

related to Grantor's construction, maintenance, or repair of the Facilities or Grantor's use of the Facilities; and Grantor shall indemnify and hold harmless Grantee from all claims, demands, actions, suits, and liabilities of any kind whatsoever, for any such damage; provided that such damage is not caused after the date hereof by the negligence or willful misconduct of Grantee, or Grantee's tenants, contractors, agents or invitees. This provision shall survive the termination of this Easement Agreement.

10. **Attorney's Fees.** In the event of any controversy, claim, or dispute relating to this instrument or the breach thereof, the prevailing party shall be entitled to recover from the non-prevailing party reasonable expenses, attorney's fees, and costs. Further, Grantee does hereby agree to defend and hold Grantor harmless from any and all claims or causes of action of any nature made against Grantor by any person or other claimant which results from or relates to the Easement, whether directly or indirectly, in whole or in part.

11. **Binding Effect.** This Agreement shall bind and inure to the benefit of the respective parties, their personal representatives, successors, and assigns.

12. **No Waiver.** Except for a written waiver signed by Grantor, any action or inaction by Grantor with respect to any provision of this Access Easement Agreement, including, but not limited to, Grantor's failure to enforce any provision of this Access Easement Agreement, shall not constitute a waiver of that provision or any other provision of this Access Easement Agreement. Any waiver by Grantor of any provision of this Access Easement Agreement shall not constitute a waiver of any other provision of this Access Easement Agreement.

13. **Assignment.** The rights and obligations of Grantee hereunder may be assigned by Grantee, but only by written instrument pursuant to which the assignee expressly assumes the obligations of Grantee under this Agreement and only upon the delivery to Grantor of a copy of the executed assignment and filing a copy of the same in the Travis County Real Property Records.

14. **Headings.** Any section headings in this Access Easement Agreement are for reference only and shall not modify or affect the interpretation of this Access Easement Agreement in any manner whatsoever.

15. **Title.** Grantor hereby binds itself, its successors and assigns, to warrant and defend title to the Easement unto Grantee, its successors and assigns forever against every person whomsoever lawfully claiming or to claim such herein described property or any part thereof by, through, or under Grantor, but not otherwise. This grant is made subject to any and all easements, covenants, restrictions and matters of record or visible on the ground, to the extent in force and effect and applicable to the Easement Tract.

IN WITNESS WHEREOF, this instrument is executed this 11 day of JAN, 1999.

44281.6/010059

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0417

GRANTOR:

FIRST RIVER PLACE RESERVE, LTD.,
a Texas limited partnership

BY: TEXAS HIGHLANDS, INC.,
a Texas corporation, General Partner

By: John W. Gravenor
John W. Gravenor, Authorized Agent

GRANTEE:

BSL GOLF/AUSTIN CORPORATION,
a Texas corporation

By: [Signature]
Name: Richard L. Busch
Title: President

THE STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on the 11th of January, 1999 by John W. Gravenor, Authorized Agent of Texas Highlands, Inc., a Texas corporation, General Partner of First River Place Reserve, Ltd., a Texas limited partnership, on behalf of said corporation and partnership.

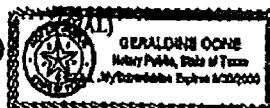


Geraldine Cone
Notary Public Signature

THE STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on the 11th of January, 1999 by Richard L. Busch the President of BSL Golf Corp., a Texas corporation, on behalf of said corporation.



Geraldine Cone
Notary Public Signature

13348 0418

EXHIBIT "A"

[FRP Tract]

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

44281.6/01669

13348 0419

River Place
1441.33 Acres

FM 4818R1 (DSD)
December 11, 1990
SPE Job No. 1990-01
Reference SPE Drawing
#SC25-1464-01H

EXHIBIT A

Property Description

A 1441.33 ACRE TRACT OF LAND OUT OF THE W.R. HOBBS SURVEY NO. 488, W.R. HOBBS SURVEY NO. 487, E.R. MCLEAN SURVEY NO. 800, SEON RAILROAD SURVEY NO. 42, DAY AND LAND CATTLE CO. SURVEY NO. 1, CHARLES CLARK SURVEY NO. 812, D. & W. RAILROAD SURVEY NO. 71, MRS. DOLLIE WOODOL SURVEY NO. 2, M.L. PREECE SURVEY NO. 2, HOUSTON EAST & WEST RAILROAD SURVEY NO. 198, LOUIS FRITZ SURVEY NO. 281, B. PAYNE SURVEY NO. 288 AND THE WILLIAM BELL SURVEY NO. 802 IN TRAVIS COUNTY, TEXAS. SAID 1441.33 ACRE TRACT BEING A PORTION OF THAT 1447.23 ACRE TRACT 1 AND ALL OF THAT 6.5 ACRE TRACT 1 AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED FROM STEVE TOPLITZ, TRUSTEE TO LAMAR REAL ESTATE SERVICES, INC., TRUSTEE, AS RECORDED IN VOLUME 10186 PAGE 410 OF THE TRAVIS COUNTY, TEXAS, DEED RECORDS; AND REFERENCED IN THAT CERTAIN TRANSFER AND ASSIGN DOCUMENT FROM LAMAR SAVINGS ASSOCIATION TO SOUTHWEST SAVINGS ASSOCIATION, RECORDED IN VOLUME 10703, PAGE 1 OF THE TRAVIS COUNTY, TEXAS, DEED RECORDS AND BEING FURTHER REFERENCED IN THAT CERTAIN MASTER DEED OF RESOLUTION TRUST CORPORATION AS RECEIVER OF SOUTHWEST SAVINGS ASSOCIATION TO SOUTHWEST FEDERAL SAVINGS ASSOCIATION AS RECORDED IN VOLUME 11222, PAGE 3 OF THE TRAVIS COUNTY, TEXAS DEED RECORDS, SAID 1441.33 ACRE TRACT BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron rod set in the south right-of-way line of FM 2222 (varying width) for the northeast corner of Lot 1 of "River Place Center", a subdivision of record in Book 86 Pages 190A-190C of the Travis County, Texas Plat Records, also being the most northwest corner of "River Place Section 1", a subdivision of record in Book 84 Pages 103A-103B of the Travis County, Texas Plat Records.

THENCE with the south line of said FM 2222, being the north line of said "River Place Section 1", S 48° 30' 28" E, a distance of 306.54 feet to an iron rod found for the northeast corner of said "River Place Section 1".

THENCE with the east line of said "River Place Section 1", S 29° 43' 03" W, a distance of 788.27 feet to an iron rod found for a southeast corner of said "River Place Section 1", being the northwest corner of a 0.33 acre tract as described in that deed to Don Engeling as recorded in Volume 6253, Page 879 of the Travis County, Texas Deed Records;

THENCE with the west line of said 0.33 tract, S 29° 43' 03" W, a distance of 204.06 feet to an iron rod set at the southwest corner of said 0.33 acre tract, being the northeast corner of a 0.96 acre tract as described in that certain quit claim deed to Steve Topletz, Trustee as recorded in Volume 6577, Page 459 of the Travis County, Texas Deed Records;

THENCE with the north line of said 0.96 acre tract, N 00° 02' 22" W, a distance of 10.00 feet to an iron rod set for the northwest corner of said 0.96 acre tract;

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0420

River Place
1441.00 Acres

FW 481281 (0.96)
December 11, 1988
SPE Job No. 1000-01
Reference SPE Drawing
#0002-1434-010

THENCE with the westerly line of said 0.96 acre tract the following four (4) courses and distances:

1. S 28° 43' 00" W, a distance of 1007.88 feet to an iron rod found;
2. S 21° 05' 43" W, a distance of 1352.86 feet to an iron rod set;
3. S 08° 47' 20" W, a distance of 735.34 feet to an iron rod set, and
4. S 28° 44' 20" W, a distance of 498.46 feet to an iron rod set for the southwest corner of said 0.96 acre tract;

THENCE with the north line of said 1447.33 acre tract being south line of said 0.96 acre tract, S 68° 57' 10" E, passing at a distance of 10.00 feet the southeast corner of said 0.96 acre tract, being the southwest corner of a tract of land described in that certain deed to Robert V. Thurmond, Jr. recorded in Volume 2722 Page 286 of the Travis County, Texas Deed Records, continuing with said north line of the 1447.33 acre tract being the south line of said Thurmond tract a total distance of 354.22 feet to an iron pipe found;

THENCE continuing with said north line of the 1447.33 acre tract being the south line of said Robert V. Thurmond, Jr. tract, S 60° 06' 31" E, passing at a distance of 2072.96 feet a point for the southeast corner of said Robert V. Thurmond, Jr. tract, continuing with the said north line of the said 1447.33 acre tract in conflict with that tract of land described in that deed to Burbank Savings Association of Texas as recorded in Volume 10128, Page 1 of the Travis County, Texas Deed Records, for a total distance of 3448.21 feet to an iron pipe found;

THENCE continuing with said north line of the 1447.33 acre tract the following two (2) courses and distances:

1. S 54° 23' 08" E, a distance of 151.43 feet to an oak tree in a fence, and
2. S 54° 20' 18" E, a distance of 68.76 feet to a 80d nail found in a fence corner post, from which a 1/2-inch iron rod found in a rock mound found for the northwest corner of this tract described in that deed to Latha Webb as recorded in Volume 10787, Page 206 of the Travis County, Texas Deed Records, bears N 44° 28' 13" E, a distance of 11.24 feet;

THENCE with the east line of said 1447.33 acre tract being in conflict with said Webb tract S 34° 27' 28" W, a distance of 1352.16 feet to an 18-inch oak tree;

THENCE continuing with said east line the 1447.33 acre tract being in conflict with said Webb tract passing at 399.10 feet, 3.17 feet right on iron rod found for the northwest corner of that tract as described in that deed to Consolidated Federal Bank #28 as recorded in Volume 10914, Page 118

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

River Place
1441.33 Acres

FM 431871 (C)N
December 11, 1990
SPT Job No. 1800-01
Reference SPT Drawing
#0025-1484-01R

of the Travis County, Texas Deed Records and continuing in conflict with said Consolidated Federal Bank tract, S 30° 40' 10" W, a distance of 3318.36 feet to an iron rod found;

THENCE continuing with said east line of the 1447.23 acre tract being the west line of said Bank tract, S 30° 23' 23" W, a distance of 1238.62 feet to a 3/4 inch iron pipe found for the most northerly corner of Lot 42, Phase One, Glendale Subdivision, as recorded in Book 77, Pages 233-236 of the Plat Records of Travis County, Texas, said point also being the southwesterly corner of said Consolidated Bank tract, and also being the beginning of Segment 1 of a boundary line agreement between Lake Austin Properties, Ltd. and Walter Caven, Trustee, as recorded in Volume 8118, Page 199, and corrected in Volume 8171, Page 43, Travis County Deed Records, said point also being the northeast corner of that tract of land as described in that deed to Chase Schreiner Bank as recorded in Volume 10807, Page 605 of the Travis County, Texas Deed Records;

