

**ORDER REGARDING ANNEXATION BY CITY OF GEORGETOWN,
TEXAS OF HIGGS ROAD**

WHEREAS, Williamson County (the “County”) owns and maintains a portion of County Road 111 between Westinghouse Road and Southwestern Boulevard known as Higgs Road (“Higgs Road”); and

WHEREAS, in 2019, additional right-of-way for Higgs Road was granted to the County by a special warranty deed recorded in Document No. 2019102077 of the Official Public Records of Williamson County, Texas (the “Additional Right-of-Way”) (together, Higgs Road and the Additional Right-of-Way comprise the “Property”); and

WHEREAS, the City of Georgetown, Texas (the “City”) is in the process of annexing or has already annexed certain properties adjacent to the Property and desires to also annex the Property; and

WHEREAS, Section 43.1055 of the Texas Local Government Code allows the County to request municipal annexation of county roadways;

NOW, THEREFORE, the Commissioners Court of Williamson County, Texas does hereby order the following:

1. The County hereby requests that the City annex the Property as described in Exhibit “A”, attached hereto and incorporated herein, into the city limits of Georgetown, Texas.

SIGNED this _____ day of _____, 2021.

(signatures on the following page)

COUNTY JUDGE
WILLIAM GRAVELL, JR.

Attest:

Nancy Rister, County Clerk

EXHIBIT A
PROPERTY DESCRIPTION

DESCRIPTION OF A RECORD 3.038 ACRE (132,357 SQUARE FOOT) TRACT OF LAND SITUATED IN THE JOSEPH MOTT SURVEY, ABSTRACT NO. 427, THE CALVIN BELL SURVEY, ABSTRACT NO. 112 AND THE WILLIAM ADDISON SURVEY, ABSTRACT NO. 21 IN WILLIAMSON COUNTY, TEXAS, SAID 3.038 ACRES BEING A PORTION OF HIGGS ROAD (RIGHT-OF-WAY WIDTH VARIES), SAID 3.038 ACRE (132,357 SQUARE FOOT) TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY RECORD METES AND BOUNDS AS FOLLOWS:

BEGINNING at the calculated southeasterly corner of Final Plat of Kasper, Section 7, a subdivision of record in Document No. 2019007294 of the Official Public Records of Williamson County, Texas, same being the intersection with the westerly ROW line of said portion of C.R. 111 (Higgs Road) and the existing northerly ROW line of said C.R. 111 (Westinghouse Road), depicted as the southeasterly corner of a 0.83 acre R.O.W. dedication by said plat, same being an ell corner in the westerly boundary line of City of Georgetown Corporate Limits as cited in City Annexation Ordinance 2016 - 13, also being the ostensible survey lines between Joseph Mott Survey, Abstract No. 427 and the Calvin Bell Survey, Abstract No. 112, and **POINT OF BEGINNING** of the herein described Annexation tract;

THENCE, departing said Westinghouse Road and said ostensible Survey line, with the westerly and northerly ROW line of said Higgs Road, being the easterly line of said City of Georgetown Corporate Limits (Annexation Ordinance tract No. 2016 - 13), same being the westerly boundary line of the herein described tract, the following two (2) record courses:

