

Document: FN-157R2
Job No: 19-146-S
Date: APRIL 28, 2021
County: Travis
Survey: Santiago Del Valle Ten League Grant
Abstract: Number 24

OLTORF RECLAIMED WATERLINE
PHASE 2

PARCEL 5285.06 TEMPORARY STAGING AREA
AND MATERIAL STORAGE SITE (TSAAMSS)
DESCRIPTION

OF A 0.258 ACRE (11,235 SQUARE FOOT) TRACT OR PARCEL OF LAND OUT OF THE SANTIAGO DEL VALLE TEN LEAGUE GRANT, ABSTRACT NO. 24, SITUATED IN TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF LOT 4, INSURANCE ADDITION, A SUBDIVISION OF RECORD IN VOLUME 17 PAGE 82 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS (P.R.T.C.Tx.), SAID LOT 4 BEING ALL OF THAT TRACT DESCRIBED AS 2.836 ACRES CONVEYED TO REGENCY OFFICE CENTER LP BY THAT SPECIAL WARRANTY DEED FOUND RECORDED IN VOLUME 13141, AT PAGE 2328 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS (R.P.R.T.C.Tx.), THE SAID 0.258 ACRE (11,235 SQUARE FEET) BEING A PROPOSED STAGING AND STORAGE AREA MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 60D Nail and Washer set in the southwesterly right-of-way (ROW) line of Mariposa Drive, a dedicated public roadway (60' ROW), for the most northerly, northeast corner of the said Lot 4, Insurance Addition, same being the northwest corner of Lot 9-A of the Resubdivision of Parts of Lot 8 & 9, Southside Addition, a subdivision found recorded in Book 9, Page 140 of the Plat Records of Travis County, Texas (P.R.T.C.Tx.), said point also being the northeast corner of the tract described herein and having a geospatial position in the Central Zone of the Texas Coordinate System, referenced in Grid, of North 10,059,769.43, and East 3,115,562.62;

THENCE, S26°01'21"W, leaving the southwesterly line of said Mariposa Drive, going along the northwesterly line of said Lot 9-A, Resubdivision of Parts of Lots 8 & 9 of Southside Addition, same being the northern-most, easterly line of the said Lot 4, Insurance Addition, a distance of **150.00 feet** to a 60D Nail and Washer set for the southeast corner of the tract described herein;

THENCE, leaving the southeasterly line of, and going over, across and through said Lot 4, Insurance Addition, the following two courses and distances:

- 1) **N60°59'46"W**, a distance of **75.00 feet** to a 60D Nail and Washer set for the westerly, southwest corner of the tract described herein; and,
- 2) **N26°01'21"E**, a distance of **150.00 feet** to the 60D Nail and Washer set for the of intersection with the southwesterly right-of-way line of said Mariposa Drive for the northwesterly corner of the tract described herein;

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0.258 Acres
Page Two

THENCE, S60°59'46"E, going along the southwest line of said Mariposa Drive, same being the most northerly, northeasterly line of the said Lot 4, Insurance Addition, a distance of **75.00 feet** to the **POINT OF BEGINNING**, containing **0.258 acres (11,235 Square Feet)** of land area within these metes and bounds.

This Description was prepared to accompany an Exhibit Plan of the 0.258 acre (11,235 Square Feet) Proposed Staging and Storage Area for the Oltorf Reclaimed Waterline Phase 2.

THE BEARING BASIS OF THE PLAT AND THIS DESCRIPTION ARE BASED ON GPS OBSERVATIONS PROCESSED FROM WGS84 TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE USING NGS NAD 83/96 HARN, GRID BASED.

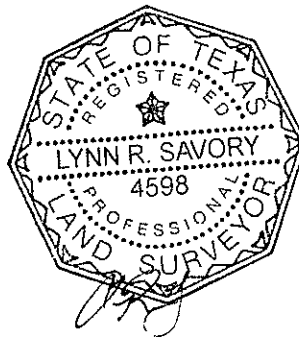
STATE OF TEXAS §
KNOW ALL BY THESE PRESENTS §
COUNTY OF TRAVIS §

THAT I, LYNN R. SAVORY, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY 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 28th DAY OF APRIL, 2021. TCAD PARCEL ID: 0305030801. AUSTIN GRID: J20.

