

ATTACHMENT 6
DISTRICT PROPERTY CONVEYED TO THE CITY

Groundwater Storage Site

METES AND BOUNDS DESCRIPTION
1.1220 ACRES (48,872 SQUARE FEET)
E.R. McLEAN SURVEY No. 200
ABSTRACT NO. 2359
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 1.1220 acres (48,872 square feet) situated in the E.R. McLean Survey No. 200, Abstract No. 2359, Travis County, Texas and being out of Lot 2, Block "A", River Place Water Storage Site as recorded in Volume 84, Page 189C – 190A in the Travis County Plat Records (T.C.P.R.); Said 1.1220 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,109,134.51; E= 3,076,337.98) marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 as recorded in Volume 85, Pages 96B – 97B in the T.C.P.R., from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being northernmost corner of Lot 3, Block "B", River Place Golf Course as recorded in Volume 103, Pages 3-12 of the Public Records of Travis County, Texas, (P.R.T.C.T.), bears South 24°45'46" East, a distance of 49.99 feet; and from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 bears North 24°52'14" West, a distance of 300.00 feet;

THENCE, North 29°25'13" West, a distance of 23.76 feet to a "60D nail" set marking the **POINT OF BEGINNING** (N= 10,109,134.21; E= 3,076,326.31) and most northeasterly corner of the herein described tract;

THENCE, South 35°08'30" West, a distance of 145.15 feet to "60D nail" set for corner;

THENCE, South 65°00'28" West, a distance of 103.11 feet to a "60D nail" set for corner;

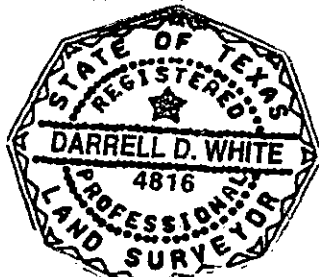
THENCE, North 57°17'27" West, a distance of 86.04 feet to a "60D nail" set for corner;

THENCE, North 10°00'39" West, a distance of 139.91 feet to a "60D nail" set for corner;

THENCE, North 35°03'44" East, a distance of 140.02 feet to a "60D nail" set for corner, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 bears North 34°26'47" East, a distance of 139.28 feet;

THENCE, South 54°44'45" East, a distance of 236.69 feet to the **POINT OF BEGINNING** containing a computed area of 1.1220 acres (48,872 square feet) of land, more or less.

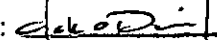

Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



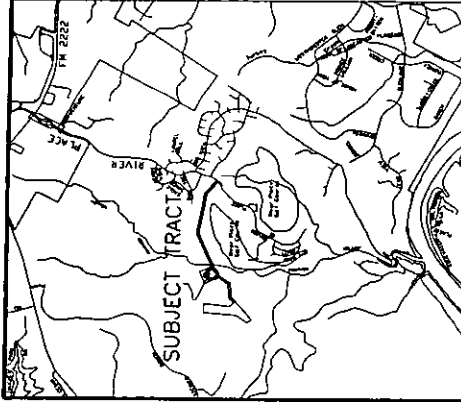
Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

REFERENCES
TCAD R542216
AUSTIN GRID C-31

FIELD NOTES REVIEWED

By:  Date 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation



SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

LEGEND

- 60d NAIL SET
- FOUND 1/2" IRON ROD
- CHAINLINK FENCE
- () DEED CALL
- △ CALCULATED POINT

LOT 2

GREENBELT
(50.744 ACRES)
RIVER PLACE SECTION 9
VOL. 85, PAGES 96-B THROUGH 97-B
P.R.T.C.T.

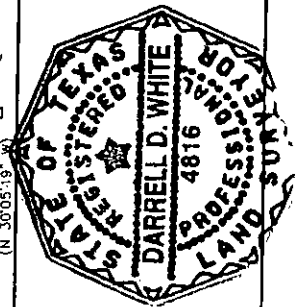
RIVER PLACE MUD
DOC. NO. TR2002057440
(206.157 ACRES)
O.P.R.T.C.T.

LOT 1, BLOCK "A"
RIVER PLACE SECTION ONE
VOL. 84, PG. 103-A
P.R.T.C.T.

RIVER PLACE MUD
DOC. NO. TR2002057440
(10.584 ACRES)
EXHIBIT J
O.P.R.T.C.T.

RIVER PLACE MUD
DOC. NO. TR2002057440
(206.157 ACRES)
O.P.R.T.C.T.

LOT 3, BLOCK "B"
RIVER PLACE GOLF
COURSE
VOL. 103, PAGE 3-12
P.R.T.C.T.



MAP OF
SURVEY

FOR 1.1220 ACRES OR (48,872 SQUARE
FEET) OF LAND OUT OF THE E.R. McLEAN
SURVEY NUMBER 200, ABSTRACT NUMBER
2359, AND BEING A PORTION OF LOT 2,
BLOCK "A", RIVER PLACE WATER STORAGE
SITE, A PLAT AS RECORDED IN VOLUME 84,
PAGES 189-C THROUGH 190-A, O.P.R.T.C.T.

SHEET 1 OF 1

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

AECOM

SCALE: 1" = 400'	JOB NO. 60101403.01.01
DATE: 08-10-09	F.B. - 1363
DRAWN BY: DDW/BM	PROJECT: COA - BOUNDARY

Water Treatment Plant

METES AND BOUNDS DESCRIPTION
2.5803 ACRES (112,396 SQUARE FEET)
W.R. HOBBS SURVEY No. 456
ABSTRACT No. 375
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 2.5803 acres (112,396 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, Travis County, Texas, all being located in Lot 3, Block "A", River Place Wastewater Treatment Plant as recorded in Volume 84, Pages 188B – 188D in the Travis County Plat Records (T.C.P.R.). Said 2.5308 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,104,706.73; E= 3,074,940.13) marking the most northwesterly corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and being an ell corner of Lot 1, Block "A", River Place Section 26, as recorded under Document No. 200200255 of the Official Public Records of Travis County, Texas (O.P.R.T.C.T.), from which a 1/2-inch iron rod found marking the most northeasterly corner of said Lot 3 bears North 73°24'08" East, a distance of 310.00 feet, and from which a 1/2-inch iron rod found marking an angle point of said Lot 3, same being an angle point in the northeasterly boundary of said Lot 1, Block "A", Habitat Reserve bears South 16°37'14" East, a distance of 491.81 feet;

THENCE, South 47°37'25" East, a distance of 496.79 feet to an existing Fence Corner marking the **POINT OF BEGINNING** (N= 10,104,371.89; E= 3,075,307.12) of the herein described tract;

THENCE, along the existing fenceline the following five (5) courses and distances:

1. South 16°48'01" East, a distance of 389.11 feet to a Fence Post for corner, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 75°32'38" East, a distance of 1.79 feet;
2. South 74°11'33" West, a distance of 315.90 feet to a Fence Post for corner, from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears South 08°57'27" West, a distance of 5.04 feet;
3. North 17°03'09" West, a distance of 286.17 feet to a Fence Post for corner, from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 17°08'33" West, a distance of 2.23 feet, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 45°19'30" East, a distance of 69.02 feet;
4. North 47°10'32" East, a distance of 213.86 feet to a Fence Post for corner;

5. North 71°31'44" East, a distance of 124.98 feet to the **POINT OF BEGINNING** containing a computed area of 2.5803 acres (112,396 square feet) of land, more or less.



Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



REFERENCES

TCAD R522601
AUSTIN GRID C-31

Prepared by:

AECOM


400 West 15th Street, Suite 500

Austin, Texas 78701

512-457-7870

August, 2009

FIELD NOTES REVIEWED

By:  Date 08-25-2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL. 84, PAGES
188 B-188-D
O.P.R.T.C.T.

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

112,396 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

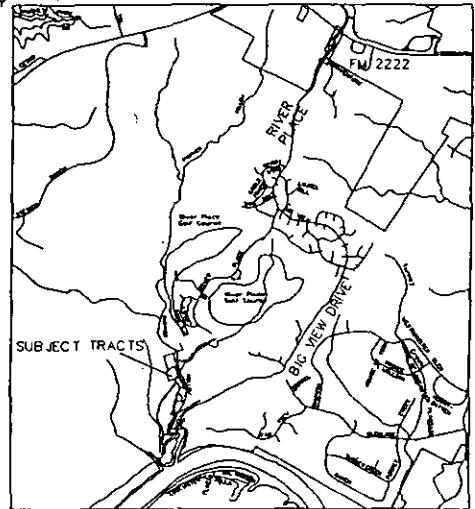
35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113



VICINITY MAP
NOT TO SCALE

INDEX MAP OF
SURVEYS
FOR FOUR TRACTS OF LAND:
BEING A 20.0' WIDE ACCESS EASEMENT.
BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES
BEING A WASTEWATER TREATMENT PLANT SITE
BEING: 35,409 SQ. FT.
OR 0.8129 ACRES
BEING LIFT STATION NUMBER TWO.
BEING: 6,471 SQ. FT.
OR 0.1486 ACRES
BEING A
WATER TREATMENT PLANT SITE
BEING: 112,396 SQ. FT.
OR 2.5803 ACRES

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200300017
O.P.R.T.C.T.



SHEET 1 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 400'

08-12-09

DDW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS.
VOLUME 8656, PAGE 73,
VOLUME 10656, PAGE 964,
VOLUME 13348, PAGE 582,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26.
VOLUME 7695, PAGE 719,
VOLUME 11889, PAGE 419,
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

VARIABLE WIDTH PUBLIC
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APPROXIMATED FROM DEED
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O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

2,5803 ACRES
WATER TREATMENT
PLANT

35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL.84, PAGES
188"B"-188-"D"G"
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS.
VOLUME 8656, PAGE 73,
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O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL.103, PAGES 56-60
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.

DRAINAGE EASEMENT
APPROXIMATE LOCATION AS
LOCATED FROM PLAT OF
RIVER PLACE SECTION 26

RIVER PLACE MUD
DOC. NO. 2003102979
O.P.R.T.C.T.

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26.
VOLUME 7695, PAGE 719,
VOLUME 11889, PAGE 419,
O.P.R.T.C.T.



SHEET 2 OF 3

MAP OF
SURVEY
FOR DETAILS ON KNOWN
EASEMENTS

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

NOT TO SCALE

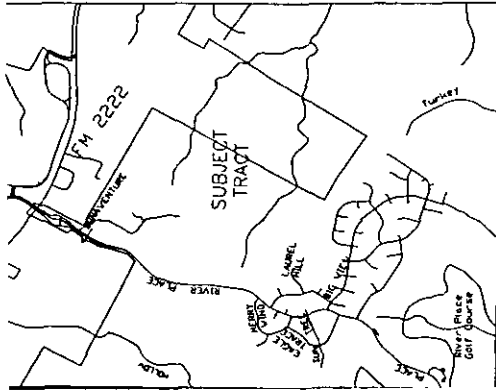
JOB NO. 60101403

08-13-09

F.B.1363

DDW

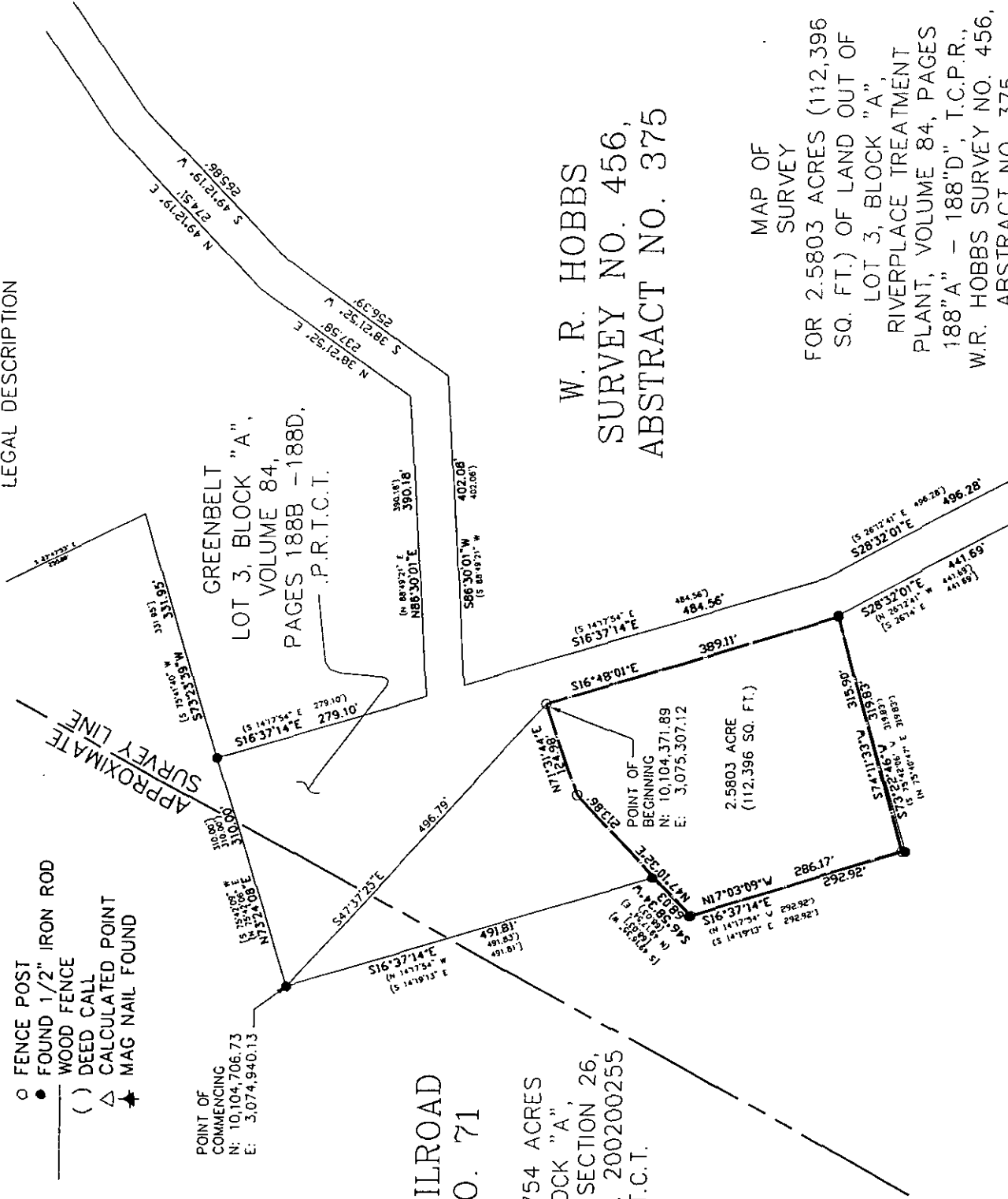
PROJECT NAME: RIVER PLACE MUD



LEGEND

- FENCE POST
- FOUND 1/2" IRON ROD
- WOOD FENCE
- () DEED CALL
- △ CALCULATED POINT
- ★ MAG NAIL FOUND

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

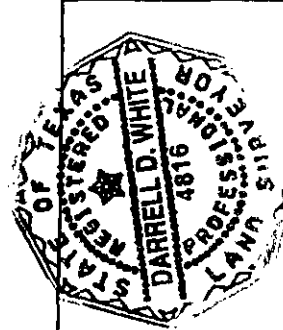


D & W RAILROAD SURVEY NO. 71

CALLED 70.754 ACRES
LOT 1, BLOCK "A",
RIVER PLACE, SECTION 26,
DOCUMENT NO. 200200255
O.P.R.T.C.T.

W. R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

MAP OF
SURVEY
FOR 2.5803 ACRES (112,396
SQ. FT.) OF LAND OUT OF
LOT 3, BLOCK "A",
RIVERPLACE TREATMENT
PLANT, VOLUME 84, PAGES
188"A" - 188"D", T.C.P.R.,
W.R. HOBBS SURVEY NO. 456,
ABSTRACT NO. 375,
TRAVIS COUNTY, TEXAS



SHEET 3 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 200'	JOB NO. 60101403.01.01
DATE: 08-10-09	F.B. - 1363
DRAWN BY: BM	PROJECT: COA - BOUNDARY

Wastewater Treatment Plant

EXHIBIT

(WWTP - Annexation)
Lot 1, Block "A", River Place Section 26
Lot 3, Block "A", River Place Treatment Plant
River Place Municipal Utility District

METES AND BOUNDS DESCRIPTION
0.8129 ACRE (35,409 SQUARE FEET)
W.R. HOBBS SURVEY No. 456, ABSTRACT No. 375
I.G. & R.R. COMPANY SURVEY No. 42, ABSTRACT No. 213
TRAVIS COUNTY, TEXAS

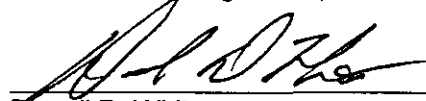
BEING a tract of land containing 0.8129 acre (35,409 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, and the I.G. & R.R. Company Survey No. 42, Abstract No. 213, Travis County, Texas, being a portion of Lot 1, Block "A", River Place Section 26 as recorded in Document No. 200200255 Official Public Records of Travis County, Texas (O.P.R.T.C.T.) and a portion of Lot 3, Block "A", River Place Treatment Plant as recorded in Volume 84, Pages 188B-188D of the T.C.P.R. Said 0.8129 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

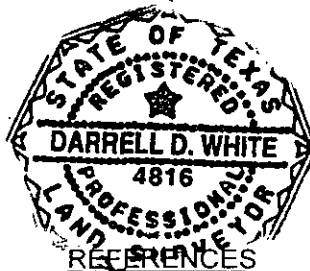
COMMENCING at a 1/2-inch iron rod found (N= 10,103,218.17; E= 3,075,347.02) being an ell corner and located in the westerly boundary of Lot 127, River Place Section 15 as recorded in Volume 103, Pages 56 - 60 in the T.C.P.R., same being the easterly boundary line of said Lot 3, Block "A";

THENCE, North 65°23'52" West, a distance of 2.93 feet to a Fence Post marking the **POINT OF BEGINNING** (N= 10,103,219.33; E= 3,075,344.35) of the herein described tract, from which the computed southeasterly corner of said Lot 3, Block "A" bears South 82°07'38" East, a distance of 225.00 feet, and the computed angle point located in the westerly boundary of said Lot 3, Block "A", same being the easterly boundary line of said Lot 1, Block "A" bears North 66°02'38" West, a distance of 50.00 feet;

THENCE, over and across said Lot 3, Block "A" and Lot 1, Block "A" and along an existing fenceline the following eight (8) courses and distances:

1. THENCE, North 66°00'49" West, a distance of 14.91 feet to a Fence Post for corner;
2. THENCE, North 68°51'53" West, a distance of 9.95 feet to a Fence Post for corner;
3. THENCE, North 64°09'16" West, a distance of 12.68 feet to a Fence Post for corner;
4. THENCE, North 23°56'57" East, a distance of 242.08 feet to a Fence Post for corner;
5. THENCE, South 65°56'59" East, a distance of 125.36 feet to a Fence Post for corner;
6. THENCE, South 03°18'21" East, a distance of 78.55 feet to a Fence Post for corner;
7. THENCE, South 24°01'02" West, a distance of 134.00 feet to a Fence Post for corner;
8. THENCE, North 83°07'06" West, a distance of 129.36 feet to the **POINT OF BEGINNING** containing a computed area of 0.8129 acre (35,409 square feet) of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



TCAD R522601
AUSTIN GRID C-31

Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By:  Date 08-25-2009

Engineering Support Section
Department of Public Works

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL. 84, PAGES
188-B-188-D
O.P.R.T.C.T.

LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

112,396 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

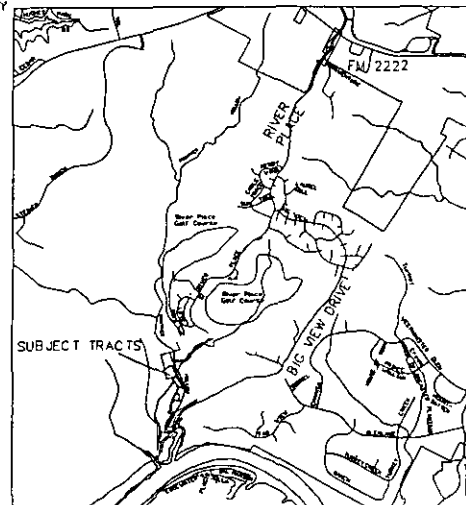
35,409 SQ. FT.
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LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
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RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113



VICINITY MAP
NOT TO SCALE

INDEX MAP OF
SURVEYS

FOR FOUR TRACTS OF LAND:

BEING A 20.0' WIDE ACCESS EASEMENT.
BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES

BEING A WASTEWATER TREATMENT PLANT SITE
BEING: 35,409 SQ. FT.
OR 0.8129 ACRES

BEING LIFT STATION NUMBER TWO.
BEING: 6,471 SQ. FT.
OR 0.1486 ACRES

BEING A
WATER TREATMENT PLANT SITE
BEING: 112,396 SQ. FT.
OR 2.5803 ACRES

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 15
DOC. NO. 200100017
O.P.R.T.C.T.

RIVER PLACE MUD
DOC. NO. 200302919
O.P.R.T.C.T.



SHEET 1 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 400'

08-12-09

DDW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
VOLUME 8856, PAGE 73,
VOLUME 10656, PAGE 964,
VOLUME 13348, PAGE 582,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26
VOLUME 7695, PAGE 719,
VOLUME 11889, PAGE 419,
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
VOLUME 8856, PAGE 73,
VOLUME 10656, PAGE 964,
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AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

112,390 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL.84, PAGES
188"B"-188-"D"
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
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LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
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I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.

DRAINAGE EASEMENT
APPROXIMATE LOCATION AS
LOCATED FROM PLAT OF
RIVER PLACE SECTION 26

RIVER PLACE MUD
DOC. NO. 2003102919
O.P.R.T.C.T.