- 1) **N 19°59'46" W**, at a record distance of 1208.25 feet, pass the northeasterly corner of said Kasper, Section 7, same being an angle point in the southerly boundary line of Final Plat of Kasper, Section 6B (southerly corner of Lot 42, Block V), a subdivision of record in Document No. 2019005990 of the Official Public Records of Williamson County, Texas, and continuing with said southerly boundary line for a total distance of **1313.48** feet, to a calculated ell corner;
- 2) **N 68°51'49" E**, at a record distance of 190.46 feet, pass the southeasterly corner of said Kasper, Section 6B, same being the southwesterly corner of Final Plat of Kasper, Section 6A (southwesterly corner Lot 37, Block V), and continuing for a total record distance of **1209.44** feet, being the southeasterly corner of said Kasper, Section 6A, same being the southwesterly corner of Amended Final Plat of Kasper, Section 1 (southwesterly corner of a variable width strip of land dedicated as ROW per said Plat), same being an angle point in the westerly boundary line of the City of Georgetown Corporate Limits (Annexation Ordinance tract No. 2019-51);
- 3) **THENCE**, departing said northerly ROW line, crossing said Higgs Road, with said westerly boundary line of City Annexation tract No. 2019-51, **S 41°32'56" E**, for a distance of **68.75** feet to the existing southerly ROW line of said C.R. 110, being the northerly boundary line of that called 21.39 acre tract of land described in General Warranty Deed to Air W 2017-7, L.P. recorded in Document No. 2020092414 of the Official Public Records of Williamson County, Texas;

THENCE, with the northeasterly ROW line of C.R. 110, transitioning into the northerly ROW line of said Higgs Road (C.R. 111), same being the northerly and westerly boundary line of said 21.39 tract, and in part the northerly and westerly boundary line of that called 29.52 acre (Tract 2) of land described in a General Warranty Deed to 800 Westinghouse Investments, LLC recorded in Document No. 2020092413 of the Official Public Records of Williamson County, Texas, the following six (6) courses:

- 4) **S 81°16'54" W**, for a record distance of **83.04** feet to a calculated angle point, same being the northeasterly corner of that called 0.43 acre additional ROW dedication per recorded in Document No. 2019102077 of the Official Public Records of Williamson County, Texas, for an angle point hereof;
- 5) With the easterly line of said 0.43 acre ROW dedication, **S 23°07'21" E**, for a record distance of **6.07** feet to a calculated ell corner;
- 6) **S 70°29'52" W**, for a record distance of **55.87** feet to a calculated angle point;
- 7) **S 69°01'31" W**, for a record distance of **925.20** feet to the calculated point of curvature to the left;

- 8) Along said record curve to the left, having a delta angle of **89°10'45"**, a radius of **120.69** feet, an arc length of **187.85** feet and a chord which bears **S 24°26'08" W**, for a distance of **169.45** feet to a calculated point of tangency;
- 9) **S 20°09'15" E**, for a record distance of **1063.42** feet to the southeasterly corner of said 0.43 acre ROW dedication tract, for an ell corner in said easterly ROW line of Higgs Road (C.R. 111), being in the westerly boundary line of said 21.39 acre tract, for an ell corner herein;

THENCE, with the westerly boundary line of said 21.39 acre tract, also being the existing easterly ROW line of said Higgs Road, the following three (3) courses:

- 10) With the southerly line of said 0.43 acre ROW dedication tract, **S 66°23'48" W** (record S 66°26'55" W), for a record distance of **4.82** feet to the southwesterly corner of said 0.43 acre ROW tract, for a calculated ell corner;
- 11) Departing said 0.43 acre ROW tract, **S 20°26'31" E**, for a record distance of **8.03** feet to a calculated angle point;
- 12) **S 01°05'19" W**, for a record distance of **52.78** feet to a calculated point, being the southwesterly corner of said 21.39 acre tract, same being the northwesterly corner of that called 1.28 acre (southerly 1/2 of said future Westinghouse Road) ROW dedication tract per Document No. 2013101018, of the Official Public Records of Williamson County, Texas, for a point on line;
- 13) **THENCE**, departing said 21.39 acre tract, with the westerly boundary of Block D, Lot 1, of said Document No. 2013101018, same being said existing easterly ROW line of said Higgs Road, **S 01°05'19" W**, for a record distance of **31.14** feet, for a calculated angle point;
- 14) **THENCE**, departing said westerly ROW line, crossing said Higgs Road, **S 76°46'28" W**, for a distance of **21.94** feet to the **POINT OF BEGINNING**, containing 3.038 acres (132,357 square feet) of land, more or less.

