

**DRAINAGE EASEMENT**

Georgetown Inner Loop at Central Maintenance Facility

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF WILLIAMSON

§

This instrument is made on the 16<sup>th</sup> day of July, 2019 between COUNTY OF WILLIAMSON, TEXAS, a political subdivision of the State of Texas, whose address is 710 Main Street, Suite 101, Georgetown, Texas 78626 (hereinafter referred to as "Grantor"), and the City of Georgetown, a Texas home-rule municipal corporation, whose address is P.O. Box 409 Georgetown, Texas 78627, ATTN: Georgetown City Secretary (herein referred to as "Grantee").

1. For the good and valuable consideration described in Paragraph 2 below, Grantor hereby GRANTS, SELLS and CONVEYS to Grantee, its successors and assigns a non-exclusive easement and right-of-way (the "Easement") for the placement, construction, operation, repair, maintenance, replacement, upgrade, rebuilding, relocation and/or removal of public drainage facilities and related appurtenances (collectively, the "Facilities") and allowing the flow of water on, over and across the following described property of the Grantor, to wit:

Being all those certain tracts, piece or parcels of land lying and being situated in the County of Williamson, State of Texas, being more particularly described by metes and bounds and accompanying sketches in **Exhibit A (Parcel E3)** attached hereto and made a part hereof for all purposes (herein sometimes referred to as the "Easement Area" or the "Property").

2. The Easement and the rights and privileges herein conveyed, are granted for and in consideration of the sum of One and No/100 Dollars (\$1.00) and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged and confessed.
3. The Easement, with its rights and privileges, shall be used only for the purpose of placing, constructing, operating, repairing, maintaining, rebuilding, replacing, upgrading, relocating, and/or removing the Facilities and allowing the flow of water on, over and across the Easement.
4. The duration of the Easement is perpetual.
5. Grantor and Grantor's heirs, personal representatives, successors, and assigns are and shall be bound to WARRANT and FOREVER DEFEND the Easement and the rights conveyed in this Agreement to Grantee and Grantee's successors and assigns, against every person lawfully claiming or to claim all or any part thereof.

6. This Agreement contains the entire agreement between the parties relating to its subject matter. Any oral representations or modifications concerning this Agreement shall be of no force and effect. Any subsequent amendment or modification must be in writing and agreed to by all parties.
7. The terms of this Agreement shall be binding upon Grantor, and Grantor's heirs, personal representatives, successors, and assigns; shall bind and inure to the benefit of the Grantee and any successors or assigns of Grantee; and shall be deemed to be a covenant running with the land.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on this 16<sup>th</sup> day of July, 2019.

GRANTOR:

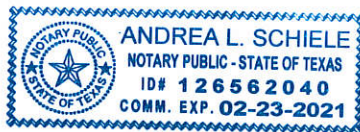
COUNTY OF WILLIAMSON, TEXAS

By: Bill Gravell, Jr.  
Bill Gravell, Jr., County Judge

Acknowledgment

STATE OF TEXAS                   §  
   §  
COUNTY OF WILLIAMSON       §

This instrument was acknowledged before me on this the 16<sup>th</sup> day of July, 2019, by Bill Gravell, Jr., County Judge of the County of Williamson, Texas.



Andrea L. Schiele  
Notary Public, State of Texas

APPROVED, AS TO FORM:

