

CAUSE NO. 21-1020-CC2

WILLIAMSON COUNTY, TEXAS
Condemnor

V.

MYRA L. VALENTA a/k/a MYRA
VALENTA n/k/a MYRA L. PAGE,
and EXTRACO BANKS,
NATIONAL ASSOCIATION,
f/k/a EXTRACO MORTGAGE
CORPORATION
Condemnees

§ IN THE COUNTY COURT

§

§

§

§

§

§ AT LAW NO. 2

§

§

§

§

§ WILLIAMSON COUNTY, TEXAS

AGREED FINAL JUDGMENT

The parties to this lawsuit have agreed to compromise and settle the issues in this lawsuit and request the entry of this Agreed Final Judgment by the Court. It appears to the Court that it has jurisdiction of this matter, and that the parties have agreed to all of the provisions contained within this Agreed Final Judgment and desire to resolve this lawsuit,

IT IS THEREFORE ORDERED, ADJUDGED, AND DECREED that fee title in and to approximately 2.235 acres (Parcel 19.2) of land in Williamson County, Texas, said property being more particularly described by metes and bounds in Exhibit "A" attached hereto and incorporated herein for all purposes, a waterline easement in and to approximately 11,329 square feet (Parcel 19.2-WE) of land in Williamson County, Texas, said property being more particularly described by metes and bounds in Exhibit "B" attached hereto and incorporated herein for all purposes, and additional rights or encumbrances as further described in Plaintiff's Original Petition, filed among the papers of this cause on or about July 1, 2021; 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 or egress from the

surface of said real property for the purpose of exploring, developing, or mining of the same, be vested in **WILLIAMSON COUNTY, TEXAS**, and its assigns for the purpose of constructing, reconstructing, realigning, widening and/or maintaining improvements to CR111, and to perform associated public use and purposes.

It is further ORDERED that in complete satisfaction of any and all claims which have been made or which could have been made in this litigation, including both the property to be acquired and any damages to any remaining property of Myra L. Valenta, et. al (“CONDEMNNEES”), that Condemnees shall recover from Condemnor the total sum of FOUR HUNDRED FIFTY-NINE THOUSAND SEVEN HUNDRED SEVENTEEN AND 00/100 DOLLARS (\$459,717.00). The parties agree THREE HUNDRED TWENTY-FIVE THOUSAND FIVE HUNDRED THIRTY AND 00/100 DOLLARS (\$325,530.00) was previously deposited within the registry of this Court, leaving a balance due of ONE HUNDRED THIRTY-FOUR THOUSAND ONE HUNDRED EIGHTY-SEVEN AND 00/100 DOLLARS (\$134,187.00), and the remaining balance must be paid by April 15, 2023 to avoid paying interest.

It is further ORDERED that all costs be assessed against the Condemnor.

This Agreed Final Judgment is intended by the parties to fully and finally dispose of all claims, parties, and issues in this lawsuit.

SIGNED this _____ day of _____, 2023.

Judge Presiding

PREPARED BY AND APPROVED AS TO SUBSTANCE AND FORM:

/s/ Mylan W. Shaunfield

Mylan W. Shaunfield
State Bar No. 24090680
Sheets & Crossfield, P.C.
309 East Main Street
Round Rock, Texas 78664
512/255-8877
512/255-8986 (fax)
mylan@scrllaw.com
Attorneys for Condemnor

AGREED AS TO SUBSTANCE AND FORM:

A handwritten signature in black ink, appearing to read 'Dan M. Gattis', written over a horizontal line.

Dan M. Gattis
State Bar No. 00790754
213-B West 8th Street
Georgetown, Texas 78626
(512) 868-5400
(512) 868-5403 – facsimile
dgattis@gattislaw.com
Attorneys for Condemnee Myra L. Valenta a/k/a Myra Valenta n/k/a Myra L. Page

Judge Bill Gravell
Williamson County, Texas