

C71-07-001

Area to be annexed for  
Limited Purposes.

(Approximately 2 acres of  
land out of the William  
Wofford Survey No. 39 in  
Travis County, Texas).

(Unplatted land)

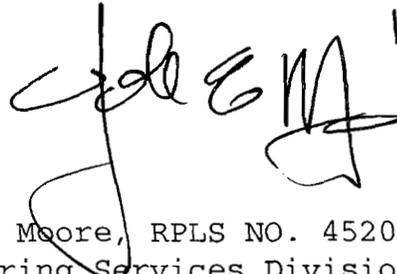
**LEGAL DESCRIPTION**

**LEGAL DESCRIPTION FOR APPROXIMATELY 2  
ACRES OF LAND OUT OF THE WILLIAM WOFFORD  
SURVEY NO. 39 IN TRAVIS COUNTY, TEXAS;  
OF WHICH APPROXIMATELY 2 ACRES OF LAND  
ARE TO BE TAKEN INTO AND MADE A PART OF  
THE CITY OF AUSTIN AND BEING MORE  
PARTICULARLY DESCRIBED AS FOLLOWS:**

Being that portion of a 10.315 acre tract of land as surveyed by Roy D. Smith, R.P.L.S. dated June 1, 2006 and described by metes and bounds in Exhibit "B" attached herein lying west of the present limited purpose corporate limit line of the City of Austin as adopted by Ordinance 820506-D (Case No. C7a-82-002), being a line "five hundred 500 feet landward, measured horizontally, from and parallel to the 504.9 foot topographic contour line".

"This document was prepared under 22 TAC 663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared".

LEGAL DESCRIPTION: John E. Moore  
10-16-2007

 10-16-2007

APPROVED: John E. Moore, RPLS NO. 4520  
Engineering Services Division  
Department of Public Works  
City of Austin

REFERENCES

TCAD MAP 1-2930  
Austin Grid D-27

FIELD NOTES  
FOR

10.315 ACRES OF LAND

ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND OUT OF THE WILLIAM WOFFORD SURVEY NO. 39 AND THE ISAAC PERKINS SURVEY NO. 38 IN TRAVIS COUNTY, TEXAS, BEING ALL OF THAT CERTAIN 4.465 ACRE TRACT OF LAND CONVEYED TO PIER PARTNERS, LP BY INSTRUMENT RECORDED IN DOCUMENT NO. 2005068672 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN 22.45 ACRE TRACT OF LAND CONVEYED TO EMBARCADERO PARTNERS, LP BY INSTRUMENT RECORDED IN DOCUMENT NO. 2006030312 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, THE HEREIN DESCRIBED TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at the Northeast corner of said 4.465 acre tract, being at the waters edge of Lake Austin, for the Northeast corner and PLACE OF BEGINNING hereof;

THENCE along the East line of said 4.465 acre tract, being along the water edge of Lake Austin, S 08°42'00" E for a distance of 208.80 feet to the Southeast corner of said 4.465 acre tract for the Southeast corner hereof;

THENCE along the South line of said 4.465 acre tract for the following courses:

S 83°24'15" W for a distance of 78.18 feet to a ½ inch capped iron pin set

S 80°14'45" W for a distance of 41.23 feet to a ½ inch capped iron pin set

S 75°25'45" W for a distance of 8.35 feet to a ½ inch capped iron pin set

S 43°23'45" for a distance of 15.37 feet to a ½ inch iron pin found

S 30°18'10" W for a distance of 9.19 feet to a ½ inch iron pipe found

S 30°03' 23" W for a distance of 240.42 feet to a ¾ inch iron pipe found

S 30°02'09" W for a distance of 179.54 feet to a p.k. nail set

S 29°24'09" W for a distance of 39.12 feet to a ½ inch capped iron pin set

S 29°52'10" W for a distance of 45.11 feet to a ½ inch capped iron pin set at the Southwest corner of said 4.465 acre tract, being at the Southeast corner of said 22.45 acre tract;

FIELD NOTES  
FOR

10.315 ACRES OF LAND – Page Two

THENCE along the West line of said 4.465 acre tract, being along the East line of said 22.45 acre tract, N 16°17'24" W for a distance of 34.03 feet to an angle point hereof;

THENCE along a South line of the herein described tract for the following courses:

S 30°59'09" W for a distance of 108.61 feet to an angle point

S 20°15'07" E for a distance of 25.09 feet to an angle point

S 31°01'13" W for a distance of 479.91 feet to a point for the most Southerly corner hereof;

THENCE along the West line of the herein described tract, N 01°44'05" W for a distance of 609.84 feet to an angle point and N 36°54'56" W for a distance of 213.74 feet to a ½ inch iron pin found in the West line of said 22.45 acre tract, being in the East r.o.w. line of River Hill Road;

THENCE along the West line of said 22.45 acre tract, being along the East r.o.w. line of River Hill Road for the following courses:

Along a curve to the left whose radius is 718.26 feet, whose arc is 186.79 feet and whose chord bears N 05°50'07" W for a distance of 186.26 feet to a ½ inch iron pin found at a point of compound curve

Along a curve the left whose radius is 1428.11 feet, whose arc is 197.95 feet and whose chord bears N 17°15'22" W for a distance of 197.79 feet to a ½ inch iron pin found

N 21°13'37" W for a distance of 19.27 feet to a ½ inch iron pin found at the Northwest corner of said 22.45 acre tract, for the Northwest corner hereof;

THENCE along the North line of said 22.45 acre tract for the following courses:

S 59°36'07" E for a distance of 226.88 feet to a ½ inch iron pin found

S 59°25'07" E for a distance of 96.50 feet to a ½ inch iron pin found

N 66°44'23" E for a distance of 57.38 feet to a ½ inch iron pin found at the Northeast corner of said 22.45 acre tract, being the Northwest corner of said 4.465 acre tract;

FIELD NOTES  
FOR

10.315 ACRES OF LAND - Page Three

THENCE along the North line of said 4.465 acre tract, N66°42'58"E for a distance of 41.93 feet to a ½ inch iron pin found;

THENCE continuing along the North line of said 4.465 acre tract, N 71°59'00" E for a distance of 421.08 feet to a ½ inch iron pin found and S 88°49'00" E for a distance of 127.00 feet to the PLACE OF BEGINNING and containing 10.315 acres of land, more or less.

SURVEYED BY:  
Roy D. Smith Surveyors, P.C.

*Roy D. Smith*  
ROY D. SMITH

REGISTERED PROFESSIONAL SURVEYOR NO. 4094

June 1, 2006

Pier - 10.315 ac.

