

City of Austin
(Parkland)
to City of Austin

BEING A CALCULATED MAP AREA OF 6,743 SQUARE FEET OUT OF THE SAMUEL GOOCHER SURVEY NO. 4 IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AND BEING PART OF THAT CERTAIN TRACT OF LAND CONVEYED TO THE CITY OF AUSTIN BY HOUSE BILL NO. 13 ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS, 35TH LEGISLATURE OF 1917, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning for reference at an "X" found on the bridge over Shoal Creek, at the southwest corner of Lot 1, Block 185 of the Original City of Austin, plat on file with the General Land Office of the State of Texas, at the original intersection of the North line of West Cesar Chavez Street with the East right-of-way line of Rio Grande Street, said point being also the southwest corner of "Tract 1" as described in Volume 12678, Page 630 of the Travis County Real Property Records [TCRPR] (right-of-way widening and/or dedication on West Cesar Chavez Street), from which point a bolt found on the north line of "Tract 2", (also the present north right-of-way line of West Cesar Chavez Street) in said Volume 12678, Page 630 of the TCRPR, at a point of curve to the left, bears N 70°33'38"W 125.14 feet;

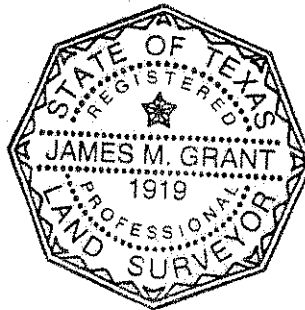
THENCE S 58°34'30"E 600.14 feet to a calculated point on the south side of West Cesar Chavez Street, for the northwest corner and PLACE OF BEGINNING hereof, said point having NAD '83 Texas State Plane Central Zone coordinates of Northing = 10,069,391.80 and Easting = 3,112,228.72 (combined scale factor of 0.999942);

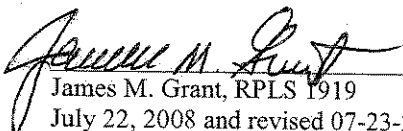
THENCE crossing through said City of Austin tract of land, the following eight courses (all angle points are calculated points):

- 1) S 68°56'23" E 150.00 feet;
- 2) S 21°03'37" W 30.00 feet;
- 3) N 68°56'23" W 36.00 feet;
- 4) S 48°17'05" W 51.73 feet to a point inundated by the waters of Lady Bird Lake;
- 5) N 73°22'27" W 18.83 feet to a point inundated by the waters of Lady Bird Lake;
- 6) N 15°02'00" W 58.73 feet;
- 7) N 68°56'23" W 36.97 feet;
- 8) N 21°03'37" E 30.00 feet to the PLACE OF BEGINNING and containing a calculated map area of 6,743 square feet or 0.155 acre of land, more or less.

See sketch prepared to accompany this description.

Prepared by:
Harris-Grant Surveying, Inc.
1700 South Lamar, Suite 332
Austin, Texas 78704
(512) 444-1781




James M. Grant, RPLS 1919
July 22, 2008 and revised 07-23-2008

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REFERENCES:
TCAD NO. 01-0500-08-01
CITY GRID H-22

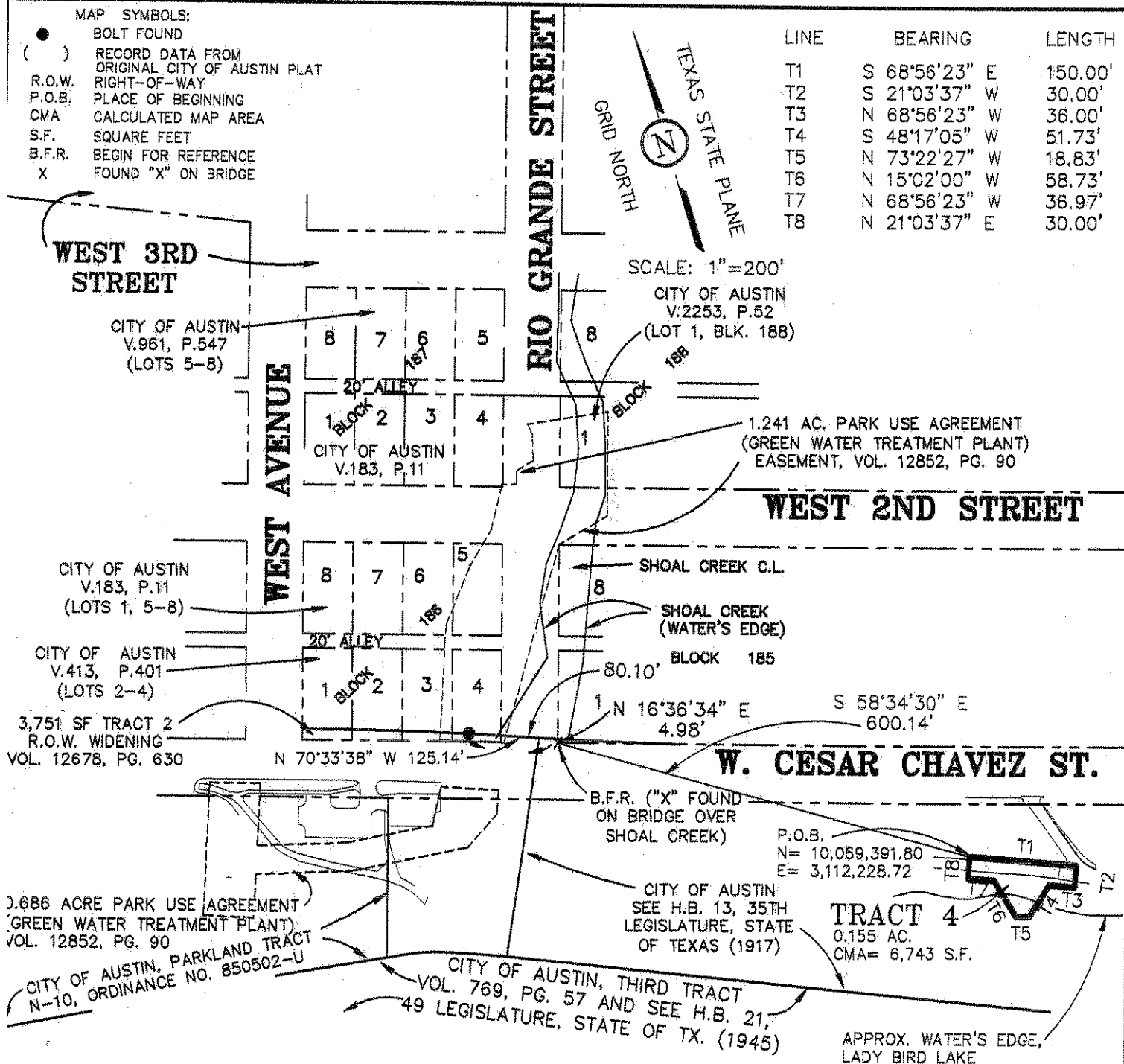
FIELD NOTES REVIEWED

By:  Date 7/23/08

Engineering Support Section
Department of Public Works
and Transportation

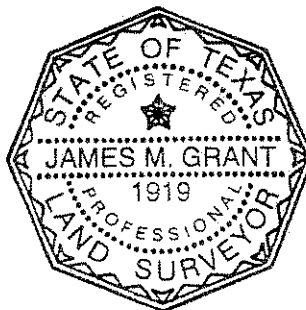
● BOLT FOUND
() RECORD DATA FROM
ORIGINAL CITY OF AUSTIN PLAT
R.O.W. RIGHT-OF-WAY
P.O.B. PLACE OF BEGINNING
CMA CALCULATED MAP AREA
S.F. SQUARE FEET
B.F.R. BEGIN FOR REFERENCE
X FOUND "X" ON BRIDGE

LINE	BEARING	LENGTH
T1	S 68°56'23" E	150.00'
T2	S 21°03'37" W	30.00'
T3	N 68°56'23" W	36.00'
T4	S 48°17'05" W	51.73'
T5	N 73°22'27" W	18.83'
T6	N 15°02'00" W	58.73'
T7	N 68°56'23" W	36.97'
T8	N 21°03'37" E	30.00'



NOTE

The bearings described hereon are Texas State Plane Grid bearings (Texas Central Zone, NAD83, Combined Scale Factor 0.999942). Project Reference Control Points are: 1) EUD monument no. 157 on south side of Cesar Chavez, near East line of Lavaca Street (held), having published coordinates of N=10,069,226.35 and E=3,113,068.51; and 2) City of Austin control point "H-22-2001" (brass disk at 3rd and Lamar), having published coordinates of N=10,071,008.455 and E=3,110,361.654. Coordinates shown hereon are grid coordinates. Distances shown hereon are surface distances.