THENCE with the south line of said 1447.23 acre tract along said boundary line agreement, being the north line of said Schreiner Bank tract the following three (3) courses and distances:

1. S 72° 05' 38" W, a distance of 4008.85 feet to an iron rod found,
2. S 26° 43' 28" W, a distance of 312.53 feet to an iron rod set, and
3. S 08° 10' 28" W, a distance of 208.50 feet to a point being the approximate centerline of a slough;

THENCE continuing with said boundary line agreement, being an easterly line of said 1447.23 acre tract also being a westerly line of said Schreiner Bank tract, along the approximate centerline of said slough the following eleven (11) courses and distances:

1. S 78° 34' 04" E, a distance of 55.21 feet to a point,
2. S 77° 22' 58" E, a distance of 66.17 feet to a point,
3. S 59° 20' 14" E, a distance of 68.81 feet to a point,
4. S 45° 07' 32" E, a distance of 35.14 feet to a point,
5. S 21° 02' 50" W, a distance of 41.13 feet to a point,
6. S 34° 57' 10" W, a distance of 112.83 feet to a point,
7. S 50° 35' 45" W, a distance of 52.94 feet to a point,
8. S 49° 28' 37" W, a distance of 80.25 feet to a point,
9. S 11° 14' 35" W, a distance of 221.72 feet to a point,

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0422

River Place
1441.23 Acres

FN 4316R1 (DJB)
December 11, 1980
SPS Job No. 1860-01
Reference BPL Drawing
#5025-1454-01R

10. S 35° 01' 23" W, a distance of 57.19 feet to a point, and
11. S 16° 22' 29" W, a distance of 570.21 feet to a point at the approximate mouth of said slough on the north shore of Lake Austin and the end of Segment I of said boundary line agreement;

THENCE along the north shore of Lake Austin the following four (4) courses and distances:

1. S 60° 43' 08" W, a distance of 114.47 feet to a point,
2. S 53° 03' 36" W, a distance of 524.91 feet to a point,
3. S 50° 47' 18" W, a distance of 2197.12 feet to a point, and
4. S 64° 44' 35" W, a distance of 1017.06 feet to an iron rod found for the southeast corner of a tract of land conveyed to Randall A. Miller by those certain deeds recorded in Volume 7693, Page 724 and Volume 7715, Page 984 of the Travis County, Texas Deed Records;

THENCE leaving the edge of Lake Austin around said Randall A. Miller tract the following six (6) courses and distances:

1. N 00° 53' 35" W, a distance of 287.25 feet to an iron rod found,
2. N 00° 52' 57" W, a distance of 410.68 feet to an iron rod found,
3. S 47° 13' 08" W, a distance of 248.00 feet to an iron rod found,
4. S 00° 54' 28" E, a distance of 293.21 feet to an iron rod found,
5. S 07° 03' 38" E, a distance of 201.03 feet to an iron rod found, and
6. S 35° 24' 18" E, a distance of 117.00 feet to a point on the said north shore of Lake Austin;

THENCE along said north shore S 60° 34' 24" W, a distance of 441.30 feet to a point for the beginning point of Segment II of said boundary line agreement being the southeast corner of that called 2 acre tract as described in that certain deed to First Federal Savings and Loan as recorded in Volume 10733, Page 756 of the Travis County, Texas Deed Records and referenced in that certain Master Deed of Resolution Trust Corporation as received of First Federal Savings and Loan Association of Laredo as recorded in Volume 11121, Page 181 of the Travis County Deed Records;

THENCE with a southerly line of said 1447.23 acre tract being a northerly line of said 2.00 acre tract passing the northwest corner of said 2.00 acre tract, and along a northerly line of that tract of land

River Place
1441.33 Acres

FH 4318R1 (DUB)
December 11, 1980
SPN Job No. 1800-01
Reference SPN Drawing
#8028-1434-01R

described in that certain deed to Western Savings Association as recorded in Volume 10133, Page 77 of the Travis County, Texas Deed Records N 32° 45' 31" W, a distance of 533.34 feet to an iron rod found for a common all corner of said 1447.23 acre tract, said Western Savings tract and said boundary line agreement;

THENCE with the westerly line of said 1447.23 acre tract also being the easterly line of said Western Savings Association tract and being said boundary line agreement, the following thirty-five (35) courses:

1. N 47° 00' 14" W, a distance of 906.72 feet to an iron rod found,
2. N 57° 36' 09" E, a distance of 1761.45 feet to an iron rod found,
3. N 51° 43' 33" E, a distance of 573.27 feet to an iron rod found,
4. N 50° 51' 16" E, a distance of 163.07 feet to an iron rod found,
5. N 72° 42' 06" E, a distance of 208.75 feet to an iron rod found,
6. N 10° 22' 15" E, a distance of 140.28 feet to an iron rod set,
7. N 15° 05' 54" E, a distance of 162.69 feet to an iron rod set,
8. N 00° 00' 05" E, a distance of 820.02 feet to an iron rod set,
9. N 38° 14' 54" W, a distance of 449.92 feet to an iron rod found,
10. N 11° 25' 37" W, a distance of 334.36 feet to an iron rod found,
11. N 08° 27' 22" E, a distance of 1215.59 feet to an iron rod found,
12. N 05° 22' 32" W, a distance of 700.07 feet to an iron rod found,
13. N 25° 55' 55" W, a distance of 1082.36 feet to an iron rod found,
14. S 64° 40' 12" E, a distance of 758.94 feet to an iron rod found,
15. N 69° 44' 24" W, a distance of 392.36 feet to an iron rod found,
16. N 00° 27' 00" E, a distance of 668.22 feet to an iron rod found,
17. N 14° 34' 37" W, a distance of 669.09 feet to an iron rod set,
18. N 00° 30' 19" E, a distance of 150.00 feet to an iron rod set,

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

Page 3 of 10

13348 0424

113

River Place
1441.23 Acres

PM 421591 (234)
December 11, 1983
SPE John M. 1850-01
Reference SPE Drawing
05022-1441.23

18. S 59° 22' 50" W, a distance of 829.48 feet to an iron rod found,
19. N 78° 50' 04" W, a distance of 900.93 feet to an iron rod found,
20. N 64° 48' 08" E, a distance of 1581.18 feet to an iron rod found,
21. N 10° 04' 21" E, a distance of 728.68 feet to an iron rod found,
22. N 20° 20' 04" E, a distance of 1170.50 feet to an iron rod found,
23. N 57° 53' 23" E, a distance of 1180.54 feet to an iron rod found,
24. N 23° 44' 18" E, a distance of 548.93 feet to an iron rod found,
25. S 64° 04' 39" E, a distance of 1127.58 feet to an iron rod found,
26. S 23° 34' 13" E, a distance of 250.87 feet to an iron rod found,
27. S 28° 47' 47" W, a distance of 478.90 feet to an iron rod found,
28. S 27° 27' 04" E, a distance of 250.96 feet to an iron rod found,
29. S 63° 18' 54" E, a distance of 772.72 feet to an iron rod set,
30. N 42° 57' 28" E, a distance of 1182.47 feet to an iron rod set,
31. S 77° 48' 48" E, a distance of 413.91 feet to an iron rod found,
32. N 38° 58' 48" E, a distance of 858.55 feet to an iron rod found,
33. N 67° 48' 22" W, a distance of 172.10 feet to an iron rod found, and
34. N 48° 38' 54" W, a distance of 174.84 feet to an iron rod found for the southeast corner of Lot 21 Block C of River Place Section 4, a plat recorded in Book 66, Page 40 of the Travis County Plat Records;

THENCE around said Lot 21 the following three (3) courses:

1. N 25° 04' 21" E, a distance of 158.28 feet to an iron rod found,
2. a distance of 83.65 feet with an arc of a curve to the right whose center angle is 18° 12' 48" with a radius of 300.00 feet whose chord bears N 38° 48' 18" W, a distance of 83.31 feet to an iron rod found, and

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

River Place
1441.33 Acres

FH 4318R1 (DJQ)
December 11, 1990
SPE Job No. 1800-01
Reference SPE Drawing
#S002-1454-01R

3. S 42° 25' 19" W, a distance of 138.23 feet to an iron rod found on said westerly line of the 1447.23 acre tract being said easterly line of the Western Savings tract as also being said boundary line agreement;

THENCE with the said westerly line of the 1447.23 acre tract being said easterly line of the Western Savings tract and being the said boundary line agreement the following eight (8) courses:

1. N 48° 36' 58" W, a distance of 108.00 feet to an iron rod found,
2. N 13° 52' 40" W, a distance of 218.68 feet to an iron rod found,
3. N 58° 30' 58" W, a distance of 331.29 feet to an iron rod found,
4. N 18° 05' 22" W, a distance of 148.97 feet to an iron rod found,
5. N 73° 22' 51" E, a distance of 111.41 feet to an iron rod found,
6. S 55° 12' 45" E, a distance of 198.12 feet to an iron rod found,
7. S 74° 14' 25" E, a distance of 242.61 feet to an iron rod found, and
8. S 82° 57' 00" E, a distance of 345.31 feet to an iron rod found for the end of Segment II and beginning of Segment III of said boundary line agreement;

THENCE with Segment III of said boundary line agreement and being said westerly line of the 1447.23 acre tract being said easterly line of the Western Savings tract the following four (4) courses and distances:

1. N 29° 48' 43" E, a distance of 2820.77 feet to an iron rod found,
2. N 60° 11' 50" W, a distance of 2855.48 feet to an iron rod found from which a 3/4-inch iron pipe found in a rock mound bears N 48° 53' 39" E, a distance of 3.41 feet,
3. N 29° 55' 29" E, a distance of 878.89 feet to an iron rod found from which a 3/4-inch iron pipe found in a rock mound bears S 57° 32' 03" E, a distance of 12.97 feet, and
4. N 50° 49' 11" W, passing at a distance of 1637.87 feet an iron rod found for the end of Segment III of said boundary line agreement, a total distance of 1650.55 feet to a point in the southeast right-of-way line of FM Highway 620;

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

River Place
1441.33 Acres

FN 431BR1 (JLR)
December 11, 1990
SFI Job No. 1550-01
Reference SFI Drawing
#8025-1434-01R

THENCE with the southeasterly line of FM Highway 620 (varying width) the following two (2) courses and distances:

1. N 71° 44' 51" E, a distance of 860.17 feet to a 1-1/4-inch iron rod found for a point of curvature,
2. a distance of 570.28 feet along a curve to the left with a radius of 653.11 feet, a central angle of 60° 01' 45" and a chord which bears N 45° 43' 50" E, a distance of 552.33 feet to an iron rod set for the south corner of a called 1.456 acre tract of land conveyed to the State of Texas as recorded in Volume 11123, Page 751 of the Travis County Deed Records,

