



MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

EXHIBIT " _____ "

AUSTIN INDEPENDENT SCHOOL DISTRICT
AND CITY OF AUSTIN
TO
CITY OF AUSTIN
WASTEWATER LINE EASEMENT

LEGAL DESCRIPTION FOR PARCEL 4585. WE

DESCRIPTION OF A 0.158 ACRE (6,873 SQUARE FOOT) TRACT OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 57 IN TRAVIS COUNTY, TEXAS, BEING OUT OF THE REMAINING PORTION OF A 9.86 ACRE TRACT DESCRIBED IN A WARRANTY DEED DATED SEPTEMBER 14, 1964, CONVEYING $\frac{1}{4}$ INTEREST FROM THE AUSTIN INDEPENDENT SCHOOL DISTRICT TO THE CITY OF AUSTIN, RECORDED IN VOLUME 2847, PAGE 67, DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.158 ACRE (6,873 SQUARE FOOT) TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a $\frac{1}{2}$ -inch iron rod found on the curving east right-of-way line of Guadalupe Street (60-foot right-of-way width), at the southwest corner of the remaining portion of said 9.86 acre tract, same being the northwest corner of a 2.765 acre tract known as "Tract 1", described in Volume 11345, Page 913, Real Property Records of Travis County, Texas, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83/93 (HARN) U.S. Survey Feet) values of N=10,092,450.16 and E=3,120,642.51, for the southwest corner and **POINT OF BEGINNING** of this tract;

THENCE with the said curving east right-of-way line of Guadalupe Street and the curving west line of said 9.86 acre tract, along the arc of a curve to the right having a radius of 410.00 feet, an arc distance of 22.48 feet, a central angle of $03^{\circ}08'31''$ and a chord which bears North $00^{\circ}17'14''$ East, 22.48 feet to a 60d nail set for the northwest corner of this tract, from which a $\frac{5}{8}$ -inch iron rod found at the most westerly northwest corner of said 9.86 acre tract bears a chord of North $14^{\circ}35'11''$ East, 180.67 feet;

THENCE over and across said 9.86 acre tract, the following five (5) courses:

1. South $62^{\circ}32'54''$ East, a distance of 302.23 feet to a 60d nail set for an angle point;
2. North $89^{\circ}10'04''$ East, a distance of 41.39 feet to a 60d nail set for the northeast corner of this tract;
3. South $00^{\circ}49'56''$ East, a distance of 20.00 feet to a 60d nail set for the southeast corner of this tract;

4. South 89°10'04" West, a distance of 46.43 feet to a 60d nail set on the south line of the remaining portion of said 9.86 acre tract, same being the north line of said 2.765 acre tract, for an angle point, from which a ½-inch iron rod found at an angle point on the southeast line of said 2.765 acre tract, at the northwest corner of Lot 134, Sky View, Section Two, a subdivision recorded in Volume 5, Page 187, Plat Records of Travis County, Texas, same being the west corner of a 2.465 acre tract conveyed to the City of Austin, recorded in Document No. 1999003450, Official Public Records of Travis County, Texas, bears South 62°32'54" East, 271.52 feet , South 69°00'26" West, 322.48 feet, and South 28°25'42" West, 6.56 feet;
5. North 62°32'54" West, with the south line of the remaining portion of said 9.86 acre tract and the north line of said 2.765 acre tract, a distance of 297.00 feet to the **POINT OF BEGINNING** and containing 0.158 acre (6,873 square feet) of land.

BEARING BASIS

The bearings shown are based on the Texas State Plane Coordinate System, Central Zone "Grid" NAD83/93(HARN), and were established from City of Austin Reference points K-27-1001 having coordinate values of N=10,092,566.4684, E=3,120,599.3051, and K-26-1001 having coordinate values of N=10,089,354.03, E=3,119,655.60. The combined scale factor (CSF) is 1.00008.

THE STATE OF TEXAS §
§
COUNTY OF TRAVIS §

KNOW ALL MEN BY THESE PRESENTS:

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

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas, this the 29th day of June, 2009, A.D.