James Kachelmeyer  
James Kachelmeyer, Asst. City Attorney

**EXHIBIT A**

**County:** Williamson  
**Parcel No.:** Drainage Easement 3  
**Highway:** Williamson County South Inner Loop

**DRAINAGE EASEMENT**

DESCRIPTION OF A 0.308 ACRE (13,407 SQ. FT.) EASEMENT, LOCATED IN THE ADDISON, W. SURVEY, SECTION NO. 2, ABSTRACT NO. 21, WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF A CALLED 103.5913 ACRE TRACT OF LAND, AS DESCRIBED IN A DEED TO WILLIAMSON COUNTY, RECORDED IN VOLUME 2332, PAGE 144 OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS (D.R.W.C.TX.), SAID 0.308 ACRE (13,407 SQ. FT.) EASEMENT, AS SHOWN ON AN EASEMENT SKETCH PREPARED BY SAM, LLC., BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**COMMENCING** at a 1/2-inch iron rod found, (Grid Coordinates= N:10201098.67, E:3142376.20) for the northeast corner of LCRA Transmission Services Corporation tract called 5.24 acres, as recorded in Document No. 2014056419 Official Public Records of Williamson County Texas, (O.P.R.W.C.TX.), marking the beginning of a curve to the left and being in the west margin of South Inner Loop Boulevard, (Blvd.), as recorded in a deed as Williamson County public right-of-way, recorded in Document No. 1995007267, D.R.W.C.TX;

**THENCE** with a said curve to the left, and the west margin of South Inner Loop Blvd., an Arc distance of 64.65 feet, a Central angle of 02°04'02", a Radius of 1,791.75 feet, and a Chord that bears N 05°29'14" E, a distance of 64.64 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", (Grid Coordinates= N:10201163.01, E:3142382.37) for the **POINT OF BEGINNING** and the southeast corner of the easement described herein;

1) **THENCE** N 85°19'46" W, departing the west margin of said South Inner Loop Blvd., for a distance of 10.00 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW" for the southwest corner of the easement described herein, said point being the beginning of a curve to the left;

2) **THENCE** with said curve to the left, an Arc distance of 66.47 feet, a Central angle of 02°08'15", having a Radius of 1,781.75 feet, and a Chord that bears N 03°23'02" E, a distance of 66.46 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW" for a corner of the easement described herein;

3) **THENCE** N 87°41'06" W, a distance of 8.82 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;

4) **THENCE** N 01°29'17" E, a distance of 46.99 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;

5) **THENCE** N 88°30'43" W, a distance of 10.00 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;

6) **THENCE** N 01°29'17" E, a distance of 87.23 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;

- 7) **THENCE** S 88°30'43" E, a distance of 10.00 feet to a 1/2-inch iron rod with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 8) **THENCE** N 01°29'17" E, a distance of 18.44 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 9) **THENCE** N 01°29'17" E, a distance of 64.91 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 10) **THENCE** S 88°30'43" E, a distance of 9.00 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 11) **THENCE** N 01°29'17" E, a distance of 238.46 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 12) **THENCE** N 04°13'21" W, a distance of 50.25 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 13) **THENCE** N 01°29'17" E, a distance of 20.20 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 14) **THENCE** N 07°11'55" E, a distance of 50.25 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 15) **THENCE** N 01°29'17" E, a distance of 45.33 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 16) **THENCE** N 88°30'43" W, a distance of 20.27 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for a corner of the easement described herein;
- 17) **THENCE** N 01°29'07" E, a distance of 110.39 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", for the northwest corner of the easement described herein;
- 18) **THENCE** S 88°36'16" E, a distance of 30.27 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW" on the west margin of said South Inner Loop Blvd., for the northeast corner of the easement described herein;
- 19) **THENCE** S 01°29'17" W, continuing with the west margin of said South Inner Loop Blvd., a distance of 706.41 feet to a 1/2-inch iron rod set with an aluminum cap stamped "WILLIAMSON COUNTY ROW", said point being the beginning of a curve to the right;



20) **THENCE** with said curve to the right, an Arc distance of 92.74 feet, a Central angle of 02°57'56", having a Radius of 1,791.75 feet, and a Chord that bears S 02°58'15" W, a distance of 92.73 feet to the **POINT OF BEGINNING**, and containing 0.308 acre (13,407 sq. ft.) of land, more or less.

This property description is accompanied by a plat of even date.

