

EXHIBIT ____

County: Williamson
Parcel: 5
Highway: County Road 111 (Westinghouse Road)

PROPERTY DESCRIPTION FOR PARCEL 5

BEING 3.192 acres (139,035 Square Feet) of land, situated in the J. Mott Survey, Abstract No. 427, in Williamson County, Texas, said land being a portion of that certain tract of land, called 60 acres, as conveyed to Donna Gawarecki Family Land Trust by deeds recorded as Document No. 9707225 and 9816901 of the Official Records of Williamson County, Texas. Surveyed on the ground in the month of June, 2015, under the supervision of Patrick J. Stevens, Registered Professional Land Surveyor, and being more particularly described as follows;

BEGINNING at a calculated point (Surface Coordinates determined as N=10190214.96, E=3142036.85) on the south line of County Road No. 111 (Westinghouse Road), for the most northerly Northeast corner of the above-referenced 60 acre Donna Gawarecki Family Land Trust tract, being the Northwest corner of that certain tract of land called 2.00 acres, as conveyed to Donna H. Gawarecki as Trustee for Brian Michael Gawarecki & Adam Wayne Gawarecki by deed as recorded in Volume 933, Page 846, of the Deed Records of Williamson County, Texas, for the Northeast corner hereof, from which a fence corner found for the southwest corner of said 2.00 acre tract bears S 28°56'00" E, 253.19 feet;

THENCE, along an easterly line of the said 60 acre Donna Gawarecki Family Land Trust tract, being the west line of the said 2.00 acre Gawarecki tract, S 28°56'00" E, 113.69 feet to an iron pin set 88.00 feet right of Engineers Centerline Station 43+80.25 for the Southeast corner hereof;

THENCE, S 69°11'00" W, 580.25 feet to an iron pin set 88.00 feet right of Engineers Centerline Station 38+00.00; S 80°29'45" W, 101.98 feet to an iron pin set 68.00 feet right of Engineers Centerline Station 37+00.00 and S 69°11'00" W, 652.45 feet to an iron pin set 68.00 feet right of Engineers Centerline Station 30+47.55 on the west line of the said 60 acre Donna Gawarecki Family Land Trust tract, being the east line of that certain tract of land, called 60 acres, as conveyed to Danny Hullum Family Land Trust by deed recorded as Document No. 9707226 and Document No. 9816900 of the Official Records of Williamson County, Texas, for the Southwest corner hereof;

THENCE, N 21°28'30" W, 98.54 feet to an iron pin set 30.53 feet left of Engineers Centerline Station 30+46.42 on the said south line of County Road No. 111, for the Northwest corner of the said 60 acre Donna Gawarecki Family Land Trust tract, being the Northeast corner of the said 60 acre Danny Hullum Family Land Trust tract, for the Northwest corner hereof;

THENCE, along the said south line of County Road No. 111, N 69°26'45" E, 1,317.80 feet to the Place of **BEGINNING** and containing 3.192 acres of land.

Note: Basis of Bearing GPS Observation Texas Central State Plane


STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF WILLIAMSON

I, Patrick J. Stevens, Registered Professional Land Surveyor, do hereby certify that this survey was made on the ground of the property legally described herein and is correct, to the best of my knowledge and belief.

To certify which, witness my hand and seal at Georgetown, Williamson County, Texas, this the 15 day of December, 2016, A.D.



Patrick J. Stevens
Registered Professional Land Surveyor, No. 5784
State of Texas



Project No. 22009-5

P:\22000-22999\22009 Wilco CR111 Route Study\Parcel Descriptions\Legal Description for Parcel 5.docx

PLAT TO ACCOMPANY PARCEL DESCRIPTION

18.980 AC
RICHARD MUTAI & IRENE MUTAI,
HUSBAND & WIFE
2006015326

2.20 AC
CARL WADE GATTIS, JR.
942/227

THE CARL W.
GATTIS &
DOROTHY F.
GATTIS REVOCABLE
LIVING TRUST
9834538

(S 17° 46' 52" E 318.06')

(S 17° 19' E 211.7')

STA. 30+46.42
O/S 30.53' LT

J ROBERTSON
ABSTRACT No. 545

CR 111 / WESTINGHOUSE RD.

