



MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

MICHAEL G. MARTIN
TO
CITY OF AUSTIN
(WASTEWATER EASEMENT)
June 4, 2007

DESCRIPTION FOR PARCEL 5118.03WE

DESCRIPTION OF A 0.111 ACRE (4,827 SQUARE FOOT) TRACT OF LAND OUT OF LOT 2, BLOCK A, THE CRESCENT ON BOULDIN CREEK, A SUBDIVISION RECORDED IN DOCUMENT NO. 200500141, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID LOT 2, BLOCK A BEING THAT SAME TRACT DESCRIBED IN A WARRANTY DEED EXECUTED JUNE 16, 2005 TO MICHAEL G. MARTIN, RECORDED IN DOCUMENT NO. 2005110865, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.111 ACRE (4,827 SQUARE FOOT) TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING for reference at a 1/2" iron rod found on the east right-of-way line of South 3rd Street, a 50-foot wide right-of-way, at a corner of said Lot 2 and at the northwest corner of Lot 6, Convenient Courts, a subdivision recorded in Volume 4, Page 28, Plat Records of Travis County, Texas;

THENCE, with the common line between South 3rd Street and said Lot 2, the following two (2) courses:

- 1) N 27°45'58" E, a distance of 10.07 feet to a 60d nail set at the termination of the east right-of-way line of South 3rd Street and at a corner of said Lot 2;
- 2) N 69°11'53" W, a distance of 20.13 feet to a 60d nail set having Texas State Plane Coordinate (Central Zone, NAD83 (CORS), U.S. Feet, Combined Scale Factor 1.00010) values of N=10,067,063.75, E=3,111,092.66, for the southeast corner and the **POINT OF BEGINNING** of this tract;

THENCE, continuing with the common line between South 3rd Street and said Lot 2, the following two (2) courses:

- 1) N 69°11'53" W, a distance of 30.19 feet to a 60d nail set at the termination of the east right-of-way line of South 3rd Street, at a corner of said Lot 2, for an interior corner of this tract;

- 2) S 27°18'40" W, a distance of 10.06 feet to a 5/8" iron pipe found at a corner of said Lot 2 and at the northeast corner of Lot 18 of said Convenient Courts, for a corner of this tract;

THENCE, N 69°02'52" W, with the south line of said Lot 2 and the north line of said Lot 18, a distance of 100.89 feet to a 60d nail found at the southwest corner of said Lot 2 and at the southeast corner of a 0.193 acre tract described in a deed to the South Austin Alcoholic Foundation, recorded in Volume 7489, Page 448, Deed Records of Travis County, Texas, for the southwest corner of this tract;

THENCE, N 27°48'08" E, with the west line of said Lot 2 and the east line of said 0.193 acre tract, a distance of 146.24 feet to a 1/2" iron rod found on the south line of a 1.6629 acre tract described in a Special Warranty Deed dated September 7, 1999 to The Realty Associates Fund V, L.P., recorded in Document No. 1999102268, Official Public Records of Travis County, Texas, at the northwest corner of said Lot 2 and at the northeast corner of a 0.34 acre tract described in a deed to The Bouldin Avenue Church of Christ, recorded in Volume 748, Page 630, Deed Records of Travis County, Texas, for the northwest corner of this tract;

THENCE, S 62°35'28" E, with the north line of said Lot 2 and the south line of said 1.6629 acre tract, a distance of 20.00 feet to a 60d nail set for the most northerly northeast corner of this tract, from said point, a 5/8" iron rod found at an angle point on the north line of said Lot 2, at the southeast corner of said 1.6629 acre tract, bears S 62°35'28" E, 86.81 feet;

THENCE, across said Lot 2, the following three (3) courses:

- 1) S 27°48'08" W, a distance of 123.83 feet to a 60d nail set for an interior corner of this tract;
- 2) S 69°08'52" E, a distance of 110.78 feet to a 60d nail set for the most southerly northeast corner of this tract;
- 3) S 27°18'40" W, a distance of 10.17 feet to the **POINT OF BEGINNING** and containing 0.111 acre (4,827 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane Grid Bearings, (Central Zone, NAD83 (CORS) Combined Scale Factor 1.00010). Project control points were established from reference station "AUSTIN RRP2" having coordinate values of N=10,086,515.89, E=3,109,682.48 and "H-20-3001" (CB11) having coordinate values of N=10,061,108.04, E=3,109,304.63.