CART PATH EASEMENT
APPROXIMATE LOCATION AS
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SHEET 2 OF 3

MAP OF
SURVEY
FOR DETAILS ON KNOWN
EASEMENTS

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
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NOT TO SCALE

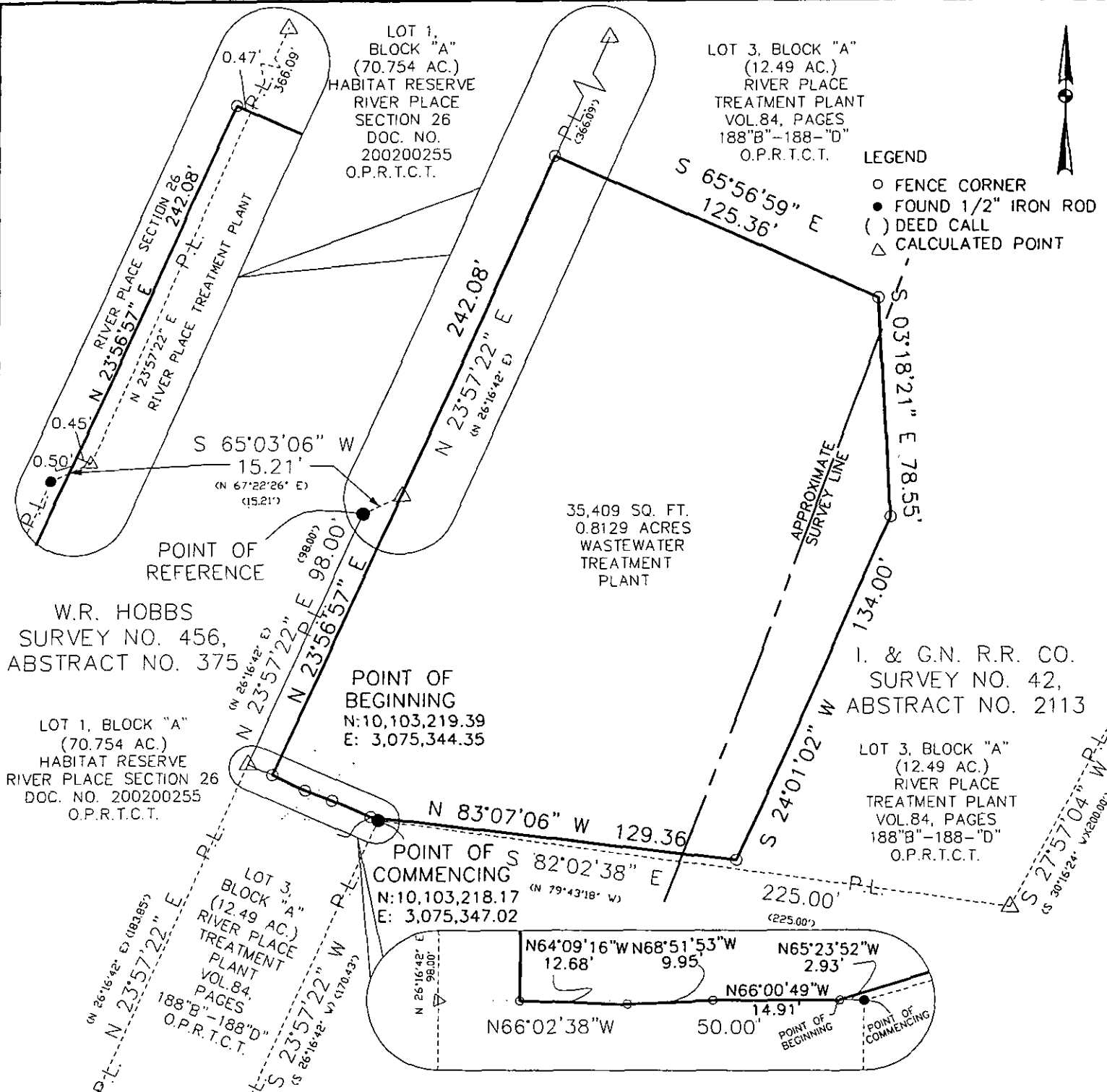
JOB NO. 60101403

08-13-09

F.B.1363

DDW

PROJECT NAME: RIVER PLACE MUD



SHEET 3 OF 3

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1" = 50'	JOB NO. 60101403
08-12-09	F.B.1363
DDW	RIVER PLACE MUD

Road Access to Water and Wastewater Treatment Plants

METES AND BOUNDS DESCRIPTION
1.6305 ACRES (71,023 SQUARE FEET)
W.R. HOBBS SURVEY No. 456, ABSTRACT No. 375
I.G. & N.R.R. SURVEY No. 42, ABSTRACT No. 2113
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 1.6305 acres (71,023 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, and the I.G. & R.R. Survey No. 42, Abstract No. 2113, Travis County, Texas, being a portion of Lot 3, Block "A", Wastewater Treatment Plant as recorded in Volume 188B-188D in the Travis County Plat Records (T.C.P.R.) and a portion of Lot 1, Block "A", River Place Section 26 as recorded under Document No. 200200255 of the Official Property Records of Travis County, Texas (O.P.R.T.C.T.). Said 1.6305 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,101,724.68; E= 3,074,919.37) located in the westerly right-of-way line of Big View Drive (70' wide) as recorded in Document No. 200100017 of the O.P.R.T.C.T., same being the easterly boundary of a tract of land conveyed to the River Place Municipal Utility District by deed recorded under Document No. 2003102979 of the O.P.R.T.C.T., and marking the beginning of a curve to the right, from which a 1/2-inch iron rod found located in the westerly right-of-way line of Big View Drive bears South 05°04'53" West, a distance of 198.57 feet;

THENCE, 92.05 feet along the arc of said curve, and westerly right-of-way line of Big View Drive to the right having a Radius of 335.00 feet, a Central angle of 15°44'37", a Chord which bears North 12°51'19" East, a distance of 91.76 feet to a 1/2-inch iron rod set marking the **POINT OF BEGINNING** (N= 10,101,814.14; E= 3,074,939.79) of the herein described tract;

- L-1 THENCE, North 78°35'52" West, a distance of 71.72 feet to a point for corner;
- L-2 THENCE, North 61°10'58" West, a distance of 39.83 feet to a point for corner;
- L-3 THENCE, North 16°05'03" West, a distance of 37.86 feet to a point for corner;
- L-4 THENCE, North 13°13'55" East, a distance of 50.91 feet to a 1/2-inch iron rod set for corner;
- L-5 THENCE, North 20°10'04" East, a distance of 136.62 feet to a 1/2-inch iron rod set marking the beginning of a curve to the left for corner;
- C-1 THENCE, 112.71 feet along arc of said curve to the left having a Radius of 225.53 feet, a Central angle of 28°38'04", a Chord which bears North 08°47'12" East, a distance of 111.54 feet to a point a point for corner;
- L-6 THENCE, North 06°05'48" West, a distance of 78.82 feet to a 1/2-inch iron rod set for corner;
- L-7 THENCE, North 08°49'01" West, a distance of 63.33 feet to a 1/2-inch iron rod set for corner;
- L-8 THENCE, North 13°40'10" West, a distance of 55.00 feet to a point for corner;
- L-9 THENCE, North 20°22'56" West, a distance of 46.46 feet to a point for corner;
- L-10 THENCE, North 26°27'57" West, a distance of 39.73 feet to a point for corner;

- L-11 THENCE, North 33°51'58" West, a distance of 98.30 feet to a 1/2-inch iron rod set marking the beginning of a curve to the right for corner;
- C-2 THENCE, 394.34 feet along arc of said curve to the right having a Radius of 392.76 feet, a Central angle of 57°31'34", a Chord which bears North 05°06'11" West, a distance of 377.98 feet to a 1/2-inch iron rod set of a reverse curve to the left for corner;
- C-3 THENCE, 183.92 feet along arc of said curve to the left having a Radius of 611.80 feet, a Central angle of 17°13'26", a Chord which bears North 15°02'53" East, a distance of 183.23 feet to a 1/2-inch iron rod set of a reverse curve to the right for corner;
- C-4 THENCE, 274.36 feet along arc of said curve to the right having a Radius of 419.79 feet, a Central angle of 37°26'48", a Chord which bears North 25°09'33" East, a distance of 269.50 feet to a point marking a reverse curve to the left for corner;
- C-5 THENCE, 494.10 feet along arc of said curve to the left having a Radius of 2,716.77 feet, a Central angle of 10°25'13", a Chord which bears North 38°52'15" East, a distance of 493.41 feet to a 1/2-inch iron rod set of a reverse curve to the right for corner;
- C-6 THENCE, 101.39 feet along arc of said curve to the right having a Radius of 418.44 feet, a Central angle of 13°52'58", a Chord which bears North 40°36'08" East, a distance of 101.14 feet to a point marking a reverse curve to the right for corner;
- L-12 THENCE, North 47°32'37" East, a distance of 15.58 feet to a 1/2-inch iron rod set marking the beginning of a curve to the right for corner;
- C-7 THENCE, 24.08 feet along arc of said curve to the right having a Radius of 73.53 feet, a Central angle of 18°45'43", a Chord which bears North 56°55'28" East, a distance of 23.97 feet to a point for corner;
- L-13 THENCE, North 19°50'02" East, a distance of 19.73 feet to a point marking the beginning of a curve to the left for corner;
- C-8 THENCE, 39.50 feet along arc of said curve to the left having a Radius of 49.63 feet, a Central angle of 45°35'58", a Chord which bears North 01°33'06" East, a distance of 38.46 feet to a point for corner;
- L-14 THENCE, North 15°07'51" West, a distance of 102.19 feet to a 1/2-inch iron rod set for corner;
- L-15 THENCE, North 74°11'33" East, a distance of 20.00 feet to a point for corner;
- L-16 THENCE, South 15°07'51" East, a distance of 101.44 feet to a calculated point marking the beginning of a curve to the right for corner;
- C-9 THENCE, 53.40 feet along arc of said curve to the right having a Radius of 69.63 feet, a Central angle of 43°56'39", a Chord which bears South 01°40'35" West, a distance of 52.11 feet to a point for corner;
- L-17 THENCE, South 19°50'02" West, a distance of 5.47 feet to a point marking the beginning of a curve to the right for corner;
- C-10 THENCE, 64.58 feet along arc of said curve to the right having a Radius of 73.53 feet, a Central angle of 50°19'08", a Chord which bears South 69°38'02" East, a distance of 62.52 feet to a 1/2-inch iron rod set for corner;
- L-18 THENCE, South 44°28'28" East, a distance of 33.46 feet to a calculated point marking the beginning of a curve to the right for corner;
- C-11 THENCE, 200.46 feet along arc of said curve to the right having a Radius of 195.25 feet, a Central angle of 58°49'27", a Chord which bears South 15°03'45" East, a distance of 191.77 feet to a 1/2-inch iron rod set for corner;

- L-19 THENCE, South 15°32'19"West, a distance of 47.42 feet to a point for corner;
- L-20 THENCE, South 17°39'52"West, a distance of 96.41 feet to a 1/2-inch iron rod set for corner;
- L-21 THENCE, North 65°56'59"West, a distance of 20.12 feet to a point for corner;
- L-22 THENCE, North 17°39'52"East, a distance of 6.55 feet to a point for corner;
- L-23 THENCE, South 36°35'10"West, a distance of 4.68 feet to a point for corner;
- L-24 THENCE, South 26°51'52"West, a distance of 243.90 feet to a 1/2-inch iron rod set for corner;
- L-25 THENCE, South 13°57'49"West, a distance of 25.63 feet to a point for corner;
- L-26 THENCE, South 05°18'54"West, a distance of 25.41 feet to a point for corner;
- L-27 THENCE, South 03°55'54"West, a distance of 30.33 feet to a point for corner;
- L-28 THENCE, South 04°05'44"East, a distance of 6.82 feet to a point for corner;
- L-29 THENCE, South 31°52'29"East, a distance of 9.52 feet to a point for corner;
- L-30 THENCE, South 21°02'43"West, a distance of 64.63 feet to a point marking the beginning of a curve to the left for corner;
- C-14 THENCE, 59.29 feet along arc of said curve to the left having a Radius of 181.26 feet, a Central angle of 18°44'30", a Chord which bears South 06°19'20" West, a distance of 59.03 feet to a point for corner;
- L-31 THENCE, South 00°02'45"West, a distance of 33.26 feet to a point marking the beginning of a curve to the right for corner;
- C-15 THENCE, 92.84 feet along arc of said curve to the right having a Radius of 146.77 feet, a Central angle of 36°14'34", a Chord which bears South 16°23'23" West, a distance of 91.30 feet to a point for corner;
- L-32 THENCE, South 26°52'56" West, a distance of 26.78 feet to a 1/2-inch iron rod set for corner;
- L-33 THENCE, North 62°02'57" West, a distance of 20.00 feet to a 1/2-inch iron rod set for corner;
- L-34 THENCE, North 26°52'56" East, a distance of 27.79 feet to a point marking the beginning of a curve to the left for corner;
- C-16 THENCE, 81.77 feet along arc of said curve to the left having a Radius of 126.82 feet, a Central angle of 36°56'24", a Chord which bears of North 16°37'06" East, a distance of 80.36 feet to a point for corner;
- L-35 THENCE, North 00°02'11" East, a distance of 33.33 feet to a point marking the beginning of a curve to the right for corner;
- C-17 THENCE, 65.98 feet along arc of said curve to the right having a Radius of 200.77 feet, a Central angle of 18°49'44", a Chord which bears North 06°33'48" East, a distance of 65.68 feet to a point for corner;
- L-36 THENCE, North 21°02'43" East, a distance of 55.58 feet to a point for corner;
- L-37 THENCE, North 31°52'29" West, a distance of 4.51 feet to a point for corner;
- L-38 THENCE, North 04°05'44" West, a distance of 13.17 feet to a point for corner;

- L-39 THENCE, North 03°55'54" East, a distance of 31.97 feet to a point for corner;
- L-40 THENCE, North 05°18'54" East, a distance of 27.17 feet to a point for corner;
- L-41 THENCE, North 13°57'49" East, a distance of 29.40 feet to a point for corner;
- L-42 THENCE, North 26°51'52" East, a distance of 247.87 feet to a point for corner;
- L-43 THENCE, North 36°35'10" East, a distance of 48.69 feet to a point for corner;
- L-44 THENCE, North 33°44'57" East, a distance of 18.77 feet to a point for corner;
- L-45 THENCE, North 17°38'51" East, a distance of 22.90 feet to a point for corner;
- L-46 THENCE, North 15°32'19" East, a distance of 46.65 feet to a 1/2-inch iron rod set marking the beginning of a curve to the left for corner;
- C-18 THENCE, 179.73 feet along arc of said curve to the left having a Radius of 175.25 feet, a Central angle of 58°45'29", a Chord which bears North 15°05'44" West, a distance of 171.95 feet to a point for corner;
- L-47 THENCE, North 44°28'28" West, a distance of 33.46 feet to 1/2-inch iron rod set marking the beginning of a curve to the left for corner;
- C-19 THENCE, 82.20 feet along arc of said curve to the left having a Radius of 53.53 feet, a Central angle of 87°58'55", a Chord which bears North 88°27'56" West, a distance of 74.36 feet to a 1/2-inch iron rod set for corner;
- L-48 THENCE, South 47°32'37" West, a distance of 15.58 feet to a point marking the beginning of a curve to the left for corner;
- C-20 THENCE, 96.54 feet along arc of said curve to the left having a Radius of 398.44 feet, a Central angle of 13°52'58", a Chord which bears South 40°36'08" West, a distance of 96.31 feet to a 1/2-inch iron rod set of a reverse curve to the right for corner;
- C-21 THENCE, 497.70 feet along arc of said curve to the right having a Radius of 2,736.77 feet, a Central angle of 10°25'10", a Chord which bears South 38°52'14" West, a distance of 497.01 feet to a 1/2-inch iron rod set of a reverse curve to the left for corner;
- C-22 THENCE, 261.25 feet along arc of said curve to the left having a Radius of 399.79 feet, a Central angle of 37°26'30", a Chord which bears South 25°09'25" West, a distance of 256.63 feet to a 1/2-inch iron rod set of a reverse curve to the right for corner;
- C-23 THENCE, 189.93 feet along arc of said curve to the right having a Radius of 631.80 feet, a Central angle of 17°13'26", a Chord which bears South 15°02'53" West, a distance of 189.22 feet to a 1/2-inch iron rod set of a reverse curve to the left for corner;
- C-24 THENCE, 374.25 feet along arc of said curve to the left having a Radius of 372.76 feet, a Central angle of 57°31'34", a Chord which bears South 05°06'11" East, a distance of 358.73 feet to a 1/2-inch iron rod set for corner;
- L-49 THENCE, South 33°51'58" East, a distance of 99.59 feet to a point for corner;
- L-50 THENCE, South 26°27'57" East, a distance of 42.09 feet to a point for corner;
- L-51 THENCE, South 20°22'56" East, a distance of 48.70 feet to a point for corner;
- L-52 THENCE, South 13°40'10" East, a distance of 57.02 feet to a 1/2-inch iron rod set for corner;
- L-53 THENCE, South 08°49'01" East, a distance of 64.65 feet to a 1/2-inch iron rod set for corner;

- L-54 THENCE, South 06°05'48"East, a distance of 79.39 feet to a point marking the beginning of a curve to the right for corner;
- C-25 THENCE, 122.29 feet along arc of said curve to the right having a Radius of 245.53 feet, a Central angle of 28°32'09", a Chord which bears South 08°42'50"West, a distance of 121.03 feet to a 1/2-inch iron rod set for corner;
- L-55 THENCE, South 20°10'04"West, a distance of 134.90 feet to a 1/2-inch iron rod set for corner;
- L-56 THENCE, South 13°13'55"West, a distance of 44.47 feet to a point for corner;
- L-57 THENCE, South 16°05'03"East, a distance of 24.32 feet to a point for corner;
- L-58 THENCE, South 61°10'58"East, a distance of 28.46 feet to a point for corner;
- L-59 THENCE, South 78°35'52"East, a distance of 72.57 feet to a 1/2-inch iron rod set marking the beginning of a curve to the left for corner and being in the aforementioned westerly right-of-way line of Big View Drive;

THENCE, 20.38 feet along arc of said curve, and westerly right-of-way line of Big View Drive, to the left having a Radius of 335.00 feet, a Central angle of 3°29'10", a Chord which bears South 22°28'12"West, a distance of 20.38 feet to the **POINT OF BEGINNING** containing a computed area of 1.6305 acres (71,023 Square Feet) of land, more or less



Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By: [Signature] Date 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation

REFERENCES

TCAD R522601
AUSTIN GRID C-31

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375

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DOC. NO. 200200255
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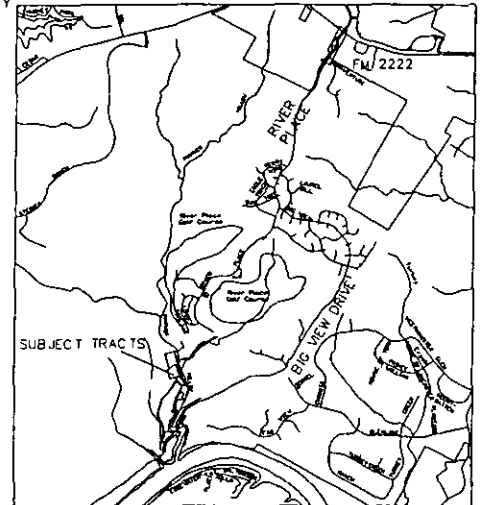
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VICINITY MAP
NOT TO SCALE

INDEX MAP OF
SURVEYS
FOR FOUR TRACTS OF LAND:

BEING A 20.0' WIDE ACCESS EASEMENT.
BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES

BEING A WASTEWATER TREATMENT PLANT SITE
BEING: 35,409 SQ. FT.
OR 0.8129 ACRES

BEING LIFT STATION NUMBER TWO.
BEING: 6,471 SQ. FT.
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SHEET 1 OF 4

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1" = 400'

08-12-09

DDW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

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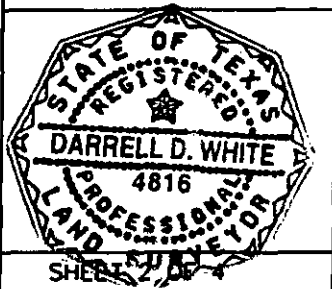
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MAP OF
SURVEY

FOR ACCESS EASEMENT WITH
DETAILS ON KNOWN EASEMENTS
(SEE SHEET 3 OF 4)
FOR SKETCH OF ACCESS
EASEMENT ONLY AND
(SEE SHEET 4 OF 4)
FOR LINE AND CURVE TABLES.



AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
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NOT TO SCALE

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PROJECT NAME: RIVER PLACE MUD

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LEGEND

- SET 1/2" IRON ROD W/CAP
- FOUND 1/2" IRON ROD
- X CUT "X" IN CONCRETE
- ★ SET COTTON GIN SPINDLE
- () DEED CALL
- △ CALCULATED POINT

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

MAP OF
SURVEY

FOR 1.6305 ACRES(71,023 SQUARE FEET)
W.R. HOBBS SURVEY NO. 456,
ABSTRACT NO. 375
I.G. & N. R.R. SURVEY NO. 42,
ABSTRACT NO. 2113,
TRAVIS COUNTY, TEXAS

POINT OF
BEGINNING
N:10,101,814.14
E: 3,074,939.79

POINT OF
COMMENCING
N:10,101,724.68
E: 3,074,919.37

(SEE SHEET 4 OF 4)
FOR LINE AND CURVE TABLES.



SHEET 3 OF 4

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

NOT TO SCALE

JOB NO. 60101403

08-13-09

F.B.1363

DDW/BM PROJECT NAME: RIVER PLACE MUD

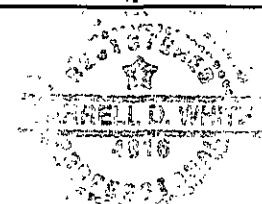
LINE TABLE

LINE	BEARING	DISTANCE
L1	N 78°35'52" W	71.72'
L2	N 61°10'58" W	39.83'
L3	N 16°05'03" W	37.86'
L4	N 13°13'55" E	50.91'
L5	N 20°10'04" E	136.62'
L6	N 06°05'48" W	78.82'
L7	N 08°49'01" W	63.33'
L8	N 13°40'10" W	55.00'
L9	N 20°22'56" W	46.46'
L10	N 26°27'57" W	39.73'
L11	N 33°51'58" W	98.30'
L12	N 47°32'37" E	15.58'
L13	N 19°50'02" E	19.73'
L14	N 15°07'51" W	102.19'
L15	N 74°11'33" E	20.00'
L16	S 15°07'51" E	101.44'
L17	S 19°50'02" W	5.47'
L18	S 44°28'28" E	33.46'
L19	S 15°32'19" W	47.42'
L20	S 17°39'52" W	96.41'
L21	N 65°56'59" W	20.12'
L22	N 17°39'52" E	6.55'
L23	S 36°35'10" W	4.68'
L24	S 26°51'52" W	243.90'
L25	S 13°57'49" W	25.63'
L26	S 05°18'54" W	25.41'
L27	S 03°55'54" W	30.33'
L28	S 04°05'44" E	6.82'
L29	S 31°52'29" E	9.52'
L30	S 21°02'43" W	64.63'
L31	S 00°02'45" W	33.26'
L32	S 26°52'56" W	26.78'
L33	N 62°02'57" W	20.00'
L34	N 26°52'56" E	27.79'
L35	N 00°02'11" E	33.33'
L36	N 21°02'43" E	55.58'
L37	N 31°52'29" W	4.51'
L38	N 04°05'44" W	13.17'
L39	N 03°55'54" E	31.97'
L40	N 05°18'54" E	27.17'
L41	N 13°57'49" E	29.40'
L42	N 26°51'52" E	247.87'
L43	N 36°35'10" E	48.69'
L44	N 33°44'57" E	18.77'
L45	N 17°38'51" E	22.90'
L46	N 15°32'19" E	46.65'
L47	N 44°28'28" W	33.46'
L48	S 47°32'37" W	15.58'
L49	S 33°51'58" E	99.59'
L50	S 26°27'57" E	42.09'
L51	S 20°22'56" E	48.70'
L52	S 13°40'10" E	57.02'
L53	S 08°49'01" E	64.65'
L54	S 06°05'48" E	79.39'
L55	S 20°10'04" W	134.90'
L56	S 13°13'55" W	44.47'
L57	S 16°05'03" E	24.32'
L58	S 61°10'58" E	28.46'
L59	S 78°35'52" E	72.57'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	225.53'	112.71'	111.54'	N 08°47'12" E	28°38'04"
C2*	392.76'	394.34'	377.98'	N 05°06'11" W	57°31'34"
C3	611.80'	183.92'	183.23'	N 15°02'53" E	17°13'26"
C4	419.79'	274.36'	269.50'	N 25°09'33" E	37°26'48"
C5	2716.77'	494.10'	493.41'	N 38°52'15" E	10°25'13"
C6	418.44'	101.39'	101.14'	N 40°36'08" E	13°52'58"
C7	73.53'	24.08'	23.97'	N 56°55'28" E	18°45'43"
C8	49.63'	39.50'	38.46'	N 01°33'06" E	45°35'58"
C9	69.63'	53.40'	52.11'	S 01°40'35" W	43°56'39"
C10	73.53'	64.58'	62.52'	S 69°38'02" E	50°19'08"
C11	195.25'	200.46'	191.77'	S 15°03'45" E	58°49'27"
C12	335.00'	92.05'	91.76'	N 12°51'19" E	15°44'37"
C13	335.00'	191.62'	189.02'	N 40°35'59" E	32°46'25"
C14	181.26'	59.29'	59.03'	S 06°19'20" W	18°44'30"
C15	146.77'	92.84'	91.30'	S 16°23'23" W	36°14'34"
C16	126.82'	81.77'	80.36'	N 16°37'06" E	36°56'24"
C17	200.77'	65.98'	65.68'	N 06°33'48" E	18°49'44"
C18	175.25'	179.73'	171.95'	N 15°05'44" W	58°45'29"
C19	53.53'	82.20'	74.36'	N 88°27'56" W	87°58'55"
C20	398.44'	96.54'	96.31'	S 40°36'08" W	13°52'58"
C21	2736.77'	497.70'	497.01'	S 38°52'14" W	10°25'10"
C22	399.79'	261.25'	256.63'	S 25°09'25" W	37°26'30"
C23	631.80'	189.93'	189.22'	S 15°02'53" W	17°13'26"
C24	372.76'	374.25'	358.73'	S 05°06'11" E	57°31'34"
C25	245.53'	122.29'	121.03'	S 08°42'50" W	28°32'09"
C26	335.00'	20.38'	20.38'	S 22°28'12" W	3°29'10"

LINE AND CURVE TABLE FOR SURVEY OF ACCESS EASEMENT



SHEET 4 OF 4

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

NOT TO SCALE

JOB NO. 60101403

08-13-09

F.B.1363

DDW

PROJECT NAME: RIVER PLACE MUD

Lift Station No. 1 @ Pelican Point

METES AND BOUNDS DESCRIPTION
334 SQUARE FEET
H.E. & W.T.R.R. CO. SURVEY No. 199
ABSTRACT NO. 2300
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 334 square feet situated in the H.E. & W.T.R.R. Co. Survey No. 199, Abstract No. 2300, Travis County, Texas and being a portion of Lot 15, Block "C", of River Place Subdivision, Section 4, as recorded in Volume 85, Pages 4D – 5B of the Travis County Plat Records (T.C.P.R.). Said 334 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,111,456.69; E= 3,078,102.56) in the south line of a called 1751.865 acre tract of land conveyed to the City of Austin by deed recorded in Volume 11848, Page 1718 of the Official Public Records in Travis County, Texas (O.P.R.T.C.T.) and marking the northeast corner of said Lot 15, Block "C", and herein described tract, also being the most northerly corner of Lot 14, Block "C", and the northwest corner of Lot 10, Block "C" of River Place Subdivision, Section 4 as recorded in Volume 85, Pages 4D – 5B of the T.C.P.R., from which a 1/2-inch iron rod found marking an angle point in the north line of said Lot 15 bears North 85°19'25" West, a distance of 114.64 feet and from which the most easterly corner of aforementioned Lot 14 bears (calculated) bears South 39°05'42" East, a distance of 121.46 feet;

THENCE, South 46°01'07" West, a distance of 5.79 feet along the common boundary line of said Lots 14 & 15 to a 1/2-inch iron rod set marking the **POINT OF BEGINNING** (N= 10,111,452.67; E= 3,078,098.40) of the herein described tract;

THENCE, South 46°01'07" West, a distance of 24.96 feet along the southeasterly line of said Lot 15, same being the northwesterly line of said Lot 14, to a 1/2-inch iron rod set marking the most southerly corner of the herein described tract, and from which a 5/8-inch iron rod found marking the southeasterly corner of said Lot 15, same being the northwesterly corner of said Lot 14 bears South 46°01'07" West, a distance of 117.29 feet and being in the northeasterly right-of-way line of Pelican Point Drive;

THENCE, North 42°36'25" West, a distance of 12.11 feet, leaving said common boundary of Lots 14 & 15 to 1/2-inch iron rod set marking the most westerly corner of the herein described tract;

THENCE, North 32°27'06" East, a distance of 16.81 feet to 1/2-inch iron rod set marking northwest corner of the herein described tract and located in the northerly line of said Lot 15, from which a 5/8-inch iron rod found marking the aforementioned angle point in the north line of said Lot 15 bears North 85°19'25" West, a distance of 93.27 feet;

THENCE, South 85°19'25" East, a distance of 16.34 feet along the north line of said Lot 15, to 1/2-inch iron rod set marking northeast corner of the herein described tract and located in the northerly line of said Lot 15;

THENCE, South 10°55'20" East, a distance of 4.51 feet, leaving said north line of said Lot 15, to the **POINT OF BEGINNING** containing a computed area of 334 square feet of land, more or less.



Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

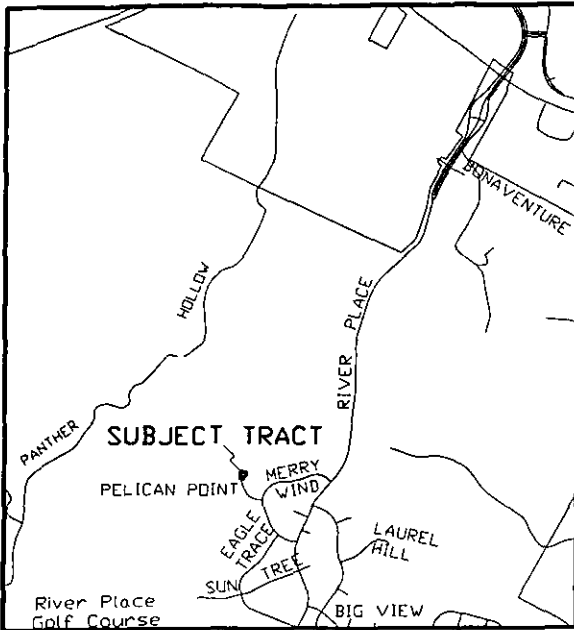
FIELD NOTES REVIEWED

By:  Date 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation

REFERENCES

TCAD R149177
AUSTIN GRID C-32

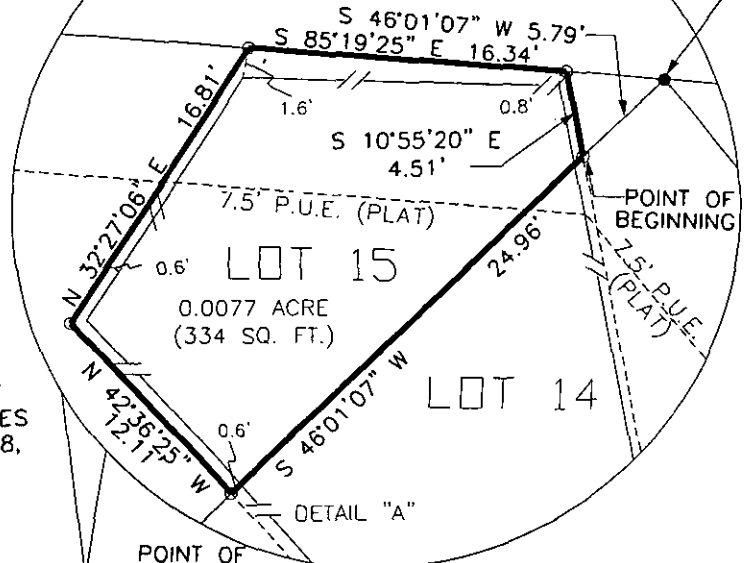


SKETCH TO ACCOMPANY LEGAL DESCRIPTION



C.O.A.
PORTION OF 1751.865 ACRES
VOLUME 11848, PAGE 1718,
O.P.R.T.C.T.

POINT OF
COMMENCING
N:10,111,456.69
E: 3,078,102.56



C.O.A.
PORTION OF
1751.865 ACRES
VOLUME 11848,
PAGE 1718,
O.P.R.T.C.T.

LOT 15

LOT 16

LOT 14

LOT 10

BLOCK "C"

LOT 13

PELICAN POINT

LEGEND

○ SET 1/2" IRON ROD W/PLASTIC CAP
STAMPED "SURVCON INC."

● FOUND 5/8" IRON ROD
WOOD FENCE

() DEED CALL

△ CALCULATED POINT



SHEET 1 OF 1

MAP OF
334 SQ. FT. OUT OF
LOT 15, RIVER PLACE, SECTION 4,
VOLUME 85, PAGE 4D-5B, P.R.T.C.T.,
CITY OF AUSTIN, TRAVIS COUNTY, TEXAS

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 50'

DATE: 08-05-09

DRAWN BY: DDW/BM

JOB NO. 60101403.01.01

F.B.-1363

PROJECT: COA - BOUNDARY

METES AND BOUNDS DESCRIPTION
299 SQUARE FEET
H.E. & W.T.R.R. CO. SURVEY No. 199
ABSTRACT NO. 2300
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 299 square feet situated in the H.E. & W.T.R.R. Co. Survey No. 199, Abstract No. 2300, Travis County, Texas and being a portion of Lot 14, Block "C", of River Place Subdivision, Section 4, as recorded in Volume 85, Pages 4D – 5B of the Travis County Plat Records (T.C.P.R.). Said 299 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,111,456.69; E= 3,078,102.56) in the south line of a called 1751.865 acre tract of land conveyed to the City of Austin by deed recorded in Volume 11848, Page 1718 of the Official Property Records in Travis County, Texas (O.P.R.T.C.T.) and marking the most northerly corner of said Lot 14, Block "C", also being the northeasterly corner of Lot 15, Block "C", River Place Subdivision, Section 4, and also being the northwest corner of Lot 10, Block "C" of River Place Subdivision, Section 4 as recorded in Volume 85, Pages 4D – 5B of the T.C.P.R., from which a 1/2-inch iron rod found marking an angle point in the north line of said Lot 15 bears North 85°19'25" West, a distance of 114.64 feet and from which the most easterly corner of aforementioned Lot 14 bears (calculated) bears South 39°05'42" East, a distance of 121.46 feet;

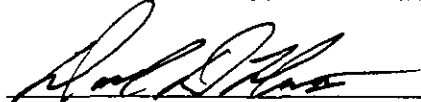
THENCE, South 46°01'07" West, a distance of 5.79 feet along the common boundary line of said Lots 14 & 15 to a 1/2-inch iron rod set marking the **POINT OF BEGINNING** (N= 10,111,452.67; E= 3,078,098.40) of the herein described tract;

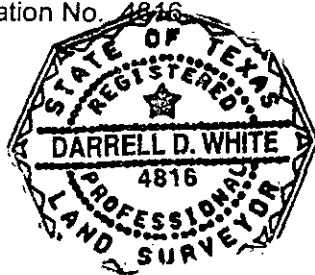
THENCE, South 10°55'20" East, a distance of 17.91 feet, leaving said common boundary line of said Lots 14 & 15 to a 1/2-inch iron rod set marking the most easterly corner of the herein described tract;

THENCE, South 48°19'12" West, a distance of 15.55 feet to a 1/2-inch iron rod set marking the most southerly corner of the herein described tract;

THENCE, North 42°36'25" West, a distance of 14.39 feet to a 1/2-inch iron rod set for corner and being located in the common boundary line of aforesaid Lots 14 and 15, from which a 5/8-inch iron rod found marking the southeasterly corner of said Lot 15, same being the northwesterly corner of said Lot 14 bears South 46°01'07" West, a distance of 117.29 feet and being in the northeasterly right-of-way line of Pelican Point Drive;

THENCE, North 46°01'07" East, a distance of 24.96 feet along the common boundary line of said Lots 14 & 15 to the **POINT OF BEGINNING** containing a computed area of 299 square feet of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

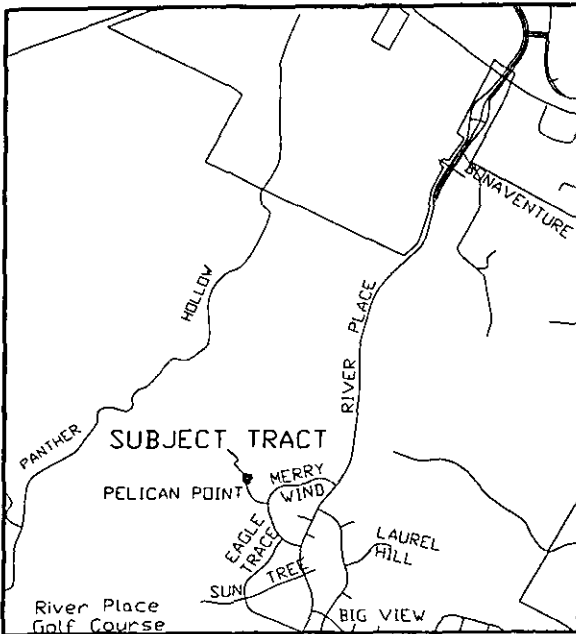
REFERENCES
TCAD R149176
AUSTIN GRID C-32

FIELD NOTES REVIEWED

By:  Date: 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION



POINT OF
BEGINNING
N:10,111,452.67
E: 3,078,098.40

(N 82°57'00" W 115.31')
N 85°19'25" W 114.64'

93.27'
7.5' P.U.E. (PLAT)

LOT 15

LOT 16

LOT 14

BLOCK "C"

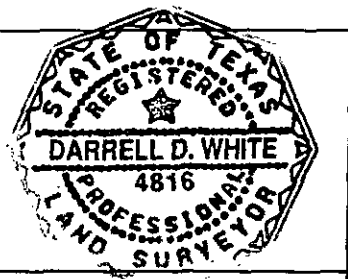
LOT 10

LOT 13

LEGEND

- SET 1/2" IRON ROD W/PLASTIC CAP
STAMPED "SURVCON INC."
- FOUND 5/8" IRON ROD
- WOOD FENCE
- () DEED CALL
- △ CALCULATED POINT

MAP OF
299 SQ. FT. OUT OF
LOT 14, RIVER PLACE, SECTION 4,
VOLUME 85, PAGE 40-5B, P.R.T.C.T.,
SHEET 1 OF 1 CITY OF AUSTIN, TRAVIS COUNTY, TEXAS



AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 50'

DATE: 08-05-09

DRAWN BY: DDW/BM

JOB NO. 60101403.01.01

F.B.-1303

PROJECT: COA - BOUNDARY

Lift Station No. 2 @ WWTP

METES AND BOUNDS DESCRIPTION
0.1486 ACRE (6,471 SQUARE FEET)
W.R. HOBBS SURVEY No. 456, ABSTRACT No. 375
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 0.1486 acre (6,471 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, Travis County, Texas, being out of Lot 3, Block "A", River Place Treatment Plant, as recorded in Volume 84, Page 188B – 188D in the Travis County Plat Records (T.C.P.R.). Said 0.1486 acre being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,103,218.17; E= 3,075,347.02) being an ell corner and located in the westerly boundary of Lot 127, River Place Section 15 as recorded in Volume 103, Pages 56 – 60 in the T.C.P.R., same being the easterly boundary line of said Lot 3, Block "A", River Place Treatment Plant, from which a computed corner of said Lot 3, Block "A" bears South 82°02'38" East, a distance of 225.00 feet;

THENCE, North 66°02'38" West, a distance of 50.00 feet to a calculated point located in the westerly boundary of said Lot 3, Block "A", same being the easterly boundary of Lot 1, Block "A", River Place Section 26 as recorded in Document No. 200200255 Official Public Records of Travis County, Texas (O.P.R.T.C.T.), from which a 1/2-inch iron rod found marking a common ell corner of said Lots 1 & 3 bears North 23°57'22" East, a distance of 98.00 feet;

THENCE, along the common boundary line of said Lot 3, Block "A" and Lot 1, Block "A", River Place Section 26 the following two (2) courses and distance:


1. South 23°57'22" West, a distance of 183.85 feet to a calculated point for corner;
2. South 06°05'30" East, a distance of 122.24 feet to a calculated point for corner, from which the most southwesterly corner of said Lot 3, Block "A", and ell corner of said Lot 1, Block "A", bears South 33°29'14" West, a distance of 157.26 feet;

THENCE, South 30°20'38" West, a distance of 66.35 feet to an existing Fence Post marking the **POINT OF BEGINNING** (N= 10,102,891.65; E= 3,075,206.13) of the herein described tract;

THENCE, along the existing fenceline the following five (5) courses and distances:

1. South 62°02'57" East, a distance of 44.33 feet to a Fence Post for corner;
2. South 09°15'22" East, a distance of 48.41 feet to a Fence Post for corner;
3. South 34°17'47" West, a distance of 57.84 feet to a Fence Post for corner;
4. North 56°21'31" West, a distance of 75.98 feet to a Fence Post for corner;

5. North 33°22'00" East, a distance of 88.90 feet to the **POINT OF BEGINNING** containing a computed area of 0.1486 acre (6,471 square feet) of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



REFERENCES

TCAD R522601
AUSTIN GRID C-31

Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By:  Date 08-25-2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL. 84, PAGES
188B-188-D
O.P.R.T.C.T.

LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE & PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

112,396 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

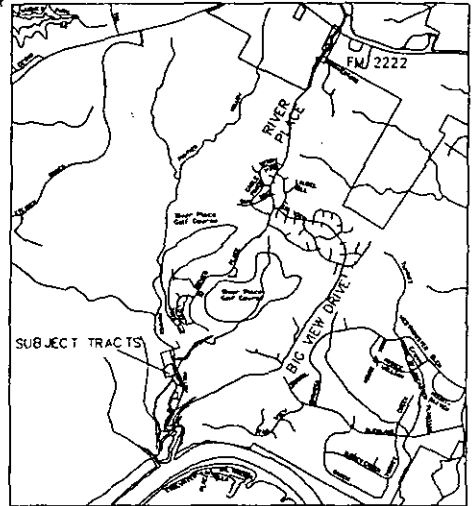
35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE & PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113



VICINITY MAP
NOT TO SCALE

INDEX MAP OF
SURVEYS

FOR FOUR TRACTS OF LAND:

BEING A 20.0' WIDE ACCESS EASEMENT.

BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES

BEING A WASTEWATER TREATMENT PLANT SITE

BEING: 35,409 SQ. FT.
OR 0.8129 ACRES

BEING LIFT STATION NUMBER TWO.

BEING: 6,471 SQ. FT.
OR 0.1486 ACRES

BEING A
WATER TREATMENT PLANT SITE

BEING: 112,396 SQ. FT.
OR 2.5803 ACRES



SHEET 1 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 400'

08-12-09

DDW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS.
VOLUME 8656, PAGE 73,
VOLUME 10656, PAGE 964,
VOLUME 13148, PAGE 562,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26.
VOLUME 7695, PAGE 719,
VOLUME 11889, PAGE 419,
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS.
VOLUME 8656, PAGE 73,
VOLUME 10656, PAGE 964,
VOLUME 13148, PAGE 562,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

112,396 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT,
VOL. 84, PAGES
188"B"-188"D"
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS.
VOLUME 8656, PAGE 73,
VOLUME 10656, PAGE 964,
VOLUME 13148, PAGE 562,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.

DRAINAGE EASEMENT
APPROXIMATE LOCATION AS
LOCATED FROM PLAT OF
RIVER PLACE SECTION 26

RIVER PLACE MUD
DOC. NO. 2003102979
O.P.R.T.C.T.

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26.
VOLUME 7695, PAGE 719,
VOLUME 11889, PAGE 419,
O.P.R.T.C.T.

MAP OF
SURVEY
FOR DETAILS ON KNOWN
EASEMENTS



SHEET 2 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

NOT TO SCALE

JOB NO. 60101403

08-13-09

F.B.1363

DDW

PROJECT NAME: RIVER PLACE MUD

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL.84, PAGES
188"B"-188-"D"
O.P.R.T.C.T.

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE & PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL.103, PAGES 56-60
O.P.R.T.C.T.

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL.84, PAGES
188"B"-188-"D"
O.P.R.T.C.T.

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE & PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL.103, PAGES 56-60
O.P.R.T.C.T.

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL.84, PAGES
188"B"-188-"D"
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

DETAIL 1" = 50.0"

LEGEND

- 2" STEEL FENCE POST
- FOUND 1/2" IRON ROD
- CHAINLINK FENCE
- △ CALCULATED POINT
- () DEED CALLS

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.



SHEET 3 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 100"

08-12-09

ODW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

Lift Station No. 3 @ Laurel Hill Cove

METES AND BOUNDS DESCRIPTION
612 SQUARE FEET
DAY LAND & CATTLE SURVEY No. 1
ABSTRACT NO. 2331
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 612 square feet situated in the Day Land & Cattle Survey No. 1, Abstract No. 2331, Travis County, Texas and being out of a called 30.494 acre tract described in Exhibit "K" conveyed to River Place Municipal Utility District by Special Warranty Deed dated March 8, 2002 as recorded in Document No. 2002057440 of the Official Records of Real Property in Travis County, Texas (O.P.R.T.C.T.). Said 612 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 5/8-inch iron rod found (N= 10,110,622.99; E= 3,079,885.45) being an interior corner of said 30.494 acre tract and marking the northeasterly corner of Lot 18, Block "D", River Place Section 2 as recorded in Volume 85, Page 4A in the Travis County Plat Records (T.C.P.R.), also being located in the southwesterly boundary line of Lot 38, Block "A", The Reserve at River Place Section 1, from which a 5/8-inch iron rod found marking the southeasterly corner of said Lot 18 bears South 27°30'25" West, a distance of 73.00 feet, and from which 5/8-inch iron rod found marking the southeasterly corner of said Lot 38 bears South 62°52'49" East, a distance of 2.47 feet;

THENCE, South 27°30'25" West, a distance of 61.83 feet along the northwesterly boundary line of said 30.494 acre tract, same being the southeasterly boundary of said Lot 18 to a 1/2-inch iron rod set for the **POINT OF BEGINNING** (N= 10,110,568.15; E= 3,079,856.89) marking the most northerly corner of the herein described tract, from which a 1/2-inch iron rod set marks the southeasterly corner of said Lot 18 and also being the northeast corner of Lot 19, Block "D", River Place Section 2 bears South 27°30'25" West, a distance of 11.17 feet;

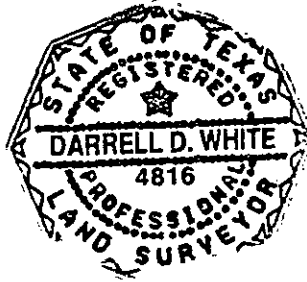
THENCE, South 61°10'52" East, a distance of 20.24 feet to a 1/2-inch iron rod set marking the northeasterly corner of the herein described tract;

THENCE, South 27°56'49" West, a distance of 30.13 feet to a 1/2-inch iron rod set marking the southeasterly corner of the herein described tract;

THENCE, North 62°46'00" West, a distance of 20.00 feet to a 1/2-inch iron rod set marking the southwesterly corner of the herein described tract and being located in the aforementioned northwesterly boundary line of said 30.494 acre tract, same being the southeasterly boundary line of Lot 19, Block "D", of said River Place Section 2, from which an angle point (calculated) in said common boundary line of said Lot 19 & 30.494 acre tract bears South 27°30'25" West, a distance of 94.86 feet (from this point a 5/8-inch iron rod found, bears North 21°23'06" West, a distance of 2.89 feet);

THENCE, North 27°30'25" East, along said northwesterly boundary line of said 30.494 acre tract, and southeasterly boundary of said Lot 19, passing at a distance of 19.52 feet to a 1/2-inch iron rod set marking the northeast corner of said Lot 19, same being the southeasterly corner of aforesaid Lot 18, in all a distance of 30.69 feet to the **POINT OF BEGINNING** containing a computed area of 612 square feet of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

REFERENCES

TCAD R522658
AUSTIN GRID D-32

FIELD NOTES REVIEWED

By:  Date 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

BLOCK "A"

LOT 38

THE RESERVE AT RIVER PLACE SECTION 1
DOCUMENT NUMBER: 200000108
O.P.R.T.C.T.

LOT 39

LOT 18
BLOCK "D"

POINT OF
BEGINNING
N: 10,110,568.15
E: 3,079,856.89

POINT OF
COMMENCING
N: 10,110,622.99
E: 3,079,885.45

LOT 19

LOT 20

LOT 20

RIVER PLACE SECTION 2
VOLUME B5, 3D-4A
P.R.T.C.T.

CALLLED 30.494 ACRE TRACT
RIVER PLACE MUNICIPAL UTILITY DISTRICT
DOCUMENT NO. 2002057440
R.P.R.T.C.T.

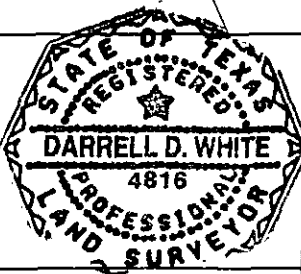
LEGEND

- SET 1/2" IRON ROD W/PLASTIC CAP
STAMPED "SURVCON INC."
- FOUND 5/8" IRON ROD
- () DEED CALL
- △ CALCULATED POINT

SHEET 1 OF 1

MAP OF

612 SQ. FT. OUT OF
THE REMAINDER OF A CALLED
1441.33 ACRE TRACT,
FIRST RIVER PLACE RESERVE, LTD
VOLUME 11379, PAGE 379, O.P.R.T.C.T.,
CITY OF AUSTIN, TRAVIS COUNTY, TEXAS



AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 50'

DATE: 08-07-09

DRAWN BY: DDW/BM

JOB NO. 60101403.01.01

F.B. - 1363

PROJECT: COA- BOUNDARY

Lift Station No. 4 @ Big View Drive

METES AND BOUNDS DESCRIPTION
1001 SQUARE FEET
CHARLES CLARK SURVEY, No. 612
ABSTRACT NO. 193
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 1,001 square feet situated in the Charles Clark Survey No. 612, Abstract No. 193, Travis County, Texas and being out of Lot 1, Block "D", River Place Section 13 as recorded in Volume 101, Pages 235 -238 in the Travis County Plat Records (T.C.P.R.); Said 1001 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 5/8-inch iron rod found (N= 10107348.45; E= 3080925.10) marking the southeasterly corner of Lot 5, Block "D", River Place Section 7B as recorded in Volume 93, Pages 29-32 in the T.C.P.R., also being located in the southeasterly boundary line of said Lot 1, Block D, Section 13, also being in the northwesterly right-of-way line of Big View Drive (70' R.O.W.);

THENCE, South 30°19'00" West, a distance of 80.52 feet along the northwesterly right-of-way line of Big View Drive, same being the southeasterly boundary line of said Lot 1, Block D, Section 13 to a calculated point marking the beginning of a tangent curve to the left;

THENCE, along the arc of said curve and northwesterly right-of-way line of Big View Drive and southeasterly boundary line of said Lot 1, Block D, Section 13, to the left having an Arc distance of 130.34 feet, a Radius of 735.00 feet, a Delta Angle of 10°09'38" and a Chord Bearing and Distance of South 24°34'51" West, 130.17 feet to a 1/2-inch iron rod found;

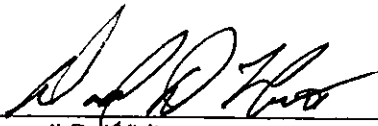
THENCE, South 19°32'01" West, a distance of 99.75 feet, continuing along said northwesterly right-of-way line of Big View Drive and southeasterly boundary line of said Lot 1, Block D, Section 13 to a 1/2-inch iron rod set for the **POINT OF BEGINNING** (N= 10,107,066.20; E= 3,080,796.83) and marking the northeasterly corner of the herein described tract;

THENCE, South 19°32'01" West, a distance of 27.32 feet, continuing along said northwesterly right-of-way line of Big View Drive and southeasterly boundary line of said Lot 1, Block D, Section 13 to a 1/2-inch iron rod set marking the southeasterly corner of the herein described tract, from which a 5/8-inch iron rod found bears South 19°32'01" West, a distance of 190.27 feet to a point of curvature on said northwesterly right-of-way line of Big View Drive;

THENCE, North 68°57'04" West, a distance of 36.16 feet, leaving said northwesterly right-of-way line of Big View Drive to a 1/2-inch iron rod set marking the southwesterly corner of the herein described tract;

THENCE, North 19°52'18" East, a distance of 28.20 feet to a 1/2-inch iron rod set marking the northwesterly corner of the herein described tract;

THENCE, South 67°33'26" East, a distance of 36.02 feet to the **POINT OF BEGINNING** containing a computed area of 1,001 square feet of land, more or less.




Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

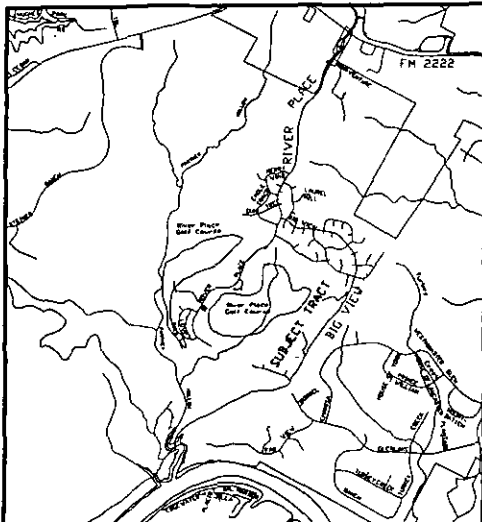
FIELD NOTES REVIEWED

By:  Date 08.26.2009

Engineering Support Section
Department of Public Works
and Transportation

REFERENCES

TCAD R456613
AUSTIN GRID D-31



LOT 6 BLOCK "D" LOT 5

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

SCALE 1" = 60.0'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	735.00'	130.34'	130.17'	S 24°34'51" W	10°09'38"

POINT OF
COMMENCING
N: 10,107,348.45
E: 3,080,925.10

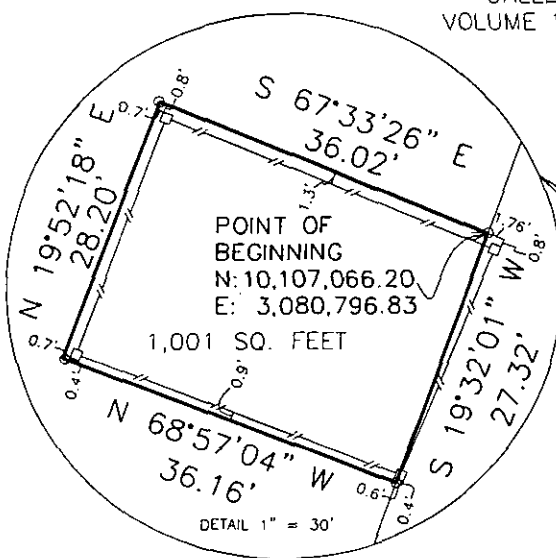
RIVER PLACE SECTION 7B
BLOCK "D"
VOLUME 93, PAGES 29-32
T.C.P.R.

LOT 11

LOT 12

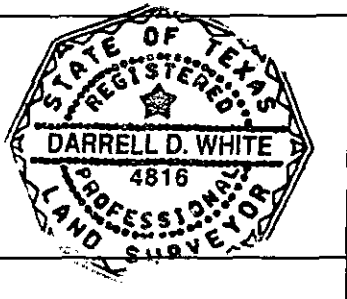
LOT 13

RIVER PLACE SECTION 13
LOT 1, BLOCK "D"
CALLED 31.648 ACRES
VOLUME 101, PAGES 235-238
T.C.P.R.



LEGEND

- SET COTTON SPINDLE
- FOUND 1/2" IRON ROD
- WOOD FENCE
- () DEED CALL
- △ CALCULATED POINT
- ★ MAG NAIL FOUND



BIG VIEW DRIVE

RIVER PLACE SECTION 11
LOT 1, BLOCK "B"
CALLED 31.648 ACRES
VOLUME 98, PAGES 314-318
T.C.P.R.

MAP OF
SURVEY

FOR (1,001 SQ. FT.) OF LAND OUT OF
LOT 1, BLOCK "D" RIVER PLACE SECTION
13, RECORDED IN VOLUME 101, PAGES
235-238, T.C.P.R. AND BEING A
PORTION OF THE DAY LAND AND
CATTLE SURVEY NUMBER 1, A-2331
TRAVIS COUNTY, TEXAS

SHEET 1 OF 1

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 60'

DATE: 8-07-09

DRAWN BY: DDW

JOB NO. 601010403

FIELD BOOK: 1363

PROJECT: RIVER PLACE MUD

Lift Station No. 5 @ China Garden Drive

METES AND BOUNDS DESCRIPTION
609 SQUARE FEET
DAY LAND AND CATTLE SURVEY No. 1
ABSTRACT NO. 2331
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 609 square feet situated in the Day Land & Cattle Survey No. 1, Abstract No. 2331, Travis County, Texas and being out of Lot 40, Block "A", River Place Section 8 as recorded in Volume 96, Pages 206-208 in the Travis County Plat Records (T.C.P.R.); Said 609 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 60-D nail found (N= 10,108,906.04; E= 3,082,450.28) marking the northeasterly corner of said Lot 40 Block "A", River Place Section 8, also being in the northwesterly boundary line of a called 101.58 acre tract conveyed to the K&W Webb Family Partnership, Ltd. as recorded under Document No. 2002081962 in the Official Public Records in Travis County, Texas (O.P.R.T.C.T.), and being an ell corner of a tract of land conveyed to the First River Place Reserve, Ltd as recorded in Volume 11379, Page 379 of the O.P.R.T.C.T., and from which a 1/2-inch iron rod found marking the northerly corner of said Lot 40 and being an ell corner of said First River Place Reserve, Ltd bears North 55°54'19" West, a distance of 70.22 feet and a 1/2-inch iron rod found in the southeasterly boundary line of said Lot 40, same being the northwesterly boundary of said 101.58 acres bears South 34°03'00" West, a distance of 116.81 feet and from this point continuing along said common boundary line South 34°20'01" West, a distance of 85.21 feet to a 1/2-inch iron rod found marking the most southeasterly corner of said Lot 40, same being the northeasterly corner of Lot 42, Block "A", River Place Section 8;


THENCE, South 80°01'35" West, a distance of 158.80 feet to a "cotton spindle" set marking the **POINT OF BEGINNING** (N= 10,108,878.54; E= 3,082,293.88) and most easterly corner of the herein described tract and from which a 1/2-inch iron rod found marking the aforementioned most southeasterly corner of said Lot 40 and northeasterly corner of Lot 42, bears South 17°05'23" East, a distance of 146.10 feet;

THENCE, South 34°39'23" West, a distance of 33.46 feet to a "cotton spindle" set marking the most southerly corner of the herein described tract;

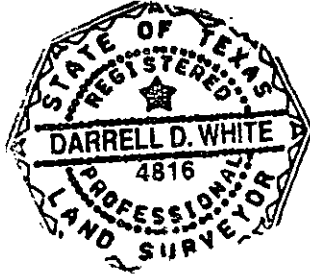
THENCE, North 53°02'04" West, a distance of 18.26 feet to a "cotton spindle" set marking the most westerly corner of the herein described tract;

THENCE, North 34°34'15" East, a distance of 33.27 feet to a "cotton spindle" set marking the most northerly corner of the herein described tract;

THENCE, South 53°37'50" East, a distance of 18.30 feet to the **POINT OF BEGINNING** containing a computed area of 609 square feet of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816

Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009



REFERENCES

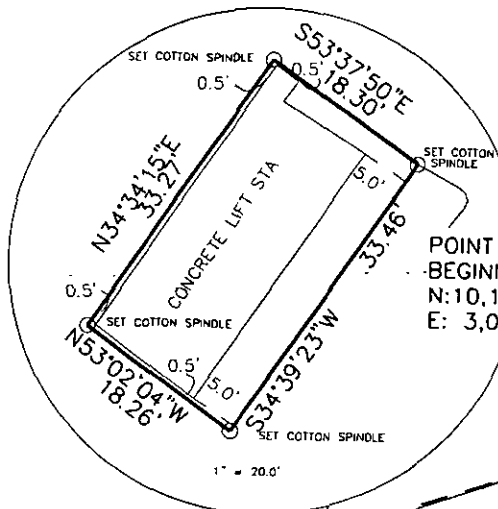
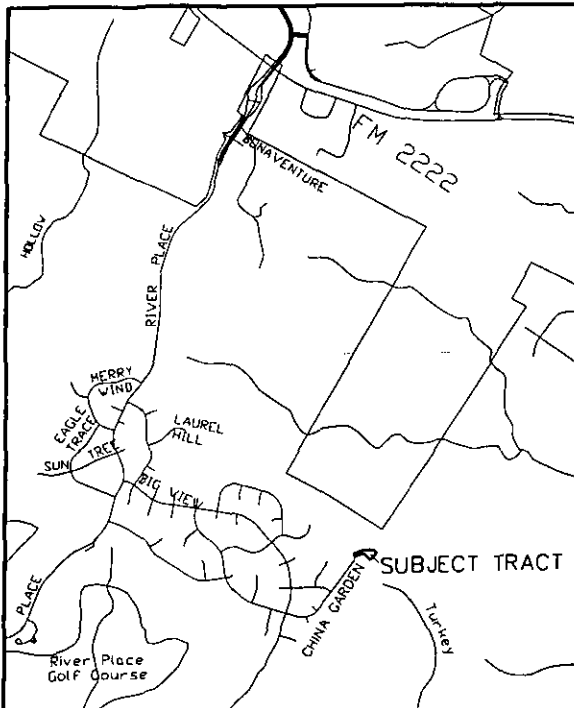
TCAD R423883
AUSTIN GRID D-31

FIELD NOTES REVIEWED

By:  Date 08.25.2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION



FIRST RIVER PLACE
RESERVE, LTD.,
VOL. 11379, PG 379
O.P.R.T.C.

POINT OF
BEGINNING
N:10,108,878.54
E: 3,082,293.88



RIVER PLACE
SECTION 8
VOL. 96, PG 206-208
T.C.P.R.

LOT 39

LOT 41
BLOCK "A"

LOT 42

CHINA GARDEN DRIVE

LOT 40
DRAINAGE, WATER
QUALITY AND PUBLIC
UTILITY EASEMENT
(0.667) ACRES

158.80'

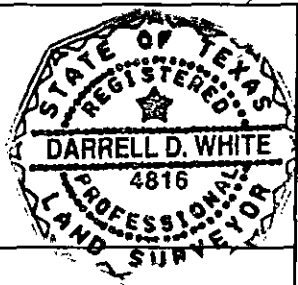
POINT OF
BEGINNING
S80°01'35"W

POINT OF
COMMENCING
N:10,108,906.04
E: 3,082,450.28
FOUND 60"D" NAIL

K & W WEBB
FAMILY PARTNERSHIP LTD.
TR2002081962
(101.58 ACRES)
O.P.R.T.C.T.

LEGEND

- SET COTTON SPINDLE
- FOUND 1/2" IRON ROD
- WOOD FENCE
- () DEED CALL
- △ CALCULATED POINT



SHEET 1 OF 1

MAP OF
SURVEY

FOR 609 SQUARE FEET OF LAND IN THE DAY LAND AND
CATTLE SURVEY NUMBER 1, ABSTRACT NUMBER 2331 AND
BEING A PORTION OF LOT 40, BLOCK "A", RIVER PLACE
SECTION 8, RECORDED IN VOLUME 96, PAGES 206 THOUGH
208 PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 50'

DATE: 08-10-09

DRAWN BY: DDW

JOB NO. 60101403

F.B.1363

PROJECT: RIVER PLACE MUD

Lift Station No. 6 @ Scull Creek

METES AND BOUNDS DESCRIPTION
1003 SQUARE FEET
DAY LAND AND CATTLE SURVEY No. 1
ABSTRACT NO. 2331
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 1,003 square feet situated in the Day Land & Cattle Survey No. 1, Abstract No. 2331, Travis County, Texas and being a portion of a 0.55 acre tract conveyed to River Place Municipal Utility District by Special Warranty Deed dated September 24, 1998, of record in Volume 13389, Page 3614 of the Real Property Records of Travis County, Texas (R.P.R.T.C.T.) and being a portion of Lot 30, Block "A", River Place Section 7 as recorded in Volume 92, Page 124 in the Travis County Plat Records (T.C.P.R.). Said 1,003 square feet being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a Mag-Nail found (N= 10,109,928.73; E= 3,080,418.72) marking the an ell corner of said 0.55 acre tract and being the northwesterly corner of Lot 31, Block "A", said River Place Section 7, from which a 1/2-inch iron rod found marking the northeasterly corner of said Lot 31 and being the northwesterly corner of Lot 32, Block "A", said River Place Section 7A bears South 75°21'29" East, a distance of 61.91 feet; a 1/2-inch iron rod found marking the northeast corner of said Lot 32 bears South 75°21'29" East, a distance of 171.91 feet; the computed southwesterly corner of said Lot 31, and ell corner of the 0.55 acre which is located on the northern right-of-way line of Scull Creek Drive (50' wide) bears South 10°15'39" West, a distance of 115.99 feet;

THENCE, North 33°54'04" West, a distance of 27.43 feet to a "cotton spindle" set marking the **POINT OF BEGINNING** (N= 10,109,951.50; E= 3,080,403.42) and most southwesterly corner of the herein described tract;

THENCE, South 62°44'57" East, a distance of 7.09 feet to a "cotton spindle" set;

THENCE, South 72°59'12" East, a distance of 6.93 feet to a "cotton spindle" set;

THENCE, South 80°46'55" East, a distance of 35.02 feet to a "cotton spindle" set;

THENCE, North 10°39'31" East, a distance of 7.08 feet to an existing Fence Corner;

THENCE, North 07°33'56" West, a distance of 15.66 feet to an existing Fence Corner;

THENCE, North 77°49'29" West, a distance of 37.45 feet to an existing Fence Corner;

THENCE, South 27°28'19" West, a distance of 21.97 feet to the **POINT OF BEGINNING** containing a computed area of 1,003 square feet of land, more or less.



Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By:  Date 08.25.2009

REFERENCES

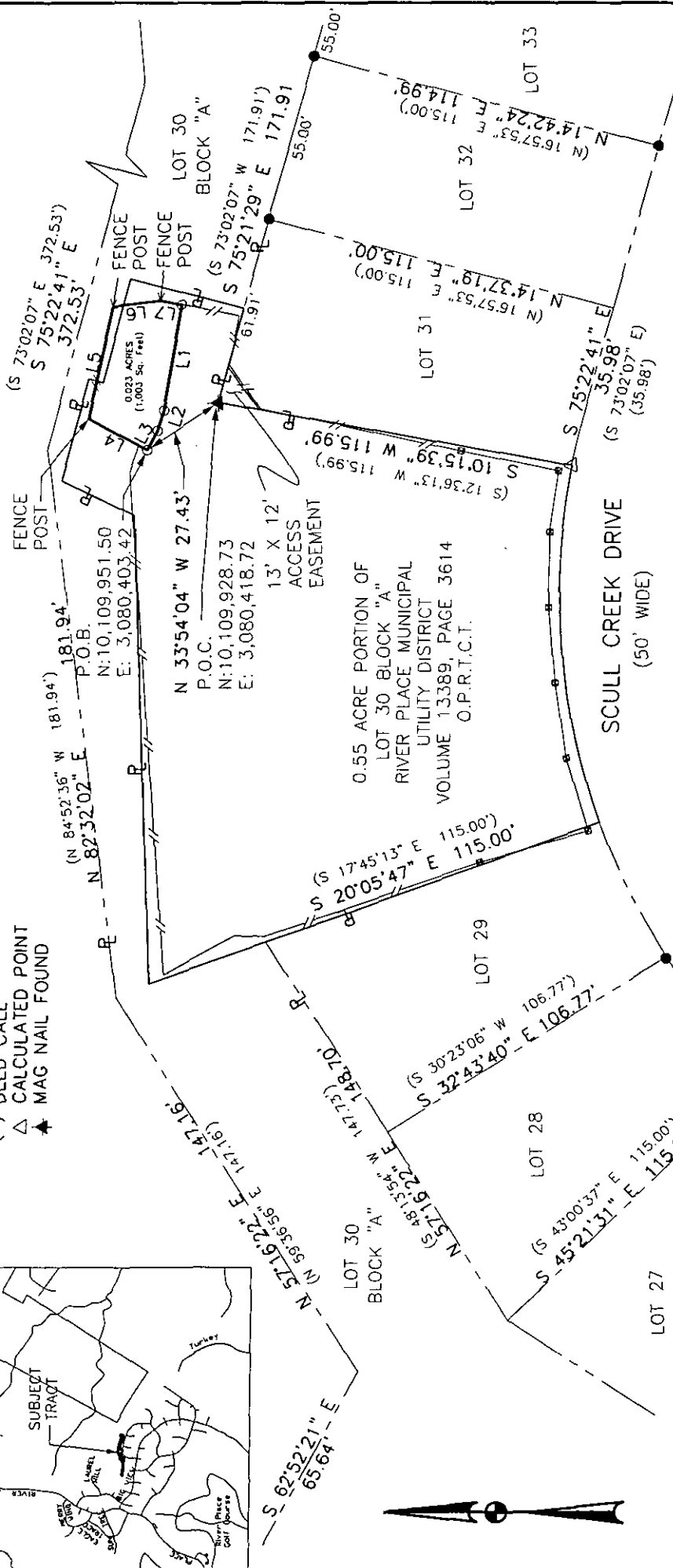
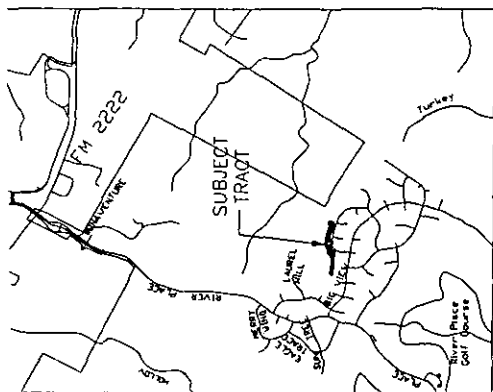
TCAD R457097
AUSTIN GRID D-31

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGEND

- SET COTTON SPINDLE
- FOUND 1/2" IRON ROD
- WOOD FENCE
- () DEED CALL
- △ CALCULATED POINT
- ★ MAG NAIL FOUND



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 80°46'55" W	35.02'
L2	N 72°59'12" W	6.93'
L3	N 62°44'57" W	7.09'
L4	N 27°28'19" E	21.97'
L5	S 77°49'29" E	37.45'
L6	S 07°33'56" E	15.66'
L7	S 10°39'31" W	7.08'

MAP OF
SURVEY
FOR 1,003 SQ. FT. OF LAND OUT OF
A 0.55 ACRE PORTION OF LOT 30
BLOCK "A", RIVERPLACE SECTION 7A,
VOLUME 92, PAGE 124, P.R.T.C.T.,
VOLUME 13389, PAGE 3614,
O.P.R.T.C.T.