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

Carmelo L. Macias

Carmelo L. Macias
Registered Professional Land Surveyor
No. 4333 – State of Texas

REFERENCES

MAPSCO 2009 Grid 555C
Austin Grid No. K-27
TCAD PARCEL ID NO. 02-2810-0705
MACIAS & ASSOCIATES, L.P., PROJECT NO. 431-07-09

FIELD NOTES REVIEWED

By: *Mary Lawton* Date *7/16/09*

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

AUSTIN INDEPENDENT SCHOOL DISTRICT
(3.2 AC.)
PORTION OF A (25.69 AC. TRACT)
VOL. 961, PG. 292, D.R.T.C.

JAMES P. WALLACE
SURVEY NO. 57

AUSTIN INDEPENDENT SCHOOL DISTRICT
AN UNDIVIDED 3/4 INTEREST OF A (9.86 AC. TRACT)
CITY OF AUSTIN
AN UNDIVIDED 1/4 INTEREST OF A (9.86 AC. TRACT)
DESCRIBED IN VOL. 2847, PG. 67, D.R.T.C.

SAVE & EXCEPT
STATE OF TEXAS
"TRACT 1" (2.765 AC.)
VOL. 11345, PG. 913, R.P.R.T.C.
T.C.A.D. No. 02-2810-0705

RETAINING WALL
CITY OF AUSTIN
DRAINAGE EASEMENT
VOL. 13369, PG. 2316, R.P.R.T.C.

4585.
WASTEWATER
EASEMENT
0.158 ACRE
6,873 SQ. FT.

S62°32'54"E 302.23'

N62°32'54"W 297.00'
(S60°06'00"E 568.79')

S62°32'54"E 271.52'

P.O.B.
N=10,092,450.16
E=3,120,642.51
GRID

STATE OF TEXAS
"TRACT 1" (2.765 AC.)
VOL. 11345, PG. 913, R.P.R.T.C.

CITY OF AUSTIN
DRAINAGE EASEMENT
VOL. 13369, PG. 2316, R.P.R.T.C.
CITY OF AUSTIN
DRAINAGE WAY EASEMENT
VOL. 1950, PG. 88, D.R.T.C.

CITY OF AUSTIN
15' SANITARY SEWER EASEMENT
VOL. 5534, PG. 1781, D.R.T.C.

CITY OF AUSTIN
(2.465 AC.)
DOC. NO. 1999003450, O.P.R.T.C.

15' WASTEWATER EASEMENT
DOC. NO. 1999081550, O.P.R.T.C.

W. SKYVIEW ROAD
(50' R.O.W.)

LEGEND

- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ▲ 60D NAIL SET
- △ CALCULATED POINT
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT-OF-WAY
- VOL., PG. VOLUME, PAGE
- D.R.T.C. DEED RECORDS OF TRAVIS COUNTY
- P.R.T.C. PLAT RECORDS OF TRAVIS COUNTY
- R.P.R.T.C. REAL PROPERTY RECORDS OF TRAVIS COUNTY
- O.P.R.T.C. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
- () RECORD INFORMATION

The easements shown on or noted and addressed on this survey are those listed on the Ownership and Easement Report issued by Gracy Title, a Stewart Company, Ref No. OEAS54, through March 2, 2009.

LINE TABLE

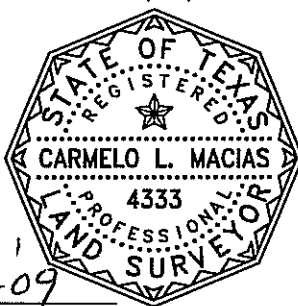
NUMBER	BEARING	DISTANCE
L1	N89°10'04"E	41.39'
L2	S00°49'56"E	20.00'
L3	S89°10'04"W	46.43'
L4	S28°25'42"W	6.56'

CURVE TABLE

NO.	RADIUS	ARC DIST.	CENTRAL ANGLE	CHORD BEARING	CHORD DIST.
C1	410.00'	22.48'	03°08'31"	N00°17'14"E	22.48'
C2	410.00'	182.16'	25°27'23"	N14°35'11"E	180.67'
C3	410.00'	204.64'	28°35'53"	N13°00'56"E	202.53'
C4	410.00'	33.55'	04°41'19"	S03°37'40"E	33.54'

BEARING BASIS:

THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, (CENTRAL ZONE, NAD83-93(HARN), CSF=1.00008, AND WERE ESTABLISHED FROM THE CITY OF AUSTIN REFERENCE POINTS K-27-1001 HAVING COORDINATE VALUES OF N=10,092,566.4684 AND E=3,120,599.3051 AND K-26-1001 HAVING COORDINATE VALUES OF N=10,089,354.03 AND E=3,119,655.60.



