

RESOLUTION NO. 20121018-074

WHEREAS, the City Council of the City of Austin has found that public necessity requires the City of Austin to acquire certain real property interests for public uses as set out below; and

WHEREAS, the City of Austin has attempted to purchase those needed real property interests but has been unable to agree with the owner on the value of the property interest, or the damages, if any; **NOW, THEREFORE**,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

That the City Attorney, or other authorized designee, is hereby authorized and directed to file, or cause to be filed, a suit in eminent domain on behalf of the City of Austin against the owners now having, or who may acquire, an interest in the real property interests necessary to the City, described and located below, for the public uses set out below, and to take whatever other action may be deemed appropriate to effect the necessary acquisitions.

BE IT FURTHER RESOLVED:

The City Attorney, or other authorized designee, shall file eminent domain proceedings for:

Owner: Onion Associates, Ltd.

Project: The South I-35 Water and Wastewater Infrastructure Improvements Program project will provide water and wastewater service for a 87.884-acre tract and an adjoining 117.118 acre tract located along the east line of IH-35 and south of Onion Creek in Austin, Travis County, Texas 78747. The general

route covered by this project will include the following areas: I-35, from Slaughter Lane to Slaughter Creek; I-35, crossing Slaughter Creek and crossing Onion Creek; I-35, from north of FM 1626 to Onion Creek; I-35, south of Onion Creek; I-35, from proposed South Zone Reservoir to north of FM 1327; I-35, Highway Crossing north of FM 1327; FM-1327, from I-35 to west of Bradshaw Road; Bradshaw Road, from west of Bradshaw Road to ½ mile north of FM 1327; Buratti property; Legends Way property; Pleasant valley extension, from Rinard Creek to east Slaughter Lane; Goodnight Ranch property; Slaughter Lane extension, from west of Capital View Drive to Thaxton Road; McKinney Falls Parkway extension, from Thaxton Road to William Cannon Drive; William Cannon Drive, from McKinney Falls Parkway to Pilot Knob Reservoir; west of I-35 and north of the proposed SH-45; Onion Creek (north) Interceptor Tunnel, Rinard to Slaughter; and Onion Creek (Golf Course) Interceptor Tunnel, I-35 to Rinard.

Public Uses:

A permanent waterline easement for the public use of placing, constructing, operating, repairing, upgrading, replacing, relocating, decommissioning, and maintaining a permanent water line in, along, upon and across the following described tracts of land described in Exhibit "U," with the right and privilege at all times of having ingress, egress, and regress, in, along, upon and across such tract of land for the purpose of making additions to, improvement on, repairs to, and/or removal of said water line and associated appurtenances and making connections therewith; the right to clear, cut, fell, remove, and dispose of any and all timber, underbrush, building improvements, and any other obstructions from said tract of land; and the right to enter upon said tract of land in order to move

thereon such vehicles, tools, equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its permanent easement rights to be acquired in this proceeding; and

Two temporary working space easements in, along, upon, and across the land described in Exhibits "A" and "B," attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter upon said real property in order to move thereon vehicles, tools, and equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its temporary easement rights to be acquired in this proceeding, and do whatever is reasonably necessary to construct the waterline and wastewater line in the easements referred to herein; and

Six temporary ingress and egress easements in, along, upon, and across the tract of land described in Exhibits E, F, G, H, I, J, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter, exit and re-enter the tracts of land described in Exhibits E, F, G, H, I, J, for the purposes of constructing, maintaining, using, installing, and then removing and restoring the surface of, a temporary access road, to provide access to construct, maintain, repair, replace, use, upgrade, or remove a waterline and a wastewater line on the property; and

Two 25-foot permanent access easements in, along, upon, and across the tract of land described in Exhibits R and T, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter, exit and re-enter the tracts of

land described in Exhibits R and T, for the purpose of constructing, installing, maintaining and performing routine maintenance of the waterline and wastewater line to be constructed on the property; and

A 30 foot, permanent subterranean wastewater easement for the public use of placing, constructing, inspecting, monitoring, operating, repairing, upgrading, replacing, relocating, maintaining, decommissioning and removing by means of tunneling or boring without surface disturbance a subterranean tunnel and wastewater line and related appurtenances and facilities in, on, along, over, under, upon and across the following described tracts of land described in Exhibit V, with the right and privilege at all times of having ingress, egress, and regress, in, along, upon and across such tract of land for the purpose of making additions to, improvement on, repairs to, and/or removal of said wastewater line and associated appurtenances and making connections therewith; the right to clear, cut, fell, remove, and dispose of any and all timber, underbrush, building improvements, and any other obstructions from said tract of land; and the right to enter upon said tract of land in order to move thereon such vehicles, tools, equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its permanent easement rights to be acquired in this proceeding; and

A 100 foot by 100 foot (100' x 100'), permanent wastewater line easement for the public use of placing, constructing, operating, repairing, upgrading, replacing, relocating, decommissioning, and maintaining a permanent wastewater line in, along, upon and across the following described tract of land described in Exhibit P, with the right and privilege at all times of having ingress, egress, and

regress, in, along, upon and across such tract of land for the purpose of making additions to, improvement on, repairs to, and/or removal of said wastewater line and associated appurtenances and making connections therewith; the right to place, replace, construct, operate, repair, upgrade, relocate, and remove the wastewater line, access manholes, and other appurtenances as may reasonably be required in connection therewith, in, along, upon, under, and across said tract of land; the right to clear, cut, fell, remove, and dispose of any and all timber, underbrush, building improvements, and any other obstructions from said tract of land; and the right to enter upon said tract of land in order to move thereon such vehicles, tools, equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its permanent easement rights to be acquired in this proceeding; and

Two 50-foot permanent, wastewater line easements for the public use of placing, constructing, operating, repairing, upgrading, replacing, relocating, decommissioning, and maintaining a permanent wastewater line in, along, upon and across the following described tracts of land described in Exhibits O and Q, with the right and privilege at all times of having ingress, egress, and regress, in, along, upon and across such tract of land for the purpose of making additions to, improvement on, repairs to, and/or removal of said wastewater line and associated appurtenances and making connections therewith; the right to place, replace, construct, operate, repair, upgrade, relocate, and remove the wastewater line, access manholes, and other appurtenances as may reasonably be required in connection therewith, in, along, upon, under, and across said tract of land; the right to clear, cut, fell, remove, and dispose of any and all

timber, underbrush, building improvements, and any other obstructions from said tract of land; and the right to enter upon said tract of land in order to move thereon such vehicles, tools, equipment and persons as the City of Austin may deem necessary and convenient to the exercise of its permanent easement rights to be acquired in this proceeding; and

Three temporary staging area and material storage site easements in, along, upon, and across the land described in Exhibits K, L, and M, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter upon said real property in order to move thereon vehicles, tools, and equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its temporary easement rights to be acquired in this proceeding, and do whatever is reasonably necessary to construct the waterline and wastewater line in the easements referred to herein; and

Two 20-foot, temporary working space easements in, along, upon, and across the land described in Exhibits C and D, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter upon said real property in order to move thereon vehicles, tools, and equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its temporary easement rights to be acquired in this proceeding, and do whatever is reasonably necessary to construct the waterline and wastewater line in the easements referred to herein; and

A temporary working space easement and a temporary staging area and material storage site

easement in, along, upon, and across the land described in Exhibit N, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter upon said real property in order to move thereon vehicles, tools, and equipment, and persons as the City of Austin may deem necessary and convenient to the exercise of its temporary easement rights to be acquired in this proceeding, and do whatever is reasonably necessary to construct the waterline and wastewater line in the easements referred to herein; and

A permanent access easement in, along, upon and across the tract of land described in Exhibit S, attached hereto and incorporated herein by reference, for the public use of permitting the City of Austin, its agents, employees, and contractors to enter, exit and re-enter the tracts of land described in Exhibit S, for the purposes of constructing, installing, maintaining and performing routine maintenance of the waterline and wastewater line to be constructed on the property, as specified herein.

Location: (No physical address)
East of IH-35 and south of Onion Creek
Austin, Texas 78728

Property: Described in the attached and incorporated Exhibits A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U and V.

ADOPTED: October 18, 2012

ATTEST:

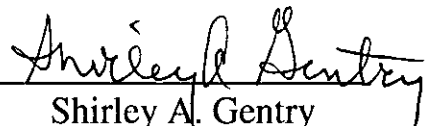

Shirley A. Gentry
City Clerk

Exhibit " A "

Onion Associates, Ltd.
To
City of Austin
(for Temporary Working
Space Easement)
CIP# 6937.027

Parcel 4558.110 TWSE

Field Notes

BEING 0.122 OF ONE ACRE (5,312 SF) OF LAND, MORE OR LESS, OUT OF AND A PART OF THE SANTIAGO DEL VALLE GRANT, ABSTRACT No. 24, IN TRAVIS COUNTY, TEXAS, SAME BEING A PORTION OF THE TRACT CONVEYED TO ONION ASSOCIATES, LTD., BY GENERAL WARRANTY DEED EXECUTED ON JULY 20, 2006 AND FILED FOR RECORD ON JULY 24, 2006, RECORDED IN DOCUMENT 2006139690 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID 0.122 OF ONE ACRE (5,312 SF) OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS AND AS SHOWN ON THE ATTACHED SKETCH:

COMMENCING at a TxDOT brass disc found in the easterly right-of-way line of Interstate Highway 35 (400' R.O.W.) and in the southerly right-of-way line of Onion Creek Parkway (R.O.W. varies) at a northwesterly corner of Lot A, Onion Creek Section 1-B recorded in Book 79, Page 313 of the Plat Records of Travis County, Texas, thence as follows:

South 17°32'14" West, a distance of 523.84 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Lot A, to a calculated point at the most northerly corner of said Onion Associates, Ltd. tract and in the southerly line of said Lot A, from which a punch hole in concrete found at the most westerly corner of said Lot A bears North 76°00'49" West, a distance of 0.85 feet;

South 17°32'15" West, a distance of 581.66 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, to a calculated point at the most northerly corner of the herein described tract of land, having Texas State Plane (Central Zone, NAD 83(CORS 96) Epoch 2002, US Feet, Combined Scale Factor of 0.99996) values of N=10021542.81, E=3098055.84;

1) THENCE, South 72°27'45" East, a distance of 80.00 feet, leaving the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract and crossing said Onion Associates, Ltd. tract, to a calculated point for the most easterly corner of the herein described tract of land;

2) THENCE, South 17°32'15" West, a distance of 85.00 feet, to a calculated point for the most southerly corner of the herein described tract of land;

3) THENCE, North 72°27'45" West, a distance of 80.00 feet, to a calculated point in the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, from which an iron rod with cap stamped "RDS 4094" found bears South 17°32'15" West, at a distance of 42.84 feet passing a 5/8 inch iron rod found, in all a distance of 852.54 feet to a calculated point at the most westerly corner of said Onion Associates, Ltd. Tract and the most northerly corner of a 2.00 acre tract (remainder of 16.88 acres) conveyed to Protestant Episcopal Church Council of the Diocese of Texas, a Non-profit Corporation recorded in Volume 7640, Page 106 of the Deed Records of Travis County, Texas, and North 74°03'43" West, a distance of 0.08 feet;

4) THENCE, North 17°32'15" East, a distance of 8.50 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, to a calculated point for a corner;

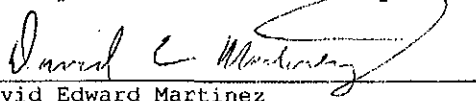
5) THENCE, South 72°10'34" East, a distance of 49.51 feet, leaving the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract and crossing said Onion Associates, Ltd. tract, to a calculated point for a corner;

6) THENCE, North 17°49'26" East, a distance of 30.00 feet, to a calculated point for a corner;

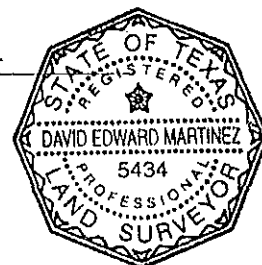
7) THENCE, North 72°10'34" West, a distance of 49.66 feet, to a calculated point in the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, for a corner;

8) THENCE, North 17°32'15" East, a distance of 46.50 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract to the Point of Beginning and containing an area of 0.122 of one acre (5,312 SF) of land, more or less.

I hereby declare that this survey was made on the ground, under my supervision, and that it substantially complies with the current Texas Society of Professional Surveyors standards.


David Edward Martinez
Registered Professional Land Surveyor 5434

02/29/12
Date



305 East Huntland Drive
Suite 200
Austin, Texas 78752
(512) 453-0767

Bearing Basis: Texas State Plane, Central Zone, NAD 83(CORS 96), Epoch 2002
The reference points for this project are a Brass Disc found and identified as TxDOT Engineer's Station 114+01.37, 167.85' RT. at the northwesterly corner of Interstate Highway 35 and Old San Antonio Road-Grid Coordinate Values N=10028818.272, E=3099760.398 and a Brass disc found and identified as City of Austin Monument P-11-3001 at the southeast corner of the Onion Creek Parkway Bridge over Interstate Highway 35-Grid Coordinate Values of N=10022637.008, E=3098305.276.

TCAD No.: 0448180501
CITY GRID No.: F11

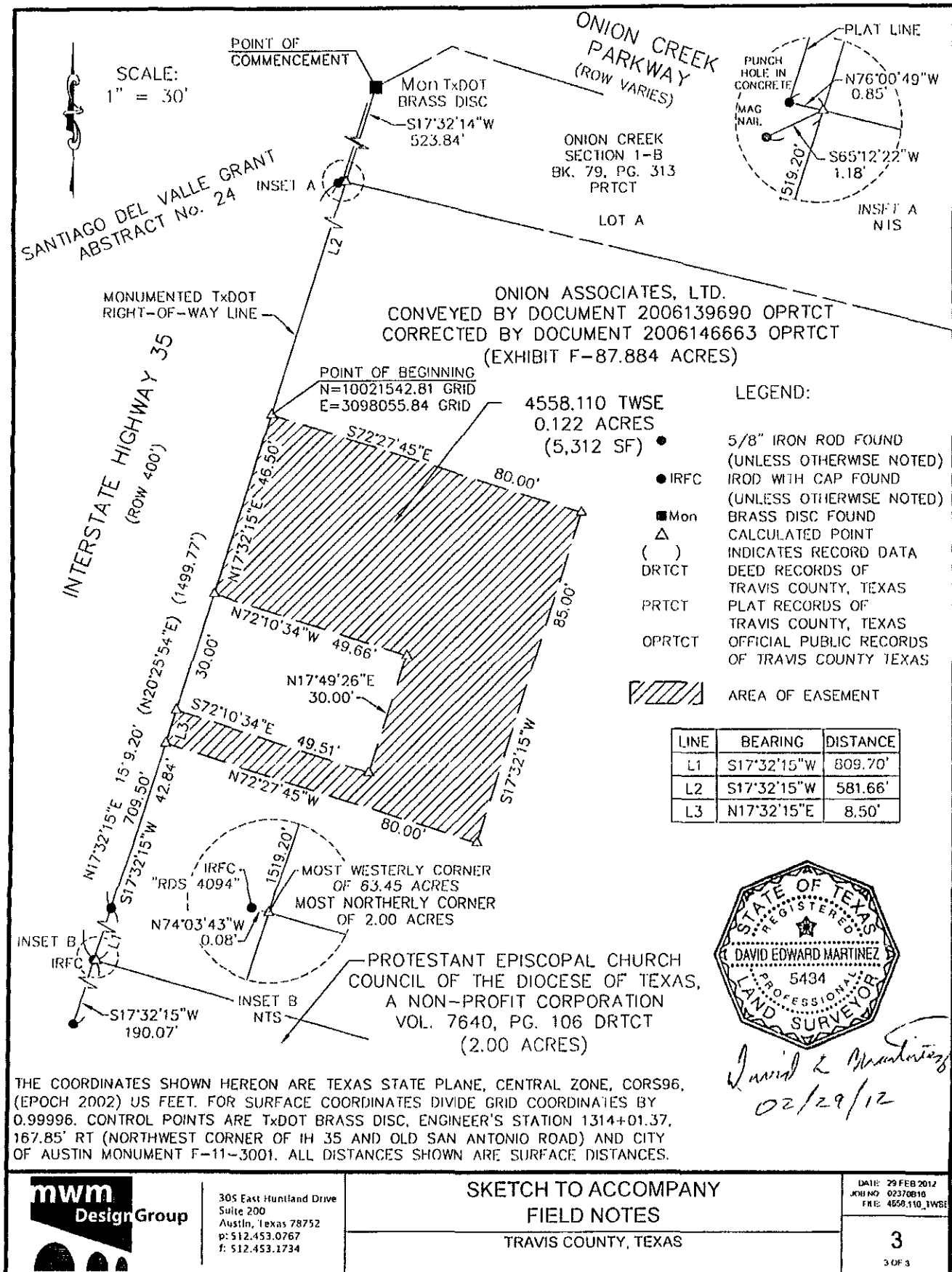




EXHIBIT " B "

(TEMPORARY WORKING SPACE EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TWSE-3

LEGAL DESCRIPTION OF A 0.750-ACRE TRACT OF LAND, EQUIVALENT TO 32,658 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.750-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Onion Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Onion Associates, LTD. 87.884-acre tract, N42°59'25"E, a distance of 1,072.79 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,433.48, E=3,098,504.59, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Onion Associates, LTD. 87.884-acre tract, the following five (5) courses and distances:

- 1) **N18°55'36"E**, a distance of **71.31 feet** to a calculated point, for the northwest corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N13°27'32"W, a distance of 898.27 feet;
- 2) **S58°42'03"E**, a distance of **67.45 feet** to a calculated point, for an angle point of this easement;
- 3) **S75°46'28"E**, a distance of **420.60 feet** to a calculated point, for the northeast corner of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 4) S17°36'47"W, a distance of 80.19 feet to a calculated point, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears S36°24'26"E, a distance of 1,772.95 feet; and
- 5) N72°23'13"W, a distance of 487.03 feet to the **POINT OF BEGINNING**, containing 0.750-acre (32,658 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

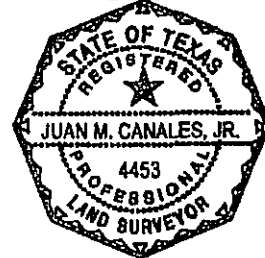
As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

1-11-2010

Date



REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TWSE-3.doc

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *1/11/2010*
JACKIE LEE CROW
R.P.L.S. #5209

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

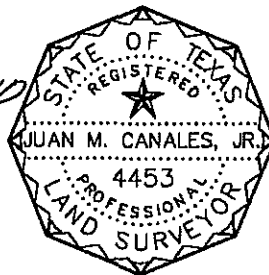
THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.553. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 1-11-2010
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: December 9, 2009

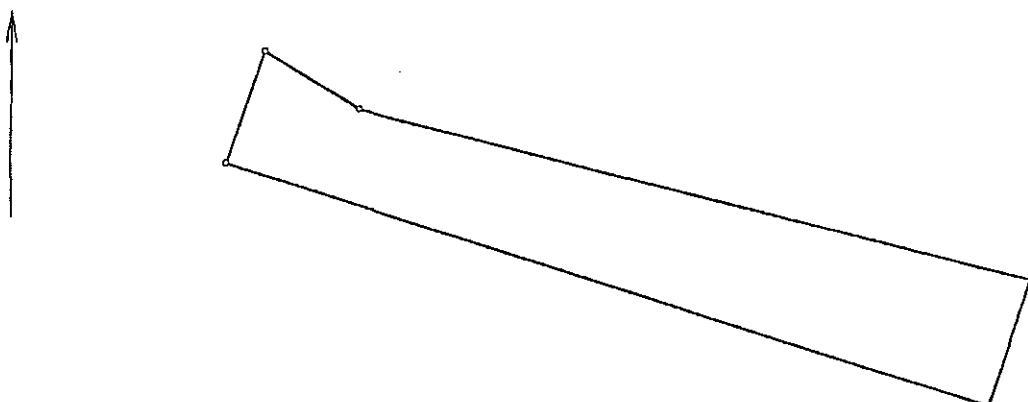
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: URS
Date: December 31, 2009
Office: Eleuterio Leos
Crew: S.Dunn
F.B.:
Path: c:\leos drawings\olhon\easements\oci_bradshaw-grid-base.dwg
Job No.: 610-12-05

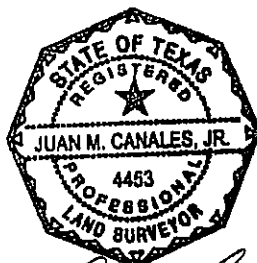


SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413



Title: 4558.110-TWSE-3		Date: 01-04-2010
Scale: 1 inch = 100 feet	File: 4558.110-TWSE-3.des	
Tract 1: 0.750 Acres: 32658 Sq Feet: Closure = n26.1342w 0.01 Feet: Precision = 1/164911: Perimeter = 1127 Feet		
001=n18.5536e 71.31	003=s75.4628e 420.60	005=n72.2313w 487.03
002=s58.4203e 67.45	004=s17.3647w 80.19	



Juan M. Canales, Jr.
1-11-2010



EXHIBIT " C "

(20-FOOT TEMPORARY WORKING SPACE EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TWSE

LEGAL DESCRIPTION OF A 0.981-ACRE TRACT OF LAND, EQUIVALENT TO 42,712 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION 87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.981-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, Ltd. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates Ltd. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Union Associates, Ltd. 87.884-acre tract, N41°31'35"E, a distance of 1,138.27 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,500.94, E=3,098,527.72, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Onion Associates, Ltd. 87.884-acre tract, the following seven (7) courses and distances:

- 1) **N18°55'36"E**, a distance of **20.48 feet** to a calculated point, for the northwest corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35, identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N14°10'20"W, a distance of 881.04 feet;
- 2) **S58°42'03"E**, a distance of **68.83 feet** to a 60d nail set, for an angle point of this easement;
- 3) **S75°46'28"E**, a distance of **418.56 feet** to a 60d nail set, for an angle point of this easement;

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- 4) **S70°17'38"E**, a distance of **483.31 feet** to a 60d nail set, for an angle point of this easement;
- 5) **S57°58'19"E**, a distance of **483.02 feet** to a 60d nail set, for an angle point of this easement;
- 6) **S41°21'05"E**, a distance of **499.11 feet** to a 60d nail set, for an angle point of this easement; and
- 7) **S56°01'07"E**, a distance of **183.99 feet** a calculated point in the east line of said Onion Associates, Ltd. 87.884-acre tract and the west line of a called 117.188-acre tract conveyed to Onion Associates, Ltd. in the above referenced Document No. 2006236625, Official Public Records Travis County, Texas, for the northeast corner of this easement, from which a 1/2-inch iron rod found at an angle point in the east line of said Onion Associates, Ltd. 87.884-acre tract, same being an angle point in the west line of said Onion Associates, Ltd. 117.188-acre tract, bears **N26°54'57"E**, a distance of **450.54 feet**;

THENCE, with the common line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 117.188-acre tract, **S26°54'57"W**, a distance of **20.15 feet** to a calculated point for the southeast corner of this easement, from which a 1/2-inch iron rod found at the southeast corner of said Onion Associates, Ltd. 87.884-acre tract, same being the northeast corner of a called 254.9-acre tract conveyed to Spillman Properties Ltd. in Document No. 2009124581 of the Official Public Records Travis County, Texas, also being an angle point in the west line of said Onion Associates, Ltd. 117.188-acre tract, bears **S26°54'57"W**, a distance of **403.70 feet**, and **S28°10'16"W**, a distance of **281.22 feet**;

THENCE, through the interior of said Onion Associates, Ltd. 87.884-acre tract, the following six (6) courses and distances:

- 1) **N56°01'07"W**, a distance of **189.04 feet** to a calculated point, for an angle point of this easement;
- 2) **N41°21'05"W**, a distance of **498.76 feet** to a calculated point, for an angle point of this easement;
- 3) **N57°58'19"W**, a distance of **477.94 feet** to a calculated point, for an angle point of this easement;
- 4) **N70°17'38"W**, a distance of **480.19 feet** to a calculated point, for an angle point of this easement;
- 5) **N75°46'28"W**, a distance of **420.60 feet** to a calculated point, for an angle point of this easement; and

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 6) N58°42'03"W, a distance of 67.45 feet to the POINT OF BEGINNING, containing 0.981-acre (42,712 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

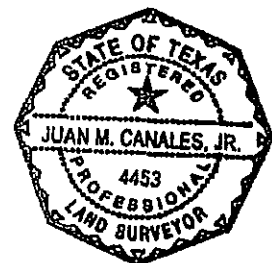
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

7-20-10

Date

REFERENCES

MAPSCO 2009, 703-R & 704-S, GRID NO. F-11 & G-10
TCAD PARCEL ID NO. 04-4818-0501
4558.110-20' TWSE_rev1.docx



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

Date: *7/20/2010*
JACKIE LEE CROW
R.P.L.S. #5209

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGEND



60D NAIL SET



1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE



BRASS DISK FOUND
UNLESS NOTED OTHERWISE



1/2" IRON PIPE FOUND
UNLESS NOTED OTHERWISE



MAG NAIL FOUND



CALCULATED POINT



CENTERLINE



RECORD INFORMATION



NEIGHBORING RECORD



TXDOT PLANS #3090-0



IN 35-LOOP 275 TO FM 1327



DATED JUNE 9, 1989



OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS



REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS



PLAT RECORDS
OF TRAVIS COUNTY, TEXAS



TRAVIS CENTRAL APPRAISAL
DISTRICT



RIGHT-OF-WAY



SUBDIVISION LINE



MONUMENTED ROW LINE



DETAIL A



NOT TO SCALE

LINE	BEARING	DISTANCE
L1	N18°55'36"E	20.48'
L2	S58°42'03"E	68.83'
L3	S56°01'07"E	183.99'
L4	S26°54'57"W	20.15'
L5	N56°01'07"W	189.04'
L6	N58°42'03"W	67.45'

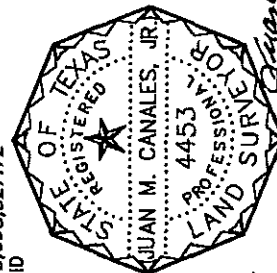
1" = 200'



ONION CREEK GOLF GROUP, LP
DOC. NO. 2006079292
O.P.R.I.C.T.
[140.788-ACRES]

ONION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.I.C.T.
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

PARCEL 4558.110
TWSE
0.981 AC.
42,712 SQ. FT.



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
AUSTIN, TEXAS 78745
PH: (512)228-7411 FAX: (512)228-7413

Juan M. Canales, Jr.
7-20-10

PAGE 4 OF 6

Client: Othman, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othman inc\onion creek interceptor tie-in\grid\ousements\oco-grid-base.dwg
Job No.: 480-16-11

LEGEND

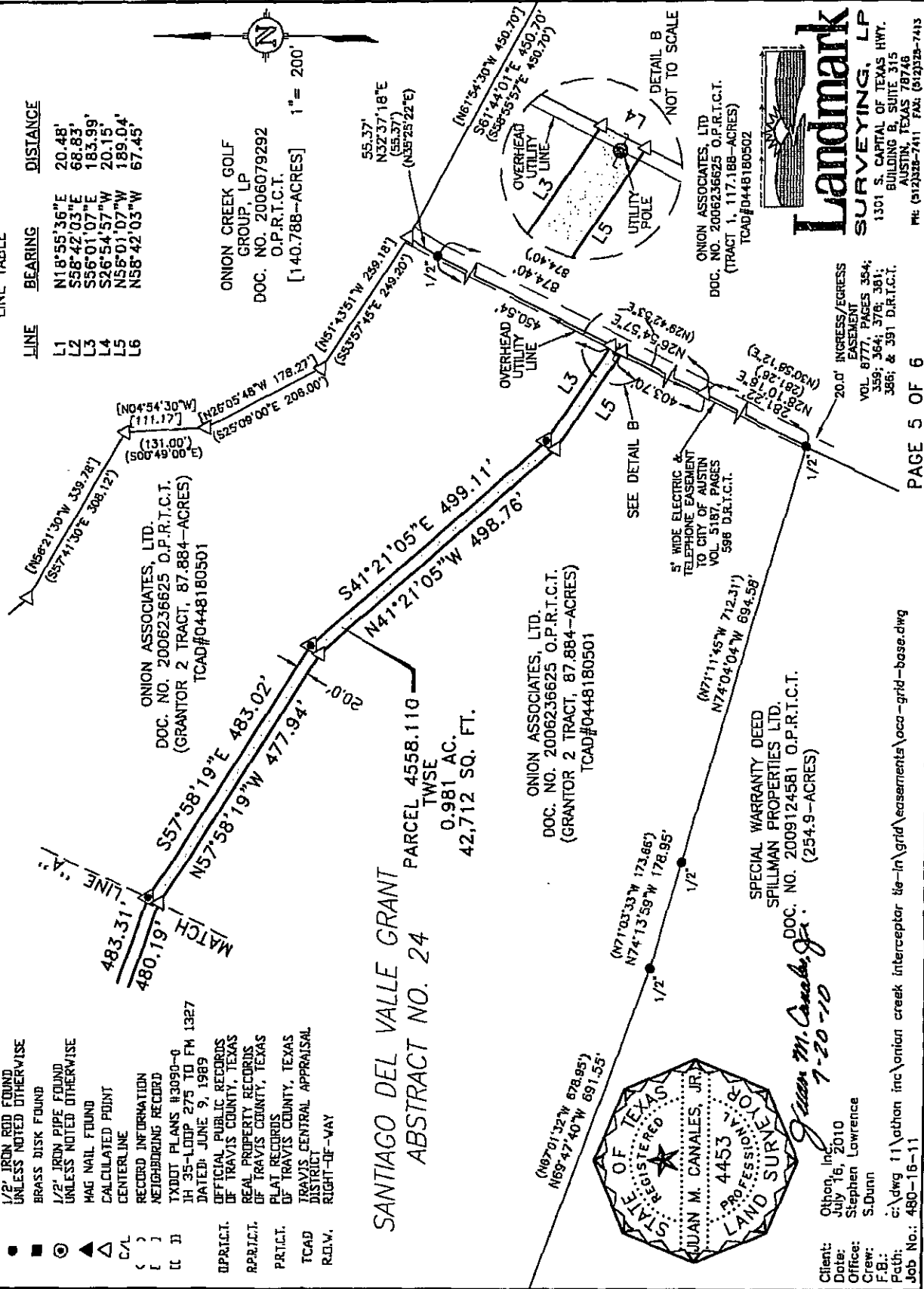
- ▲ 60D NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- ▲ MAG NAIL FOUND
- △ CALCULATED POINT
- C/L CENTERLINE
- () RECORD INFORMATION
- [] NEIGHBORING RECORD
- [] TYPED PLANS
- 1H 35-LOOP 275 TO FM 1327
- DATE: JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- RIGHT-OF-WAY
- OPRCLT.
- APRCLT.
- PRCLT.
- TCAD
- RCLV.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LINE TABLE

LINE	BEARING	DISTANCE
L1	N18°55'36"E	20.48'
L2	S58°42'03"E	68.83'
L3	S56°01'07"E	183.99'
L4	S26°54'57"W	20.15'
L5	N56°01'07"W	189.04'
L6	N58°42'03"W	67.45'

UNION CREEK GOLF
GROUP, LP
DOC. NO. 2006079292
O.P.R.T.C.T.
[140.788-ACRES] 1" = 200'



SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

UNION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

UNION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(TRACT 1, 117.188-ACRES)
TCAD#0448180502

5' WIDE ELECTRIC &
TELEPHONE EASEMENT
TO CITY OF AUSTIN
VOL. 5187, PAGES
586 D.R.T.C.T.

SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD.
DOC. NO. 2009124581 O.P.R.T.C.T.
(254.9-ACRES)

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413

Client: Onyon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\athon inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 480-16-11

PAGE 5 OF 6

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, Zone X (shaded), as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1488+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,163.555. DISTANCES SHOWN HEREON ARE GRID.

