

Agenda Item Request Form

BURNET COUNTY COMMISSIONER'S COURT

Meetings – 9:00am – 1st through 4th Tuesday of Every Month

**NO ITEM WILL BE ON AN AGENDA
WITHOUT PRIOR APPROVAL BY A MEMBER OF COMMISSIONER'S COURT**

All **Contracts** must be approved by County Auditor's
And County Attorney's office prior to being on the Agenda

Agenda items and supporting documents are due to Court Coordinator's Office (Rm. 201) no later than noon on Thursday prior to the meeting date requested.

Ph: 512-715-5276 Fax: 512-715-5217 email: comcrt@burnetcountytexas.org

Presenters are to limit presentation time to no more than 5 minutes.

Today's Date: 05/20/2025

Requested by:

Commissioners Court Date: 05/27/2025

AGENDA ITEM: Acknowledgement/Acceptance of the gifted deed for 1.02 acres located at Stringtown Cemetery, 4744 South 1174, Bertram, Texas 78605.

Judge Wilson

Commissioner Pct. 1 Luther

Commissioner Pct. 2 Beirele

Commissioner Pct. 3 Collier

Commissioner Pct. 4 Dockery

Good Afternoon,

Our office was asked by Rachel Bryson on behalf of the County to prepare a deed from Albert Downing to Burnet County. She has further asked us to email Mr. Downing to execute the deed. Our office policy is that the invoice must be paid before we email any documents. Unfortunately, she was unsure of who would be paying the attached invoice so Mr. Rockafellow asked me to send the invoice to the email that she provided to us. Please, let us know how we need to proceed.

Blessings,
Liz Hubbard



Liz Hubbard

LEGAL ASSISTANT

117 E JACKSON ST BURNET, TX 78611
p 512-756-4100 | f 512-756-2900
LIZ@HILLCOUNTRYLEGAL.COM
HILLCOUNTRYLEGAL.COM

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WARNING – FRAUDULENT FUNDING INSTRUCTIONS: Email hacking and fraud are on the rise to fraudulently misdirect funds. Please call your escrow officer immediately using contact information found from an independent source, such as the sales contract or internet, to verify any funding instructions received. We are not responsible for any wires sent by you to an incorrect bank account. We will NEVER ask you to send funds via ACH origination.

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Blair Manning
Tourism & Marketing Director
Burnet County
(C) 737-251-3021

2 attachments

 **invoice_127846.pdf**
42K

 **Burnet_Co_Commission_Deed_Request.pdf**
214K

Real Estate Deed Information

CLIENT'S NAME: Burnet County
Address: 220 South Pierce Street, Burnet, TX 78611
Phone Number: 512 - 756 - 5420
Email: countyjudge@burnetcountytexas.org

(The current Owners of the property/ Current names listed on the current Deed)

GRANTOR(S) NAME: Albert D. Downing
Address: 7875 Zinnia St., Arrada, CO 80005
Phone Number: 512.797.3682
Email: downing4744@gmail.com

(The soon to be owner(s)/ The name(s) the new Deed will be changed to)

GRANTEE(S) NAME: Burnet County
Address: 220 South Pierce St., Burnet, TX 78611
Phone Number: 512.756.5420
Email: countyjudge@burnetcountytexas.org

Property Address: 4744 South 1174, Bertram, TX 78605
Property County: Burnet County, Texas

Please email (to lizh@hillcountrylegal) or drop off a copy of the current deed.

Fwd: Deed Request

1 message

Blair Manning <bmanning@burnetcountytexas.org>

Mon, May 19, 2025 at 7:30 AM

To: Helen Cummins <hcummins@burnetcountytexas.org>

Good morning Helen, can you please see the attached and get me a PO for that amount?
This is in reference to the email sent by Judge on Friday.
Thank you,

----- Forwarded message -----

From: **Bryan Wilson** <bwilson@burnetcountytexas.org>

Date: Wed, May 14, 2025 at 11:35 AM

Subject: Fwd: Deed Request

To: Blair Manning <bmanning@burnetcountytexas.org>

Bryan Wilson

Burnet County Judge

220 S. Pierce

Burnet, TX 78611

512-756-5400

----- Forwarded message -----

From: **Stephanie McCormick** <smccormick@burnetcountytexas.org>

Date: Mon, May 12, 2025 at 2:26 PM

Subject: Fwd: Deed Request

To: Bryan Wilson <bwilson@burnetcountytexas.org>

Stephanie McCormick

Burnet County Administrative Director/Court Coordinator

Burnet County Judge Bryan Wilson

512-715-5276

New email : smccormick@burnetcountytexas.org

----- Forwarded message -----

From: **Liz Hubbard** <lizh@hillcountrylegal.com>

Date: Mon, May 12, 2025 at 2:04 PM

Subject: Deed Request

To: countyjudge@burnetcountytexas.org <countyjudge@burnetcountytexas.org>

The Rockafellow Law Firm, PLLC
117 East Jackson Street
Burnet, Texas 78611
United States
512-756-4100