Carmelo L. Macias 6-29-09
Carmelo L. Macias
Registered Professional Land Surveyor
No. 4333 - State of Texas

Date:

PAGE 4 OF 4

U:\JOBS\CAS CONSULTING & SERV\Chesterfield\4310709\DWG\4585_WE.dwg

MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

5410 SOUTH 1ST STREET
AUSTIN, TEXAS 78745 PH. (512)442-7875
FAX (512)442-7876 EMAIL: WWW.MACIASWORLD.COM

SCALE 1" = 100'

DATE: 6-15-09
DRAWN BY: G.L. T.B.
MAJ JOB NO.: 431-07-09
REFERENCE: F.B. 542, PG. 23



MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

EXHIBIT " _____ "

AUSTIN INDEPENDENT SCHOOL DISTRICT
AND CITY OF AUSTIN
TO
CITY OF AUSTIN
TEMPORARY WORK SPACE EASEMENT

LEGAL DESCRIPTION FOR PARCEL 4585. TWSE

DESCRIPTION OF A 0.118 ACRE (5,150 SQUARE FOOT) TRACT OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 57 IN TRAVIS COUNTY, TEXAS, BEING OUT OF THE REMAINING PORTION OF A 9.86 ACRE TRACT DESCRIBED IN A WARRANTY DEED DATED SEPTEMBER 14, 1964, CONVEYING $\frac{1}{4}$ INTEREST FROM THE AUSTIN INDEPENDENT SCHOOL DISTRICT TO THE CITY OF AUSTIN, RECORDED IN VOLUME 2847, PAGE 67, DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.118 ACRE (5,150 SQUARE FOOT) TRACT AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 60D nail set on the curving east right-of-way line of Guadalupe Street (60-foot right-of-way width), and the curving west line of said 9.86 acre tract, having Texas State Plane Grid Coordinate (Central Zone-4203, NAD83/93 (HARN) U.S. Survey Feet) values of N=10,092,472.64 and E=3,120,642.63, for the southwest corner of this tract, from which a $\frac{1}{2}$ -inch iron rod found at the southwest corner of the remaining portion of said 9.86 acre tract, same being the northwest corner of a 2.765 acre tract known as "Tract 1", described in Volume 11345, Page 913, Real Property Records of Travis County, Texas, bears a chord of South 00°17'14" West, 22.48 feet;

THENCE with said curving east right-of-way line of Guadalupe Street and the curving west line of said 9.86 acre tract, along the arc of a curve to the right having a radius of 410.00 feet, an arc distance of 16.48 feet, a central angle of 02°18'10", and a chord which bears North 03°00'35" East, 16.48 feet to a calculated point for the northwest corner of this tract, from which a $\frac{5}{8}$ -inch iron rod found at the most westerly northwest corner of said 9.86 acre tract bears a chord of North 15°44'16" East, 164.56 feet;

THENCE over and across said 9.86 acre tract, the following five (5) courses:

1. South 62°32'54" East, a distance of 305.26 feet to a calculated point;
2. North 89°10'04" East, a distance of 37.61 feet to a calculated point for the northeast corner of this tract;
3. South 00°49'56" East, a distance of 15.00 feet to a 60d nail set for the southeast corner of this tract;

4. South 89°10'04" West, a distance of 41.39 feet to a 60d nail set for an angle point;
5. North 62°32'54" West, a distance of 302.23 feet to the **POINT OF BEGINNING** and containing 0.118 acre (5,150 square feet) of land.

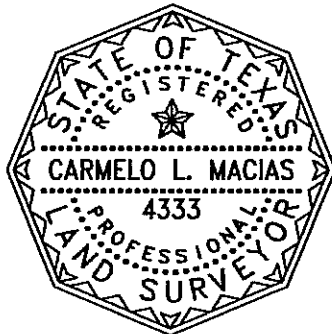
BEARING BASIS

The bearings shown are based on the Texas State Plane Coordinate System, Central Zone "Grid" NAD83/93(HARN), and were established from City of Austin Reference points K-27-1001 having coordinate values of N=10,092,566.4684, E=3,120,599.3051, and K-26-1001 having coordinate values of N=10,089,354.03, E=3,119,655.60. The combined scale factor (CSF) is 1.00008.