1700 S. LAMAR, #332
AUSTIN, TEXAS 78704
(512)444-1781

JAMES M. GRANT, RPLS 1919
DATE: JULY 11, 2008

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

Harris
GRANT
SURVEYING, INC.

BEING A CALCULATED MAP AREA OF 18,003 SQUARE FEET, BEING PART OF LOTS 1 AND 8, BLOCK 185 OF THE "ORIGINAL CITY OF AUSTIN" IN TRAVIS COUNTY, TEXAS, PLAT OF WHICH IS ON FILE WITH THE GENERAL LAND OFFICE OF THE STATE OF TEXAS, AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME P, PAGE 151 OF THE TRAVIS COUNTY DEED RECORDS (TCDR), AND BEING PART OF THE 20' ALLEY IN SAID BLOCK 185, VACATED BY DEED RECORDED IN VOLUME 12852, PAGE 120 OF THE TRAVIS COUNTY REAL PROPERTY RECORDS (TCRPR) AND BEING PART OF WEST 2ND STREET, VACATED BY DEED RECORDED IN VOLUME 12852, PAGE 120 OF THE TCRPR, AND BEING PART OF LOT 1, BLOCK 188 OF SAID "ORIGINAL CITY OF AUSTIN", AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME 2253, PAGE 52 OF THE TCDR, AND BEING PART OF THE 20' ALLEY IN SAID BLOCK 188, AND BEING PART OF THAT CERTAIN PORTION OF RIO GRANDE STREET VACATED BY VOLUME 12852, PAGE 120 OF THE TCRPR, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning for reference at an "x" found on the bridge over Shoal Creek, at the southwest corner of Lot 1, Block 185 of the Original City of Austin, plat on file with the General Land Office of the State of Texas, at the original intersection of the North line of West Cesar Chavez Street with the East right-of-way line of Rio Grande Street, said point being also the southwest corner of "Tract 1" as described in Volume 12678, Page 630 of the Travis County Real Property Records [TCRPR] (right-of-way widening and/or dedication on West Cesar Chavez Street);

THENCE with the original east right-of-way line of Rio Grande Street, also the west line of said Lot 1 and said "Tract 1", N 16°36'34" E 4.98 feet to a calculated point at the intersection of the present north right-of-way line of West Cesar Chavez Street and the east right-of-way line of Rio Grande Street, for the northwest corner of said "Tract 1";

THENCE crossing vacated Rio Grande Street, and with the present north right-of-way line of West Cesar Chavez Street, N 70°33'38" W 34.86 feet to a calculated point in said street, for the southeast corner and PLACE OF BEGINNING hereof, said point having NAD '83 Texas State Plane Central Zone coordinates of: Northing 10,069,721.06 and Easting 3,111,685.20;

THENCE continuing across said vacated Rio Grande Street, N 70°33'38" W 44.86 feet to a calculated point for the southwest corner hereof, from which point a bolt found at a point of curve to the left, on the north line of "Tract 2" as recorded in Volume 12678, Page 630 of the TCRPR bears N 70°33'38" W 45.42 feet;

THENCE with the west line hereof, and crossing through vacated Rio Grande Street, said Lot 1, Block 188, and the 20' alley in said Block 188, the following ten courses:

- 1) N 16°37'39" E 28.44 feet to a calculated point;
- 2) S 78°29'06" E 19.19 feet to a calculated point;
- 3) N 28°02'56" E 38.54 feet to a calculated point of curve to the right;
- 4) With said curve to the right having a radius of 66.09 feet and a length of 68.21 feet with a chord bearing of N 32°16'27" E 65.22 feet to a calculated point at a non-tangent point of compound curve to the right;
- 5) With said curve to the right, having a radius of 67.52 feet and a length of 18.11 feet with a chord bearing of N 59°39'28" E 18.06 feet to a calculated point;
- 6) With a curve to the left having a radius of 236.37 feet and a length of 57.66 feet with a chord bearing of N 16°24'05" E 57.52 feet to a calculated point;
- 7) N 29°33'11" E 66.03 feet to a calculated point;
- 8) N 31°47'49" E 106.02 feet to calculated point for a non-tangent point of curve to the left;
- 9) With said curve to the left having a radius of 130.00 feet and a length of 77.44 feet with a chord bearing of

- 9) With said curve to the left having a radius of 130.00 feet and a length of 77.44 feet with a chord bearing of N 10°19'28" E 76.30 feet to a calculated point;
10) N 04°32'05" E 52.93 feet to the southwest corner of Lot 8, Block 188 of said "Original City of Austin", a calculated point on the north line of a 20' alley, for the northwest corner hereof;

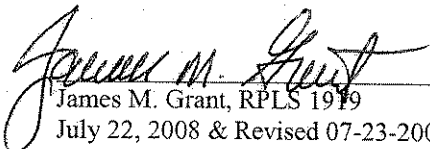
THENCE with the north line of said 20' alley, also the south line of said Lot 8, Block 188, S 73°25'46" E 27.82 feet to a calculated point for the northeast corner hereof, from which point a 1/2" rebar set, capped "Harris Grant", at the northwest corner of Lot 1, Block 23 of said "Original City of Austin" bears S 70°13'02" E 357.04 feet;

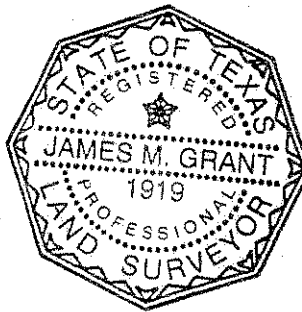
THENCE with the east line hereof, and crossing through the 20' alley in said Block 188, Lot 1 in Block 188, vacated West Second Street, Lots 8 and 1 in Block 185, and the vacated alley in said Block 185, the following six courses:

- 1) S 07°45'37" E 33.55 feet to a calculated point;
- 2) S 12°43'56" W 63.03 feet to a calculated point;
- 3) S 19°37'52" W 63.53 feet to a calculated point;
- 4) S 29°32'23" W 154.00 feet to a calculated point;
- 5) S 14°58'38" W 81.95 feet to a calculated point;
- 6) S 39°09'19" W 118.08 feet to the PLACE OF BEGINNING and containing a calculated map area of 18,003 square feet, or 0.413 acres of land, more or less.

See sketch prepared to accompany this description.

