

**IN THE COMMISSIONERS' COURT  
OF WILLIAMSON COUNTY, TEXAS**

**RESOLUTION**

WHEREAS, the Commissioners' Court of Williamson County, Texas, has found and determined that in order to promote the public safety, to facilitate the safety and movement of traffic, and to preserve the financial investment of the public in its roadways, public necessity requires acquisition of fee simple title to that certain tract of land being 0.744 acre (Parcel 69) described by metes and bounds in Exhibit "A" owned by **DIANE BARR, CLYDE BARR, CHARLES R. BARR and EDNA GUENZEL BARR (deceased)** for the purpose of constructing, reconstructing, maintaining, and operating Corridor A-1 (Southeast Loop) roadway improvements ("Project"), excluding all the oil, gas, and sulphur which can be removed from beneath said real property, without any right whatever remaining to the owner of such oil, gas, and sulphur of ingress to or egress from the surface of said real property for the purpose of exploring, developing, or mining of the same, as a part of the improvements to the Project, at such locations as are necessary and that such constructing, reconstructing, maintaining, and operating shall extend across and upon, and will cross, run through, and be upon the hereinafter described real properties; and

WHEREAS, the Commissioners' Court of Williamson County, Texas, has, through agents employed by the said office, entered into bona fide good faith negotiations with the owners of the hereinafter described properties and has failed to agree with the owners on the compensation and damages, if any, due to said owners to acquire the property voluntarily. Now, therefore, the Commissioners' Court of Williamson County, Texas is authorizing the use of its power of eminent domain to condemn property.

BE IT RESOLVED BY THE COMMISSIONERS' COURT OF THE COUNTY OF WILLIAMSON, that the County Attorney or his designated agent be and he is hereby authorized and directed to file or cause to be filed against the owners of any interest in, and the holders of any lien secured by, the following described tracts of land, described in Exhibit "A" attached hereto, a suit in eminent domain to acquire the property interests for the aforesaid purposes; and

It is the intent of the Commissioners' Court that this resolution authorizes the condemnation of all property interests required to complete the construction and maintenance of the Project and associated public purposes. If it is later determined that there are any errors in the descriptions contained herein or if later surveys contain more accurate revised descriptions, the County Attorney is authorized to have such errors corrected or revisions made without the necessity of obtaining a new resolution of the Commissioners' Court authorizing the condemnation of the corrected or revised Property.

BE IT FURTHER RESOLVED that the County Attorney or his designated agent be and he is hereby authorized and directed to incur such expenses and to employ such experts as he shall deem necessary to assist in the prosecution of such suit in eminent domain, including, but not limited to, appraisers, engineers, and land use planners or other required expert consultants.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

---

Bill Gravell, Jr.  
Williamson County Judge

**EXHIBIT A**  
**PROPERTY DESCRIPTION FOR PARCEL 69**

DESCRIPTION OF A 0.744 ACRE (32,402 SQUARE FOOT), PARCEL OF LAND SITUATED IN THE WATKINS NOBLES SURVEY, ABSTRACT NO. 484 IN WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THAT CALLED 2.50 ACRE TRACT OF LAND DESCRIBED IN WARRANTY DEED TO CHARLES O. BARR (DECEASED) RECORDED IN VOLUME 848, PAGE 697 OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, AND NOW APPEARS TO BE VESTED WITH DIANE BARR, CHARLES BARR AND CLYDE BARR AS REFERENCE IN AFFIDAVIT OF HEIRSHIP RECORDED IN DOCUMENT NO. 2003061286 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 0.744 ACRE (32,402 SQUARE FOOT) PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at an iron rod with aluminum cap stamped "ROW 4933" (Grid Coordinates determined as N=10,169,125.93 E=3,192,874.88 TxSPC Zone 4203) set in the proposed easterly Right-of-Way (ROW) line of F. M. 3349 (variable width ROW), being the northerly boundary line of said 2.50 acre tract, same being the southerly boundary line of the remainder of that called 15.00 acre tract of land described in Warranty Deed to Charles Barr and wife, Rosa Barr recorded in Volume 832, Page 303 of the Deed Records of Williamson County, Texas, for the northeasterly corner and **POINT OF BEGINNING** of the herein described parcel, and from which, a 1/2" iron rod found, being an ell corner in said southerly boundary line of the remainder of the 15.00 acre tract, same being the northeasterly corner of said 2.50 acre tract bear S 82°27'38" E, at a distance of 367.25 feet;