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

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

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas, this the 29th day of June, 2009, A.D.



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

Carmelo L. Macias
 Carmelo L. Macias
 Registered Professional Land Surveyor
 No. 4333 – State of Texas

REFERENCES

MAPSCO 2009 Grid 555C
 Austin Grid No. K-27

TCAD PARCEL ID NO. 02-2810-0705

MACIAS & ASSOCIATES, L.P., PROJECT NO. 431-07-09

FIELD NOTES REVIEWED

By: *[Signature]* Date *7/16/09*

Engineering Support Section
 Department of Public Works
 and Transportation

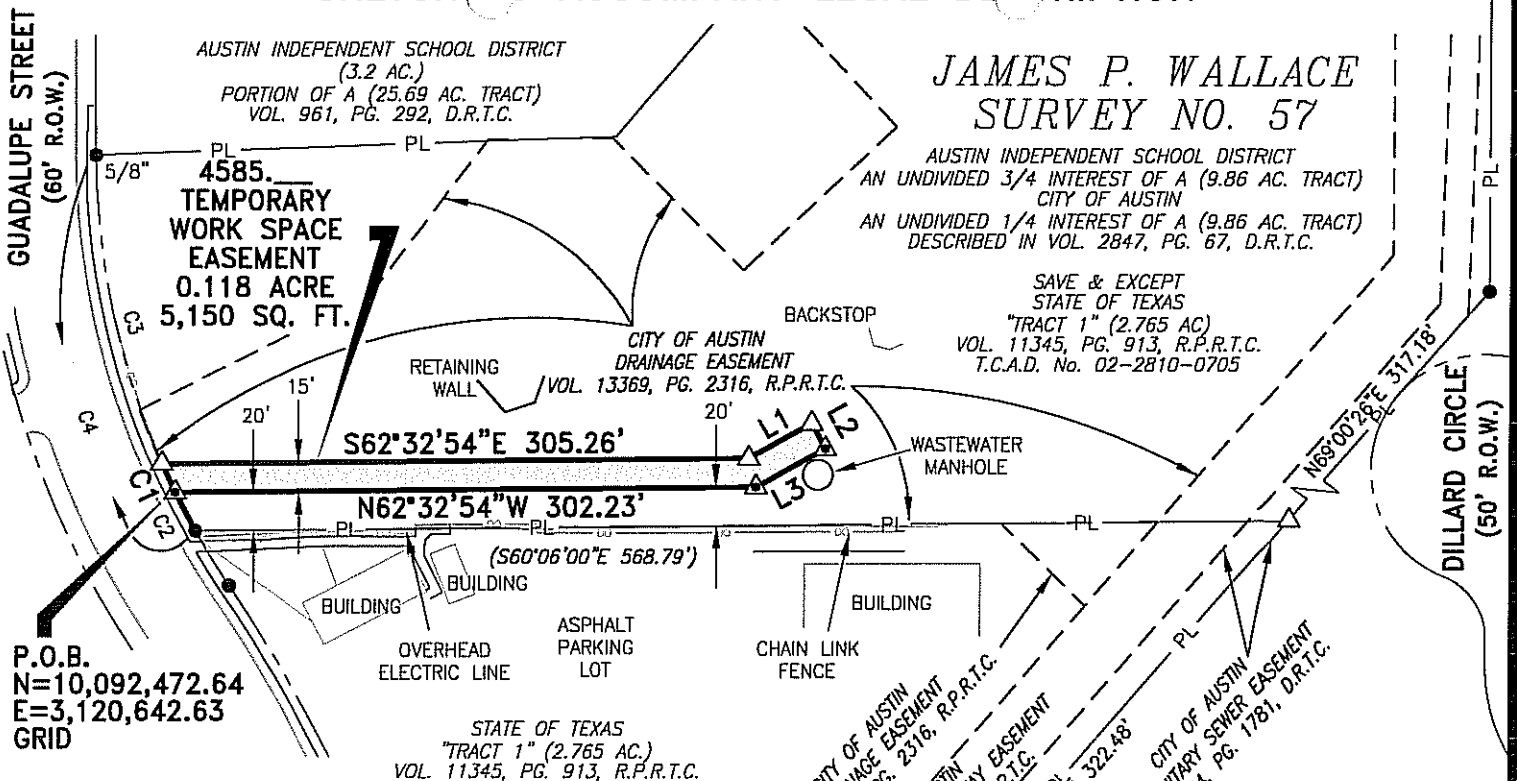
SKETCH TO ACCOMPANY LEGAL DESCRIPTION

AUSTIN INDEPENDENT SCHOOL DISTRICT
(3.2 AC.)
PORTION OF A (25.69 AC. TRACT)
VOL. 961, PG. 292, D.R.T.C.