CITY OF AUSTIN,
TRAVIS COUNTY, TEXAS

SHEET 1 OF 1

AECOM USA GROUP, INC.
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SCALE: 1" = 50'

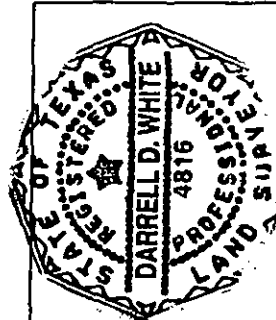
DATE: 08-10-09

DRAWN BY: BM

JOB NO. 60101403.01.01

F.B. - 1363

PROJECT: COA - BOUNDARY



Holding Pond

EXHIBIT

(River Place Holding Pond - Annexation)
Lot 2, Block "A", River Place Water Storage Site
River Place M.U.D.
Lot 2, Greenbelt, River Place Section 9
First River Place Reserve, Ltd

METES AND BOUNDS DESCRIPTION
7.4619 ACRES (325,043 SQUARE FEET)
E.R. McLEAN SURVEY No. 200
ABSTRACT NO. 2359
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 7.4619 acres (325,043 square feet) situated in the E.R. McLean Survey No. 200, Abstract No. 2359, Travis County, Texas, being a portion of Lot 2, Block "A", River Place Water Storage Site as recorded in Volume 84, Page 189C – 190A in the Travis County Plat Records (T.C.P.R.), and being a portion of Lot 2, Greenbelt, River Place Section 9 as recorded in Volume 85, Page 96B – 97B in the T.C.P.R.; Said 7.4619 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,108,600.72; E= 3,075,489.50) marking the most southern corner of said Lot 2, Greenbelt, River Place Section 9 and being an ell corner of said Lot 2, Block "A", River Place Water Storage Site, from which continue the following five (5) courses and distances to a 1/2-inch iron rod found marking and interior ell corner of said Lot 2, Greenbelt, River Place Section 9 and also being the most northeasterly corner of the existing d Water Storage Facility located within said Lot 2, Block "A", River Place Water Storage Site: 1) North 47°35'40" East, a distance of 163.00 feet; 2) North 86°21'26" East, a distance of 308.10 feet; 3) North 35°26'19" East, a distance of 279.53 feet; 4) North 24°52'14" West, a distance of 332.38 feet; 5) North 65°07'46" East, a distance of 300.01 feet;

THENCE, North 15°58'09" West, a distance of 225.36 feet to a an existing Fence Corner marking the **POINT OF BEGINNING** (N= 10,108,817.28; E= 3,075,427.42) of the herein described tract;

1. **THENCE**, North 24°54'54" West, passing at a distance of 14.94 feet the common boundary line of said Lot 2, Greenbelt, River Place Section 9 and Lot 2, Block "A", River Place Water Storage Site, in all a distance of 21.30 feet to an existing to an existing Fence Corner;
2. **THENCE**, North 15°03'28" West, a distance of 40.51 feet to an existing to an existing Fence Corner;
3. **THENCE**, North 13°59'07" West, a distance of 40.52 feet to an existing to an existing Fence Corner;
4. **THENCE**, North 10°36'33" West, a distance of 19.97 feet to an existing to an existing Fence Corner;
5. **THENCE**, North 06°57'16" West, a distance of 20.47 feet to an existing to an existing Fence Corner;
6. **THENCE**, North 04°37'46" West, a distance of 30.48 feet to an existing to an existing Fence Corner;
7. **THENCE**, North 00°28'03" West, a distance of 20.36 feet to an existing to an existing Fence Corner;
8. **THENCE**, North 05°14'41" East, a distance of 30.18 feet to an existing to an existing Fence Corner;
9. **THENCE**, North 05°47'12" East, a distance of 9.90 feet to an existing to an existing Fence Corner;
10. **THENCE**, North 09°07'29" East, a distance of 20.39 feet to an existing to an existing Fence Corner;
11. **THENCE**, North 12°57'26" East, a distance of 121.84 feet to an existing to an existing Fence Corner;

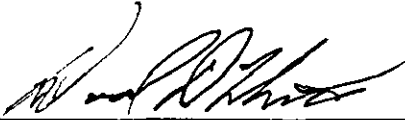
12. THENCE, North 06°24'24" East, a distance of 30.03 feet to an existing to an existing Fence Corner;
13. THENCE, North 02°03'48" East, a distance of 40.11 feet to an existing to an existing Fence Corner;
14. THENCE, North 11°13'29" West, passing at a distance of 27.04 feet the aforementioned common boundary line of said Lot 2, Greenbelt, River Place Section 9 and Lot 2, Block "A", River Place Water Storage Site, in all a distance of 40.38 feet to an existing to an existing Fence Corner;
15. THENCE, North 16°36'00" West, a distance of 30.54 feet to an existing to an existing Fence Corner;
16. THENCE, North 14°38'07" West, a distance of 70.15 feet to an existing to an existing Fence Corner;
17. THENCE, North 09°33'26" West, a distance of 20.23 feet to an existing to an existing Fence Corner;
18. THENCE, North 07°54'36" West, a distance of 50.56 feet to an existing to an existing Fence Corner;
19. THENCE, North 04°06'41" West, a distance of 30.45 feet to an existing to an existing Fence Corner;
20. THENCE, North 01°48'09" East, a distance of 9.92 feet to an existing to an existing Fence Corner;
21. THENCE, North 03°46'48" East, a distance of 39.88 feet to an existing to an existing Fence Corner;
22. THENCE, North 08°23'10" East, a distance of 10.42 feet to an existing to an existing Fence Corner;
23. THENCE, North 07°28'18" East, a distance of 20.12 feet to an existing to an existing Fence Corner;
24. THENCE, North 13°25'11" East, a distance of 30.08 feet to an existing to an existing Fence Corner;
25. THENCE, North 15°05'25" East, a distance of 10.60 feet to an existing to an existing Fence Corner;
26. THENCE, North 18°22'30" East, a distance of 40.48 feet to an existing to an existing Fence Corner;
27. THENCE, North 17°28'15" East, a distance of 10.00 feet to an existing to an existing Fence Corner;
28. THENCE, North 17°48'39" East, a distance of 20.35 feet to an existing to an existing Fence Corner;
29. THENCE, North 22°24'52" East, a distance of 20.44 feet to an existing to an existing Fence Corner;
30. THENCE, North 25°40'40" East, a distance of 10.21 feet to an existing to an existing Fence Corner;
31. THENCE, North 27°13'06" East, a distance of 30.13 feet to an existing to an existing Fence Corner;;
32. THENCE, North 32°16'59" East, a distance of 20.36 feet to an existing to an existing Fence Corner;
33. THENCE, North 38°13'46" East, a distance of 20.25 feet to an existing to an existing Fence Corner;
34. THENCE, North 41°34'04" East, a distance of 20.27 feet to an existing to an existing Fence Corner;
35. THENCE, North 44°44'41" East, a distance of 20.38 feet to an existing to an existing Fence Corner;
36. THENCE, North 51°05'25" East, a distance of 20.13 feet to an existing to an existing Fence Corner;
37. THENCE, North 56°10'13" East, a distance of 9.99 feet to an existing to an existing Fence Corner;
38. THENCE, North 62°42'37" East, a distance of 10.24 feet to an existing to an existing Fence Corner;

39. THENCE, North 62°36'38" East, a distance of 9.69 feet to an existing to an existing Fence Corner;
40. THENCE, North 67°53'21" East, a distance of 10.33 feet to an existing to an existing Fence Corner;
41. THENCE, North 72°14'13" East, a distance of 20.10 feet to an existing to an existing Fence Corner;
42. THENCE, North 77°33'19" East, a distance of 20.19 feet to an existing to an existing Fence Corner;
43. THENCE, North 84°25'33" East, a distance of 20.06 feet to an existing to an existing Fence Corner;
44. THENCE, South 89°44'19" East, a distance of 10.19 feet to an existing to an existing Fence Corner;
45. THENCE, South 83°37'26" East, a distance of 20.38 feet to an existing to an existing Fence Corner;
46. THENCE, South 79°30'32" East, a distance of 20.35 feet to an existing to an existing Fence Corner;
47. THENCE, South 78°41'44" East, a distance of 10.13 feet to an existing to an existing Fence Corner;
48. THENCE, South 70°39'24" East, a distance of 10.11 feet to an existing to an existing Fence Corner;
49. THENCE, South 64°57'10" East, a distance of 20.14 feet to an existing to an existing Fence Corner;
50. THENCE, South 55°33'24" East, a distance of 10.17 feet to an existing to an existing Fence Corner;
51. THENCE, South 47°35'39" East, a distance of 10.16 feet to an existing to an existing Fence Corner;
52. THENCE, South 43°00'13" East, a distance of 10.19 feet to an existing to an existing Fence Corner;
53. THENCE, South 31°49'02" East, a distance of 10.16 feet to an existing to an existing Fence Corner;
54. THENCE, South 22°39'00" East, a distance of 9.20 feet to an existing to an existing Fence Corner;
55. THENCE, South 12°17'46" East, a distance of 9.73 feet to an existing to an existing Fence Corner;
56. THENCE, South 02°03'55" East, a distance of 10.16 feet to an existing to an existing Fence Corner;
57. THENCE, South 04°24'43" West, a distance of 9.99 feet to an existing to an existing Fence Corner;
58. THENCE, South 11°40'13" West, a distance of 10.20 feet to an existing to an existing Fence Corner;
59. THENCE, South 15°32'03" West, a distance of 10.21 feet to an existing to an existing Fence Corner;
60. THENCE, South 21°06'31" West, a distance of 20.17 feet to an existing to an existing Fence Corner;
61. THENCE, South 25°42'34" West, a distance of 20.24 feet to an existing to an existing Fence Corner;
62. THENCE, South 27°06'55" West, a distance of 30.03 feet to an existing to an existing Fence Corner;
63. THENCE, South 16°49'36" West, a distance of 60.19 feet to an existing to an existing Fence Corner;
64. THENCE, South 13°04'29" West, a distance of 71.23 feet to an existing to an existing Fence Corner;
65. THENCE, South 07°56'35" West, a distance of 9.72 feet to an existing to an existing Fence Corner;
66. THENCE, South 01°33'58" West, a distance of 10.38 feet to an existing to an existing Fence Corner;

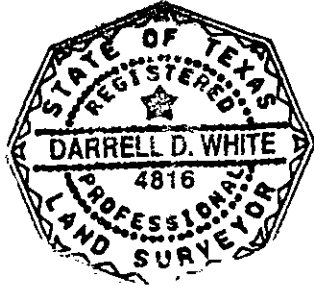
67. THENCE, South 04°45'26" East, a distance of 50.16 feet to an existing to an existing Fence Corner;
68. THENCE, South 08°46'11" East, a distance of 40.80 feet to an existing to an existing Fence Corner;
69. THENCE, South 10°11'25" East, a distance of 50.23 feet to an existing to an existing Fence Corner;
70. THENCE, South 13°21'34" East, a distance of 10.28 feet to an existing to an existing Fence Corner;
71. THENCE, South 17°15'03" East, a distance of 9.67 feet to an existing to an existing Fence Corner;
72. THENCE, South 21°41'41" East, a distance of 20.21 feet to an existing to an existing Fence Corner;
73. THENCE, South 28°16'55" East, a distance of 9.79 feet to an existing to an existing Fence Corner;
74. THENCE, South 30°40'01" East, a distance of 10.07 feet to an existing to an existing Fence Corner;
75. THENCE, South 34°23'51" East, a distance of 20.33 feet to an existing to an existing Fence Corner;
76. THENCE, South 35°32'13" East, a distance of 20.52 feet to an existing to an existing Fence Corner;
77. THENCE, South 29°11'19" East, a distance of 9.97 feet to an existing to an existing Fence Corner;
78. THENCE, South 25°22'14" East, a distance of 10.07 feet to an existing to an existing Fence Corner;
79. THENCE, South 14°18'58" East, a distance of 10.46 feet to an existing to an existing Fence Corner;
80. THENCE, South 04°53'14" East, a distance of 10.15 feet to an existing to an existing Fence Corner;
81. THENCE, South 01°24'41" East, a distance of 9.88 feet to an existing to an existing Fence Corner;
82. THENCE, South 07°54'29" West, a distance of 9.75 feet to an existing to an existing Fence Corner;
83. THENCE, South 15°14'53" West, a distance of 10.36 feet to an existing to an existing Fence Corner;
84. THENCE, South 17°51'02" West, a distance of 59.93 feet to an existing to an existing Fence Corner;
85. THENCE, South 17°51'30" West, a distance of 10.52 feet to an existing to an existing Fence Corner;
86. THENCE, South 15°13'19" West, a distance of 19.91 feet to an existing to an existing Fence Corner;
87. THENCE, South 12°29'55" West, a distance of 40.34 feet to an existing to an existing Fence Corner;
88. THENCE, South 08°15'32" West, a distance of 20.17 feet to an existing to an existing Fence Corner;
89. THENCE, South 02°39'09" West, a distance of 20.11 feet to an existing to an existing Fence Corner;
90. THENCE, South 01°37'22" East, a distance of 20.25 feet to an existing to an existing Fence Corner;
91. THENCE, South 06°04'39" East, a distance of 20.40 feet to an existing to an existing Fence Corner;
92. THENCE, South 11°23'56" East, a distance of 20.75 feet to an existing to an existing Fence Corner;
93. THENCE, South 15°33'34" East, a distance of 19.55 feet to an existing to an existing Fence Corner;
94. THENCE, South 19°24'36" East, a distance of 10.08 feet to an existing to an existing Fence Corner;

95. THENCE, South 21°14'48" East, a distance of 19.83 feet to an existing to an existing Fence Corner;
96. THENCE, South 23°22'23" East, a distance of 20.22 feet to an existing to an existing Fence Corner;
97. THENCE, South 24°48'26" East, a distance of 10.51 feet to an existing to an existing Fence Corner;
98. THENCE, South 26°50'41" East, a distance of 9.71 feet to an existing to an existing Fence Corner;
99. THENCE, South 29°02'06" East, a distance of 20.03 feet to an existing to an existing Fence Corner;
100. THENCE, South 29°04'19" East, a distance of 20.39 feet to an existing to an existing Fence Corner;
101. THENCE, South 26°12'00" East, a distance of 19.86 feet to an existing to an existing Fence Corner;
102. THENCE, South 19°32'13" East, a distance of 10.59 feet to an existing to an existing Fence Corner;
103. THENCE, South 17°27'03" East, a distance of 10.13 feet to an existing to an existing Fence Corner;
104. THENCE, South 15°40'20" East, a distance of 19.18 feet to an existing to an existing Fence Corner;
105. THENCE, South 06°10'51" East, a distance of 19.11 feet to an existing to an existing Fence Corner;
106. THENCE, South 17°52'08" West, a distance of 11.18 feet to an existing to an existing Fence Corner;
107. THENCE, South 28°58'36" West, a distance of 10.79 feet to an existing to an existing Fence Corner;
108. THENCE, South 42°23'30" West, a distance of 66.59 feet to an existing to an existing Fence Corner;
109. THENCE, South 68°24'38" West, a distance of 60.29 feet to an existing to an existing Fence Corner;
110. THENCE, South 75°49'01" West, passing at a distance of 2.96 feet the aforementioned common boundary line of said Lot 2, Greenbelt, River Place Section 9 and Lot 2, Block "A", River Place Water Storage Site, in all a distance of 20.08 feet to an existing to an existing Fence Corner;
111. THENCE, South 81°54'27" West, a distance of 29.92 feet to an existing to an existing Fence Corner;
112. THENCE, South 87°01'04" West, passing at a distance of 13.11 feet the aforementioned common boundary line of said Lot 2, Greenbelt, River Place Section 9 and Lot 2, Block "A", River Place Water Storage Site, in all a distance of 20.24 feet to an existing to an existing Fence Corner;
113. THENCE, North 84°10'38" West, a distance of 20.43 feet to an existing to an existing Fence Corner;
114. THENCE, North 78°27'15" West, a distance of 19.59 feet to an existing to an existing Fence Corner;
115. THENCE, North 69°43'18" West, a distance of 19.91 feet to an existing to an existing Fence Corner;
116. THENCE, North 62°01'03" West, a distance of 19.88 feet to an existing to an existing Fence Corner;
117. THENCE, North 58°22'03" West, a distance of 30.42 feet to an existing to an existing Fence Corner;
118. THENCE, North 53°47'38" West, a distance of 20.24 feet to an existing to an existing Fence Corner;
119. THENCE, North 48°53'43" West, a distance of 20.88 feet to an existing to an existing Fence Corner;
120. THENCE, North 41°48'55" West, a distance of 20.19 feet to an existing to an existing Fence Corner;

121. THENCE, North 34°55'58" West, a distance of 20.92 feet to an existing to an existing Fence Corner;
122. THENCE, North 31°19'38" West, a distance of 19.86 feet to the **POINT OF BEGINNING** containing a computed area of 7.4619 acres (325,043 square feet) of land, more or less.



Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816




Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

REFERENCES

TCAD R146282
AUSTIN GRID C-31

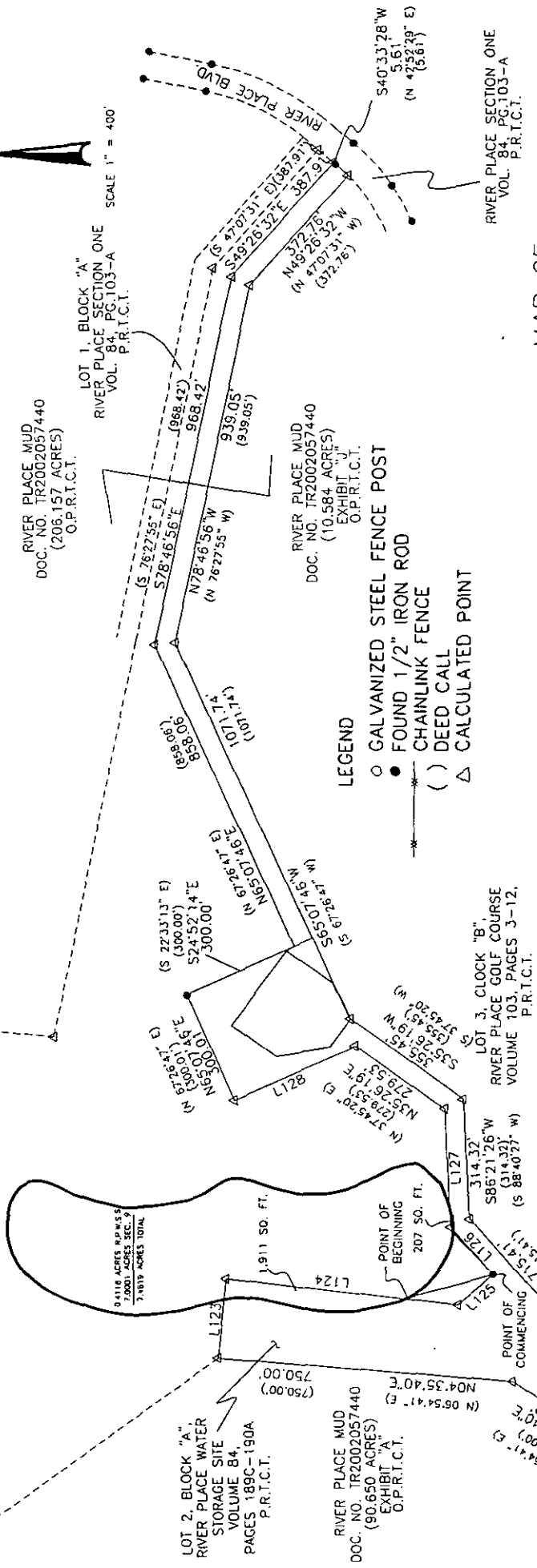
FIELD/NOTES REVIEWED

By:  Date 08.15.2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

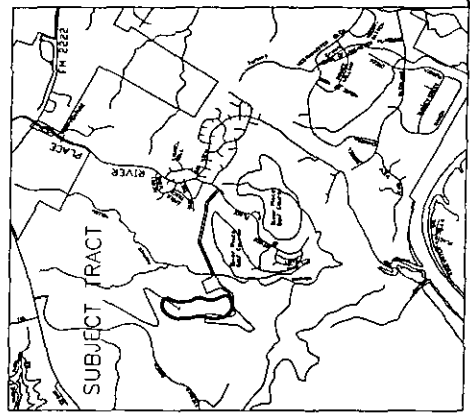
LOT 2
GREENBELT
(50.744 ACRES)
RIVER PLACE SECTION 9
VOL. 85, PAGES 96-B THROUGH 97-B
P.R.T.C.T.



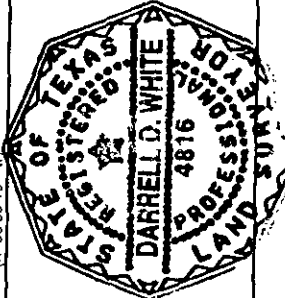
MAP OF SURVEY

FOR 7.4619 ACRES OR (325,043 SQUARE FEET) OF LAND OUT OF THE E.R. McLEAN SURVEY NUMBER 200, ABSTRACT NUMBER 2359, BEING A PORTION OF RIVER PLACE WATER STORAGE SITE, A PLAT AS RECORDED IN VOLUME 84, PAGES 189-C THROUGH 190-A, AND A PORTION OF LOT 2, GREEN BELT, SECTION 9, RIVER PLACE, SECTION 9, VOLUME 85, PAGES 96-B THROUGH 97-B, O.P.R.T.C.T.

SHEET 1 OF 3



L123	S85°24'20"E	210.00'
	(S 83°05'19" E)	(210.00')
L124	S06°38'25"W	591.66'
	(S 08°57'26" W)	(591.66')
L125	S42°24'20"E	119.82'
	(S 40°05'19" E)	(119.82')
L126	N47°35'40"E	163.00'
	(N 49°54'41" E)	(163.00')
L127	N86°21'26"E	308.10'
	(N 88°40'27" E)	(308.10')
L128	N24°52'14"W	332.38'
	(N 22°33'13" W)	(332.38')



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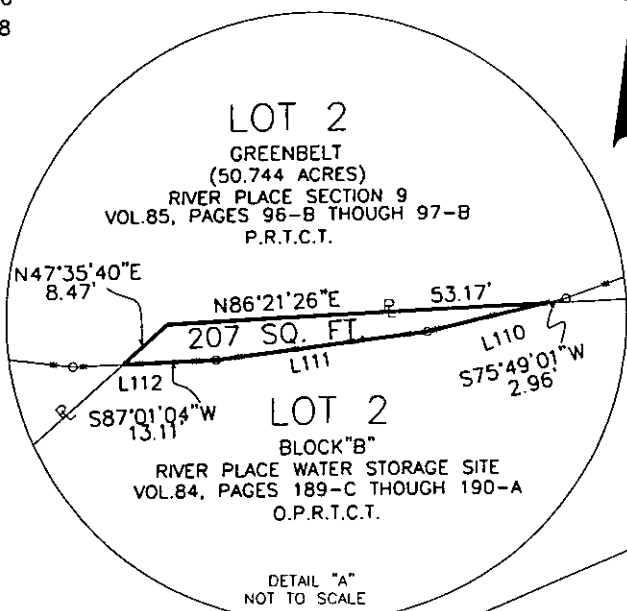
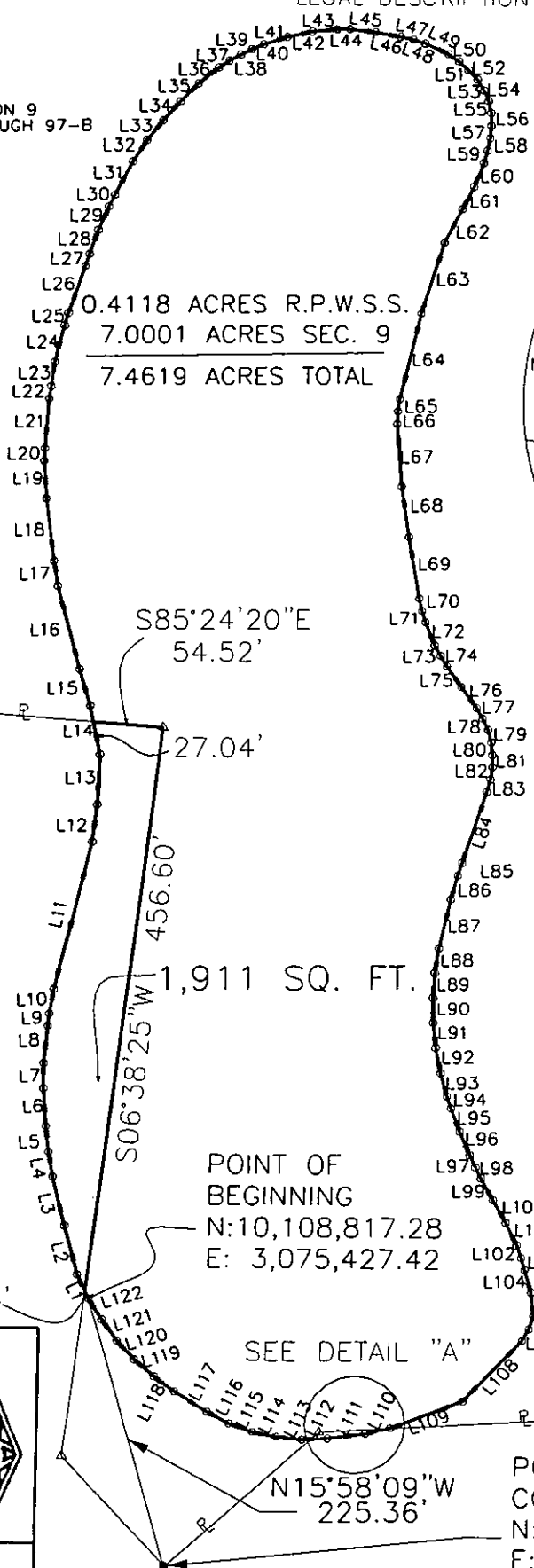
AECOM

SCALE: 1" = 400'	JOB NO. 60101403.01.01
DATE: 08-10-09	F.B. - 1363
DRAWN BY: BM	PROJECT: COA - BOUNDARY

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

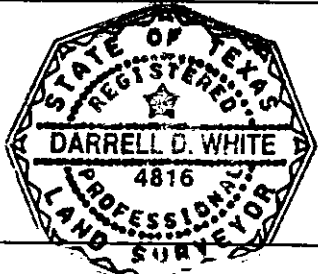
LOT 2
GREENBELT
(50.744 ACRES)
RIVER PLACE SECTION 9
VOL.85, PAGES 96-B THROUGH 97-B
P.R.T.C.T.