N 69° 26' 45" E 863.76'

N 69° 26' 45" E 1317.80'

L3

S 69° 11' 00" W 847.55'

S 69° 11' 00" W 652.45'

PROPOSED ROW

STA. 30+47.55
O/S 68.00' RT

60 ACRES
DANNY HULLUM
FAMILY LAND TRUST
9707226 & 9816900

139,035 SF
3.192 AC

J MOTT
ABSTRACT No. 427

60 ACRES
DONNA GAWARECKI FAMILY LAND TRUST
9707225 & 9816901

S 21° 28' 30" E 1,043.17'

N

0 25 50 75 100
SCALE IN FEET

PAGE 1 OF 4

STEGER BIZZELL

PARCEL PLAT SHOWING PROPERTY OF:
DONNA GAWARECKI FAMILY LAND TRUST

W
WILLIAMSON
COUNTY
1848

ADDRESS 1978 S. AUSTIN AVENUE GEORGETOWN, TX 78626
METRO 512.930.9412 TSP/PLN/ENG/DESIGN/STUDY/STATIONING/STEGERBIZZELL.COM
SERVICES >>ENGINEERS >>PLANNERS >>SURVEYORS

SCALE:
1"=100'

PARCEL:
5

PROJECT:
CR 111

COUNTY:
WILLIAMSON

PLAT TO ACCOMPANY PARCEL DESCRIPTION

2.20 AC
JEANNE ANN
GATTIS REESE
1359/616

59.91 AC
THE CARL W. GATTIS & DOROTHY F. GATTIS
REVOCABLE LIVING TRUST
9834538

J ROBERTSON
ABSTRACT No. 545

CR 111 / WESTINGHOUSE RD.

N 69° 26' 45" E 1317.80'

MATCH LINE WITH PLAT: 1

MATCH LINE WITH PLAT: 3

S 69° 11' 00" W
652.45'
STA. 37+00.00
O/S 68.00' RT

L2

STA. 38+00.00
O/S 88.00' RT

PROPOSED ROW

139,035 SF
3.192 AC

S 69° 11' 00" W 580.25'

J MOTT
ABSTRACT No. 427

60 ACRES
DONNA GAWARECKI FAMILY LAND TRUST (51%)
9707225 & 9816901



0 25 50 75 100
SCALE IN FEET

PAGE 2 OF 4

STEGER BIZZELL

ADDRESS 1978 S. AUSTIN AVENUE GEORGETOWN, TX 78626
METRO 512.930.9412 TIREY/K/131 TEL: 512.930.9412 FAX 512.930.9412 STEGERBIZZELL.COM
SERVICES >>ENGINEERS >>PLANNERS >>SURVEYORS

PARCEL PLAT SHOWING PROPERTY OF:
DONNA GAWARECKI FAMILY LAND TRUST

SCALE:
1"=100'

PARCEL:
5

PROJECT:
CR 111

COUNTY:
WILLIAMSON

W
WILLIAMSON
COUNTY
1848

PLAT TO ACCOMPANY PARCEL DESCRIPTION

41.94 AC
THE CARL W. GATTIS & DOROTHY F. GATTIS
REVOCABLE LIVING TRUST
9836358

POINT OF BEGINNING
STA. 43+64.20
O/S 24.55' LT
SURFACE COORDINATES
N 10190214.9620
E 3142036.8470

J ROBERTSON
ABSTRACT No. 545

CR 111 / WESTINGHOUSE RD.