JAMES P. WALLACE
SURVEY NO. 57

AUSTIN INDEPENDENT SCHOOL DISTRICT
AN UNDIVIDED 3/4 INTEREST OF A (9.86 AC. TRACT)
CITY OF AUSTIN
AN UNDIVIDED 1/4 INTEREST OF A (9.86 AC. TRACT)
DESCRIBED IN VOL. 2847, PG. 67, D.R.T.C.

SAVE & EXCEPT
STATE OF TEXAS
"TRACT 1" (2.765 AC.)
VOL. 11345, PG. 913, R.P.R.T.C.
T.C.A.D. No. 02-2810-0705



P.O.B.
N=10,092,472.64
E=3,120,642.63
GRID

STATE OF TEXAS
"TRACT 1" (2.765 AC.)
VOL. 11345, PG. 913, R.P.R.T.C.

LEGEND

- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ▲ 60D NAIL SET
- △ CALCULATED POINT
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT-OF-WAY
- VOL., PG. VOLUME, PAGE
- D.R.T.C. DEED RECORDS OF TRAVIS COUNTY
- P.R.T.C. PLAT RECORDS OF TRAVIS COUNTY
- R.P.R.T.C. REAL PROPERTY RECORDS OF TRAVIS COUNTY
- O.P.R.T.C. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
- () RECORD INFORMATION

The easements shown on or noted and addressed on this survey are those listed on the Ownership and Easement Report issued by Gracy Title, a Stewart Company, Ref No. OEAS54, through March 2, 2009.

LINE TABLE

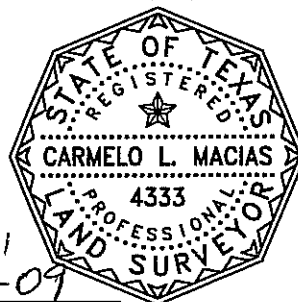
NUMBER	BEARING	DISTANCE
L1	N89°10'04"E	37.61'
L2	S00°49'56"E	15.00'
L3	S89°10'04"W	41.39'
L4	S28°25'42"W	6.56'

CURVE TABLE

NO.	RADIUS	ARC DIST.	CENTRAL ANGLE	CHORD BEARING	CHORD DIST.
C1	410.00'	16.48'	02°18'10"	N03°00'35"E	16.48'
C2	410.00'	22.48'	3°08'31"	S00°17'14"W	22.48'
C3	410.00'	165.68'	23°09'13"	N15°44'16"E	164.56'
C4	410.00'	204.64'	28°35'53"	N13°00'56"E	202.53'

BEARING BASIS:

THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, (CENTRAL ZONE, NAD83-93(HARN), CSF=1.00008, AND WERE ESTABLISHED FROM THE CITY OF AUSTIN REFERENCE POINTS K-27-1001 HAVING COORDINATE VALUES OF N=10,092,566.4684 AND E=3,120,599.3051 AND K-26-1001 HAVING COORDINATE VALUES OF N=10,089,354.03 AND E=3,119,655.60.



SCALE 1" = 100'

DATE: 6-15-09
DRAWN BY: G.L., T.B.
MAI JOB NO.: 431-07-09
REFERENCE: F.B. 542, PG. 23

PAGE 3 OF 3

J:\JOBS\CAS CONSULTING & SERV\Cheslerfield\4310709\DWG\4585_TWSE.dwg

MACIAS & ASSOCIATES, L.P.
LAND SURVEYORS

★ ★ ★ ★ ★ ★
5410 SOUTH 1ST STREET
AUSTIN, TEXAS 78745 PH. (512)442-7875
FAX (512)442-7876 EMAIL: WWW.MACIASWORLD.COM

Carmelo L. Macias
Registered Professional Land Surveyor
No. 4333 - State of Texas

Date: