



## Item C7

# Travis County Commissioners Court Agenda Request

**Meeting Date:** June 11, 2013

**Prepared By:** Paul Scoggins Phone #: 854-7619

**Division Director/Manager:** Anna Bowling, Division Director of Development Services and Long Range Planning

AB

**Department Head:** Steven M. Manilla, P.E., County Executive-TNR

**Sponsoring Court Member:** Commissioner Daugherty, Precinct Three

**AGENDA LANGUAGE:** Approve setting a public hearing on Tuesday, July 16, 2013 to receive comments regarding a request to authorize the filing of an instrument to vacate several sections of a separate instrument right-of-way dedication as dedicated by Document #2008002782 – Precinct Three.

### **BACKGROUND/SUMMARY OF REQUEST:**

TNR staff has received a request to authorize the filing of an instrument to vacate several sections of a separate instrument right-of-way (ROW) dedication as dedicated by Document #2008002782. The subject portions of ROW are not maintained by Travis County. Vacating these sections of ROW terminates their existence.

The subject sections of ROW were dedicated as part of a development first proposed by Toll Brothers in 2008, but subsequently the development proposal was withdrawn. These sections were to help bring an un-named ROW (later known as Dorado Pass) up to County standard.

The utility companies operating in the area have stated they have no objection to vacating the subject sections of ROW. Staff foresees no opposition to this request. However, should staff receive any inquiries from adjacent property owners as a result of the public notification process, an addendum to this back up memorandum will be provided to the Court prior to the public hearing.

### **STAFF RECOMMENDATIONS:**

The request has been reviewed by TNR staff and staff finds the request meets all Travis County standards. The City of Lakeway has given its approval. As such, TNR staff recommends setting the public hearing.

### **ISSUES AND OPPORTUNITIES:**

The purpose of this request is to allow for current lot owners of the adjacent lots to resubdivide said lots into a less dense configuration without these sections of ROW

noted on the amended plat. There are two companion agenda items to this request. One is to cancel sections of two platted ROWs (Dorado Pass and an un-named right-of-way) dedicated by the Resubdivision of Tracts 5, 6, 8, and 9 of Lakehurst Subdivision. The other being the Resubdivision of Lots 35, 39-37, Tract 5, Resubdivision of Tracts 5, 6, 8, and 9 of Lakehurst Subdivision.

**FISCAL IMPACT AND SOURCE OF FUNDING:**

None.

**ATTACHMENTS/EXHIBITS:**

- Order of Abandonment
- Field Notes
- Request Letter
- Utility Statements
- City of Lakeway Sign-off
- Maps

**REQUIRED AUTHORIZATIONS:**

Cynthia McDonald	Financial Manager	TNR	854-4239
Steve Manilla	County Executive	TNR	854-9429
Anna Bowlin	Division Director	Development Services & Long Range Planning	854-7561

**CC:**

Stacey Scheffel	Program Manager	TNR - Permits	854-7565

**SM:AB:ps**

**1101 - Development Services Long Range Planning - Lakehurst Subdivision - Dorado Pass**

**ORDER OF VACATION**

**STATE OF TEXAS           §**

**COUNTY OF TRAVIS       §**

WHEREAS, the property owner requests the vacation of several sections of a separate instrument right-of-way dedication as dedicated per Document #2008002782 of the Travis County Official Public Records;

WHEREAS, the utility companies known to be operating in the area have indicated that they have no objection to the vacation of these sections of right-of-way as described in the attached field notes and sketches;

WHEREAS, the Travis County Transportation and Natural Resources Department recommends the vacation of these sections of right-of-way as described in the attached field notes and sketches;

WHEREAS, the required public notice was posted and the Travis County Commissioners Court held a public hearing on July 16, 2013 to consider the proposed action; and

NOW, THEREFORE, by unanimous vote, the Commissioners Court of Travis County, Texas, orders that several sections of right-of-way as dedicated per Document #2008002782, as shown on the attached sketches and described in the attached field notes, are hereby vacated.

ORDERED THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2012.

\_\_\_\_\_  
SAMUEL T. BISCOE, COUNTY JUDGE

\_\_\_\_\_  
COMMISSIONER RON DAVIS  
PRECINCT ONE

\_\_\_\_\_  
COMMISSIONER SARAH ECKHARDT  
PRECINCT TWO

\_\_\_\_\_  
COMMISSIONER KAREN HUBER  
PRECINCT THREE

\_\_\_\_\_  
COMMISSIONER MARGARET GOMEZ  
PRECINCT FOUR



Professional Land Surveying, Inc.  
Surveying and Mapping

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

## 0.016 ACRE RIGHT-OF-WAY EASEMENT RELEASE

A DESCRIPTION OF A 0.016 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 34 AND 35, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.016 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the west right-of-way line an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the east line of said Lot 35, from which a 1/2" rebar found for the northeast corner of Lot 35 bears North 14°21'49" West, a distance of 37.54 feet;

**THENCE** South 14°21'49" East, with the east lines of Lot 34 and 35 and the west right-of-way line of the unnamed street, a distance of 178.75 feet to a 1/2" rebar with cap set, from which a 1/2" rebar with cap set for the southwest corner of the unnamed street bears South 14°21'49" East, a distance of 90.11 feet;


**THENCE** over and across Lots 34 and 35, the following three (3) courses:

1. With a curve to the right having a radius of 210.00 feet, an arc length of 45.87 feet, and a chord which bears North 20°25'24" West, a distance of 45.78 feet to a 1/2" rebar with cap set;
2. North 14°09'55" West, a distance of 90.61 feet to a 1/2" rebar with cap set;
3. With a curve to the right having a radius of 210.00 feet, an arc length of 42.93 feet, and a chord which bears North 08°18'34" East, a distance of 42.85 feet to the **POINT OF BEGINNING**, containing 0.016 acres of land, more or less.

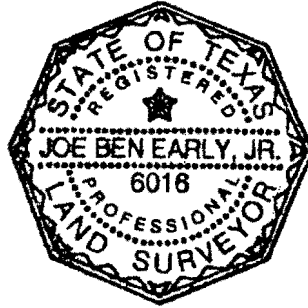
Surveyed on the ground June 20, 2006.

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

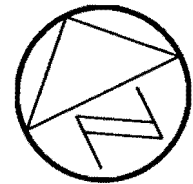
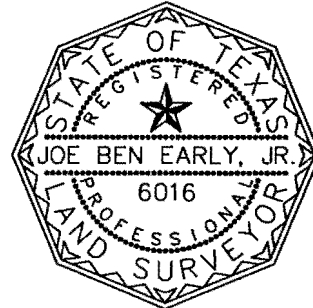
Attachments: Drawing 390-007-ROW5-VAC.

 12/11/12

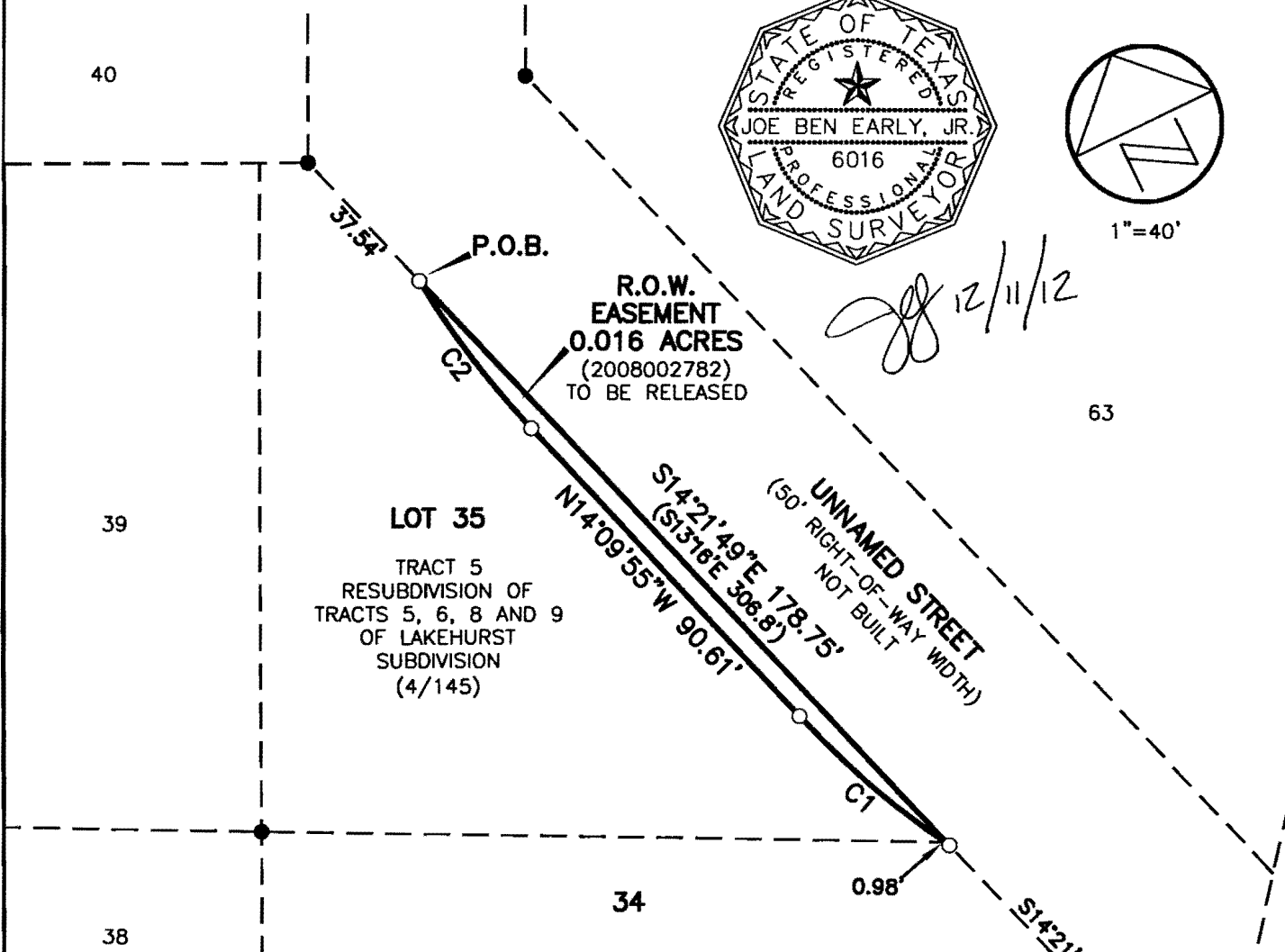
Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016



SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.016 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 34 AND 35, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.



*JBE* 12/11/12



BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW5-VAC

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	12°30'58"	210.00'	23.03'	45.87'	45.78'	N20°25'24"W
C2	11°42'43"	210.00'	21.54'	42.93'	42.85'	N08°18'34"W

DATE OF SURVEY: 06/20/06  
 PLOT DATE: 12/6/12  
 DRAWING NO.: 390-007-ROW5-VAC  
 PROJECT NO.: 390-007  
 DRAWN BY: SMD & JBE

**Chaparral**

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET



**Professional Land Surveying, Inc.  
Surveying and Mapping**

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

**0.067 ACRE RIGHT-OF-WAY EASEMENT RELEASE**

A DESCRIPTION OF A 0.067 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 40 THROUGH 47, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.067 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the west right-of-way line an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the east line of said Lot 47, from which a 1/2" rebar found bears North 28°41'19" East, a distance of 42.09 feet;

**THENCE** South 28°41'19" West, with the east lines of Lots 40 through 47 and the west right-of-way line of the unnamed street, a distance of 770.08 feet to a 1/2" rebar with cap set, from which a 1/2" rebar found for an angle point in the west line of the unnamed street bears South 28°41'19" West, a distance of 37.28 feet;


**THENCE** over and across Lots 40 through 47, the following three (3) courses:

1. With a curve to the right having a radius of 210.00 feet, an arc length of 44.64 feet, and a chord which bears North 22°42'49" East, a distance of 44.55 feet to a 1/2" rebar with cap set;
2. North 28°48'11" East, a distance of 689.33 feet to a 1/2" rebar with cap set;
3. With a curve to the right having a radius of 210.00 feet, an arc length of 36.63 feet, and a chord which bears North 33°48'02" East, a distance of 36.59 feet to the **POINT OF BEGINNING**, containing 0.067 acres of land, more or less.

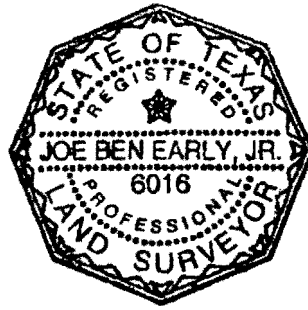
Surveyed on the ground June 20, 2006.

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

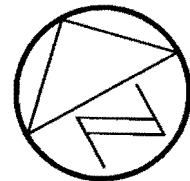
Attachments: Drawing 390-007-ROW6-VAC.

 12/11/12

Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016







1"=60'

57

58

42.09'

P.O.B.

70

47

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

46

69

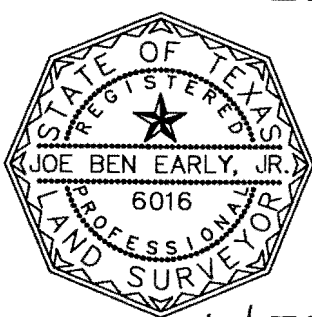
R.O.W. EASEMENT  
0.067 ACRES  
(2008002782)  
TO BE RELEASED

S28°41'19"W 770.08'  
(S29°44'W 849.8')

UNOPENED 50 FOOT  
RIGHT-OF-WAY  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)  
2.048 AC.  
(2006204628)

45

67



44

N28°48'11"E 689.33'

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

66 DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/07/12  
DRAWING NO.: 390-007-ROW6-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 1 OF 3

*JEB* 12/11/12

43

Chaparral

SEE PAGE 2

SEE PAGE 1

44

43

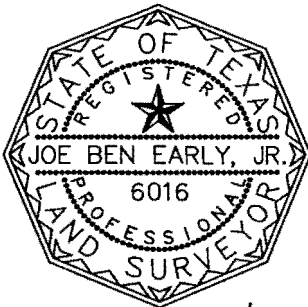
42

R.O.W. EASEMENT  
0.067 ACRES  
(2008002782)  
TO BE RELEASED

41

RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

40



*JBE* 12/11/12

39

N28°48'11"E 689.33'

S28°41'19"W 770.08'  
(S29°44'W 849.8')

10  
37.28'

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

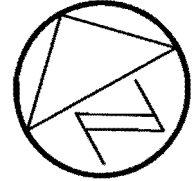
67

66

65

64

63



1"=60'

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/07/12  
DRAWING NO.: 390-007-ROW6-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 2 OF 3

**Chaparral**

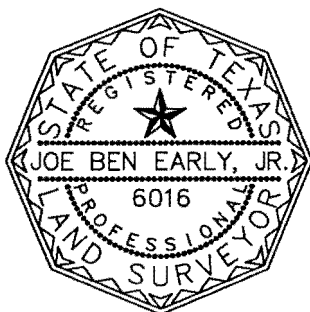
SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.067 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 40 THROUGH 47, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83),  
CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL  
GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW6-VAC

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	12°10'43"	210.00'	22.40'	44.64'	44.55'	N22°42'49"E
C2	9°59'42"	210.00'	18.36'	36.63'	36.59'	N33°48'02"E

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET



*JBE* 12/11/12

**Chaparral**

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/07/12  
DRAWING NO.: 390-007-ROW6-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 3 OF 3



---

---

## 0.014 ACRE RIGHT-OF-WAY EASEMENT RELEASE

A DESCRIPTION OF A 0.014 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 59 AND 60, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.014 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the west right-of-way line of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the east line of said Lot 60, from which a 1/2" rebar found for the most easterly corner of Lot 60 bears North 46°47'05" East, a distance of 113.42 feet;

**THENCE** with the east lines of Lots 59 and 60 and the west right-of-way line of the unnamed street, the following two (2) courses:

1. South 46°47'05" West, a distance of 24.10 feet to a 1/2" rebar with cap set for the common east corner of Lots 59 and 60;
2. South 70°47'05" West, a distance of 160.71 feet to a 1/2" rebar with cap set, from which a 1/2" rebar found bears South 70°47'05" West, a distance of 40.92 feet;


**THENCE** over and across Lots 59 and 60, the following four (4) courses:

1. With a curve to the right having a radius of 210.00 feet, an arc length of 39.69 feet, and a chord which bears North 65°28'17" East, a distance of 39.63 feet to a 1/2" rebar with cap set;
2. North 70°53'07" East, a distance of 94.75 feet to a 1/2" rebar with cap set;
3. With a curve to the left having a radius of 150.00 feet, an arc length of 27.14 feet, and a chord which bears North 65°42'08" East, a distance of 27.10 feet to a 1/2" rebar with cap set;
4. North 60°31'09" East, a distance of 21.87 feet to the **POINT OF BEGINNING**, containing 0.014 acres of land, more or less.

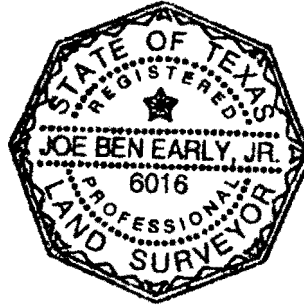
Surveyed on the ground June 20, 2006.

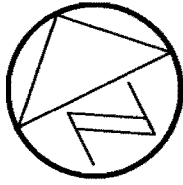
Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Drawing 390-007-ROW7-VAC.

 12/11/12

Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016





1"=60'

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

60

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

73

P.O.B.