THENCE with the easterly line of said State of Texas tract, being the proposed easterly ROW of FM 620 the following two (2) courses and distances:

1. N 29° 16' 55" E, a distance of 513.04 feet to an iron rod set, and
2. N 24° 49' 51" E, a distance of 333.00 feet to an iron rod set in the southwest line of a tract of land conveyed to Bernice King and recorded in Volume 5559, Page 1777 of the Travis County Deed Records, and being in the north line of the said 1447.23 acre tract;

THENCE with the north line of said 1447.23 acre tract being the southwest line of said Bernice King tract passing the southeast corner of said King tract being the southwest corner of the tract of land described in that certain deed to Harry Montandon as recorded in Volume 3902, Page 1781 and Volume 3364, Page 1719 of the Travis County, Texas Deed Records continuing with said north line passing the southeast corner of said Montandon tract being the southwest corner of a tract of land described in a certain deed to Bryan Montandon as recorded in Volume 6450, Page 944 and Volume 8558, Page 911 of the Travis County, Texas Deed Records and continuing with said north line in conflict with said second Montandon tract passing at 1968.47 feet, and 0.55 feet right an iron rod found for the southeast corner of said second Montandon tract being the southwest corner of that tract described in that deed to James Degroot as recorded in Volume 4953, Page 317 of the Travis County, Texas Deed Record, and continuing with said north line in conflict with said Degroot tract S 59° 34' 01" E, a distance of 2240.13 feet to an iron rod found for the northwest corner of a 0.50 acre tract of land described in that certain deed to Charles N. Webb as recorded in Volume 7541, Page 112 of the Travis County, Texas Deed Records;

THENCE with an easterly line of said 1447.23 acre tract being the northwest line of said Webb 0.50 acre tract, S 30° 12' 23" W, a distance of 514.54 feet to an iron rod found for the southwest corner of said Webb 0.50 acre tract;

THENCE with a north line of said 1447.23 acre tract being the southwest line of said Webb 0.50 acre tract, and the southwest line of Lot 3 and Lot 2 of "Bull Creek Place", a subdivision of record in REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

River Place
1441.33 Acres

FN 431891 (3.89)
December 11, 1990
SFI Job No. 1590-01
Reference SFI Drawing
#S025-1444-01R

Book 77, Page 88 of the Travis County, Texas Plat Records, S 69° 48' 52" E, a distance of 206.58 feet to an iron rod found for the most southerly corner of Lot 2 of said "Bull Creek Place", and being in the northwest line of Lot 1 of said "River Place Center";

THENCE along the southerly line of Lot 1 of said "River Place Center" the following seven (7) courses and distances:

1. S 30° 13' 48" W, a distance of 131.45 feet to an iron rod found for a non-tangent point of curvature,
2. a distance of 419.55 feet along a curve to the right with a radius of 605.00 feet, a central angle of 30° 44' 43" and a chord which bears S 24° 13' 41" E, a distance of 411.32 feet to an iron rod found for a point of tangency,
3. S 04° 21' 20" E, a distance of 167.73 feet to an iron rod found for a point of curvature,
4. a distance of 208.36 feet along a curve to the left with a radius of 265.00 feet, a central angle of 45° 03' 01" and a chord which bears S 26° 52' 50" E, a distance of 203.04 feet to a point of tangency,
5. S 49° 24' 21" E, a distance of 108.93 feet to an iron rod found for a point of curvature,
6. a distance of 129.76 feet along a curve to the right with a radius of 304.01 feet, a central angle of 16° 52' 17" and a chord which bears S 39° 58' 13" E, a distance of 129.19 feet to an iron rod found for the end of said curve, and
7. N 61° 28' 00" E, a distance of 275.07 feet to an iron rod set in the southwest line of a 10.166 acre tract of land as described in that deed to Steve Topletz, Thelma as recorded in Volume 8701, Page 374 of the Travis County, Texas Deed Records;

THENCE leaving said Lot 1 of "River Place Center" with the northeast line of said 1447.33 acre tract being said southwest line of the 10.166 acre Topletz tract S 47° 22' 51" E, a distance of 213.43 feet to an iron rod found for the most southerly corner of said 10.166 acre tract being the southwest corner of said 5.5 acre tract described in that certain deed to Larner Real Estate Service as recorded in Volume 10185, Page 410 of the Travis County, Texas Deed Records and being a southwesterly corner of said "River Place Section 1";

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13348 0428

River Place
1441.53 Acres

PH 431081 (D&O)
December 11, 1980
SPE Job No. 1090-01
Reference SPE Drawing
#2028-145101R

THENCE with the easterly line of said 10.168 acre tract, being a westerly line of said 8.8 acre tract and "River Place Section 1", N 29° 43' 03" E, a distance of 230.00 feet to an iron rod found for a southeast corner of said "River Place Center";

THENCE with the west line of said 8.8 acre tract being the west line of said "River Place Section 1" and being the east line of said 10.168 acre tract passing the southeast corner of said "River Place Center" and continuing with said west line of the 8.8 acre tract and "River Place Section 1" being the east line of said 10.168 acre tract and "River Place Center" N 29° 43' 03" E, a distance of 540.08 feet to the POINT OF BEGINNING and containing 1442.27 acres of land save and except 0.84 acres being Lots 5, 6, 7 and 8 Block F, Riverplace Section Four (4) as respectively described in that deed to Franklin L. Tuttle, Jr. as recorded in Volume 11373, Page 480 of the Real Property Records of Travis County, Texas and in that deed to William M. Kernen as recorded in Volume 11373, Page 837 of the Real Property Records of Travis County Texas and in that deed to Fred Fuller as recorded in Volume 11373, Page 808 of the Real Property Records of Travis County, Texas and in that deed to John David Yarbrough as recorded in Volume 11373, Page 841 of the Real Property Records of Travis County Texas for a net of 1441.53 acres.

THE STATE OF TEXAS
COUNTY OF TRAVIS

KNOW ALL MEN BY THESE PRESENTS:

That I, Donald J. Kirby, a Registered Public Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and that the property described herein was determined by a survey made on the ground during 1983 and 1984 and updated in September of 1988 and December 1990 under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 22 day of February, 1991, A.D.

SURVEY RESOURCES, INC.
P.O. Box 102890
Austin, Texas 78718-2890



Donald J. Kirby
Registered Professional Land Surveyor
No. 2508 - State of Texas

REAL PROPERTY REC'D
1991'S C. 1111

13348 0429

Page 10 of 10

EXHIBIT "B"

Intake Times

REAL PROPERTY RECORDS
"TRAVIS COUNTY TEXAS"

13348 0430

44231.5/122898

Riverplace
Permanent Easement
Water Intake Site
0.61 Acres

FN 1428 0431
January 17, 1984
EHA Job No. 4397-21

A DESCRIPTION OF TWO TRACTS OF LAND CONTAINING 0.61 ACRES OUT OF THAT CERTAIN 1445.37 ACRE TRACT CONVEYED TO STEVE TOPLETZ, TRUSTEE, FROM LAKE AUSTIN PROPERTIES, LTD. AS DESCRIBED AND RECORDED IN VOLUME 9171, PAGE 18 OF THE TRAVIS COUNTY, TEXAS DEED RECORDS, SAID PARCEL BEING LOCATED IN THE WILLIAM R. HOBBS SURVEY NO. 454, SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

TRACT ONE

COMMENCING at the most southerly southeast corner of the aforementioned Laddie D. Howard tract, said point being at the approximate intersection of a slough and the northerly bank of Lake Austin, said point also being the southwesterly corner of Tract 1 of that tract conveyed to Walter Caven as described and recorded in Volume 8040, Page 1948 of the Deed Records of Travis County;

THENCE leaving said common corner and along the northerly bank of Lake Austin the following three (3) courses and distances:

1. S 60° 43' 08" W, a distance of 114.47 feet to a point for a corner,
2. S 53° 01' 36" W, a distance of 626.91 feet to a point for a corner, and
3. S 50° 47' 16" W, a distance of 440.00 feet to a point for a corner, and the TRUE POINT OF BEGINNING;

THENCE continuing along the northerly bank of Lake Austin, S 50° 47' 16" W, a distance of 120.00 feet to a point for a corner;

THENCE leaving the northerly bank of Lake Austin the following seven (7) courses and distances:

1. N 39° 12' 44" W, a distance of 150.00 feet to a point for a corner,
2. N 50° 47' 16" E, a distance of 40.00 feet to a point for a corner,
3. N 39° 12' 44" W, a distance of 203.90 feet to a point for a corner,
4. N 29° 58' 52" E, a distance of 42.79 feet to a point for a corner,
5. S 39° 12' 44" E, a distance of 219.10 feet to a point for a corner,
6. N 50° 47' 16" E, a distance of 40.00 feet to a point for corner, and
7. S 39° 12' 44" E, a distance of 150.00 feet to the POINT OF BEGINNING;

SAID TRACT OF LAND containing 0.61 acres of land.

TRACT TWO

BEGINNING at the southwesterly corner of Tract One, said point being on the northerly bank of Lake Austin;

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

12348 0431

13348 0431

Riverplace
Permanent Easement
Water Intake Site
0.31 Acres

FN 1428 DJS
January 17, 1984
ENR Job No. 4137-21

THENCE departing said northerly bank, S 35° 11' 44" E, along the southerly extension of the easterly line of Tract One, to the northerly bank of the Colorado River, submerged by the waters of Lake Austin;

THENCE along the northerly bank of the Colorado River, submerged by the waters of Lake Austin, in a southwesterly direction to a point being an extension of the westerly line of said Tract One;

THENCE leaving the northerly bank of the Colorado River, N 35° 11' 44" W, to a point on the northerly bank of Lake Austin, said point being the southwesterly corner of Tract One;

THENCE, S 50° 41' 16" W, along the northerly bank of Lake Austin, a distance of 130.00 feet to the POINT OF BEGINNING.

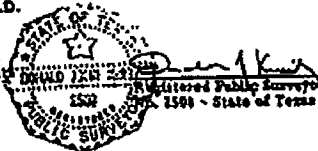
THE STATE OF TEXAS
COUNTY OF TRAVIS

KNOW ALL MEN BY THESE PRESENTS:

That I, Donald Kirby, a Registered Public Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge 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
17 day of January, 1984, A.D.

ESPEY, HUSTON & ASSOCIATES, INC.
Engineering & Environmental Consultants
P.O. Box 519
Austin, Texas 78767

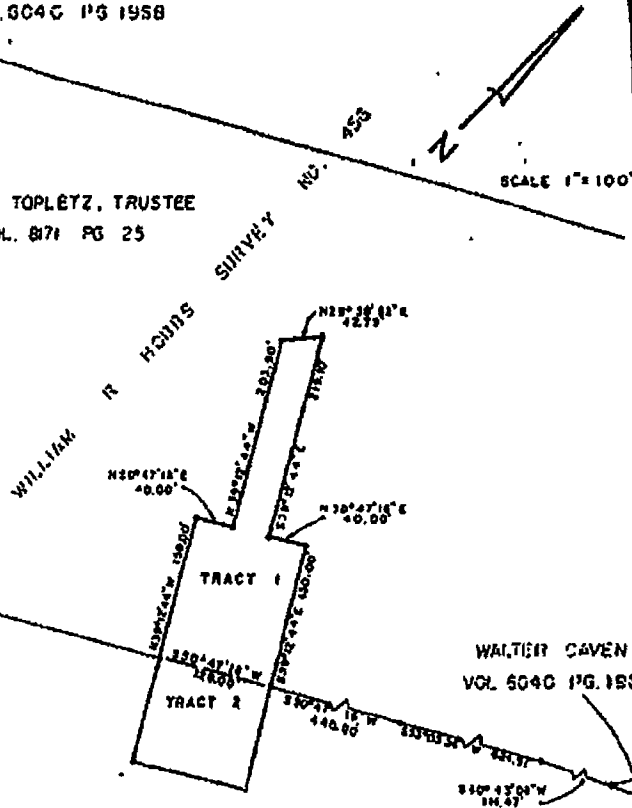


REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13348 0432

WALTER CAVEN
VOL. 5040 PG 1958

STEVE TOPLETZ, TRUSTEE
VOL. 8171 PG 25



RECORDERS MEMORANDUM
ALL OR PARTS OF THE TEXT ON THIS PAGE WAS NOT
CLEARLY LEGIBLE FOR SATISFACTORY RECORDED

REAL PROPERTY RECORDS
TOWNSHIP 10N
13348 0433

JOB NAME: RIVER/LAKE
CREW: J. COOMES
OFFICE: J. COOMES
DRAFTING: J. COOMES
P.L.
J.R.
JOB NO. 4299

eh

PERMANENT INTAKE EASEMENT

ESPEY, HUSTON & ASSOCIATES, INC.
P.O. BOX 444-3181
AUSTIN, TEXAS 78767

EXHIBIT "C"

Facilities

1. Two 40-horsepower General Electric brand electric motors, with attached pumps;
2. Various pipes, fittings, meters, electrical panels/conduit and electrical supply/routing boxes, fittings, adaptors, and other equipment related to transferring water from Lake Austin into the forty-two inch (42") raw water line running from Lake Austin to the River Place Water Treatment Plant.

REAL PROPERTY RECORDS
TARRANT COUNTY, TEXAS

13348 0434

46201.5/127850

7

EXHIBIT "D"

Facilities Tract

REAL PROPERTY RECORDS
TARRANT COUNTY TEXAS

13348 0435

44281.5/222899

8

0.048 Acre
River Place
Additional Flow Water Intake Easement

F.N. 8867 (DUR)
December 3, 1988
PBS&J Job No. 13308-01

A DESCRIPTION OF A 0.048 ACRE TRACT OF LAND OUT OF THE WILLIAM R. HOBBS SURVEY NO. 436, TRAVIS COUNTY, TEXAS, AND BEING OUT OF THAT CALLED 1441.33 ACRE TRACT AS DESCRIBED IN THAT DEED TO FIRST RIVERPLACE RESERVE, LTD., AS RECORDED IN VOLUME 11378, PAGE 379 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.048 ACRE TRACT OF LAND, AS SHOWN ON THE ACCOMPANYING SKETCH, IS FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an interior 44 corner found on the easterly side of that called 0.81 acre tract of land as described in that public utility easement to the River Place Municipal Utility District No. 1, as recorded in Volume 8917, Page 313 of the Deed Records of Travis County, Texas, from which a 3/4-inch iron rod found for the most northerly corner of said 0.81 acre tract of land bears, N 39° 12' 44" W, a distance of 219.13 feet;

THENCE, with an east line of the said 0.81 acre tract of land, N 39° 12' 44" W, a distance of 10.00 feet;

THENCE, crossing the said 1441.33 acre tract of land, the following two (2) courses:

1. N 50° 47' 18" E, a distance of 80.00 feet, and
2. S 39° 12' 44" E, a distance of 100.00 feet to a point on the edge of Lake Austin;

THENCE, continuing with the aforementioned line submerged by the waters of Lake Austin, S 39° 12' 44" E, to a point on the north bank of the Colorado River, now submerged by the waters of Lake Austin;

THENCE, with the said north bank of the Colorado River to a point being a projection of an east line of the 0.81 acre tract of land;

THENCE, with the said east line of the said 0.81 acre tract of land, N 39° 12' 44" W, to a point on the said north line of Lake Austin;

THENCE, continuing with the said east line of the said 0.81 acre tract of land, N 39° 12' 44" W, a distance of 150.00 feet to a 3/4-inch iron rod found for a northeasterly corner of the said 0.81 acre tract of land;

THENCE, with a north line of the said 0.81 acre tract of land, S 50° 47' 18" W, a distance of 40.00 feet to the POINT OF BEGINNING and containing 0.048 acre of land.

THE STATE OF TEXAS
COUNTY OF TRAVIS

KNOW ALL MEN BY THESE PRESENTS:

That I, Donald J. Kirby, 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 during 1984 under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this 8th day of December, 1988 A.D.

PBS&J
P.O. Box 182040
Austin, Texas 78718-2040



REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13348 0436

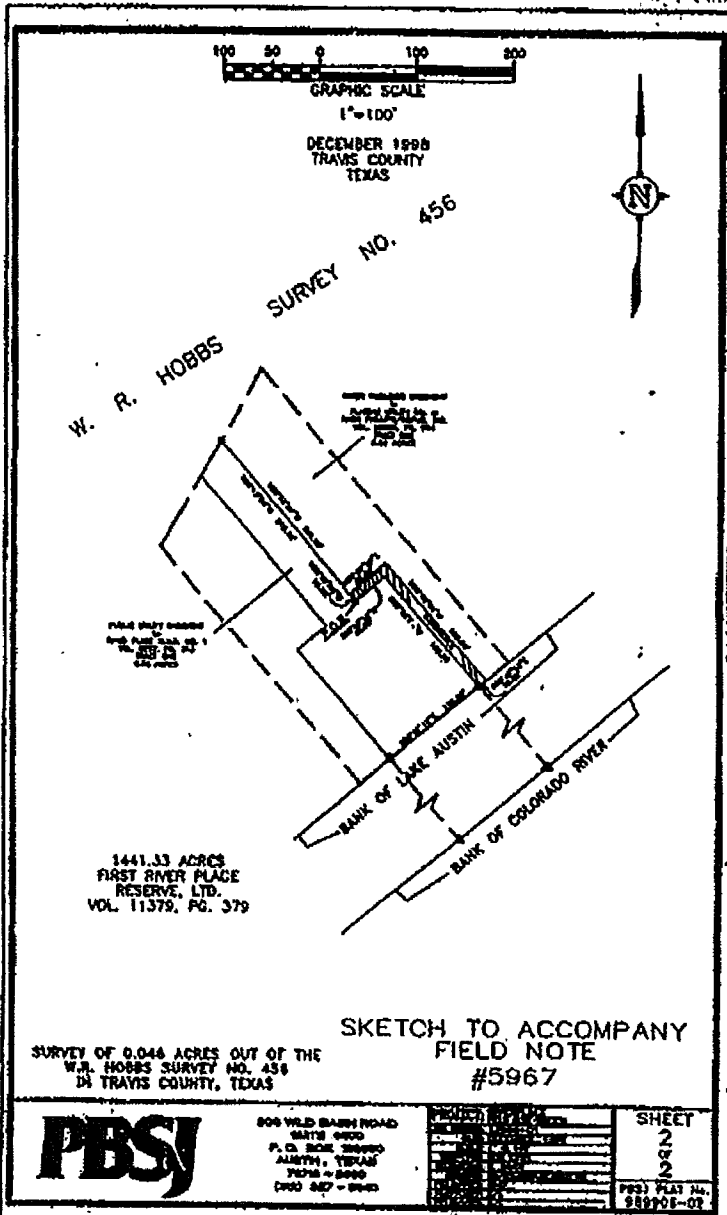


EXHIBIT "E"