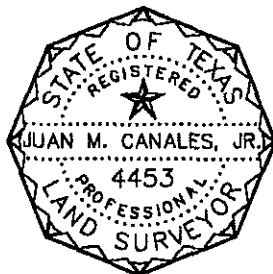
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 7-20-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\easements\oco-grid-basa.dwg
Job No.: 480-16-11



SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 6 OF 6

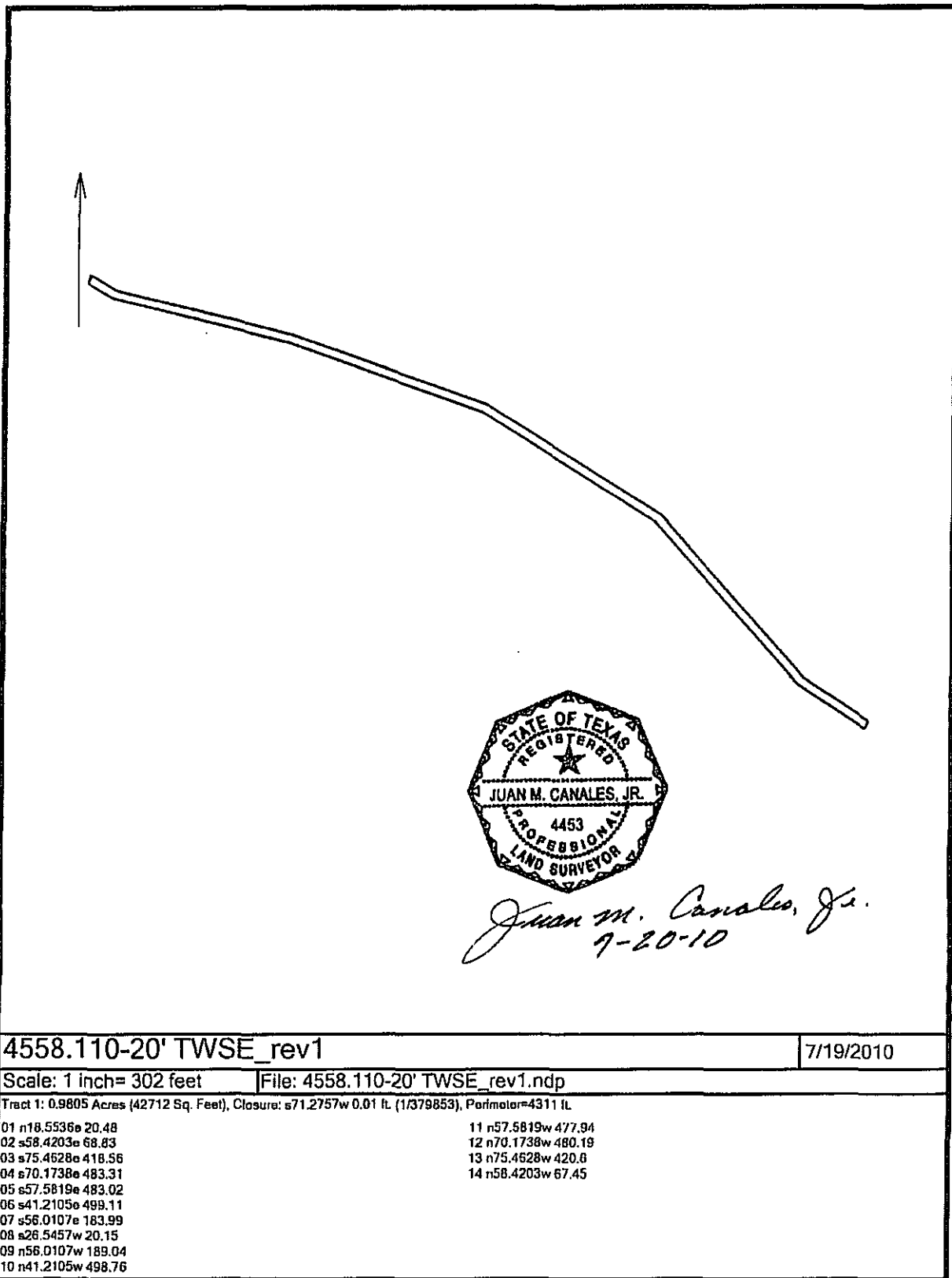




EXHIBIT " D "

(20-FOOT TEMPORARY WORKING SPACE EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.111 TWSE-4

LEGAL DESCRIPTION OF A 0.427-ACRE TRACT OF LAND, EQUIVALENT TO 18,577 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 117.188-ACRE TRACT DESIGNATED AS TRACT 1, AS CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.427-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting the southerly corner of a 87.884-acre tract conveyed to Union Associates, Ltd. in the above referenced Document No. 2006236625, Official Public Records of Travis County, Texas, also monumenting an angle point in the westerly boundary line of said 117.188-acre tract; **Thence**, with the easterly boundary line of said Union Associates, Ltd. 87.884-acre tract, same being said westerly boundary line of the Union Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 281.22 feet to a calculated point at an angle point in the common line of said Union Associates, Ltd. 87.884-acre tract and said Union Associates, Ltd. 117.188-acre tract; **Thence**, continuing with said common line, N26°54'57"E, a distance of 403.71 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,467.09, E=3,100,366.59, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, with said common line of the Union Associates, Ltd. 87.884-acre tract and Union Associates, Ltd. 117.188-acre tract, N26°54'57"E, a distance of 20.15 feet to a calculated point, for the northwest corner of this easement, from which a 1/2-inch iron rod found on said common line the Union Associates, Ltd. 87.884-acre tract and Union Associates, Ltd. 117.188-acre tract, bears N26°54'57"E, a distance of 450.54 feet;

THENCE, through the interior of said Union Associates, Ltd. 117.188-acre tract, the following two (2) courses and distances:

- 1) S56°01'07"E, a distance of 624.15 feet to a 60d nail set, for an angle point of this easement; and

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 2) **S62°19'47"E**, a distance of **304.93 feet** to a 60d nail set on the east line of said Onion Associates, Ltd. 117.188-acre tract, same being a west line of a called 254.9-acre tract conveyed to Spillman Properties, Ltd., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, for the northeast corner of this easement;

THENCE, with the common line of said Onion Associates, Ltd. 117.188-acre tract and said Spillman Properties, Ltd. 254.9-acre tract, **S27°49'50"W**, a distance of **20.00 feet** to a calculated point for the southeast corner of this easement, from which a 1-inch iron rod found on an inside corner in the easterly line of said Onion Associates, Ltd. 117.188-acre tract, same being an outside corner of said Spillman Properties, Ltd. 254.9-acre tract, bears **S27°49'50"W**, a distance of **342.13 feet** and **S27°33'36"W**, a distance of **498.03 feet**;

THENCE, through the interior of said Onion Associates, Ltd. 117.188-acre tract, the following two (2) courses and distances:

- 1) **N62°19'47"W**, a distance of **305.98 feet** to a calculated point, for an angle point of this easement;
- 2) **N56°01'07"W**, a distance of **622.78 feet** to the **POINT OF BEGINNING**, containing **0.427-acre (18,577 square feet)** of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

7-21-10

Date

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

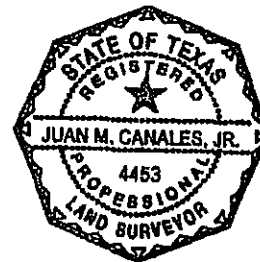
REFERENCES

MAPSCO 2009, 703-R & 704-S, GRID NO. F-11 & G-10
TCAD PARCEL ID NO. 04-4818-0502
4558.111-20' TWSE-4.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

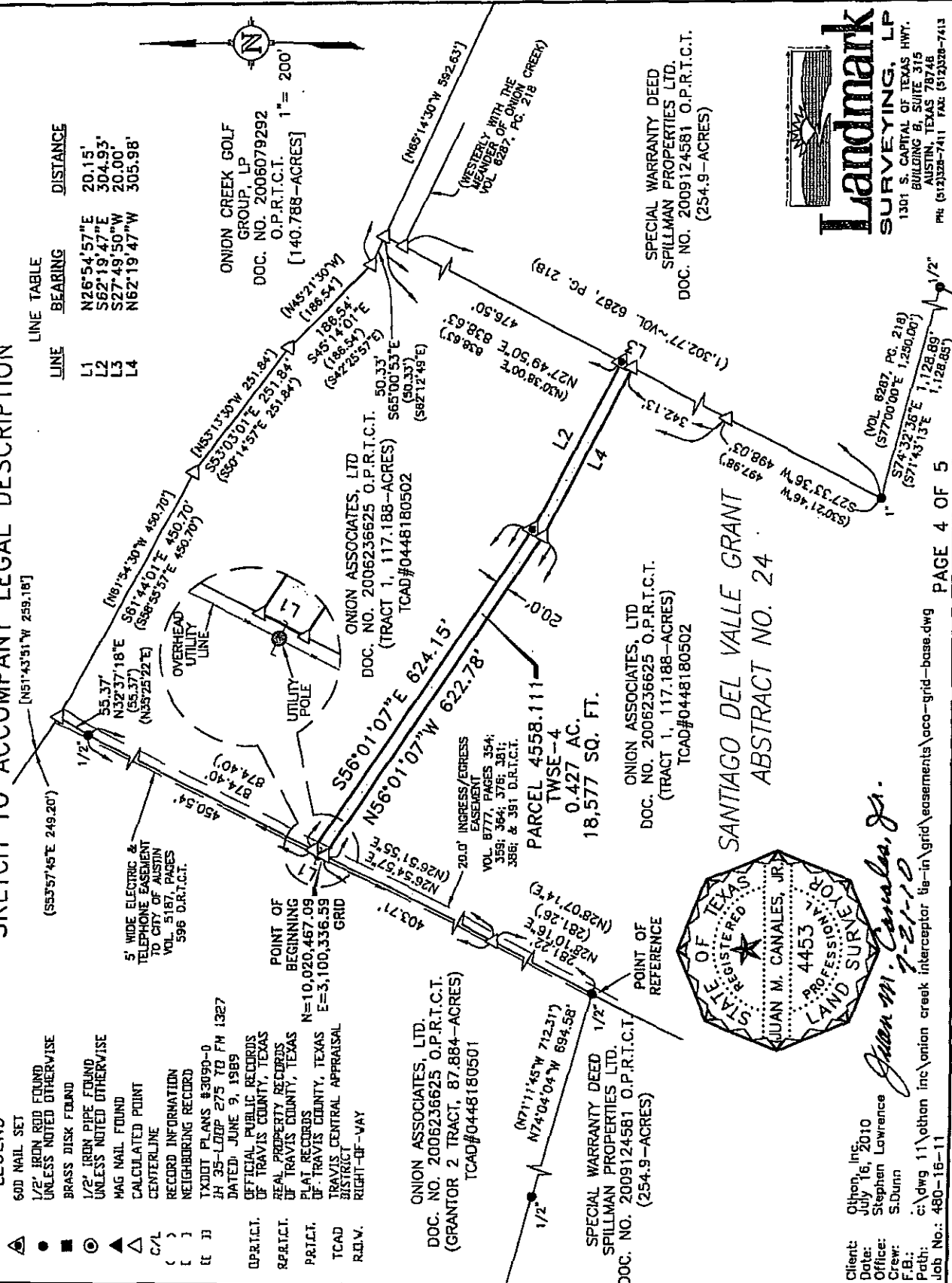
Date: *7/21/2010*
JACKIE LEE CROW
R.P.L.S. #5209




LEGEND

- | | | | | | | | | | | | | |
|--------------|---|------------------|--|----------------|--------------------------------|--|--|--|--|---|--------------------------------------|--------------|
| 60D NAIL SET | 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE | BRASS DISK FOUND | 1/2" IRON PIPE FOUND
UNLESS NOTED OTHERWISE | MAG NAIL FOUND | CALCULATED POINT
CENTERLINE | RECORD INFORMATION
NEIGHBORING RECORD | TXDOT PLANS #3090-0
IN 35-LOOP 275 TO FM
DATED: JUNE 9, 1989 | OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS | REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS | PLAT RECORDS
OF TRAVIS COUNTY, TEXAS | TRAVIS CENTRAL APPRAISAL
DISTRICT | RIGHT-OF-WAY |
| ▲ | ● | ■ | ◎ | ▲ | △ | C/L | () | [] |]] |]] |]] |]] |

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N26°54'57"E	20.15'
L2	S62°19'47"E	304.93"
L3	S27°49'50"W	20.00'
L4	N62°19'47"W	305.98"



Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\oth
Job No.: 480-16-11



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512) 328-7411 FAX: (512) 328-7413

PAGE 4 OF 5

Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\ easements\oco-grid-base.dwg

Exhibit D
Page 4 of 6

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, Zone X (shaded), as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS. CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,837.008, E=3,099,305.276 AND REFERENCE POINT "STATION 146B+50.20, 280.00" RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,163.555. DISTANCES SHOWN HEREON ARE GRID.

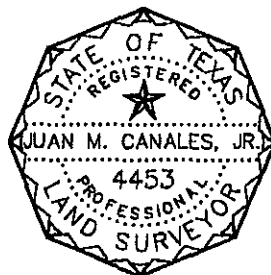
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 7-21-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\easements\oco-grid-bosa.dwg
Job No.: 480-16-11



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413

PAGE 5 OF 5

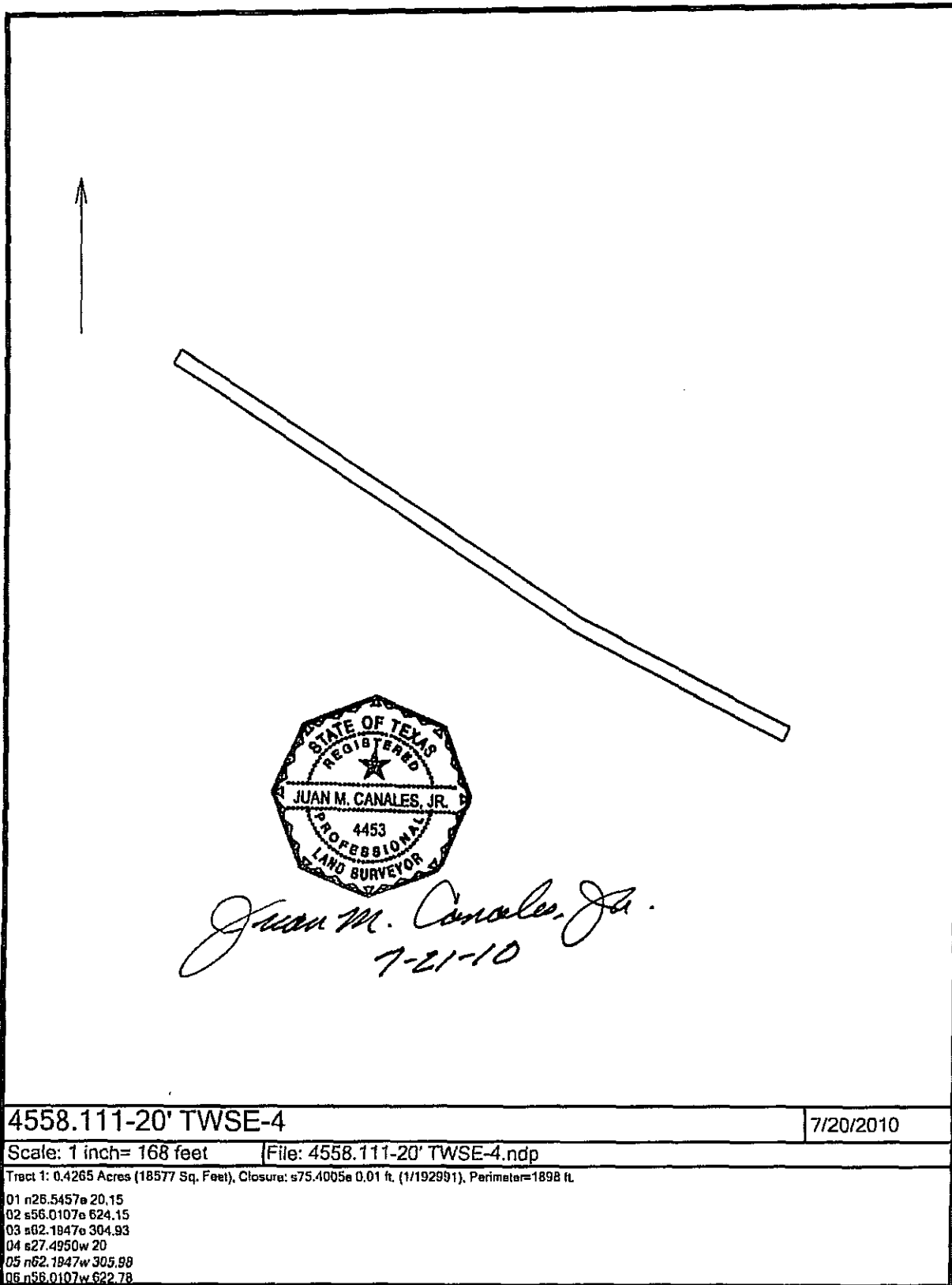


Exhibit E

(for Temporary Ingress
and Egress Easement)
CIP# 6937.017

Parcel 4558.110 TIAEE

Field Notes

BEING 0.064 OF ONE ACRE (2,800 SF) OF LAND, MORE OR LESS, OUT OF AND A PART OF THE SANTIAGO DEL VALLE GRANT, ABSTRACT No. 24, IN TRAVIS COUNTY, TEXAS, SAME BEING A PORTION OF THE TRACT CONVEYED TO UNION ASSOCIATES, LTD, BY GENERAL WARRANTY DEED EXECUTED ON JULY 20, 2006 AND FILED FOR RECORD ON JULY 24, 2006, RECORDED IN DOCUMENT 2006139690 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID-0.064-OF ONE ACRE (2,800 SF) OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS AND AS SHOWN ON THE ATTACHED SKETCH:

COMMENCING at a TxDOT brass disc found in the easterly right-of-way line of Interstate Highway 35 (400' R.O.W.) and in the southerly right-of-way line of Onion Creek Parkway (R.O.W. varies) at a northwesterly corner of Lot A, Onion Creek Section 1-B recorded in Book 79, Page 313 of the Plat Records of Travis County, Texas, thence as follows:

South 17°32'14" West, a distance of 523.84 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Lot A, to a calculated point at the most northerly corner of said Onion Associates, Ltd. tract and in the southerly line of said Lot A, from which a punch hole in concrete found at the most westerly corner of said Lot A bears North 76°00'49" West, a distance of 0.85 feet;

South 17°32'15" West, a distance of 546.66 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, to a calculated point at the most northerly corner of the herein described tract of land, having Texas State Plane (Central Zone, NAD 83 (CORS 96) Epoch 2002, US Feet, Combined Scale Factor of 0.99996) values of N=10021576.19, E=3098066.39;

1) THENCE, South 72°27'45" East, a distance of 80.00 feet, leaving the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract and crossing said Onion Associates, Ltd. tract, to a calculated point for the most easterly corner of the herein described tract of land;


2) THENCE, South 17°32'15" West, a distance of 35.00 feet, to a calculated point for the most southerly corner of the herein described tract of land;

3) THENCE, North 72°27'45" West, a distance of 80.00 feet, to a calculated point in the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, from which an iron rod with cap stamped "RDS 4094" found bears South 17°32'15" West, at a distance of 127.84 feet passing a 5/8 inch iron rod found, in all a distance of 937.54 feet to a calculated point at the most westerly corner of said Onion Associates, Ltd. Tract and the most northerly corner of a 2.00 acre tract (remainder of 16.88 acres) conveyed to Protestant Episcopal Church Council of the Diocese of Texas, a Non-profit Corporation recorded in Volume 7640, Page 106 of the Deed Records of Travis County, Texas, and South 74°03'43" West, a distance of 0.08 feet;

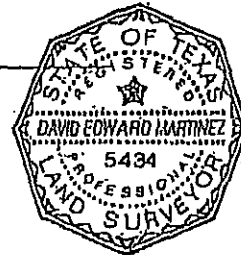
T:\023-708 2 1035 Job 243 WIA\Project Admin\18 Encasement\Fie3d Notes\4558.110_TIAEE.doc

4) THENCE, North $17^{\circ}32'15''$ East, a distance of 35.00 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract to the Point of Beginning and containing an area of 0.064 of one acre (2,800 SF) of land, more or less.

I hereby declare that this survey was made on the ground, under my supervision, and that it substantially complies with the current Texas Society of Professional Surveyors standards.


David Edward Martinez
Registered Professional Land Surveyor 5434

11/11/09
Date

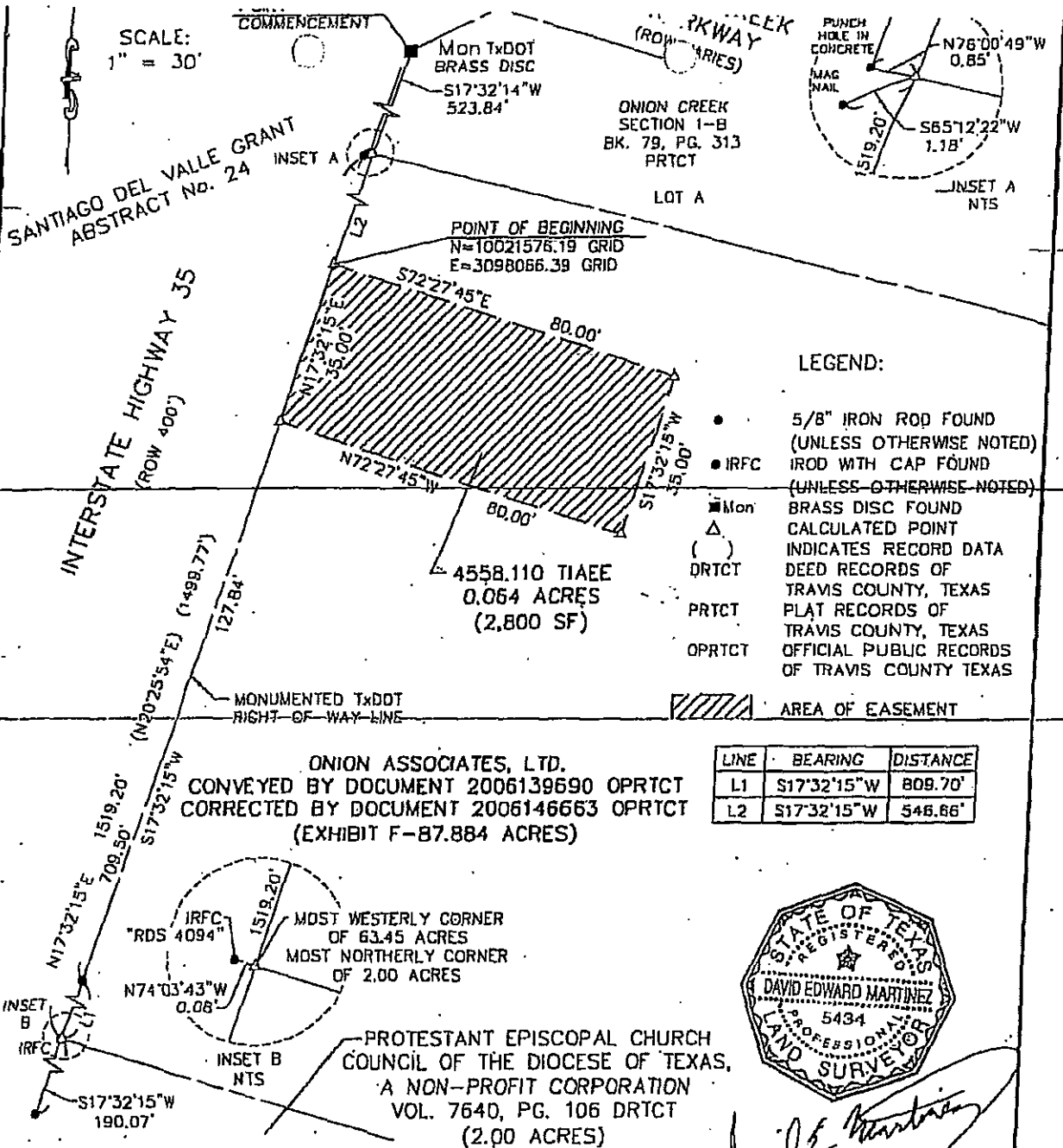


305 East Huntland Drive
Suite 200
Austin, Texas 78752
(512) 453-0767

Bearing Basis; Texas State Plane, Central Zone, NAD 83(CORS 96), Epoch 2002
The reference points for this project are a Brass Disc found and identified as TxDOT Engineer's Station 114+01.37, 167.85' RT. at the northwesterly corner of Interstate Highway 35 and Old San Antonio Road-Grid Coordinate Values N=10026818.272, E=3099760.398 and a Brass disc found and identified as City of Austin Monument F-11-3001 at the southeast corner of the Onion Creek Parkway Bridge over Interstate Highway 35-Grid Coordinate Values of N=10022637.008, E=3098305.276.

TCAD No.: 0448180501
CITY GRID No.: F11





THE COORDINATES SHOWN HEREON ARE TEXAS STATE PLANE, CENTRAL ZONE, CORS96, (EPOCH 2002) US FEET. FOR SURFACE COORDINATES DIVIDE GRID COORDINATES BY 0.99996. CONTROL POINTS ARE TxDOT BRASS DISC, ENGINEER'S STATION 1314+01.37, 167.85' RT (NORTHWEST CORNER OF IH 35 AND OLD SAN ANTONIO ROAD) AND CITY OF AUSTIN MONUMENT F-11-3001. ALL DISTANCES SHOWN ARE SURFACE DISTANCES.

	305 East Hundland Drive Suite 200 Austin, Texas 78752 p: 512.453.0707 f: 512.453.1734	SKETCH TO ACCOMPANY FIELD NOTES	DATED: 12/09/2009 JOB NO: 02210519 FILE: 4558110_TIAEE
		TRAVIS COUNTY, TEXAS	3 3 OF 3



EXHIBIT " F "

(TEMPORARY INGRESS AND
EGRESS EASEMENT)

SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TIAEE 3

LEGAL DESCRIPTION OF A 0.129-ACRE TRACT OF LAND, EQUIVALENT TO 5,598 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND, AS CONVEYED FROM JOYCE ANN PORTER AND UNION 87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.129-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of the above referenced Union Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 1.9965-acre tract of land conveyed to Union Creek Associates LTD. in said Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Union Associates, LTD. 87.884-acre tract, N50°09'16"E, a distance of 892.91 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,220.87, E=3,098,458.63, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Union Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

- 1) **N18°40'07"E**, a distance of **186.58 feet** to a 60d nail set, for the northwest corner of this easement;
- 2) **S72°23'13"E**, a distance of **30.01 feet** to a 60d nail set, for the northeast corner of this easement;
- 3) **S18°40'07"W**, a distance of **186.61 feet** to a 60d nail set, for the southeast corner of this easement, from which a 1/2-inch iron rod found at an angle point in the southerly boundary line of said Union Associates, LTD. 87.884-acre tract, same being an angle point in the northerly boundary line of said Union Associates, LTD. 1.9965-acre tract, bears **S03°07'53"W**, a distance of **758.44 feet**; and

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 4) N72°19'15"W, a distance of 30.00 feet to the POINT OF BEGINNING, containing 0.129-acre (5,598 square feet) of land.

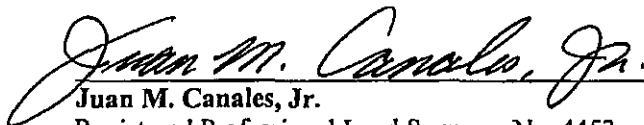
BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP


Juan M. Canales, Jr.

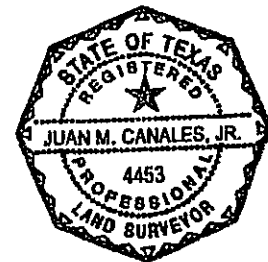
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

5-7-10

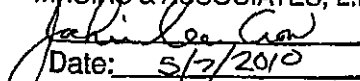
Date

REFERENCES

MAPSCO 2009, 703-R&V, GRID NO. F-10&11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TIAEE 3.docx



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

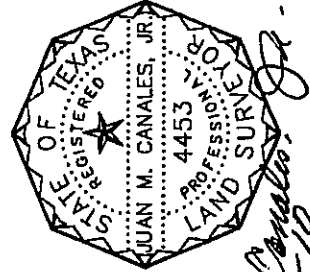
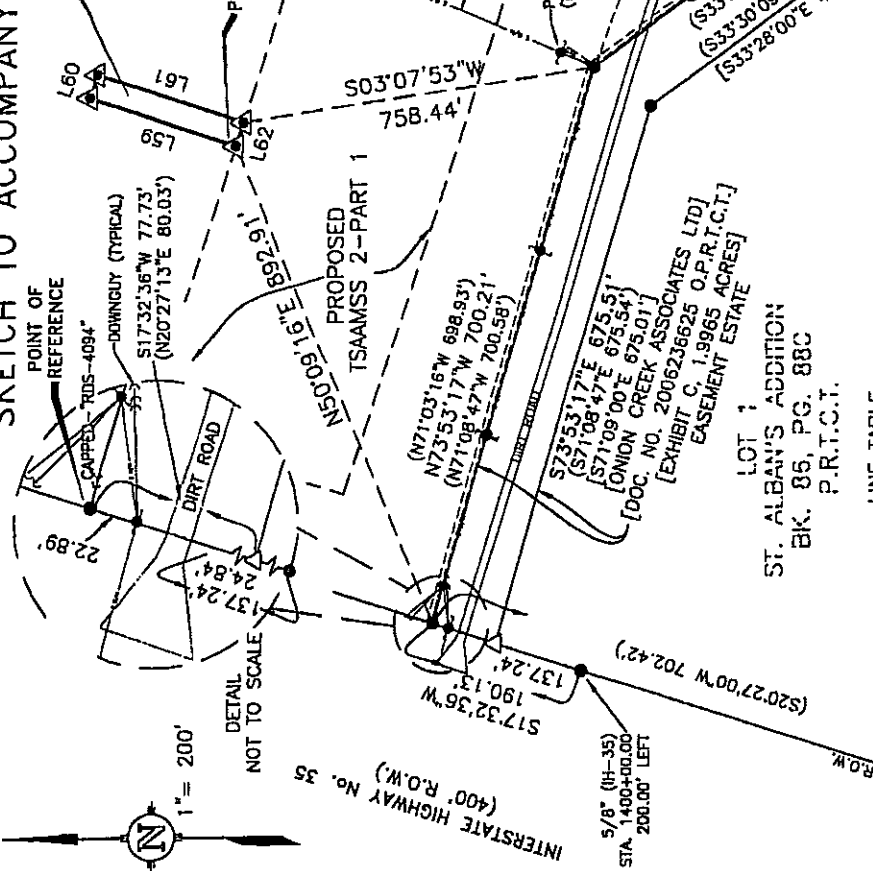

Date: 5/7/2010
JACKIE LEE CROW
R.P.L.S. #5209

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION



PARCEL 4558.110
TIAEE 3
0.129 AC.
5,598 SQ. FT.
SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24



Client: URS
Date: May 6, 2010
Office: Stephen Lawrence
Crew: S. Dunn
F.B.I.: 1224/33
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid easements\oca-grid-base.dwg
Job No.: 610-20-01

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone AE, Zone X (shaded), and Zone X as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

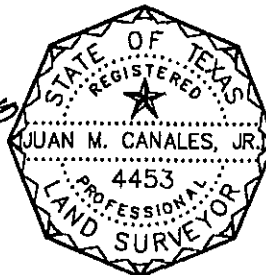
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 5-7-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: May 6, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: URS
Date: May 6, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.: 1224/33
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\ easements\oca-grid-base.dwg
Job No.: 610-20-01



SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP

1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 4 OF 4

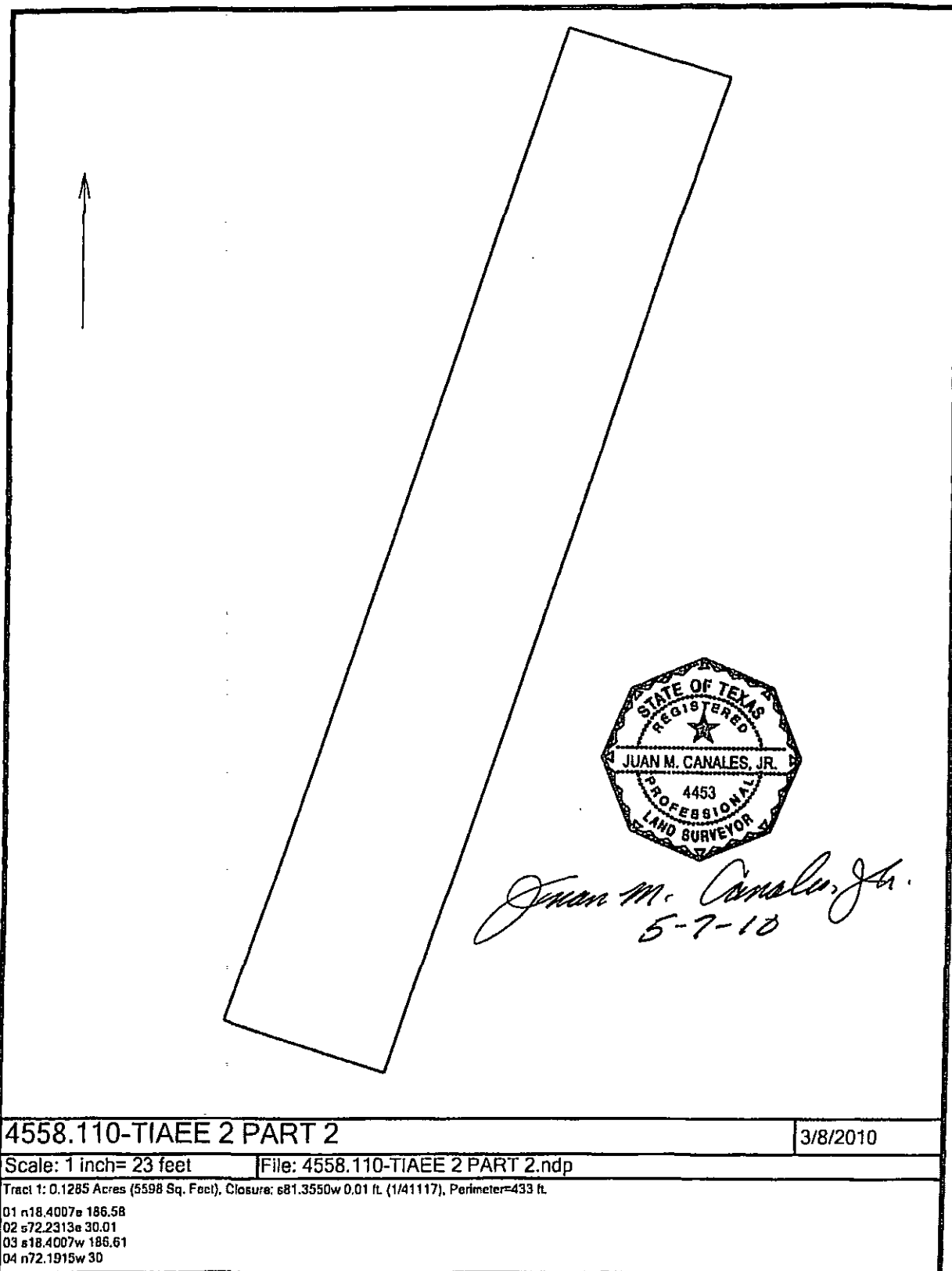




EXHIBIT " G "

(TEMPORARY INGRESS AND
EGRESS EASEMENT)

SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TIAEE 5

LEGAL DESCRIPTION OF A 0.094-ACRE TRACT OF LAND, EQUIVALENT TO 4,084 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND, AS CONVEYED FROM JOYCE ANN PORTER AND UNION 87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND ALSO BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 26, 2006 AND RECORDED IN DOCUMENT NO. 2006146663 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.094-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of the above referenced Union Associates, Ltd. 87.884-acre tract, and the northerly corner of a 16.88-acre tract of land conveyed to Protestant Episcopal Church Council of the Diocese of Texas in Volume 7640, Page 106, Deed Records of Travis County, Texas, same also being the northwest corner of a 1.9965-acre non-exclusive easement estate conveyed to said Union Associates, Ltd. in said Document No. 2006236625 and Document No. 2006146663, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35, identified as Texas Department of Transportation Station 1400+00.00 ~ 200.00 feet left, bears S17°32'36"W, a distance of 190.13 feet; **Thence**, with the common boundary line between said Union Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, S73°53'17"E a distance of 474.81 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,517.00, E=3,098,229.24, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, through the interior of said Union Associates, Ltd. 87.884-acre tract, the following three (3) courses and distances:

- 1) N15°19'08"E a distance of 136.54 feet to a calculated point, for the northwest corner of this easement;

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- 2) **S72°19'15"E** a distance of **30.03 feet** to a calculated point, for the northeast corner of this easement; and
- 3) **S15°19'08"W** a distance of **135.72 feet** to a calculated point on said common line between said Union Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, for the southeast corner of this easement, from which a 1/2-inch iron rod found at an angle point in the south line of said Union Associates, Ltd. 87.884-acre tract also monumenting an outside angle point on the northerly line of said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, bears **S73°53'17"E** a distance of **195.40 feet**;

THENCE, with said common line between said Union Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, **N73°53'17"W** a distance of **30.00 feet** to the **POINT OF BEGINNING**, containing **0.094-acre (4,084 square feet)** of land.

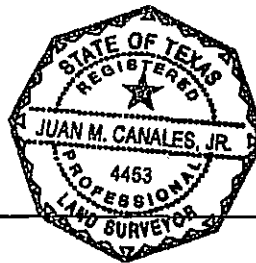
BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP



Juan M. Canales, Jr.

Juan M. Canales, Jr.

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

12-27-10

Date

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

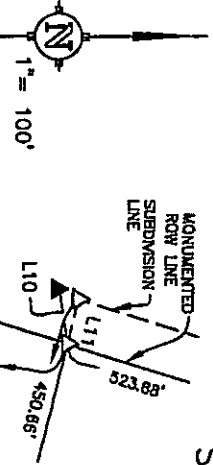
Date: *12/27/2010*
JACKIE LEE CROW
R.P.L.S. #5209

REFERENCES

MAPSCO 2009, 703-V, GRID NO. F-10
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TIAEE 5.docx

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION



LINE	BEARING	DISTANCE
L1	N15°19'08"E	136.54'
L2	S72°19'15"E	30.03'
L3	S15°19'08"W	135.72'
L4	N73°53'17"W	30.00'
L10	S81°41'03"W	1.95'
L11	N76°01'46"W	1.73'

SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24
PART 1

(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 & 2006146663 O.P.R.I.C.T.)
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 & 2006146663 O.P.R.I.C.T.)
(EXHIBIT C, 1.9965 ACRES)
(EASEMENT ESTATE)
TCAD#0448180505

POINT OF BEGINNING
N=10,020,517.00
E=3,098,229.24
GRID

PARCEL 4598.110
TAKE 5
0.094 AC.
4,084 SQ. FT.

POWER POLE (TYPICAL)

OVERHEAD ELECTRIC LINE

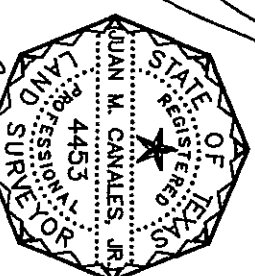
INTERSTATE HIGHWAY No. 35
(400' R.O.W.)

[90' EASEMENT FOR HIGHWAY AND FORESTRY]
[VOL. 4348, PG. 106 D.R.I.C.T.]
[VOL. 5430, PG. 223, MAY 19, 1972]
[BK. 86, PG. 633 D.R.I.C.T.]
[BK. 86, PG. 633 D.R.I.C.T.]

[PROTESTANT EPISCOPAL CHURCH
COUNCIL OF THE DIOCESE OF TEXAS]
[VOL. 7640, PG. 106 D.R.I.C.T.]
[TRACT 1, 16.88-ACRES]

ST. ALBAN'S ADDITION
BK. 86, PG. 88C P.R.I.C.T.

(14.88 ACRES)
TCAD#0448180511



(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 & 2006146663 O.P.R.I.C.T.)
(GRANTOR 1, TRACT 3)
TCAD#0448180510

Landmark
SURVEYING, LP
1501 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH (512) 338-7411 FAX (512) 338-7413

LEGEND

- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- NAG NAIL FOUND
- CALCULATED POINT
- POWER POLE
- GUY WIRE
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- DEED RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- RIGHT-OF-WAY
- RAI.W.
- UNION ASSOCIATES, LTD.) (DOC. NO. 2006236625 & 2006146663 O.P.R.I.C.T.) (EXHIBIT B, 2.9946 ACRES) (EASEMENT ESTATE)

Client: Otton, Inc.
Date: December 21, 2010
Office: Eleuterio Leno
Crew: S. Dunn
F.B.:
Path: i:\otthon\onion creek interceptor tie-in\landmark drawings\grid-staff\easements\oca-grid-base.dwg
Job No.: 480-16-12A

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone X (shaded), as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

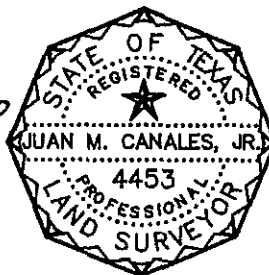
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. - 12-27-10
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

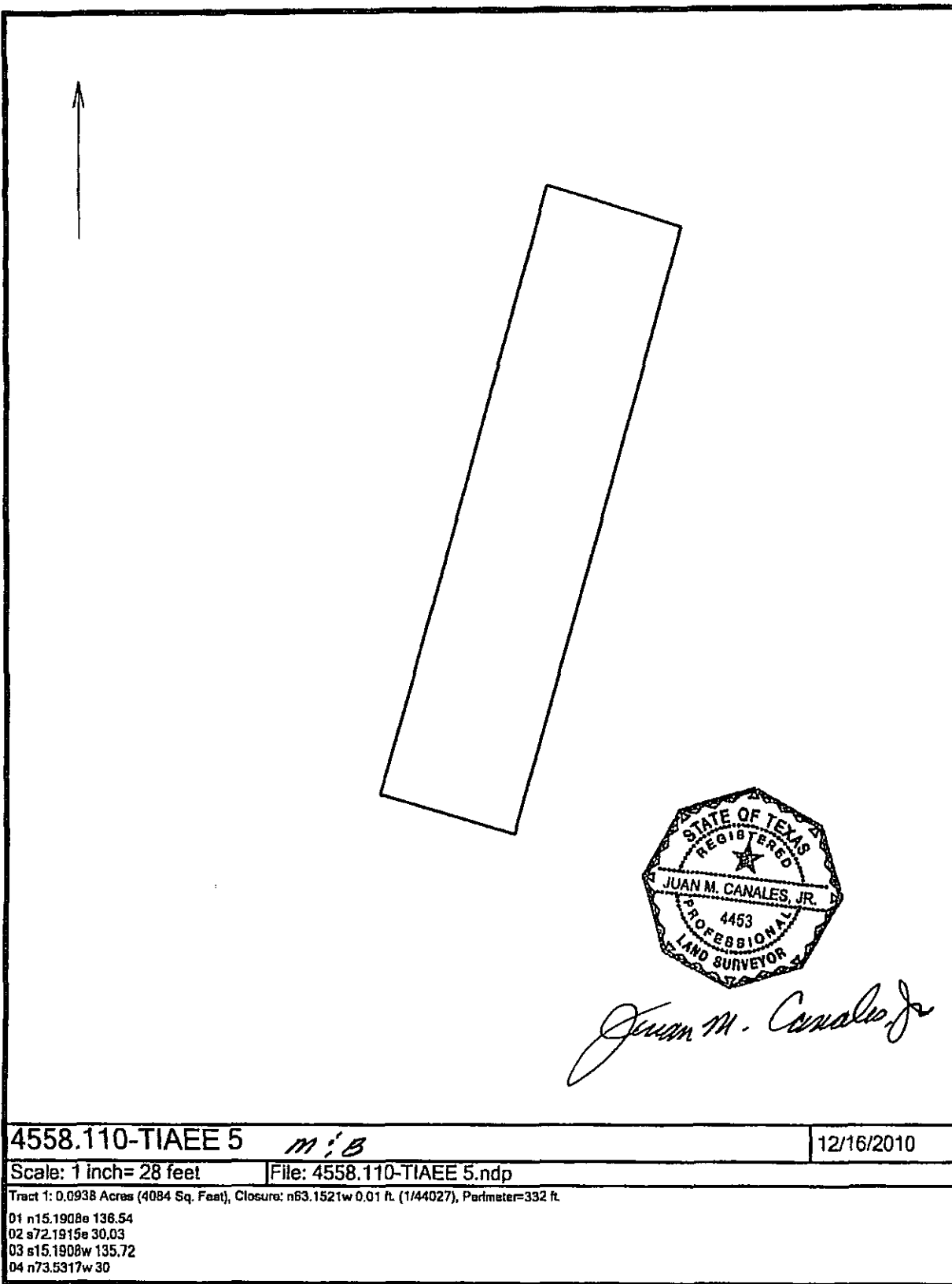
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

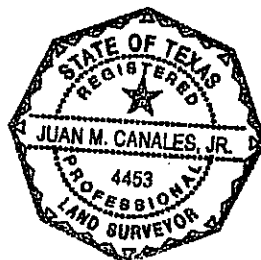
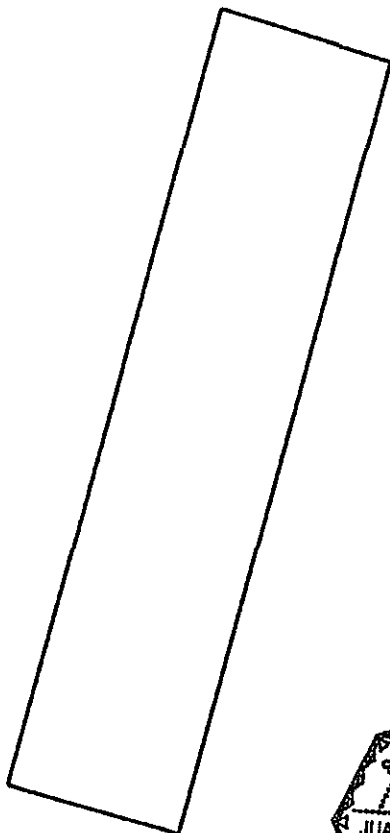
Client: Othon, Inc.
Date: December 21, 2010
Office: Eleuterio Leos
Crew: S.Dunn

F.B.:
Path: t:\othon\onion creek interceptor tie-in\landmark drawings\grid-etaff\easements\oca-grid-base.dwg
Job No.: 480-18-12A



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH (512)328-7411 FAX (512)328-7413





Juan M. Canales, Jr.
12-27-10

4558.110-TIAEE 5

Sketch

12/16/2010

Scale: 1 inch= 28 feet

File: 4558.110-TIAEE 5.ndp

Trect 1: 0.0938 Acres (4084 Sq. Feet), Closure: n63.1521w 0.01 ft. (1/44027), Perimeter=332 ft.

01 n15.1908e 136.54

02 s72.1915e 30.03

03 s15.1908w 135.72

04 n73.5317w 30



EXHIBIT " H "

(TEMPORARY INGRESS AND
EGRESS EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TIAEE 6

LEGAL DESCRIPTION OF A 1.129-ACRE TRACT OF LAND, EQUIVALENT TO 49,186 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING A PORTION OF TWO CERTAIN TRACTS OF LAND DESCRIBED AS A 26.0-ACRE TRACT IN VOLUME 4487, PAGE 806 AND A 63.45-ACRE TRACT DESCRIBED IN VOLUME 4634, PAGE 2288 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1.129-ACRE TRACT OF LAND ALSO BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AND A 2.9946-ACRE NON-EXCLUSIVE EASEMENT ESTATE OF LAND, BOTH CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO ONION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND ALSO BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 26, 2006 AND RECORDED IN DOCUMENT NO. 2006146663 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1.129-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of the above referenced Onion Associates, Ltd. 87.884-acre tract, same being the northwest corner of a 16.88-acre tract of land conveyed to Protestant Episcopal Church Council of the Diocese of Texas in Volume 7640, Page 106, Deed Records of Travis County, Texas, same also being the northwest corner of a 1.9965-acre non-exclusive easement estate conveyed to said Onion Associates, Ltd. in said Document No. 2006236625 and Document No. 2006146663, from which a 5/8-inch iron rod found on said easterly right-of-way line of Interstate Highway No. 35, identified as Texas Department of Transportation Station 1400+00.00 ~ 200.00 feet left, bears S17°32'36"W, a distance of 190.13 feet; **Thence**, with the common line between said Onion Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, S73°53'17"E a distance of 700.21 feet to a 1/2-inch iron rod found at an angle point in the south line of said Onion Associates, Ltd. 87.884-acre tract and north easterly corner of said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, same being an angle point in the northerly line of said Onion Associates, Ltd. 1.9965-acre non-exclusive easement estate, same also being the

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west corner of a 2.9946-acre non-exclusive easement estate conveyed to said Onion Associates, Ltd. in the said Document No. 2006236625 and Document No. 2006146663; **Thence**, with the said common line between said Onion Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, S36°21'14"E a distance of 47.29 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,416.36, E=3,098,473.82, for the northwest corner and **POINT OF BEGINNING** of this easement;

THENCE, through the interior of said Onion Associates, Ltd. 87.884-acre tract, and the above referenced 2.9946-acre non-exclusive easement estate, the following eighteen (18) courses and distances:

- 1) S72°01'01"E a distance of 98.45 feet to a calculated point, for an angle point of this easement;
- 2) S71°27'58"E a distance of 101.99 feet to a calculated point, for an angle point of this easement;
- 3) S70°49'07"E a distance of 100.47 feet to a calculated point, for an angle point of this easement;
- 4) S70°25'46"E a distance of 101.11 feet to a calculated point, for an angle point of this easement;
- 5) S69°51'43"E a distance of 101.53 feet to a calculated point, for an angle point of this easement;
- 6) S65°50'43"E a distance of 106.46 feet to a calculated point, for an angle point of this easement;
- 7) S62°06'03"E a distance of 100.94 feet to a calculated point, for an angle point of this easement;
- 8) S66°46'35"E a distance of 64.06 feet to a calculated point, for an angle point of this easement;
- 9) S71°48'28"E a distance of 101.32 feet to a calculated point, for an angle point of this easement;
- 10) S73°44'05"E a distance of 88.66 feet to a calculated point, for an angle point of this easement;
- 11) S78°41'53"E a distance of 103.03 feet to a calculated point, for an angle point of this easement;

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- 12) **S78°33'17"E** a distance of **101.39 feet** to a calculated point, for an angle point of this easement;
- 13) **S75°37'29"E** a distance of **101.95 feet** to a calculated point, for an angle point of this easement;
- 14) **S75°19'18"E** a distance of **104.64 feet** to a calculated point, for an angle point of this easement;
- 15) **S75°51'11"E** a distance of **96.96 feet** to a calculated point, for an angle point of this easement;
- 16) **S78°25'10"E** a distance of **109.46 feet** to a calculated point, for an angle point of this easement;
- 17) **S79°16'54"E** a distance of **71.98 feet** to a calculated point, for an angle point of this easement; and
- 18) **S83°26'14"E** a distance of **8.83 feet** to a calculated point in the easterly boundary line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 2.9946-acre non-exclusive easement estate, same being the westerly boundary line of a called 117.188-acre tract conveyed to Onion Associates, Ltd. in Document No. 2006236625 and Document No. 2006146663, Official Public Records Travis County, Texas, for the northeast corner of this easement, from which a 1/2-inch iron rod found in the east line of said Onion Associates, Ltd. 87.884-acre tract, same being an angle point in the west line of said Onion Associates, Ltd. 117.188-acre tract, bears **N28°10'16"E**, a distance of **204.33 feet** and **N26°54'57"E**, a distance of **874.40 feet**;

THENCE, with said easterly boundary line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 2.9946-acre non-exclusive easement estate, same being said westerly boundary line of the 117.188-acre tract conveyed to Onion Associates, Ltd., **S28°10'16"W** a distance of **32.12 feet** to a calculated point, for the southeast corner of this easement, from which a 1/2-inch iron rod found at the southeast corner of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 2.9946-acre non-exclusive easement estate, same being the northeast corner of a called 254.9-acre tract conveyed to Spillman Properties Ltd. by Document No. 2009124581, Official Public Records Travis County, Texas, also being an angle point in the west line of said Onion Associates, Ltd. 117.188-acre tract, bears **S28°10'16"W**, a distance of **44.77 feet**;

THENCE, through the interior of said Onion Associates, Ltd. 87.884-acre tract, and the above referenced 2.9946-acre non-exclusive easement estate, the following seventeen (17) courses and distances:

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- 1) **N79°16'54"W** a distance of **71.38 feet** to a calculated point, for an angle point of this easement;
- 2) **N78°25'10"W** a distance of **110.36 feet** to a calculated point, for an angle point of this easement;
- 3) **N75°51'11"W** a distance of **97.78 feet** to a calculated point, for an angle point of this easement;
- 4) **N75°19'18"W** a distance of **104.70 feet** to a calculated point, for an angle point of this easement;
- 5) **N75°37'29"W** a distance of **101.11 feet** to a calculated point, for an angle point of this easement;
- 6) **N78°33'17"W** a distance of **100.59 feet** to a calculated point, for an angle point of this easement;
- 7) **N78°41'53"W** a distance of **104.29 feet** to a calculated point, for an angle point of this easement;
- 8) **N73°44'05"W** a distance of **90.46 feet** to a calculated point, for an angle point of this easement;
- 9) **N71°48'28"W** a distance of **103.15 feet** to a calculated point, for an angle point of this easement;
- 10) **N66°46'35"W** a distance of **66.61 feet** to a calculated point, for an angle point of this easement;
- 11) **N62°06'03"W** a distance of **101.19 feet** to a calculated point, for an angle point of this easement;
- 12) **N65°50'43"W** a distance of **104.43 feet** to a calculated point, for an angle point of this easement;
- 13) **N69°51'43"W** a distance of **100.32 feet** to a calculated point, for an angle point of this easement;
- 14) **N70°25'46"W** a distance of **100.86 feet** to a calculated point, for an angle point of this easement;
- 15) **N70°49'07"W** a distance of **100.20 feet** to a calculated point, for an angle point of this easement;

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16) $N71^{\circ}27'58''W$ a distance of 101.68 feet to a calculated point, for the southwest corner of this easement; and

17) $N72^{\circ}01'01''W$ a distance of 56.50 feet to a calculated point on said common line between said Onion Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, for an angle point of this easement, from which a 1/2-inch iron rod found at an angle point on the southerly line of said Onion Associates, Ltd. 87.884-acre tract and the southeast corner of said Onion Associates, Ltd. 2.9946-acre non-exclusive easement estate, same being an angle point in the northerly line of said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, bears $S36^{\circ}21'14''E$ a distance of 46.65 feet;

THENCE, with said Onion Associates, Ltd. 87.884-acre tract and said Protestant Episcopal Church Council of the Diocese of Texas 16.88-acre tract, same being the westerly line of said Onion Associates, Ltd. 2.9946-acre non-exclusive easement estate, $N36^{\circ}21'14''W$ a distance of 51.46 feet to the **POINT OF BEGINNING**, containing 1.129-acre (49,186 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of $N=10,022,637.008$, $E=3,098,305.276$ and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of $N=10,014,095.051$, $E=3,095,165.555$. Distances shown hereon are grid.

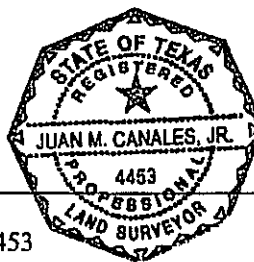
CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00



12-27-10
Date

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *12/27/2010*
Jackie Lee Crow
R.P.L.S. # 5209

REFERENCES

MAPSCO 2009, 703-R&V, 704-S, GRID NO. F-10&11 & G-10
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TIAEE 6.docx

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SKETCH TO ACCOMPANY LEGAL DESCRIPTION



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH (512)332-7411 FAX (512)332-7413

LEGEND

- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- ▲ MAG NAIL FOUND
- △ CALCULATED POINT
- ~ POWER POLE
- GUY WIRE
- C/L CENTERLINE
- () RECORDED INFORMATION
- [] NEIGHBORING RECORD
- [] OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- [] REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- [] PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- [] DEED RECORDS OF TRAVIS COUNTY, TEXAS
- [] TRAVIS CENTRAL APPRAISAL DISTRICT
- [] RIGHT-OF-WAY

SEE PAGE 9 OF 9
FOR LINE TABLE AND NOTES.

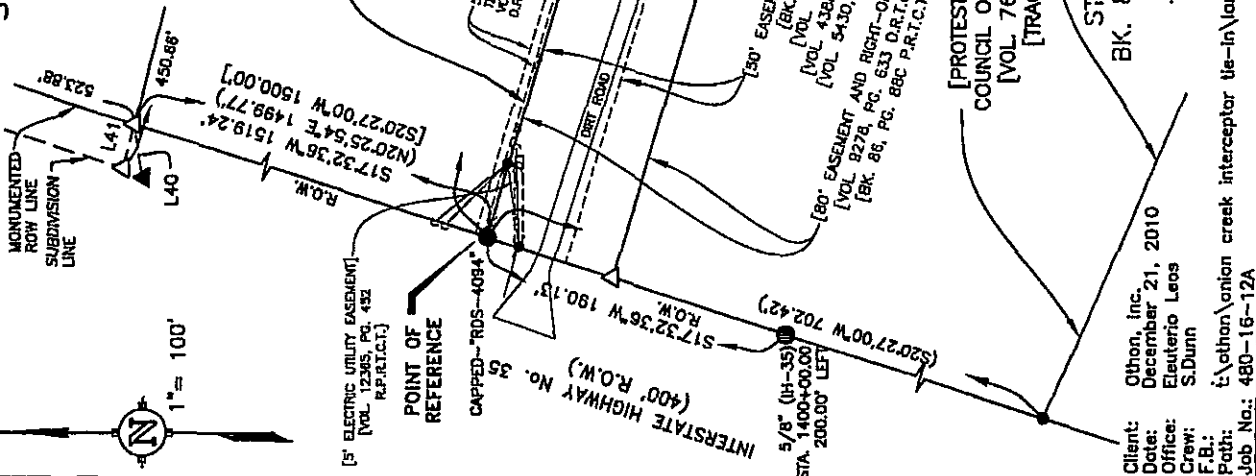
SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

(ONION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(GRANTOR 2 TRACT, 87.884--ACRES)
TCAD#0448180501

(ONION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(EXHIBIT C, 1.9965 ACRES)
(EASEMENT ESTATE)
TCAD#0448180505

(ONION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(EXHIBIT B, 2.9946 ACRES)
(EASEMENT ESTATE)

(ONION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(2.273--ACRES)~(GRANTOR
1, TRACT 3)
TCAD#0448180510



Client: Othon, Inc.
Date: December 21, 2010
Office: Eleuterio Leos
Crew: S. Dunn
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Job No.: 480-16-12A

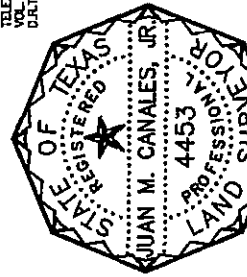
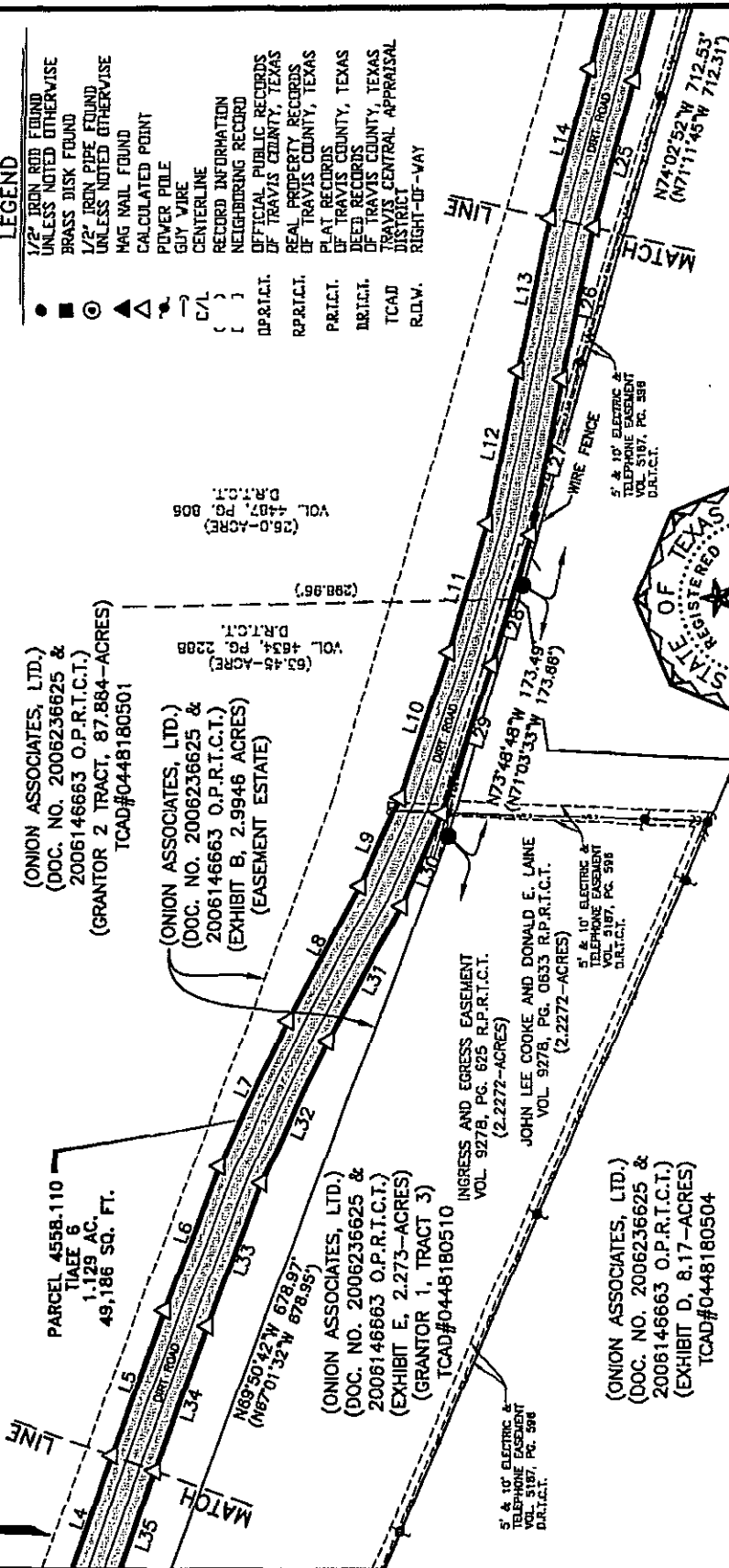
Juan M. Cavales, Jr.
REGISTERED LAND SURVEYOR
4453
PROFESSIONAL
TCAD#0448180511
12-29-10

SKETCH TO ACCOMPANY LEGAL DESCRIPTION



SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

- LEGEND**
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
 - BRASS DISK FOUND
 - 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
 - ▲ MAG NAIL FOUND
 - △ CALCULATED POINT
 - ⋈ POWER POLE
 - ⋈ GUY WIRE
 - CENTERLINE
 - RECORD INFORMATION
 - () NEIGHBORING RECORD
 - [] OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
 - DP&CI. REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
 - RP&CI. PLAT RECORDS OF TRAVIS COUNTY, TEXAS
 - PR&CI. DEED RECORDS OF TRAVIS COUNTY, TEXAS
 - MR&CI. TRAVIS CENTRAL APPRAISAL DISTRICT
 - TCAD RIGHT-OF-WAY
 - R.D.W.



SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD
DOC. NO. 2009124581 O.P.R.I.C.T.
[254.9-ACRES]
TCAD# 0448180503

SEE PAGE 9 OF 9
FOR LINE TABLE AND NOTES.

Client: Othon, Inc.
Date: December 21, 2010
Office: Eleuterio Leos
Crew: S. Dunn
F.B.:
Path: t:\ethon\onion creek interceptor tie-in\landmark drawings\grid-staff\assessments\oco-grid-base.dwg
Job No.: 480-16-12A

Juan M. Canales, Jr.
PAGE 7 OF 9 12-27-10

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(EXHIBIT B, 2.9946 ACRES)
(EASEMENT ESTATE)

PARCEL 4558.110
TRACT 8
1.129 AC.
49,186 SQ. FT.

SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD
DOC. NO. 2009124581 O.P.R.T.C.T.
[254.9-ACRES]
TCAD# 0448180503

SEE PAGE 9 OF 9
FOR LINE TABLE AND NOTES.

Client: Olhon, Inc.
Date: December 21, 2010
Office: Eleuterio Leos
Crew: S.Dunn
F.B.I.:
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Job No.: 480-16-12A

UNION CREEK GOLF GROUP, LP
DOC. NO. 2006079292
O.P.R.T.C.T.
[140.788-ACRES]

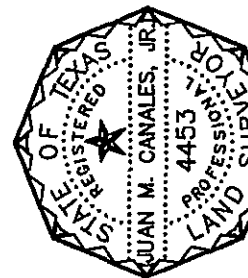
APPROXIMATE
CENTERLINE OF
UNION CREEK
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[S87°44'01"E 450.70']
[S88°35'57"E 450.70']
[N32°37'18"E
(55.37')
(55.37')
(N35°25'22"E)

(UNION ASSOCIATES, LTD.)
(DOC. NO. 2006236625 &
2006146663 O.P.R.T.C.T.)
(TRACT 1, 117.188-ACRES)
TCAD#0448180502

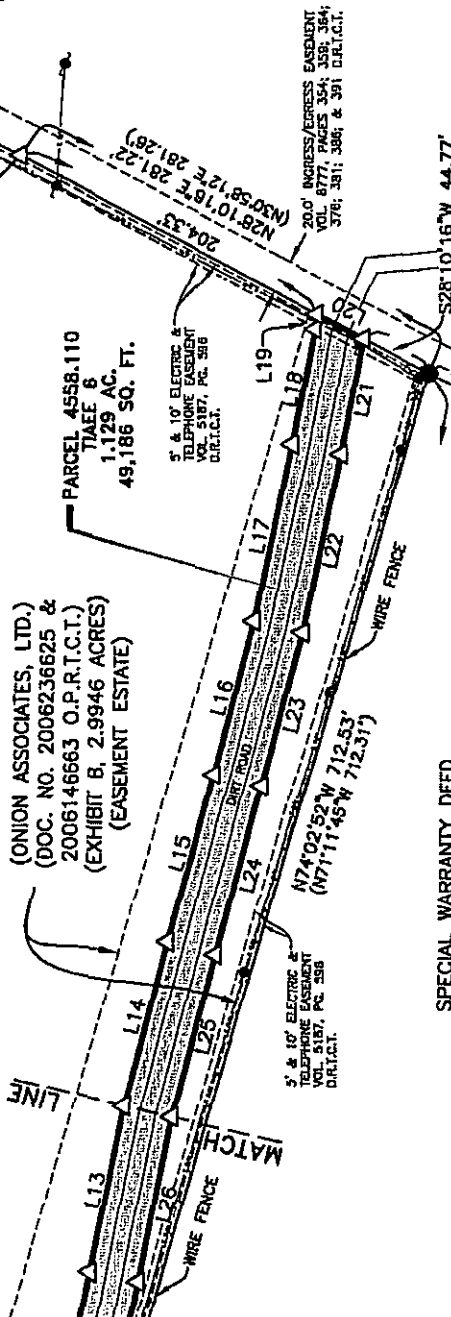
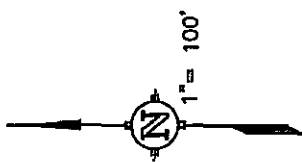
LEGEND

- 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND
UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- CALCULATED POINT
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- RECORD INFORMATION
- NEIGHBORING RECORD
- OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS
OF TRAVIS COUNTY, TEXAS
- DEED RECORDS
OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL
DISTRICT
- TCAD
- R.D.W.
- RIGHT-OF-WAY

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH (512)328-7411 FAX (512)328-7413



Juan M. Canales, Jr.
12-27-13
PAGE 8 OF 9



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone X (shaded), and Zone X, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

LINE	BEARING	DISTANCE			
L1	S36°21'14"E	47.29'	L21	N79°16'54"W	71.38'
L2	S72°01'01"E	98.45'	L22	N78°25'10"W	110.36'
L3	S71°27'58"E	101.99'	L23	N75°51'11"W	97.78'
L4	S70°49'07"E	100.47'	L24	N75°19'18"W	104.70'
L5	S70°25'46"E	101.11'	L25	N75°37'29"W	101.11'
L6	S69°51'43"E	101.53'	L26	N78°33'17"W	100.59'
L7	S65°50'43"E	106.46'	L27	N78°41'53"W	104.29'
L8	S62°06'03"E	100.94'	L28	N73°44'05"W	90.46'
L9	S66°46'35"E	64.06'	L29	N71°48'28"W	103.15'
L10	S71°48'28"E	101.32'	L30	N66°46'35"W	66.61'
L11	S73°44'05"E	88.66'	L31	N62°06'03"W	101.19'
L12	S78°41'53"E	103.03'	L32	N65°50'43"W	104.43'
L13	S78°33'17"E	101.39'	L33	N69°51'43"W	100.32'
L14	S75°37'29"E	101.95'	L34	N70°25'46"W	100.86'
L15	S75°19'18"E	104.64'	L35	N70°49'07"W	100.20'
L16	S75°51'11"E	96.96'	L36	N71°27'58"W	101.68'
L17	S78°25'10"E	109.46'	L37	N72°01'01"W	56.50'
L18	S79°16'54"E	71.98'	L38	S36°21'14"E	46.65'
L19	S83°26'14"E	8.83'	L39	N36°21'14"W	51.46'
L20	S28°10'16"W	32.12'	L40	S81°41'03"W	1.95'
			L41	N76°01'46"W	1.73'

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,088,305.276 AND REFERENCE POINT "STATION 146B+50.20, 280.00" RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

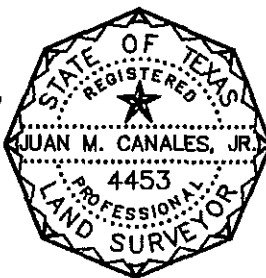
Juan M. Canales, Jr. 12-27-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

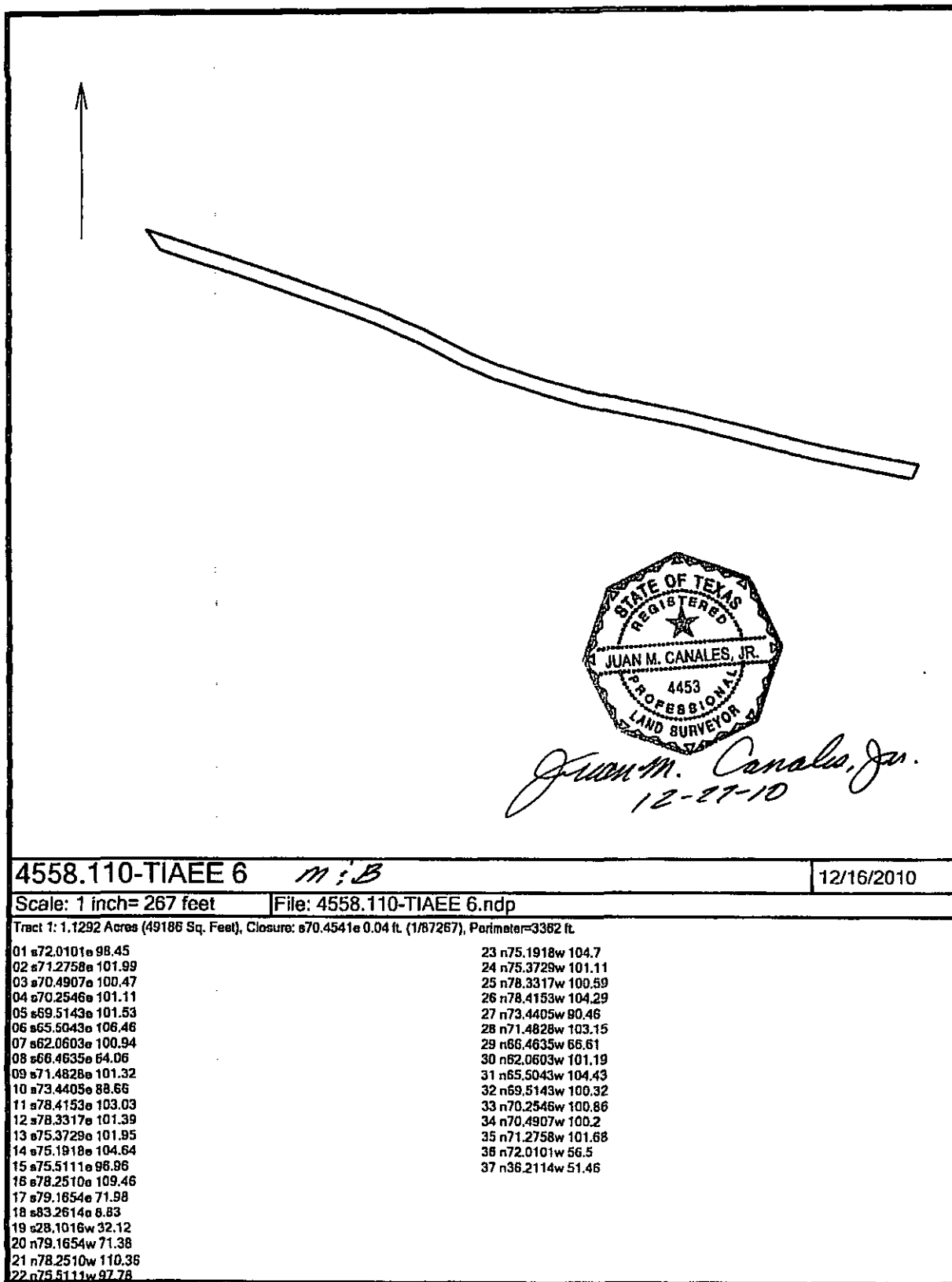
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

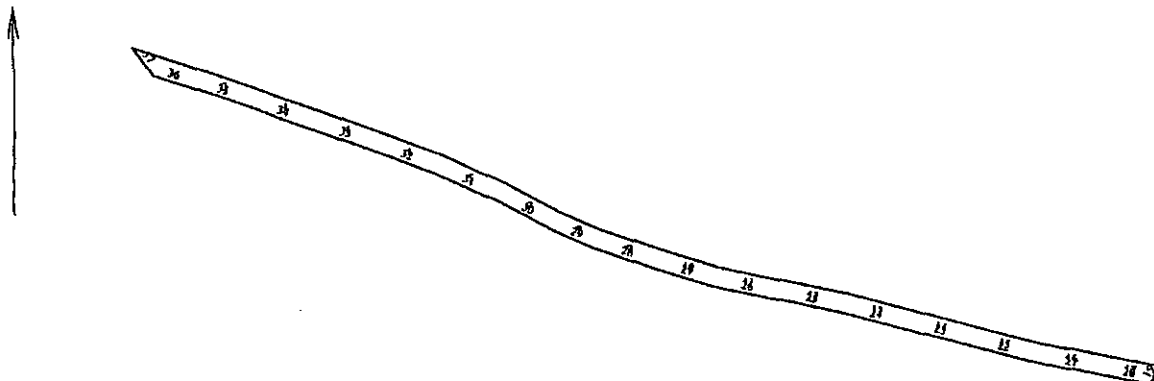
Client: Othon, Inc.
Date: December 21, 2010
Office: Eleuterio Leas
Crew: S.Dunn

F.B.:
Path: t:\othon\onion creek interceptor tie-in\landmark drawings\grid-staff\easements\oca-grid-base.dwg
Job No.: 480-16-12A

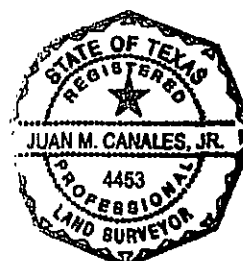


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH (512)328-7411 FAX (512)328-7413





Title: 4558.110-TIAEE6_sketch		Date: 12-20-2010
Scale: 1 inch = 256 feet	File: 4558.110-TIAEE 6_sketch.des	
Tract 1: 1.129 Acres: 49186 Sq Feet: Closure = s70.4541c 0.04 Feet: Precision =1/87269: Perimeter = 3362 Feet		
001=**S72.0101E 98.45	014=S75.1918E 104.64	027=N73.4405W 90.46
002=S71.2758E 101.99	015=S75.5111E 96.96	028=N71.4828W 103.15
003=S70.4907E 100.47	016=S78.2510E 109.46	029=N66.4635W 66.61
004=S70.2546E 101.11	017=S79.1654E 71.98	030=N62.0603W 101.19
005=S69.5143E 101.53	018=S83.2614E 8.83	031=N65.5043W 104.43
006=S65.5043E 106.46	019=S28.1016W 32.12	032=N69.5143W 100.32
007=S62.0603E 100.94	020=N79.1654W 71.38	033=N70.2546W 100.86
008=S66.4635E 64.06	021=N78.2510W 110.36	034=N70.4907W 100.2
009=S71.4828E 101.32	022=N75.5111W 97.78	035=N71.2758W 101.68
010=S73.4405E 88.66	023=N75.1918W 104.70	036=N72.0101W 56.50
011=S78.4153E 103.03	024=N75.3729W 101.11	037=N36.2114W 51.46
012=S78.3317E 101.39	025=N78.3317W 100.59	
013=S75.3729E 101.95	026=N78.4153W 104.29	



Juan M. Canales, Jr.
12-27-10



EXHIBIT " I "

(TEMPORARY INGRESS AND EGRESS EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TIAEE

LEGAL DESCRIPTION OF A 0.488-ACRE TRACT OF LAND, EQUIVALENT TO 21,255 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.488-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, with said easterly right-of-way line of Interstate Highway No. 35, same being the westerly line of said Union Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of 947.85 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,552.53, E=3,098,058.79, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing with said easterly right-of-way line of Interstate Highway No. 35, same being said westerly line of the Onion Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of **25.70 feet** to a 60d nail set, for the northwest corner of this tract, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as *Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N17°32'36"E*, a distance of 836.39 feet;

THENCE, through the interior of said Onion Associates, LTD. 87.884-acre tract, the following nine (9) courses and distances:

- 1) S85°52'11"E, a distance of **20.81 feet** to a 60d nail set at a point of non-tangent curvature of a circular curve to the right, whose radius point bears S09°38'00"E, a distance of 190.00 feet;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 2) With said curve to the right, an arc length of **90.35 feet**, having a radius distance of **190.00 feet**, a central angle of **27°14'47"**, a chord which bears **S86°00'37"E**, a distance of **89.50 feet** to a 60d nail set for the point of tangency;
- 3) **S72°23'13"E**, a distance of **127.32 feet** to a 60d nail set, for an angle point of this easement;
- 4) **S18°55'36"W**, a distance of **30.22 feet** to a 60d nail set, for an inside corner of this easement;
- 5) **S72°23'13"E**, a distance of **281.77 feet** to a 60d nail set, for the northeast corner of this easement;
- 6) **S18°55'36"W**, a distance of **30.01 feet** to a 60d nail set, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears **S43°56'48"E**, a distance of **2,124.13 feet**;
- 7) **N72°23'13"W**, a distance of **477.47 feet** to a 60d nail set for the point of tangency of a circular curve to the right;
- 8) With said curve to the right, an arc length of **29.03 feet**, having a radius distance of **35.00 feet**, a central angle of **47°31'14"**, a chord which bears **N48°37'36"W**, a distance of **28.20 feet** to a 60d nail set for a point of non-tangency; and
- 9) **N85°52'11"W**, a distance of **11.94 feet** to the **POINT OF BEGINNING**, containing **0.488-acre (21,255 square feet)** of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

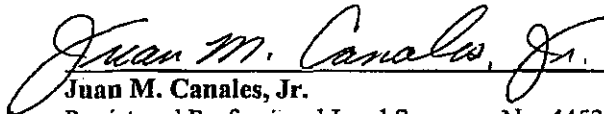
CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

**As Prepared by
Landmark Surveying, LP**



Juan M. Canales, Jr.

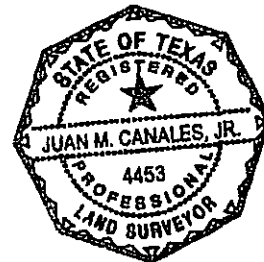
1-11-2010

Date

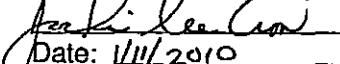
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TIAEE.doc



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.



Date: *1/11/2010*
JACKIE LEE CROW
R.P.L.S. #5209

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGEND

- 60D NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- WAG NAIL FOUND
- CALCULATED POINT
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- TXDOT PLANS #3090-0
- IH 35-LOOP 275 TO FM 1327
- DATED: JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- RIGHT-OF-WAY
- SUBDIVISION LINE
- MONUMENTED ROW LINE
- DETAIL A
- POINT OF BEGINNING
- POINT OF REFERENCE
- CAPPED-TRDS-4094
- NOT TO SCALE
- DETAIL B
- NOT TO SCALE

CURVE TABLE

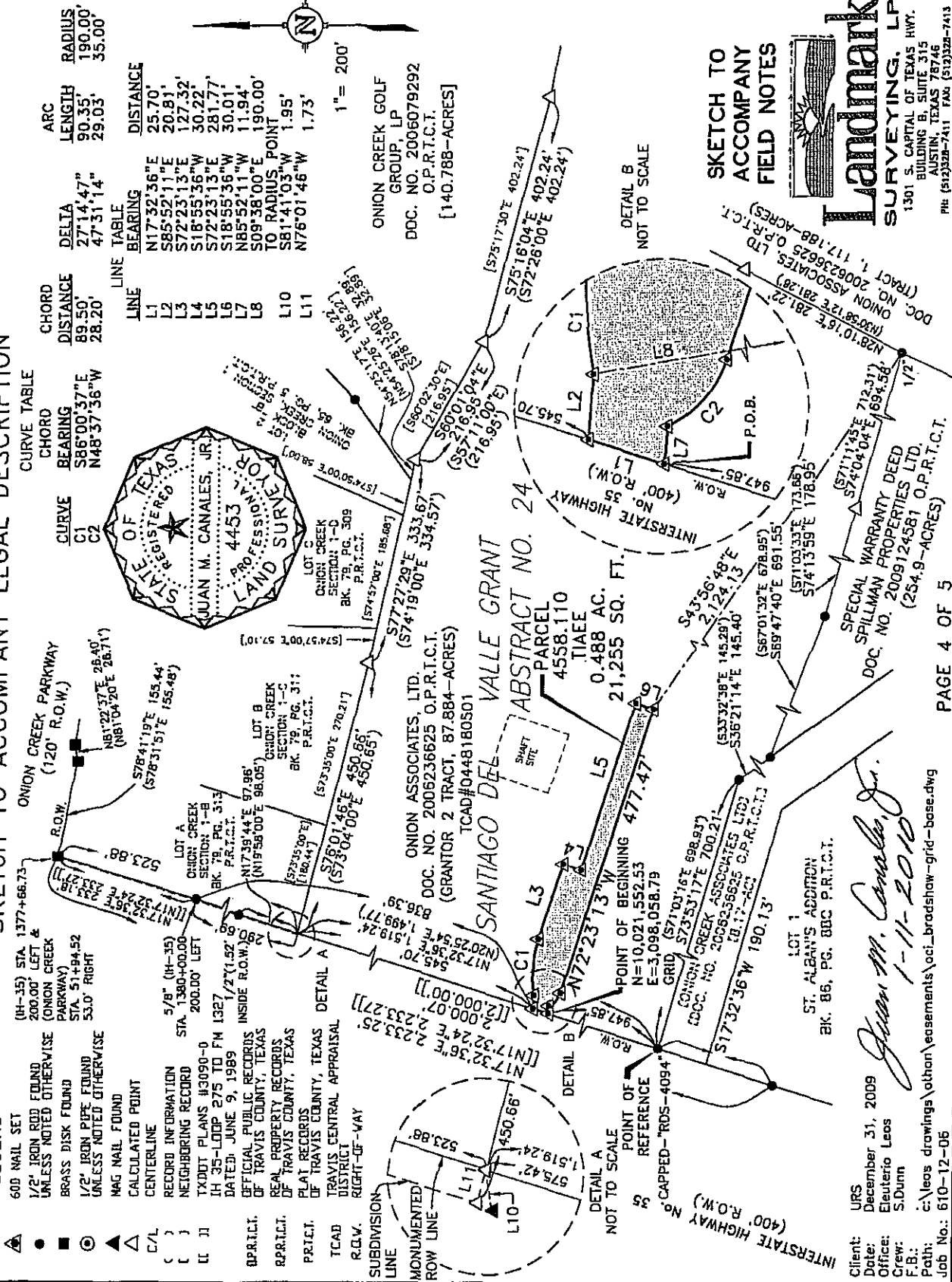
CURVE	CHORD BEARING	CHORD DISTANCE	DELTA	ARC LENGTH	RADIUS
C1	S86°00'37"E	89.50'	27°14'47"	90.35'	190.00'
C2	N48°31'36"W	28.20'	47°31'14"	29.03'	35.00'

LINE TABLE

LINE	BEARING	DISTANCE
L1	N17°32'36"E	25.70'
L2	S85°52'11"E	20.81'
L3	S72°23'13"E	127.32'
L4	S18°55'36"W	30.22'
L5	S72°23'13"E	281.77'
L6	S18°55'36"W	30.01'
L7	N85°52'11"W	11.94'
L8	S09°38'00"E	190.00'
L9	S09°38'00"E	1.95'
L10	S81°41'03"W	1.73'
L11	N76°01'46"W	1.73'

1" = 200'

ONION CREEK GOLF GROUP, LP
DOC. NO. 2006079292
O.P.R.T.C.T.
[140.788-ACRES]



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, Zone X (shaded), as scaled from F.I.R.M. Map Number 4B453C0585H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

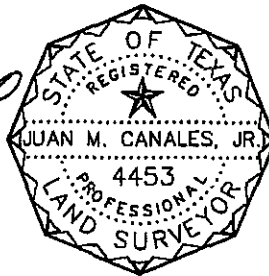
THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 1-11-2010
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: December 9, 2009

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

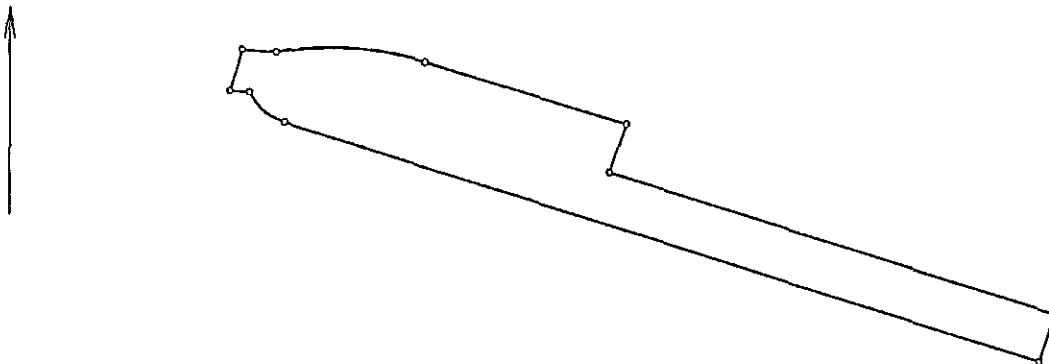
Client: URS
Date: December 31, 2009
Office: Eleuterio Leos
Crew: S.Dunn
F.B.:
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Job No.: 610-12-06



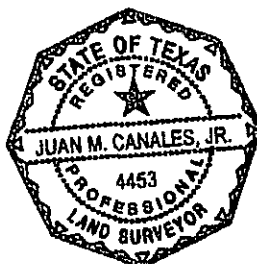
SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 5 OF 5



Title: 4558.110-TIAEE		Date: 01-04-2010
Scale: 1 inch = 100 feet	File: 4558.110-TIAEE.des	
Tract 1: 0.488 Acres: 21255 Sq Feet: Closure = n61.5348w 0.01 Feet: Precision =1/195195: Perimeter = 1125 Feet		
001=n17.3236e 25.70	005=s18.5536w 30.22	009: R=335.00, Arc=29.03, Delta=47.3114 Bng=n48.3736w, Chd=28.20
002=s85.5211e 20.81	006=s72.2313e 281.77	010=n85.5211w 11.94
003: R=190.00, Arc=90.35, Delta=27.1447 Bng=s86.0037e, Chd=89.50	007=s18.5536w 30.01	
004=s72.2313e 127.32	008=n72.2313w 477.47	



Juan M. Canales, Jr.
1-11-2010



EXHIBIT " J "

(TEMPORARY INGRESS AND
EGRESS EASEMENT)

SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.111 TIAEE 4

LEGAL DESCRIPTION OF A 0.405-ACRE TRACT OF LAND, EQUIVALENT TO 17,631 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 117.188-ACRE TRACT OF LAND, AS CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.405-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting the southeast corner of a 87.884-acre tract conveyed to Onion Associates, Ltd. in the above referenced Document No. 2006236625, Official Public Records Travis County, Texas, also monumenting an angle point in the westerly boundary line of the above referenced 117.188-acre tract of land conveyed to Onion Associates Ltd. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, with the easterly line of said Onion Associates, Ltd. 87.884-acre tract, same being said westerly line of the Onion Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 44.77 feet to a calculated point having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,019,898.67, E=3,100,042.21, for the most westerly corner and **POINT OF BEGINNING** of this easement;

THENCE, with the common line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 32.12 feet to a calculated point, for an angle point of this easement;

THENCE, through the interior of said Onion Associates, Ltd. 117.188-acre tract, the following eight (8) courses and distances:

- 1) S83°26'14"E, a distance of 22.57 feet to a calculated point, for inside corner of this easement;
- 2) N52°08'05"E, a distance of 22.29 feet to a calculated point, for an angle point of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 3) **N28°08'43"E**, a distance of **518.15 feet** to a calculated point in the proposed northerly right-of-way line of Antone Blue Boulevard (by others), for the most northerly corner of this easement, from which a 1/2-inch iron rod found at an angle point in said common line of the Onion Associates, Ltd. 87.884-acre tract and the Onion Associates, Ltd. 117.188-acre tract bears, **N61°45'16"W**, a distance of **37.31 feet** and **N26°54'57"E**, a distance of **531.78 feet**;
- 4) **S62°37'32"E**, a distance of **30.00 feet** to a calculated point, for the most easterly corner of this easement;
- 5) **S28°08'43"W**, a distance of **524.92 feet** to a calculated point, for an angle point of this easement;
- 6) **S52°08'05"W**, a distance of **40.91 feet** to a calculated point, for the most southerly corner of this easement;
- 7) **N83°26'14"W**, a distance of **44.74 feet** to a calculated point, for an angle point of this easement; and
- 8) **N79°16'54"W**, a distance of **1.91 feet** to the **POINT OF BEGINNING**, containing **0.405-acre (17,631 square feet)** of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

7-21-10

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

Date

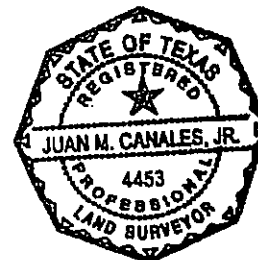
REFERENCES

MAPSCO 2009, 703-R&V, 704-S, GRID NO. F-10&11 & G-10
TCAD PARCEL ID NO. 04-4818-0502
4558.111 TIAEE 4.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *7/11/2010*

JACKIE LEE CROW
R.P.L.S. # 5209



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

SANTIAGO DEL VALLE GRANT ABSTRACT NO. 24

1" = 200'



LEGEND

- 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND
UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- CALCULATED POINT
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS
- DEED RECORDS
- OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL
DISTRICT
- TCAD
- R.O.V.
- RIGHT-OF-WAY

UNION CREEK GOLF GROUP, LP
DOC. NO. 2006079292
O.P.R.T.C.T.
[140.788--ACRES]
APPROXIMATE
CENTERLINE OF
UNION CREEK

UNION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(GRANTOR 2 TRACT, 87.884--ACRES)
TCAD#0448180501

ELECTRIC & TELEPHONE EASEMENT
TO CITY OF AUSTIN
VOL. 5187, PAGES 596 D.R.T.C.T.

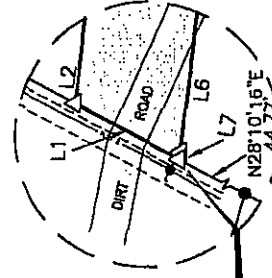
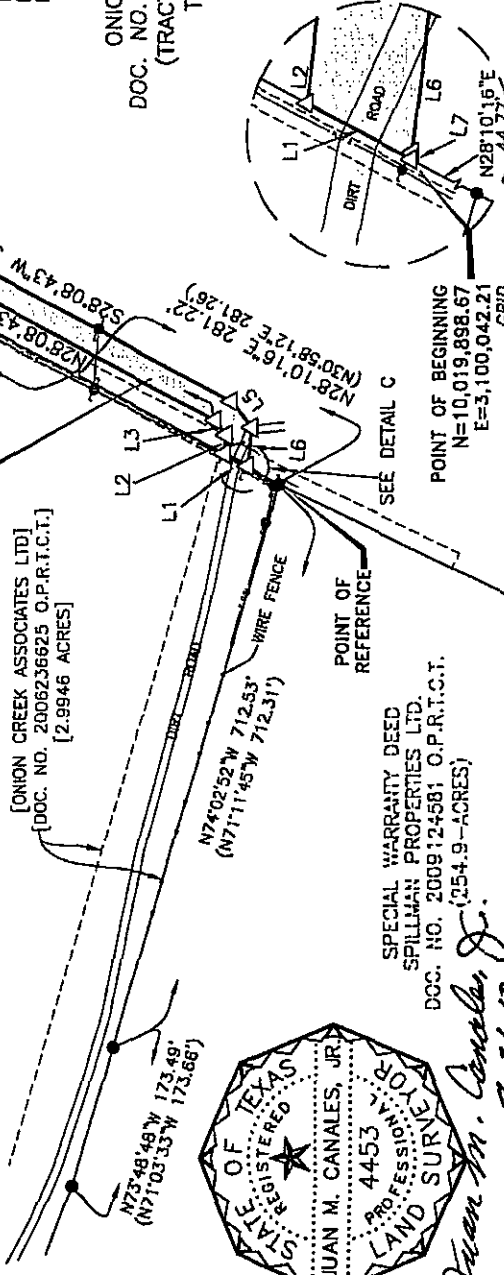
PARCEL 4558.111
TRACT 4
0.405 AC.
17,631 SQ. FT.

[UNION CREEK ASSOCIATES LTD]
[DOC. NO. 2006236625 O.P.R.T.C.T.]
[2.9946 ACRES]

UNION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(TRACT 1, 117.188--ACRES)
TCAD#0448180502

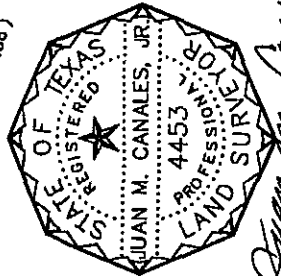
LINE	BEARING	DISTANCE
L1	N28°10'16"E	32.12'
L2	S83°26'14"E	22.57'
L3	N52°08'05"E	22.29'
L4	S62°37'32"E	30.00'
L5	S52°08'05"W	40.91'
L6	N83°26'14"W	44.74'
L7	N79°16'54"W	1.91'

531.78'
OVERHEAD
ELECTRIC
(TYPICAL)
55.37'
N32°37'18"E
(55.37')
(N35°25'22"E)
20.0' INGRESS/EGRESS EASEMENT
VOL. 8777, PAGES 384, 385, 386;
376, 381, 386; & 391 D.R.T.C.T.
N61°45'16"W 37.31'
ANTHONY BLVD
BOULEVARD
(BY OTHERS)
R.O.W.