Prepared by:
Harris-Grant Surveying, Inc.
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James M. Grant, RPLS 1919
July 22, 2008 & Revised 07-23-2008



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REFERENCES:
TCAD NO. 01-0500-03-03 and 01-0500-06-01
CITY GRID H-22

Page 2 of 2


FIELD NOTES REVIEWED

By:  Date: 7/12/08

Engineering Support Section
Department of Public Works
and Transportation

BOLT FOUND
() RECORD DATA FROM
ORIGINAL CITY OF AUSTIN PLAT
R.O.W. RIGHT-OF-WAY
P.O.B. PLACE OF BEGINNING
CMA CALCULATED MAP AREA
S.F. SQUARE FEET
B.F.R. BEGIN FOR REFERENCE
X FOUND "X" ON BRIDGE

RIO GRANDE STREET



A diagram showing a circle with the letter 'N' inside, representing North. Two lines diverge from the circle, one pointing towards the top-left and the other towards the bottom-right. The text 'TEXAS STATE PLANE' is written along the top-right line, and 'GRID NORTH' is written along the bottom-left line.

SCALE: 1" = 200'

WEST 3RD
STREET

CITY OF AUSTIN
V.961, P.547
(LOTS 5-8)

TRACT 3

0.413 AC.

CMA=18,003 SF
SEE DETAIL, PG. 2)

CITY OF AUSTIN
V.183, P.11
(LOTS 1, 5-8)

CITY OF AUSTIN
V.413, P.401-
(LOTS 2-4)

3,751 SF TRACT 2-
R.O.W. WIDENING —
VOL. 12678, PG. 630

WEST AVENUE

CITY OF AUSTIN
V.183, P.11

NORTH LINE OF VACATED
PORTION OF RIO GRANDE ST.
VOL. 12852, PG. 120

CITY OF AUSTIN
V.2253, P.52
(LOT 1, BLK. 188)

- 1.241 AC. PARK USE AGREEMENT
(GREEN WATER TREATMENT PLANT)
EASEMENT, VOL. 12852, PG. 90

WEST 2ND STREET
(VACATED IN 12852/120)

SHOAL CREEK C.L.

SHOAL CREEK
(WATER'S EDGE)

- CITY OF AUSTIN
V. P, PG. 151
(LOTS 1 & 8)

35 TRACT 1 NOTE: ALLEY IN BLK.
R.O.W. WIDENING 185 WAS VACATED
VOL. 12678, PG. 630 IN 12852/120

W. CESAR CHAVEZ ST.

B.F.R. ("X" FOUND
ON BRIDGE OVER
SHOAL CREEK)

CITY OF AUSTIN
SEE H.B. 13, 35TH
LEGISLATURE, STATE
OF TEXAS (1917)

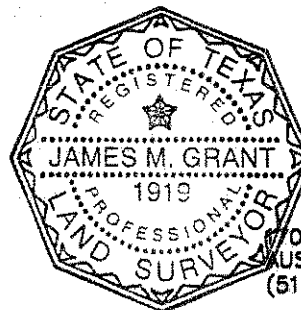
3.686 ACRE PARK USE AGREEMENT
(GREEN WATER TREATMENT PLANT)
VOL. 12852, PG. 90 AND TRACT

GREEN WATER TREATMENT PLANT
VOL. 12852, PG. 90
CITY OF AUSTIN, PARKLAND TRACT
N-10, ORDINANCE NO. 850502-U

CITY OF AUSTIN, THIRD TRACT
VOL. 769, PG. 57 AND SEE H.B. 21,
79 LEGISLATURE, STATE OF TX. (1945)

NOTE

The bearings described hereon are Texas State Plane Grid bearings (Texas Central Zone, NAD83, Combined Scale Factor 0.999942). Project Reference Control Points are: 1) EUD monument no. 157 on south side of Cesar Chavez, near East line of Lavaca Street (held), having published coordinates of N=10,069,226.35 and E=3,113,068.51; and 2) City of Austin control point "H-22-2001" (brass disk at 3rd and Lamar), having published coordinates of N=10,071,008.455 and E=3,110,361.654. Coordinates shown hereon are grid coordinates. Distances shown hereon are surface distances.



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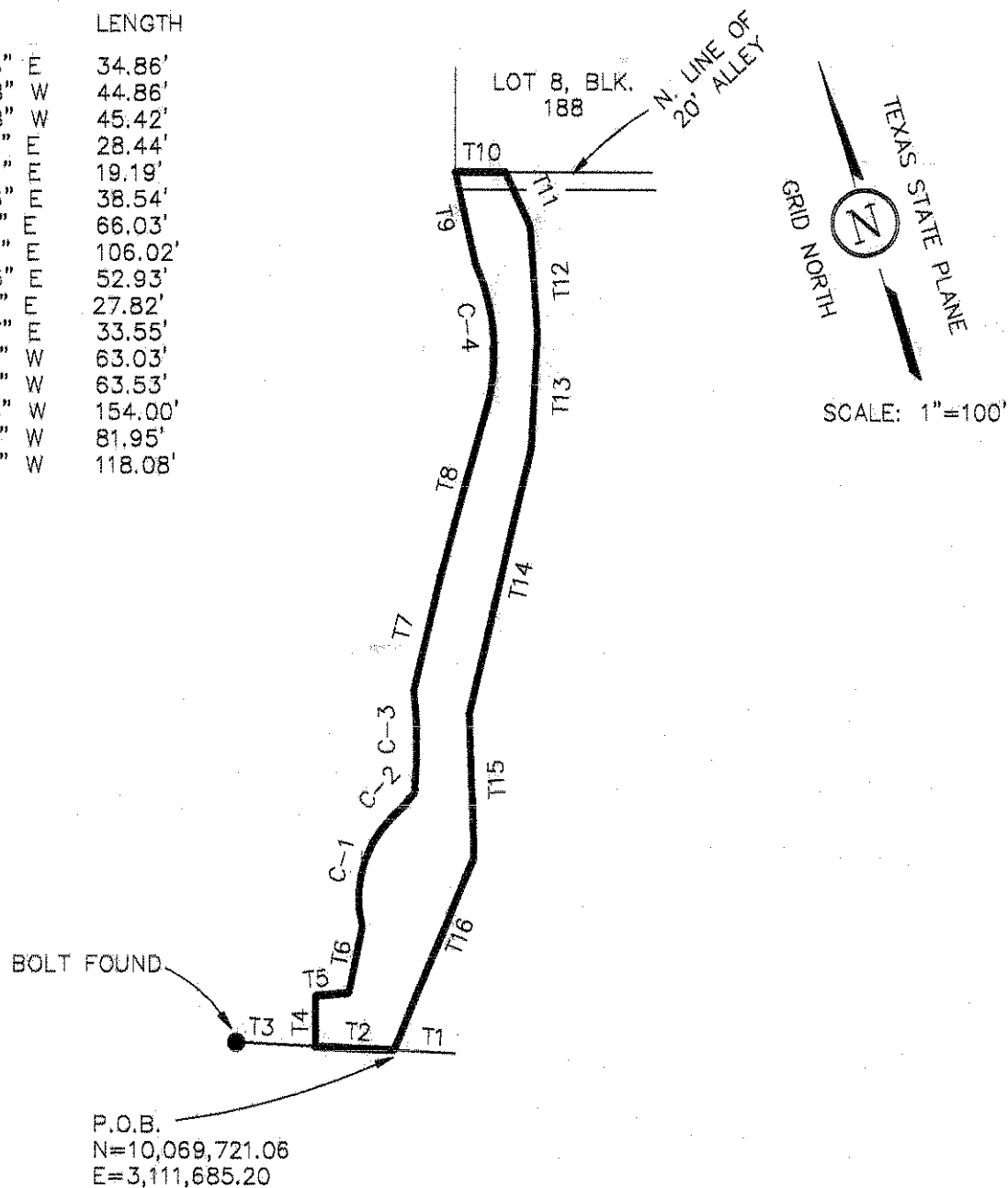
JAMES M. GRANT, RPLS 1919
DATE: JULY 11, 2008

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

PAGE 1 OF 2

Harris-GRANT
SURVEYING, INC.