NOT TO SCALE



LOT 2
BLOCK "B"
RIVER PLACE WATER STORAGE SITE
VOL.84, PAGES 189-C THROUGH 190-A
O.P.R.T.C.T.

SHEET 2 OF 3



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SCALE: NOT TO SCALE

DATE: 08-10-09

DRAWN BY: DDW

JOB NO. 60101403

F.B.1363

PROJECT: RIVER PLACE MUD

LINE TABLE			LINE TABLE			LINE TABLE		
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	21.30	N 24°54'54" W	L60	20.17	S 21°06'31" W	L119	20.88	N 48°53'43" W
L2	40.51	N 15°03'28" W	L61	20.24	S 25°42'34" W	L120	20.19	N 41°48'55" W
L3	40.52	N 13°59'07" W	L62	30.03	S 27°06'55" W	L121	20.92	N 34°55'58" W
L4	19.97	N 10°36'33" W	L63	60.19	S 16°49'36" W	L122	19.86	N 31°19'38" W
L5	20.47	N 06°57'16" W	L64	71.23	S 13°04'29" W			
L6	30.48	N 04°37'46" W	L65	9.72	S 07°56'35" W			
L7	20.36	N 00°28'03" W	L66	10.38	S 01°33'58" W			
L8	30.18	N 05°14'41" E	L67	50.16	S 04°45'26" E			
L9	9.90	N 05°47'12" E	L68	40.80	S 08°46'11" E			
L10	20.39	N 09°07'29" E	L69	50.23	S 10°11'25" E			
L11	121.84	N 12°57'26" E	L70	10.28	S 13°21'34" E			
L12	30.03	N 06°24'24" E	L71	9.67	S 17°15'03" E			
L13	40.11	N 02°03'48" E	L72	20.21	S 21°41'41" E			
L14	40.38	N 11°13'29" W	L73	9.79	S 28°16'55" E			
L15	30.54	N 16°36'00" W	L74	10.07	S 30°40'01" E			
L16	70.15	N 14°38'07" W	L75	20.33	S 34°23'51" E			
L17	20.23	N 09°33'26" W	L76	20.52	S 35°32'13" E			
L18	50.56	N 07°54'36" W	L77	9.97	S 29°11'19" E			
L19	30.45	N 04°06'41" W	L78	10.07	S 25°22'14" E			
L20	9.92	N 01°48'09" E	L79	10.46	S 14°18'58" E			
L21	39.88	N 03°46'48" E	L80	10.15	S 04°53'14" E			
L22	10.42	N 08°23'10" E	L81	9.88	S 01°24'41" E			
L23	20.12	N 07°28'18" E	L82	9.75	S 07°54'29" W			
L24	30.08	N 13°25'11" E	L83	10.36	S 15°14'53" W			
L25	10.60	N 15°05'25" E	L84	59.93	S 17°51'02" W			
L26	40.48	N 18°22'30" E	L85	10.52	S 17°51'30" W			
L27	10.00	N 17°28'15" E	L86	19.91	S 15°13'19" W			
L28	20.35	N 17°48'39" E	L87	40.34	S 12°29'55" W			
L29	20.44	N 22°24'52" E	L88	20.17	S 08°15'32" W			
L30	10.21	N 25°40'40" E	L89	20.11	S 02°39'09" W			
L31	30.13	N 27°13'06" E	L90	20.25	S 01°37'22" E			
L32	20.36	N 32°16'59" E	L91	20.40	S 06°04'39" E			
L33	20.25	N 38°13'46" E	L92	20.75	S 11°23'56" E			
L34	20.27	N 41°34'04" E	L93	19.55	S 15°33'34" E			
L35	20.38	N 44°44'41" E	L94	10.08	S 19°24'36" E			
L36	20.13	N 51°05'25" E	L95	19.83	S 21°14'48" E			
L37	9.99	N 56°10'13" E	L96	20.22	S 23°22'23" E			
L38	10.24	N 62°42'37" E	L97	10.51	S 24°48'26" E			
L39	9.69	N 62°36'38" E	L98	9.71	S 26°50'41" E			
L40	10.33	N 67°53'21" E	L99	20.03	S 29°02'06" E			
L41	20.10	N 72°14'13" E	L100	20.39	S 29°04'19" E			
L42	20.19	N 77°33'19" E	L101	19.86	S 26°12'00" E			
L43	20.06	N 84°25'33" E	L102	10.59	S 19°32'13" E			
L44	10.19	S 89°44'19" E	L103	10.13	S 17°27'03" E			
L45	20.38	S 83°37'26" E	L104	19.18	S 15°40'20" E			
L46	20.35	S 79°30'32" E	L105	19.11	S 06°10'51" E			
L47	10.13	S 78°41'44" E	L106	11.18	S 17°52'08" W			
L48	10.11	S 70°39'24" E	L107	10.79	S 28°58'36" W			
L49	20.14	S 64°57'10" E	L108	66.59	S 42°23'30" W			
L50	10.17	S 55°33'24" E	L109	60.29	S 68°24'38" W			
L51	10.16	S 47°35'39" E	L110	20.08	S 75°49'01" W			
L52	10.19	S 43°00'13" E	L111	29.92	S 81°54'27" W			
L53	10.16	S 31°49'02" E	L112	20.24	S 87°01'04" W			
L54	9.20	S 22°39'00" E	L113	20.43	N 84°10'38" W			
L55	9.73	S 12°17'46" E	L114	19.59	N 78°27'15" W			
L56	10.16	S 02°03'55" E	L115	19.91	N 69°43'18" W			
L57	9.99	S 04°24'43" W	L116	19.88	N 62°01'03" W			
L58	10.20	S 11°40'13" W	L117	30.42	N 58°22'03" W			
L59	10.21	S 15°32'03" W	L118	20.24	N 53°47'38" W			



SHEET 3 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

SCALE: 1" = 50'

DATE: 08-10-09

DRAWN BY: DDW/BM

JOB NO. 60101403

F.B.1363

PROJECT: RIVER PLACE MUD

ATTACHMENT 7
EASEMENT CONVEYED TO CITY

ACCESS AND WATER/RECLAIMED WATER/WASTEWATER EASEMENT

THE STATE OF TEXAS)
)
COUNTY OF TRAVIS) **KNOW ALL BY THESE PRESENTS:**

THAT RIVER PLACE MUNICIPAL UTILITY DISTRICT, of Travis County Texas, "Grantor" whether one or more, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, to Grantor in hand paid by the CITY OF AUSTIN, TEXAS, the receipt and sufficiency of which is acknowledged and confessed and for which no lien, express or implied, is retained, hereby GRANTS, SELLS, and CONVEYS to the **CITY OF AUSTIN**, a municipal corporation, situated in the Counties of Travis, Hays, and Williamson, State of Texas, and whose address is P.O. Box 1088, Austin, Texas 78767-8839, ATTN: Director, Austin Water Utility and its successors and assigns ("Grantee") an easement for the purposes set forth below in, upon, over, and across the following described land:

That tract, piece, or parcel of land, situated in Travis County, Texas, described in **EXHIBIT 1** attached hereto and made a part hereof for all purposes ("Easement Tract").

TO HAVE AND TO HOLD the same perpetually to the City of Austin and its successors and assigns together with the right and privilege at all times to enter the Easement Tract, or any part thereof, for the purpose of ingress, egress, construction, ownership, operation, maintenance, repair, replacement, upgrade, decommissioning and removal of water, reclaimed water, and wastewater facilities and appurtenances and making connections therewith provided, however, that Grantor reserves the right to enter upon and use the Easement Tract but in no event shall Grantor (i) use the Easement Tract in any manner that materially interferes or is materially inconsistent with the rights granted hereunder, or (ii) erect or permit to be erected a building, structure or irrigation systems on any portion of the Easement Tract that would materially interfere or materially impair Grantee's use of the water, reclaimed water, and wastewater facilities and appurtenances located on the Easement Tract, except as otherwise agreed in writing by the parties. Grantee shall be obligated to restore the surface of the Easement Tract at Grantee's sole cost and expense, including the restoration of any sidewalks, driveways, or similar surface improvements located upon or adjacent to the Easement Tract which have been removed, relocated, or destroyed as a result of Grantee's use of the Easement granted herein provided, however, that Grantee shall not be obligated to restore or replace irrigation systems or other improvements installed after the date of this instrument in violation of the provisions of this Easement.

Grantor covenants and agrees to **WARRANT AND FOREVER DEFEND** title to the Easement granted to the Grantee and its successors and assigns against every person lawfully claiming or to claim the same or any part thereof, by, through or under Grantor, but not otherwise, subject to the matters set forth herein and further subject to all easements, right-of-way, and other instruments of public record as of the date of this instrument, but only to the extent the same pertain to the

Easement Tract and remain of force and effect. Grantor warrants and represents that are no actions, proceedings, judgments, bankruptcies, liens, or executions filed or pending against the Grantor that would affect the Easement.

IN WITNESS WHEREOF, Grantor has caused this instrument to be effective on October 1, 2014.

GRANTOR:

By: _____
Name: James Casey
Title: President

ACKNOWLEDGEMENT

THE STATE OF TEXAS)
)
COUNTY OF TRAVIS)

THIS INSTRUMENT was acknowledged before me on this ____ day of _____, 2009, by James Casey, in the capacity of President of River Place Municipal Utility District, a Texas district, on behalf of that district.

NOTARY PUBLIC, STATE OF TEXAS

PRINTED/TYPED NAME OF NOTARY


MY COMMISSION EXPIRES: _____

RETURN TO:

Sharon Smith
City of Austin Law Department
P.O. Box 1088
Austin, Texas 78767-1088

ACCEPTED AND AGREED:

CITY OF AUSTIN, TEXAS:

By: 
Rudy Garza, Assistant City Manager
City of Austin

Date: 9/3/09

Easement Tract and remain of force and effect. Grantor warrants and represents that are no actions, proceedings, judgments, bankruptcies, liens, or executions filed or pending against the Grantor that would affect the Easement.

IN WITNESS WHEREOF, Grantor has caused this instrument to be effective on October 1, 2014.

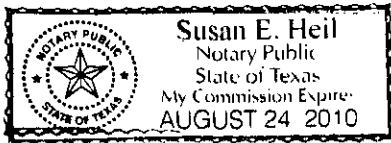
GRANTOR:

By: James J. Casey
Name: James Casey
Title: President

ACKNOWLEDGEMENT

THE STATE OF TEXAS)
)
COUNTY OF TRAVIS)

THIS INSTRUMENT was acknowledged before me on this 7th day of September, 2009, by James Casey, in the capacity of President of River Place Municipal Utility District, a Texas district, on behalf of that district.



Susan E. Heil
NOTARY PUBLIC, STATE OF TEXAS
SUSAN E. HEIL
PRINTED/TYPED NAME OF NOTARY

MY COMMISSION EXPIRES: 8-24-10

RETURN TO:

Sharon Smith
City of Austin Law Department
P.O. Box 1088
Austin, Texas 78767-1088

ACCEPTED AND AGREED:

CITY OF AUSTIN, TEXAS:

By: _____
Rudy Garza, Assistant City Manager
City of Austin

Date: _____

EASEMENT EXHIBIT 1
PROPERTY DESCRIPTION

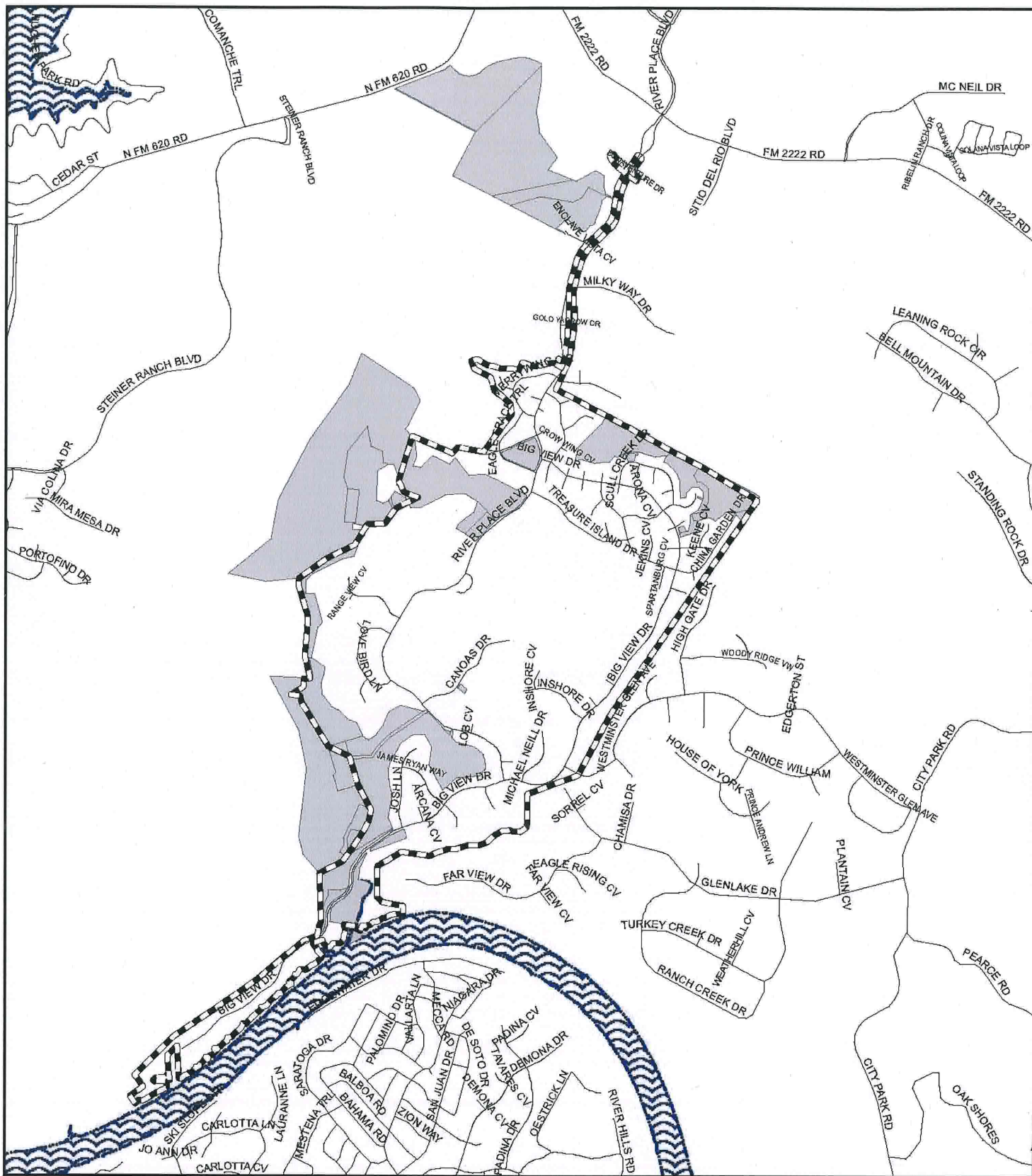


Exhibit 1 to Attachment 7 **Property Owned by River Place MUD**

0 1,000 2,000 4,000
 Feet

Legend

- Property Owned by River Place MUD
- River Place MUD Boundary
- Lake



City of Austin NPZD
 J. Chuter
 August 17, 2009

This map was produced by the City of Austin.
 No warranty is made by the City regarding its
 accuracy or completeness.
 Sources: Owner information from Travis Central
 Appraisal District; all other data by COA

Exhibit E
List of Amenities to be Maintained by Limited District

The District operates two parks: Sun Tree Park, located on River Place Boulevard and Sun Tree Drive; and Woodlands Park, located on Big View Drive across from the Boardwalk Pond. In addition the District operates a nature trail.

The District also is largely surrounded by and crisscrossed with natural wildness areas. The District includes approximately 329 acres of greenbelts, some improved and maintained with hiking trails and other amenities, and some simply in their natural state.

Sun Tree Park. This neighborhood facility, owned and maintained by the District, is located at River Place Boulevard and Sun Tree Drive. The Sun Tree Park is landscaped, especially in regard to seasonal plantings and hill country xeriscape.

Woodlands Park. The newest District park is Woodlands Park, which is designed as a peaceful place for walking or bicycling along gravel paths, picnicking, play time, and enjoying native plants and wildflowers throughout the park.

Nature Trail. The District maintains a nature trail that runs through the District. The trail follows the path of Panther Creek as it travels to Lake Austin. This nature trail is improved with trails, benches, steps, railings, and other amenities maintained by the District.

EXHIBIT F
ANNEXATION SERVICE PLAN

Exhibit F



CITY OF AUSTIN ANNEXATION SERVICE PLAN

Case Name: River Place MUD Area
Subject to the Strategic
Partnership Agreement

Case Number: C7a-17-001

Date: July 29, 2009

INTRODUCTION

This Service Plan ("Plan") is made by the City of Austin, Texas ("City") in accordance with a Strategic Partnership Agreement ("SPA") between the City of Austin and River Place Municipal Utility District ("MUD"), pursuant to Texas Local Government Code Section 43.0751. This Plan relates to the annexation to the City of land ("annexation area") known as the River Place MUD Area. The River Place MUD was created in 1985 and consists of approximately 1,040 acres located in Travis County, Texas. This annexation area is located on River Place Boulevard and Big View Drive approximately one mile south of FM 2222. This area is currently located in the city's limited purpose jurisdiction and is adjacent to the City's full purpose jurisdiction along the north, west, and south sides and along portions of the eastern side.

The predominant land uses in the annexation area are greenbelt, single-family residential, and golf course in addition to a clubhouse, a park, water and wastewater treatment facilities, and undeveloped land. The annexation area is described by metes and bounds in Exhibit C of the SPA, of which this Plan is a part. The annexation area is also shown on the map in Exhibit C.

EFFECTIVE TERM

This Plan shall be in effect for a ten-year period commencing on the effective date of the annexation, unless otherwise stated in this Plan. Renewal of the Plan shall be at the option of the City. Such option may be exercised by the adoption of an ordinance by the City Council, which refers to this Plan and specifically renews this Plan for a stated period of time.

INTENT

It is the intent of the City of Austin that services under this Plan shall provide full municipal services as required and defined by the Texas Local Government Code.

The City reserves the right guaranteed to it by the Texas Local Government Code to amend this Plan if the City Council determines that changed conditions, subsequent occurrence or any other legally sufficient circumstances exist under the Local Government Code, or other Texas laws, to make this Plan unworkable, obsolete or unlawful.

SERVICE COMPONENTS

In General. This Plan includes three service components: (1) the Early Action Program, (2) Additional Services, and (3) a Capital Improvement Program.

As used in this Plan, providing services includes having services provided by any method or means by which the City extends municipal services to other parts of the City with topography, land use, and population density similar to this area. This may include causing or allowing private utilities, governmental entities and other public service organizations to provide such services by contract, in whole or in part. It may also include separate agreements with associations or similar entities.

1. EARLY ACTION PROGRAM

The following services will be provided in the annexation area commencing on the effective date of the annexation, unless otherwise noted.

- a. Police Protection. The Austin Police Department (“APD”) will provide protection and law enforcement services in the annexation area. These services include:
 - normal patrols and responses;
 - handling of complaints and incident reports;
 - special units, such as, traffic enforcement, criminal investigations, narcotics, gang suppression, and special weapons and tactics team.
- b. Fire Protection. The Austin Fire Department (“AFD”) will provide emergency and fire prevention services in the annexation area. These services include:
 - Fire suppression and rescue;
 - Emergency medical services first response for Austin Emergency Medical Services Department on life threatening medical emergencies;
 - Hazardous materials mitigation and regulation;
 - Emergency prevention and public education efforts;
 - Dive rescue;
 - Technical rescue;
 - Aircraft/rescue/ firefighting;
 - Construction plan review;
 - Inspections;
 - Rescue/hazardous materials unit.

AFD serves as the first responder on life threatening emergencies for Austin EMS. All AFD personnel are certified at an Emergency Medical Technician (“EMT”) level or higher. All engines (pumpers), ladder trucks, and rescue units carry Automatic External Defibrillators for use with heart attack victims.

- c. Emergency Medical Service The City of Austin/Travis County Emergency Medical Services (“EMS”) Department will provide emergency medical services in the annexation area.

Austin/Travis County EMS will provide the following emergency and safety services to the annexation area:

- Emergency dispatch, pre-arrival First Aid instructions and coordination of other public safety support agencies
- Emergency paramedic ambulance response
- Medical rescue services

Austin/Travis County EMS is a mobile service provider, with units constantly moving throughout the system area. An ambulance is frequently dispatched from a location outside the station.

The Austin Fire Department will provide emergency medical first response to all patients in a life-threatening situation. All Austin Fire Department personnel are certified at the Emergency Medical Technician (EMT) level or higher and assist EMS personnel providing patient care.

- d. Maintenance of Water and Wastewater Facilities. Initially, water and wastewater service will be provided through existing facilities. The facilities will be maintained and operated by the City's Austin Water Utility as governed by standard policies and procedures, and under the provisions of the attached City service extension policy.
- e. Maintenance of Roads and Streets, Including Street Lighting. The Street and Bridge Division of the Public Works Department will maintain public streets over which the City has jurisdiction. These services include:
- Emergency pavement repair;
 - Ice and snow monitoring of major thoroughfares;
 - Street maintenance. Maintenance activities include crack seal, sealcoat, slurry seal, and PM overlay.
 - Repair maintenance of public streets on an as-needed basis. Repair maintenance operations include pothole repair, filling depressions (level up), spot surface replacement, spot full-depth repair, and utility cut repairs;

The area is fully developed with existing residential streets. Any necessary street or bridge rehabilitation or reconstruction will be considered on a City-wide priority basis. The existing streets are performing adequately to serve the area at a comparable level of service to other City of Austin residential areas. Streets that have been dedicated and accepted for maintenance will be included in the city's preventative maintenance program. Preventative maintenance projects are prioritized on a City-wide basis and scheduled based on a variety of factors, including surface condition (distresses), rideability (smoothness), age, traffic volume, functional classification, and available funding.

