

DESCRIPTION

DESCRIBING A TRACT OF LAND CONTAINING 2.169 ACRES, BEING A PORTION OF BLOCK 2 OF THE SUBDIVISION OF OUTLOT 21, DIVISION O OF THE GOVERNMENT OUTLOTS ADJOINING THE ORIGINAL CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, ACCORDING TO A PLAT OF SAID GOVERNMENT OUTLOTS ON FILE IN THE GENERAL LAND OFFICE OF THE STATE OF TEXAS, A PLAT OF THE SUBDIVISION OF SAID OUTLOT 21 BEING OF RECORD IN MINUTE BOOK K, PAGE 565 OF DISTRICT COURT RECORDS OF TRAVIS COUNTY, TEXAS, SAID 2.169 ACRES ALSO BEING ALL OF THAT CERTAIN 2.169 ACRE TRACT OF LAND DESCRIBED IN A WARRANTY DEED TO THE HOUSING AUTHORITY OF THE CITY OF AUSTIN EXECUTED ON OCTOBER 12, 1977 AND RECORDED IN VOLUME 5944, PAGE 316, DEED RECORDS OF SAID COUNTY AND STATE AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, at the southeast corner of said 2.169 acre tract, same being in the west right-of-way line of Chalmers Avenue and in the north right-of-way line of East 2nd Street;

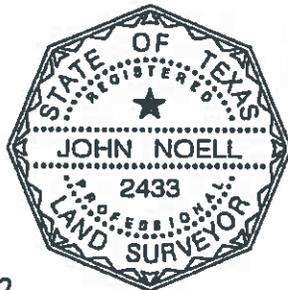
THENCE, with the south line of said 2.169 acre tract, same being the north line of said East 2nd Street, N67°11'00"W, 311.93 feet to the southwest corner of said 2.169 acre tract, same being the southeast corner of that certain 2.17 acre tract of land described in a deed to the City of Austin as recorded in Volume 6325, Page 1406, Deed Records of said County and State;

THENCE, with the west line of said 2.169 acre tract, same being the east line of said 2.17 acre tract, N23°05'00"E, 302.79 feet to the northwest corner of said 2.169 acre tract, same being the northeast corner of said 2.17 acre tract and in the south right-of-way line of East 3rd Street;

THENCE, with the north line of said 2.169 acre tract, same being the south line of said East 3rd Street, S67°15'00"E, 311.67 feet to the northeast corner of said 2.169 acre tract, same being in the west line of said Chalmers Avenue;

THENCE, with the east line of said 2.169 acre tract, same being the west line of said Chalmers Avenue, S23°02'00"W, 303.15 feet to the POINT OF BEGINNING and containing 2.169 acres of land.

Field Notes Prepared by:
URBAN DESIGN GROUP PC
3660 Stoneridge Road, # E101
Austin, Texas 78746
(512) 347-0040
TBPLS NO. 10065900
References: TCAD: 02 0408 0102
Basis of Bearings: Volume 5944, Page 316, Deed Records of Travis County, Texas



Handwritten signature of John Noell
John Noell, R.P.L.S. #2433
Date: 9.27.17

Austin Grid: K-21

Exhibit A

EAST 3RD STREET

S67° 15'00"E 311.67'

CITY OF AUSTIN
2.17 ACRES
VOL. 6325, PG. 1406

N23° 05'00"E 302.79'

THE HOUSING AUTHORITY
OF THE CITY OF AUSTIN
2.169 ACRES
VOL. 5944, PG. 316

S23° 02'00"W 303.15'

CHALMERS AVENUE

POINT OF
BEGINNING
Field note #1411
2.169 acres

N67° 11'00"W 311.93'

