

EXHIBIT "___"

DESCRIPTION OF A 0.01 ACRE (449 SQUARE FEET) TRACT OF LAND SITUATED IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, BEING OUT OF AND PART OF OUTLOT 45, DIVISION "B" OF THE GOVERNMENT TRACT ADJOINING THE CITY OF AUSTIN, ON FILE WITH THE GENERAL LAND OFFICE, TRAVIS COUNTY, TEXAS, SAME BEING A PART OF A 10 FOOT ALLEY DEDICATED BY THE AMELIA BRASS SUBDIVISION, A SUBDIVISION OF RECORD IN BOOK 1, PAGE 25 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, ADJACENT TO THE FOLLOWING:

- **LOT 4, BLOCK 17, OF SAID AMELIA BRASS SUBDIVISION CONVEYED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM BY SPECIAL WARRANTY DEED, RECORDED IN DOCUMENT NO. 2016179346, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS**
- **LOT 12, BLOCK 17, OF SAID AMELIA BRASS SUBDIVISION CONVEYED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM BY WARRANTY DEED OF RECORD IN DOCUMENT 2009117487, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS; SAID 0.01 ACRE OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

COMMENCING at a 3/8" iron pipe found at the southeast corner of Lot 16, Block 17 of said Amelia Brass Subdivision, being also the northwest intersection of the right of way lines of Concho Street (a variable width right-of-way) and East 21st Street (50' wide right-of-way);

THENCE S77°49'16"W, with the south line of said Lot 16 and the north right of way line of said East 21st Street, passing at a distance of 127.50 feet a 5/8" iron rod with SAM cap found for the southwest corner of said Lot 16, same being the southeast corner of a 0.04 acre (1,848 square foot) portion of a 10-foot alley vacated (Exhibit "G") per Deed Without Warranty to the Board of Regents of the University of Texas System recorded in Document 2017136708, Official Public Records, Travis County, Texas, continuing across said 0.04 acre tract, for a total distance of 137.48 feet to a 5/8" iron rod with SAM cap found for the common corner of Lot 8, Block 17, of said Amelia Brass Subdivision and said 0.04 tract;

THENCE N12°21'35"W, with the east line of said Lot 8, and the east line of Lots 7 through 5, Block 17 of said Amelia Brass Subdivision, same being the west line of said 0.04 acre tract, passing at 183.33 feet a 1" iron pipe found, and continuing for a total distance of 185.38 feet to a calculated point for the **POINT OF BEGINNING**, same being a corner common to said Lot 5, Lot 4, Block 17 of said Amelia Brass Subdivision, said 0.04 acre tract and the southwest corner of this tract;

THENCE N12°21'35"W, with the east line of said Lot 4, and the west right-of-way line of said 10-foot alley, a distance of 45.10 feet to a calculated point for the common corner of said Lot 4, Lot 3, Block 17, of said Amelia Brass Subdivision, a 0.589 acre (25,646 sq. ft.) portion of alley vacated per Quitclaim Deed to the University of Texas at Austin of Record in Volume 12724, Page 87, Real Property Records, Travis County, Texas, and the northwest corner of this tract;

THENCE N77°49'13"E, across said 10-foot alley and with the south line of said 0.589 acre tract, a distance of 9.96 feet to a calculated point for the common corner of said 0.589 acre tract, Lot 11, Block 17 and Lot 12, Block 17 all of said Amelia Brass Subdivision, and the northeast corner of this tract;

THENCE S12°21'54"E, with the west line of said Lot 12 and the east right-of-way line of said 10-foot alley, a distance of 45.10 feet to a calculated point for the common corner of said Lot 12, Lot 13, Block 17 of said Amelia Brass Subdivision, aforesaid 0.04 acre tract, and the southeast corner of this tract;

THENCE S77°49'13"W, across said alley and with the north line of said 0.04 acre tract, a distance of 9.96 feet to the **POINT OF BEGINNING** and containing 0.010 of one acre of land, more or less.

Bearings are based on the Control Points provided by the client for The University of Texas Coordinate System.

Reference is herein made to the Sketch (Exhibit "___") accompanying this metes and bounds description.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas the date shown below.

SURVEYING AND MAPPING LLC
4801 Southwest Parkway
Building Two, Suite 100
Austin, Texas 78735
Texas Firm No. 10064300

 08/09/2018
Ebenezer F. Laing, RPLS
Registered Professional Land Surveyor
No. 6538 - State of Texas

FIELD NOTES REVIEWED
BY:  DATE: 04/29/20
CITY OF AUSTIN
PUBLIC WORKS DEPARTMENT