Easement Tract

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0438
9

40201.5/122098

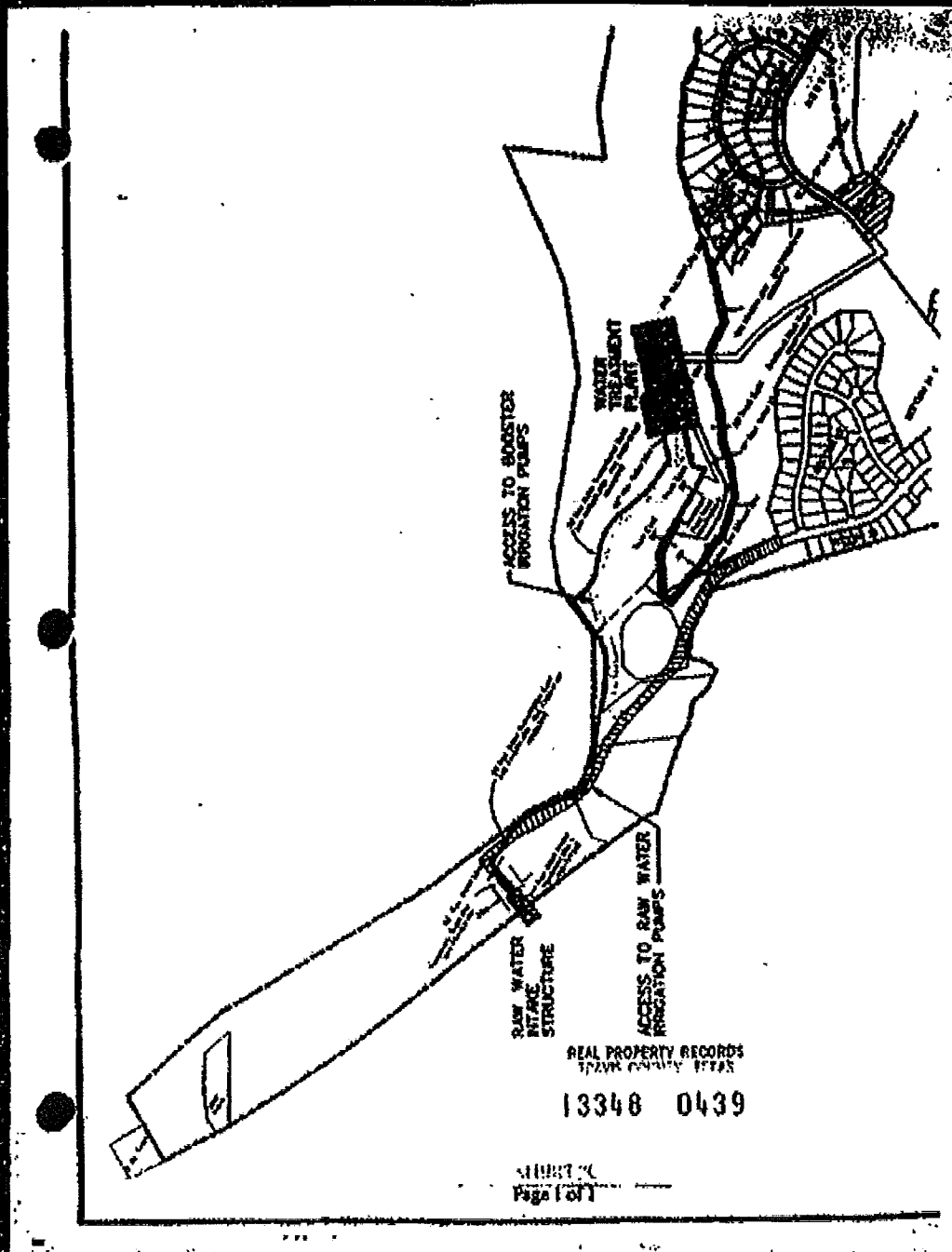


EXHIBIT "E"
BSL TRACTS

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0440

44201.5/172250

10

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS
13348 0441

Page 1 of 2
13348 0441

All that certain tract or parcel of land situated in the E. & W. National Co. Survey No. 78 and the
E. N. Williams Survey No. 200 in Travis County, Texas and being a part of a 1441.23 acre tract of
land conveyed to First River Place Ranch, Ltd. by deed recorded in Volume 11379, Page 379 of
the deed records of Travis County, Texas and being more particularly described by map and
bounds as follows:

BEING: as we from plat found on the Southwest line of the Southwest line of River Place
Ranch, in the Eastern corner of River Place Section 1-6 as recorded in Book
91 Page 28-29 of the Public Records of Travis County, Texas for an angle point at
the tract.

THENCE with the arc of a curve to the right 112.92 feet said curve having a
radius of 1677.90 feet and a chord which bears
S 44°25'25" E 112.13 feet to a true plat found at the PT of the said curve.

THENCE beginning with said Southwest line for the following three (3) courses:

(1) S 41°17'21" E 118.15 feet to an iron pin found in the North corner of a

0.03 acre tract of land conveyed to Travis County by deed recorded in
Volume 13513, Page 179 of the three mentioned deed records for an all

corner of this tract.

(2) S 42°41'40" W 19.00 feet to an iron pin found in the West corner of the

said 0.03 acre tract for an all corner of this tract.

(3) S 41°17'02" E 153.59 feet to an iron pin set on the Northwest line of the
River Place Tract, as recorded in Book 84, Page 184B of the said

plat recorded for the East corner of this tract.

THENCE S 34°09'17" W with the Northwest line of the said Tract, Place
34.79 feet to an iron pin set in the East corner of a 51.99 acre tract of land

conveyed to River Place Ranch, Ltd. by deed recorded in Volume 12184, Page 1113

of the said deed records for an angle point of this tract.

(5) N 33°01'29" W 418.12 feet to an iron pin set for an angle point of the

tract.

(2) S 44°49'21" W 238.75 feet to an iron pin set for an angle point of the

tract.

(7) S 23°44'37" W 274.20 feet to an iron pin set for an angle point of the

tract.

(4) S 35°09'23" W 210.24 feet to an iron pin set for an angle point of the

tract.

(5) S 39°33'07" W 156.15 feet to an iron pin found for an angle point of the

tract.

(6) N 56°24'11" W 123.53 feet to an iron pin set for an angle point of the

tract.

THENCE N 23°47'53" W 235.20 feet to an iron pin set for an angle point of the

tract.

THENCE N 61°44'34" W 191.09 feet to an iron pin set for an angle point of the

tract.

THENCE N 44°37'57" W 225.23 feet to an iron pin set for an angle point of the

tract.

THENCE N 60°50'44" W 124.97 feet to an iron pin set for an angle point of the

tract.

FIELD NOTES FOR 13348 ACRES

ALL DEED RECORDS
TRAVIS COUNTY, TEXAS
13348 0441

THENCE N 34°33'02" W 268.03 feet to an iron pin set for an angle point of this tract.

THENCE N 02°13'46" W 213.75 feet to an iron pin found for an angle point of this tract.

THENCE N 16°18'18" E 288.79 feet to an iron pin set for an angle point of this tract.

THENCE N 52°47'46" W 293.05 feet to an iron pin set for an angle point of this tract.

THENCE N 13°55'19" E 572.66 feet to an iron pin set for an angle point of this tract.

THENCE N 49°18'34" E 310.63 feet to an iron pin set for an angle point of this tract.

THENCE N 12°14'10" W 523.38 feet to an iron pin set for an angle point of this tract.

THENCE N 30°39'25" W 134.35 feet to an iron pin set for an angle point of this tract.

THENCE N 06°12'31" E 234.03 feet to an iron pin set for an angle point of this tract.

THENCE N 56°46'35" E 457.90 feet to an iron pin set for an angle point of this tract.

THENCE for the following five (5) courses:

- (1) N 66°52'47" E 243.46 feet to an iron pin found for an angle point of this tract.
- (2) N 78°19'25" E 234.66 feet to an iron pin set for an angle point of this tract.
- (3) N 21°32'31" E 263.47 feet to an iron pin set for an angle point of this tract.
- (4) N 49°19'08" E 177.31 feet to an iron pin set for an angle point of this tract.
- (5) N 05°45'41" W 120.30 feet to an iron pin set on the Southeast line of River Place Water Storage Site as recorded in Book 44, Page 149C of the said Plat Records for an angle point of this tract.

THENCE with the Southeast line of the said Water Storage Site for the following four (4) courses:

- (1) N 49°34'41" E 75.72 feet to an iron pin set for an angle point of this tract.
- (2) N 88°40'27" E 314.32 feet to an iron pin set for an angle point of this tract.
- (3) N 37°43'28" E 333.43 feet to an iron pin set for an angle point of this tract.
- (4) N 67°26'43" E 229.84 feet to an iron pin set for the North corner of this tract.

THENCE S 23°03'14" E 117.31 feet to an iron pin set on the Northwest line of Lot 3 of River Place Center as recorded in Book 36, Page 196A of the said Plat Records for an angle point of this tract.

THENCE with the Northwest line of the said Lot 3 for the following sixteen (16) courses:

- (1) S 85°33'14" W 204.21 feet to an iron pin found for an angle point.
- (2) S 13°22'17" W 151.84 feet to an iron pin found for an angle point.
- (3) N 85°43'53" E 522.17 feet to an iron pin set for an angle point.
- (4) N 37°11'56" E 64.16 feet to an iron pin set for an angle point.
- (5) N 52°50'33" E 262.78 feet to an iron pin set for an angle point.
- (6) N 74°34'49" E 163.41 feet to an iron pin set for an angle point.
- (7) S 33°33'42" E 46.10 feet to an iron pin set for an angle point.
- (8) S 46°28'21" W 280.08 feet to an iron pin set for an angle point.
- (9) S 28°02'03" W 227.33 feet to an iron pin set for an angle point.

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13348 0442

(10) S 43°00'40" W 111.94 feet to an iron pin set for an angle point.
 (11) S 63°20'59" W 94.11 feet to an iron pin set for an angle point.
 (12) S 34°08'00" W 212.83 feet to an iron pin set for an angle point.
 (13) S 02°34'23" W 175.75 feet to an iron pin set for an angle point.
 (14) S 83°40'45" W 97.64 feet to an iron pin set for an angle point.
 (15) S 52°48'29" W 100.94 feet to an iron pin found for an angle point.
 (16) S 18°24'05" W 173.41 feet to an iron pin found on the Northwest line of Lot 9 in Block A of River Place Section 21 as recorded in Book 101, Page 76 of the said Plat Records for an angle point of this tract.

THENCE with the Northwest line of the said Lot 9 for the following six (6) courses.

(1) N 66°37'28" W 32.31 feet to an iron pin found for an angle point.
 (2) S 42°24'16" W 182.72 feet to an iron pin found for an angle point.
 (3) S 42°05'47" W 144.62 feet to an iron pin found for an angle point.
 (4) S 16°11'24" W 79.89 feet to an iron pin found for an angle point.
 (5) S 21°34'10" W 320.89 feet to an iron pin found for an angle point.
 (6) S 23°26'33" W 68.45 feet to an iron pin found in the North line of Squire Pope Drive for an angle point of this tract.

THENCE N 27°36'59" W with the Northeast line of Squire Pope Drive 104.74 feet to an iron pin found in the PC of a curve to the left said curve having a radius of 203.00 feet and a central angle of 59°13'37"

THENCE with the arc of the said curve 211.51 feet the long chord of which bears N 57°13'47" W 202.60 feet to an iron pin found for the PT of the said curve.

THENCE N 86°50'16" W 216.53 feet to an iron pin found in the Southeast corner of Block B of River Place Section 10 as recorded in Book 99, Page 282 of the said Plat Records for an angle point of this tract.

THENCE N 13°33'01" W with the East line of the said Block B 298.31 feet to an iron pin found for an angle point of this tract.

THENCE N 02°23'49" E 278.85 feet to an iron pin found in the Northeast corner of the said Block B for an angle point of this tract.

THENCE S 76°04'18" W 303.28 feet to an iron pin set in the Northwest corner of the said Block B for an angle point of this tract.

THENCE S 17°13'14" W 191.98 feet to an iron pin set on the curving North line of Squire Pope Drive said curve having a radius of 50.00 feet and a central angle of 23°04'26".

THENCE with the arc of the said curve to the left 20.14 feet the sub-chord of which bears N 73°31'09" W 20.00 feet to an iron pin set for the PT of the said curve.

THENCE N 17°11'06" E 180.14 feet to an iron pin found in the Northeast corner of Block A of the said Section 10 for an angle point of this tract.

THENCE S 76°00'19" W 213.22 feet to an iron pin found in the Northwest corner of the said Block A for an angle point of this tract.

THENCE S 11°00'41" W with the West line of the said Block A 402.84 feet to an iron pin found for an angle point of this tract.

THENCE S 03°38'01" E 143.83 feet to an iron pin found for an angle point of this tract.

THENCE S 31°04'39" E 149.39 feet to an iron pin found for an angle point of this tract.

REAL PROPERTY RECORD
 TRAVIS COUNTY TEXAS

13348 0443

THENCE S 72°28'22" E 230.81 feet to an iron pin found in the North corner of Lot 3 in Block A of River Place Section 3-A as recorded in Book 91, Page 30 of the said Plat Records for an angle point of this tract.

THENCE S 19°11'23" W with the West line of the said Section 3-A 276.67 feet to an iron pin set for an angle point of this tract.