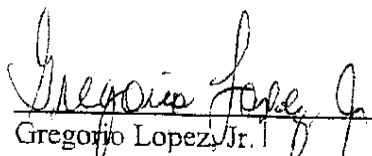
THE STATE OF TEXAS §
COUNTY OF TRAVIS §

KNOW ALL MEN BY THESE PRESENTS:

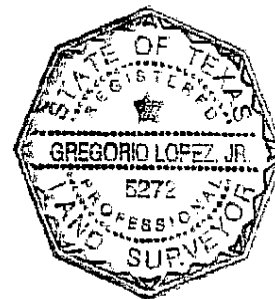
That I, Gregorio Lopez, Jr., a Registered Professional Land Surveyor, do hereby state that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas, this 4th day of June, 2007, A.D.

Macias & Associates, L.P.
5410 South 1st Street
Austin, Texas 78745
512-442-7875



Gregorio Lopez, Jr.
Registered Professional Land Surveyor
No. 5272 - State of Texas



REFERENCES

MAPSCO 2003 614D
Austin Grid No. MH-21
TCAD PARCEL ID NO. 01-0201-0318
MACIAS & ASSOCIATES, L.P., PROJECT NO. 290-22-07

FIELD NOTES REVIEWED

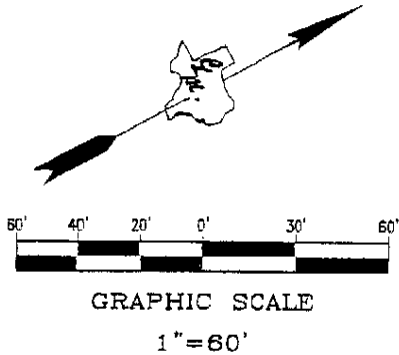
By:  Date: 6-15-07

Austin Clean Water Program
Survey Coordinator

0.111 Acre (4,827 Square Feet)
Wastewater Easement

5118.03WE

SKETCH TO ACCOMPANY LEGAL DESCRIPTION



| LEGEND | |
|------------|--|
| ⊙ | 5/8" IRON PIPE FOUND |
| ● | 1/2" IRON ROD FOUND (UNLESS OTHERWISE NOTED) |
| ▲ | 60D NAIL FOUND |
| △ | 60D NAIL SET |
| P.O.B. | POINT OF BEGINNING |
| P.O.C. | POINT OF COMMENCEMENT |
| R.O.W. | RIGHT-OF-WAY |
| — PL — | PROPERTY LINE |
| P.U.E. | PUBLIC UTILITY EASEMENT |
| DOC. NO. | DOCUMENT NUMBER |
| VOL., PG. | VOLUME, PAGE |
| D.R.T.C. | DEED RECORDS OF TRAVIS COUNTY |
| P.R.T.C. | PLAT RECORDS OF TRAVIS COUNTY |
| O.P.R.T.C. | OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY |
| () | RECORD INFORMATION |

10' ELECTRIC EASEMENT
DOC. NO. 200500141
O.P.R.T.C.

CITY OF AUSTIN
CENTERLINE OF SANITARY
SEWER EASEMENT
(UNSPECIFIED WIDTH)
VOL. 450, PG. 548, D.R.T.C.