- 1) **THENCE**, departing said remainder of the 15.00 acre boundary line, with said proposed easterly ROW line, through the interior of said 2.50 acre tract, **S 07°39'47" W**, for a distance of **207.93** feet to an iron rod with aluminum cap stamped "ROW 4933" set in the southerly boundary line of said 2.50 acre tract, same being the northerly boundary line of that called 2.496 acre tract of land described in Special Warranty Deed to Brian N. Brown recorded in Document No. 2015065368 of the Official Public Records of Williamson County, Texas, for the southeasterly corner of the herein described parcel, and from which, a 1/2" iron rod found, being the southeasterly corner of said 2.50 acre tract and the northeasterly corner of said 2.496 acre tract, also being the southerly boundary line of said remainder of the 15.00 acre tract bears S 82°26'22" E, at a distance of 367.33 feet;
- 2) **THENCE**, departing said proposed easterly ROW line, with the southerly boundary line of said 2.50 acre tract, same being the northerly boundary line of said 2.496 acre tract, **N 82°26'22" W**, at a distance of 155.41 feet, pass a 1/2" iron rod found, and continuing for a total distance of **155.80** feet to a calculated point in the existing easterly ROW line of F.M. 3349 (100' ROW width), being the southwesterly corner of said 2.50 acre tract and the northwesterly corner of said 2.496 acre tract, same being the easterly line of that called 4.1049 acre ROW tract of land described in Deed to the State of Texas recorded in Volume 669, Pg. 340 of the Deed Records of Williamson County, Texas, for the southwesterly corner of the herein described parcel, and from which, a 1/2" iron rod found, being the southwesterly corner of said 2.496 acre tract, same being the southeasterly corner of said 4.1049 acre ROW tract bears, with said existing ROW line, S 07°37'56" W, at a distance of 208.20 feet;

- 3) **THENCE**, with said existing easterly ROW line, same being the easterly line of said 4.1049 acre ROW tract, also being the westerly boundary line of the 2.50 acre tract, **N 07°37'56" E**, for a distance of **207.87** feet to a 1/2" iron rod found, being the northwesterly corner of said 2.50 acre tract, same being the southwesterly corner of said remainder of the 15.00 acre tract, for the northwesterly corner of the herein described parcel, and from which, a TxDOT Type 1 concrete monument found in said existing easterly ROW line, same being the westerly line of said remainder of the 15.00 acre tract, bears **N 07°37'56" E**, at a distance of 8.76 feet, pass a 1/2" iron rod found, and continuing for a total distance of 93.69 feet;
- 4) **THENCE**, departing said existing easterly ROW line, same being said 4.1049 acre ROW line, with the northerly boundary line of said 2.50 acre tract, same being the southerly boundary line of said remainder of the 15.00 acre tract, **S 82°27'38" E**, for a distance of **155.92** feet to the **POINT OF BEGINNING**, containing 0.744 acre, (32,402 square feet) of land, more or less.

This property description is accompanied by a separate parcel plat.

All bearings recited herein are based on the Texas State Plane Coordinate System, Central Zone No. 4203, NAD 83.

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

That I, M Stephen Truesdale, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct and that the property described herein was determined by a survey made on the ground under my direct supervision.

WITNESS MY HAND AND SEAL at Round Rock, Williamson County, Texas.

*M. Stephen Truesdale*

*11 MAY 2021*

M Stephen Truesdale  
Registered Professional Land Surveyor No. 4933  
Licensed State Land Surveyor  
Inland Geodetics, LLC  
Firm Registration No: 100591-00  
1504 Chisholm Trail Road, Suite 103  
Round Rock, TX 78681

Date





# EXHIBIT PLAT TO ACCOMPANY DESCRIPTION

04/15/2021

JOHN KUYKENDALL SURVEY  
ABSTRACT No. 378

F.M. 3349 (100' R.O.W. WIDTH)

STATE OF TEXAS  
4.1049 ACRES  
VOL. 668, PG. 340  
D.R.W.C.T.

OSTENSIBLE SURVEY LINE

N07°37'56"E 93.69'

EXISTING ROW LINE

N07°37'56"E 207.87'  
(N09°07'E 208.00')

TEXAS POWER AND LIGHT  
COMPANY EASEMENT  
VOL. 868, PG. 64  
D.R.W.C.T.

CHARLES BARR &  
WIFE, ROSA BARR  
REMAINDER OF 15.00 AC.  
VOL. 832, PG. 303  
D.R.W.C.T.

S82°27'38"E 155.92'

(S80°58'E 523.60')  
S82°27'38"E 523.17'

367.25'

**P.O.B.**

GRID COORDINATES:  
N=10,169,125.93  
E=3,192,874.88

**(69)**  
0.744 AC.  
32,402 SQ. FT.

PROPOSED ROW LINE  
S07°39'47"W 207.93'

DIANE BARR, CLYDE BARR &  
CHARLES R. BARR  
2.50 AC.  
AFFIDAVIT OF HEIRSHIP  
DOC. 2003061286  
O.P.R.W.C.T.  
DESCRIBED IN DEED TO  
CHARLES O. BARR, (DECEASED)  
VOL. 848, PG. 697  
D.R.W.C.T.