113.42'  
(N47°54'E 137.6')

59

R.O.W.  
EASEMENT  
0.014 ACRES  
(2008002782)  
TO BE RELEASED

72

58

N70°53'07"E  
94.75'  
S70°47'05"W 160.71'  
C1  
C2  
L1  
L2

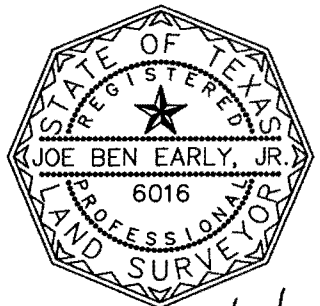
71

40.92'  
(S71°54'W 201.7')

47

UNOPENED 50 FOOT  
RIGHT-OF-WAY  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)  
2.048 AC.  
(2006204628)

70



*Joe Ben Early, Jr.* 12/11/12

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW7-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
SHEET 1 OF 2

**Chaparral**

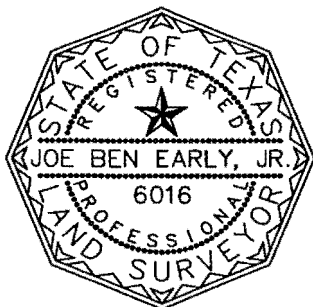
SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.014 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 59 AND 60, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83),  
CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL  
GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW7-VAC

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	10°49'40"	210.00'	19.90'	39.69'	39.63'	N65°28'17"E
C2	10°21'58"	150.00'	13.61'	27.14'	27.10'	N65°42'08"E

LINE TABLE		
No.	BEARING	LENGTH
L1	S46°47'05"W	24.10'
L2	N60°31'09"E	21.87'



*JB* 12/11/12

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW7-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
SHEET 2 OF 2

**Chaparral**



Professional Land Surveying, Inc.  
Surveying and Mapping

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

## 0.068 ACRE RIGHT-OF-WAY EASEMENT RELEASE

A DESCRIPTION OF A 0.068 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOT 85, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.068 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the southeast right-of-way line of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the north line of said Lot 85, from which a 1/2" rebar found for the north corner of Lot 85 bears South 81°11'55" East, a distance of 42.54 feet;

**THENCE** South 60°31'09" West, over and across Lot 85, a distance of 130.21 feet to a 1/2" rebar with cap set in the west line of Lot 85, also being the east right-of-way line of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), from which a 1/2" rebar found bears South 28°42'22" West, a distance of 1186.38 feet;

**THENCE** North 28°42'24" East, with the west line of Lot 85 and the east line of the unnamed street, a distance of 85.80 feet to a 1/2" rebar found at the intersection of the south right-of-way line of an unnamed street and the east right-of-way line of an unnamed street for the northwest corner of Lot 85;

**THENCE** South 81°11'55" East, with the south right-of-way line of an unnamed street and the north line of Lot 85, a distance of 73.00 feet to the **POINT OF BEGINNING**, containing 0.068 acres of land, more or less.

Surveyed on the ground June 20, 2006.

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

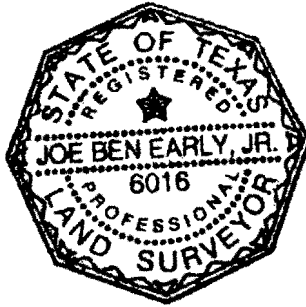
Attachments: Drawing 390-007-ROW8-VAC.



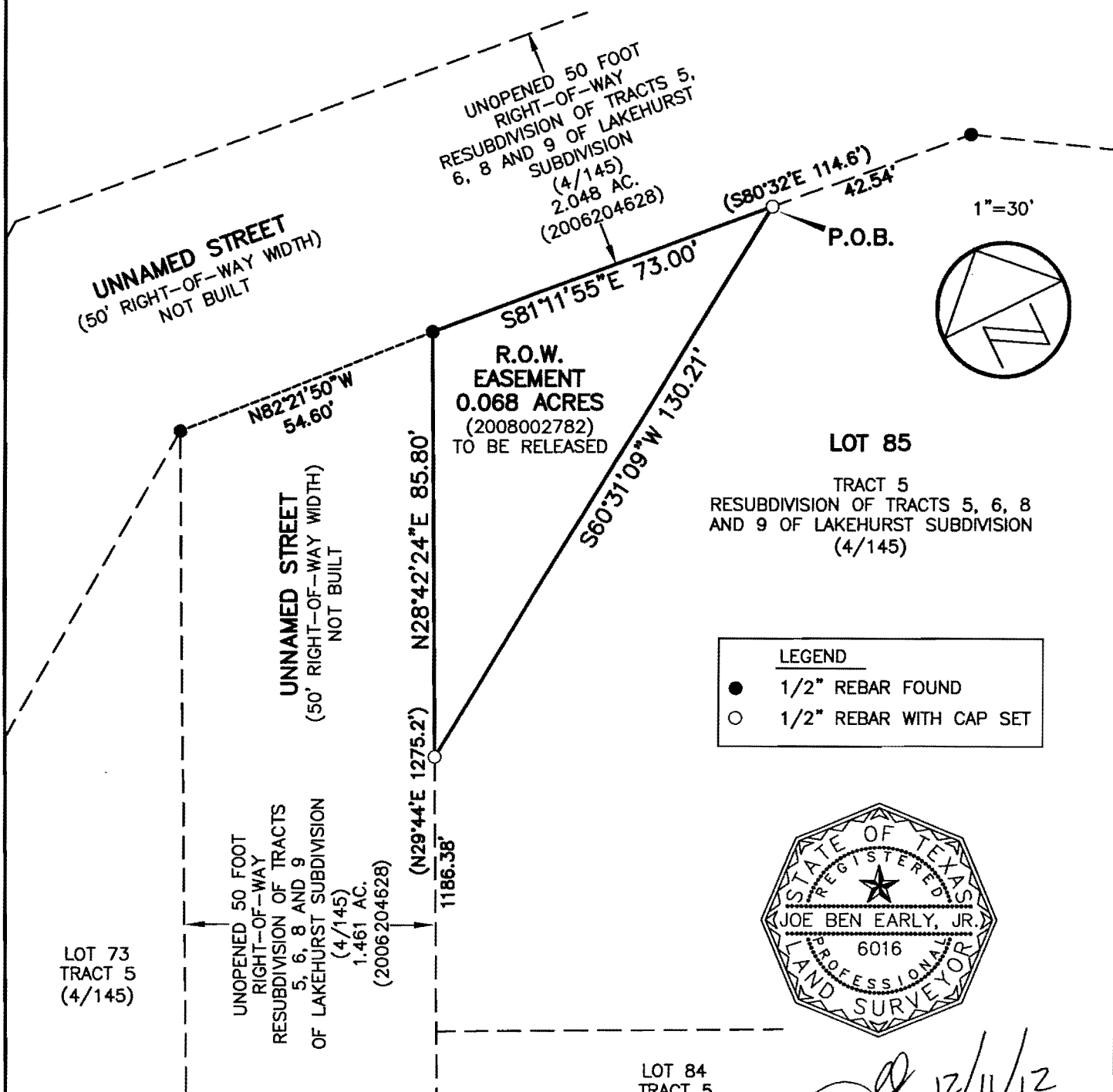
Page 2 of 2

*JB* 12/11/12

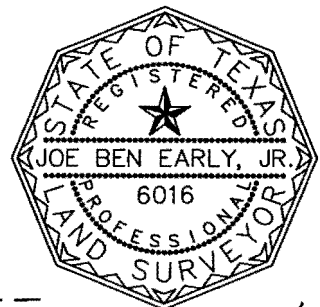
Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016



SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.068 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOT 85, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.



LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET



*[Signature]* 12/11/12

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

DATE OF SURVEY: 06/20/06  
 PLOT DATE: 12/6/12  
 DRAWING NO.: 390-007-ROW8-VAC  
 PROJECT NO.: 390-007  
 DRAWN BY: SMD & JDB

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW8-VAC





Professional Land Surveying, Inc.  
Surveying and Mapping

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

## 0.733 ACRE RIGHT-OF-WAY EASEMENT RELEASE

A DESCRIPTION OF A 0.733 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 63 THROUGH 73, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.733 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar found for an angle point in the southeast right-of-way line of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the northwest corner of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), and the most northerly corner of said Lot 73;

**THENCE** South 28°40'19" West, with the east line of Lot 73 and the west right-of-way line of the unnamed street, a distance of 129.20 feet to a 1/2" rebar with cap set, from which a 1/2" rebar found bears South 28°40'19" West, a distance of 1162.13 feet;

**THENCE** over and across said Lots 63 through 73, the following sixteen (16) courses:

1. South 60°31'09" West, a distance of 164.04 feet to a 1/2" rebar with cap set;
2. South 15°31'09" West, a distance of 7.07 feet to a 1/2" rebar with cap set;
3. South 60°31'09" West, a distance of 37.57 feet to a 1/2" rebar with cap set;
4. With a curve to the right having an arc length of 40.71 feet, a radius of 225.00 feet, and a chord which bears South 65°42'08" West, a distance of 40.65 feet to a 1/2" rebar with cap set;
5. South 70°53'07" West, a distance of 94.75 feet to a 1/2" rebar with cap set;
6. With a curve to the left having an arc length of 37.51 feet, a radius of 135.00 feet, and a chord which bears South 62°55'30" West, a distance of 37.39 feet to a 1/2" rebar with cap set;
7. North 80°02'07" West, a distance of 6.95 feet to a 1/2" rebar with cap set;

