

EXHIBIT "C"

PUBLIC ACCESS EASEMENT AREA

A DESCRIPTION OF 0.264 ACRES (APPROXIMATELY 11,484 SQUARE FEET), IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, BEING A PORTION OF ONION STREET, LYING BETWEEN BLOCKS 3 & 4, SUBDIVISION OF OUTLOT 4, DIVISION "A", A SUBDIVISION RECORDED IN VOLUME W, PAGE 391, OF THE DEED RECORDS OF TRAVIS COUNTY TEXAS (DRTCT); SAID 0.264 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" rebar with "Chaparral" cap found at the intersection of the east right-of-way line of Onion Street (60' right-of-way width) and the north right-of-way line of E 5th Street (80' right-of-way width), same being the southwest corner of said Block 3;

THENCE, crossing Onion Street, the following three (3) courses and distances:

- 1) **N69°53'18"W**, with the north right-of-way-line of E 5th Street, a distance of **51.78** feet to a calculated point, from which a 1/2" rebar with "Chaparral" cap found at the intersection of the west right-of-way line of Onion Street and the north right-of-way line of E 5th Street, same being the southeast corner of said Block 4, bears N69°53'18"W a distance of 8.22 feet;
- 2) **N20°39'24"E**, leaving the north right-of-way-line of E 5th Street, a distance of **38.32** feet to a calculated point;
- 3) **N69°20'36"W**, a distance of **8.22** feet to a calculated point in the west right-of-way-line of Onion Street, same being the east line of said Block 4, from which said 1/2" rebar with "Chaparral" cap found at the southeast corner of Block 4 bears S20°39'24"W a distance of 38.39 feet;

THENCE, with the common line of Onion Street and said Block 4, **N20°39'24"E**, at a distance of 96.66 feet passing a 1/2" rebar with "Chaparral" cap found at the south line of a vacated 20 foot alley, being the southeast corner of a 10' public utility and drainage easement recorded in Document No. 2018200606 of the Official Public Records of Travis County, Texas (OPRTCT), at a distance of 116.66 feet passing a Mag nail with "Chaparral" washer found in the north line of said vacated alley, being the northeast corner of a 10' public utility and drainage easement recorded in Document No.(s) 2019002223 and 2019002224 (OPRTCT), and continuing, for a total distance of **116.77** feet to a calculated point;

THENCE, crossing Onion Street, the following seven (7) courses and distances:

- 1) **S69°44'13"E**, a distance of **20.92** feet to a calculated point;
- 2) **N20°15'53"E**, a distance of **70.01** feet to a calculated point;
- 3) **N69°43'59"W**, a distance of **1.00** feet to a calculated point;
- 4) **N20°16'08"E**, a distance of **64.84** feet to a calculated point in the south right-of-way-line of E 6th Street (60' right-of-way width);

- 5) **S69°27'46"E**, with the south right-of-way-line of E 6th Street a distance of **19.04** feet to a calculated point, from which a 5/8" rebar found for the northwest corner of said Block 3 bears S69°27'48"E a distance of 21.96 feet;
- 6) **S20°17'09"W**, leaving the south right-of-way-line of E 6th Street, a distance of **134.76** feet to a calculated point;
- 7) **S69°44'04"E**, a distance of **21.09** feet to a calculated point in the east right-of-way-line of Onion Street, same being the west line of said Block 3, from which said 5/8" rebar found bears N20°39'24"E a distance of 134.66 feet;

THENCE, with the common line of Onion Street and said Block 3, **S20°39'24"W**, a distance of **155.00** feet to the **POINT OF BEGINNING** hereof, and containing 0.264 acres, more or less.