LINE	BEARING	LENGTH
T1	S 70°33'38" E	34.86'
T2	N 70°33'38" W	44.86'
T3	N 70°33'38" W	45.42'
T4	N 16°37'39" E	28.44'
T5	S 78°29'06" E	19.19'
T6	N 28°02'56" E	38.54'
T7	N 29°33'11" E	66.03'
T8	N 31°47'49" E	106.02'
T9	N 04°32'05" E	52.93'
T10	S 73°25'46" E	27.82'
T11	S 07°45'37" E	33.55'
T12	S 12°43'56" W	63.03'
T13	S 19°37'52" W	63.53'
T14	S 29°32'23" W	154.00'
T15	S 14°58'38" W	81.95'
T16	S 39°09'19" W	118.08'



CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	66.09'	59°07'47"	37.49'	68.21'	65.22'	N 32°16'27" E
C-2	67.52'	15°22'00"	9.11'	18.11'	18.06'	N 59°39'28" E
C-3	236.37'	13°58'40"	28.98'	57.66'	57.52'	N 16°24'05" E
C-4	130.00'	34°07'51"	39.91'	77.44'	76.30'	N 10°19'28" E

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

BEING A CALCULATED MAP AREA OF 9,781 SQUARE FEET, BEING PART OF LOTS 3 AND 4, BLOCK 186 OF THE“ORIGINAL CITY OF AUSTIN”IN TRAVIS COUNTY, TEXAS, PLAT OF WHICH IS ON FILE WITH THE GENERAL LAND OFFICE OF THE STATE OF TEXAS, AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME 413, PAGE 401 OF THE TRAVIS COUNTY DEED RECORDS (TCDR), AND BEING PART OF LOT 5, IN SAID BLOCK 186, AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME 183, PAGE 11 OF THE TCDR, AND BEING PART OF THE 20' ALLEY IN SAID BLOCK 186, AND BEING PART OF LOT 5, BLOCK 187 OF SAID“ORIGINAL CITY OF AUSTIN”, AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME 961, PAGE 547 OF THE TCDR, AND BEING PART OF LOT 1, BLOCK 188 OF SAID“ORIGINAL CITY OF AUSTIN” AS CONVEYED TO THE CITY OF AUSTIN BY DEED RECORDED IN VOLUME 2253, PAGE 52 OF THE TCDR, AND BEING PART OF BOTH RIO GRANDE STREET (PARTIALLY VACATED BY VOLUME 12852, PAGE 120 OF THE TRAVIS COUNTY REAL PROPERTY RECORDS) AND WEST 3RD STREET, DEDICATED TO THE PUBLIC BY SAID PLAT OF“ORIGINAL CITY OF AUSTIN”, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning for reference at an“X” found on the bridge over Shoal Creek, at the southwest corner of Lot 1, Block 185 of the Original City of Austin, plat on file with the General Land Office of the State of Texas, at the original intersection of the North line of West Cesar Chavez Street with the East right-of-way line of Rio Grande Street, said point being also the southwest corner of“Tract F”as described in Volume 12678, Page 630 of the Travis County Real Property Records [TCRPR] (right-of-way widening and/or dedication on West Cesar Chavez Street);

THENCE with the original east right-of-way line of Rio Grande Street, also the west line of said Lot 1 and said“Tract F”, N 16°36'34"E 4.98 feet to a calculated point at the intersection of the present north right-of-way line of West Cesar Chavez Street and the east right-of-way line of Rio Grande Street, the northwest corner of said“Tract”1;

THENCE, crossing Rio Grande Street, and with the present north right-of-way line of West Cesar Chavez Street, N 70°33'38"W at 80.10 feet pass the west right-of-way line of Rio Grande Street, also the east line of Lot 4, Block 186 of said“Original City of Austin”, said point being the northeast corner of“Tract 2”as recorded in Volume 12678, Page 630 of the TCRPR, and continuing (with the present north right-of-way line of West Cesar Chavez Street) for a total distance of 125.14 feet to a bolt found at a point of curve to the left, on the north line of“Tract 2”;

THENCE, crossing through said Lot 4, Block 186, and with said curve to the left (also the present north right-of-way line of West Cesar Chavez Street) having a radius of 3037.41 feet and a length of 4.87 feet with a chord bearing of N 70°36'23"W 4.87 feet to a calculated point for the southeast corner and PLACE OF BEGINNING hereof, said point having NAD83 Texas State Plane Central Zone coordinates of: Northing 10,069,752.75 and Easting 3,111,595.69 (combined scale factor of 0.999942);

THENCE continuing with the north line of said“Tract 2”, also the present north right-of-way of West Cesar Chavez Street, and crossing through said Lots 4 and 3, Block 186, with said curve to the left having a radius of 3037.41 feet and a length of 40.46 feet with a chord bearing of N 71°02'02" W 40.46 feet to a calculated point for the southwest corner hereof;

THENCE crossing through Lots 3 and 4, the 20' alley, and Lot 5, Block 186, Rio Grande Street, Lot 5, Block 187, and West Third Street, and with the west line hereof, the following 14 courses (all points being calculated points only):

- 1) N 16°02'29" E 7.34 feet to a point of curve to the left;
- 2) With said curve to the left having a radius of 55.00 feet and a length of 77.32 feet with a chord bearing of N 51°18'07" E 71.11 feet to a point of curve to the right;
- 3) With said curve to the right having a radius of 209.99 feet and a length of 71.25 feet with a chord bearing of N 20°44'39" E 70.91 feet to a point of compound curve to the right;
- 4) With said curve to the right having a radius of 778.78 feet and a length of 85.62 feet with a chord bearing of N 32°28'41" E 85.58 feet to a point of non-tangency;
- 5) N 42°57'55" E 88.27 feet to a non-tangent point of curve to the left;
- 6) With said curve to the left having a radius of 122.56 feet and a length of 27.38 feet with a chord bearing of N 36°17'37" E 27.33 feet to a point of non-tangency;
- 7) N 22°59'37" E 63.66 feet;
- 8) N 15°01'44" E 44.27 feet;
- 9) N 03°22'36" E 42.71 feet;
- 10) N 02°32'34" W 11.07 feet;
- 11) N 07°07'14" E 164.16 feet to a point of curve to the left, in the right-of-way of West Third Street;
- 12) Crossing through the right-of-way of West Third Street, and with said curve to the left having a radius of 15.00 feet and a length of 21.16 feet with a chord bearing of N 33°17'08" W 19.45 feet to a point of tangency;
- 13) Crossing through the right-of-way of West Third Street, N 73°41'29" W 17.08 feet to the most southerly northwest corner hereof;
- 14) Crossing through the right-of-way of West Third Street, N 16°23'37" E 8.04 feet to the most northerly northwest corner hereof, from which point a mag nail with washer found stamped "COA Public Works" at the southeast corner of Block 24 of said "Original City of Austin" bears N 65°43'45" E 52.32 feet;

THENCE with the north and east lines hereof, and crossing through West Third Street, Rio Grande Street, Lot 1, Block 188, Lots 4 and 5, Block 186, and the 20' alley in said Block 186, the following 16 courses (all points being calculated points only):