All bearings are based on the Texas Coordinate System, Central Zone, NAD83. All distances shown hereon are adjusted to the surface using a combined scale factor of 1.000120

THE STATE OF TEXAS

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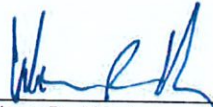
KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF TRAVIS

That I, William R. Herring, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 7th day of August, 2017.

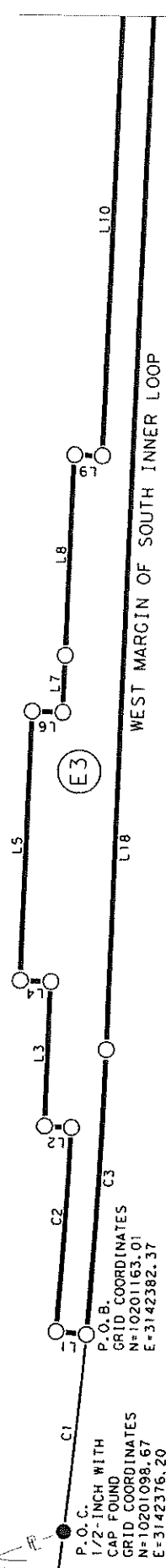
SURVEYING AND MAPPING, LLC.  
4801 Southwest Parkway  
Parkway Two, Suite 100  
Austin, Texas 78735  
Texas Firm Registration No. 10064300

  
\_\_\_\_\_  
William R. Herring  
Registered Professional Land Surveyor  
No. 6355-State of Texas



WILLIAMSON COUNTY  
CALLED 103.5913 AC.  
VOL. 2332, PG. 144  
D.R.W.C.TX.

LCRA TRANSMISSION  
SERVICES CORPORATION  
CALLED 5.24 AC.  
DOC. NO. 2014056419  
O.P.R.W.C.TX.



ADDISON, W. SURVEY,  
SECTION NO. 2,  
ABSTRACT NO. 21

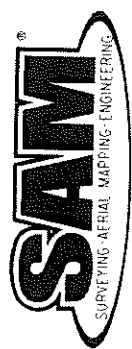
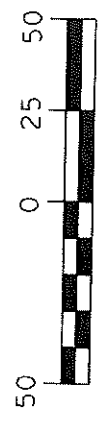
LINE TABLE

LINE NO.	BEARING	DISTANCE
L1	N85°19'46"W	10.00'
L2	N87°41'06"W	8.82'
L3	N01°29'17"E	46.99'
L4	N88°30'43"W	10.00'
L5	N01°29'17"E	87.23'
L6	S88°30'43"E	10.00'
L7	N01°29'17"E	18.44'
L8	N01°29'17"E	64.91'
L9	S88°30'43"E	9.00'
L10	N01°29'17"E	238.46'

INNER LOOP BLVD.  
WILLIAMSON COUNTY  
PUBLIC RIGHT OF WAY  
VOL. 2682, PG. 194  
DOC. NO. 1995007267  
D.R.W.C.TX.  
(UNDEFINED WIDTH)

CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C1	02°04'02"	1,791.75'	64.65'	64.64'	N05°29'14"E
C2	02°08'15"	1,781.75'	66.47'	66.46'	N03°23'02"E
C3	02°57'56"	1,791.75'	92.74'	92.73'	S02°58'15"W