POINT OF BEGINNING
N=10,019,898.67
E=3,100,042.21
GRID

SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD.
DOC. NO. 2009124581 O.P.R.T.C.T.
(254.9--ACRES)



Juan M. Canales, Jr.
7-21-10

Client: Otton, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\athon inc\union creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No: 480-16-11

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
Ph (512)322-7411 Fax (512)322-7413

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone AE, Zone X (shaded), and Zone X as scoled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does have access to and from a public roadway; and that this plot is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

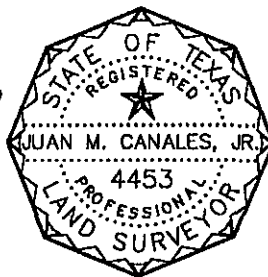
Juan M. Canales, Jr. 7-21-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

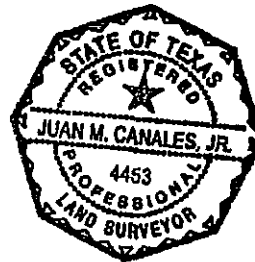
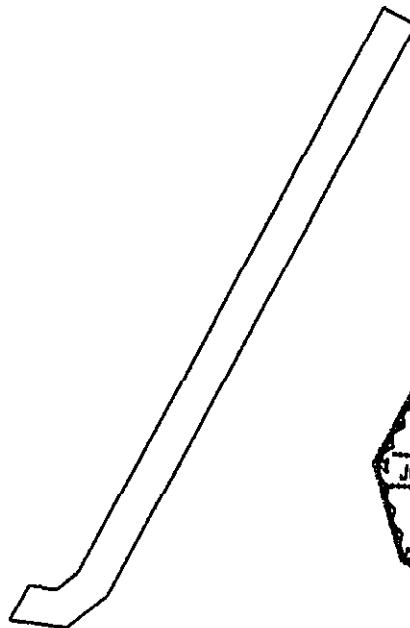
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn

F.B.:
Path: c:\dwg 11\Othon Inc\onion creek interceptor tie-in\grid\easements\oco-grid-base.dwg
Job No.: 480-16-11




Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413



Juan M. Canales Jr.
7-21-10

4558.111 TIAEE 4		7/20/2010
Scale: 1 inch= 134 feet	File: 4558.111 TIAEE 4.ndp	
Tract 1: 0.4047 Acres (17631 Sq. Feet), Closure: s41.1953w 0.02 ft. (1/80700), Perimeter=1238 ft.		
01 n28.1018e 32.12		08 n83.2614w 44.74
02 s83.2614e 22.57		09 n79.1654w 1.91
03 n52.0805e 22.29		
04 n28.0843e 518.15		
05 s62.3732e 30		
06 s28.0843w 524.92		
07 s52.0805w 40.91		



EXHIBIT " K "

(TEMPORARY STAGING AREA
AND MATERIAL STORAGE SITE)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TSAAMSS 2

LEGAL DESCRIPTION OF A 9.201-ACRE TRACT OF LAND, EQUIVALENT TO 400,795 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND, AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 9.201-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 1.9965-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Union Associates, LTD. 87.884-acre tract, N54°56'05"E, a distance of 187.72 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,756.61, E=3,097,926.73, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Union Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

- 1) N17°40'45"E, a distance of 603.87 feet to a 60d nail set, for the northwest corner of this easement;
- 2) S72°19'15"E, a distance of 663.71 feet to a 60d nail set, for the northeast corner of this easement;
- 3) S17°40'45"W, a distance of 603.87 feet to a 60d nail set, for the southeast corner of this easement, from which a 1/2-inch iron rod found at an angle point in the southerly boundary line of said Union Associates, LTD. 87.884-acre tract, same being an angle

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
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T.U.C.P./W.B.E./H.U.B./D.B.E.



point in the northerly boundary line of said Onion Associates, LTD. 1.9965-acre tract, bears S48°23'52"W, a distance of 151.52 feet; and

- 4) N72°19'15"W, a distance of 663.71 feet to the POINT OF BEGINNING, containing 9.201-acre (400,795 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

5-7-10

Date

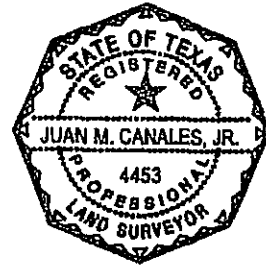
REFERENCES

MAPSCO 2009, 703-R&V, GRID NO. F-10&11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TSAAMSS 2.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

Date: *5/7/2010*
JACKIE LEE CROW
R.P.L.S. #5209



CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
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SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone AE, and Zone X (shaded) as scoled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.278 AND REFERENCE POINT "STATION 146B+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

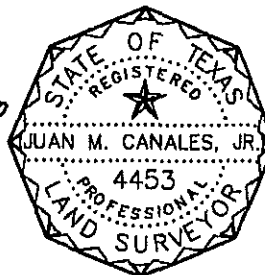
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 5-7-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: May 6, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

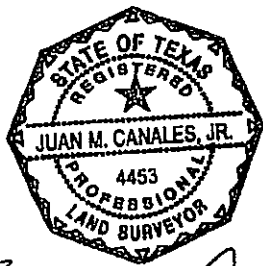
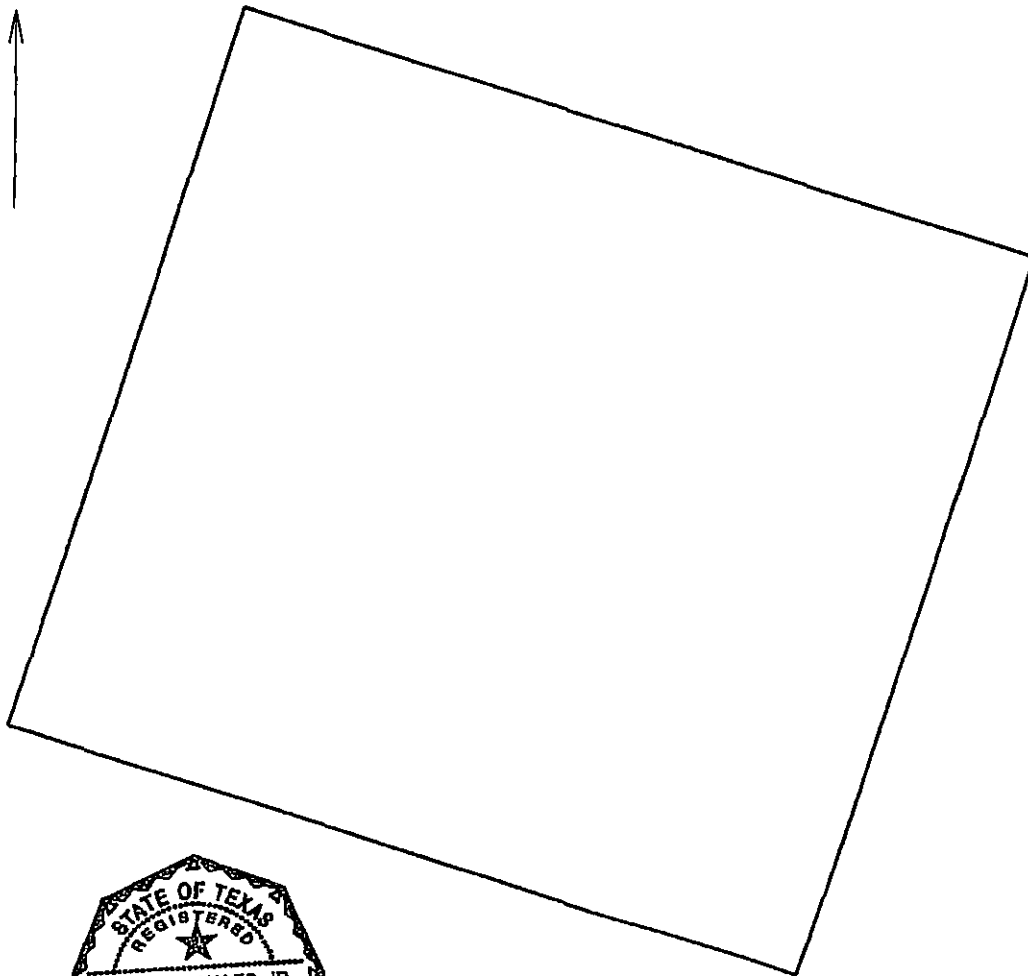
Client: URS
Date: May 6, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.: 1224/33
Path: c:\dwg 11\othon Inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 610-20-01



SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
Ph: (512)328-7411 FAX: (512)328-7413

PAGE 4 OF 4



Juan M. Canales, Jr.
5-7-10

4558.110-TSAAMSS 2 PART 1

3/4/2010

Scale: 1 inch= 132 feet

File: 4558.110-TSAAMSS 2 PART 1.ndp

Tract 1: 9.2010 Acres (400795 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/899999), Perimeter=2535 ft.

01 n17.4045e 603.87

02 s72.1915e 663.71

03 s17.4045w 603.87

04 n72.1915w 663.71



EXHIBIT " L "

(TEMPORARY STAGING AREA
AND MATERIAL STORAGE SITE)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TSAAMSS 3

LEGAL DESCRIPTION OF A 2.403-ACRE TRACT OF LAND, EQUIVALENT TO 104,657 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 2.403-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting the southeast corner of said Union Associates, Ltd. 87.884-acre tract, also monumenting an angle point in the westerly boundary line of a called 117.188-acre tract conveyed to Onion Creek Associates Ltd. in the above referenced Document No. 2006236625, Official Public Records of Travis County, Texas; **Thence**, with the easterly boundary line of said Union Associates, Ltd. 87.884-acre tract, same being said westerly boundary line of the Onion Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 281.22 feet to a calculated point at an angle point in the common line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 117.188-acre tract; **Thence**, continuing with said common line, N26°54'57"E, a distance of 362.06 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,429.95, E=3,100,317.73, for the **POINT OF BEGINNING** of this easement;

THENCE, through the interior of said Onion Associates, Ltd. 87.884-acre tract, the following eight (8) courses and distances:

- 1) **N62°37'32"W**, a distance of **630.91 feet** to a 60d nail set, for an angle point of this easement;
- 2) **N60°51'31"W**, a distance of **51.50 feet** to a 60d nail set, for the westerly corner of this easement;
- 3) **N01°35'44"E**, a distance of **180.32 feet** to a 60d nail set, at an angle point of this easement;

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- 4) **N10°05'17"W**, a distance of **81.82 feet** to a 60d nail set, at an angle point of this easement;
- 5) **N22°46'13"E**, a distance of **28.57 feet** to a 60d nail set, for the most northerly corner of this easement;
- 6) **S57°58'19"E**, a distance of **160.50 feet** to a 60d nail set, at an angle point of this easement;
- 7) **S41°21'05"E**, a distance of **498.76 feet** to a 60d nail set, at an angle point of this easement; and
- 8) **S56°01'07"E**, a distance of **189.04 feet** to a calculated point on said common boundary line of Onion Associates, Ltd. 87.884-acre tract and Onion Associates, Ltd. 117.188-acre tract, from which a 1/2-inch iron rod found at an angle point in said common boundary line bears **N26°54'57"E**, a distance of **470.70 feet**;

THENCE, with said common boundary line of Onion Associates, Ltd. 87.884-acre tract and Onion Associates, Ltd. 117.188-acre tract, **S26°54'57"W**, a distance of **41.65 feet** to the **POINT OF BEGINNING**, containing 2.403-acre (104,657 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

7-20-10

Date

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

REFERENCES

MAPSCO 2009, 703-R&V, 704-S, GRID NO. F-10&11 & G-10
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TSAAMSS 3_rev1.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *7/20/2010*
JACKIE LEE CROW
R.P.L.S. # 5209

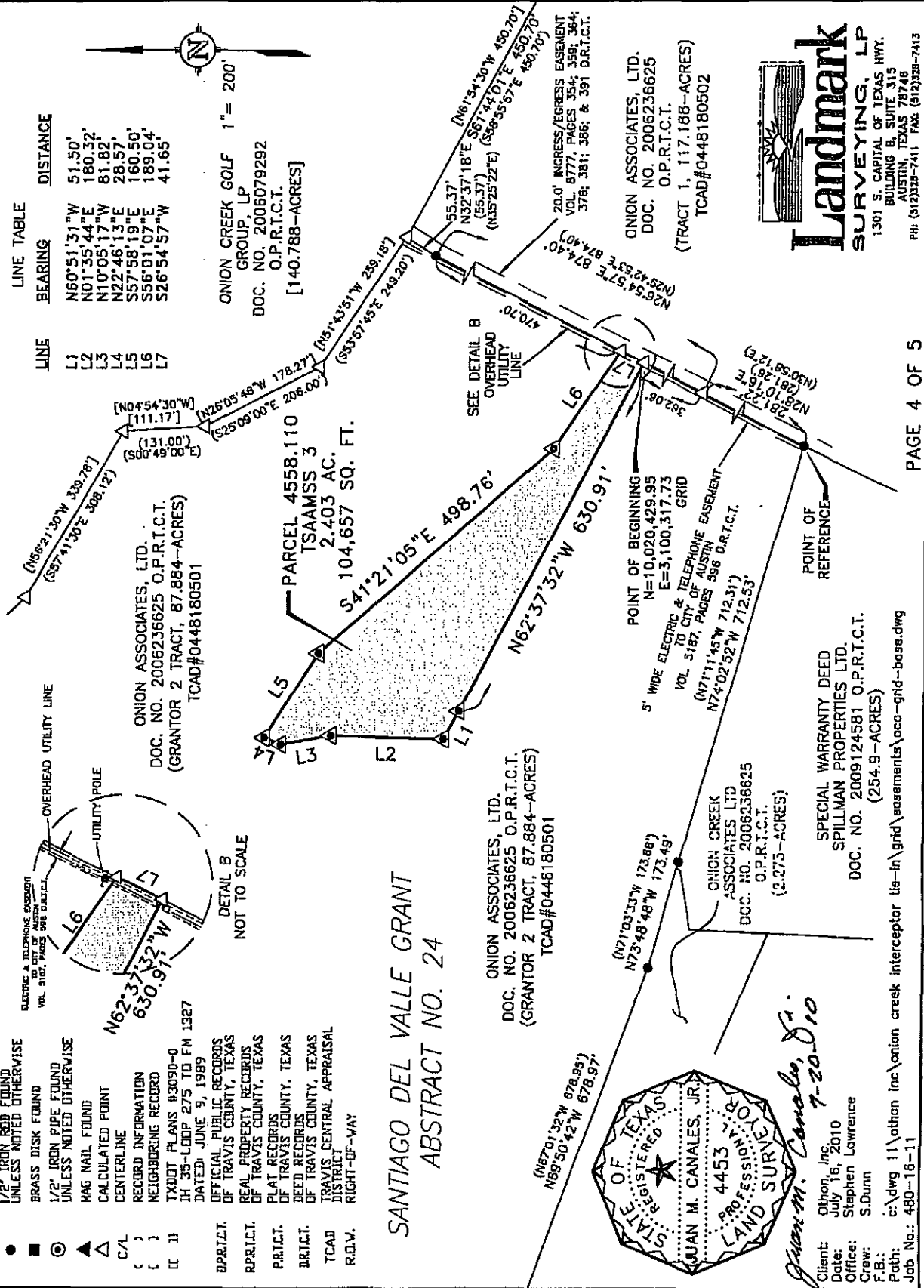


CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

LEGEND

- 600 NAIL SET
- 1/2" IRON ROD FOUND
UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
UNLESS NOTED OTHERWISE
- 1/2" IRON PIPE FOUND
UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- TXDOT PLANS #3050-0
- IH 35-LOOP 275 TO FM 1327
- DATED: JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS
OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS
OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS
OF TRAVIS COUNTY, TEXAS
- DEED RECORDS
OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL
DISTRICT
- TCAD
- R.O.V.
- RIGHT-OF-WAY

SKETCH TO ACCOMPANY LEGAL DESCRIPTION



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone AE, and Zone X (shaded) as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

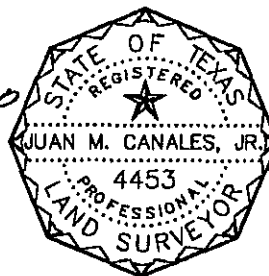
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 7-20-10
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:

Path: c:\dwg 11\othon inc\onion creek Interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 480-16-11



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 5 OF 5

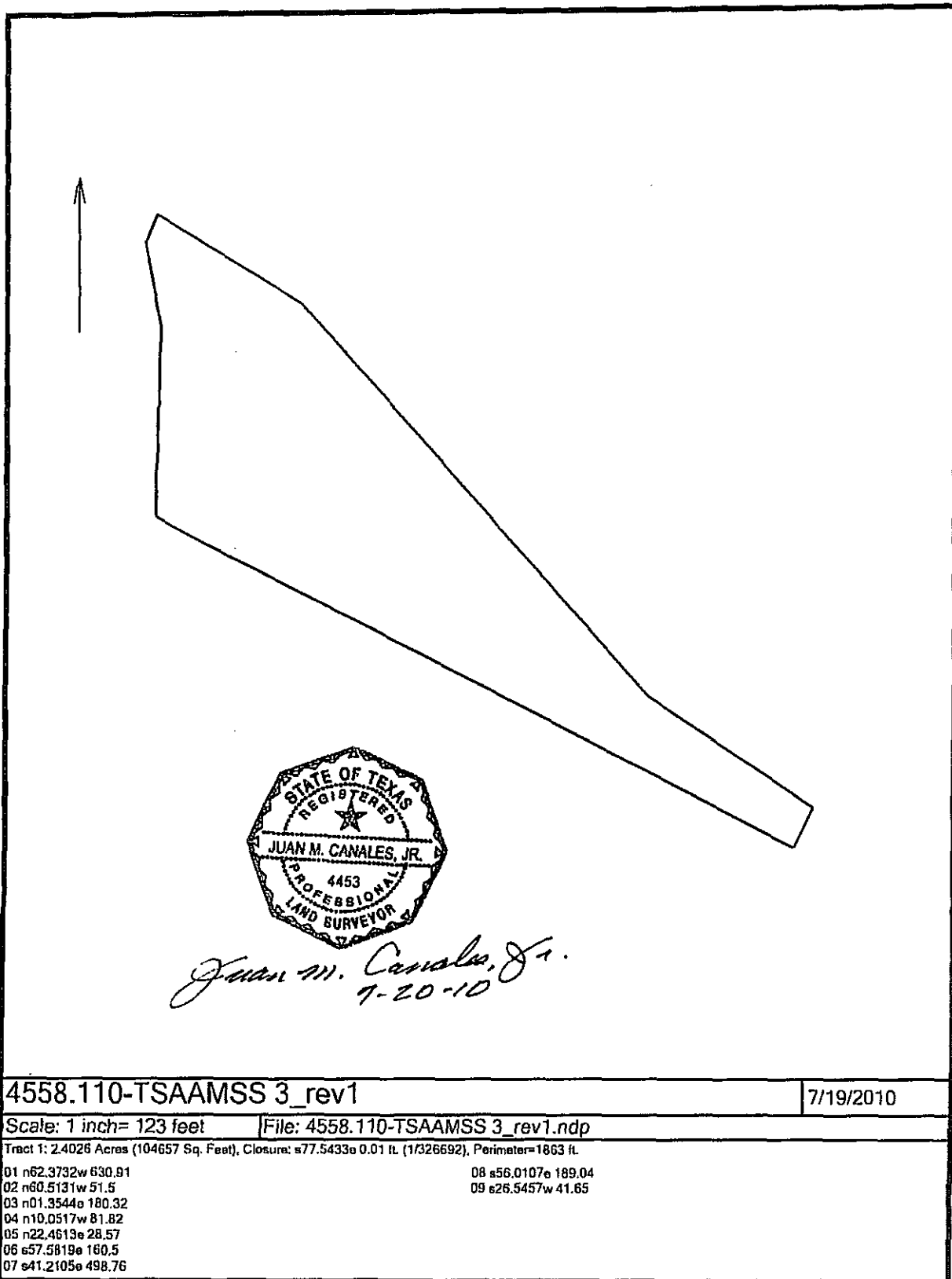




EXHIBIT " M "

(TEMPORARY STAGING AREA
AND MATERIAL STORAGE SITE)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.111 TSAAMSS 4

LEGAL DESCRIPTION OF A 0.035-ACRE TRACT OF LAND, EQUIVALENT TO 1,504 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 117.188-ACRE TRACT OF LAND, AS CONVEYED FROM JOYCE ANN PORTER AND UNION 87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.035-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting the southeast corner of a called 87.884-acre tract conveyed to Onion Associates, Ltd. in the above referenced Document No. 2006236625, Official Public Records Travis County, Texas, also monumenting an angle point in the westerly boundary line of said 117.188-acre tract of land conveyed to Onion Associates Ltd. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, with the easterly boundary line of said Onion Associates, Ltd. 87.884-acre tract, same being said westerly boundary line of the Onion Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 281.22 feet to a calculated point at an angle point in the common line of said Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 117.188-acre tract; **Thence**, continuing with said common line, N26°54'57"E, a distance of 362.06 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,429.95, E=3,100,317.73, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing with the common line of said Onion Associates, Ltd. 87.884-acre tract, and said Onion Associates, Ltd. 117.188-acre tract, N26°54'57"E, a distance of 41.65 feet to a calculated point, for the northwest corner of this easement, from which a 1/2-inch iron rod found at an angle point in said common line of Onion Associates, Ltd. 87.884-acre tract and said Onion Associates, Ltd. 117.188-acre tract, bears N26°54'57"E a distance of 470.70 feet;

THENCE, through the interior of said Onion Associates, Ltd. 117.188-acre tract, the following three (3) courses and distances:

- 1) S56°01'07"E, a distance of 38.82 feet to a calculated point, for the northeast corner of this easement;

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BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 2) **S28°08'43"W**, a distance of **37.18 feet** to a calculated point, for the southeast corner of this easement; and
- 3) **N62°37'32"W**, a distance of **37.73 feet** to the **POINT OF BEGINNING**, containing 0.035-acre (1,504 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

7-21-10

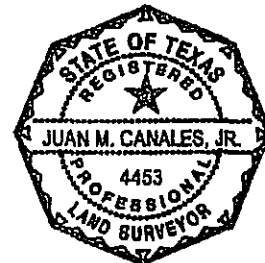
Date

REFERENCES

MAPSCO 2009, 704-S, GRID NO. G-10
TCAD PARCEL ID NO. 04-4818-0502
4558.111-TSAAMSS 4.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *7/21/2010*
JACKIE LEE CROW
R.P.L.S. #5209



CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGEND

- 60B NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- CALCULATED POINT
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- TXDOT PLANS #3090-0
- IH 35-LOOP 275 TO FM 1327
- DATED JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- DEED RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- TCAD
- R.D.V.
- RIGHT-OF-WAY

LINE	BEARING	DISTANCE
L1	N26°54'57"E	41.65'
L2	S56°01'07"E	38.82'
L3	S28°08'43"W	37.18'
L4	N62°37'32"W	37.73'

ONION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

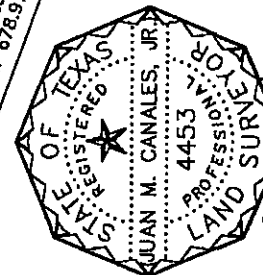
ONION CREEK GOLF GROUP, LP
DOC. NO. 2006079292 O.P.R.T.C.T.
[140.788-ACRES]

PARCEL 4558.111
TSAAMSS 4
0.035 AC.
1,504 SQ. FT.

SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

POINT OF BEGINNING
N=10,020,429.95
E=3,100,317.73
GRID

(N67°01'32"W 678.95')
(N69°50'42"W 678.95')



Juan M. Canales, Jr.
7-21-20

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\edements\oca-grid-base.dwg
Job No.: 480-16-11

SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD.
DOC. NO. 2009124581 O.P.R.T.C.T.
(254.9-ACRES)

5' WIDE ELECTRIC & TELEPHONE EASEMENT
VOL. 5187, PAGES 596 D.R.T.C.T.
(N71°11'45"W 712.31')
(N74°02'52"W 712.53')

ONION CREEK ASSOCIATES LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(2.275-ACRES)

(N71°03'33"W 173.86')
(N73°48'48"W 173.49')

OVERHEAD UTILITY LINE

UTILITY POLE

ELECTRIC & TELEPHONE EASEMENT
TO CITY OF AUSTIN
VOL. 5187, PAGES 596 D.R.T.C.T.

NOT TO SCALE

POINT OF REFERENCE

(N30°58'12"E 382.06')
(N28°10'28"E 281.72')
(N28°10'28"E 281.72')

(N26°54'57"E 874.40')
(N39°42'33"E 874.40')

20.0' INGRESS/EGRESS EASEMENT
VOL. 8777, PAGES 354; 359; 384;
376; 381; 386; & 391 D.R.T.C.T.

ONION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(TRACT 1, 117.188-ACRES)
TCAD#0448180502

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PR (512)328-7411 FAX (512)328-7413

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone AE, and Zone X (shaded) as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.278 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

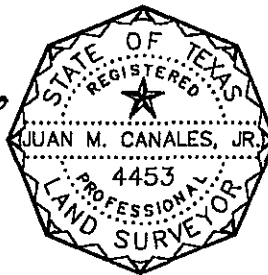
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 7-21-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

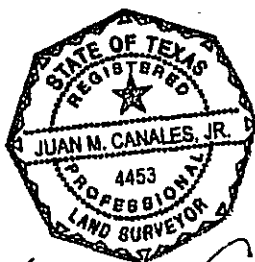
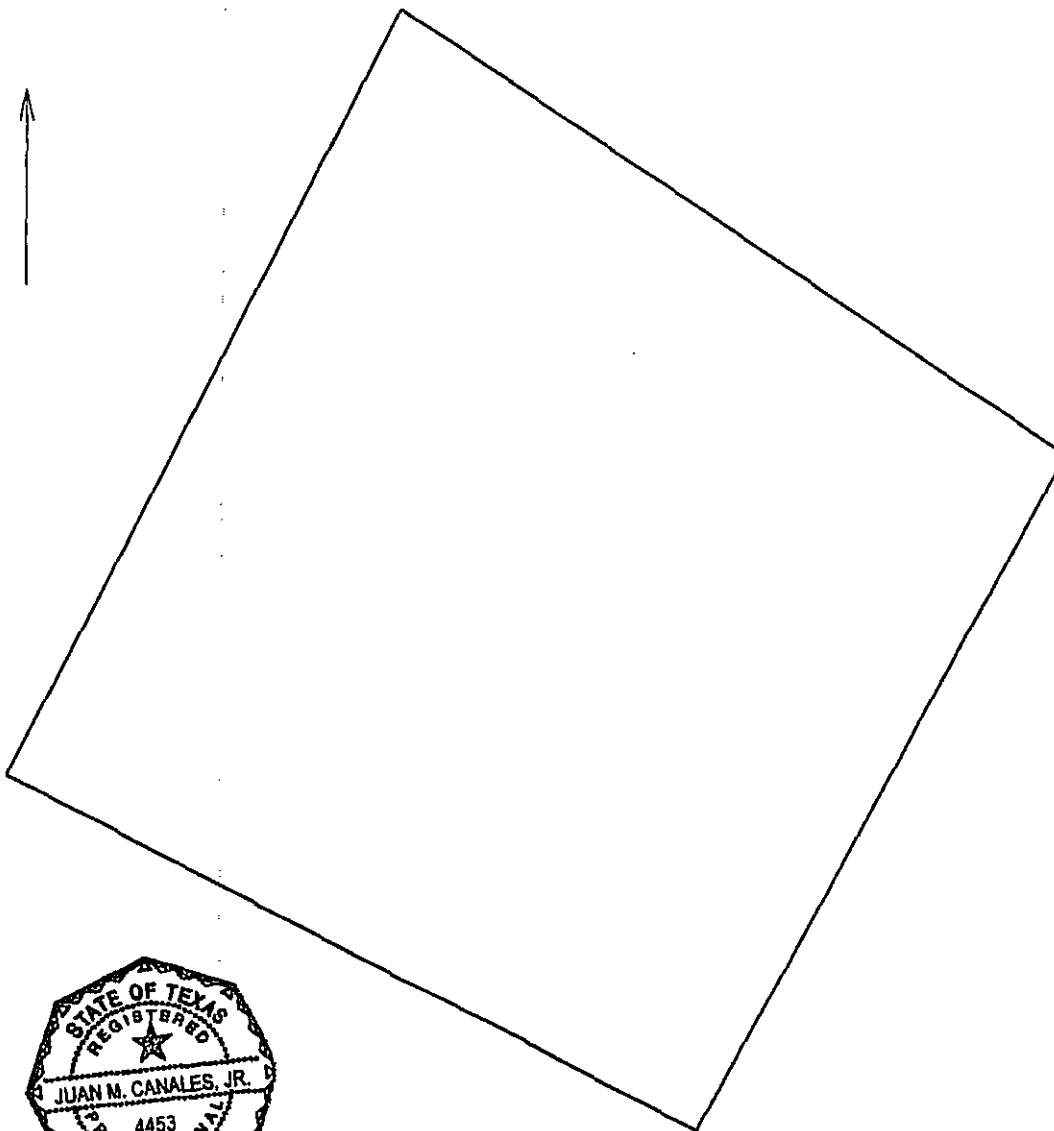
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 480-16-11




Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 4 OF 4



Juan M. Canales, Jr.
7-21-10

4558.111-TSAAMSS 4

7/20/2010

Scale: 1 inch = 8 feet

File: 4558.111-TSAAMSS 4.ndp

Tract 1: 0.0345 Acres (1504 Sq. Feet), Closure: s13.2030w 0.01 ft. (1/27421), Perimeter=155 ft.

01 n26.5457e 41.65

02 s56.0107e 38.82

03 s28.0843w 37.18

04 n62.3732w 37.73



EXHIBIT " N "

(TEMPORARY WORKING SPACE EASEMENT AND
TEMPORARY STAGING AREA AND MATERIAL STORAGE SITE)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 TWSE & TSAAMSS

LEGAL DESCRIPTION OF A 0.621-ACRE TRACT OF LAND, EQUIVALENT TO 27,043 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.621-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Union Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Union Associates, LTD. 87.884-acre tract, N31°06'39"E, a distance of 996.80 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,502.20, E=3,098,288.13, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Union Associates, LTD. 87.884-acre tract, the following ten (10) courses and distances:

- 1) N18°55'36"E, a distance of 97.02 feet to a calculated point, for an angle point of this easement;
- 2) N78°00'01"E, a distance of 60.05 feet to a calculated point, for an angle point of this easement;
- 3) N18°55'36"E, a distance of 40.67 feet to a calculated point, for the northwest corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N05°42'14"W, a distance of 733.23 feet;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 4) **S71°04'24"E**, a distance of **47.61 feet** to a calculated point, for an angle point of this easement;
- 5) **S18°55'36"W**, a distance of **77.46 feet** to a 60d nail set, for an inside corner of this easement;
- 6) **S71°04'24"E**, a distance of **100.00 feet** to a 60d nail set, for an inside corner of this easement;
- 7) **N18°55'36"E**, a distance of **77.46 feet** to a calculated point, for an angle point of this easement;
- 8) **S71°04'24"E**, a distance of **27.92 feet** to a calculated point, for the northeast corner of this easement;
- 9) **S18°55'36"W**, a distance of **163.35 feet** to a calculated point, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears **S43°55'44"E**, a distance of **2,185.88 feet**; and
- 10) **N72°23'13"W**, a distance of **227.11 feet** to the **POINT OF BEGINNING**, containing 0.621-acre (27,043 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

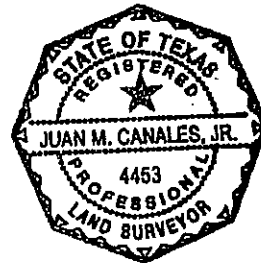
4-19-10

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

Date

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-TSAAMSS.docx



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *4/19/2010*
JACKIE LEE CROW
R.P.L.S. #5209

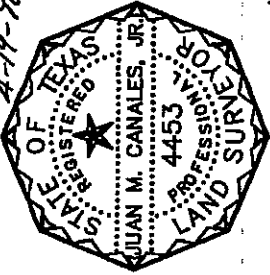
LEGEND

- 600 NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- CALCULATED POINT
- CENTERLINE
- RECORD INFORMATION
- NEIGHBORING RECORD
- TRIBUT PLANS #3090-0
- DATE: JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS
- TRAVIS COUNTY APPRAISAL DISTRICT
- RIGHT-OF-WAY
- SUBDIVISION LINE
- MONUMENTED ROW LINE

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

Green M. Canales, Jr.