8. With a curve to the left having an arc length of 59.01 feet, a radius of 140.00 feet, and a chord which bears South 40°52'41" West, a distance of 58.57 feet to a 1/2" rebar with cap set;
9. South 28°48'11" West, a distance of 440.37 feet to a 1/2" rebar with cap set;
10. South 73°48'11" West, a distance of 7.07 feet to a 1/2" rebar with cap set;
11. South 28°48'11" West, a distance of 243.96 feet to a 1/2" rebar with cap set;
12. With a curve to the left having an arc length of 108.74 feet, a radius of 145.00 feet, and a chord which bears South 07°19'08" West, a distance of 106.21 feet to a 1/2" rebar with cap set;
13. South 14°09'55" East, a distance of 90.61 feet to a 1/2" rebar with cap set;
14. With a curve to the left having an arc length of 52.03 feet, a radius of 145.00 feet, and a chord which bears South 24°26'45" East, a distance of 51.76 feet to a 1/2" rebar with cap set;
15. Continuing with a curve to the left having an arc length of 37.37 feet, a radius of 25.00 feet, and a chord which bears South 77°32'49" East, a distance of 33.99 feet to a 1/2" rebar with cap set;
16. With a curve to the right having an arc length of 107.56 feet, a radius of 478.69 feet, and a chord which bears North 66°04'12" East, a distance of 107.34 feet to a 1/2" rebar with cap set in the west right-of-way line of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), also being the east line of Lot 63, from which a 1/2" rebar found for the most northerly corner of said Lot 73 bears North 28°40'19" East, a distance of 1291.34 feet;

**THENCE** South 28°40'19" West, with the west right-of-way line of the unnamed street and the east line of Lot 63, a distance of 4.77 feet to a 1/2" rebar found for an angle point in the north right-of-way line of Lakehurst Road (50 foot right-of-way width), also being the southeast corner of Lot 63, from which a 1/2" rebar found for an angle point in the north right-of-way line of Lakehurst Road bears North 64°31'02" East, a distance of 40.02 feet;

**THENCE** with the south line of Lot 63 and the north right-of-way line of Lakehurst Road, the following two (2) courses:

1. South 63°27'07" West, a distance of 119.70 feet to a 1/2" rebar found;
2. South 41°16'38" West, a distance of 42.65 feet to a 1/2" rebar found for the most southerly corner of Lot 63, also being the southeast corner of an unnamed street (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of

Lakehurst Subdivision);


**THENCE** with the west lines of Lots 63 through 73 and the east right-of-way line of the unnamed street, the following five (5) courses:

1. North 14°18'57" West, a distance of 252.37 feet to a 1/2" rebar found;
2. North 28°41'00" East, a distance of 810.50 feet to a 1/2" rebar found;
3. North 70°45'15" East, a distance of 192.93 feet to a 1/2" rebar found;
4. North 46°45'01" East, a distance of 217.91 feet to a 1/2" rebar found;
5. North 58°48'11" East, a distance of 104.76 feet to the **POINT OF BEGINNING**, containing 0.733 acres of land, more or less.

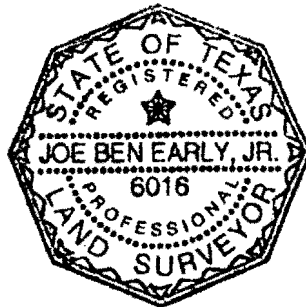
Surveyed on the ground June 20, 2006.

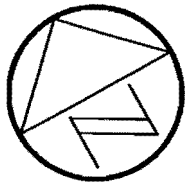
Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Drawing 390-007-ROW9-VAC.

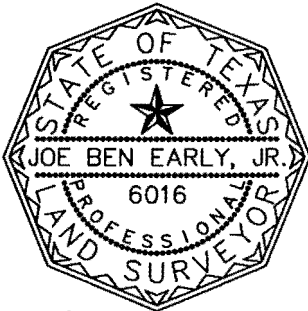
 12/11/12

Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016





1"=60'



*JB*  
12/11/12

59

UNOPENED 50 FOOT  
RIGHT-OF-WAY  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)  
2.048 AC.  
(2006204628)

61

R.O.W.  
EASEMENT  
0.733 ACRES  
(2008002782)  
TO BE RELEASED

60

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

P.O.B.

85

N46°45'01"E 217.91'  
(N47°54'E 217.9')

S60°31'09"W 164.04'

S28°40'19"W 129.20'  
(S29°44'W 1296.3')

84

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

73

83

N70°45'15"E 192.93'  
(N71°54'E 193.1')

S70°53'07"W 94.75'

S28°40'19"W 1162.13'

72

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

82

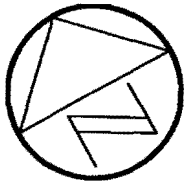
70

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW9-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 1 OF 4

SEE PAGE 2

**Chaparral**

SEE PAGE 1



1"=60'

47

46

45

44

43

42

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

N28°41'00"E 810.50'  
(N29°44'W 810.8')

S28°48'11"W 440.37'

96'

C3

70

69

R.O.W.  
EASEMENT  
0.733 ACRES  
(2008002782)  
TO BE RELEASED

68

67

66

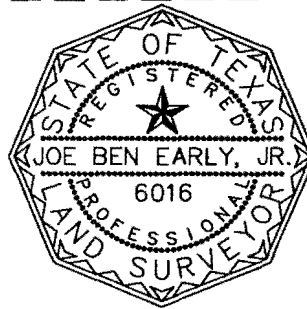
65

UNOPENED 50 FOOT  
RIGHT-OF-WAY  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)  
1.461 AC.  
(2006204628)

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

TRACT 5 (4/145)

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT



*JE* 12/11/12

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW9-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 2 OF 4

SEE PAGE 3

Chaparral

65

42

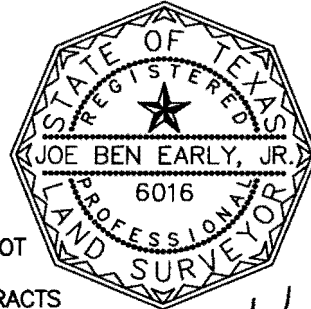
64

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

41

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

R.O.W.  
EASEMENT  
0.733 ACRES  
(2008002782)  
TO BE RELEASED



UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
NOT BUILT

40

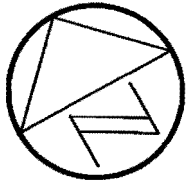
UNOPENED 50 FOOT  
RIGHT-OF-WAY  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)  
2.048 AC.  
(2006204628)

*JEB 12/11/12*

63

S28°40'19"W 1162.13'

N6°43'02"E  
40.02'



1"=60'

35

S14°09'55"E  
90.61'  
N14°18'57"W 252.37'  
(N13°16'W 252.8')

C5

C6

C7

L5

S63°27'07"W 119.70'  
(S64°34'W 119.6')

LOT 9  
TRACT 9  
(4/145)

RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

34

LAKEHURST ROAD  
(50' RIGHT-OF-WAY WIDTH)  
S41°16'38"W 42.65'

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW9-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB  
PAGE 3 OF 4

*Chaparral*



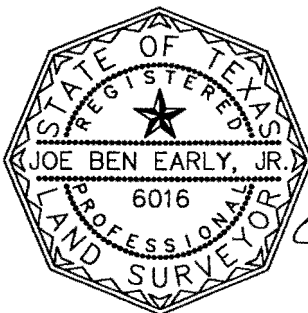
SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.733 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 63 THROUGH 73, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW9-VAC

LINE TABLE		
No.	BEARING	LENGTH
L1	S15°31'09"W	7.07'
L2	S60°31'09"W	37.57'
L3	N80°02'07"W	6.95'
L4	S73°48'11"W	7.07'
L5	S28°40'19"W	4.77'

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	10°21'58"	225.00'	20.41'	40.71'	40.65'	S65°42'08"W
C2	15°55'14"	135.00'	18.88'	37.51'	37.39'	S62°55'30"W
C3	24°09'01"	140.00'	29.95'	59.01'	58.57'	S40°52'41"W
C4	42°58'06"	145.00'	57.07'	108.74'	106.21'	S07°19'08"W
C5	20°33'40"	145.00'	26.30'	52.03'	51.76'	S24°26'45"E
C6	85°38'27"	25.00'	23.17'	37.37'	33.99'	S77°32'49"E
C7	12°52'28"	478.69'	54.01'	107.56'	107.34'	N66°04'12"E



*JE* 12/11/12

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET

**Chaparral**

DATE OF SURVEY: 06/20/06  
 PLOT DATE: 12/6/12  
 DRAWING NO.: 390-007-ROW9-VAC  
 PROJECT NO.: 390-007  
 DRAWN BY: SMD & JDB  
 PAGE 4 OF 4



Professional Land Surveying, Inc.  
Surveying and Mapping

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

### 0.039 ACRE RIGHT-OF-WAY EASEMENT RELEASE

A DESCRIPTION OF A 0.039 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 57 THROUGH 59, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.039 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the south line of Lakehurst Loop, (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), being also in the north line of Lot 57, from which a 1/2" rebar found in the north line of Lakehurst Loop bears South 78°37'02" West, a distance of 263.00 feet;

**THENCE** with the South line of Lakehurst Loop, also being the north line of Lots 57, 58 and 59, the following two (2) courses:

1. North 78°37'02" East, a distance of 44.19 feet to a 1/2" rebar found;
2. South 83°47'17" East, a distance of 200.20 feet to a 1/2" rebar with cap set in the north line of Lot 59, from which a 1/2" rebar found for the northeast corner of Lot 59 bears South 83°47'17" East, a distance of 66.14 feet;

**THENCE** over and across Lots 59, 58 and 57 the following four (4) courses:

1. North 88°41'07" West, a distance of 88.22 feet 1/2" rebar with cap set;
2. North 85°58'38" West, a distance of 56.22 feet 1/2" rebar with cap set;
3. North 86°21'34" West, a distance of 47.16 feet 1/2" rebar with cap set;
4. North 85°32'19" West, a distance of 51.16 feet to the **POINT OF BEGINNING**, containing 0.039 acres of land, more or less.

