

C7a-2016-0008

Area to be annexed.

(Approximately 29 acres of land
out of the Mariguita Castro
Survey No. 50, Abstract No. 160
in Travis County, Texas)

(Unplatted Land)

(Portion of East Howard Lane)

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR TWO TRACTS OF LAND, THE
TRACT HEREINAFTER DESCRIBED AS TRACT ONE
CONTAINING APPROXIMATELY 29.0990 ACRES OF LAND
OUT OF THE MARIGUITA CASTRO SURVEY NO. 50,
ABSTRACT NO. 160 IN TRAVIS COUNTY, TEXAS AND
THE TRACT HEREINAFTER DESCRIBED AS TRACT TWO
CONTAINING APPROXIMATELY 0.2 ACRES OF LAND OUT
OF THE MARIGUITA CASTRO SURVEY NO. 50, ABSTRACT
NO. 160 IN TRAVIS COUNTY, TEXAS; OF WHICH
APPROXIMATELY 29 ACRES OF LAND ARE TO BE MADE
PART OF THE CITY OF AUSTIN, SAID APPROXIMATELY
29 ACRES BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS:

TRACT ONE

BEING approximately 29.0990 acres for a proposed subdivision as described in the Upper East End Subdivision Plan (Case No. C8J-2015-0097) and being all of that called 29.099 acre tract of land conveyed to MMK Properties, LLC by General Warranty Deed with Vendor's Lien recorded in Document No. 2013174668 of the Official Public Records of Travis County, Texas.

TRACT TWO

BEING approximately 0.2 acres being that portion of East Howard Lane bounded on the west by the southerly prolongation of the westerly line of said 29.0990 acre tract and the easterly line of a called 21.146 acre tract of land conveyed to The Westcap Corporation by Special Warranty Deed recorded in Volume 13389, Page 1627 of the Real Property Records of Travis County, Texas and bounded on the east by the southerly prolongation of the easterly line of said 29.0990 acre tract and the westerly line of Cantarra Section IIA-2 Small Lot Subdivision, a subdivision of record in Document No. 201600145 of the Official Public Records of Travis County, Texas, same being the present corporate limit line of the

City of Austin as adopted by Ordinance No. 20151217-79 (Case No. C7a-2015-0008).

"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
09-06-2016

Mary P. Hawkins 9/12/16

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

REFERENCES

Austin Grid Q-32 & Q-33
TCAD MAPS 2-5141