4-19-10



LINE	BEARING	DISTANCE
L1	N18°55'36"E	97.02'
L2	N78°00'01"E	60.05'
L3	N18°55'36"E	40.67'
L4	S71°04'24"E	47.61'
L5	S18°55'36"W	77.48'
L6	S71°04'24"E	100.00'
L7	N18°55'36"E	77.48'
L8	S71°04'24"E	27.92'
L9	S18°55'36"W	163.35'
L10	S81°41'03"W	1.95'
L11	N78°01'46"W	1.73'

1" = 200'

ONION CREEK GOLF GROUP, LP
DOC. NO. 2008079292
O.P.R.T.C.T.
[140.788-ACRES]

SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

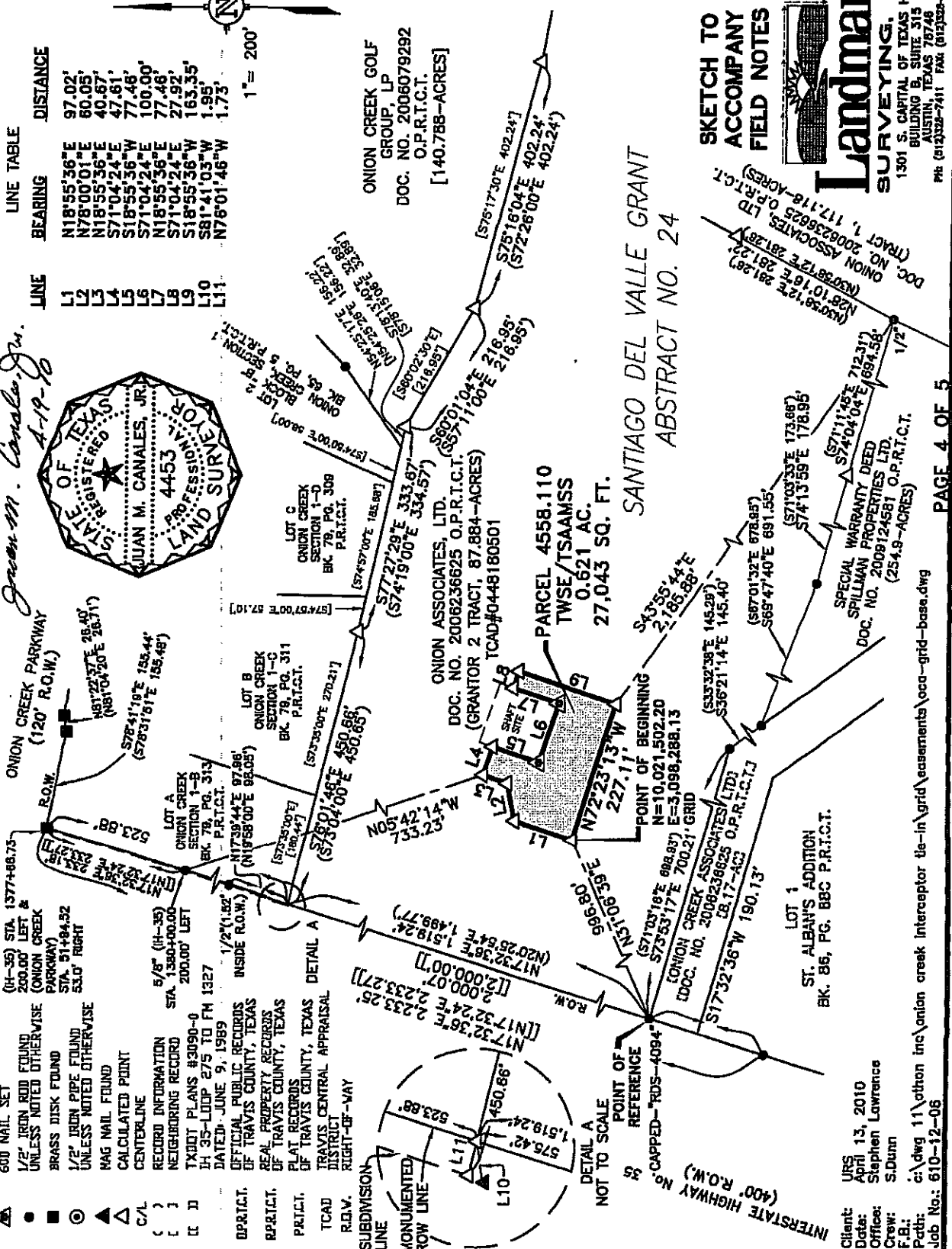
SKETCH TO ACCOMPANY FIELD NOTES



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413

PAGE 4 OF 5

Client: URS
Date: April 13, 2010
Office: Stephen Lawrence
Crew: S. Dunn
F.B.:
Path: c:\dwg 11\ethan inc\onion creek interceptor tie-in\grid\ easements\oca-grid-base.dwg
Job No.: 610-12-08



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,088,305.276 AND REFERENCE POINT "STATION 1488+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,085.051, E=3,083,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 4-19-10

JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: April 13 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

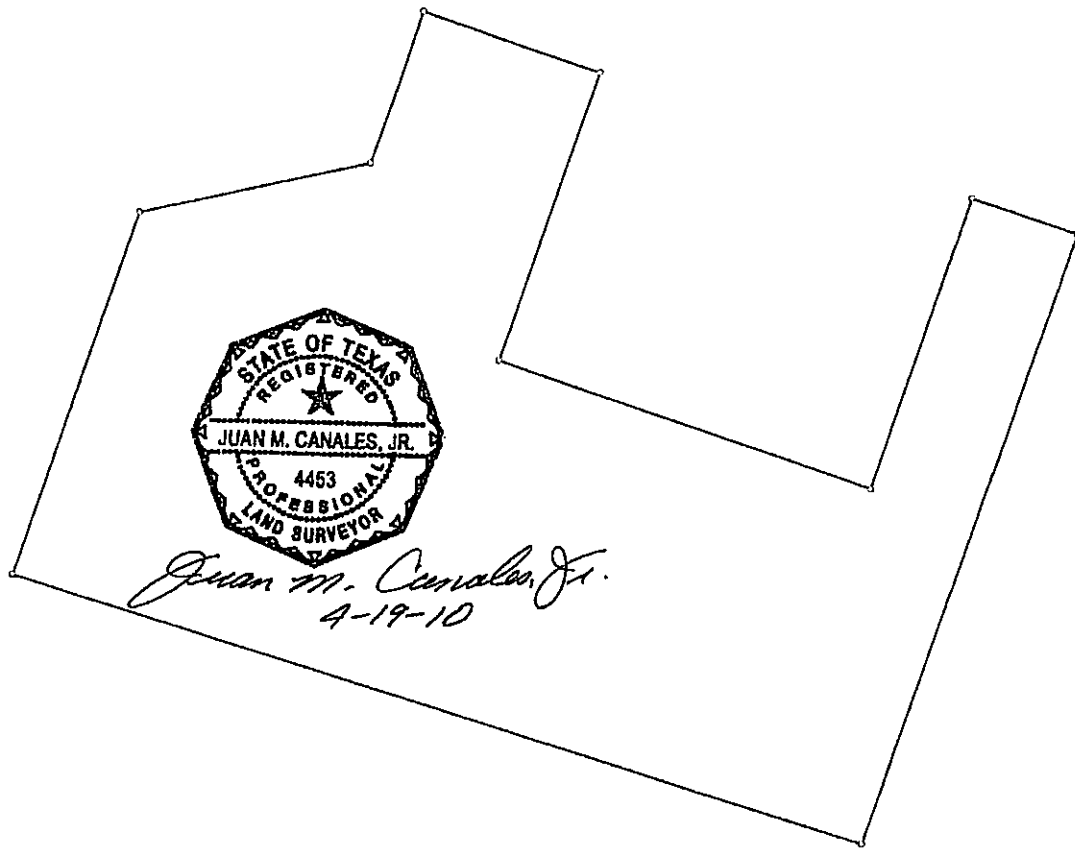
Client: URS
Date: April 13, 2010
Office: Stephen Lawrence
Crew: S.Dunn

F.B.:
Path: c:\dwg 11\othan inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 810-12-08



SKETCH TO
ACCOMPANY
FIELD NOTES

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
Ph (512)328-7411 FAX (512)328-7413



Title: 4558.110-TWSE & TSAAMSS		Date: 04-13-2010
Scale: 1 inch = 42 feet	File: 4558.110-TWSE-2.des	
Tract 1: 0.621 Acres: 27043 Sq Feet: Closure = n78.1635e 0.01 Feet: Precision = 1/102310: Perimeter = 919 Feet		
001=n18.5536e 97.02	005=s18.5536w 77.46	009=s18.5536w 163.35
002=n78.0001e 60.05	006=s71.0424e 100.00	010=n72.2313w 227.11
003=n18.5536e 40.67	007=n18.5536e 77.46	
004=s71.0424e 47.61	008=s71.0424e 27.92	



EXHIBIT " O "

(50-FOOT WASTEWATER EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 WWE-2

LEGAL DESCRIPTION OF A 2.490-ACRE TRACT OF LAND, EQUIVALENT TO 108,445 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* ONION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 2.490-ACRES OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Onion Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Onion Associates, LTD. 87.884-acre tract, N39°44' 12"E, a distance of 1,152.66 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,535.16, E=3,098,509.93, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Onion Associates, LTD. 87.884-acre tract, the following seven (7) courses and distances:

- 1) **N18°55'36"E**, a distance of **51.19 feet** to a 60d nail set, for the northwest corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35, identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N14°43'34"W, a distance of 817.82 feet;
- 2) **S58°42'03"E**, a distance of **100.88 feet** to a 60d nail set, for an angle point of this easement;
- 3) **S75°46'28"E**, a distance of **413.44 feet** to a 60d nail set, for an angle point of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 4) **S70°17'38"E**, a distance of **491.10 feet** to a 60d nail set, for an angle point of this easement;
- 5) **S57°58'19"E**, a distance of **495.72 feet** to a 60d nail set, for an angle point of this easement;
- 6) **S41°21'05"E**, a distance of **499.98 feet** to a 60d nail set, for an angle point of this easement; and
- 7) **S56°01'07"E**, a distance of **171.35 feet** to a calculated point in the east line of said Onion Associates, LTD. 87.884-acre tract, same being the west line of a called 117.188-acre tract conveyed to Onion Associates, LTD. in the above referenced Document No. 2006236625 of the Official Public Records of Travis County, Texas, from which a 1/2-inch iron rod found on an angle point in said east line of Onion Associates, LTD. 87.884-acre tract bears **N26°54'57"E**, a distance of **400.16 feet**,

THENCE, with the common line of said Onion Associates, LTD. 87.884-acre tract and said Onion Associates, LTD. 117.188-acre tract, **S26°54'57"W**, a distance of **50.38 feet** to a calculated point, from which a 1/2-inch iron rod found at the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being the northeast corner of a called 254.9-acre tract conveyed to Spillman Properties Ltd. in Document No. 2009124581, Official Public Records Travis County, Texas, also being an angle point in the west line of said Onion Associates, LTD. 117.188-acre tract, bears **S26°54'57"W** a distance of **423.86 feet** and **S28°10'16"W** a distance of **281.22 feet**;

THENCE, through the interior of said Onion Associates, LTD. 87.884-acre tract, the following six (6) courses and distances:

- 1) **N56°01'07"W**, a distance of **183.99 feet** to a 60d nail set, for an angle point of this easement;
- 2) **N41°21'05"W**, a distance of **499.11 feet** to a 60d nail set, for an angle point of this easement;
- 3) **N57°58'19"W**, a distance of **483.02 feet** to a 60d nail set, for an angle point of this easement;
- 4) **N70°17'38"W**, a distance of **483.31 feet** to a 60d nail set, for an angle point of this easement;
- 5) **N75°46'28"W**, a distance of **418.56 feet** to a 60d nail set, for an angle point of this easement; and

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 6) N58°42'03"W, a distance of 97.42 feet to the POINT OF BEGINNING, containing 2.490-acres (108,445 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

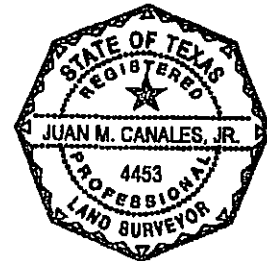
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

7-20-10

Date

REFERENCES

MAPSCO 2009, 703-R & 704-S, GRID NO. F-11 & G-10
TCAD PARCEL ID NO. 04-4818-0501
4558.110-50' WWE-2_rev1.doc



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

Date: *7/20/2010*
JACKIE LEE CROW
R.P.L.S. #5209

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

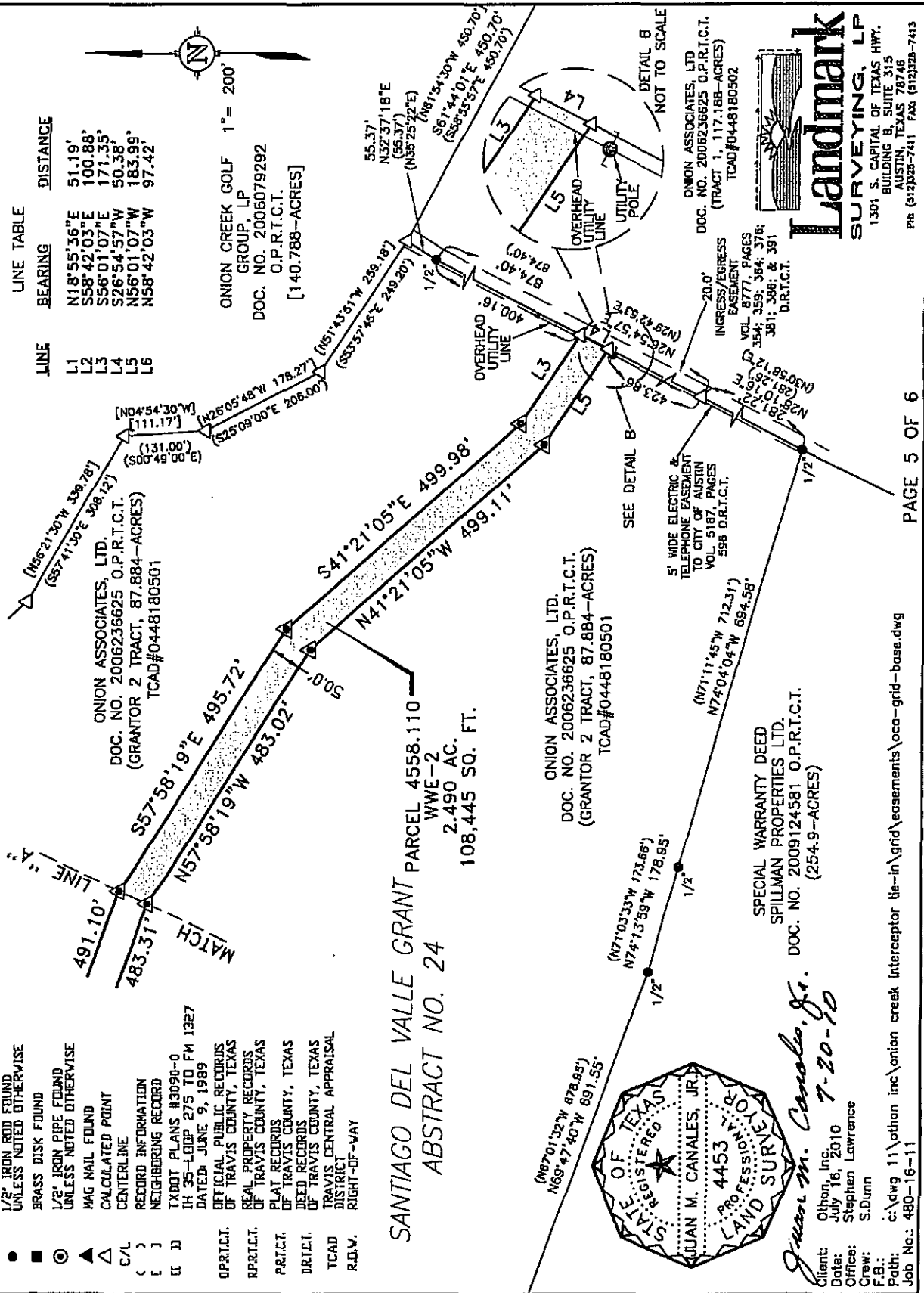
SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LEGEND

- ▲ 600 NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- ⊙ 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- ▲ MAG NAIL FOUND
- △ CALCULATED POINT
- C/L CENTERLINE
- () RECORD INFORMATION
- [] NEIGHBORING RECORD
- TXDOT PLANS #3090-0
- IH 35-LOOP 275 TO FM 1327
- DATED: JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- DEED RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- R.D.V.
- RIGHT-OF-WAY

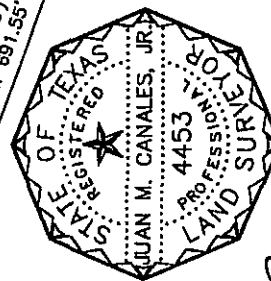
LINE	BEARING	DISTANCE
L1	N18°55'36"E	51.19'
L2	S58°42'03"E	100.88'
L3	S56°01'07"E	171.35'
L4	S26°54'57"W	50.38'
L5	N56°01'07"W	183.99'
L6	N58°42'03"W	97.42'

ONION CREEK GOLF GROUP, LP
DOC. NO. 2006079292
O.P.R.T.C.T.
[140.788-ACRES]



SANTIAGO DEL VALLE GRANT
ABSTRACT NO. 24

(N67°01'32\"/>



Juan M. Canales, Jr.
7-20-10

Client: Otton, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S. Dunn
F.B.:
Paid:
Job No.: 480-16-11

SPECIAL WARRANTY DEED
SPILLMAN PROPERTIES LTD.
DOC. NO. 2009124581 O.P.R.T.C.T.
(254.9-ACRES)

ONION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(GRANTOR 2 TRACT, 87.884-ACRES)
TCAD#0448180501

5' WIDE ELECTRIC & TELEPHONE EASEMENT TO CITY OF AUSTIN VOL. 5187, PAGES 586 D.R.T.C.T.

INGRESS/EGRESS EASEMENT VOL. 8777, PAGES 354; 359; 364; 376; 381; 386; & 391 D.R.T.C.T.

ONION ASSOCIATES, LTD.
DOC. NO. 2006236625 O.P.R.T.C.T.
(TRACT 1, 117.188-ACRES)
TCAD#0448180502

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
AUSTIN, TEXAS 78746
PH (512)328-7411 FAX (512)328-7413

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Document Nos. 2005209467, and 2007071321 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9261, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES APPLY to the subject easement.
- 10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DOES APPLY to the subject easement.
- 10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demaret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843. of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,837.008, E=3,098,305.278 AND REFERENCE POINT "STATION 1488+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

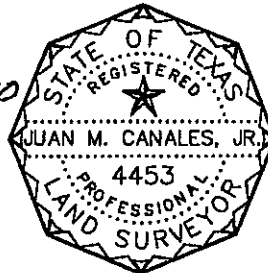
Juan M. Canales, Jr. 7-20-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn

F.B.:
Path: c:\dwg 11\othon inc\onion creek Interceptor tie-in\grid\selements\aco-grid-base.dwg
Job No.: 480-16-11




Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

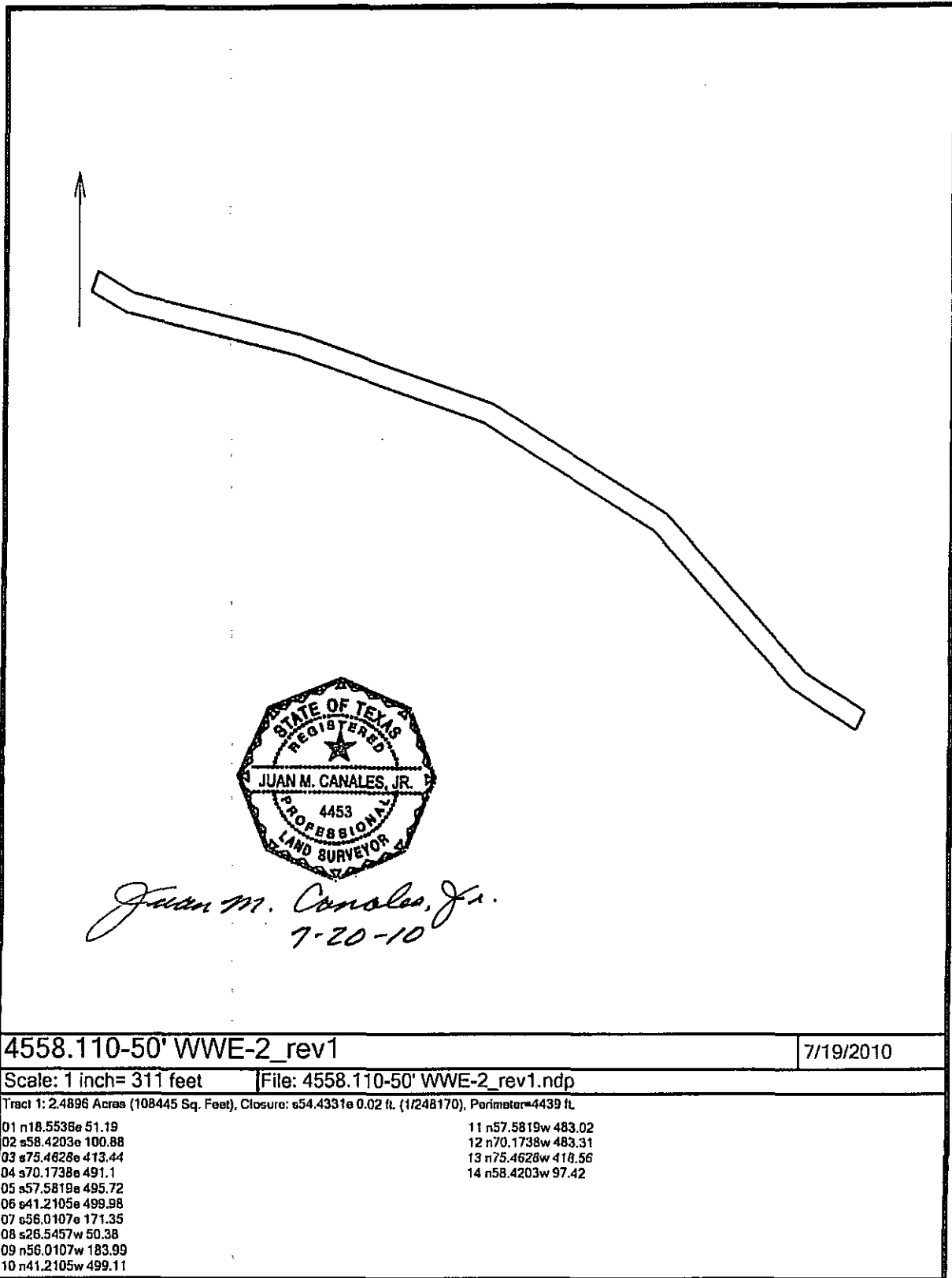




EXHIBIT " P "

(100'x 100' WASTEWATER EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026

DESCRIPTION FOR PARCEL 4558.110 WWE

LEGAL DESCRIPTION OF A 0.230-ACRE TRACT OF LAND, EQUIVALENT TO 10,000 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OR PARCEL OF LAND HAVING BEEN CONVEYED FROM JOYCE ANN PORTER AND UNION87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.230-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said 87.884-acre parcel of land, N35°07'30"E, a distance of 1,109.49 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,556.22, E=3,098,411.44, for the westerly corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of the Onion Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

- 1) **N18°55'36"E**, a distance of **100.00** feet to a 60d nail set, for the northerly corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N09°49'01"W, a distance of 734.47 feet;
- 2) **S71°04'24"E**, a distance of **100.00** feet to a 60d nail set, for the easterly corner of this easement;
- 3) **S18°55'36"W**, a distance of **100.00** feet to a 60d nail set, for the southerly corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



254.9-acre tract conveyed to Spillman Properties, LTD. recorded in Document No. 2009124581 Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD. recorded in Document No. 200623665 of the Official Public Records of Travis County, Texas, bears S42°18'27"E, a distance of 2,250.81 feet; and

- 4) N71°04'24"W, a distance of 100.00 feet to the **POINT OF BEGINNING**, containing 0.230-acre (10,000 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

1-11-2010

Date

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

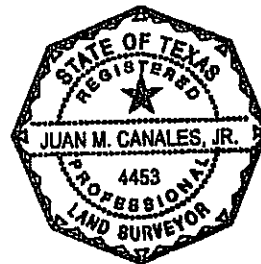
Date: *1/11/2010*

JACKIE LEE CROW
R.P.L.S. #5209

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.11-100' SQ SWWE.doc

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Document No. 2005209467 and 2007071321 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9261, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demoret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843. of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

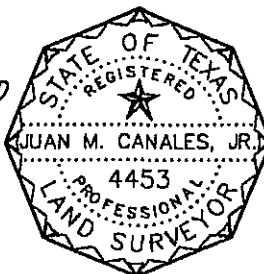
THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 148B+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 1-11-2010
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: December 9, 2009

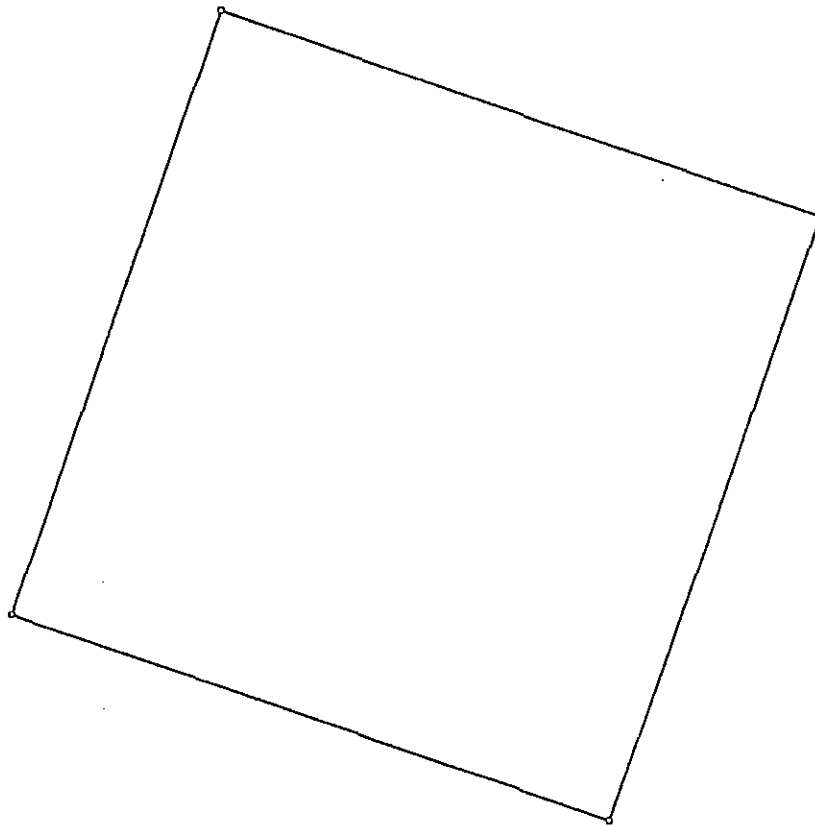
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: URS
Date: December 31, 2009
Office: Eleuterio Leos
Crew: S.Dunn
F.B.:
Path: c:\leos drawings\othon\easements\oci_bradshaw-grid-base.dwg
Job No.: 610-12-06

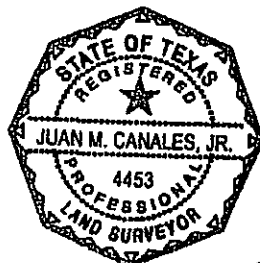


SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413



Title: 4558.11-100' SQ_SWWE		Date: 12-10-2009
Scale: 1 inch = 26 feet	File: 4558.110-100' SQ_SWWE.des	
Tract 1: 0.230 Acres: 10000 Sq Feet: Closure = n00.0000e 0.00 Feet: Precision >1/999999: Perimeter = 400 Feet		
001=n18.5536e 100.00	003=s18.5536w 100.00	
002=s71.0424e 100.00	004=n71.0424w 100.00	



Juan M. Canales, Jr.
1-11-2010



EXHIBIT " Q "

(50-FOOT WASTEWATER EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.111 WWE-3

LEGAL DESCRIPTION OF A 1.067-ACRE TRACT OF LAND, EQUIVALENT TO 46,473 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 117.188-ACRE TRACT DESIGNATED AS TRACT 1, AS CONVEYED FROM JOYCE ANN PORTER AND UNION 87.88, L.P. TO UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1.067-ACRES OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting the southeast corner of a called 87.884-acre tract conveyed to Union Associates, Ltd. in the above referenced Document No. 2006236625, Official Public Records Travis County, Texas, also monumenting an angle point in the west line of the above referenced Union Associates, Ltd. 117.188-acre tract, same being a northeast corner of a called 254.9-acre tract conveyed to Spillman Properties Ltd. in Document No. 2009124581, Official Public Records of Travis County, Texas; **Thence**, with the common line of said Union Associates, Ltd. 87.884-acre tract and said Union Associates, Ltd. 117.188-acre tract, N28°10'16"E, a distance of 281.22 feet and N26°54'57"E, a distance of 423.86 to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,485.06, E=3,100,345.71, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, with the common line of said Union Associates, Ltd. 87.884-acre tract and said Union Associates, Ltd. 117.188-acre tract, N26°54'57"E, a distance of 50.38 feet to a calculated point, for the northwest corner of this easement;

THENCE, through the interior of said Union Associates, Ltd. 117.188-acre tract, the following two (2) courses and distances:

- 1) **S56°01'07"E**, a distance of **627.60 feet** to 60d nail set, for an angle point of this easement; and
- 2) **S62°19'47"E**, a distance of **302.31 feet** to a 60d nail set on the east line of said Union Associates, Ltd. 117.118-acre tract, same being a west line of said 254.9-acre tract conveyed to Spillman Properties, Ltd., recorded in Document No. 2009124581

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



Official Public Records of Travis County, Texas, for the northeast corner of this easement;

THENCE, with the common line of said Onion Associates, Ltd. 117.188-acre tract and said Spillman Properties, Ltd. 254.9-acre tract, **S27°49'50"W**, a distance of **50.00** feet to a 60d nail set for the southeast corner of this easement, from which a 1-inch iron rod found on an inside corner in the easterly line of said Onion Associates, Ltd. 117.188-acre tract, same being an outside corner of said Spillman Properties, Ltd. 254.9-acre tract, bears **S27°49'50"W** a distance of 362.13 feet and **S27°33'36"W** a distance of 498.03 feet;

THENCE, through the interior of said Onion Associates, Ltd. 117.188-acre tract, the following two (2) courses and distances:

- 1) **N62°19'47"W**, a distance of **304.93** feet to a 60d nail set, for an angle point of this easement;
- 2) **N56°01'07"W**, a distance of **624.15** feet to the **POINT OF BEGINNING**, containing 1.067-acres (46,473 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

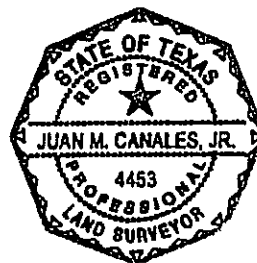
7-21-10
Date

REFERENCES

MAPSCO 2009, 703-R & 704-S, GRID NO. F-11 & G-10
TCAD PARCEL ID NO. 04-4818-0502
4558.111-50' WWE-3.docx

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *7/21/2010*
JACKIE LEE CROW
R.P.L.S. #5209