If necessary, the Transportation Department will also provide regulatory signage services in the annexation area. Traffic signal, stop, and all other regulatory studies are conducted in conjunction with growth of traffic volumes. All regulatory signs and signals are installed

when warranted following an engineering study. Faded, vandalized, or missing signs are replaced as needed. "CALL BACK" service provided 24 hours a day, 365 days a year for emergency repair of critical regulatory signs.

Street lighting will be maintained in accordance with state law.

- f. Maintenance of Any Other Publicly-Owned Facility, Building, or Service. Should the City acquire any other facilities, buildings, or services necessary for municipal services located within the annexation area, an appropriate City department will provide maintenance services for them.

2. ADDITIONAL SERVICES

Certain services, in addition to the above services, will be provided within the annexation area. They are as follows:

- a. Watershed Protection Department. The City of Austin's Watershed Protection Department will provide drainage maintenance services in the Annexation area. Drainage planning and maintenance are fee-based services. Services currently provided by the department, in accordance with and as limited by applicable codes, laws, ordinances and special agreements, include:
- Water Quality Protection: Environmental Impact Assessments; Aquatic Endangered Species Protection; City Compliance with State and Federal Water Quality Regulations; Pollution Detection, Tracking and Forecasting; Stormwater Quality Education; Stormwater Treatment; Water Quality Education; Pollution Prevention and Reduction.
 - Watershed Protection Master Planning for Flood Hazard Mitigation, Streambank Restoration and Erosion Control, and Water Quality Protection
 - Flood Hazard Mitigation: Voluntary Floodplain Home Buyout Program; Regional Stormwater Management Evaluation; Creek Flood Hazard Mitigation; Localized Flood Hazard Mitigation; Flood Early Warning System; Floodplain Management.
 - Streambank Restoration and Erosion Management: Streambank Restoration and Erosion Management Services.
 - Infrastructure and Waterway Maintenance: Creek Vegetation Control; Erosion Repair; Open Waterway Maintenance; Pond Inspection and Maintenance; Storm Drain Cleaning; Storm Drain Rehabilitation; Town Lake Cleanup.
- b. Library. Upon annexation, residents may utilize all Austin Public Library facilities.
- c. Austin Health and Human Services Department/Travis County Health Department. Upon annexation, the following services will be available from the Department.
- investigation of public health related complaints including foodborne illness, recreational water quality and public swimming pools and spas,
 - enforcement of the City's smoking in public places ordinance and the minor's access to tobacco ordinance;
 - inspection of food establishments and child care facilities;
 - investigation of reported elevated blood lead levels in children;
 - animal services including leash law, pet licensing and rabies control;

- rodent and vector control consultation.
- d. Austin Energy. Austin Energy will continue to provide electric utility service to all areas which the City is authorized to serve by the Public Utility Commission of Texas.
- e. Anti-litter Services. The Austin Solid Waste Services Department will provide anti-litter services in the annexed area. Anti-litter is a fee-based service. Services currently provided in the City include:
 - bulky item collection – twice per year; a notice to customers is provided in advance of the pickup date;
 - large brush collection – twice per year; a notice to customers is provided in advance of the pickup date;
 - street sweeping service – approximately six (6) times per year for streets with curb and gutter;
 - dead animal collection – dead animals are removed from roadways upon request;
 - household hazardous waste drop-off facility – use of facility on regularly scheduled days of operation
 - tall weed and grass and litter abatement programs

The City may collect anti-litter fees throughout the annexation area consistent with City policy.

- f. Other Services. All other City Departments with jurisdiction in the area will provide services according to City policy and procedure.

3. CAPITAL IMPROVEMENTS PROGRAM

The City will initiate the construction of capital improvements necessary for providing municipal services for the annexation area as necessary.

Each component of the Capital Improvement Program is subject to the City providing the related service directly. In the event that the related service is provided through a contract service provider, the capital improvement may not be constructed or acquired by the City but may be provided by the contract provider. The City may also lease buildings in lieu of construction of any necessary buildings.

- a. Police Protection. No capital improvements are necessary at this time to provide police services.
- b. Fire Protection. No capital improvements are necessary at this time to provide fire services.
- c. Emergency Medical Service. No capital improvements are necessary at this time to provide EMS services.
- d. Solid Waste Collection. No capital improvements are necessary at this time to provide solid waste collection services.
- e. Water and Wastewater Facilities. No capital improvements are anticipated at this time to provide water or wastewater service.

The majority of the land in the annexed area has been platted and will be subject to City regulations, State laws, and Federal permits regarding any future development. Water and wastewater services to new development and subdivisions will be provided according to the standard policies and procedures of the Austin Water Utility, which may require the developer of a new subdivision or site plan to install water and wastewater lines. The extension of water and sewer service will be provided in accordance with the attached water and wastewater service extension policy.

- f. Roads and Streets. No road or street related capital improvements are necessary at this time.
- g. Parks, Playgrounds and Swimming Pools. No capital improvements are necessary or anticipated at this time to provide services.
- h. Watershed Protection Department. No capital improvements are necessary or anticipated at this time to provide services.
- i. Street Lighting. No capital improvements are necessary at this time to provide services. Street lighting in new and existing subdivisions will be installed and maintained in accordance with the applicable standard policies and procedures.
- j. Other Publicly Owned Facilities, Building or Services: Additional Services. In general, other City functions and services, and the additional services described above can be provided for the annexation area by using existing capital improvements. Additional capital improvements are not necessary to provide City services.
- k. Capital Improvements Planning. The annexation area will be included with other territory in connection with planning for new or expanded facilities, functions, and services.

4. SERVICES TO BE PROVIDED BY LIMITED DISTRICT

The River Place Limited District, created under the Strategic Partnership Agreement, will provide the following services.

- a. Solid Waste Collection. River Place Limited District shall be responsible for providing solid waste and Single Stream recycling pick-up and disposal for the area during the existence of the Limited District. Services may be provided by District employees or by private solid waste service providers under contract with the District. A contract with a private service provider must be approved by the Director of the City's Solid Waste Services Department in writing prior to 03/01/2017.

Collection of Single Stream recycling as described in this service plan is also required. Single Stream recycling is defined as curbside collection of all recyclable containers and fiber products, from a single cart, emptied into a non-compartmentalized truck and processed at a Material Recovery Facility.

- b. Maintenance and Security in Parks and Playgrounds. The Limited District will retain ownership of the Amenities in the area as defined in the SPA, including community facilities, parks, greenbelts, other recreational facilities and associated buildings and structures owned by the District or the Limited District and located within the District Boundaries during the existence of the district. The district shall be responsible for providing security, maintenance, and any necessary capital improvements for all such parks and recreation facilities currently owned by River Place MUD. Security and maintenance services may be provided by district personnel or by private service providers under contract with the District.

Recreational facilities and area amenities, including parks, pools, and medians, that are privately owned, maintained, or operated, including those owned by a Home Owners' Association, will be unaffected by the annexation.

- c. Deed Restriction Enforcement. The River Place Limited District shall retain the authority of the River Place MUD under Texas law, as it may be amended, to enforce deed restrictions applicable to property within the boundaries of the District and any restrictive covenants to which the MUD is a party and at its option may enforce these restrictions.

5. SERVICES TO BE PROVIDED BY CITY IF LIMITED DISTRICT IS DISSOLVED

If the Limited District is dissolved or ceases to exist for any reason prior to the expiration of this service plan, the City shall provide the following services within 90 days of dissolution, or the date upon which the District ceases to exist:

- a. Solid Waste Collection. The Austin Solid Waste Services Department will provide services in the area. Services will be provided by City personnel or by solid waste service providers under contract with the City. Services to single family residences, including duplex, triplex, and fourplex dwelling units, will be provided in accordance to the then published program guidelines, frequencies and service levels
- b. Maintenance of Parks and Playgrounds. Ownership and title to all parks and recreational facilities then owned by the River Place Limited District shall vest in the City. The City will maintain such parks as recreational facilities. Services may be provided by the City Parks and Recreation Department or by private service providers under contract with the City.

Recreational facilities and area amenities, including parks, pools, and medians, that are privately owned, maintained, or operated will be unaffected by the annexation.

AMENDMENT: GOVERNING LAW

This Plan may not be amended or repealed except as provided by the Texas Local Government Code or other controlling law. Neither changes in the methods or means of implementing any part of the service programs nor changes in the responsibilities of the various departments of the City shall constitute amendments to this Plan, and the City reserves the right to make such changes. This Plan is subject to and shall be interpreted in accordance with the Constitution and laws of the

United States of America and the State of Texas, the Texas Local Government Code, and the orders, rules and regulations of governmental bodies and officers having jurisdiction.

FORCE MAJEURE

In case of an emergency, such as force majeure as that term is defined in this Plan, in which the City is forced to temporarily divert its personnel and resources away from the annexation area for humanitarian purposes or protection of the general public, the City obligates itself to take all reasonable measures to restore services to the annexation area of the level described in this Plan as soon as possible. Force Majeure shall include, but not be limited to, acts of God, acts of the public enemy, war, blockages, insurrection, riots, epidemics, landslides, lightning, earthquakes, fires, storms, floods, washouts, droughts, tornadoes, hurricanes, arrest and restraint of government, explosions, collisions and other inability of the City, whether similar to those enumerated or otherwise, which is not within the control of the City. Unavailability or shortage of funds shall not constitute Force Majeure for purposes of this Plan.

SUMMARY OF THE WATER AND WASTEWATER UTILITY SERVICE EXTENSION POLICY

The following information is a summary of the Austin Water Utility Service Extension Policy, Chapters 25-1 through 25-5 and 25-9 of the 2006 Austin Code of Ordinances, in conformance with the Texas Local Government Code requirement that the Plan have a summary of the service extension policy.

Water and wastewater service is only provided to lots that have been properly subdivided and platted or are a legal lot. For property that is required by subdivision regulations to construct water or wastewater facilities connecting to the City system, funding and construction of those facilities will remain the responsibility of the developer. If the specific undeveloped property does not have City water or wastewater service fronting the property, the owner may make an application for an extension of service to the Director of the Austin Water Utility for review. If the Director determines that adequate capacity is available, or will be, and if the project does not include City cost participation or reimbursement, and if the proposed facilities are a logical extension of the City's water and wastewater system and the requested extension otherwise meets the requirements of Chapter 25-9, the extension size, capacity, and routing may be approved by the Director for funding and construction by the developer.

Depending on the size of the new facilities and other conditions, with City Council approval, the City may reimburse the developer for part of the cost of constructing certain facilities as described in the City's applicable ordinances. With City Council approval, the City may cost participate by reimbursing costs associated with the oversize capacity of water and wastewater mains as described in the City's applicable ordinances. The actual calculation of the cost participation and reimbursement amounts, including limits and the schedules for the payments, are included in the Land Development Code.

For lots that have water or wastewater lines in the street fronting the lot, the owner may receive water or wastewater service by applying for a tap permit and paying any required fees. The new customers will be required to pay the impact fees and all connection fees. However, if the tap is purchased within two years of the completion of the line by the City, the impact fee will be waived.

As long as a property is using a septic system, the property owner remains responsible for the operation and maintenance of the septic system. If the septic system fails before the City sewer service is extended to the property, the property owner must repair the system. Under certain circumstances the Austin/Travis County Health and Human Services Department may require connection to the City sewer facilities.

This policy is set by the City Council and can be amended in the future by ordinance.

EXHIBIT 2

Exhibit 2
Section 1

C7L-09-001

Area to be annexed for limited purposes.

(Approximately 984 acres of land out of the D & W RR Co. Surveys No.71, the H.E. & W.T. RR Co. Survey No.199, and the W. R. Hobbs Surveys No.456 & 457, the R.L. Preece Survey No.2, the I & G.N. RR Co. Survey No. 42, the Charles Clark Survey No.612, the Leonard & Alvin East Survey No.74, the E.R. McLean Survey No.200 and the Day Land & Cattle Co. Survey No.1 in Travis County, Texas)

(River Place Section 2, River Place Section 2-A, River Place Section 2-B, River Place Section 2-C, River Place Section 3, Amended Plat Lot II Block H River Place Section 3, River Place Section 3-A, River Place Section 3-B, River Place Section 4-A, River Place Section 4-B, River Place Section 5, Amended Plat of River Place Section 5, River Place Section 6, River Place Section 7A, River Place Section 7B, River Place Section 7-C, River Place Section 8, River Place Section 10, River Place Section 11, River Place Section 12, River Place Section 13, River Place Section 14, River Place Section 15, River Place Section

21, River Place Section
22, The Resubdivision of
Lots 2 and 4 Block A of
River Place Golf Course
and Lot 178 Block A of
River Place Section 22,
Amended Plat of Lots 169
Block A River Place
Section 22, River Place
Section 23, River Place
Section 25,
Resubdivision of Lot 1
Block B River Place
Section 26, Amended Plat
of Lots 142, 143, 144 &
145 River Place Section
22, River Place Center,
The Preserve at River
Place Section 1, The
Villas at River Place,
The Overlook at River
Place, Resubdivision of
Lot 1 Block B River
Place Section 26, River
Place at Panther Hollow
Creek Phase I, portions
of River Place Section
1, portions of River
Place Section 4,
portions of River Place
Section 9, portions of
River Place Section 16,
portions of River Place
Section 17, portions of
River Place Section 26,
portions of River Place
Golf Course, portions of
River Place Treatment
Plant, portions of River
Place Water Storage
Site, (portions of River
Place Boulevard and
unplatted land) (River
Place MUD)

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR APPROXIMATELY 984 ACRES OF LAND BEING OUT OF THE D & W RR CO. SURVEYS NO.71, THE H.E. & W.T. RR CO. SURVEY NO.199, THE W. R. HOBBS SURVEYS NO.456 & 457, THE R.L. PREECE SURVEY NO.2, THE I & G.N. RR CO. SURVEY NO.42, THE CHARLES CLARK SURVEY NO.612, THE LEONARD & ALVIN EAST SURVEY NO.74, THE E.R. MCLEAN SURVEY NO.200 AND THE DAY LAND & CATTLE CO. SURVEY NO.1 IN TRAVIS COUNTY, TEXAS, WHICH APPROXIMATELY 984 ACRES OF LAND ARE TO BE TAKEN INTO AND MADE A PART OF THE CITY OF AUSTIN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT ONE:

BEGINNING, at a point at the intersection of the present corporate limit line of the City of Austin as adopted by Ordinance No. 010614-77 (Case No.C7a-01-010), the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and the present north line of the River Place MUD, also being in the east right-of-way line of River Place Boulevard and the west line of Lot 26, Block A, The Preserve at River Place Section 1, a subdivision of record in Document No. 200000108 of the Official Public Records of Travis County, Texas;

THENCE in a southerly direction following a line with the present corporate limit line of the City of Austin as adopted by an Ordinance No. 000302-28 (Case No. C7a-00-002), the present line of the River Place MUD, the east right-of-way line of River Place Boulevard and the west line of said Block A, The Preserve at River Place Section 1 to the southwest corner of Lot 43, Block A, said Preserve at River Place Section 1 and the northeast corner of Lot 1, Block A, River Place Section 2, a subdivision of record in Volume 85, Page 3D of the Plat Records of Travis County, Texas;

THENCE in a southeasterly direction following a line with the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and the River Place MUD, common with the northeast line of said Block A, River Place Section 2, the northeast line of a 30.494 acre tract described as Exhibit "K" in a Special Warranty Deed to River Place Municipal Utility District by Special Warranty Deed of record in Document No. 2002057440 of the Official Public Records of Travis County, Texas, the southwest line of said Block A, The Preserve at River Place Section 1, the southwest line of a 91.585 acre tract described as Exhibit "C" in a Correction Special Warranty Deed to RP Preserve Ltd., in Document No. 1999062334 of the Official Public Records of Travis County, Texas to the southernmost corner of said 91.585 acre tract and the southwest corner of a 467.5 acre tract described in a Special Warranty Deed to the City of Austin of record in Volume 11848, Page 1718 of the Deed Records of Travis County, Texas, same being the southernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and westernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010);

THENCE continuing in a southeasterly direction following a line with the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010) and the River Place MUD, common with the southwest line of said 467.5 acre tract and northeast line of said 30.494 acre tract to the southernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010), the northeast corner of the present River Place MUD and an interior ell corner of the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034) for the northeast corner of said 30.494 acre tract and also being the northwest corner of that certain tract described to Gary Webb of record in Document No. 2002081962 of the Official Public Records of Travis County, Texas, for the northeast corner of the herein described tract;

THENCE in a southwesterly direction with the present limited purpose line of the City of Austin as adopted by ordinance dated December 19, 1985 (Case No. C7a-85-034) and

the present River Place MUD, common with the southeast line of said 30.494 acre tract, the southeast line of Block A, River Place Section 8, a subdivision of record in Volume 96, Page 206 of the Plat Records of Travis County, Texas, the southeast line of Block C, River Place Section 7B, a subdivision of record in Volume 93, Page 29 of the Plat Records of Travis County, Texas, the southeast line of Block B, River Place Section 11, a subdivision of record in Volume 98, Page 314 of the Plat Records of Travis County, Texas, the northwest line of said tract described to Gary Webb in Document No. 2002081962, the northwest line of Replat of Lots 56, 57 & 58, Westminster Glen Phase 1-D, a subdivision of record in Volume 103, Page 22 of the Plat Records of Travis County, Texas, the northwest line of Westminster Glen Phase 1-D, a subdivision of record in Volume 101, Page 386 of the Plat Records of Travis County, Texas, the northwest line of Westminster Glen Phase 1-E, a subdivision of record in Volume 101, Page 389 of the Plat Records of Travis County, Texas and the Replat of Lot 82-84 & 88-90 Westminster Glen Phase 1-E, a subdivision of record in Volume 103, Page 24 of the Plat Records of Travis County, Texas to a point being the northernmost corner of Glenlake Phase 1, a subdivision of record in Volume 77, Page 233 of the Plat Records of Travis County, Texas, the northeast corner of Panther Hollow East, a subdivision of record in Volume 95, Page 122 of the Plat Records of Travis County, Texas and also being the easternmost corner of Block A, River Place Section 13, a subdivision of record in Volume 101, Page 235 of the Plat Records of Travis County, Texas, for an angle point of the herein described tract;

THENCE in a westerly direction with the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034), the present River Place MUD, common with the north line of said Panther Hollow East and the south line of said River Place Section 13 to a point for the northwest corner of said Panther Hollow East and the northeast corner of Panther Hollow Creek Section I, a subdivision of record in Document No. 200400080 of the Official Public Records of Travis County, Texas;

THENCE continuing in a westerly direction with the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034), the present River Place MUD, common with the north line of said Panther Hollow Creek Phase I, the north line of Panther Hollow

Creek Section II, a subdivision of record in Document No. 200600029 of the Official Public Records of Travis County, Texas, south line of said River Place Section 13, the south line of River Place at Panther Hollow Creek Phase I, a subdivision of record in Document No. 200400081 of the Official Public Records of Travis County, Texas, the south line of River Place Section 15, a subdivision of record in Volume 103, Page 55 of the Plat Records of Travis County, Texas and also being the south line of a 1.773 acre tract described by Special Warranty Deed to River Place MUD of record in Document No. 2002140426 of the Official Public Records of Travis County, Texas to the intersection of the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034), the present River Place MUD and the present limited purpose line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002);

THENCE continuing in a westerly direction with the present River Place MUD and the present limited purpose line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002) to the intersection of present River Place MUD, the present limited purpose line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002) and the corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line for an angle point of the herein described tract;

THENCE in a southerly, westerly and northerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line over and across the present River Place MUD, Lot 1, Block B, Resubdivision of Lot 1, Block B, River Place Section 26, a subdivision of record in Document No. 200600030 of the Official Public Records of Travis County, Texas, River Place Section 26, a subdivision of Record in Document No. 200200255 of the Official Public Records of Travis County, Texas to the intersection of the present River Place MUD, the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, a west line of said River Place Section 15 and an east line of River Place Water Treatment Plant, a subdivision of record in Volume 84, Page 188B of the Plat Records of Travis County, Texas, for an angle point of the herein described tract;

THENCE in a northerly direction, departing the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and continuing with the present River Place MUD, over and across said River Place Section 15 and said River Place Treatment Plant to the intersection of the present River Place MUD and the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with a north line of said River Place Section 26 and a south line of that certain 1,751.95 acre tract, known as the Cortana tract, described to the City of Austin by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas for an angle point of the herein described tract;

THENCE continuing in a northerly direction with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with said River Place Section 26, said 1,751.95 acre Cortana tract and a 90.650 acre tract described to River Place MUD by Special Warranty Deed of record in Document No. 2002057440 of the Official Public Records of Travis County, Texas to an angle point in the present River Place MUD, said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract and west line of said 90.650 acre tract for an angle point of the herein described tract;

THENCE continuing in a northerly direction with the River Place MUD over and across said 90.650 acre tract, River Place Water Storage Site, a subdivision of record in Volume 84, Page 189C of the Plat Records of Travis County, Texas, River Place Section 9, a subdivision of record in Volume 85, Page 96B of the Plat Records of Travis County, Texas, River Place Section 1, a subdivision of record in Volume 84, Page 103A of the Official Public Records of Travis County, Texas to an angle point in a north line of Lot A, Block 1, said River Place Section 1, a south line of said 1,175.95 acre Cortana tract and also being an intersection of the River Place MUD and the corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005) for an angle point of the herein described tract;

THENCE in an easterly, northerly, westerly and easterly direction, continuing with the present River Place MUD and said corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a,00-005), common with a north line of said Lot A, Block 1, River Place Section 1, a north line of 11.979 acre tract described to the Maple Leaf Company, Ltd., of record in Document No. 2001108791 of the Official Public Records of Travis County, Texas, a north line of River Place Section 4-A, a subdivision of record in Volume 92, Page 285 of the Plat Records of Travis County, Texas, a west line of River Place Section 4, a subdivision of record in Volume 85, Page 4D of the Plat Records of Travis County, Texas and a south and east line of said 1,175.95 acre Cortana tract to the northernmost corner of Lot 8, Block C, said River Place Section 4 and the southwest corner of Lot 4, Block C, said River Place Section 4, for an angle point of the herein described tract;

THENCE in an easterly direction continuing with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a,00-005), over and across said River Place Section 4 to the easternmost corner of said Lot 4, Block C, River Place Section 4, the southwest corner of Lot 22, Block C, River Place Section 23, a subdivision of record in Document No. 199900342 of the Official Public Records of Travis County, Texas for an angle point of the herein described tract;

THENCE continuing in an easterly direction with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a,00-005), common with the north line of said River Place Section 4 and south line of said River Place Section 23 to the intersection of the north line of said River Place Section 4, south line of said River Place Section 23 and west right-of-way line of River Place Boulevard and continuing over and across said River Place Boulevard to the POINT OF BEGINNING, containing approximately 925 acres of land.