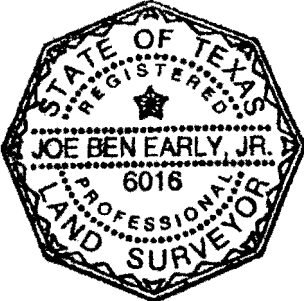
Surveyed on the ground June 20, 2006.

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

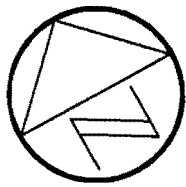
Attachments: Drawing 390-007-ROW10-VAC.

*JB* 12/11/12

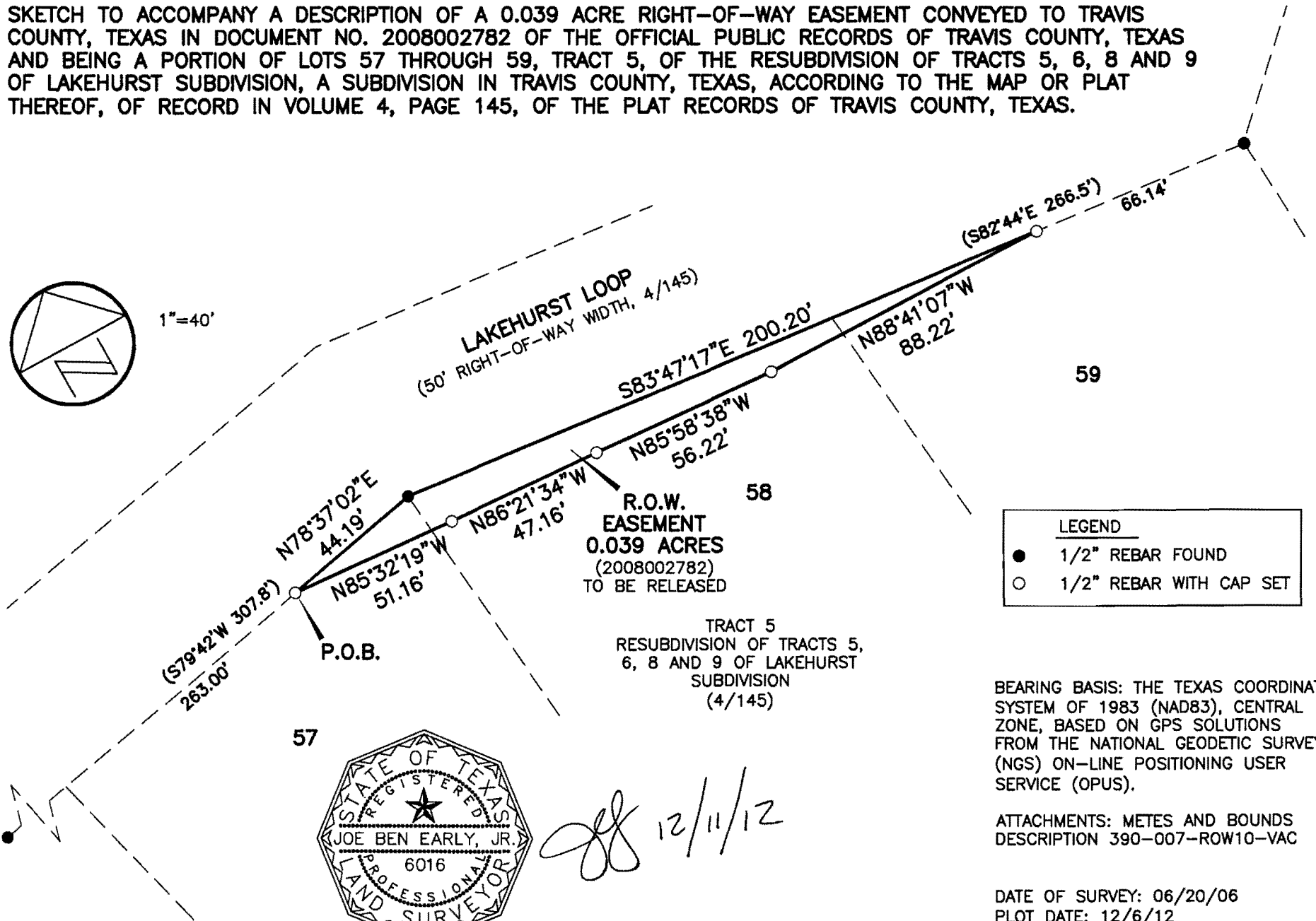
Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016



SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.039 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 57 THROUGH 59, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.



1"=40'

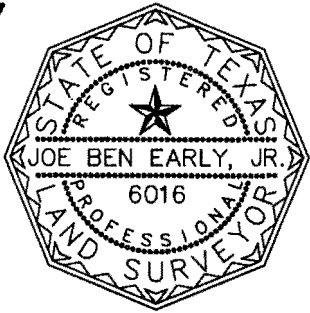


LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW10-VAC

DATE OF SURVEY: 06/20/06  
 PLOT DATE: 12/6/12  
 DRAWING NO.: 390-007-ROW10-VAC  
 PROJECT NO.: 390-007  
 DRAWN BY: SMD & JDB



*[Handwritten Signature]* 12/11/12

**Chaparral**



**Professional Land Surveying, Inc.  
Surveying and Mapping**

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

---

**0.014 ACRE RIGHT-OF-WAY EASEMENT RELEASE**

A DESCRIPTION OF A 0.014 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 60 AND 61, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.014 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the south right-of-way line of Lakehurst Loop, (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), being also in the north line of Lot 60, from which a 1/2" rebar found in the north right-of-way line of Lakehurst Loop bears South 46°23'33" West, a distance of 131.10 feet;

**THENCE** with the south right-of-way line of Lakehurst Loop and the north line of Lot 61, the following two (2) courses:

1. North 46°23'33" East, a distance of 53.91 feet to a 1/2" rebar found;
2. North 79°49'32" East, a distance of 86.34 feet to a 1/2" rebar with cap set in the north line of Lot 61, from which a 1/2" rebar found in the south right-of-way line of Lakehurst Loop for the northeast corner of Lot 61 bears North 79°49'32" East, a distance of 3.61 feet;


**THENCE** over and across Lots 60 and 61, the following two (2) courses:

1. With a curve to the left having a radius of 495.73 feet, an arc length of 70.81 feet, and a chord which bears South 73°07'54" West, a distance of 70.75 feet to a 1/2" rebar with cap set;
2. With a curve to the left having a radius of 188.70 feet, an arc length of 65.04 feet, and a chord which bears South 60°27'57" West, a distance of 64.71 feet to the **POINT OF BEGINNING**, containing 0.014 acres of land, more or less.

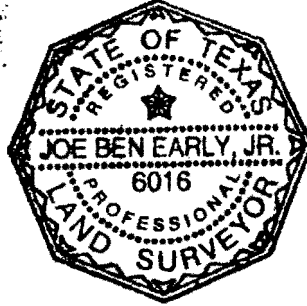
Surveyed on the ground June 20, 2006.

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Drawing 390-007-ROW11-VAC.

 12/11/12

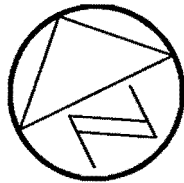
Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016



SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.014 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF LOTS 60 AND 61, TRACT 5, OF THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