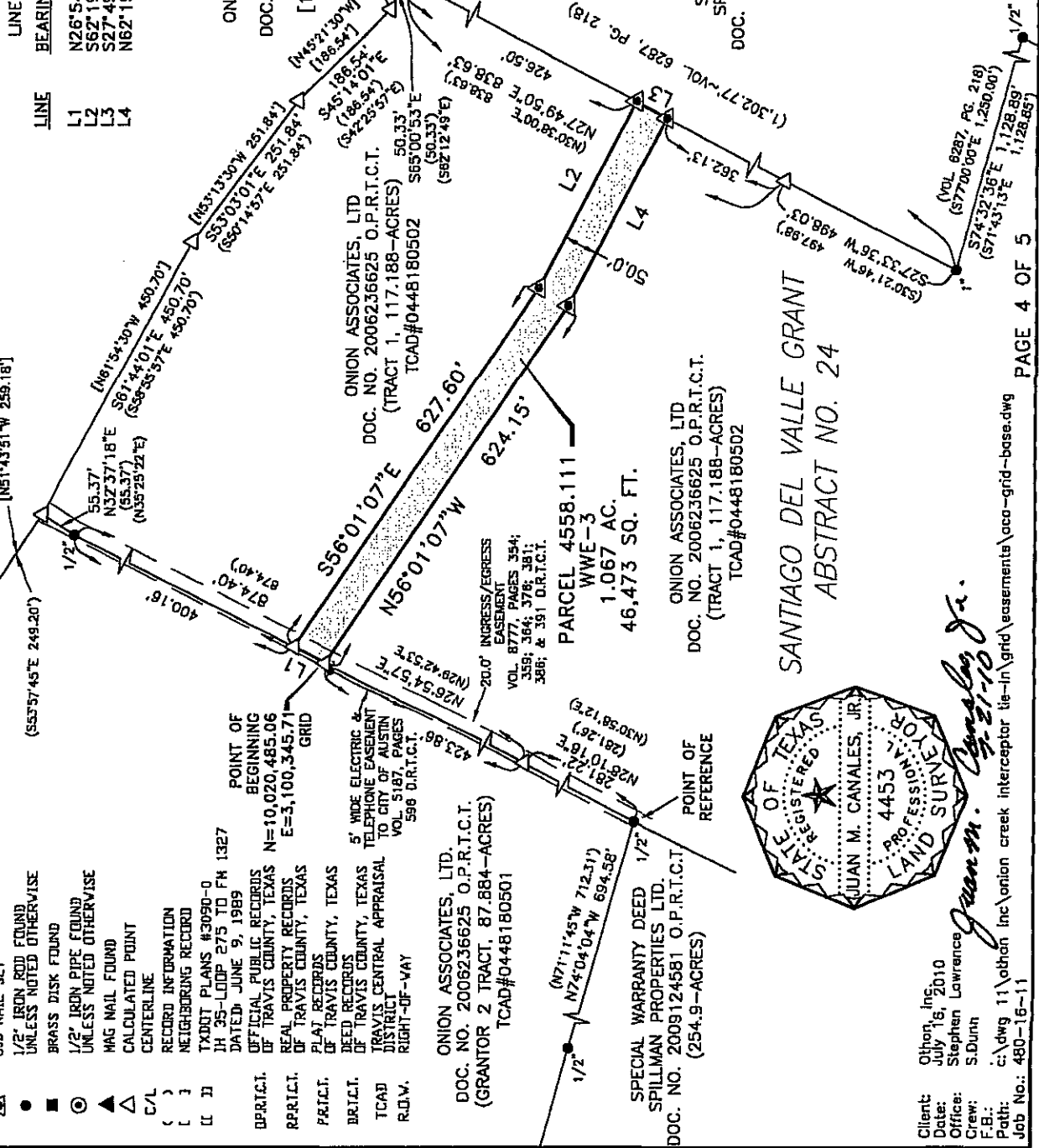


LEGEND

- 60B NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- BRASS DISK FOUND
- 1/2" IRON PIPE FOUND UNLESS NOTED OTHERWISE
- MAG NAIL FOUND
- CALCULATED POINT
- C/L
- RECORD INFORMATION
- NEIGHBORING RECORD
- TXDOT PLANS #3090-0
- IH 35-LOOP 275 TO FM 1327
- DATED JUNE 9, 1989
- OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- DEED RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- RIGHT-OF-WAY
- POINT OF BEGINNING
- N=10,020,485.06
- E=3,100,345.71
- GRID
- 5' WIDE ELECTRIC & TELEPHONE EASEMENT TO CITY OF AUSTIN
- VOL. 5187, PAGES 598 D.R.T.C.T.
- ONION ASSOCIATES, LTD.
- DOC. NO. 2006236625 O.P.R.T.C.T.
- (GRANTOR 2 TRACT, 87.884--ACRES)
- TCAD#0448180501
- ONION CREEK GOLF GROUP, LP
- DOC. NO. 2006079292 O.P.R.T.C.T.
- [140.788--ACRES]
- 1" = 200'
- WESTERLY WITH THE MEMBER OF UNION CREEK VOL. 8287, PG. 218
- SPECIAL WARRANTY DEED SPILLMAN PROPERTIES LTD.
- DOC. NO. 2009124581 O.P.R.T.C.T.
- (254.9--ACRES)
- POINT OF REFERENCE
- STATE OF TEXAS REGISTERED LAND SURVEYOR JUAN M. CANALES, JR. 4453
- Client: Olhon, Inc.
- Date: July 18, 2010
- Office: Stephen Lawrence
- Grew: S. Dunn
- F.B.I.: c:\dwg 11\ethan inc\union creek interceptor tie-in\grid\basements\oco-grid-base.dwg
- Path: c:\dwg 11\ethan inc\union creek interceptor tie-in\grid\basements\oco-grid-base.dwg
- Job No.: 480-16-11

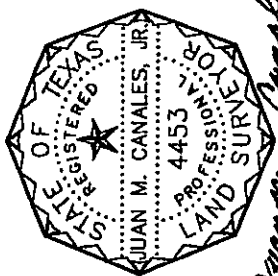
SKETCH TO ACCOMPANY LEGAL DESCRIPTION

LINE	BEARING	DISTANCE
L1	N26°54'57"E	50.38'
L2	S62°19'47"E	302.31'
L3	S27°49'50"W	50.00'
L4	N62°19'47"W	304.93'



Landmark
SURVEYING, LP
 1301 S. CAPITAL OF TEXAS HWY.
 BUILDING B, SUITE 315
 AUSTIN, TEXAS 78746
 PH: (512)328-7411 FAX: (512)328-7413

SANTIAGO DEL VALLE GRANT
 ABSTRACT NO. 24



Client: Olhon, Inc.
 Date: July 18, 2010
 Office: Stephen Lawrence
 Grew: S. Dunn
 F.B.I.: c:\dwg 11\ethan inc\union creek interceptor tie-in\grid\basements\oco-grid-base.dwg
 Path: c:\dwg 11\ethan inc\union creek interceptor tie-in\grid\basements\oco-grid-base.dwg
 Job No.: 480-16-11

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Volume 4388, Page 1913 of the Deed Records of Travis County, Texas, and also Document No. 2005209468 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10e. An Electric line easement granted to the City of Austin by instrument recorded in Volume 681, Page 76 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

10f. An Electric line easement granted to the City of Austin by instrument recorded in Volume 681, Page 77 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

10g. An underground Electric and Telephone line easement granted to Southwestern Bell Telephone Company by instrument recorded in Volume 692, Page 222 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

10h. A non-exclusive ingress and egress easement 20 feet wide along the west property line of the 117.188 acre tract, as set out in deeds recorded in Volume 8777, Pages 354, 359, 364, 376, 381, and 391, of the Deed Records of Travis County, Texas DOES APPLY to the subject easement.

10i. Easements, terms, conditions, and provisions of that certain Replacement Easements Agreement dated August 10, 2004, recorded under Document Number 2004155862, in the Official Public Records of Travis County, Texas DO NOT APPLY to the subject easement.

10j. An Electric and Telephone line easement granted to the City of Austin by instrument recorded in Volume 9309, Page 69, of the Real Property Records of Travis County, Texas DOES NOT APPLY to subject easement.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1458+50.20, 280.00" RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

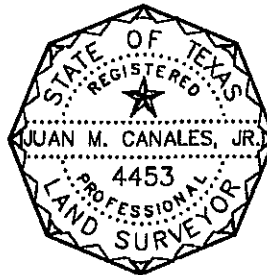
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 7-21-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: July 16, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Othon, Inc.
Date: July 16, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othon inc\onion creek Interceptor tie-in\grid\easements\aca-grid-base.dwg
Job No.: 480-16-11



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
Ph: (512)328-7411 FAX: (512)328-7413

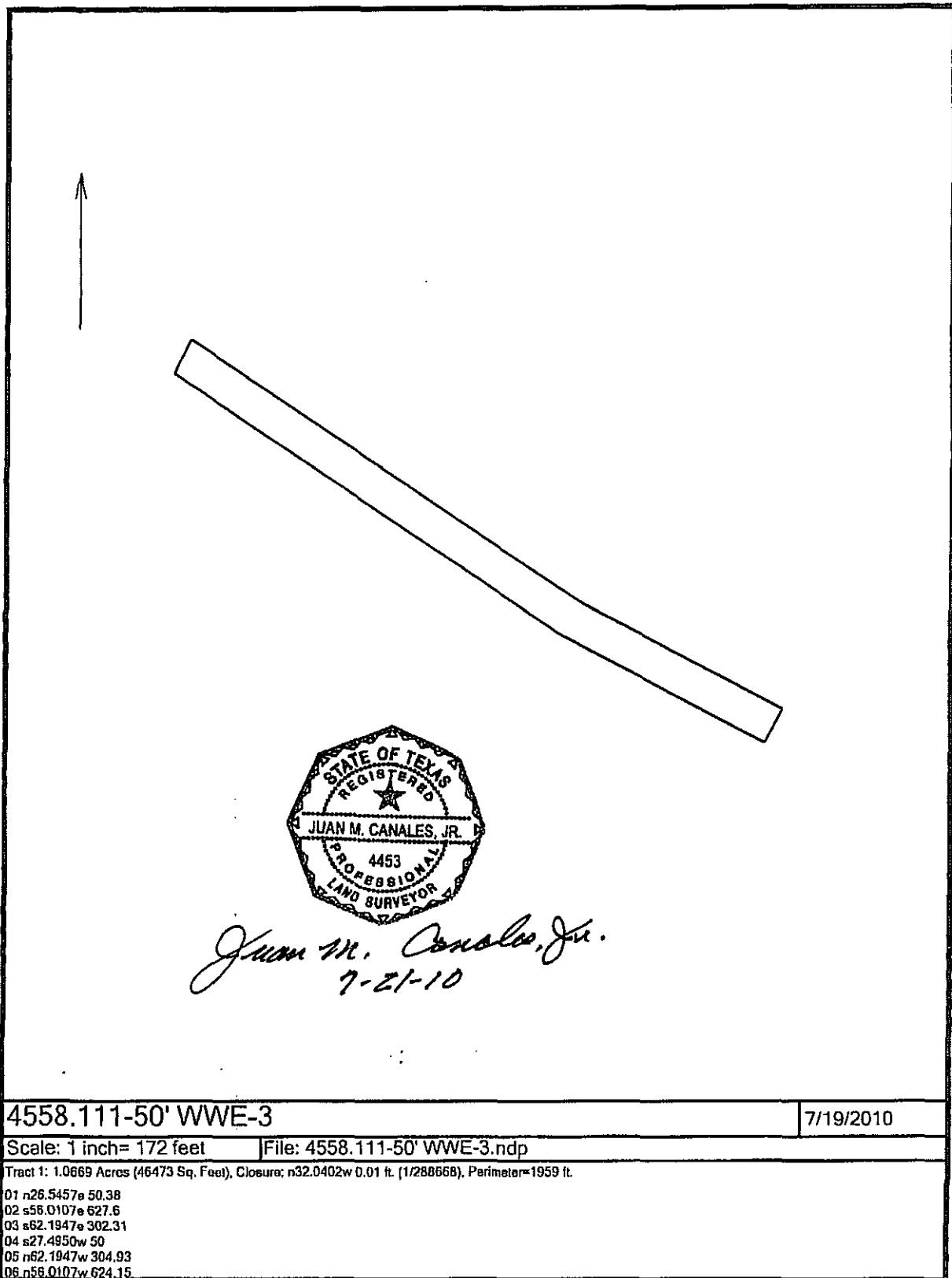




EXHIBIT " R "

(25-FOOT ACCESS EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 AE

LEGAL DESCRIPTION OF A 0.068-ACRE TRACT OF LAND, EQUIVALENT TO 2,955 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION 87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.068-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Union Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Union Associates, LTD. 87.884-acre tract, N37°49'34"E, a distance of 1,000.91 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,439.36, E=3,098,386.91, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Union Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

- 1) **N18°55'36"E**, a distance of **118.49** feet to a 60d nail set, for the northwest corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as Texas Department of Transportation Station 1380+00.00 ~ 200.00 feet left, bears N07°23'10"W, a distance of 829.97 feet;
- 2) **S71°04'24"E**, a distance of **25.00** feet to a 60d nail set, for the northeast corner of this easement;
- 3) **S18°55'36"W**, a distance of **117.92** feet to a 60d nail set, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Union Associates, LTD. 87.884-acre tract, same being on a north line of a called

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BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



254.9-acre tract conveyed to Spillman Properties, LTD. recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears S45°40'46"E, a distance of 2,250.82 feet; and

- 4) N72°23'13"W, a distance of 25.01 feet to the POINT OF BEGINNING, containing 0.068-acre (2,955 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

1-19-2010

Date

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

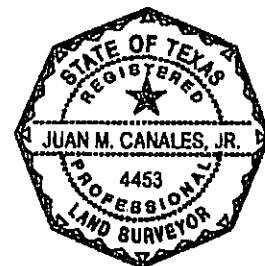
Carmelo A. Macias

Date: *1-20-2010*

RPLS 4333

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-AE.doc



CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
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T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Document No. 2005209467 and 2007071321 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9261, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.
- 10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demoret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843, of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

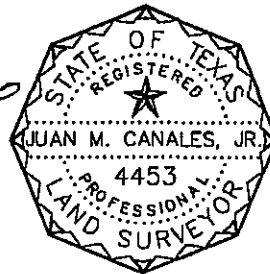
THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 146B+50.20, 280.00" RT" HAVING COORDINATE VALUES OF N=10,014,093.051, E=3,095,185.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 1-19-2010
JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: December 9, 2009

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: URS
Date: December 31, 2009
Office: Stephen Lawrence
Crew: S.Dunn
F.B.:
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\seasements\onion creek assoc-grid-base.dwg AUSTIN, TEXAS 78746
Job No.: 610-12-06

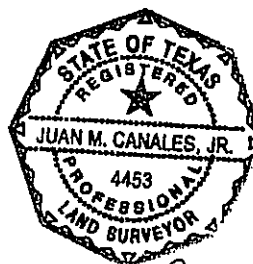
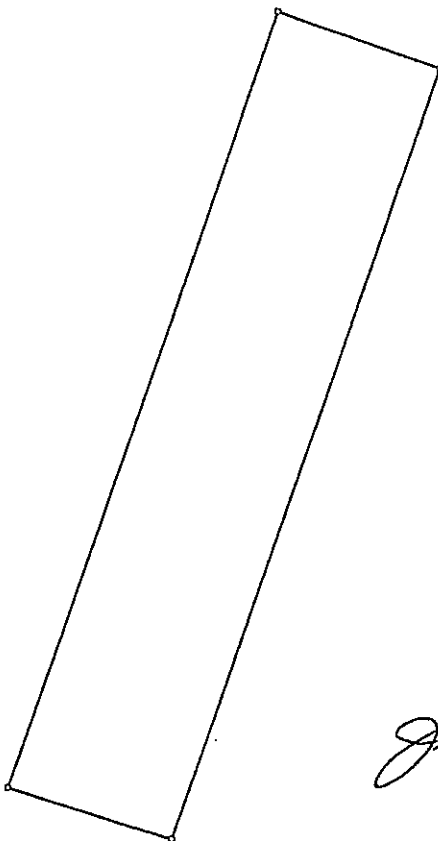


SKETCH TO
ACCOMPANY
FIELD NOTES

Landmark
SURVEYING, LP

1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

PAGE 4 OF 4



Juan M. Canales, Jr.
1-19-2010

Title: 4558.110-AE		Date: 01-04-2010
Scale: 1 inch = 24 feet	File: 4558.110-AE.des	
Tract I: 0.068 Acres: 2955 Sq Feet: Closure = n64.3444e 0.00 Feet: Precision = 1/59764: Perimeter = 286 Feet		
001=n18.5536e 118.49	003=s18.5536w 117.92	
002=s71.0424e 25.00	004=n72.2313w 25.01	



EXHIBIT " S "

(ACCESS EASEMENT NO. 1)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.111 AE-1

LEGAL DESCRIPTION OF A 0.034-ACRE TRACT OF LAND, EQUIVALENT TO 1,499 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 117.118-ACRE TRACT OF LAND, AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.034-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a 1/2-inch iron rod found monumenting an angle point in the westerly boundary line of the above referenced Union Associates, LTD. 117.118-acre tract, also monumenting the southerly corner of a called 87.884-acre tract of land, as conveyed to Union Associates, LTD. in said Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, with said westerly boundary line of the Union Associates, LTD. 117.118-acre tract, same being the easterly boundary line of said Union Associates, LTD. 87.884-acre tract, N28°10'16"E a distance of 281.22 feet to a calculated point at an angle point in the common line of said Union Associates, LTD. 87.884-acre tract and said Union Associates, LTD. 117.118-acre tract; **Thence**, continuing with said common line, N26°54'57"E a distance of 423.86 feet to a calculated point in the southerly line of a proposed 50-foot wastewater easement, from which a 1/2-inch iron rod found at an angle point on said common line bears N26°54'57"E a distance of 450.54 feet; **Thence**, leaving said common line and with said southerly line of a proposed 50-foot wastewater easement, and through said Union Associates, LTD. 117.118-acre tract, S56°01'07"E a distance of 49.31 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,020,457.50, E=3,100,386.60, for the north corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through the interior of said Union Associates, LTD. 117.118-acre tract, the following four (4) courses and distances:

- 1) With said southerly line of a proposed 50-foot wastewater easement, S56°01'07"E a distance of **20.10 feet** to a 60d nail set, for the east corner of this easement;
- 2) Leaving said southerly line of a proposed 50-foot wastewater easement, S28°08'43"W a distance of **73.82 feet** to a 60d nail set on the proposed northerly right-of-way line of Anton Blue Boulevard, for the south corner of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 3) With said proposed northerly right-of-way line of Anton Blue Boulevard, $N62^{\circ}37'32''W$ a distance of **20.00 feet** to a 60d nail set, for the west corner of this easement; and
- 4) Leaving said proposed northerly right-of-way line of Anton Blue Boulevard, $N28^{\circ}08'43''E$ a distance of **76.13 feet** to the **POINT OF BEGINNING**, containing 0.034-acre (1,499 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of $N=10,022,637.008$, $E=3,098,305.276$ and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of $N=10,014,095.051$, $E=3,095,165.555$. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

Juan M. Canales, Jr.

Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

5-21-10

Date

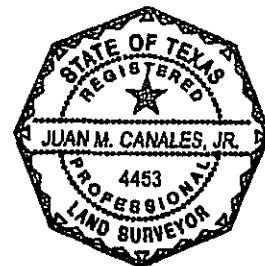
Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow

Date: *5/21/2010*
JACKIE LEE CROW
R.P.L.S. #5209

REFERENCES

MAPSCO 2009, 704-S, GRID NO. G-10
TCAD PARCEL ID NO. 04-4818-0502
4558.111-AE-1.docx



CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

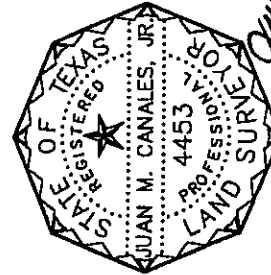
SANTIAGO DEL VALLE GRANT ABSTRACT NO. 24

1" = 200'

LEGEND

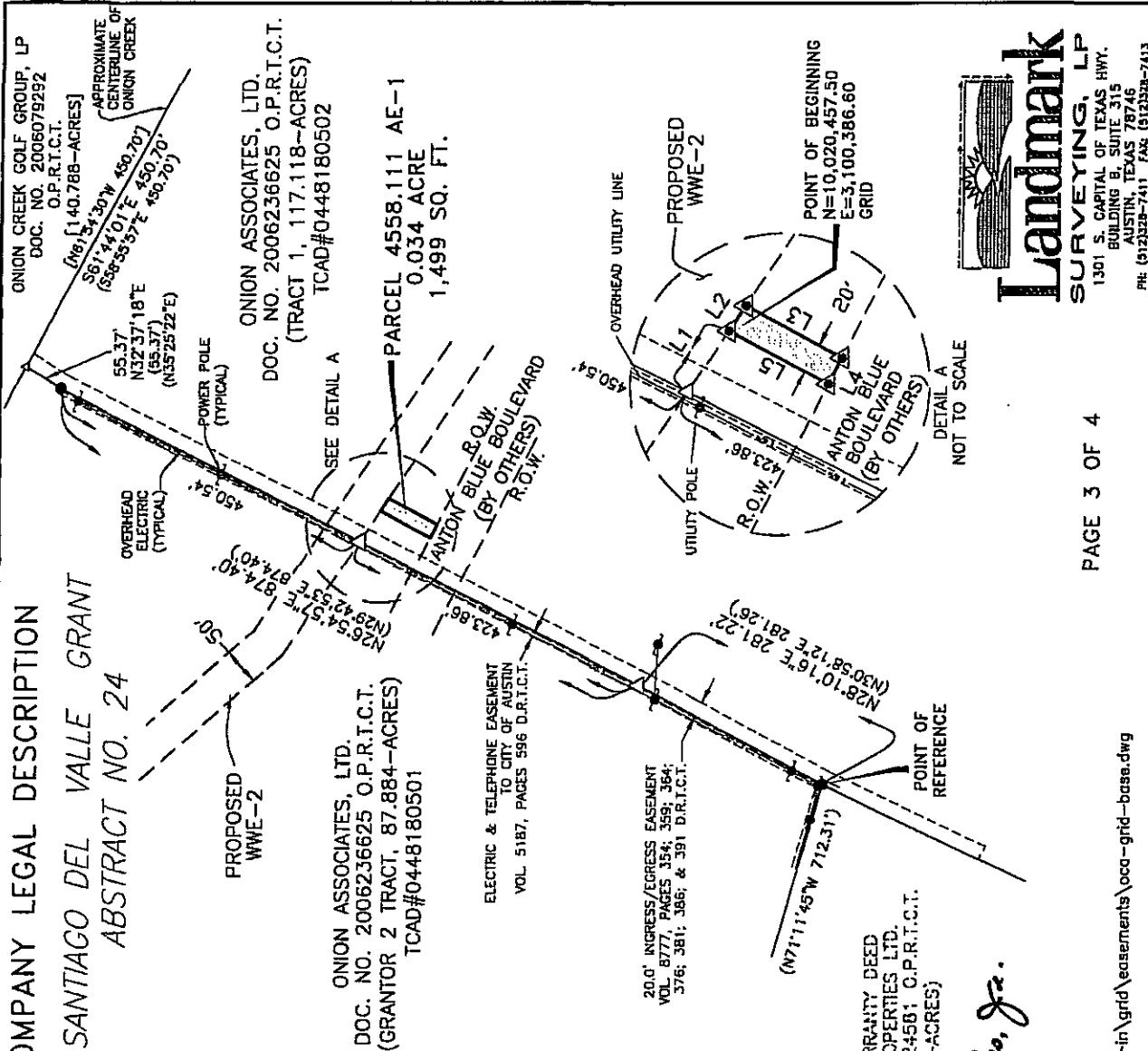
- ▲ 600' NAIL SET
- 1/2" IRON ROD FOUND UNLESS NOTED OTHERWISE
- △ CALCULATED POINT
- C/L CENTERLINE
- () RECORD INFORMATION
- [] NEIGHBORING RECORD
- OP.R.T.C.T. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- RP.R.T.C.T. REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- DEED RECORDS DEED RECORDS OF TRAVIS COUNTY, TEXAS
- TRAVIS CENTRAL APPRAISAL DISTRICT
- TCAD TRAVIS CENTRAL APPRAISAL DISTRICT
- R.O.W. RIGHT-OF-WAY (PROPOSED)

LINE	BEARING	DISTANCE
L1	S56°01'07"E	49.31'
L2	S56°01'07"E	20.10'
L3	S28°08'43"W	73.82'
L4	N62°37'32"W	20.00'
L5	N28°08'43"E	76.13'



Juan M. Canales, Jr.
5-21-10

Client: OTHON
Date: May 18, 2010
Office: Stephen Lawrence
Crew: S. Dunn
F.B.: 1224/33
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 480-18-11



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, and Zone X (shaded) as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

1. Restrictive covenants and easements:
TRACT 2: Restrictive covenants and easements Volume 4388, Page 1913 of the Deed Records of Travis County, Texas, and also Document No. 2005209468, Texas DO APPLY to the subject easement.
- 10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9281, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO NOT APPLY to the subject easement.
- 10e. An Electric line easement granted to the City of Austin by instrument recorded in Volume 681, Page 76 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.
- 10f. An Electric line easement granted to the City of Austin by instrument recorded in Volume 681, Page 77 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.
- 10g. An underground Electric and Telephone line easement granted to Southwestern Bell Telephone Company by instrument recorded in Volume 692, Page 222 of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.
- 10h. A non-exclusive ingress and egress easement 20 feet wide along the west property line of the 117.118 acre tract, as set out in deeds recorded in Volume 8777, Pages 354, 359, 364, 376, 381, and 391, of the Deed Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10i. Easements, terms, conditions, and provisions of that certain Replacement Easements Agreement dated August 10, 2004, recorded under Document Number 2004155862, in the Official Public Records of Travis County, Texas DO NOT APPLY to the subject easement.
- 10j. An Electric and Telephone line easement granted to the City of Austin by instrument recorded in Volume 9309, Page 69, of the Real Property Records of Travis County, Texas DOES NOT APPLY to subject easement.
- 10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DOES NOT APPLY to the subject easement.
- 10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demaret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843. of the Deed Records of Travis County, Texas DOES NOT APPLY the subject easement.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.278 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,085.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

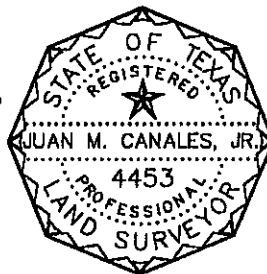
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 5-21-10
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: May 18, 2010

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: OTHON
Date: May 18, 2010
Office: Stephen Lawrence
Crew: S.Dunn
F.B.: 1224/33
Path: c:\dwg 11\othon inc\onion creek interceptor tie-in\grid\easements\oca-grid-base.dwg
Job No.: 480-16-11



PAGE 4 OF 4

SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78748
PH: (512)328-7411 FAX: (512)328-7413

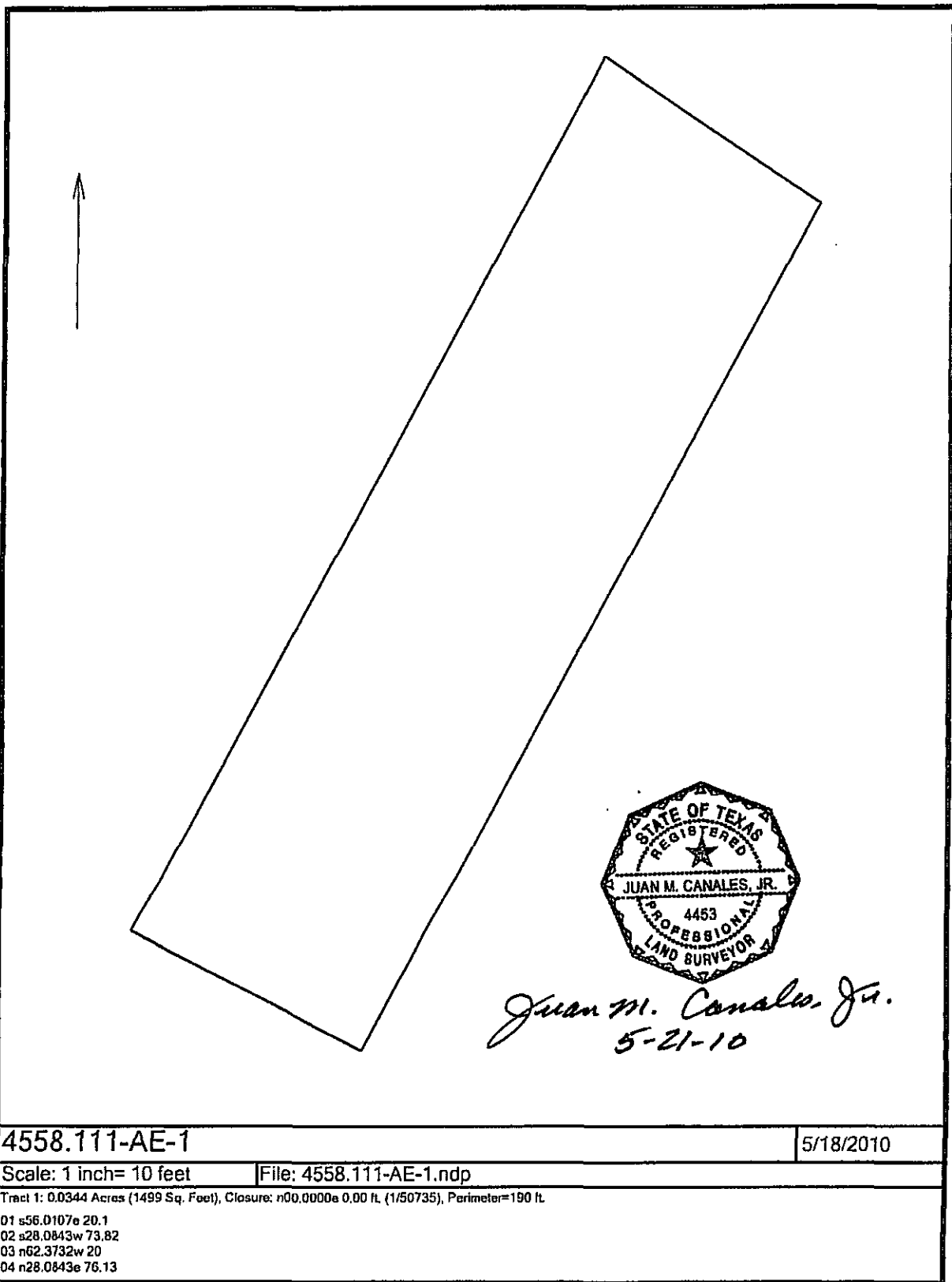




EXHIBIT " T "

(25-FOOT ACCESS EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026 & CIP # 6937.027

DESCRIPTION FOR PARCEL 4558.110 AE-2

LEGAL DESCRIPTION OF A 0.200-ACRE TRACT OF LAND, EQUIVALENT TO 8,728 SQUARE FEET OF LAND, IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, BEING OUT OF AND A PART OF A CALLED 87.884-ACRE TRACT OF LAND AS CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND ALSO BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 26, 2006 AND RECORDED IN DOCUMENT NO. 2006146663 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS; SAID 0.200-ACRE OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Union Associates, LTD. 87.884-acre tract or parcel of land, also monumenting the northerly corner of a called 16.88-acre tract of land conveyed to the Protestant Episcopal Church of the Diocese of Texas by General Warranty Deed dated December 8, 1981 and recorded in Volume 7640, Page 106 of the Deed Records of Travis County, Texas; **Thence**, with said easterly right-of-way line of Interstate Highway No. 35, same being the westerly line of said Union Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of 939.27 feet to a calculated point, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N= 10,021,544.35, E= 3,098,056.20, for the southwesterly corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing with said easterly right-of-way line of Interstate Highway No. 35, same being said westerly line of the Union Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of **25.00 feet** to a calculated point, for the northwesterly corner of this easement, from which a 5/8-inch iron rod found on the easterly right-of-way line of Interstate Highway No. 35 identified as Texas Department of Transportation Engineers Station 1380+00.00 ~ 200.00 feet left, bears N17°32'36"E, a distance of 845.67 feet;

THENCE, through the interior of said Union Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 1) **S72°23'13"E**, a distance of **332.91 feet** to a calculated point marking the point of curvature of a circular curve to the left, whose radius point bears **N17°36'47"E**, a distance of **15.00 feet**;
- 2) With said circular curve to the left, an arc length of **23.22 feet**, having a radius distance of **15.00 feet**, a central angle of **88°41'11"**, a chord which bears **N63°16'10"E**, a distance of **20.97 feet** to a calculated point for the point of tangency for the northeasterly corner of this easement and also being a point on the westerly line of a 25-foot Access Easement conveyed to the City of Austin, which was filed for record as Exhibit A, by that Temporary Right Of Entry And Possession, recorded in Document No. 2010120031 of the Official Public Records of Travis County, Texas;
- 3) Thence with the westerly line of said 25-foot Access Easement, **S18°55'36"W**, a distance of **39.67 feet** to a calculated point, on the northerly right-of-way line of proposed 90-foot wide Antone Blue Boulevard for the southwesterly corner of said 25-foot Access Easement and the southeasterly corner of this easement; from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears **S45°57'46"E**, a distance of **2.273.19 feet**;
- 4) Thence along the proposed north right-of-way line of Antone Blue Boulevard, **N72°23'13"W**, a distance of **346.97 feet** to the **POINT OF BEGINNING**, containing 0.200-acre (8,728 square feet) of land.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.



CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

Juan M. Canales, Jr.

11-10-11

Juan M. Canales, Jr.

Date

Registered Professional Land Surveyor No. 4453

Senior Project Manager

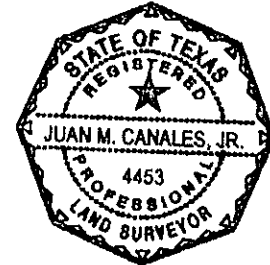
Firm Registration No. 100727-00

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11

TCAD PARCEL ID NO. 04-4818-0501

4558.110-AE-2.doc



Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.

Jackie Lee Crow
Date: *11/10/2011*

JACKIE LEE CROW
RPLS # 5209

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zones "AE" and "Shaded X", as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Document No. 2005209467 and 2007071321 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9261, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demaret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843, of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does not have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

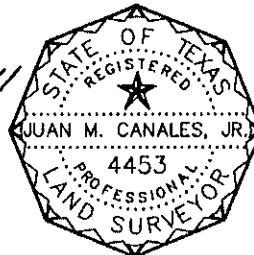
BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 11-10-11
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453



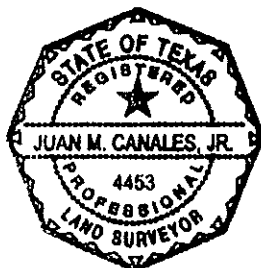
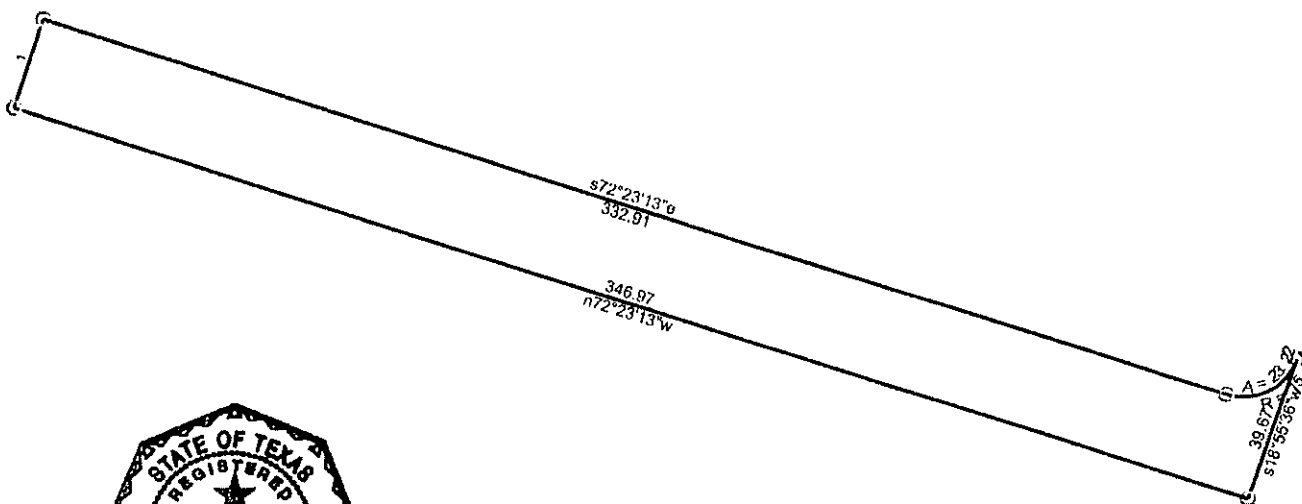
THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: URS
Date: November 08, 2011
Office: Eleuterio Leos
Crew: S.Dunn
F.B.:
Path: i:\othon\onion creek interceptor tie-in\landmark drawings\grid-staff\easements\oca-grid-base.dwg
Job No.: 610-12-06A

PAGE 5 OF 5

SKETCH TO
ACCOMPANY
FIELD NOTES

Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413



Juan M. Canales, Jr.
11-10-11

4558.110 AE-2_Closure Report-Fieldnote Desc

11/8/2011

Scale: 1 inch= 45 feet

File: 4558.110 AE-2_Closure Report-Fieldnote Desc.ndp

Tract 1: 0.2004 Acres (8728 Sq. Feet), Closure: n66.5321e 0.01 ft. (1/149214), Perimeter=768 ft.

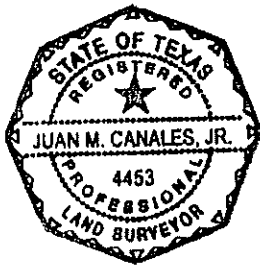
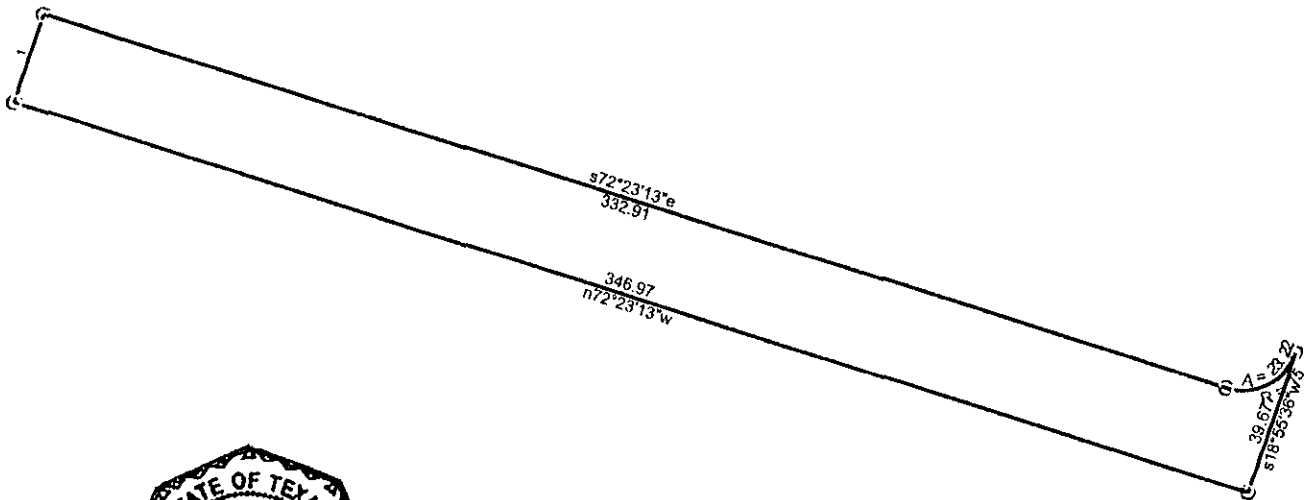
01 n17.3236e 25.00

02 s72.2313e 332.91

03 Lt, r=15.00, delta=088.4111, arc=23.22, chord=n63.1610e 20.97

04 s18.5536w 39.67

05 n72.2313w 346.97



Juan M. Canales, Jr.
11-10-11

11/8/2011

Scale: 1 inch= 45 feet

File: 4558.110 AE-2_Closure Report-Sketch.ndp

Tract 1: 0.2004 Acres (8728 Sq. Feet), Closure: n66.5321e 0.01 ft. (1/149214), Perimeter=768 ft.

01 n17.3236e 25.0
02 s72.2313e 332.91
03 Lt, r=15.00, delta=088.4111, arc=23.22, chord=n63.1610e 20.97
04 s18.5536w 39.67
05 n72.2313w 346.97

Parcel 4558.110 WE

Field Notes

BEING 0.034 OF ONE ACRE (1,488 SF) OF LAND, MORE OR LESS, OUT OF AND A PART OF THE SANTIAGO DEL VALLE GRANT, ABSTRACT No. 24, IN TRAVIS COUNTY, TEXAS, SAME BEING A PORTION OF THE TRACT CONVEYED TO ONION ASSOCIATES, LTD., BY GENERAL WARRANTY DEED EXECUTED ON JULY 20, 2006 AND FILED FOR RECORD ON JULY 24, 2006, RECORDED IN DOCUMENT 2006139690 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID 0.034 OF ONE ACRE (1,488 SF) OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS AND AS SHOWN ON THE ATTACHED SKETCH:

COMMENCING at a TxDOT brass disc found in the easterly right-of-way line of Interstate Highway 35 (400' R.O.W.) and in the southerly right-of-way line of Onion Creek Parkway (R.O.W. varies) at a northwesterly corner of Lot A, Onion Creek Section 1-B recorded in Book 79, Page 313 of the Plat Records of Travis County, Texas, thence as follows:

South 17°32'14" West, a distance of 523.84 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Lot A, to a calculated point at the most northerly corner of said Onion Associates, Ltd. tract and in the southerly line of said Lot A, from which a punch hole in concrete found at the most westerly corner of said Lot A bears North 76°00'49" West, a distance of 0.85 feet;

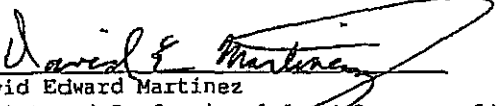
South 17°32'15" West, a distance of 628.16 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract, to a calculated point at the most northerly corner of the herein described tract of land, having Texas State Plane (Central Zone, NAD 83 (CORS 96) Epoch 2002, US Feet, Combined Scale Factor of 0.99996) values of N=10021498.48, E=3098041.83;

- 1) THENCE, South 72°10'34" East, a distance of 49.66 feet, leaving the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract and crossing said Onion Associates, Ltd. tract, to a calculated point for the most easterly corner of the herein described tract of land;
- 2) THENCE, South 17°49'26" West, a distance of 30.00 feet, to a calculated point for the most southerly corner of the herein described tract of land;
- 3) THENCE, North 72°10'34" West, a distance of 49.51 feet, to a calculated point in the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract for the most westerly corner of the herein described tract of land, from which an iron rod with cap stamped "RDS 4094" found bears South 17°32'15" West, at a distance of 51.34 feet passing a 5/8 inch iron rod found, in all a distance of 861.04 feet to a calculated point at the most westerly corner of said Onion Associates, Ltd. Tract and the most northerly corner of a 2.00 acre tract (remainder of 16.88 acres) conveyed to Protestant Episcopal Church Council of the Diocese of Texas, a Non-profit Corporation recorded in Volume 7640, Page 106 of the Deed Records of Travis County, Texas, and North 74°03'43" West, a distance of 0.08 feet;

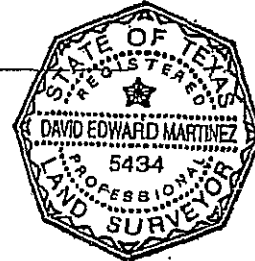
\\hmdatavm\Projects\Date\023-708 5 JH33 SEG 245 WL\Project Admin\16 Easements\Field Notes\4558.110 WE.doc

4) THENCE, North 17°32'15" East, a distance of 30.00 feet, with the easterly right-of-way line of Interstate Highway 35 and the westerly line of said Onion Associates, Ltd. tract to the Point of Beginning and containing an area of 0.034 of one acre (1,488 SF) of land, more or less.

I hereby declare that this survey was made on the ground, under my supervision, and that it substantially complies with the current Texas Society of Professional Surveyors standards.


David Edward Martinez
Registered Professional Land Surveyor 5434

11/13/09
Date



305 East Huntland Drive
Suite 200
Austin, Texas 78752
(512) 453-0767

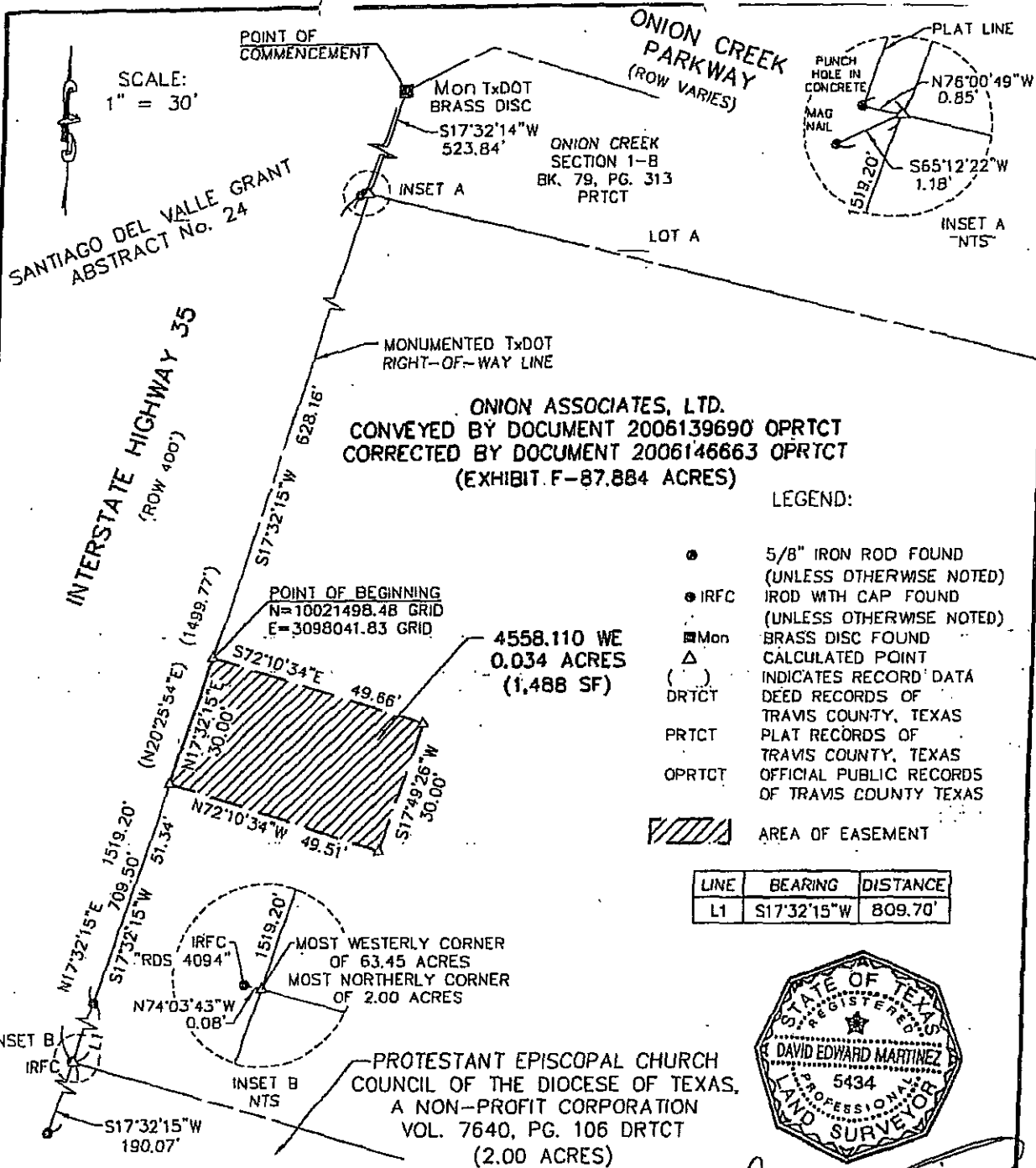
Bearing Basis: Texas State Plane, Central Zone, NAD 83(CORS 96), Epoch 2002
The reference points for this project are a Brass Disc found and identified as TxDOT Engineer's Station 114+01.37, 167.85' RT. at the northwesterly corner of Interstate Highway 35 and Old San Antonio Road-Grid Coordinate Values N=10028818.272, E=3099760.398 and a Brass disc found and identified as City of Austin Monument F-11-3001 at the southeast corner of the Onion Creek Parkway Bridge over Interstate Highway 35-Grid Coordinate Values of N=10022637.008, E=3098305.276.

TCAD No.: 0448180501
CITY GRID No.: F11

Reviewed and Approved by
Landmark Surveying, LP

 Date 11-13-09

Juan M. Canales, Jr., R.P.L.S. No. 4453
Senior Project Manager



THE COORDINATES SHOWN HEREON ARE TEXAS STATE PLANE, CENTRAL ZONE, CORS96, (EPOCH 2002) US FEET. FOR SURFACE COORDINATES DIVIDE GRID COORDINATES BY 0.99996. CONTROL POINTS ARE TxDOT BRASS DISC, ENGINEER'S STATION 1314+01.37, 167.85' RT (NORTHWEST CORNER OF IH 35 AND OLD SAN ANTONIO ROAD) AND CITY OF AUSTIN MONUMENT F-11-3001. ALL DISTANCES SHOWN ARE SURFACE DISTANCES.

mwm
Design Group

305 East Huntland Drive
Suite 200
Austin, Texas 78752
p: 512.433.0767
f: 512.433.1734

SKETCH TO ACCOMPANY

FIELD NOTES

TRAVIS COUNTY, TEXAS

DATE: 13 NOV 2009
JOB NO: 02270018
FILE: 4558.110 WE

3

3 OF 3



EXHIBIT " V "

(30' SUBTERRANEAN WASTEWATER EASEMENT)
SOUTH I-35 WATER/WASTEWATER PROGRAM
CIP # 6937.026

DESCRIPTION FOR PARCEL 4558.110 SWWE

LEGAL DESCRIPTION OF A 0.727-ACRE TRACT OF LAND, COMPRISED OF TWO PARCELS OF LAND, EQUIVALENT TO A TOTAL OF 31,638 SQUARE FEET OF LAND IN THE SANTIAGO DEL VALLE GRANT, ABSTRACT 24, OUT OF AND A PART OF A CALLED 87.884-ACRE PARCEL OF LAND HAVING BEEN CONVEYED *FROM* JOYCE ANN PORTER AND UNION87.88, L.P. *TO* UNION ASSOCIATES, LTD. BY THAT CERTAIN CORRECTION JOINT PARTNERSHIP CONTRIBUTION GENERAL WARRANTY DEED, EFFECTIVE JULY 20, 2006 AND RECORDED IN DOCUMENT NO. 2006236625 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID PARCELS OF LAND BEING DESCRIBED AS PART 1 CONTAINING 0.253 (11,005 SQUARE FEET) OF AN ACRE OF LAND AND PART 2 CONTAINING 0.474 (20,633 SQUARE FEET) OF AN ACRE OF LAND; SAID 0.727-ACRE TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

PART 1 0.253-ACRE (11,005-S.F.)

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Onion Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, with said easterly right-of-way line of Interstate Highway No. 35, same being the westerly line of said Onion Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of 911.24 feet to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet,) values of N=10,021,517.63, E=3,098,047.75, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, along the common line of said easterly right-of-way line of said Interstate Highway No. 35 and said westerly line of the Onion Associates, LTD. 87.884-acre tract, N17°32'36"E, a distance of 32.58 feet to a 60d nail set, for the northwest corner of this easement;

THENCE, departing said common boundary line and through the interior of the Onion Associates, LTD. 87.884-acre tract, the following five (5) courses and distances:

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.R.E/H.U.B./D.B.E.



- 1) **N84°34'24"E**, a distance of **248.58 feet** to a 60d nail set at the point of curvature of a circular curve to the left on the north line of this easement;
- 2) With said circular curve to the left, an arc length of **119.08 feet**, having a radius distance of **1,185.00 feet**, a central angle of **05°45'27"**, a chord which bears **N81°41'40"E**, a distance of **119.03 feet** to a 60d nail set, for the northeast corner of this easement;
- 3) **S18°55'36"W**, a distance of **34.54 feet** to a 60d nail set at the point of non-tangency of a circular curve to the right, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears **S43°28'29"E**, a distance of **2,339.22 feet**;
- 4) With said circular curve to the right, having a radius point that bears **N10°22'02"W**, a distance of **1,215.00 feet**, an arc length of **104.76 feet**, a radius distance of **1,215.00 feet**, a central angle of **04°56'25"**, a chord which bears **S82°06'11"W**, a distance of **104.73 feet** to a 60d nail set at a point of tangency on the south line of this easement; and
- 5) **S84°34'24"W**, a distance of **261.29 feet** to the **POINT OF BEGINNING**, containing **0.253-acre (11,005 square feet)** of land.

PART 2 0.474-ACRE (20,633-S.F.)

BEGINNING FOR REFERENCE on a capped 1/2-inch iron rod stamped "RDS-4094" found on the easterly right-of-way line of Interstate Highway No. 35 (400-foot right-of-way width), monumenting the westerly corner of said Onion Associates, LTD. 87.884-acre tract, also monumenting the northerly corner of a called 8.17-acre tract of land conveyed to Onion Creek Associates LTD. in Document No. 2006236625 of the Official Public Records of Travis County, Texas; **Thence**, departing said easterly right-of-way line of Interstate Highway No. 35 and through the interior of said Onion Associates, LTD. 87.884-acre tract, **N38°52'08"E**, a distance of **1,200.65 feet** to a 60d nail set, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83(CORS), U.S. Survey Feet.) values of **N=10,021,583.58**, **E=3,098,526.53**, for the southwest corner and **POINT OF BEGINNING** of this easement;

THENCE, continuing through said Onion Associates, LTD. 87.884-acre tract, the following four (4) courses and distances:

- 1) **N18°55'36"E**, a distance of **36.79 feet** to a 60d nail set at the point of non-tangency of a circular curve to the left, for the northwest corner of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.B.E./H.U.B./D.B.E.



- 2) With said circular curve to the left, having a radius point that bears $N16^{\circ}57'05''W$, a distance of 1,185.00 feet, an arc length of 20.04 feet, a radius distance of 1,185.00 feet, a central angle of $00^{\circ}58'08''$, a chord which bears $N72^{\circ}33'51''E$, a distance of 20.04 feet to a 60d nail set at the point of tangency on the north line of this easement;
- 3) $N72^{\circ}04'46''E$, a distance of 474.16 feet to a 60d nail set at the point of tangency of a circular curve to the right on the north line of this easement; and
- 4) With said circular curve to the right, an arc length of 163.79 feet, having a radius distance of 3,015.00 feet, a central angle of $03^{\circ}06'45''$, a chord which bears $N73^{\circ}38'09''E$, a distance of 163.77 feet to a 60d nail set on the southerly line of a called 155.740-acre tract conveyed to Onion Golf Group, LP, recorded in Document No. 2006079292 of the Official Public Records of Travis County, Texas, same being the northerly line of said Onion Associates, LTD. 87.884-acre tract;

THENCE, with the common line of said Onion Golf Group, LP 155.740-acre tract and the Onion Associates, LTD. 87.884-acre tract, the following two (2) courses and distances:

- 1) $S60^{\circ}01'04''E$, a distance of 16.65 feet to a 60d nail for an angle point of this easement; and
- 2) $S75^{\circ}16'04''E$, a distance of 37.74 feet to a 60d nail set at the point of non-tangent curvature of a circular curve to the left, whose radius point bears $S13^{\circ}57'03''E$ a distance of 2,985.00 feet, for the southeast corner of this easement, from which a 1/2-inch iron rod found monumenting the southeast corner of said Onion Associates, LTD. 87.884-acre tract, same being on a north line of a called 254.9-acre tract conveyed to Spillman Properties, LTD., recorded in Document No. 2009124581, Official Public Records of Travis County, Texas, also on the west line of a called 117.118-acre tract conveyed to Onion Associates, LTD., recorded in Document No. 2006236625 of the Official Public Records of Travis County, Texas, bears $S22^{\circ}31'31''E$, a distance of 2,099.46 feet;

THENCE, departing said southerly line of the Onion Golf Group, LP 155.740-acre tract and through said Onion Associates, LTD. 87.884-acre tract, the following three (3) courses and distances:

- 1) With said curve to the left, having a radius point that bears $S13^{\circ}57'03''E$, a distance of 2,985.00 feet, an arc length of 206.81 feet, a radius distance of 2,985.00 feet, a central angle of $03^{\circ}58'10''$, a chord which bears $S74^{\circ}03'52''W$, a distance of 206.76 feet to a 60d nail set for the point of tangency on the south line of this easement;
- 2) $S72^{\circ}04'46''W$, a distance of 474.16 feet to a 60d nail set at a point of tangency of a circular curve to the right on the south line of this easement;

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
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- 3) With said curve to the right, an arc length of 42.11 feet, having a radius distance of 1,215.00 feet, a central angle of 01°59'09", a chord which bears S73°04'21"W, a distance of 42.11 feet to the POINT OF BEGINNING, containing 0.474-acre (20,633 square feet) of land.

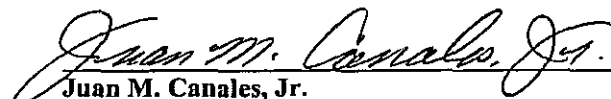
BEARING BASIS NOTE

The bearings described herein are Texas State Plane grid bearings, Central Zone-4203, NAD83(CORS). Project control points were established from Macias & Associates, L.P., Land Surveyors, reference point "F-11-3001" having coordinate values of N=10,022,637.008, E=3,098,305.276 and reference point "Station 1468+50.20, 280.00' RT" having coordinate values of N=10,014,095.051, E=3,095,165.555. Distances shown hereon are grid.

CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP

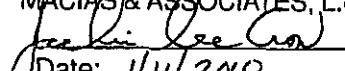

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager
Firm Registration No. 100727-00

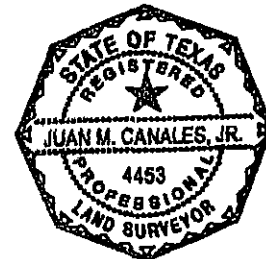
1-11-2010
Date

REFERENCES

MAPSCO 2009, 703-R, GRID NO. F-11
TCAD PARCEL ID NO. 04-4818-0501
4558.110-part 1&2_SWWE.doc

Reviewed and Approved by:
MACIAS & ASSOCIATES, L.P.


Date: 1/11/2010
JACKIE LEE CROW
R.P.L.S. #5209



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SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easement described hereon is contained within Zone AE, Zone X (shaded), as scaled from F.I.R.M. Map Number 48453C0595H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

Restrictive Covenant and Easement Note:

1. Restrictive covenants and easements as declared in Document No. 2005209467 and 2007071321 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10a. An ingress and egress easement granted to John Lee Cook et al as set out in Volume 9278, Page 625 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10b. An ingress, egress and regress easement granted to John Lee Cook and Donald E. Laine as set out in Volume 9261, Page 714 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10c. An electric and telephone line easement granted to the City of Austin as set out in Volume 5187, Page 596 of the Real Property Records of Travis County, Texas DOES NOT APPLY to the subject easement.

10d. Provisions regarding building lines set out in instrument recorded in Document NO. 2005209467 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10k. Affidavit of Service Area set out in Document NO. 2001176946 of the Official Public Records of Travis County, Texas DO APPLY to the subject easement.

10l. All terms, conditions and stipulations of that certain Contract and Agreement by and between Effie Reeves Kitchens, et al, and Jimmie Demaret and Jimmy Connolly, Trustees, as set out in Volume 4440, Page 1843. of the Deed Records of Travis County, Texas MAY AFFECT the subject easement; however cannot be determined with existing evidence.

All easements of which I have knowledge and those recorded easements furnished by Stewart Title Guaranty Company, according to File No. 806522, are shown or noted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement has access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD83(CORS). PROJECT CONTROL POINTS WERE ESTABLISHED FROM MACIAS & ASSOCIATES, L.P., LAND SURVEYORS, REFERENCE POINT "F-11-3001" HAVING COORDINATE VALUES OF N=10,022,637.008, E=3,098,305.276 AND REFERENCE POINT "STATION 1468+50.20, 280.00' RT" HAVING COORDINATE VALUES OF N=10,014,095.051, E=3,095,165.555. DISTANCES SHOWN HEREON ARE GRID.

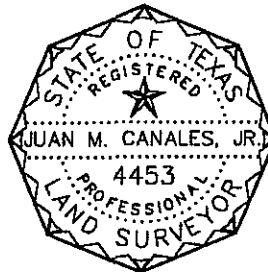
AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 1-11-2010
JUAN M. CANALES, JR.

Registered Professional Land Surveyor No. 4453
DATE: December 9, 2009

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

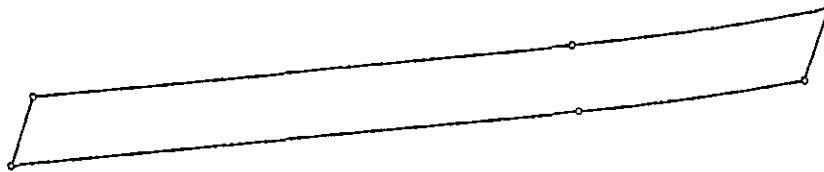
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Date: December 31, 2009
Office: Eleuterio Leos
Crew: S.Dunn
F.B.:
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Job No.: 610-12-06



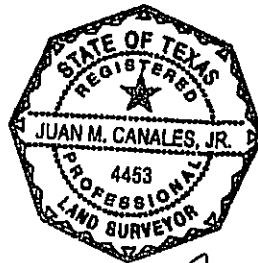
SKETCH TO
ACCOMPANY
FIELD NOTES


Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING 8, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413

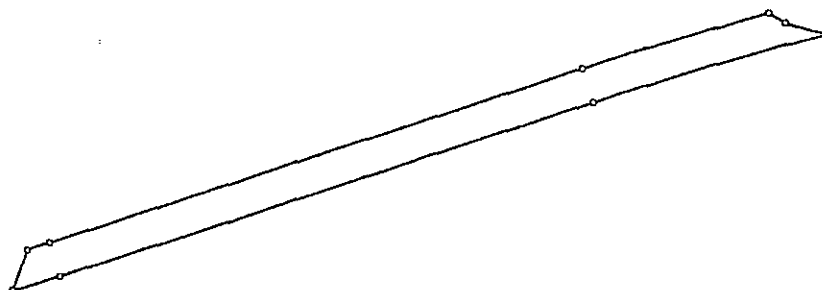
PAGE 6 OF 6



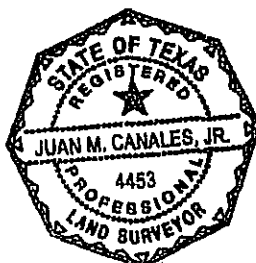
Title: 4558.110-part 1_SWWE		Date: 01-06-2010
Scale: 1 inch = 76 feet	File: 4558.110-part 1_SWWE.des	
Tract 1: 0.253 Acres: 11005 Sq Feet: Closure = n51.2931w 0.01 Feet: Precision = 1/96724: Perimeter = 801 Feet		
001=n17.3236e 32.58	004=s18.5536w 34.54	
002=n84.3424c 248.58	005: R1=1215.00, Arc=104.76, Delta=04.5625 Bng=s82.0611w, Chd=104.73	
003: L1, R=1185.00, Arc=119.03, Delta=05.4527 Bng=n81.4140e, Chd=119.03	006=s84.3424w 261.29	



Juan M. Canales, Jr.
1-11-2010



Title: 4558.110-part 2_SWWE		Date: 01-06-2010
Scale: 1 inch = 140 feet	File: 4558.110-part 2_SWWE.des	
Tract 1: 0.474 Acres: 20633 Sq Feet: Closure = n80.3833w 0.00 Feet: Precision = 1/306080: Perimeter = 1472 Feet		
001=n18.5536e 36.79 002: Lt, R=1185.00, Arc=20.04, Delta=00.5808 Bng=n72.3351e, Chd=20.04	005=s60.0104e 16.65 006=s75.1604e 37.74 007: Lt, R=2985.00, Arc=206.81, Delta=03.5810 Bng=s74.0352w, Chd=206.76	009: Rt, R=1215.00, Arc=42.11, Delta=01.5909 Bng=s73.0421w, Chd=42.11
003=n72.0446e 474.16 004: Rt, R=3015.00, Arc=163.79, Delta=03.0645 Bng=n73.3809e, Chd=163.77	008=s72.0446w 474.16	



Juan M. Canales, Jr.
1-11-2010