Surveyed on the ground February 6, 2017. Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS solutions. Attachments: drawing 1827-001-PAE



10/23/19

Eric J. Dannheim, RPLS
State of Texas #6075



FIELD NOTES REVIEWED

BY John [Signature] DATE: 11.19.2019

CITY OF AUSTIN
PUBLIC WORKS DEPARTMENT

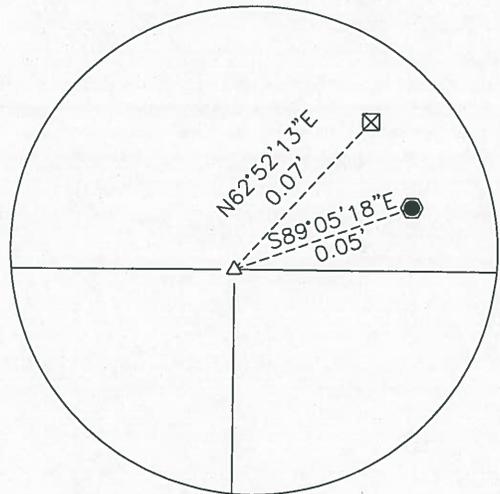
References:
COA Grid: K-22
TCAD Map: 02-0406

NOTES

1. BEARINGS, DISTANCES AND AREAS IN PARENTHESIS ARE FROM RECORD INFORMATION.
2. ATTACHMENTS: METES AND BOUNDS DESCRIPTION 1827-001-PAE
3. BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS.
4. DATE OF SURVEY: FEBRUARY 6, 2017

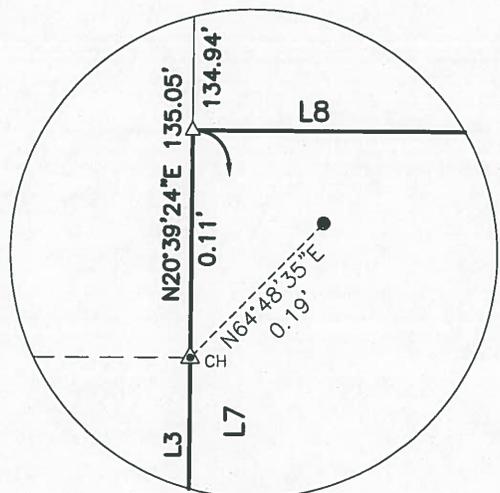
LEGEND

- OPRTCT OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TX
- DRTCT DEED RECORDS OF TRAVIS COUNTY, TX
- 1/2" REBAR FOUND (OR AS NOTED)
- ^{CH} 1/2" REBAR WITH "CHAPARRAL" CAP FOUND
- ⊠^{CH} COTTON SPINDLE WITH "CHAPARRAL" WASHER FOUND
- ⊙ CENTER LINE MONUMENT FOUND IN METAL CANISTER
- ▲^{CH} MAG NAIL WITH "CHAPARRAL" WASHER FOUND
- ⊠ X IN CONC. FOUND
- △ CALCULATED POINT
- PUNCH HOLE FOUND
- ⊙ CONTROL POINT/BENCHMARK LOCATION
- PUE & DE PUBLIC UTILITY AND DRAINAGE EASEMENT
- P.O.B. POINT OF BEGINNING



DETAIL A
(NOT TO SCALE)

LINE	BEARING	DISTANCE
L1	S69°27'46"E	60.00'
L2	N69°53'18"W	60.00'
L3	N20°39'24"E	20.00'
L4	N69°53'18"W	51.78'
L5	N20°39'24"E	38.32'
L6	N69°20'36"W	8.22'
L7	N20°39'24"E	116.77'
L8	S69°44'13"E	20.92'
L9	N20°15'53"E	70.01'
L10	N69°43'59"W	1.00'
L11	N20°16'08"E	64.84'
L12	S69°27'46"E	19.04'
L13	S20°17'09"W	134.76'
L14	S69°44'04"E	21.09'
L15	S20°39'24"W	155.00'



DETAIL B
NOT TO SCALE

PAGE 2 OF 2

JOB NUMBER: 1827-001
DWG NO. 1827-001-PAE
DATE: 10/23/2019
FIELD CREW:
OFFICE: BBP, ED



Eric J. Dannheim
10/23/2019
ERIC J. DANNHEIM, R.P.L.S. NO. 6075
FIRM NO. 10194453

**CITY OF AUSTIN,
TRAVIS COUNTY, TEXAS**



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