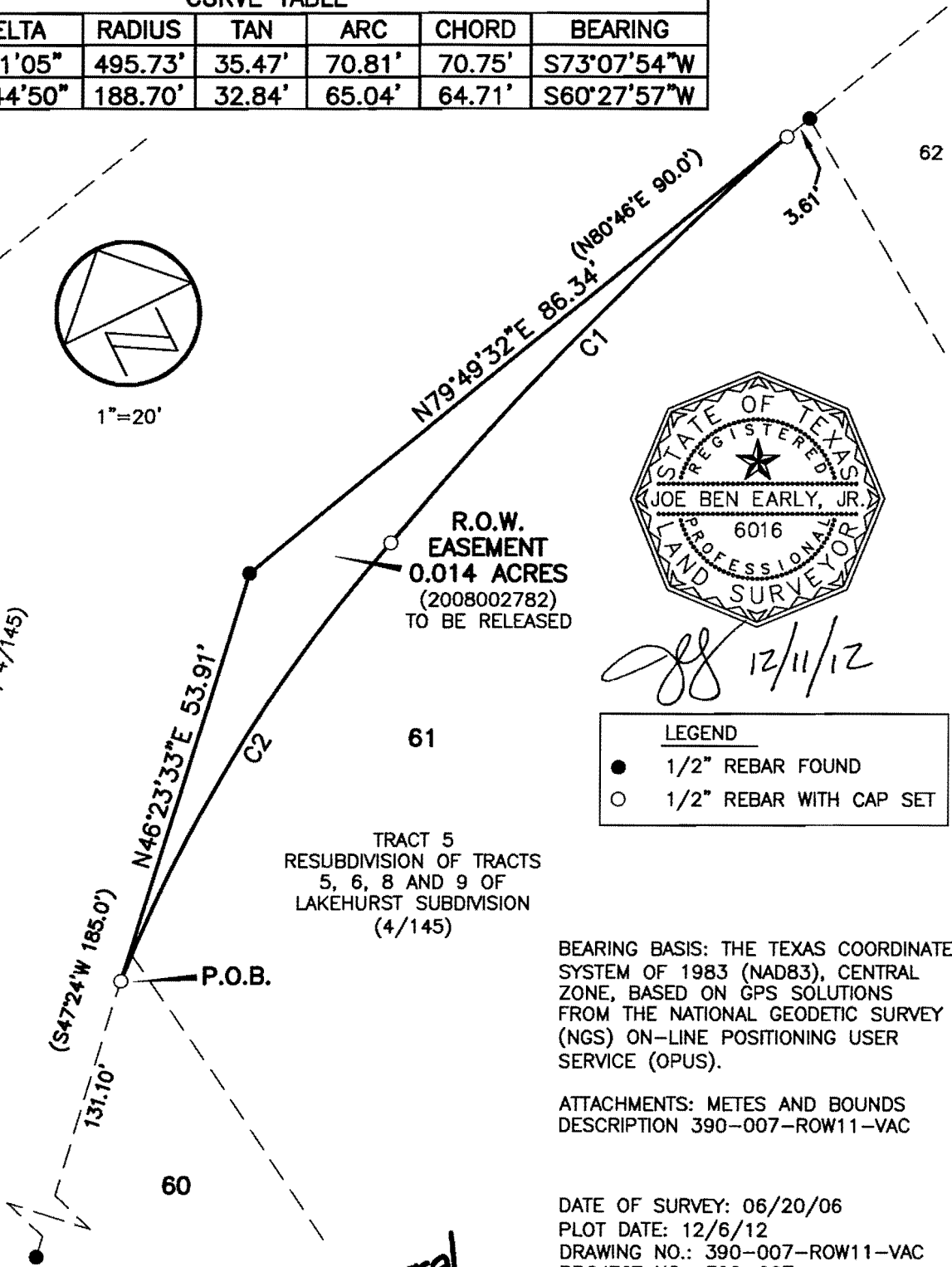
CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	8°11'05"	495.73'	35.47'	70.81'	70.75'	S73°07'54"W
C2	19°44'50"	188.70'	32.84'	65.04'	64.71'	S60°27'57"W

LOT 46  
TRACT 6  
(4/145)

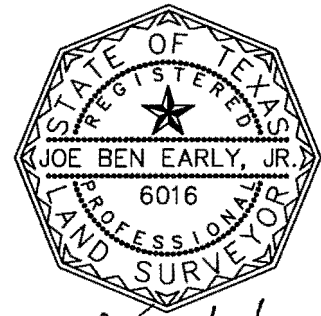


1"=20'

LAKEHURST LOOP  
(50' RIGHT-OF-WAY WIDTH, 4/145)



R.O.W.  
EASEMENT  
0.014 ACRES  
(2008002782)  
TO BE RELEASED



*Joe Ben Early, Jr.*  
12/11/12

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET

TRACT 5  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9 OF  
LAKEHURST SUBDIVISION  
(4/145)

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW11-VAC

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW11-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB

**Chaparral**



**Professional Land Surveying, Inc.  
Surveying and Mapping**

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

---

**0.001 ACRES RIGHT-OF-WAY EASEMENT RELEASE**

A DESCRIPTION OF A 0.001 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF AN UNOPENED 50 FOOT RIGHT-OF-WAY IN THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.001 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar with cap set in the south right-of-way line of the said unopened 50 foot right-of-way, also being the west right-of-way line of the Lakehurst Road (50 foot right-of-way width, as shown on the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision), from which a 1/2" rebar found for an angle point in the south right-of-way line of the said unopened 50 foot right-of-way and the west right-of-way line of Lakehurst Road bears North 64°31'02" East, a distance of 18.62 feet;

**THENCE** South 64°31'02" West, with the south right-of-way line of the unopened 50 foot right-of-way and the west right-of-way line of Lakehurst Road, a distance of 21.40 feet to a 1/2" rebar found for the southeast corner of Lot 63 of the Resubdivision of Tracts 5, 6, 8 and 9 of Lakehurst Subdivision and the southwest corner of the unopened 50 foot right-of-way;

**THENCE** North 28°40'19" East, with the east line of Lot 63 and the west right-of-way line of the unopened 50 foot right-of-way, a distance of 4.77 feet to a calculated point, from which a 1/2" rebar found for the northwest corner of the unopened 50 foot right-of-way bears North 28°40'19" East, a distance of 1291.34 feet;


**THENCE** over and across the unopened 50 foot right-of-way with a curve to the right having an arc length of 17.76 feet, a radius of 478.69 feet, and a chord which bears North 73°34'12" East, a distance of 17.75 feet to the **POINT OF BEGINNING**, containing 0.001 acres of land, more or less.

Surveyed on the ground June 20, 2006.

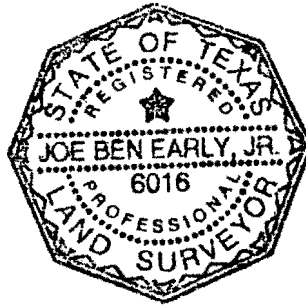
Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Drawing 390-007-ROW18-VAC.



 12/11/12

Joe Ben Early, Jr.  
Registered Professional Land Surveyor  
State of Texas No. 6016



SKETCH TO ACCOMPANY A DESCRIPTION OF A 0.001 ACRE RIGHT-OF-WAY EASEMENT CONVEYED TO TRAVIS COUNTY, TEXAS IN DOCUMENT NO. 2008002782 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS AND BEING A PORTION OF AN UNOPENED 50 FOOT RIGHT-OF-WAY IN THE RESUBDIVISION OF TRACTS 5, 6, 8 AND 9 OF LAKEHURST SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, OF RECORD IN VOLUME 4, PAGE 145, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 390-007-ROW18-VAC

LOT 63  
TRACT 5  
RESUBDIVISION OF  
TRACTS 5, 6, 8 AND 9  
OF LAKEHURST  
SUBDIVISION  
(4/145)

(N29°44'E 1296.3')

1291.34'

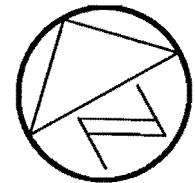
LAKEHURST ROAD  
(50' RIGHT-OF-WAY WIDTH)

UNNAMED STREET  
(50' RIGHT-OF-WAY WIDTH)  
RESUBDIVISION OF TRACTS  
5, 6, 8 AND 9  
OF LAKEHURST SUBDIVISION  
(4/145)  
1.461 AC.  
(2006204628)

LOT 74  
TRACT 5  
(4/145)

P.O.B.  
C1  
L1  
L2  
R.O.W.  
EASEMENT  
0.001 ACRES  
(2008002782)  
TO BE RELEASED

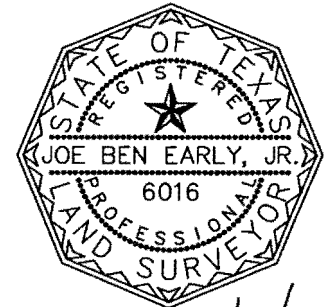
18.62'  
(N64°34'E 37.4')



1"=20'

LOT 9  
TRACT 9  
(4/145)

LEGEND	
●	1/2" REBAR FOUND
○	1/2" REBAR WITH CAP SET
○	CALCULATED POINT



*JB* 12/11/12

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	2°07'31"	478.69'	8.88'	17.76'	17.75'	N73°34'12"E

LINE TABLE		
No.	BEARING	LENGTH
L1	S64°31'02"W	21.40'
L2	N28°40'19"E	4.77'

DATE OF SURVEY: 06/20/06  
PLOT DATE: 12/6/12  
DRAWING NO.: 390-007-ROW18-VAC  
PROJECT NO.: 390-007  
DRAWN BY: SMD & JDB

**Chaparral**



**TRANSPORTATION AND NATURAL RESOURCES**

STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383

**EASEMENT REQUIREMENT STATEMENT REJECTION OF DEDICATION  
OF RIGHT-OF-WAY**  
(ETJ) Item #6

An application is being made to Travis County for the Rejection of Dedication of right-of-way in your extraterritorial jurisdiction (ETJ) at \_\_\_\_\_ (address) and/or Spille owned Lots 5 & 6 (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

  ✓   We do not need the easement on the property described above for transportation purposes.

       We do have a need for an easement on the property as described above. A description of the required easement is attached.

Signature  
Jennifer L. Spille  
Printed Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
City of  
December 12, 2012  
Date

Please return this completed form to:

\_\_\_\_\_  
Name  
\_\_\_\_\_  
Address  
\_\_\_\_\_  
City/State/Zip  
\_\_\_\_\_  
Fax



**TRANSPORTATION AND NATURAL RESOURCES**

**STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE**

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383

**EASEMENT REQUIREMENT STATEMENT REJECTION OF DEDICATION  
OF RIGHT-OF-WAY**

(ETJ) Item #6

An application is being made to Travis County for the Rejection of Dedication of right-of-way in your extrajurisdictional jurisdiction (ETJ) at Lot 50+51 BIKES LANE SUB RESUB (address) and/or (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

We do not need the easement on the property described above for transportation purposes.

We do have a need for an easement on the property as described above. A description of the required easement is attached.

*[Signature]*  
Signature

Christina Peters  
Printed Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
City of

Date 12/19/12

Please return this completed form to:

\_\_\_\_\_  
Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
City/State/Zip

\_\_\_\_\_  
Fax



**TRANSPORTATION AND NATURAL RESOURCES**

**STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE**

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383  
FAX (512) 854-4649

**EASEMENT REQUIREMENT STATEMENT FOR REJECTION OF DEDICATION**

An application is being made to Travis County for the vacation of property at LAKEHURST RD @ DORADO PASS (address) and/or REVISED PLAT OF LOTS 35, 39-73 LAKEHURST SUBDIVISION (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

We do not have need for an easement on the property as described in the accompanying document.

We do have a need for an easement on the property as described in the accompanying document. A description of the required easement is attached.

Charles W. Profilet Jr.  
Signature

Charles W. Profilet Jr.

Printed Name Vice President

Title Inverness Utility Company, Inc.

Utility Company or District  
May 17, 2013

Date

Please return this completed form to:

Name

Address

City/State/Zip

M:\ADMIN\ACE\PERMITS\FORMS\STMT.WPD  
11/27/01 paa

Revised

**REVIEWED**  
By Joe F. Torroba at 10:12 am, May 14, 2013



**TRANSPORTATION AND NATURAL RESOURCES**

**STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE**

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383  
FAX (512) 854-4649

**EASEMENT REQUIREMENT STATEMENT FOR REJECTION OF DEDICATION**

An application is being made to Travis County for the vacation of property at LAKEHURST RD @ DORADO PASS (address) and/or REVISED PLAT OF LOTS 35, 39-73 LAKEHURST SUBDIVISION (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

We do not have need for an easement on the property as described in the accompanying document.

We do have a need for an easement on the property as described in the accompanying document. A description of the required easement is attached.

Kay Jeanes  
Signature

Kay Jeanes  
Printed Name

Right-of-Way Agent  
Title

Pedernales Electric Coop.  
Utility Company or District

12-18-2012  
Date

Please return this completed form to:

\_\_\_\_\_  
Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
City/State/Zip



**TRANSPORTATION AND NATURAL RESOURCES**

STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383  
FAX (512) 854-4649

**EASEMENT REQUIREMENT STATEMENT FOR REJECTION OF DEDICATION**

An application is being made to Travis County for the vacation of property at \_\_\_\_\_ (address) and/or DORADO PASS, TRACT 5 LAKEHURST SUBDIVISION (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

We do not have need for an easement on the property as described in the accompanying document.

We do have a need for an easement on the property as described in the accompanying document. A description of the required easement is attached.

*Michael L Wolff*

Signature

MICHAEL L WOLFF

Printed Name

OSP DESIGN ENGINEER

Title

AT+T

Utility Company or District

12/19/12

Date

Please return this completed form to:

\_\_\_\_\_  
Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
City/State/Zip



**TRANSPORTATION AND NATURAL RESOURCES**

**JOSEPH P. GIESELMAN, EXECUTIVE MANAGER**

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383  
FAX (512) 854-4649

**EASEMENT REQUIREMENT STATEMENT FOR VACATION OF PROPERTY**

An application is being made to Travis County for the vacation of property at **Dorado Pass, Spicewood, TX 78669** (address) and/or **Lakehurst Section 5, 6, 8, 9, Block 5, Lots 35, 39-73** (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

We do not have need for an easement on the property as described in the accompanying document.

We do have a need for an easement on the property as described in the accompanying document. A description of the required easement is attached.

Signature

Laurie Schumpert

Printed Name

Sr. Designer

Title

Time Warner Cable - Central Texas

Utility Company or District

December 17, 2012

Date

Please return this completed form to:

\_\_\_\_\_  
Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
City/State/Zip





**TRANSPORTATION AND NATURAL RESOURCES**

**STEVEN M. MANILLA, P.E., COUNTY EXECUTIVE**

411 West 13th Street  
Executive Office Building  
PO Box 1748  
Austin, Texas 78767  
(512) 854-9383

**EASEMENT REQUIREMENT STATEMENT REJECTION OF DEDICATION  
OF RIGHT-OF-WAY**  
(ETJ) Item #6

An application is being made to Travis County for the Rejection of Dedication of right-of-way in your extraterritorial jurisdiction (ETJ) at LAKEHURST RD @ DORADO PASS (address) and/or REVISED PART OF LOTS 35, 39-73 LAKEHURST SUBD (legal description) and as described on the enclosed drawing or document. An action of the Commissioners' Court of Travis County is pending your return of this statement. Your prompt reply is requested.

**STATEMENT**

X

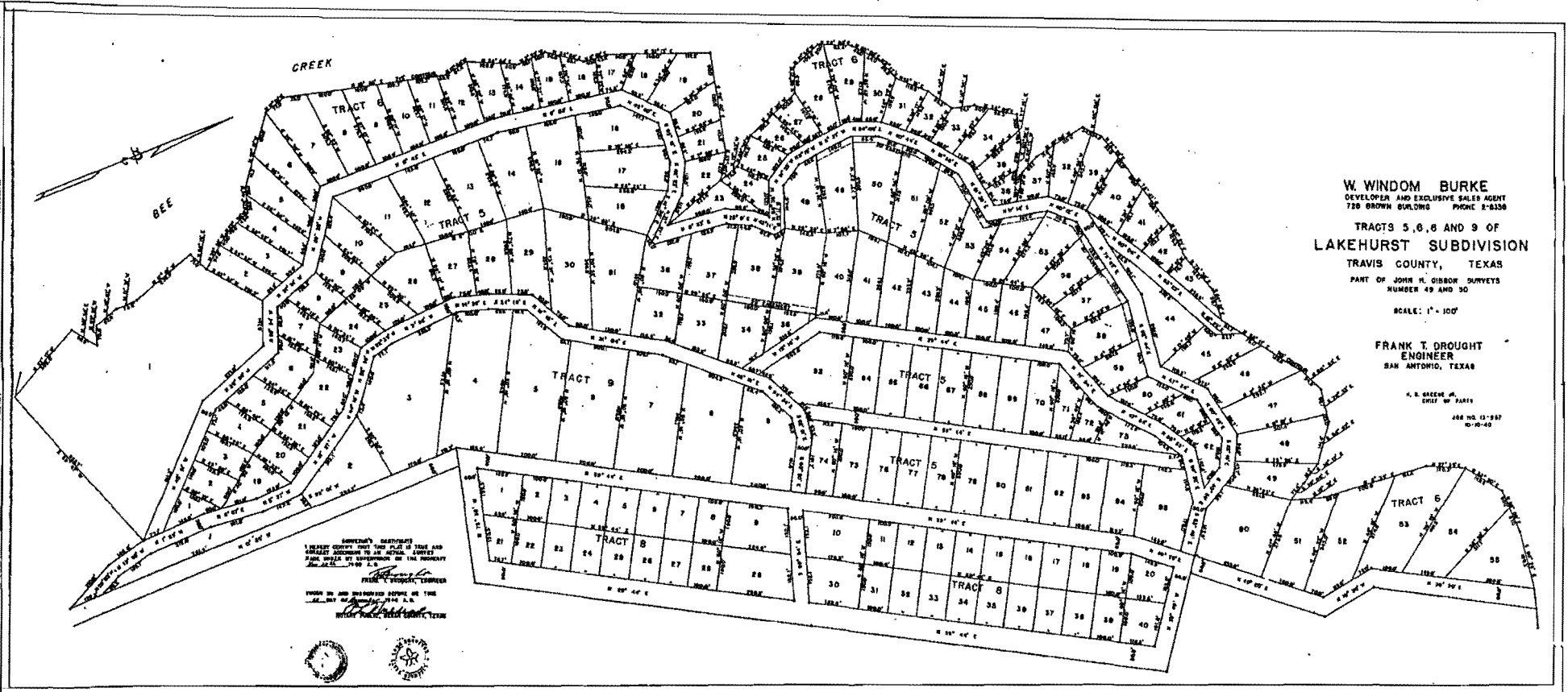
We do not need the easement on the property described above for transportation purposes.

         We do have a need for an easement on the property as described above. A description of the required easement is attached.

