

**IN THE COMMISSIONERS' COURT
OF WILLIAMSON COUNTY, TEXAS**

RESOLUTION

WHEREAS, the Commissioners' Court of Williamson County, Texas, has found and determined that in order to promote the public safety, to facilitate the safety and movement of traffic, and to preserve the financial investment of the public in its roadways, public necessity requires acquisition of fee simple title to that certain tract of land being 0.029 acres (Parcel 6) described by metes and bounds in Exhibit "A" owned by **MICHAEL FORBES HARLOW and LINDA LUNSFORD HARLOW** for the purpose of constructing, reconstructing, maintaining, and operating the Liberty Hill Bypass roadway improvements ("Project"), 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 to or egress from the surface of said real property for the purpose of exploring, developing, or mining of the same, as a part of the improvements to the Project, at such locations as are necessary and that such constructing, reconstructing, maintaining, and operating shall extend across and upon, and will cross, run through, and be upon the hereinafter described real properties; and


WHEREAS, the Commissioners' Court of Williamson County, Texas, has, through agents employed by the said office, entered into bona fide good faith negotiations with the owners of the hereinafter described properties and has failed to agree with the owners on the compensation and damages, if any, due to said owners. Now, therefore, the Commissioners' Court of Williamson County, Texas is authorizing the use of its power of eminent domain to condemn property.

BE IT RESOLVED BY THE COMMISSIONERS' COURT OF THE COUNTY OF WILLIAMSON, that the County Attorney or his designated agent be and he is hereby authorized and directed to file or cause to be filed against the owners of any interest in, and the holders of any lien secured by, the following described tracts of land, described in Exhibit "A" attached hereto, a suit in eminent domain to acquire the property interests for the aforesaid purposes; and

It is the intent of the Commissioners' Court that this resolution authorizes the condemnation of all property interests required to complete the construction and maintenance of the Project and associated public purposes. If it is later determined that there are any errors in the descriptions contained herein or if later surveys contain more accurate revised descriptions, the County Attorney is authorized to have such errors corrected or revisions made without the necessity of obtaining a new resolution of the Commissioners' Court authorizing the condemnation of the corrected or revised Property.

BE IT FURTHER RESOLVED that the County Attorney or his designated agent be and he is hereby authorized and directed to incur such expenses and to employ such experts as he shall deem necessary to assist in the prosecution of such suit in eminent domain, including, but not limited to, appraisers, engineers, and land use planners or other required expert consultants.

Adopted this 29th day of March, 2022.



Bill Gravell, Jr.
Williamson County Judge

County: Williamson
Parcel : 6 – Harlow
Highway: Bagdad Rd (CR 279)

PROPERTY DESCRIPTION

DESCRIPTION OF A 0.029 ACRE (1,264 SQUARE FOOT) PARCEL OF LAND SITUATED IN THE HENRY FIELD SURVEY, ABSTRACT NO. 233 IN WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THAT CALLED 1.00 ACRE TRACT OF LAND CITED TO MICHAEL F. HARLOW, JAMES PATRICK HARLOW, AND TIMOTHY P. HARLOW RECORDED IN DEED OF GIFT RECORDED IN VOLUME 2357, PAGE 908 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 0.029 ACRE (1,264 SQUARE FOOT) PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron rod with an aluminum cap stamped "WILLIAMSON COUNTY" set in the proposed easterly Right-of-Way (ROW) line of Bagdad Road (ROW width varies) 88.09 feet right of Bagdad Road Baseline Station 309+91.00 (Grid Coordinates determined as N=10,209,385.05 E=3,057,776.60), being in the northerly boundary line of said 1.00 acre tract, same being in the southerly boundary line of that called 5.29 acre tract of land described in Deed of Gift to Michael Forbes Harlow recorded in Volume 1572, Page 359 (Tract One) of the Official Records of Williamson County, Texas, and subsequently being a portion of that called 19.789 acres in Survivorship Deed to said Michael Forbes Harlow and said Linda Lunsford Harlow, Jeremiah Forbes Harlow and Crystal Eastham Harlow recorded in Document No. 20196091457 of the Official Public Records of Williamson County, Texas, for the northeasterly corner and **POINT OF BEGINNING** of the herein described parcel, and from which, a 1/2" iron rod found in the southerly boundary line of said 5.29 acre tract, being the northeasterly corner of said 1.00 acre tract bears N 75°29'22" E, for a distance of 417.36 feet;

- 1) **THENCE**, departing said southerly boundary line of the 5.29 acre tract, with said proposed easterly ROW line, through the interior of said 1.00 acre tract, **S 23°11'53" E**, for a distance of **130.49** feet to an iron rod with a plastic cap stamped "WILLIAMSON COUNTY" set 90.57 feet right of Bagdad Road Baseline Station 308+54.99 in the southerly boundary line of said 1.00 acre tract, same being the northerly boundary line of that called 1.09 acre tract of land described in Deed of Gift to Mike Harlow A/K/A Michael Forbes Harlow (Fee Interest), and James Patrick Harlow and Timothy P. Harlow as to the remainder interest only, recorded in Volume 1801, Page 482 of the Official Records of Williamson County, Texas, for the southeasterly corner of the herein described parcel;
- 2) **THENCE**, departing said proposed easterly ROW line, with the southerly boundary line of said 1.00 acre tract, same being the northerly boundary line of said 1.09 acre tract, **S 64°32'15" W**, for a distance of **13.72** feet, to a calculated point in the existing easterly ROW line of County Road (C.R.) 279 (Bagdad Road) (variable width ROW), being the southwesterly corner of said 1.00 acre tract, same being the northwesterly corner of said 1.09 acre tract, for the southwesterly corner of the herein described parcel, and from which, a 1/2" iron rod found, being the southwesterly corner of said 1.09 acre tract bears, with said existing easterly ROW line, **S 19°39'42" E**, at a distance of 99.96 feet;
- 3) **THENCE**, with said existing easterly ROW line, being the easterly boundary line of said 1.00 acre tract, **N 19°39'42" W**, for a distance of **132.13** feet to a 1/2" iron rod found, being the southwesterly corner of said 5.29 acre tract, for the northwesterly corner of said 1.00 acre tract and of the herein described parcel, and from which, a 1/2" iron rod found, being the northwesterly corner of said 5.29 acre tract bears, with said existing easterly ROW line, **N 19°39'42" W**, at a distance of 236.96 feet;
- 4) **THENCE**, departing said existing easterly ROW line, with the northerly boundary line of said 1.00 acre tract, same being the southerly boundary line of said 5.29 acre tract, **N 75°29'22" E**, for a distance of **5.62** feet to the **POINT OF BEGINNING**, containing 0.029 acres (1,264 square feet) of land, more or less.

This property description is accompanied by a separate parcel plat.

All bearings recited herein are based on the Texas State Plane Coordinate System, Central Zone No. 4203, NAD 83.

THE STATE OF TEXAS § § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF WILLIAMSON §

That I, M. Stephen Truesdale, 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 direct supervision.

WITNESS MY HAND AND SEAL at Round Rock, Williamson County, Texas.

M. Stephen Truesdale
Registered Professional Land Surveyor No. 4933
Licensed State Land Surveyor
Inland Geodetics, LLC
Firm Registration No: 100591-00
1504 Chisholm Trail Road, Suite 103
Round Rock, TX 78681

S:\BINKLEY-BARFIELD\BAGDAD ROAD 2020\PARCELS\BAGDAD RD-CR 279-REV PARCEL 6-HARLOW.doc

Date _____



PLAT TO ACCOMPANY PARCEL DESCRIPTION

LEGEND

- 1/2" IRON ROD FOUND UNLESS NOTED
- ⊙ IRON ROD FOUND W/PLASTIC CAP
- ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED
- ▲ 60/D NAIL FOUND
- △ CALCULATED POINT
- IRON ROD W/ ALUMINUM CAP STAMPED "WILLIAMSON COUNTY" SET (UNLESS NOTED OTHERWISE)
- ℙ PROPERTY LINE
- () RECORD INFORMATION
- LINE BREAK
- DENOTES COMMON OWNERSHIP
- P.O.B. POINT OF BEGINNING
- N.T.S. NOT TO SCALE
- D.R.W.C.T. DEED RECORDS WILLIAMSON COUNTY, TEXAS
- O.R.W.C.T. OFFICIAL RECORDS WILLIAMSON COUNTY, TEXAS
- O.P.R.W.C.T. OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY, TEXAS

309+00
BAGDAD ROAD - BASELINE

ASPHALT ROAD
COUNTY ROAD 279
(BAGDAD ROAD)
(R.O.W. WIDTH VARIES)

NO.	DIRECTION	DISTANCE
L1	S64° 32' 15" W	13.72'
L2	S19° 39' 42" E	99.96'
(L2)	(N17° W)	(100.0')
L3	N75° 29' 22" E	5.62'
L4	N19° 39' 42" W	236.96'
(L4)	(N17° 00' W)	(238.00')

1) All bearings shown hereon are based on grid bearing. All distances are surface distances. Coordinates are surface values based on the Texas State Plane Coordinate System, NAD 83, Central Zone.

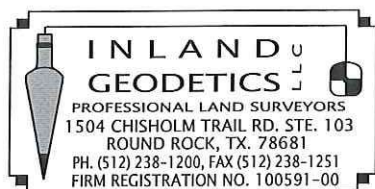
THE SURVEY SHOWN HEREON WAS PREPARED IN CONJUNCTION WITH THAT COMMITMENT FOR TITLE INSURANCE OF NO. T-152473, ISSUED BY TITLE RESOURCES GUARANTY COMPANY, EFFECTIVE DATE AUGUST 10, 2021, ISSUE DATE AUGUST 19, 2021.