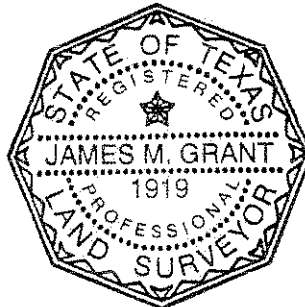
- 1) S 73°24'47" E 18.47 feet to a point of curve to the right;
- 2) With said curve to the right having a radius of 22.00 feet and a length of 30.99 feet with a chord bearing of S 33°03'20" E 28.49 feet to a point of tangency;
- 3) S 07°18'07" W 163.56 feet to a point in the right-of-way of Rio Grande Street;
- 4) S 06°32'41" E 18.81 feet to a point in the right-of-way of Rio Grande Street;
- 5) S 01°30'37" W 36.90 feet to a point in the right-of-way of Rio Grande Street;
- 6) Crossing through the right-of-way of Rio Grande Street, and crossing into said Lot 1, Block 188, S 81°48'47" E 47.51 feet to a point in said Lot 1, Block 188, for an easterly northeast corner hereof;
- 7) With a curve to the right having a radius of 145.79 feet and a length of 43.51 feet with a chord bearing of S 04°52'08" W 43.35 feet;
- 8) Crossing through said Lot 1, Block 188 and Rio Grande Street, N 82°23'37" W 49.37 feet;

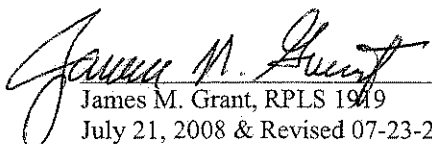
Crossing through Rio Grande Street, Lots 5 and 4, Block 186, and the 20' alley in said Block 186 (courses 9-16):

- 9) S 20°48'54" W 9.95 feet;
- 10) S 29°49'09" W 60.12 feet to a non-tangent point of curve to the right;
- 11) With said curve to the right having a radius of 153.81 feet and a length of 36.83 feet with a chord bearing of S 37°29'49" W 36.74 feet to a point of non-tangency;
- 12) S 43°00'56" W 80.86 feet to a non-tangent point of curve to the left;
- 13) With said curve to the left having a radius of 797.12 feet and a length of 85.62 feet with a chord bearing of S 32°28'41" W 85.58 feet to a non-tangent point of compound curve to the left;
- 14) With said curve to the left having a radius of 209.99 feet and a length of 71.25 feet with a chord bearing of S 20°44'39" W 70.91 feet to a non-tangent point of reverse curve to the right;
- 15) With said curve to the right having a radius of 55.15 feet and a length of 35.09 feet with a chord bearing of S 29°15'18" W 34.50 feet to a point of non-tangency;
- 16) S 19°19'24" W 29.42 feet to the PLACE OF BEGINNING and containing a calculated map area of 9,781 square feet, or 0.225 acres of land, more or less.

See sketch prepared to accompany this description.

Prepared by:
Harris-Grant Surveying, Inc.
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Austin, Texas 78704
(512) 444-1781




James M. Grant, RPLS 1919
July 21, 2008 & Revised 07-23-2008

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REFERENCES:
TCAD NO. 01-0500-02-01 & 01-0500-05-01
& 01-0500-03-01
CITY GRID H-22

Page 3 of 3

FIELD NOTES REVIEWED

By:  Date 7/23/08

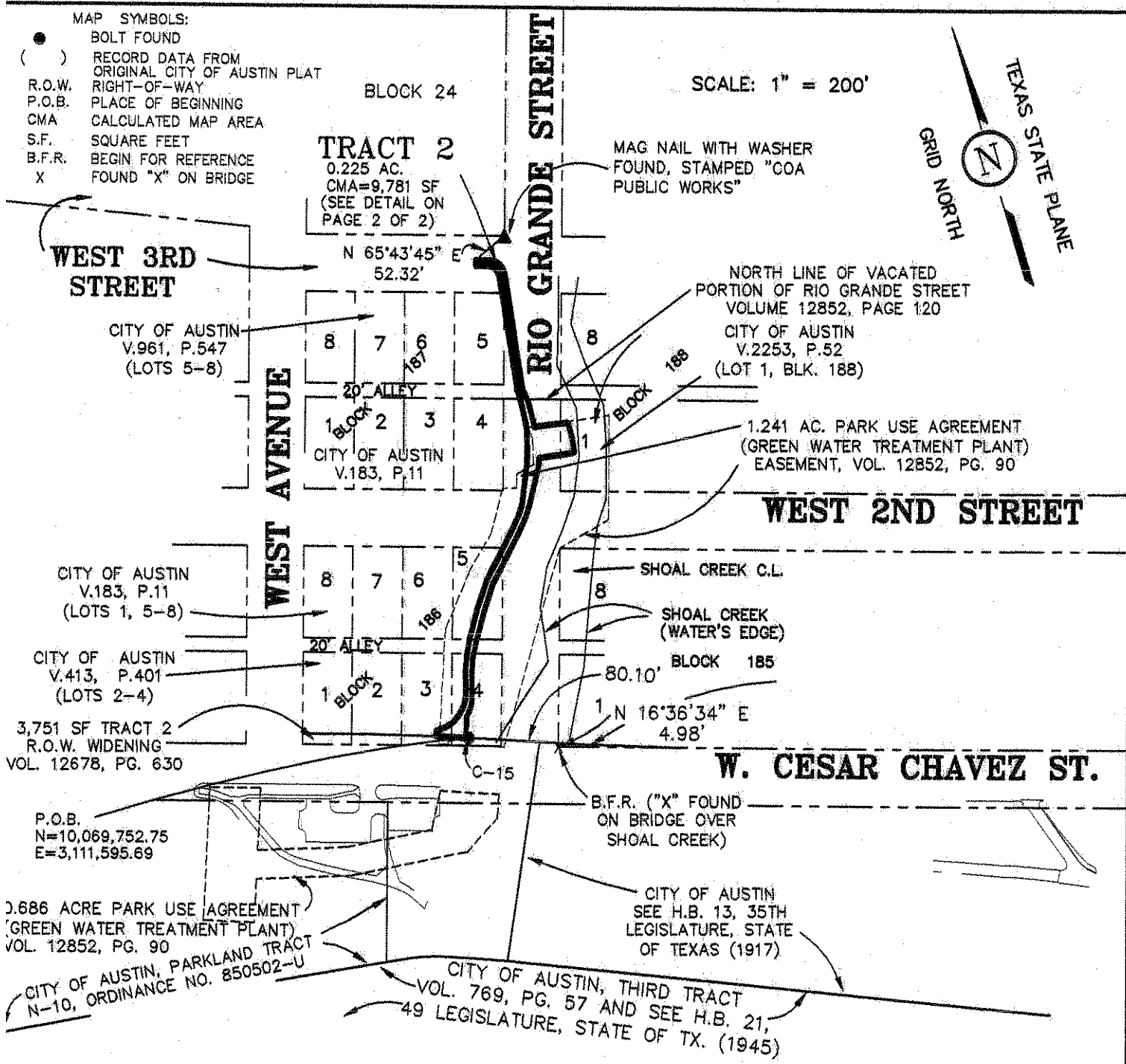
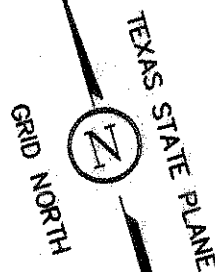
Engineering Support Section
Department of Public Works
and Transportation

MAP SYMBOLS:

- BOLT FOUND
- () RECORD DATA FROM ORIGINAL CITY OF AUSTIN PLAT
- R.O.W. RIGHT-OF-WAY
- P.O.B. PLACE OF BEGINNING
- CMA CALCULATED MAP AREA
- S.F. SQUARE FEET
- B.F.R. BEGIN FOR REFERENCE
- X FOUND "X" ON BRIDGE

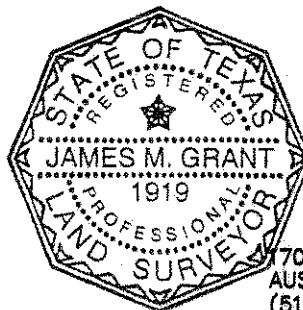
BLOCK 24

SCALE: 1" = 200'



NOTE

The bearings described hereon are Texas State Plane Grid bearings (Texas Central Zone, NAD83, Combined Scale Factor 0.999942). Project Reference Control Points are: 1) EUD monument no. 157 on south side of Cesar Chavez, near East line of Lavaca Street (held), having published coordinates of N=10,069,226.35 and E=3,113,068.51; and 2) City of Austin control point "H-22-2001" (brass disk at 3rd and Lamar), having published coordinates of N=10,071,008.455 and E=3,110,361.654. Coordinates shown hereon are grid coordinates. Distances shown hereon are surface distances.