TRACT TWO:

BEGINNING, at the northernmost angle point in a west line of the present River Place MUD, an east line of the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with the west line of Lot 1, Block A, River Place Section 26, a subdivision of record in Document No. 200200255 of the Official Public Records of Travis County, Texas and an east line of that certain 1,751.95 acre tract known as the Cortana Tract, described to the City of Austin in by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas for an angle point of the herein described tract;

THENCE departing present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005) and continuing in a northerly and easterly direction with a west line of the present River Place MUD to the intersection of the present River Place MUD and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line;

THENCE continuing in a southerly, easterly and westerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line to a point at the northernmost intersection of the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract and a west line of Lot 124, Block G, said River Place Section 17, for an angle point of the herein described tract;

THENCE departing said present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and continuing in a northerly direction with said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract, a west line of said Lot 124, Block G, River Place Section 17 and a west line of said

Lot 1, River Place Section 26 to the POINT OF BEGINNING, containing approximately 14 acres of land.

TRACT THREE:

BEGINNING, at a point for the southernmost intersection of an east line of the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of that certain 1,751.95 acre tract known as the Cortana Tract, described to the City of Austin in by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas, the west line of Lot 124, Block G, River Place Section 17, a subdivision of record in Document No. 200500041 of the Official Public Records of Travis County, Texas and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line;

THENCE departing the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), in a southerly and westerly direction over and across said River Place Section 17, River Place Section 16, a subdivision of record in Document No. 200100017 of the Official Public Records of Travis County, Texas, with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line to a point of intersection with the common line of Lot 48, said River Place Section 16 and that certain 2.755 acre tract described to Randall Alan Miller by Special Warranty Deed of record in Document No. 2000047976 of the Official Public Records of Travis County, Texas for an angle point of the herein described tract;

THENCE departing the present corporate limit line of the City of Austin as described in the 1928 City Charter which line is the 504.9 contour line, in a northerly, easterly, westerly and southerly direction with the common lines of said River Place Section 16 and said 2.755 acre Miller tract to the point of intersection with the common line of Lot 49, River Place Section 16, said 2.755 acre Miller tract and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is

the 504.9 contour line for an angle point of the herein described tract;

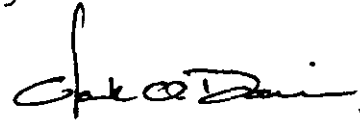
THENCE in a westerly direction over and across said River Place Section 16, with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line to the point of intersection of a west line of Lot 52, said River Place Section 16 and an east line of Lot 1, Watersedge at River Place, a subdivision of record in Document No. 200500296 of the Official Public Records of Travis County, Texas for an angle point of the herein described tract;

THENCE departing the present corporate limit line of the City of Austin as described in the 1928 City Charter which line is the 504.9 contour line in a northerly direction with the common line of said Lot 52, River Place Section 16 and said Lot 1, Watersedge at River Place to an ell corner for westernmost corner of Lot 53, River Place Section 16 and also being in the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005) and an east line of said 1,751.95 acre Cortana Tract for an angle point of the herein described tract;

THENCE with the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with the west line of said River Place Section 16, River Place Section 17 and east line of said 1,751.95 acre Cortana tract to the POINT OF BEGINNING, containing approximately 45 acres of land.

"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: River Place MUD-C7L-09-001
08-04-2009

 08.06.2009

Clark O. Daniel, RPLS No.5861
Public Works Department
Engineering Services Division
City of Austin

REFERENCES

Austin Grid C29-32, D30-32
TCAD 13437, 13447, 14237, 14247, & 15137

Exhibit 2
Section 2

C7a-17-001

Area to be changed from
Limited Purpose Annexation to
a Full Purpose Annexation

(Approximately 1021 acres of
land out of the D & W RR Co.
Surveys No.71, the H.E. &
W.T. RR Co. Survey No.199,
and the W. R. Hobbs Surveys
No.456 & 457, the R.L. Preece
Survey No.2, the I & G.N. RR
Co. Survey No. 42, the
Charles Clark Survey No.612,
the Leonard & Alvin East
Survey No.74, the E.R. McLean
Survey No.200 and the Day
Land & Cattle Co. Survey No.1
in Travis County, Texas)

(River Place Section 2, River
Place Section 2-A, River
Place Section 2-B, River
Place Section 2-C, River
Place Section 3, Amended Plat
Lot II Block H River Place
Section 3, River Place
Section 3-A, River Place
Section 3-B, River Place
Section 4-A, River Place
Section 4-B, River Place
Section 5, Amended Plat of
River Place Section 5, River
Place Section 6, River Place
Section 7A, River Place
Section 7B, River Place
Section 7-C, River Place
Section 8, River Place
Section 10, River Place
Section 11, River Place
Section 12, River Place
Section 13, River Place
Section 14, River Place
Section 15, River Place
Section 21, River Place
Section 22, The Resubdivision
of Lots 2 and 4 Block A of
River Place Golf Course and

Lot 178 Block A of River Place Section 22, Amended Plat of Lots 169 Block A River Place Section 22, River Place Section 23, River Place Section 25, Resubdivision of Lot 1 Block B River Place Section 26, Amended Plat of Lots 142, 143, 144 & 145 River Place Section 22, River Place Center, The Preserve at River Place Section 1, The Villas at River Place, The Overlook at River Place, Resubdivision of Lot 1 Block B River Place Section 26, River Place at Panther Hollow Creek Phase I, Panther Hollow Creek Phase I, Panther Hollow Creek Phase II, portions of River Place Section 1, portions of River Place Section 4, portions of River Place Section 9, portions of River Place Section 16, portions of River Place Section 17, portions of River Place Section 26, portions of Lot 1, Block B, Resubdivision of Lot 1, Block B, River Place Section 26, portions of River Place Golf Course, portions of River Place Treatment Plant, portions of River Place Water Storage Site, portions of Watersedge at River Place, (portions of River Place Boulevard and unplatted land) (River Place MUD)

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR APPROXIMATELY 1021 ACRES OF LAND BEING OUT OF THE D & W RR CO. SURVEYS NO.71, THE H.E. & W.T. RR CO. SURVEY NO.199, THE W. R. HOBBS SURVEYS NO.456 & 457, THE R.L. PREECE SURVEY NO.2, THE I & G.N. RR CO. SURVEY NO.42, THE CHARLES CLARK SURVEY NO.612, THE LEONARD & ALVIN EAST SURVEY NO.74, THE E.R. MCLEAN SURVEY NO.200 AND THE DAY LAND & CATTLE CO. SURVEY NO.1 IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, WHICH APPROXIMATELY 1021 ACRES OF LAND ARE TO BE TAKEN INTO AND MADE A PART OF THE CITY OF AUSTIN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT ONE:

BEGINNING, at a point at the intersection of the present corporate limit line of the City of Austin as adopted by Ordinance No. 010604-77 (Case No.C7a-01-010), the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and the present north line of the River Place MUD, also being in the east right-of-way line of River Place Boulevard and the west line of Lot 26, Block A, The Preserve at River Place Section 1, a subdivision of record in Document No. 200000108 of the Official Public Records of Travis County, Texas;

THENCE in a southerly direction following a line with the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002), the present line of the River Place MUD, the east right-of-way line of River Place Boulevard and the west line of said Block A, The Preserve at River Place Section 1 to the southwest corner of Lot 43, Block A, said Preserve at River Place Section 1 and the northeast corner of Lot 1, Block A, River Place Section 2, a subdivision of record in Volume 85, Page 3D of the Plat Records of Travis County, Texas;

THENCE in a southeasterly direction following a line with the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and the River Place MUD, common with the northeast line of said Block A, River Place Section 2, the northeast line of a 30.494 acre tract described as Exhibit "K" in a Special Warranty Deed to River Place Municipal Utility District by Special Warranty Deed of record in Document No. 2002057440 of the Official Public Records of Travis County, Texas, the southwest line of said Block A, The Preserve at River Place Section 1, the southwest line of a 91.585 acre tract described as Exhibit "C" in a Correction Special Warranty Deed to RP Preserve Ltd., in Document No. 1999062334 of the Official Public Records of Travis County, Texas to the southernmost corner of said 91.585 acre tract and the southwest corner of a 467.5 acre tract described in a Special Warranty Deed to the City of Austin of record in Volume 11848, Page 1718 of the Deed Records of Travis County, Texas, same being the southernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 000302-28 (Case No. C7a-00-002) and westernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010);

THENCE continuing in a southeasterly direction following a line with the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010) and the River Place MUD, common with the southwest line of said 467.5 acre tract and northeast line of said 30.494 acre tract to the southernmost corner of the present corporate limit line of the City of Austin as adopted by Ordinance No. 961024-I (Case No. C7a-96-010), the northeast corner of the present River Place MUD and an interior ell corner of the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034) for the northeast corner of said 30.494 acre tract and also being the northwest corner of that certain tract described to Gary Webb of record in Document No. 2002081962 for the northeast corner of the herein described tract;

THENCE in a southwesterly direction with the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034) and the present River Place MUD, common with the southeast line of said 30.494 acre tract, the southeast line of Block A,

River Place Section 8, a subdivision of record in Volume 96, Page 206 of the Plat Records of Travis County, Texas, the southeast line of Block C, River Place Section 7B, a subdivision of record in Volume 93, Page 29 of the Plat Records of Travis County, Texas, the southeast line of Block B, River Place Section 11, a subdivision of record in Volume 98, Page 314 of the Plat Records of Travis County, Texas, the northwest line of said tract described to Gary Webb in Document No. 2002081962, the northwest line of Replat of Lots 56, 57 & 58, Westminster Glen Phase 1-D, a subdivision of record in Volume 103, Page 22 of the Plat Records of Travis County, Texas, the northwest line of Westminster Glen Phase 1-D, a subdivision of record in Volume 101, Page 386 of the Plat Records of Travis County, Texas, the northwest line of Westminster Glen Phase 1-E, a subdivision of record in Volume 101, Page 389 of the Plat Records of Travis County, Texas and the Replat of Lot 82-84 & 88-90 Westminster Glen Phase 1-E, a subdivision of record in Volume 103, Page 24 of the Plat Records of Travis County, Texas to a point being the northernmost corner of Glenlake Phase 1, a subdivision of record in Volume 77, Page 233 of the Plat Records of Travis County, Texas, the northeast corner of Panther Hollow East, a subdivision of record in Volume 95, Page 122 of the Plat Records of Travis County, Texas and also being the easternmost corner of Block A, River Place Section 13, a subdivision of record in Volume 101, Page 235 of the Plat Records of Travis County, Texas, for an angle point of the herein described tract;

THENCE in a westerly direction with the present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034) and the present River Place MUD, common with the north line of said Panther Hollow East and the south line of said River Place Section 13 to a point for the northwest corner of said Panther Hollow East and the northeast corner of Panther Hollow Creek Phase I, a subdivision of record in Document No. 200400080 of the Official Public Records of Travis County, Texas, for an angle point of the herein described tract;

THENCE departing said present River Place MUD and present limited purpose line of the City of Austin as adopted by Ordinance No. 851219-P (Case No. C7a-85-034), in a southerly direction with a west line of Panther Hollow East, common with an east line of said Panther Hollow Creek Phase I to the intersection of Panther Hollow East, Panther

Hollow Creek Phase I and River Pointe, a subdivision of record in Volume 86, Page 98B of the Plat Records of Travis County, Texas for an angle point of the herein described tract;

THENCE in a westerly direction with the common line of said Panther Hollow Creek Phase I and said River Pointe subdivision to the intersection of said Panther Hollow Creek Phase I, Panther Hollow Creek Phase II, a subdivision of record in Document No. 200600029 of the Official Public Records of Travis County, Texas and said River Pointe subdivision for an angle point of the herein described tract;

THENCE in a southerly direction with the common lines of said Panther Hollow Creek Phase II and said River Pointe subdivision to the intersection of Lot 4, Panther Hollow Creek Phase II, Lot 10, River Pointe subdivision, the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and the present limited purpose Line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002), for an angle point of the herein described tract;

THENCE in a southerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, the present limited purpose Line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002), over and across said Panther Hollow Creek Phase II to the intersection of the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, the present limited purpose Line of the City of Austin as adopted by Ordinance No. 820506-D (Case No. C7a-82-002) and said River Place MUD for an angle point of the herein described tract;

THENCE in a southerly, westerly and northerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, over and across present River Place MUD, said Panther Hollow Creek Phase II, Lot 1, Block B, Resubdivision of Lot 1, Block B, River Place Section 26, a subdivision of record in Document No. 200600030 of the Official Public Records of Travis County, Texas, Lot 1,

Block A, River Place Section 26, a subdivision of Record in Document No. 200200255 of the Official Public Records of Travis County, Texas and River Place Section 15, a subdivision of record in Volume 103, Page 56 of the Plat Records of Travis County, Texas, to the intersection with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and a west line of the River Place MUD, for an angle point of the herein described tract;

THENCE departing the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and continuing with the present River Place MUD in a northerly direction over and across said River Place Section 15, River Place Treatment Plant, a subdivision of record in Volume 84, Page 188B of the Plat Records of Travis County, Texas and said Lot 1, Block A, River Place Section 26 to the intersection of the present River Place MUD and the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with a north line of said Lot 1, Block A, River Place Section 26 and a south line of that certain 1,751.95 acre tract, known as the Cortana tract, described to the City of Austin by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas for an angle point of the herein described tract;

THENCE continuing in a northerly direction with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with said River Place Section 26, said 1,751.95 acre Cortana tract and a 90.650 acre tract described to River Place MUD by Special Warranty Deed of record in Document No. 2002057440 of the Official Public Records of Travis County, Texas to an angle point in the present River Place MUD, said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract and west line of said 90.650 acre tract for an angle point of the herein described tract;

THENCE continuing in a northerly direction with the River Place MUD over and across said 90.650 acre tract, River Place Golf Course, a subdivision of record in Volume 103,

Page 3 of the Plat Records of Travis County, Texas, River Place Water Storage Site, a subdivision of record in Volume 84, Page 189C of the Plat Records of Travis County, Texas, River Place Section 9, a subdivision of record in Volume 85, Page 96B of the Plat Records of Travis County, Texas, River Place Section 1, a subdivision of record in Volume 84, Page 103A of the Official Public Records of Travis County, Texas to an angle point in a north line of said Lot A, Block 1, River Place Section 1, a south line of said 1,175.95 acre Cortana tract and also being an intersection of the River Place MUD and the corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005) for an angle point of the herein described tract;

THENCE in an easterly, northerly, westerly and easterly direction, continuing with the present River Place MUD and said corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a,00-005), common with a north line of said Lot A, Block 1, River Place Section 1, a north line of an 11.979 acre tract described to The Maple Leaf Company, Ltd., of record in Document No. 201108791 of the Official Public Records of Travis County, Texas, a north line of River Place Section 4-A, a subdivision of record in Volume 92, Page 285 of the Plat Records of Travis County, Texas, a west line of River Place Section 4, a subdivision of record in Volume 85, Page 4D of the Plat Records of Travis County, Texas and a south and east line of said 1,175.95 acre Cortana tract to the northernmost corner of Lot 8, Block C, said River Place Section 4 and the southwest corner of Lot 4, Block C, said River Place Section 4, for an angle point of the herein described tract;

THENCE continuing in an easterly direction with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a,00-005), over and across said River Place Section 4 to the easternmost corner of said Lot 4, Block C, River Place Section 4, the southwest corner of Lot 22, Block C, River Place Section 23, a subdivision of record in Document No. 199900342 of the Official Public Records of Travis County, Texas for an angle point of the herein described tract;

THENCE continuing in an easterly direction with the present River Place MUD and said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 dated November 30, 2000 (Case No. C7a,00-005), common with the north line of said River Place Section 4 and south line of said River Place Section 23 to the intersection of the north line of said River Place Section 4, south line of said River Place Section 23 and west right-of-way line of River Place Boulevard and continuing over and across said River Place Boulevard to the POINT OF BEGINNING, containing approximately 961 acres of land.

TRACT TWO:

BEGINNING, at the northernmost angle point in a west line of the present River Place MUD, an east line of the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with the west line of Lot 1, Block A, River Place Section 26, a subdivision of record in Document No. 200200255 of the Official Public Records of Travis County, Texas and an east line of that certain 1,751.95 acre tract known as the Cortana Tract, described to the City of Austin in by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas for an angle point of the herein described tract;

THENCE departing present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005) and continuing in a northerly and easterly direction with a west line of the present River Place MUD to the intersection of the present River Place MUD and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line;

THENCE continuing in a southerly, easterly and westerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line to a point at the northernmost intersection of the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, the present corporate limit line of the City of Austin as adopted by Ordinance No.

001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract and a west line of Lot 124, Block G, said River Place Section 17, for an angle point of the herein described tract;

THENCE departing said present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line and continuing in a northerly direction with said present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of said 1,751.95 acre Cortana tract, a west line of said Lot 124, Block G, River Place Section 17 and a west line of said Lot 1, River Place Section 26 to the POINT OF BEGINNING, containing approximately 14 acres of land.

TRACT THREE:

BEGINNING, at a point for the southernmost intersection of an east line of the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with an east line of that certain 1,751.95 acre tract known as the Cortana Tract, described to the City of Austin in by deed of record in Volume 11848, Page 1718 of the Real Property Records of Travis County, Texas, the west line of Lot 124, Block G, River Place Section 17, a subdivision of record in Document No. 200500041 of the Official Public Records of Travis County, Texas and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line;

THENCE departing the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), in a southerly and westerly direction over and across said River Place Section 17, River Place Section 16, a subdivision of record in Document No. 200100017 of the Official Public Records of Travis County, Texas, with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line to a point of intersection with the common line of Lot 48, River Place Section 16 and that certain 2.755 acre tract described to Randall Alan Miller by Special Warranty Deed of record in Document No. 2000047976

of the Official Public Records of Travis County, Texas for an angle point of the herein described tract;

THENCE departing the present corporate limit line of the City of Austin as described in the 1928 City Charter which line is the 504.9 contour line in a northerly, easterly, westerly and southerly direction with the common lines of said River Place Section 16 and said 2.755 acre Miller tract to the point of intersection with the common line of Lot 49, River Place Section 16, said 2.755 acre Miller tract and the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line for an angle point of the herein described tract;

THENCE in a westerly direction with the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, over and across said River Place Section 16 and Lot 1, Watersedge at River Place, a subdivision of record in Document No. 200500296 of the Official Public Records of Travis County, Texas, to the intersection with the southwest line of the present corporate limit line of the City of Austin as described in the 1928 City Charter, which line is the 504.9 contour line, the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), an east line of said 1,751.95 acre Cortana Tract and the southwest line of said Lot 1, Watersedge at River Place subdivision for an angle point of the herein described tract;

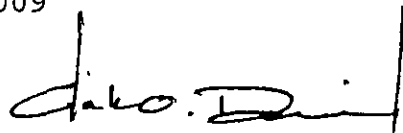
THENCE departing the present corporate limit line of the City of Austin as described in the 1928 City Charter which line is the 504.9 contour line in a northerly direction with the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with said Lot 1, Watersedge at River Place, River Place Section 16 and said Lot 1, Watersedge at River Place to an ell corner for westernmost corner of Lot 53, River Place Section 16 and an east line of said 1,751.95 acre Cortana Tract for an angle point of the herein described tract;

THENCE in an easterly direction with the present corporate limit line of the City of Austin as adopted by Ordinance No. 001130-44 (Case No. C7a-00-005), common with the west

line of said River Place Section 16, River Place Section 17 and east line of said 1,751.95 acre Cortana tract to the POINT OF BEGINNING, containing approximately 46 acres of land.

"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: River Place MUD-C7a-17-001
08-04-2009

 08.06.2009
Clark O. Daniel, RPLS No.5861
Public Works Department
Engineering Services Division
City of Austin

REFERENCES

Austin Grid C29-32, D30-32
TCAD 13437, 13447, 14237, 14247, & 15137

EXHIBIT 3

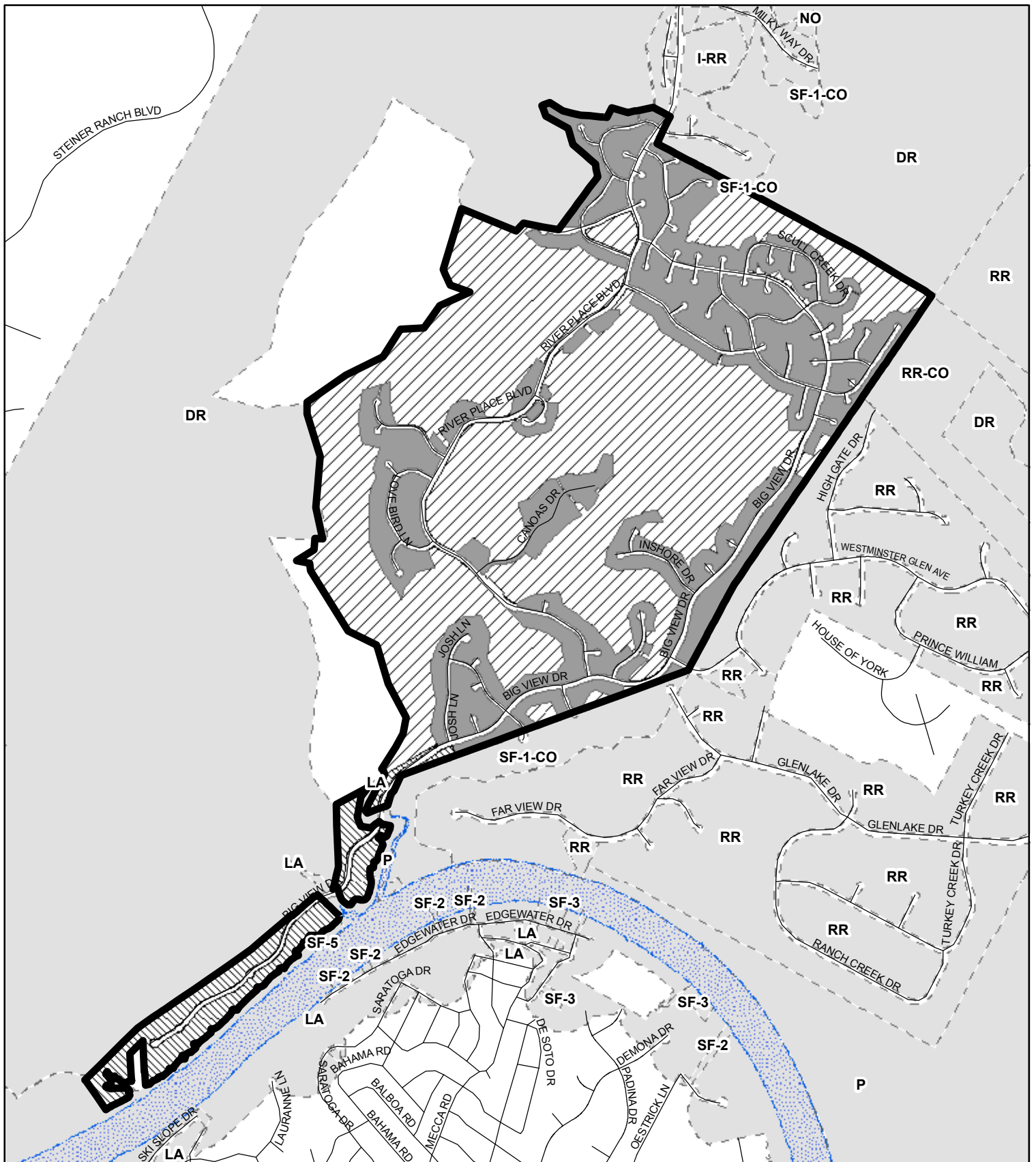






Exhibit 3 **Interim Zoning Designation Map**


0 500 1,000 2,000 3,000 4,000 Feet

Legend


Interim Designation

-  I-LA
-  I-RR
-  I-SF-2

 Annexation Area

 Current Zoning District

 Lake Austin

 Street



City of Austin NPZD
J. Chuter
July 28, 2009