THENCE S 07°31'56" E 122.22 feet to an iron pin found in the North corner of Lot 8 in Block C of River Place Section 3 as recorded in Book 85, Page 48 of the said Plat Records for an angle point of this tract.

THENCE with the West line of the said Section 3 for the following three (7) courses:

- (1) S 21°12'36" W 264.73 feet to an iron pin found for an angle point.
- (2) S 01°21'53" W 347.16 feet to an iron pin set for an angle point.
- (3) S 17°53'30" E 119.40 feet to an iron pin found in the West corner of Lot 3 in Block A of the above mentioned River Place Section 3-B for an angle point of this tract.

THENCE with the West and South lines of the said Section 3-B for the following six (6) courses:

- (1) S 25°24'26" E 370.63 feet to an iron pin found for an angle point of this tract.
- (2) S 32°23'11" E 377.79 feet to an iron pin found for an angle point of this tract.
- (3) N 09°41'18" E 122.72 feet to an iron pin set for an angle point of this tract.
- (4) N 39°39'37" E 298.97 feet to an iron pin set for an angle point of this tract.
- (5) N 81°28'47" E 217.77 feet to an iron pin set for an angle point of this tract.
- (6) N 78°48'41" E 343.31 feet to the POINT OF BEGINNING containing 73.836 acres of land, more or less.

I, Claude F. Halko, Jr., a Registered Professional Land Surveyor, do hereby certify that these field notes were prepared from an on-the-ground survey made under my supervision during May of 1998 and are correct to the best of my knowledge and belief.



Claude F. Halko, Jr.
Claude F. Halko, Jr.
R.P.L.S. No. 4429

Date 11-18-98
791.DOC

REAL PROPERTY RECORDS
TRAVIS COUNTY TEXAS

13348 0444

P.O. BOX 1900
AUSTIN, TEXAS 78768
8100 RIVIER LANE #110
(512) 444-4444

FIELD NOTES FOR 81.507 ACRES

All that certain tract or parcel of land situated in the D. & W. Railroad Co. Survey No. 71 and the E. R. McLean Survey No. 290 and the L. & G.N. Railroad Co. Survey No. 42 in Travis County, Texas and being a part of a 1441.39 acre tract of land conveyed to First River Place Reserve, Ltd by deed recorded in Volume 13779, Page 379 of the Deed Records of Travis County, Texas and being more particularly described by notes and bounds as follows.

BEGINNING at an iron pin found on the Southeast line of Block B of The Villas at River Place, in the North corner of a 1.815 acre tract of land conveyed to Travis County by deed recorded in Volume 12543, Page 179 of the above mentioned Deed Records for an all corner of this tract.

THENCE N 31°03'48" E 172.33 feet to an iron pin set for an angle point of this tract.

THENCE N 04°18'34" E 147.25 feet to an iron pin set for an angle point of this tract.

THENCE N 32°24'40" W 277.65 feet to an iron pin set in the North corner of the said Villas for an angle point of this tract.

THENCE N 16°48'06" W with the East line of Lot 1 of River Place Section 9 as recorded in Book 93, Page 96B of the above mentioned Plat Records 249.57 feet to an iron pin set for an angle point of this tract.

THENCE N 01°23'24" E 736.43 feet to an iron pin found for an angle point of this tract.

THENCE N 32°39'15" E 663.91 feet to an iron pin found on the South line of River Place Boulevard for an angle point of this tract.

THENCE S 87°28'16" E with the South line of River Place Boulevard 36.23 feet to an iron pin found in the PC of a curve to the left said curve having a radius of 350.00 feet and a central angle of 04°18'21".

THENCE with the arc of the said curve 40.04 feet the long chord of which bears N 89°42'34" E 60.03 feet to an iron pin found in the Northwest corner of Block Q of The Overlook at River Place as recorded in Book 93, Page 335 of the said Plat Records for a quarter corner of this tract.

THENCE with the West and South line of the said Block Q for the following seven (7) courses:

- (1) S 14°11'59" W 407.24 feet to an iron pin found for an angle point of this tract.
- (2) S 67°24'31" E 492.24 feet to an iron pin found.
- (3) N 67°21'23" E 305.43 feet to an iron pin found.
- (4) S 73°01'11" E 300.41 feet to an iron pin found.
- (5) N 28°17'37" E 354.44 feet to an iron pin found.
- (6) N 14°24'59" E 360.48 feet to an iron pin found.
- (7) N 03°24'43" E 503.77 feet to an iron pin found in South corner of Lot 1 in Block A of the above mentioned Villas at River Place for an angle point of this tract.

THENCE N 14°54'39" E 120.00 feet to an iron pin found for an angle point of this tract.

THENCE N 80°37'21" E 421.31 feet to an iron pin set for the North corner of this tract.

REAL PROPERTY RECORDS
TRAVIS COUNTY

13348 0445

THENCE S 40°21'43" E 217.15 feet to an iron pin found in the North corner of Lot 1 in Block D of River Place Section 13 as recorded in Book 101, Page 235 of the said Plat Records for an angle point of this tract.

THENCE with the West line of the said Lot 1 for the following twelve (12) courses:

- (1) S 11°09'41" E 193.44 feet to an iron pin found for an angle point.
 - (2) S 74°24'41" W 127.05 feet to an iron pin found for an angle point.
 - (3) S 28°09'13" W 161.12 feet to an iron pin found for an angle point.
 - (4) S 14°33'40" E 216.26 feet to an iron pin set for an angle point.
 - (5) S 03°16'41" W 238.50 feet to an iron pin set for an angle point.
 - (6) S 14°24'17" E 322.06 feet to an iron pin found for an angle point.
 - (7) S 53°56'19" E 177.29 feet to an iron pin found for an angle point.
 - (8) N 81°02'10" E 200.64 feet to an iron pin found for an angle point.
 - (9) N 30°51'49" E 492.22 feet to an iron pin found for an angle point.
 - (10) N 38°29'34" E 328.43 feet to an iron pin found for an angle point.
 - (11) N 81°44'24" E 214.26 feet to an iron pin found for an angle point.
 - (12) S 34°27'30" E 158.74 feet to an iron pin found for an angle point.
- Lot 1 in Block B of River Place Section 22 for an angle point of this tract.

THENCE with the Northwest line of the said Lot 1 Block B for the following six (6) courses:

- (1) S 28°41'40" W 100.36 feet to an iron pin found.
- (2) S 47°47'18" W 248.91 feet to an iron pin found.
- (3) S 00°12'56" E 139.53 feet to an iron pin found.
- (4) S 48°31'17" W 347.77 feet to an iron pin found.
- (5) S 25°03'40" W 295.64 feet to an iron pin found.
- (6) S 44°04'28" W 312.33 feet to an iron pin found in an angle point of Lot 5 in Block A of River Place Section 11 as recorded in Book 95, page 382 of the said Plat Records for an angle point of this tract.

THENCE with the Northwest line of the said Section 11 for the following ten (10) courses:

- (1) N 02°47'20" W 136.73 feet to an iron pin found for an angle point.
- (2) N 37°37'35" W 121.17 feet to an iron pin found for an angle point.
- (3) S 84°13'26" W 149.97 feet to an iron pin found for an angle point.
- (4) S 47°40'22" W 45.64 feet to an iron pin found for an angle point.
- (5) S 73°43'46" W 178.22 feet to an iron pin found for an angle point.
- (6) S 67°50'54" W 63.55 feet to an iron pin found for an angle point.
- (7) S 30°43'47" W 254.22 feet to an iron pin found for an angle point.
- (8) S 27°53'46" W 170.39 feet to an iron pin found for an angle point.
- (9) S 24°21'07" W 93.61 feet to an iron pin found on the Northwest line of Lot 1 in Block A of River Place Section 12 as recorded in Book 101, Page 235 of the said Plat Records for an angle point of this tract.

THENCE with the Northwest line of the said Section 12 for the following four (4) courses:

- (1) S 89°35'03" W 176.44 feet to an iron pin found for an angle point.
- (2) S 31°14'46" W 279.71 feet to an iron pin found for an angle point.
- (3) S 38°29'40" W 209.86 feet to an iron pin found for an angle point.
- (4) S 30°43'17" W 246.46 feet to an iron pin set on the Northwest line of Lot 37 in Block B of River Place Section 13 as recorded in Book 101, Page 235 of the said Plat Records for an angle point of this tract.

THENCE with the Northwest line of the said Section 13 for the following four (4) courses:

- (1) S 83°00'40" W 45.71 feet to an iron pin found for an angle point.
- (2) S 84°36'31" W 253.06 feet to an iron pin found for an angle point.
- (3) S 66°48'21" W 187.29 feet to an iron pin found for an angle point.
- (4) S 11°00'17" W 36.14 feet to an iron pin set on the curving Northwest line of the above mentioned 1.815 acre tract for the South corner of this tract.

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

13348 0446

THENCE with the arc of the said curve 217.00 feet to the right, said curve having a radius of 490.01 feet, a central angle of 28°14'49", and a long chord which bears S 33°44'27" W 214.70 feet to an iron pin set for the PT of the said curve.

THENCE N 41°17'01" W 18.69 feet to an iron pin set for an old corner of this tract.

THENCE N 48°52'31" E 28.00 feet to an iron pin set in an old corner of the said 1.835 acre tract for an old corner of this tract.

THENCE N 41°17'01" W 243.88 feet to an iron pin set in an old corner of the said 1.835 acre tract for an old corner of this tract.

THENCE S 44°53'53" W 20.00 feet to an iron pin found in an old corner of the said 1.835 acre tract for an old corner of this tract.

THENCE N 41°17'01" W 98.87 feet to an iron pin found in the South corner of Lot 178 in Block A of the said River Plate Section 22 for a northeast corner of this tract.

THENCE N 48°42'38" E with the Southeast line of the said Lot 178 75.21 feet to an iron pin found in the PC of a curve to the right said curve having a radius of 243.00 feet and a central angle of 41°03'33".

THENCE with the arc of the said curve 173.50 feet the long chord of which bears N 69°14'14" E 171.77 feet to an iron pin found for an angle point of this tract.

THENCE N 89°45'31" E 62.90 feet to an iron pin found in the PC of a curve to the left said curve having a radius of 393.00 feet and a central angle of 60°03'33".

THENCE with the arc of the said curve 414.00 feet the sub-chord of which bears N 59°43'43" E 392.78 feet to an iron pin found in the West corner of Lot 128 in Block A of the said Section 22 for an angle point of this tract.

THENCE S 52°50'45" E 152.91 feet to an iron pin set for an angle point of this tract.

THENCE S 37°49'13" W 81.00 feet to an iron pin found in an angle point of Lot 146 in the said Section 22 for an angle point of this tract.

THENCE S 02°03'14" W 148.91 feet to an iron pin found in an angle point of Lot 146 in the said Section 22 for an angle point of this tract.

THENCE S 60°13'07" E 110.83 feet to an iron pin found in the South corner of the said Lot 146 in Section 22 for an angle point of this tract.

THENCE with the Southeast and East lines of the said Lot 146 for the following seven (7) courses:

- (1) N 47°30'47" E 244.33 feet to an iron pin found.
- (2) N 24°34'18" E 319.53 feet to an iron pin found.
- (3) N 60°03'41" E 297.81 feet to an iron pin found.
- (4) N 26°01'02" E 498.34 feet to an iron pin found.
- (5) N 44°56'47" E 354.09 feet to an iron pin found.
- (6) N 31°34'09" W 58.75 feet to an iron pin found in the East corner of the said Lot 146 for an angle point of this tract.
- (7) N 21°47'47" W 279.53 feet to an iron pin found for an angle point.

THENCE with the Northwest line of Block A of the said Section 22 for the following ten (10) courses:

- (1) N 77°33'39" W 173.34 feet to an iron pin found.
- (2) S 26°01'21" W 263.33 feet to an iron pin found.
- (3) S 83°03'46" W 231.61 feet to an iron pin found.
- (4) N 78°53'03" W 219.50 feet to an iron pin found.
- (5) S 70°23'33" W 243.32 feet to an iron pin found.
- (6) S 43°00'16" W 178.77 feet to an iron pin found.

REAL PROPERTY RECORDS
TRAVIS COUNTY

13348 0447

- (7) S 84°40'03" W 105.54 feet to an iron pin found.
- (8) S 13°23'38" E 326.80 feet to an iron pin found.
- (9) S 34°23'09" E 82.94 feet to an iron pin found to an iron pin found on the Northwest line of the above mentioned Lot 171
- (10) S 28°27'23" W 222.37 feet to an iron pin found in the PC of a curve to the right said curve having a radius of 343.00 feet and a central angle of 61°12'38".

THENCE with the arc of the said curve 348.57 feet the long chord of which bears S 39°09'12" W 351.25 feet to an iron pin found for the PT of the said curve.

THENCE S 89°45'31" W 62.00 feet to an iron pin found in the PC of a curve to the left said curve having a radius of 293.00 feet and a central angle of 41°02'33".

THENCE with the arc of the said curve 211.32 feet the long chord of which bears S 69°14'14" W 206.83 feet to an iron pin found for the PT of the said curve.

THENCE S 48°42'31" W 71.21 feet to an iron pin found for an old corner of this tract.

THENCE N 41°11'02" W 18.92 feet to the POINT OF BEGINNING containing 81.207 acres of land, more or less.

I, Claude F. Hinkle, Jr., a Registered Professional Land Surveyor, do hereby certify that these field notes were prepared from an on-the-ground survey made under my supervision during May of 1991 and are correct to the best of my knowledge and belief.



Claude F. Hinkle, Jr.
 Claude F. Hinkle, Jr.
 R.P.L.S. No. 4439
 Date 10-01-97
 W1.DOC

FILED
 99 JAN 13 PM 2:59
 DAHA DEBEAUVOR
 COUNTY CLERK
 TRAVIS COUNTY, TEXAS

NOTICE TO THE PUBLIC
 I hereby certify that the instrument was filed on the date and in the office named herein for the purpose of recording the same and that the same is a true and correct copy of the original instrument as the same appears on the records of the County Clerk, Texas.

JAN 18 1999



REAL PROPERTY RECORDS
 TRAVIS COUNTY, TEXAS

13348 0448

RECORDERS MEMORANDUM-At the time of recording this instrument was found to be inadequate for the best photographic reproduction, because of illegibility, carbon or photo copy, discolored paper, etc. All blockouts, additions and changes were present at the time the instrument was filed and recorded.

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Dana DeBeauvoir

2008 Jun 25 11:11 AM 2008107561

HAYWOODK \$172.00

DANA DEBEAUVOIR COUNTY CLERK
TRAVIS COUNTY TEXAS

ATTACHMENT 6
DISTRICT PROPERTY CONVEYED TO THE CITY

Groundwater Storage Site

EXHIBIT

(River Place Water Storage Site - Annexation)
Lot 2, Block "A", River Place Water Storage Site
River Place M.U.D.

METES AND BOUNDS DESCRIPTION
1.1220 ACRES (48,872 SQUARE FEET)
E.R. McLEAN SURVEY No. 200
ABSTRACT NO. 2359
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 1.1220 acres (48,872 square feet) situated in the E.R. McLean Survey No. 200, Abstract No. 2359, Travis County, Texas and being out of Lot 2, Block "A", River Place Water Storage Site as recorded in Volume 84, Page 189C - 190A in the Travis County Plat Records (T.C.P.R.); Said 1.1220 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,109,134.51; E= 3,076,337.98) marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 as recorded in Volume 85, Pages 96B - 97B in the T.C.P.R., from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being northernmost corner of Lot 3, Block "B", River Place Golf Course as recorded in Volume 103, Pages 3-12 of the Public Records of Travis County, Texas, (P.R.T.C.T.), bears South 24°45'46" East, a distance of 49.99 feet; and from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 bears North 24°52'14" West, a distance of 300.00 feet;

THENCE, North 29°25'13" West, a distance of 23.76 feet to a "60D nail" set marking the **POINT OF BEGINNING** (N= 10,109,134.21; E= 3,076,326.31) and most northeasterly corner of the herein described tract;

THENCE, South 35°08'30" West, a distance of 145.15 feet to "60D nail" set for corner;

THENCE, South 65°00'28" West, a distance of 103.11 feet to a "60D nail" set for corner;

THENCE, North 57°17'27" West, a distance of 86.04 feet to a "60D nail" set for corner;

THENCE, North 10°00'39" West, a distance of 139.91 feet to a "60D nail" set for corner;

THENCE, North 35°03'44" East, a distance of 140.02 feet to a "60D nail" set for corner, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 2, Block "A", River Place Water Storage Site, same being an ell corner of Lot 2, Greenbelt, River Place Section 9 bears North 34°26'47" East, a distance of 139.28 feet;

THENCE, South 54°44'45" East, a distance of 236.69 feet to the **POINT OF BEGINNING** containing a computed area of 1.1220 acres (48,872 square feet) of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By:  Date 02.25.2009

Engineering Support Section
Department of Public Works
and Transportation

REFERENCES

TCAD R542216
AUSTIN GRID C-31

Water Treatment Plant

EXHIBIT

(WTP - Annexation)
Lot 3, Block "A", River Place
Water Treatment Plant
River Place Municipal Utility District

METES AND BOUNDS DESCRIPTION
2.5803 ACRES (112,396 SQUARE FEET)
W.R. HOBBS SURVEY No. 456
ABSTRACT No. 375
TRAVIS COUNTY, TEXAS

BEING a tract of land containing 2.5803 acres (112,396 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, Travis County, Texas, all being located in Lot 3, Block "A", River Place Wastewater Treatment Plant as recorded in Volume 84, Pages 188B - 188D in the Travis County Plat Records (T.C.P.R.). Said 2.5308 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,104,706.73; E= 3,074,940.13) marking the most northwesterly corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and being an ell corner of Lot 1, Block "A", River Place Section 26, as recorded under Document No. 200200255 of the Official Public Records of Travis County, Texas (O.P.R.T.C.T.), from which a 1/2-inch iron rod found marking the most northeasterly corner of said Lot 3 bears North 73°24'08" East, a distance of 310.00 feet, and from which a 1/2-inch iron rod found marking an angle point of said Lot 3, same being an angle point in the northeasterly boundary of said Lot 1, Block "A", Habitat Reserve bears South 16°37'14" East, a distance of 491.81 feet;

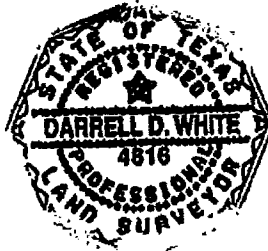
THENCE, South 47°37'25" East, a distance of 496.79 feet to an existing Fence Corner marking the **POINT OF BEGINNING** (N= 10,104,371.89; E= 3,075,307.12) of the herein described tract;

THENCE, along the existing fenceline the following five (5) courses and distances:

1. South 16°48'01" East, a distance of 389.11 feet to a Fence Post for corner, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 75°32'38" East, a distance of 1.79 feet;
2. South 74°11'33" West, a distance of 315.90 feet to a Fence Post for corner, from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears South 08°57'27" West, a distance of 5.04 feet;
3. North 17°03'09" West, a distance of 286.17 feet to a Fence Post for corner, from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 17°08'33" West, a distance of 2.23 feet, and from which a 1/2-inch iron rod found marking an ell corner of said Lot 3, Block "A", River Place Wastewater Treatment Plant and Lot 1, Block "A", Habitat Reserve bears North 45°19'30" East, a distance of 69.02 feet;
4. North 47°10'32" East, a distance of 213.86 feet to a Fence Post for corner;

5. North 71°31'44" East, a distance of 124.98 feet to the **POINT OF BEGINNING** containing a computed area of 2.5803 acres (112,396 square feet) of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816