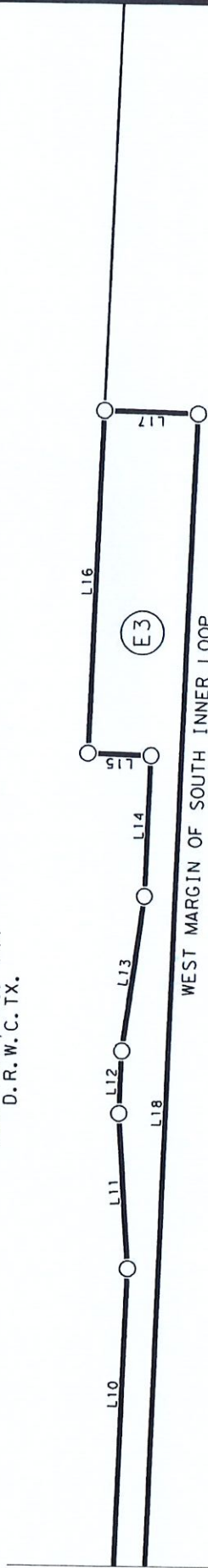


WILLIAMSON COUNTY, TEXAS

4801 Southwest Parkway  
Building Two, Suite 100  
Austin, Texas 78735  
(512) 447-0375  
Fax: (512) 326-3029  
Texas Firm Registration No. 10064500

WILLIAMSON COUNTY, TX.  
EASEMENT SKETCH  
SHOWING EASEMENT OF  
E3 DRAINAGE  
0.308 AC. (13,407 SQ. FT.)

WILLIAMSON COUNTY  
CALLED 103.5913 AC.  
VOL. 2332, PG. 144  
D.R.W.C. TX.



WEST MARGIN OF SOUTH INNER LOOP

### LEGEND

○ 1/2" IRON ROD SET WITH ALUMINUM CAP  
UNLESS NOTED

● 1/2" IRON ROD FOUND UNLESS NOTED

▲ CALCULATED POINT

□ PROPERTY LINE

P.O.B. POINT OF BEGINNING

P.O.C. POINT OF COMMENCING

P.O.R. POINT OF REFERENCE

P.C. POINT OF CURVATURE

P.T. POINT OF TANGENCY

P.I. POINT OF INTERSECTION

N.T.S. NOT TO SCALE

O.P.R.W.C. TX. OFFICIAL PUBLIC RECORDS OF

DEED RECORDS OF

D.R.W.C. TX. WILLIAMSON COUNTY, TEXAS

ADDISON, W. SURVEY,  
SECTION NO. 2,  
ABSTRACT NO. 21



### LINE TABLE

LINE NO.	BEARING	DISTANCE
L11	N04°13'21"W	50.25'
L12	N01°29'17"E	20.20'
L13	N07°11'55"E	50.25'
L14	N01°29'17"E	45.33'
L15	N88°30'43"W	20.27'
L16	N01°29'07"E	110.39'
L17	S88°36'16"E	30.27'
L18	S01°29'17"W	706.41'

INNER LOOP BLVD.  
WILLIAMSON COUNTY  
PUBLIC RIGHT OF WAY  
VOL. 2682, PG. 194  
DOC. NO. 1995007267  
D.R.W.C. TX.  
(UNDEFINED WIDTH)



GRAPHIC SCALE  
SCALE: 1" = 50'  
WILLIAMSON COUNTY, TEXAS

- NOTES:
- ALL BEARINGS SHOWN ARE BASED ON NAD83/93/TEXAS COORDINATE SYSTEM, CENTRAL ZONE. ALL COORDINATES AND DISTANCES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A SURFACE ADJUSTMENT FACTOR OF 1.000120. PROJECT UNITS ARE IN U.S. SURVEY FEET.
  - THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF TITLE REPORT. THERE MAY BE EASEMENTS OR OTHER MATTERS, RECORDED OR UNRECORDED, THAT ARE NOT SHOWN.

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

*William R. Herring*

WILLIAM R. HERRING  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 6355, STATE OF TEXAS

8/7/2017  
DATE

FILE: J:\1014035044\100\Survey\06Plats\EASEMENTS\EASEMENT\_3-2.dgn REF. FIELD NOTE NO. 30697 PAGE 5 OF 5



4801 Southwest Parkway  
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WILLIAMSON COUNTY, TX.  
EASEMENT SKETCH  
SHOWING EASEMENT OF  
E3-DRAINAGE  
0.308 AC. (13,407 SQ. FT.)