[Signature]  
Signature  
Travis D. Anderson  
Printed Name  
Director BOS  
Title  
Lakeway  
City of  
1/29/2013  
Date

Please return this completed form to:

\_\_\_\_\_  
Name  
\_\_\_\_\_  
Address  
\_\_\_\_\_  
City/State/Zip  
\_\_\_\_\_  
Fax



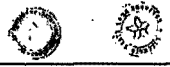
**W. WINDOM BURKE**  
 DEVELOPER AND EXCLUSIVE SALES AGENT  
 720 BROWN BUILDING PHONE 2-8350  
**TRACTS 5, 6, 8 AND 9 OF**  
**LAKEHURST SUBDIVISION**  
 TRAVIS COUNTY, TEXAS  
 PART OF JOHN H. GIBSON SURVEYS  
 NUMBER 49 AND 50

SCALE: 1" = 100'

**FRANK T. DROUGHT**  
 ENGINEER  
 SAN ANTONIO, TEXAS

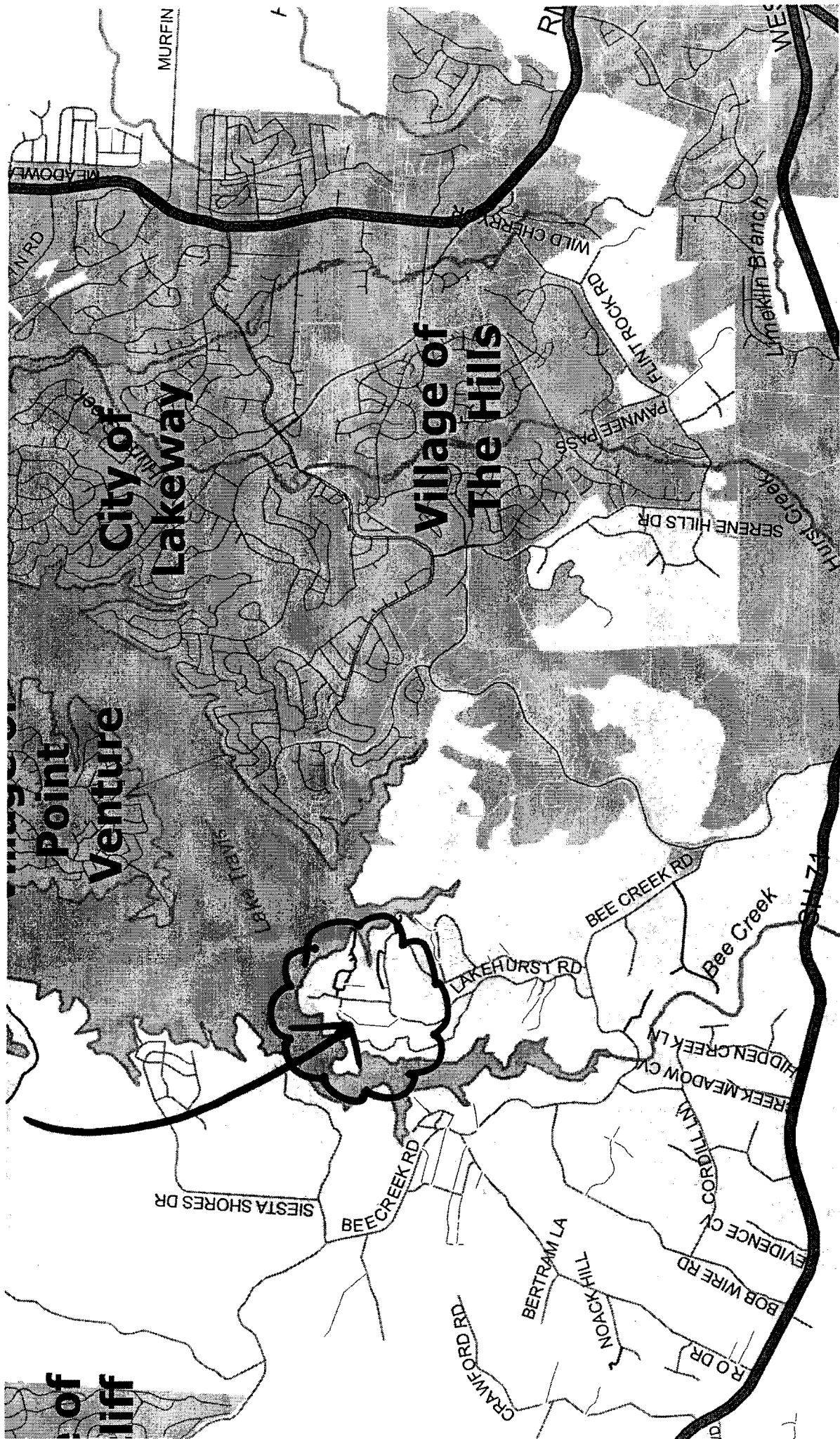
H. B. GREENE JR.  
 CLERK OF PARTY  
 JOB NO. 13-287  
 10-10-45

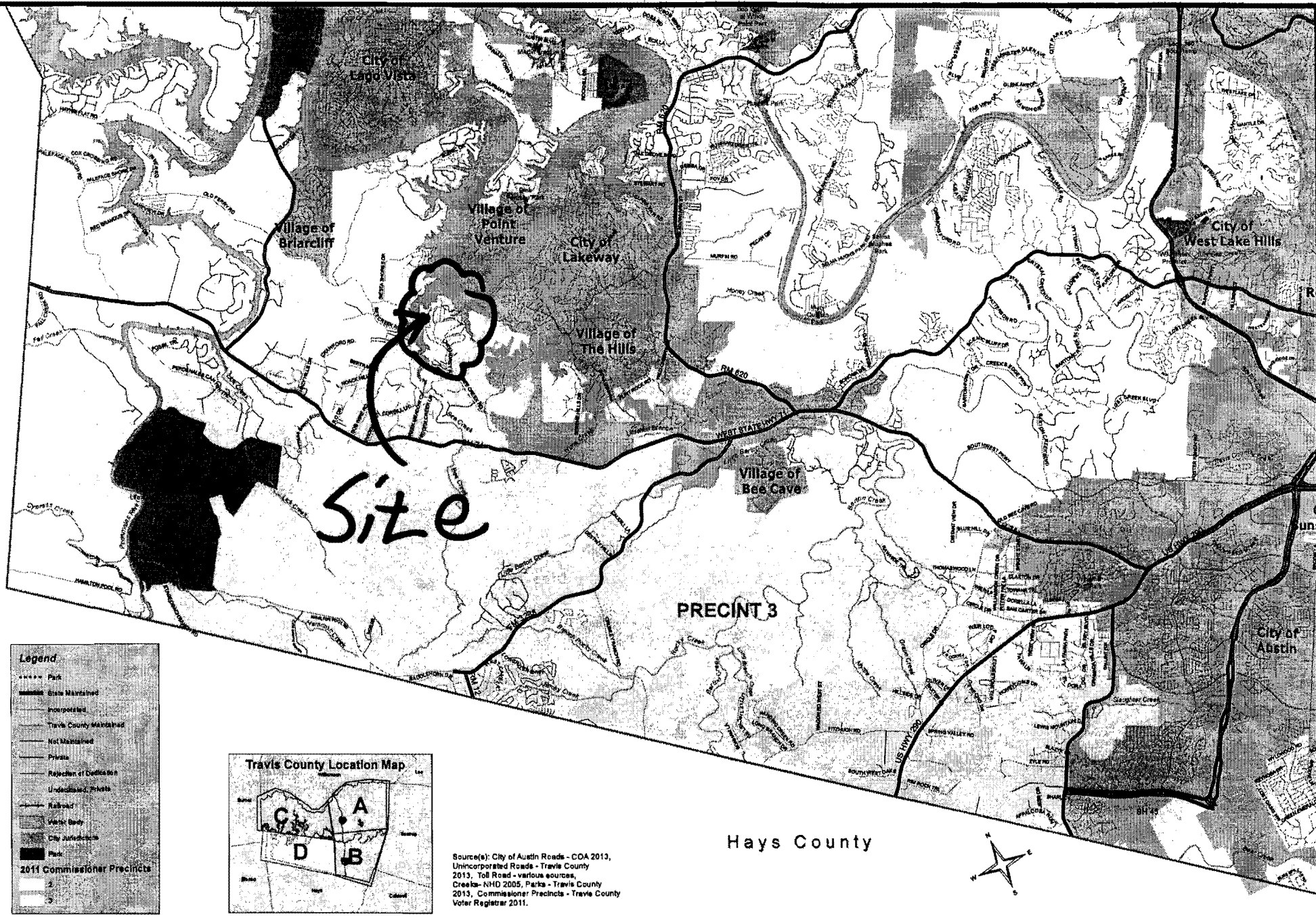
SURVEYOR'S CERTIFICATE  
 I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND  
 CORRECT ACCORDING TO AN ACTUAL SURVEY  
 MADE UNDER MY SUPERVISION ON THE PROPERTY  
 DESCRIBED HEREON.  
 FRANK T. DROUGHT, ENGINEER  
 FROM OR AND RECEIVED FROM ME THIS  
 10th DAY OF APRIL 1945 A.M.  
 H. B. GREENE JR., CLERK OF PARTY



4/145

Site



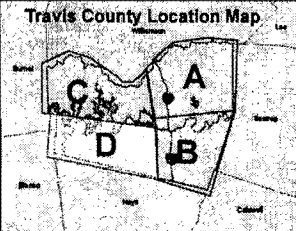


**Legend**

- ..... Park
- ▨ State Maintained
- Incorporated
- Travis County Maintained
- Not Maintained
- Private
- Rejection of Dedication
- Undedicated Streets
- Railroad
- ▨ Water Body
- ▨ City Jurisdiction
- ▨ Park

**2011 Commissioner Precincts**

- 2
- 3



Source(s): City of Austin Roads - COA 2013, Unincorporated Roads - Travis County 2013, Toll Road - various sources, Creeks - NHD 2005, Parks - Travis County 2013, Commissioner Precincts - Travis County Voter Registrar 2011.

Hays County



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Travis County has produced this product for reference purposes only and offers no warranties for the product's accuracy or completeness.

# Travis County Roadways, Map D



Map Prepared by: Travis County, Dept. of Transportation & Natural Resources. Date: 5/21/2013