This property description is accompanied by a separate parcel plat.

This document was prepared under 22 TAC §663.2, 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.

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

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

That I, M. Stephen Truesdale, a Registered Professional Land Surveyor, do hereby certify that the above description was determined from record information under my direct supervision.

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

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
(512) 238-1200



Date _____

JOSEPH ROBERTSON SURVEY
ABSTRACT NO. 545

CITY OF GEORGETOWN
ANNEXATION ORDINANCE
No. 2006-125

SAMANTHA KACIR
and JUSTIN KACIR
13.00 ACRES
DOC. NO. 2015061464
O.P.R.W.C.T.

NO.	DIRECTION	DISTANCE
L8	S66°23'48"W	(4.82')
(L9)	(S20°26'31"E)	(8.03')
(L10)	(S01°05'19"W)	(52.78')
(L11)	(S01°05'19"W)	(31.14')
L12	S76°46'28"W	21.94'

CITY OF GEORGETOWN
CORPORATE LIMITS
(S67°37'35"W 475.18')

C.R. 111 / WESTINGHOUSE RD.
(R.O.W. WIDTH VARIES)

WILLIAMSON COUNTY, TEXAS
5.468 ACRES
DOC. No. 2014004559
O.P.R.W.C.T.

JOSEPH MOTT SURVEY
ABSTRACT NO. 427

CITY OF GEORGETOWN
ANNEXATION ORDINANCE
No. 2016-13

FINAL PLAT OF
KASPER, SECTION 7
DOC. NO. 2019007294
O.P.R.W.C.T.

DUBINA AVE.

SEE SHEET 2
MATCHLINE

FREDERICK DR.

ANDERS ST.

LOT 70
OPEN SPACE

0.37 AC.
ROW DEDICATION

0.83 AC.
ROW DEDICATION

P.O.B.

OSTENSIBLE SURVEY LINE

CITY OF GEORGETOWN

S67°35'15"W 299.24'
OSTENSIBLE ROW LINE

(S67°56'38"W 650.12')
N67°38'49"E 650.15'

S68°30'12"W 354.52'

(N67°35'15"E 1841.71')

TRACT I

TAYLOR MORRISON OF TEXAS, INC.
70.811 ACRES
DOC. No. 2018021640
O.P.R.W.C.T.

(49.78')
N70°19'30"E

TRIPLE PLAY SPORTSPLEX
3.01 ACRES, 2nd TRACT
DOC. NO. 2005003974
O.P.R.W.C.T.

(201.46')
N70°32'00"E

(100.00')
N70°34'30"E

TRIPLE PLAY SPORTSPLEX
23.65 ACRES, 3rd TRACT
DOC. No. 2005003974
O.P.R.W.C.T.

JONAH WATER SUPPLY CORP.
0.23 ACRES
VOL. 829, PAGE 330
D.R.W.C.T.

FINAL PLAT
BELL GIN PARK
BLOCK D, LOT I
DOC. NO. 2013101018
O.P.R.W.C.T.

3.038 ACRE
ANNEXATION TRACT
132,357 SQ. FT.

0.43 AC. ADDITIONAL ROW
DOC. NO. 2019102077
O.P.R.W.C.T.

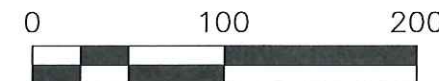
CALVIN BELL SURVEY
ABSTRACT NO. 112

800 WESTINGHOUSE
INVESTMENTS, LLC
29.52 ACRES
DOC. NO. 2020092413
O.P.R.W.C.T.

AIR W 2017-7, L.P.
21.39 ACRES
DOC. NO. 2020092414
O.P.R.W.C.T.

1.28 AC. ROW DEDICATION PER PLAT

OSTENSIBLE SURVEY LINE

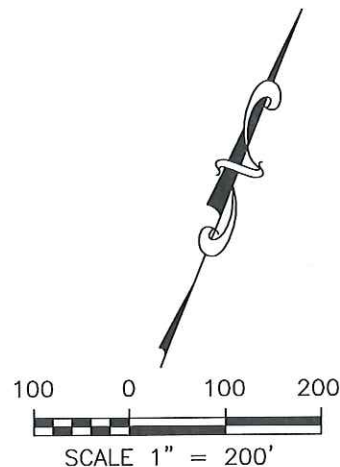


REV: 09/07/21



CITY OF GEORGETOWN, TEXAS
2019 ANNEXATION TRACT 3 (HIGGS ROAD (WESTINGHOUSE TO ROCKRIDE LANE))
3.038 ACRE
132,357 SQ. FT.

PAGE 3 OF 4



LEGEND	
	CALCULATED POINT
	PROPERTY LINE
	LINE DISTANCE BREAK
	RECORD INFORMATION
	P.O.B. POINT OF BEGINNING
	O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY, TEXAS
	D.R.W.C.T. PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS
	P.R.W.C.T. PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS

NUMBER	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
(C1)	(89°10'45")	(120.69')	(187.85')	(169.45')	(S24°26'08"E)

- 1) All bearings shown hereon are based on grid bearing. All distances are surface distances. Coordinates are grid values based on the Texas State Plane Coordinate System, NAD 83, Central Zone.
- 2) This survey was performed without benefit of a Title Abstract. There may be other instruments of record that affect this tract not depicted hereon.
- 3) Tract bearings and distances shown hereon are either record information or calculated bearings and distances based on record information and are utilized for area calculations.
- 4) 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.

JOSEPH ROBERTSON SURVEY
ABSTRACT NO. 545

SAMANTHA KACIR
and JUSTIN KACIR
13.00 ACRES
DOC. NO. 2015061464
O.P.R.W.C.T.

CITY OF GEORGETOWN
ANNEXATION ORDINANCE
No. 2006-125

FINAL PLAT OF
KASPER, SECTION 7
DOC. NO. 2019007294
O.P.R.W.C.T.



I HEREBY CERTIFY THAT THE PROPERTY SHOWN HEREON WAS DETERMINED FROM RECORD INFORMATION UNDER MY DIRECT SUPERVISION.

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, TEXAS 78681



WILLIAM ADDISON SURVEY
ABSTRACT NO. 21

CITY OF GEORGETOWN
ANNEXATION ORDINANCE
No. 2016-13

FINAL PLAT OF
KASPER, SECTION 6B
DOC. NO. 2019005990
O.P.R.W.C.T.

FINAL PLAT OF
KASPER, SECTION 4
DOC. NO. 2018012746
O.P.R.W.C.T.

FAIRHAVEN GATEWAY

BRUNNEN WAY

FINAL PLAT OF
KASPER, SECTION 6A
DOC. NO. 2019004209
O.P.R.W.C.T.

MARIENFELD LANE

3.038 ACRE
ANNEXATION TRACT
132,357 SQ. FT.

CALVIN BELL SURVEY
ABSTRACT NO. 112

800 WESTINGHOUSE
INVESTMENTS, LLC
29.52 ACRES
TRACT 2
DOC. NO. 2020092413
O.P.R.W.C.T.

NO.	DIRECTION	DISTANCE
L1	S41°32'56"E	68.75'
(L1)	(S41°20'03"E)	(68.42')
(L2)	(S81°16'54"W)	(83.04')
(L3)	(S23°07'21"E)	(6.07')
(L4)	(S70°29'52"W)	(55.87')

SEE SHEET 1
MATCHLINE

CITY OF GEORGETOWN, TEXAS
2019 ANNEXATION TRACT 3 (HIGGS ROAD (WESTINGHOUSE TO ROCKRIDE LANE))
3.038 ACRE
132,357 SQ. FT.

REV: 09/07/21

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