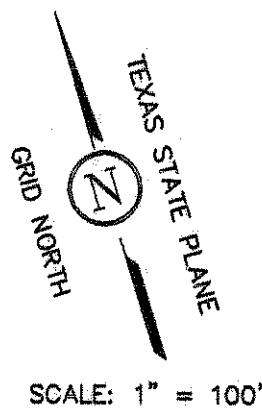


7700 S. LAMAR, #332
AUSTIN, TEXAS 78704
(512)444-1781

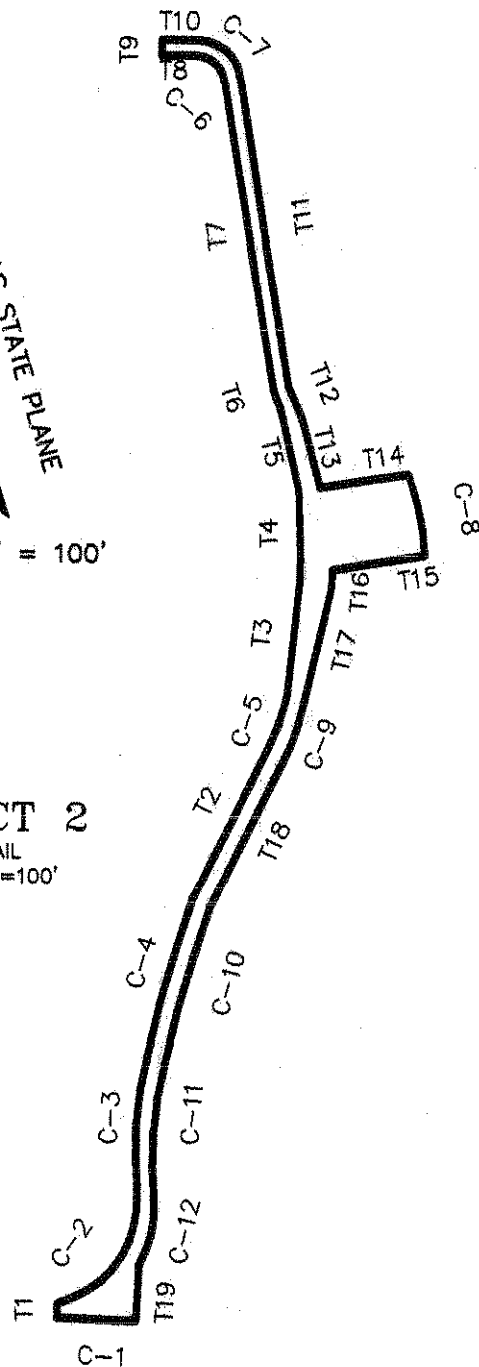
James M. Grant
JAMES M. GRANT, RPLS 1919
DATE: JULY 11, 2008

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LINE	BEARING	LENGTH
T1	N 16°02'29" E	7.34'
T2	N 42°57'55" E	88.27'
T3	N 22°59'37" E	63.66'
T4	N 15°01'44" E	44.27'
T5	N 03°22'36" E	42.71'
T6	N 02°32'34" W	11.07'
T7	N 07°07'14" E	164.16'
T8	N 73°41'29" W	17.08'
T9	N 16°23'37" E	8.04'
T10	S 73°24'47" E	18.47'
T11	S 07°18'07" W	163.56'
T12	S 06°32'41" E	18.81'
T13	S 01°30'37" W	36.90'
T14	S 81°48'47" E	47.51'
T15	N 82°23'37" W	49.37'
T16	S 20°48'54" W	9.95'
T17	S 29°49'09" W	60.12'
T18	S 43°00'56" W	80.86'
T19	S 19°19'24" W	29.42'



TRACT 2
DETAIL
SCALE: 1"=100'



CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	3037.41'	00°45'48"	20.23'	40.46'	40.46'	N 71°02'02" W
C-2	55.00'	80°33'19"	46.61'	77.32'	71.11'	N 51°18'07" E
C-3	209.99'	19°26'24"	35.97'	71.25'	70.91'	N 20°44'39" E
C-4	778.78'	06°17'57"	42.85'	85.62'	85.58'	N 32°28'41" E
C-5	122.56'	12°48'06"	13.75'	27.38'	27.33'	N 36°17'37" E
C-6	15.00'	80°48'43"	12.77'	21.16'	19.45'	N 33°17'08" W
C-7	22.00'	80°42'53"	18.70'	30.99'	28.49'	S 33°03'20" E
C-8	145.79'	17°06'01"	21.92'	43.51'	43.35'	S 04°52'08" W
C-9	153.81'	13°43'13"	18.50'	36.83'	36.74'	S 37°29'49" W
C-10	797.12'	06°09'15"	42.85'	85.62'	85.58'	N 32°28'41" E
C-11	209.99'	19°26'24"	35.97'	71.25'	70.91'	N 20°44'39" E
C-12	55.15'	36°27'42"	18.16'	35.09'	34.50'	S 29°15'18" W
C-15	3037.41'	00°05'31"	2.43'	4.87'	4.87'	N 70°36'23" W

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

City of Austin
(Parkland)
to City of Austin

BEING A CALCULATED MAP AREA OF 7,347 SQUARE FEET OUT OF THE SAMUEL GOOCHER SURVEY NO. 4 IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AND BEING PART OF THAT CERTAIN TRACT OF LAND DESCRIBED AS PARKLAND TRACT N-10 IN ORDINANCE NO. 850502-U, ALSO BEING PART OF THE RIGHT-OF-WAY OF WEST CESAR CHAVEZ STREET, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning for reference at an 'X' found on the bridge over Shoal Creek, at the southwest corner of Lot 1, Block 185 of the Original City of Austin, plat on file with the General Land Office of the State of Texas, at the original intersection of the North line of West Cesar Chavez Street with the East right-of-way line of Rio Grande Street, said point being also the southwest corner of 'Tract F' as described in Volume 12678, Page 630 of the Travis County Real Property Records [TCRPR] (right-of-way widening and/or dedication on West Cesar Chavez Street);

THENCE with the original east right-of-way line of Rio Grande Street, also the west line of said Lot 1 and said 'Tract F', N 16°36'34"E 4.98 feet to a calculated point at the intersection of the present north right-of-way line of West Cesar Chavez Street and the east right-of-way line of Rio Grande Street, for the northwest corner of said 'Tract F';

THENCE, crossing Rio Grande Street, and with the present north right-of-way line of West Cesar Chavez Street, N 70°33'38"W at 80.10 feet pass the west right-of-way line of Rio Grande Street, also the east line of Lot 4, Block 186 of said 'Original City of Austin', said point being the northeast corner of 'Tract 2' as recorded in Volume 12678, Page 630 of the TCRPR, and continuing for a total distance of 125.14 feet to a bolt found at a point of curve to the left, on the north line of 'Tract 2';

THENCE, crossing West Cesar Chavez Street, S 82°12'09"W 211.63 feet to a calculated point for the most northerly northeast corner and PLACE OF BEGINNING hereof, a point in the right-of-way of West Cesar Chavez Street, on the south edge of a sidewalk at the east edge of a parking lot, said point having NAD83 Texas State Plane Central Zone coordinates of: Northing 10,069,722.39 and Easting 3,111,390.40 (combined scale factor of 0.999942);

THENCE, with the back of the curb, a perimeter of said parking lot, the following four courses (all points being calculated points only):

- 1) S 16°43'49" W 9.54 feet to a point of curve to the left;
- 2) With said curve to the left having a radius of 9.91 feet and a length of 15.89 feet with a chord bearing of S 29°12'43" E 14.24 feet to a point of tangency;
- 3) S 73°05'12" E 21.41 feet to a point of curve to the left;
- 4) With said curve to the left having a radius of 9.47 feet and a length of 6.98 feet with a chord bearing of N 80°57'09" E 6.82 feet;

THENCE, crossing a driveway portion of said parking lot, S 54°55'15" E 22.86 feet to a calculated point on the back of curb of said driveway, for the northeast corner hereof;

THENCE, with the back of curb, a perimeter of said parking lot, the following two courses:

- 1) With a curve to the left having a radius of 9.66 feet and a length of 7.08 feet with a chord bearing of S 40°35'46" W 6.92 feet to a calculated point;
- 2) S 16°37'50" W 30.63 feet to a calculated point;

THENCE, leaving said parking lot, the following three courses (all points being calculated points only):

- 1) S 41°44'55" W 54.92 feet to the southeast corner hereof;
- 2) N 62°42'04" W 20.53 feet to the most southerly southwest corner hereof;

3) N 28°55'11" W 66.58 feet to a calculated point for the most westerly southwest corner hereof, a point on the back of curb, at the southwest corner of said parking lot;

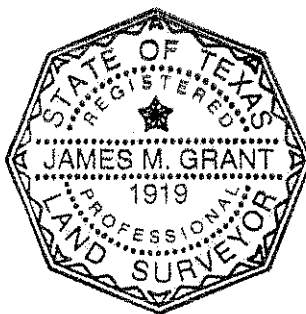
THENCE, with the back of curb, a perimeter of said parking lot, the following five courses (all points being calculated points only):

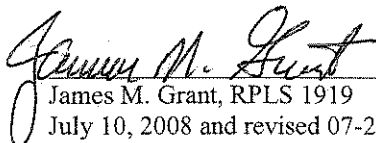
- 1) N 17°07'59" E 8.35 feet;
- 2) With a curve to the left having a radius of 10.54 feet and a length of 15.20 feet with a chord bearing of N 29°14'53" W 13.92 feet;
- 3) N 17°01'22" E 23.83 feet to a point of curve to the left;
- 4) With said curve to the left having a radius of 9.86 feet and a length of 15.49 feet with a chord bearing of N 63°15'04" E 13.94 feet to a point of tangency;
- 5) N 16°19'25" E 8.53 feet to a point in West Cesar Chavez Street for the northwest corner hereof, a point on the south edge of a sidewalk;

THENCE, crossing through the right-of-way of West Cesar Chavez Street, and with the south edge of the sidewalk, S 73°34'31" E 34.05 feet to the PLACE OF BEGINNING and containing 0.169 acre of land, or a calculated map area of 7,347 square feet.

See sketch prepared to accompany this description.

Prepared by:
Harris-Grant Surveying, Inc.
1700 South Lamar, Suite 332
Austin, Texas 78704
(512) 444-1781





James M. Grant, RPLS 1919
July 10, 2008 and revised 07-23-2008

Jg\mydocs\geo\2008\COA\green\m&b\42566-esmt-1

REFERENCES:
TCAD NO. 01-0500-08-01
CITY GRID H-22

FIELD NOTES REVIEWED

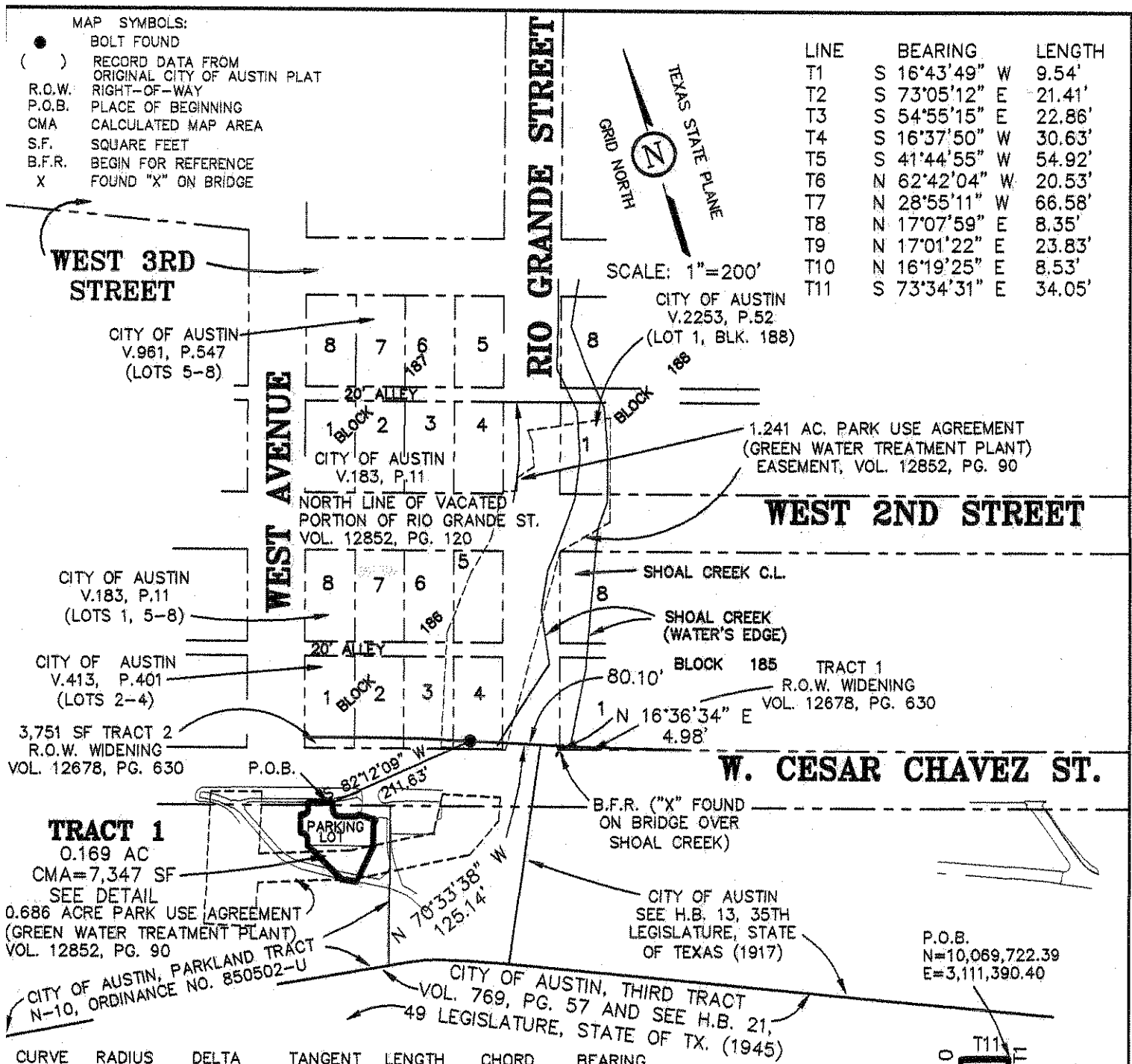
By:  Date 7/23/08

Engineering Support Section
Department of Public Works
and Transportation

MAP SYMBOLS:

- BOLT FOUND
- () RECORD DATA FROM ORIGINAL CITY OF AUSTIN PLAT
- R.O.W. RIGHT-OF-WAY
- P.O.B. PLACE OF BEGINNING
- CMA CALCULATED MAP AREA
- S.F. SQUARE FEET
- B.F.R. BEGIN FOR REFERENCE
- X FOUND "X" ON BRIDGE

LINE	BEARING	LENGTH
T1	S 16°43'49" W	9.54'
T2	S 73°05'12" E	21.41'
T3	S 54°55'15" E	22.86'
T4	S 16°37'50" W	30.63'
T5	S 41°44'55" W	54.92'
T6	N 62°42'04" W	20.53'
T7	N 28°55'11" W	66.58'
T8	N 17°07'59" E	8.35'
T9	N 17°01'22" E	23.83'
T10	N 16°19'25" E	8.53'
T11	S 73°34'31" E	34.05'



SCALE: 1"=200'

CITY OF AUSTIN V.2253, P.52 (LOT 1, BLK. 188)

1.241 AC. PARK USE AGREEMENT (GREEN WATER TREATMENT PLANT) EASEMENT, VOL. 12852, PG. 90

WEST 2ND STREET

SHOAL CREEK C.L.

SHOAL CREEK (WATER'S EDGE)

80.10' BLOCK 185 TRACT 1 R.O.W. WIDENING VOL. 12678, PG. 630

N 16°36'34" E 4.98'

W. CESAR CHAVEZ ST.

B.F.R. ("X" FOUND ON BRIDGE OVER SHOAL CREEK)

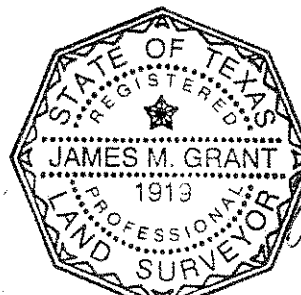
CITY OF AUSTIN SEE H.B. 13, 35TH LEGISLATURE, STATE OF TEXAS (1917)

P.O.B. N=10,069,722.39 E=3,111,390.40

CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	9.91'	91°53'05"	10.24'	15.89'	14.24'	N 29°12'43" W
C-2	9.47'	42°13'56"	3.66'	6.98'	6.82'	S 80°57'09" W
C-3	9.66'	41°59'09"	3.71'	7.08'	6.92'	N 40°35'46" E
C-4	10.54'	82°40'20"	9.27'	15.20'	13.92'	S 29°14'53" E
C-5	9.86'	89°56'47"	9.86'	15.49'	13.94'	S 63°15'04" W

NOTE

The bearings described hereon are Texas State Plane Grid bearings (Texas Central Zone, NAD83, Combined Scale Factor 0.999942). Project Reference Control Points are: 1) EUD monument no. 157 on south side of Cesar Chavez, near East line of Lavaca Street (held), having published coordinates of N=10,069,226.35 and E=3,113,068.51; and 2) City of Austin control point "H-22-2001" (brass disk at 3rd and Lamar), having published coordinates of N=10,071,008.455 and E=3,110,361.654. Coordinates shown hereon are grid coordinates. Distances shown hereon are surface distances.



1700 S. LAMAR, #332 AUSTIN, TEXAS 78704 (512)444-1781

JAMES M. GRANT, RPLS 1919 DATE: JULY 11, 2008

Harris GRANT SURVEYING, INC.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

EXHIBIT "A"

City of Austin
to
City of Austin
(for Use Agreement)

Field Notes

BEING 0.095 OF ONE ACRE (4,126 S.F.) OF LAND, MORE OR LESS, OUT OF AND A PART OF THE SAMUEL GOOCHER SURVEY No. 4 IN TRAVIS COUNTY, TEXAS, SAME BEING A PORTION OF RIO GRANDE STREET AND WEST 3RD STREET, OF THE ORIGINAL CITY OF AUSTIN, ACCORDING TO A MAP OR PLAT ON FILE IN THE GENERAL LAND OFFICE OF THE STATE OF TEXAS; SAID 0.095 OF ONE ACRE OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning at an iron pin set in the westerly line of Rio Grande Street, of the Original City of Austin, according to a map or plat on file in the General Land Office of the State of Texas, same being in the easterly line of Lot 4, Block 24, of said Original City of Austin, conveyed to the City of Austin by deed recorded in Volume 2314, Page 417 of the Real Property Records of Travis County, Texas, same also being North 16°38'27" East, a distance of 18.08 feet from an iron pin set at the southeasterly corner of said Lot 4, for the Point of Beginning and the northwesterly corner of the herein described tract of land;

(1) THENCE, South 60°41'29" East, a distance of 82.00 feet, to a point for a corner, same being in the easterly line of Rio Grande Street and the northerly line of West 3rd Street; same also being the southwesterly corner of Lot 1, Block 25, of said Original City of Austin, conveyed to Covert Industries by deed recorded in Volume 11280, Page 1256 of the Real Property Records of Travis County, Texas;

(2) THENCE, South 73°25'44" East, a distance of 24.65 feet, with the northerly line of West 3rd Street and the southerly line of said Lot 1, to a point in the center of Shoal Creek, for the northeasterly corner of the herein described tract of land;

(3) THENCE, South 23°09'29" West, a distance of 32.83 feet, with the center of Shoal Creek, to a point for the southeasterly corner of the herein described tract of land;

(4) THENCE, North 73°59'57" West, a distance of 100.93 feet, to a point for the southwesterly corner of the herein described tract of land;

(5) THENCE, North 16°38'27" East, a distance of 51.70 feet, to the Point of Beginning and containing an area of 0.095 of one acre of land, more or less.

Eduardo O. Mendez

Eduardo O. Mendez
Registered Professional Land Surveyor 5010

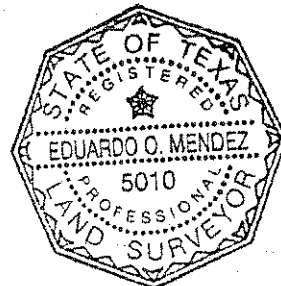
Date

1/30/98

Martinez, Wright & Mendez, Inc.
1106 Clayton Lane, Suite 400W
Austin, Texas 78723
(512) 453-0767

References:

Bearing Basis: Texas State Plane, Central Zone-NAD83
TCAD No. : 1-1007-05-02 & 1-0906-01-29
Austin Grid: G23-3



FIELD NOTES REVIEWED

By *[Signature]* Date *2/2/98*
Engineering Support Section
Department of Public Works
and Transportation

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13256 0007

SKETCH TO ACCOMPANY FIELD NOTES
TRAVIS COUNTY, TEXAS

SAMUEL GOOCHER SURVEY NO. 4

SCALE:
1"=50'

CITY OF AUSTIN
2314/417
BLOCK 24

RIO GRANDE

BLOCK 25

ORIGINAL CITY OF AUSTIN

COVERT INDUSTRIES
11280/1256

POINT OF
BEGINNING

N16°38'27"E
51.70'

N16°38'27"E
18.08'

S60°41'29"E
82.00'

S73°25'44"E
24.65'

USE AGREEMENT
(PARKLAND)
0.095 ACRES

S23°09'29"W
32.83'

N73°59'57"W
100.93'

WEST 3RD STREET

LEGEND

- IP FOUND
- IP SET

BEARING BASIS:
TEXAS STATE PLANE,
CENTRAL ZONE, NAD 83

REAL PROPERTY RECORDS
Travis County, Texas

13256 0007-A

MWM CODE: 18211C\ESMT\COA10.DWG



Eduardo O. Mendez
1/30/98



Martinez, Wright & Mendez, Inc.
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(512) 453-0767 Fax (512) 453-1734