Lynn R. Savory 11 May, 2021

LYNN R. SAVORY, R.P.L.S.
 STATE OF TEXAS NO. 4598
 Unintech Consulting Engineers
 505 E. Huntland Drive, Suite 335
 Austin, Texas 78752



FIELD NOTES REVIEWED
 BY: *[Signature]* DATE: 05/11/21
 CITY OF AUSTIN
 PUBLIC WORKS DEPARTMENT

Exhibit A

**OLTORF RECLAIMED
WATER LINE-PHASE 2**

INSURANCE ADDITION
BOOK: 17, PAGE 82

LOT 4
2.836 AC.
OWNER: REGENCY OFFICE
CENTER LP
VOL. 13141, PG. 2328,
R.P.R.T.C.TX.

PARCEL 5285.06
(TSAAMSS)
0.258 AC.
11,235 SF

MARIPOSA DRIVE
(60' R.O.W.)

S60°59'46"E 266.87'
(S58°34'00"E 266.10')

S60°59'46"E 75.00'

25' BUILDING SETBACK LINE
VOL. 17, PG. 82, P.R.T.C.TX.

N26°01'21"E 150.00'

5' SANITARY SEWER EASEMENT
VOL. 2098, PG. 546, D.R.T.C.TX.
VOL. 2099, PG. 1, D.R.T.C.TX.
(375 SQUARE FEET)

S60°59'46"E 100.00'
(S58°34'00"E 100.00')

POINT OF BEGINNING
N=10059769.43'
E=3115562.62'
GRID COORDINATES

OWNER: DANIEL TORRES JR.
VOL. 12643, PG. 898,
R.P.R.T.C.TX.

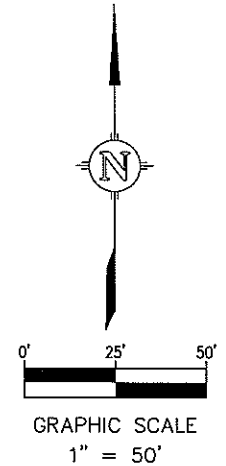
**SOUTHSIDE
ADDITION**
RESUBDIVISION OF
PARTS OF LOT 8 & 9
BOOK: 9, PAGE 140, P.R.T.C.TX
LOT 9-A

N60°59'46"W 75.00'

S26°01'21"W 176.00'
(S28°20'00"W 176.00')

S60°59'46"E 100.00'
(S58°34'00"E 100.00')

US INTERSTATE HIGHWAY 35
(300' R.O.W.)

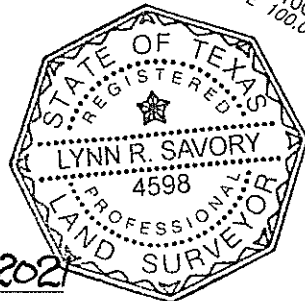


LEGEND

- 60D NAIL SET WITH SHINER STAMPED "UNINTECH"
-
- R.O.W. RIGHT-OF-WAY
- VOL. PG. VOLUME, PAGE
- DOC. NO. DOCUMENT NUMBER
- () RECORD INFORMATION
- T.C.A.D. TRAVIS COUNTY APPRAISAL DISTRICT
- D.R.T.C.TX. DEED RECORDS OF TRAVIS COUNTY, TEXAS
- P.R.T.C.TX. PLAT RECORDS OF TRAVIS COUNTY, TEXAS
- R.P.R.T.C.TX. REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
- O.P.R.T.C.TX. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
- TSAAMSS TEMPORARY STAGING AREA AND MATERIAL STORAGE SITE

NOTE:

THE INFORMATION SHOWN HEREON IS BASED ON RECORD INFORMATION AND CITY OF AUSTIN GIS MAPPING AND DOES NOT REPRESENT AN ON THE GROUND SURVEY.



Lynn R. Savory 11 May, 2022
Lynn R. Savory
Registered Professional Land Surveyor
No. 4598 - State of Texas

THIS EXHIBIT IS PREPARED TO ACCOMPANY
FIELD NOTE DESCRIPTION FN-157R2



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