Burnet County Accounts Payable

Balance \$281.98
Invoice # 127846
Invoice Date May 12, 2025
Payment Terms Due Date
Due Date May 19, 2025

Burnet County - 4744 South 1174, Bertram, TX 78605

Securely pay online

<https://law-office-of-cody-henson.mycase.com/x5zjebbn>



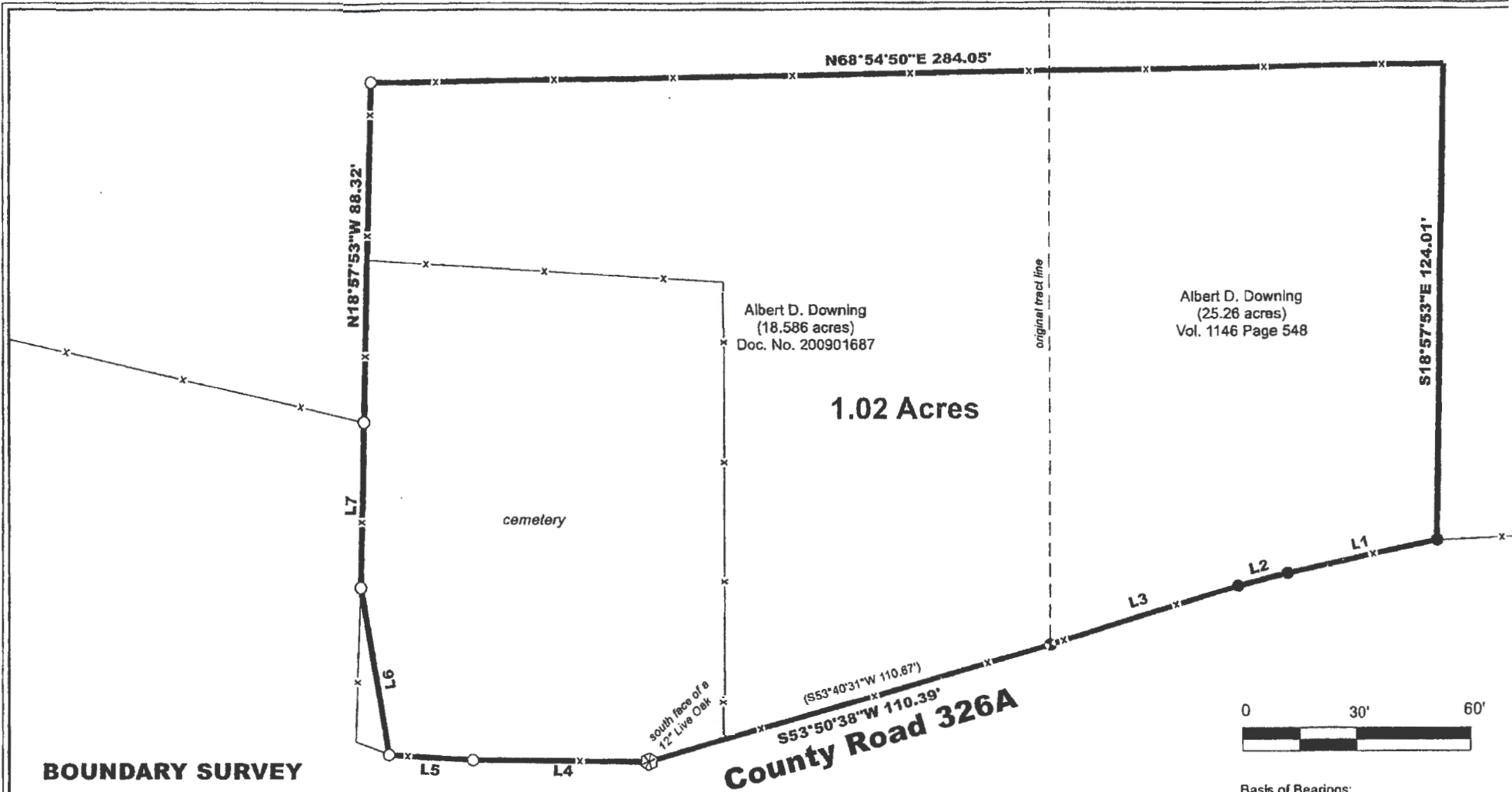
Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
05/12/2025	TRR	Flat Attorney Fee	Added Document: Burnet County Gift Deed.doc	\$250.00	flat	\$250.00
Totals:					0.00	\$250.00

Expenses

Date	Description	Cost	Line Total
05/12/2025	Burnet County Clerk's fee to e-record a General Warranty Gift Deed	\$31.98	\$31.98
Expense Total:			\$31.98

Time Entry Sub-Total:	\$250.00
Expense Sub-Total:	\$31.98
Sub-Total:	\$281.98
Total:	\$281.98
Amount Paid:	\$0.00
Balance Due:	\$281.98



Basis of Bearings:
Texas State Plane Coordinate System
NAD83 Texas Central Zone.