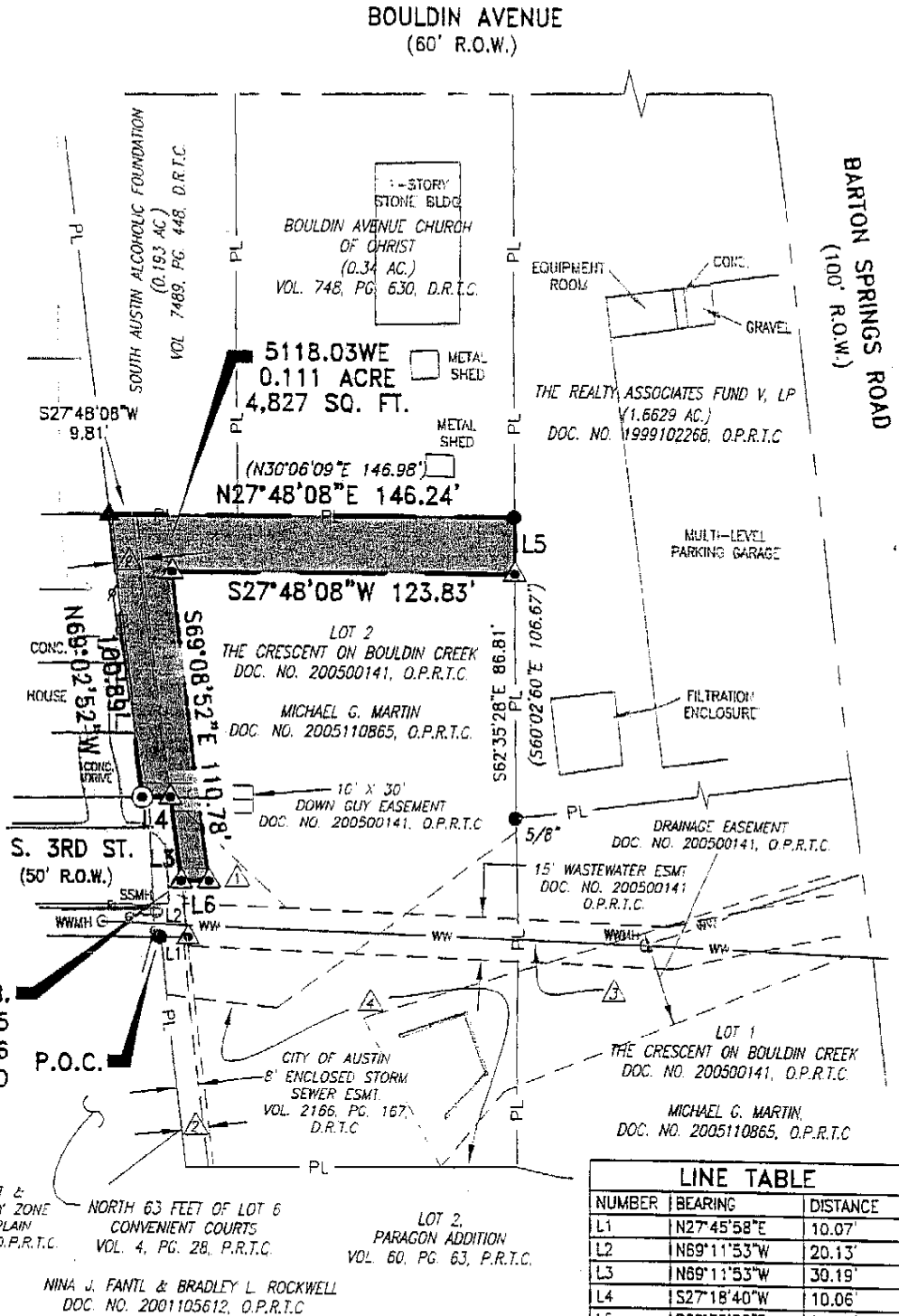
P.O.B.
N=10,067,063.75
E=3,111,092.66
GRID

BEARING BASIS:

THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM (CENTRAL ZONE, NAD83(CORS), COMBINED SCALE FACTOR = 1.00010). THE COORDINATES WERE ESTABLISHED BY GPS STATIC OBSERVATION FROM REFERENCE STATION "AUSTIN RRP2" HAVING COORDINATE VALUES OF N=10,086,515.89, E=3,109,682.48 AND "H-20-3001" (CB11) HAVING COORDINATE VALUES OF N=10,061,108.04, E=3,109,304.63. ALL DISTANCES SHOWN ARE SURFACE DISTANCES.

Gregorio Lopez
Gregorio Lopez, Jr.
Registered Professional Land Surveyor
No. 5272 - State of Texas

Date: _____



| LINE TABLE | | |
|------------|-------------|----------|
| NUMBER | BEARING | DISTANCE |
| L1 | N27°45'58"E | 10.07' |
| L2 | N89°11'53"W | 20.13' |
| L3 | N89°11'53"W | 30.19' |
| L4 | S27°18'40"W | 10.06' |
| L5 | S62°35'28"E | 20.00' |
| L6 | S27°18'40"W | 10.17' |

DATE: 6-4-07
DRAWN BY: ALW
JUAL JOB NO.: 290-22-07
REFERENCE: F.B. 410 & 472

J:\JOBS\BINKLEY-BARFIELD\S 2ND\2902207\DWG\5118.03WE.dwg

MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

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