

**Notice of Consideration of Approval of Tax Abatement Agreement
Provided Pursuant to Texas Tax Code Section 312.402**

The Commissioners Court of Williamson County, Texas will consider the approval of a tax abatement agreement with Labatt Food Services, LLC, at its regularly scheduled Commissioners Court meeting on October 21, 2025.

1. The name of the applicant and property owner for tax abatement Labatt Food Services LLC.
2. The name of the Reinvestment Zone in which the property subject to the agreement is located is “Tax Abatement Reinvestment Zone No “2”, located in Jarrell, Texas.
3. The location of the Labatt Food Services LLC property is depicted and described in **Exhibit “A”** attached hereto and incorporated herein.
4. A general description of the nature of the improvements included in the tax abatement agreement is as follows: design and construct 150,000 square feet of warehouse space and ancillary facilities (“Facility”).
5. Estimated cost of the improvements is approximately \$42 million dollars for the Facility which includes buildings and other real property improvements and tangible personal property including machinery and equipment.

EXHIBIT A

FIELD NOTES FOR A 47.993 ACRE OR 2,090,567 SQUARE FOOT TRACT OF LAND SITUATED IN THE ANTONIO MANCHACA SURVEY, ABSTRACT NO. 421 IN WILLIAMSON COUNTY, TEXAS, BEING ALL OF A CALLED 48.00 ACRE TRACT CONVEYED TO ANGELA E. IRVINE ET. AL, RECORDED IN DOCUMENT NO. 2019105076 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. SAID 47.993 ACRE TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS, WITH BEARINGS BASED ON THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE CENTRAL ZONE FROM THE NORTH AMERICAN DATUM OF 1983 NAD 83 (NA2011) EPOCH 2010.00:

BEGINNING at a 1/2" iron rod found on a point in the south right-of-way line of Ronald Reagan Blvd., a variable width right-of-way recorded in Document No. 2010071049 of the Official Public Records of Williamson County, Texas, said point being the northeast corner of said 48.00-acre tract, same being the northwest corner of a called 168.54-acre tract in a Trustee's Deed benefiting Leon & Arlee Miller, recorded in Volume 1680, Page 423 of the Official Records of Williamson County, Texas for the northeast corner and POINT OF BEGINNING hereof;

THENCE S 21°40'29" E, departing the south right-of-way line of said Ronald Reagan Blvd., with the east boundary line of said 48.00-acre tract, same being the west boundary line of said 168.54-acre tract, a distance of 2193.10 feet to an iron rod with cap marked "Forest" found on a point in the west boundary line of 168.54-acre tract, said point being the southeast corner of said 48.00-acre tract, same being the northeast corner of the Remnant Portion of a called 91.76-acre tract (Tract 2), recorded in Volume 1868, Page 367 of the Official Records of Williamson County, Texas for the southeast corner hereof;

THENCE S 68°18'57" W, departing the west boundary line of said 168.54-acre tract, with the south boundary line of said 48.00-acre tract, same being the north boundary line of the Remnant Portion of said 91.76-acre tract, a distance of 641.16 feet to an iron rod with cap marked "Forest" found on a point in the east boundary line of a called 110.43-acre tract in Transfer Under the Texas Uniform Transfers to Minors Act to John Yearwood, as custodian for John Edward Boyce Yearwood, recorded in Document No. 2001054944 of the Official Public Records of Williamson County, Texas for the southernmost southwest corner hereof;

THENCE with the westerly boundary line of said 48.00-acre tract, same being the easterly boundary line of said 110.43-acre tract the following four (4) courses and distances:

1. N 17°14'03" W, a distance of 524.11 feet to an iron rod with cap marked "Forest" found for a southwest ell corner hereof;
2. S 73°34'09" W, at a distance of 273.55 feet passing an iron rod with cap marked "Forest" found, continuing a total distance of 440.12 feet to a 1/2" iron rod found at a southwest corner of said 48.00-acre tract, same being the northeast ell corner of said 110.43-acre tract;
3. N 18°21'08" W, a distance of 870.61 feet to a 1/2" iron rod with yellow cap marked "Pape-Dawson" set for an angle point hereof, and

4. N 20°00'30" W, a distance of 672.16 feet to a 1/2" iron rod with yellow cap marked "Pape-Dawson" set for a southwest ell corner of said 48.00-acre tract, same being a northeast corner of said 110.43-acre tract, from which an iron fence post found bears S 83°50'03" W, 3.02 feet;

THENCE S 68°37'39" W, with a south boundary line of said 48.00-acre tract, same being the north boundary line of 110.43-acre tract, a distance of 987.42 feet to a 1/2" iron rod found on a point in the east boundary line of a called 157.41-acre tract (Tract One) conveyed in Partition Deed to Linda Irvine Strong, Et. Al, recorded in Document No. 2019068288 of the Official Public Records of Williamson County, Texas for the westernmost southwest corner hereof;

THENCE N 21°33'29" W, with the west boundary line of said 48.00-acre tract, same being the east boundary line of said 157.41-acre tract, a distance of 107.06 feet to a 1/2" iron rod found on a point in the south right-of-way line of said Ronald Reagan Blvd., said point being the northwest corner of said 48.00-acre tract, same being the northeast corner of said 157.41-acre tract for the northwest corner hereof;

THENCE N 68°59'40" E, with the south boundary line of said Ronald Reagan Blvd., same being the north boundary line of said 48.00-acre tract, a distance of 1956.17 feet to the POINT OF BEGINNING containing 47.993 acres in Williamson County, Texas. Said tract being described in conjunction with an on-the-ground survey prepared under Job No. 13180-00 by Pape-Dawson Engineers, Inc.