LEGEND	
	1/2" Iron Pin Set with cap marked "MAPLES RPLS 5043"
	1/2" Iron Pin Found with cap
	1/2" Iron Pin Found with cap marked "JM GOODSON"
	Wire Fence
	Record Calls

BOUNDARY SURVEY

Being 1.02 acres of the J. Becker Survey No. 2, Abst. No. 121 in Burnet County, Texas, and being part of a 25.26 acre tract of land described in a deed from Virginia Ernestine Oertli Downing to Albert D. Downing, III, et ux, dated March 27, 2003, as recorded in Vol. 1146, Page 548 of the Official Public Records of Burnet County, Texas, and being part of an 18.586 acre tract of land described in a deed from Woodrow C. Powell, et ux, to Albert D. Downing, dated February 16, 2009, recorded as Doc. No. 200901687 of said official public records.

A legal description of even survey date herewith of the tract shown hereon accompanies this plat.

Surveyed on the ground on March 12, 2025.

Paul W. Maples

Paul W. Maples, RPLS
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Job No. 241203



LINE	BEARING	W/IRIZ DIST
L1	N58°54'E	40.48'
L2	N56°13'E	13.57'
L3	N54°02'E	52.35'
L4	S70°59'10"W	46.13'
L5	S73°41'52"W	21.90'
L6	N31°33'03"W	44.68'
L7	N18°21'03"W	43.34'

LINE	BEARING	DISTANCE
L1	S57°29'57"W	40.49'
L2	S55°32'36"W	13.46'
L3	S52°40'39"W	52.19'
L4	S70°14'52"W	46.11'
L5	S73°30'56"W	22.04'
L6	N29°48'25"W	44.37'
L7	N19°02'35"W	43.42'

Maples & Associates, Inc.

www.maplesinc.com • P.O. Box 893 • Lampasas, Texas 76550 • (512) 556-2078 • (512) 556-0500 fax • Firm No. 10097700

LEGAL DESCRIPTION OF A TRACT OF LAND IN BURNET COUNTY, TEXAS.

Being 1.02 acres of the J. Becker Survey No. 2, Abst. No. 121 in Burnet County, Texas, and being part of a 25.26 acre tract of land described in a deed from Virginia Ernestine Oertli Downing to Albert D. Downing, III, et ux, dated March 27, 2003, as recorded in Vol. 1146, Page 548 of the Official Public Records of Burnet County, Texas, and being part of an 18.586 acre tract of land described in a deed from Woodrow C. Powell, et ux, to Albert D. Downing, dated February 16, 2009, recorded as Doc. No. 200901687 of said official public records; said 1.02 acres being more particularly described as follows;

BEGINNING at a 1/2 inch iron pin with cap marked "JM GOODSON" found at a fence corner on the north line of County Road 326A for the southwest corner of said 25.26 acre tract and the southeast corner of said 18.586 acre tract;

THENCE with the fenced north line of said County Road 326A and the south line of said 18.586 acre tract as follows;

South 53° 50' 38" West, 110.39 feet to the south face of a 24 inch Cedar;

South 70° 14' 52" West, 46.11 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

South 73° 30' 56" West, 22.04 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 29° 48' 25" West, 44.37 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 19° 02' 35" West, 43.42 feet at a fence corner;

THENCE North 18° 57' 53" West, 88.32 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set in fence;

THENCE North 68° 54' 50" East, 284.05 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE South 18° 57' 53" East, 124.01 feet to a 1/2 inch iron pin with cap found at a fence corner on the north line of said County Road 326A and the south line of said 25.26 acre tract;

THENCE with the north line of said County Road 326, with the south line of said 25.26 acre tract, and along the general course of a fence as follows;

South 57° 29' 57" West, 40.49 feet to a 1/2 inch iron pin with cap found at a fence corner;

South 55° 32' 36" West, 13.46 feet to a 1/2 inch iron pin with cap found at a fence corner;

South 52° 40' 39" West, 52.19 feet to the PLACE OF BEGINNING, as surveyed on the ground on March 12, 2025, by MAPLES & ASSOCIATES, INC., and as shown on an accompanying plat of even survey date herewith.

