTER DESCRIBED AS TRACT ONE  
CONTAINING APPROXIMATELY 117.188 ACRES OF  
LAND OUT OF THE SANTIAGO DEL VALLE GRANT,  
ABSTRACT NO. 24 IN TRAVIS COUNTY, TEXAS AND  
THE TRACT HEREINAFTER DESCRIBED AS TRACT TWO  
CONTAINING APPROXIMATELY 18.6 ACRES OF LAND  
OUT THE SANTIAGO DEL VALLE GRANT, ABSTRACT  
NO. 24 IN TRAVIS COUNTY, TEXAS; OF WHICH  
APPROXIMATELY 135.796 ACRES OF LAND ARE TO  
BE MADE PART OF THE CITY OF AUSTIN, SAID  
APPROXIMATELY 135.796 ACRES BEING MORE  
PARTICULARLY DESCRIBED AS FOLLOWS:

#### **TRACT ONE**

BEING all of that called 117.188 acre tract of land described as  
"Grantor 1 Tracts: Tract 1" and conveyed to Onion Associates,  
Ltd. by Correction Joint Partnership Contribution General  
Warranty Deeds recorded in Document No. 2006146663 and Document  
No. 2006236625 of the Official Public Records of Travis County,  
Texas. Said 117.188 acre tract also being a portion of that  
called 135.796 acre tract of land described in Texas Senate Bill  
1867, Section Two as "The Cascades Municipal Utility District  
No. 1".

#### **TRACT TWO**

BEING approximately 18.6 acres of land and consisting of a tract  
being a portion of Lot 1, St. Alban's Addition, a subdivision of

record in Book 86, Page 88C of the Plat Records of Travis County, Texas, all of that called 8.17 acre tract of land described as "Grantor 1 Tracts: Tract 2" and conveyed to Onion Associates, Ltd. by Correction Joint Partnership Contribution General Warranty Deeds recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, all of that called 2.273 acre tract of land described as "Grantor 1 Tracts: Tract 3" and conveyed to Onion Associates, Ltd. by Correction Joint Partnership Contribution General Warranty Deeds recorded in Document No. 2006146663 and Document No. 2006236625 of the Official Public Records of Travis County, Texas and all of the 2 acre tract of land being a remainder tract out of that called 16.88 acre tract of land described as "Tract One" and conveyed to Protestant Episcopal Church Council of the Diocese of Texas by General Warranty Deed recorded in Volume 7640, Page 106 of the Deed Records of Travis County, Texas. Said 18.6 acre tract being a portion of a called 135.796 acre tract of land described in Texas Senate Bill No. 1867, Section Two as "The Cascades Municipal Utility District No. 1", Said 18.6 acre tract also being all of said 135.796 acre tract, save and except a called 117.188 acre tract of land described as "Grantor 1 Tracts: Tract 1" and conveyed to Onion Associates, Ltd. by Correction Joint Partnership Contribution General Warranty Deeds recorded in Document No. 2006146663 and Document No. 2006236625 of the Official Public Records of Travis County.

"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  
07-21-2014

*Mary P. Hawkins 7-21-2014*

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

REFERENCES

Austin Grid F-10 & G-10  
TCAD MAPS 4-4818