N 69°26'45" E 1317.80'

(N 71°45' E 352.30')

J MOTT
ABSTRACT No. 427

S 69°11'00" W 580.25'

PROPOSED ROW

139,035 SF
3.192 AC

STA. 43+80.25
O/S 88.00' RT

2.00 AC
DONNA H GAWARECKI
AS TRUSTEE FOR
BRIAN MICHAEL GAWARECKI &
ADAM WAYNE GAWARECKI
933/846

60 ACRES
DONNA GAWARECKI FAMILY LAND TRUST (51%)
9707225 & 9816901

N

0 25 50 75 100
SCALE IN FEET

PAGE 3 OF 4

STEGE BIZZELL

ADDRESS 1978 S. AUSTIN AVENUE GEORGETOWN, TX 78626
METRO 512.930.9412 TELEPHONE 512.930.9412 FAX 512.930.9412
SERVICES >>ENGINEERS >>PLANNERS >>SURVEYORS

PARCEL PLAT SHOWING PROPERTY OF:
DONNA GAWARECKI FAMILY LAND TRUST

SCALE:
1"=100'

PARCEL:
5

PROJECT:
CR 111

COUNTY:
WILLIAMSON

W
WILLIAMSON
COUNTY
1848

LEGEND

- TYPE I CONCRETE MONUMENT FOUND
- TYPE II MONUMENT FOUND
- ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED
- 1/2" IRON REBAR SET W/ CAP STAMPED "RPLS 5784"
- 1/2" IRON ROD FOUND UNLESS NOTED
- △ CALCULATED POINT
- ⊕ NAIL FOUND
- ℄ CENTER LINE
- () RECORD INFORMATION
- P.O.R. POINT OF REFERENCE
- P.O.B. POINT OF BEGINNING
- LINE BREAK
- × FENCE CORNER

CODE	BEARING	DISTANCE
L1	S 28°56'00" E	113.69'
L2	S 80°29'45" W	101.98'
L3	N 21°28'30" W	98.54'
(L4)	N 26°15' W	250.86'
L4	N 28°56'00" W	139.50'
L5	N 69°11'00" E	19.75'

NOTES:

ALL BEARINGS ARE BASED ON GRID BEARINGS. DISTANCES ARE SURFACE DISTANCES. COORDINATES ARE SURFACE VALUES BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE USING A COMBINED SURFACE ADJUSTMENT FACTOR OF 1.00013.

THIS TRACT SUBJECT TO THE FOLLOWING EASEMENTS THAT CANNOT BE PLOTTED DUE TO A VAGUE DESCRIPTION(S):

1. TEXAS POWER & LIGHT COMPANY, VOL. 239, PG. 65
2. TEXAS POWER & LIGHT COMPANY, VOL. 296, PG. 166
3. TEXAS POWER & LIGHT COMPANY, VOL. 299, PG. 401
4. SOUTHWESTERN STATES TELEPHONE COMPANY VOL. 438, PG. 46
5. SOUTHWESTERN STATES TELEPHONE COMPANY VOL. 450, PG. 263
6. SPRINT COMMUNICATIONS COMPANY, L.P. & OTHERS DOCUMENT NO. 2015058336
7. AGREEMENT WITH MISSOURI-KANSAS-TEXAS RAILROAD COMPANY OF TEXAS, VOL. 245, PG. 163

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.


 12-15-10
 PATRICK J. STEVENS
 REGISTERED PROFESSIONAL LAND SURVEYOR, No. 5784
 STATE OF TEXAS



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STEGER BIZZELL

ADDRESS: 1978 S. AUSTIN AVENUE GEORGETOWN, TX 78626
 METRO: 512.930.9412 FAX: 512.930.9412 WEB: STEGERBIZZELL.COM
 SERVICES: >>ENGINEERS >>PLANNERS >>SURVEYORS

PARCEL PLAT SHOWING PROPERTY OF:

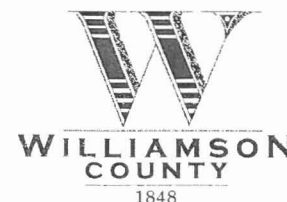
DONNA GAWARECKI FAMILY LAND TRUST

SCALE:
1"=100'

PARCEL:
5

PROJECT:
CR 111

COUNTY:
WILLIAMSON



1848