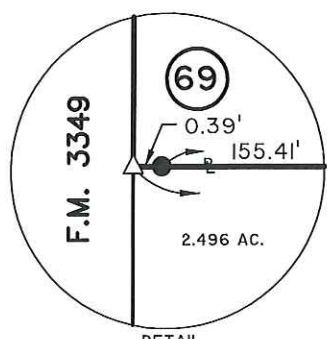
(N80°58'W 523.60')  
S82°26'22"E 523.13'

367.33'

WATKINS NOBLES SURVEY  
ABSTRACT No. 484

BRIAN N. BROWN  
2.496 AC.  
DOC. 2015065368  
O.P.R.W.C.T.

S07°37'56"W 208.20'  
(N09°12'52"E 208.10')



30' ACCESS EASEMENT  
Vol. 832, Pg. 316

(S09°07'W 208.00')  
N07°38'4"E 208.06'

(S09°04'38"W 207.80')



SCALE  
1" = 60'

PARCEL PLAT SHOWING PROPERTY OF  
DIANE BARR, CLYDE BARR  
& CHARLES O. BARR

WILLIAMSON COUNTY

PROJECT  
FM 3349

PARCEL 69

PAGE 3 OF 4

**EXHIBIT**  
**PLAT TO ACCOMPANY DESCRIPTION**

04/15/2021

**LEGEND**

○	IRON ROD WITH ALUMINUM CAP STAMPED "ROW 4933" SET	P.O.B.	POINT OF BEGINNING
⊙	IRON ROD WITH PLASTIC CAP FOUND - AS NOTED	P.O.R.	POINT OF REFERENCE
●	1/2" IRON ROD FOUND	( )	RECORD INFORMATION
■	TXDOT TYPE I CONCRETE MONUMENT FOUND	P.R.W.C.T.	PLAT RECORDS WILLIAMSON COUNTY, TEXAS
⊙	IRON PIPE FOUND	D.R.W.C.T.	DEED RECORDS WILLIAMSON COUNTY, TEXAS
△	CALCULATED POINT	O.R.W.C.T.	OFFICIAL RECORDS WILLIAMSON COUNTY, TEXAS
ℙ	PROPERTY LINE	O.P.R.W.C.T.	OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY, TEXAS
— — —	LINE BREAK		
↔	DENOTES COMMON OWNERSHIP		

I) All bearings shown hereon are based on grid bearing. All distances are surface distances. Coordinates are surface values based on the Texas State Plane Coordinate System, NAD 83, Central Zone.

THE SURVEY SHOWN HEREON WAS PREPARED IN CONJUNCTION WITH THAT COMMITMENT FOR TITLE INSURANCE GF NO. 2059024-KFO, ISSUED BY TITLE RESOURCES GUARANTY COMPANY, EFFECTIVE DATE OCTOBER 9, 2020, ISSUE DATE OCTOBER 19, 2020.

IOG. EASEMENT TO TEXAS POWER AND LIGHT COMPANY RECORDED IN VOLUME 361, PAGE 121, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES NOT AFFECT.

H. EASEMENT TO STATE OF TEXAS RECORDED IN VOLUME 669, PAGE 344, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES NOT AFFECT.

I. EASEMENT TO TEXAS POWER AND LIGHT COMPANY RECORDED IN VOLUME 868, PAGE 64, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, AFFECTS AS SHOWN.

J. EASEMENT TO TEXAS POWER AND LIGHT COMPANY RECORDED IN VOLUME 1102, PAGE 121, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES NOT AFFECT.

K. EASEMENTS AS SET FORTH RECORDED IN VOLUME 832, PAGE 316, AND VOLUME 832, PAGE 326, OF THE DEED RECORDS OF WILLIAMSON COUNTY TEXAS, DO NOT AFFECT.


L. 30 FOOT WIDE EASEMENT AS EVIDENCED BY THAT CERTAIN DEED RECORDED IN VOLUME 832, PAGE 303, OF THE DEED RECORDS OF WILLIAMSON COUNTY TEXAS, DOES NOT AFFECT.

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND THAT THE PROPERTY SHOWN HEREON WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION.

*M. Stephen Truesdale 11 MAY 2021*

M. STEPHEN TRUESDALE                      DATE  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4933  
LICENSED STATE LAND SURVEYOR  
INLAND GEODETICS, LLC  
FIRM REGISTRATION NO. 100591-00  
1504 CHISHOLM TRAIL ROAD, SUITE 103  
ROUND ROCK, TEXAS 78681



 <b>INLAND GEODETICS</b> PROFESSIONAL LAND SURVEYORS 1504 CHISHOLM TRAIL RD, STE. 103 ROUND ROCK, TX 78681 PH. (512) 238-1200, FAX (512) 238-1251 FIRM REGISTRATION NO. 100591-00	PARCEL PLAT SHOWING PROPERTY OF <b>DIANE BARR, CLYDE BARR &amp; CHARLES O. BARR</b>		<b>PARCEL 69</b>
	SCALE 1" = 60'	WILLIAMSON COUNTY	
			PAGE 4 OF 4