NO ITEMS TO ADDRESS IN SCHEDULE "B".

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 DIRECT SUPERVISION.

M. Stephen Truesdale 4 MAR 2022

M. STEPHEN TRUESDALE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4933
LICENSED STATE LAND SURVEYOR
INLAND GEODETICS, LLC
FIRM REGISTRATION NO. 100591-00
1504 CHISHOLM TRAIL ROAD, SUITE 103
ROUND ROCK, TEXAS 78681



PARCEL PLAT SHOWING PROPERTY OF

**MICHAEL FORBES HARLOW
& LINDA LUNSFORD HARLOW**

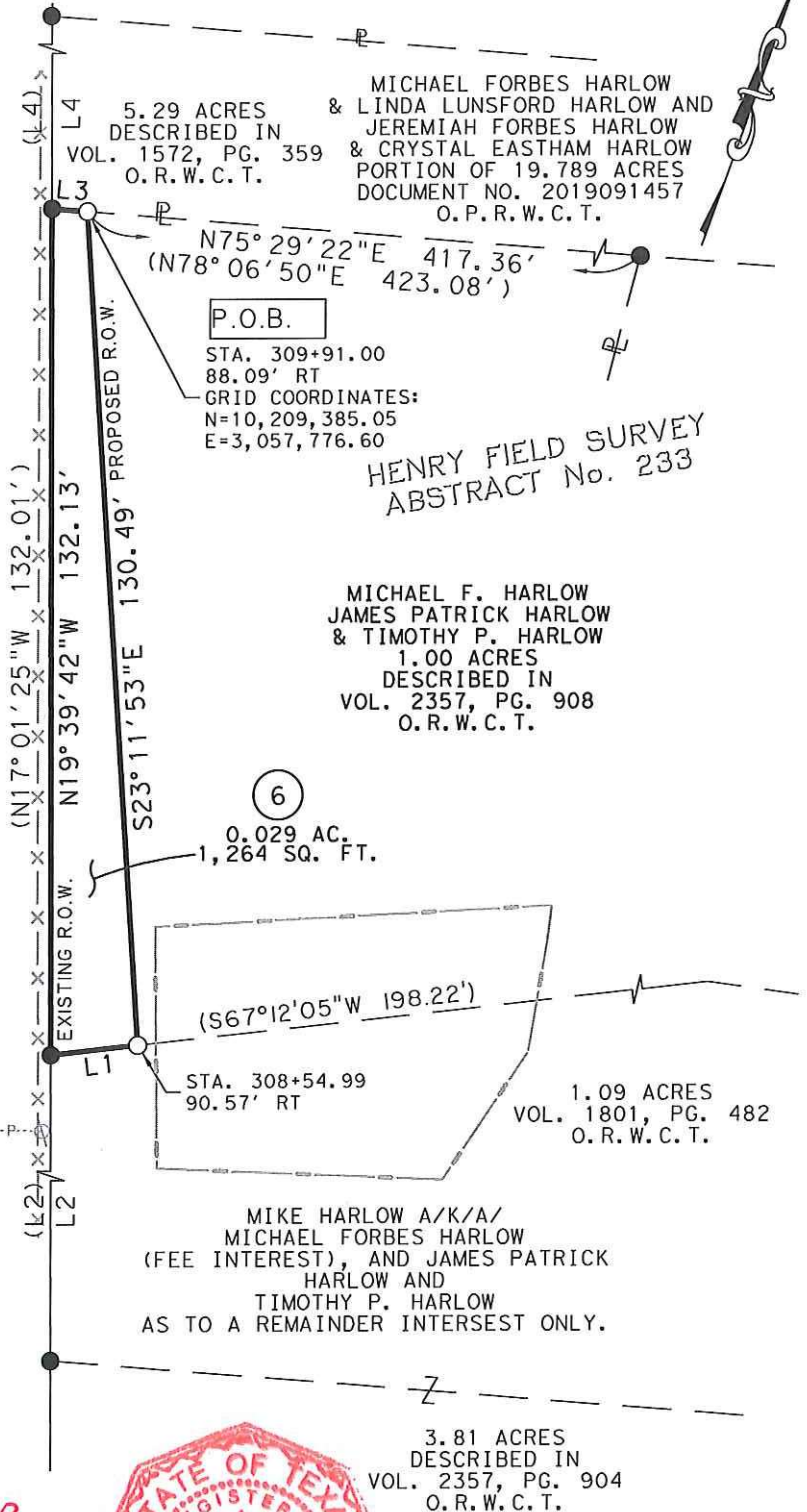
SCALE
1" = 30'

PROJECT
BAGDAD ROAD

COUNTY
WILLIAMSON

PARCEL 6
0.029 ACRES
1,264 Sq. Ft.

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REV: 03/03/2022