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March 22, 2022

RULE 11 CONDEMNATION SETTLEMENT AGREEMENT

Via e-mail clough@barronadler.com

Affordable Shops & RV CR 119, Inc.
c/o Christopher Clough
Barron Adler Clough & Oddo, LLP
808 Nueces Street
Austin, Texas 78701

Re: Williamson County—CR 100/118
Cause No. 21-1812-CC1; *Williamson County vs. Affordable Shops & RV CR 119, Inc., and Plainscapital Bank*
Parcel No.: 1

Dear Chris:

In follow up to our recent correspondence, please allow this letter to constitute a Rule 11 Settlement Agreement between Williamson County, Texas (“County”) and Affordable Shops & RV CR 119, Inc. (“Owner”) in connection with the project identified herein and the fee simple right of way parcel interest to be acquired as part of the County’s CR 100/118 road improvement project (the “Project”). The terms of this Agreement and the settlement reached are follows:

1. Subject to final approval by the Williamson County commissioners court, County agrees to pay, and Owner agrees to accept, the total sum of ONE HUNDRED SEVENTY-FIVE THOUSAND and No/100 Dollars (**\$175,000.00**) in compensation to the Condemnees in the above referenced lawsuit for the acquisition of 0.458 acre (19,944 square feet) sought to be acquired, and any damages to the remaining property of Owner not acquired (the “Property”), with such location and acquisition as further described in County’s current pleading on file in this case.

The parties further agree that an Agreed Special Commissioners Award (“Award”) in this amount shall be entered by the appointed commissioners at a hearing currently scheduled for April 1, 2022.

2. It is agreed that neither County nor Owner will file objections to the Award of Special Commissioners in this cause so long as the County

deposits the full Award amount within fourteen (14) days following the Judge's entry of the Award.

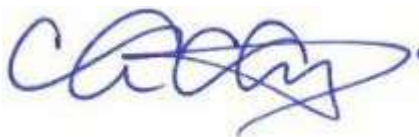
If this letter correctly sets forth the terms of our agreement and the settlement reached between the County and Owner, please so indicate by having the appropriate persons execute this letter in the space indicated below and return to my attention. If we need to make alternate arrangements for pickup collection of the document just let us know that as well. Otherwise, we will plan to submit for formal approval by the County as quickly as possible.

Very truly yours,

Don Childs

Don Childs
Sheets & Crossfield, PLLC
Attorneys for County

AGREED AND ACCEPTED:



Christopher Clough
Barron Adler Clough & Oddo, LLP
Attorneys for Affordable Shops & RV CR 119, Inc.

Date: 3.22.22

AGREED AND ACCEPTED:

WILLIAMSON COUNTY, TEXAS

By: _____
Bill Gravell, Jr.
County Judge

Date: _____