EAST 2ND STREET



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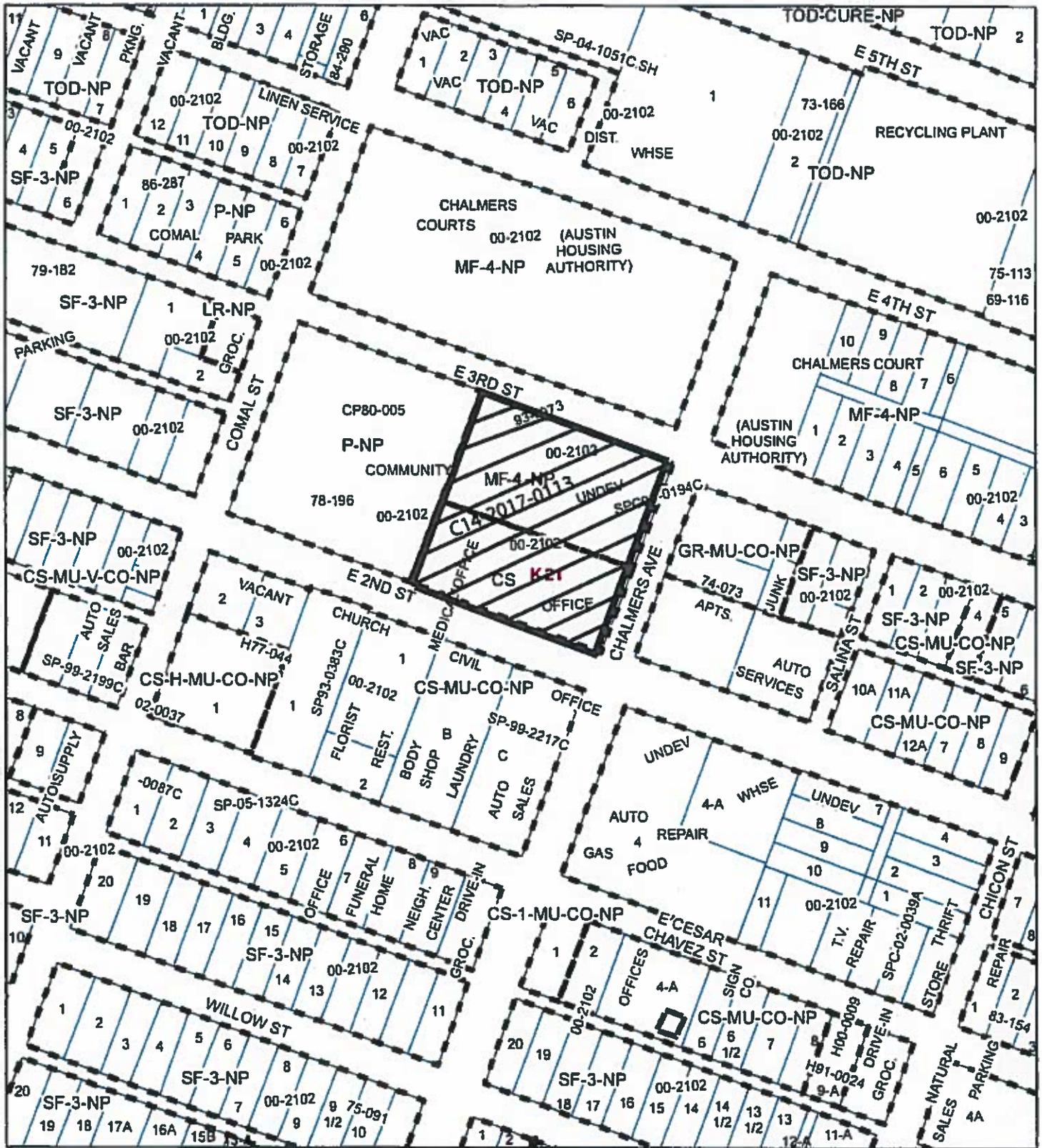


URBAN DESIGN GROUP
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1" = 60'

Field note #1411 to accompany this map



CHALMERS COURT

ZONING CASE#: C14-2017-0113

LOCATION: 1640 E. 2ND ST.

SUBJECT AREA: 2.17 ACRES

GRID: K21

MANAGER: HEATHER CHAFFIN

Exhibit B



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY
-  CREEK BUFFER

1" = 200'



This map has been produced by the Communications Technology Management Dept. on behalf of the Planning Development Review Dept. for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.