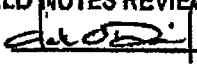


REFERENCES

TCAD R522801
AUSTIN GRID C-31

Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

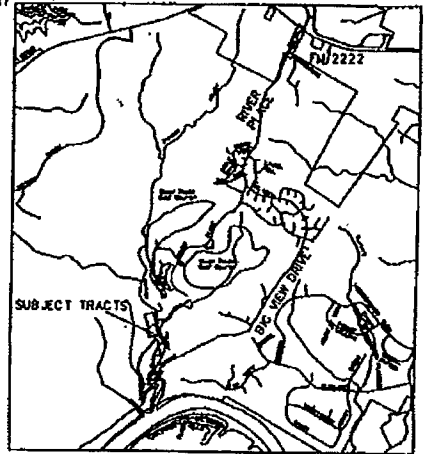
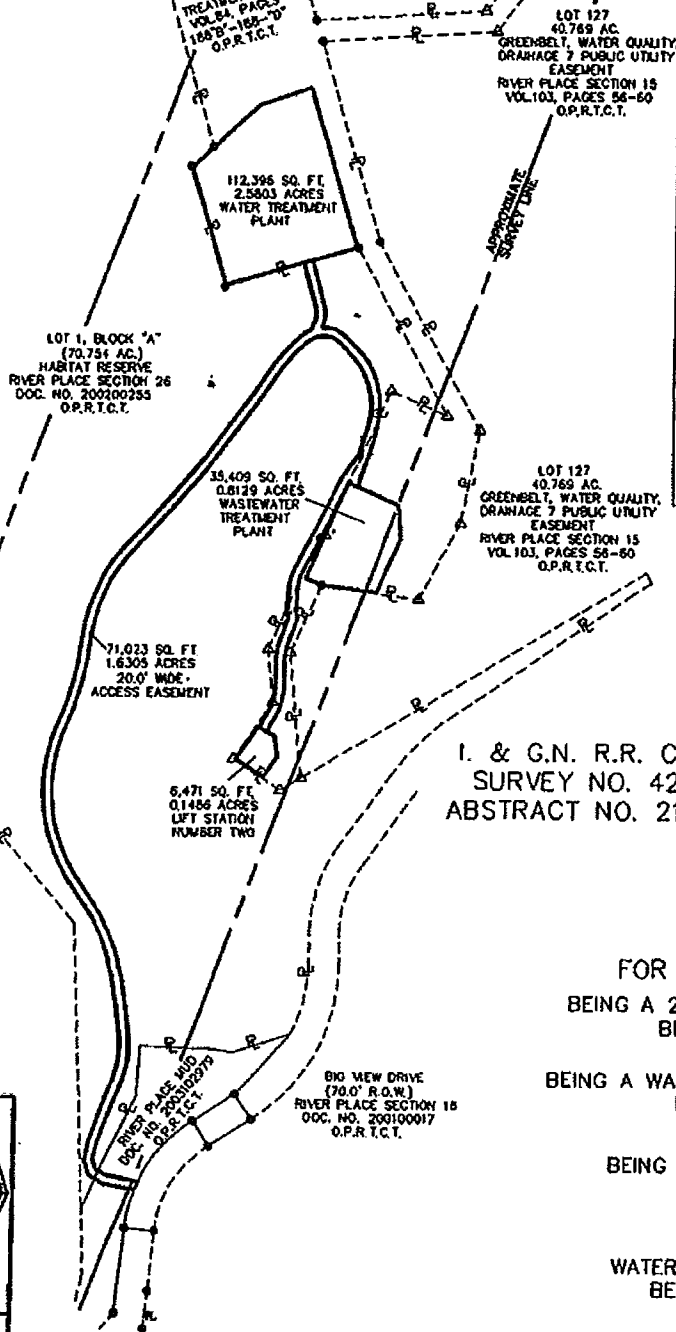
By:  Date 08-25-2009

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375



I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113.

INDEX MAP OF
SURVEYS

FOR FOUR TRACTS OF LAND:

BEING A 20.0' WIDE ACCESS EASEMENT,
BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES

BEING A WASTEWATER TREATMENT PLANT SITE
BEING: 35,409 SQ. FT.
OR 0.8129 ACRES

BEING LIFT STATION NUMBER TWO.
BEING: 6,471 SQ. FT.
OR 0.1486 ACRES

BEING A
WATER TREATMENT PLANT SITE
BEING: 112,396 SQ. FT.
OR 2.5803 ACRES



SHEET 1 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 400'

08-12-09

DDW/BM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
VOLUME 85A, PAGE 71,
VOLUME 105A, PAGE 84,
VOLUME 115A, PAGE 82,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

CART PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26
VOLUME 78S, PAGE 71,
VOLUME 115S, PAGE 118,
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

2.5803 ACRES
WATER TREATMENT
PLANT

35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL. 84, PAGES
188B-188D
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
VOLUME 85A, PAGE 71,
VOLUME 105A, PAGE 84,
VOLUME 115A, PAGE 82,
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375



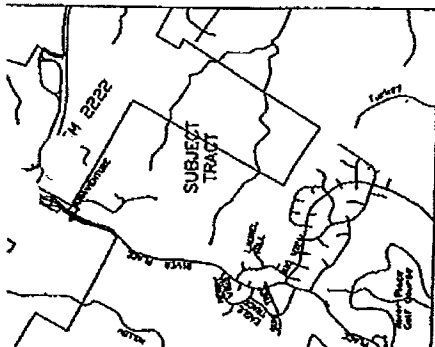
SHEET 2 OF 3

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

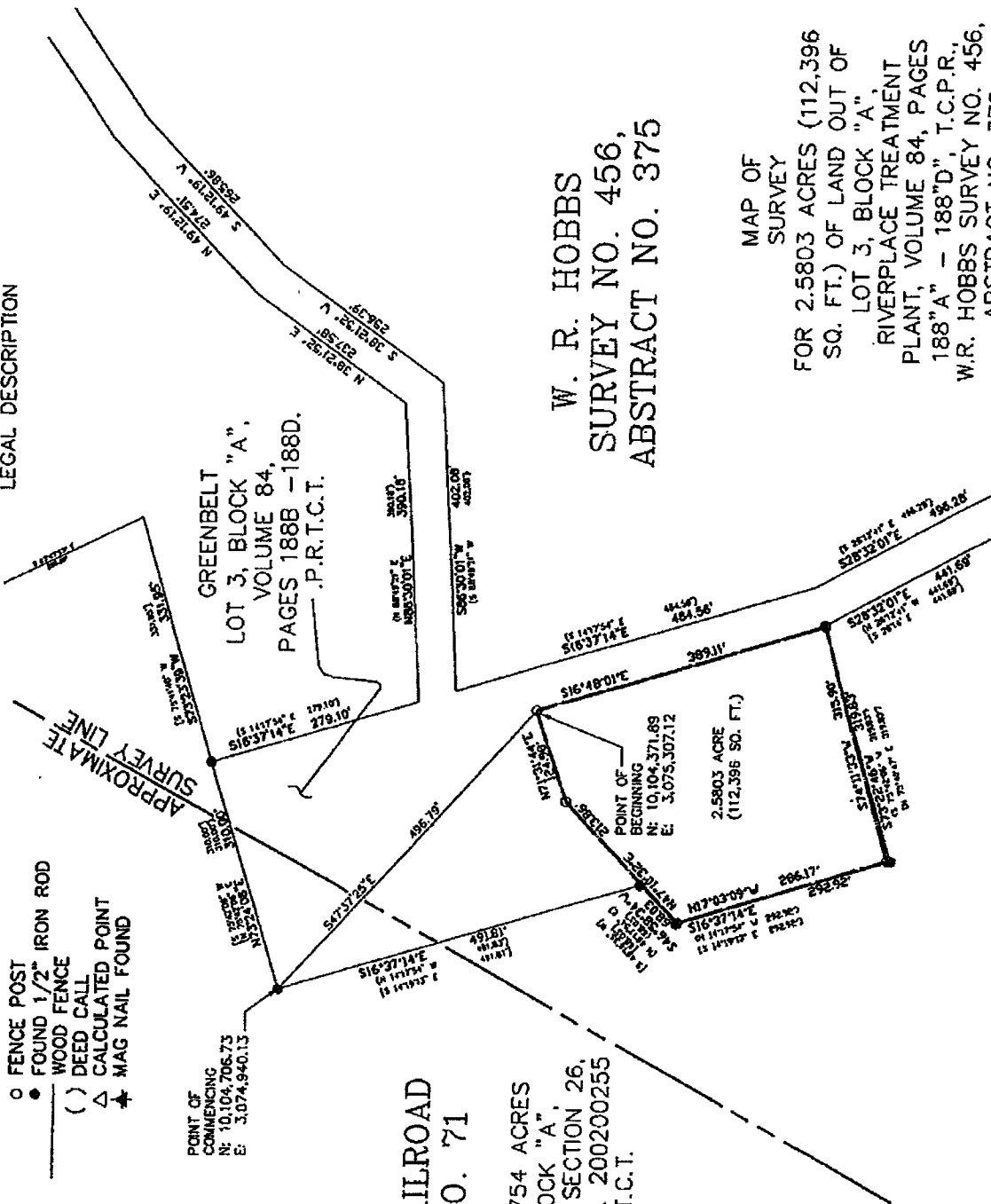
MAP OF
SURVEY
FOR DETAILS ON KNOWN
EASEMENTS

NOT TO SCALE	JOB NO. 60101403
08-13-09	F.B.1363
DDW	PROJECT NAME: RIVER PLACE MUD



- LEGEND**
- FENCE POST
 - FOUND 1/2" IRON ROD
 - WOOD FENCE
 - () DEED CALL
 - △ CALCULATED POINT
 - ★ MAG NAIL FOUND

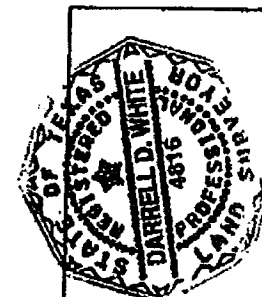
SKETCH TO ACCOMPANY
LEGAL DESCRIPTION



**D & W RAILROAD
SURVEY NO. 71**

CALLED 70.754 ACRES
LOT 1, BLOCK "A",
RIVER PLACE, SECTION 26,
DOCUMENT NO. 200200255
O.P.R.T.C.T.

**W. R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375**



MAP OF
SURVEY
FOR 2.5803 ACRES (112,396
SQ. FT.) OF LAND OUT OF
LOT 3, BLOCK "A",
RIVERPLACE TREATMENT
PLANT, VOLUME 84, PAGES
188"A" - 188"D", T.C.P.R.,
W.R. HOBBS SURVEY NO. 456,
ABSTRACT NO. 375,
TRAVIS COUNTY, TEXAS

SHEET 3 OF 3

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

AECOM

SCALE: 1" = 200'	JOB NO. 60101403.01.01
DATE: 08-10-09	F.B. - 1363
DRAWN BY: BM	PROJECT: COA - BOUNDARY

Wastewater Treatment Plant

EXHIBIT

(WWTP - Annexation)
Lot 1, Block "A", River Place Section 26
Lot 3, Block "A", River Place Treatment Plant
River Place Municipal Utility District

METES AND BOUNDS DESCRIPTION
0.8129 ACRE (35,409 SQUARE FEET)
W.R. HOBBS SURVEY No. 456, ABSTRACT No. 375
I.G. & R.R. COMPANY SURVEY No. 42, ABSTRACT No. 213
TRAVIS COUNTY, TEXAS

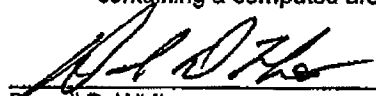
BEING a tract of land containing 0.8129 acre (35,409 square feet) situated in the W.R. Hobbs Survey No. 456, Abstract No. 375, and the I.G. & R.R. Company Survey No. 42, Abstract No. 213, Travis County, Texas, being a portion of Lot 1, Block "A", River Place Section 26 as recorded in Document No. 200200255 Official Public Records of Travis County, Texas (O.P.R.T.C.T.) and a portion of Lot 3, Block "A", River Place Treatment Plant as recorded in Volume 84, Pages 188B-188D of the T.C.P.R. Said 0.8129 acres being more particularly described by metes and bounds as follows with all bearings and distances based on the Texas State Plane Coordinate System, Central Zone using the NAD83 (Grid);

COMMENCING at a 1/2-inch iron rod found (N= 10,103,218.17; E= 3,075,347.02) being an ell corner and located in the westerly boundary of Lot 127, River Place Section 15 as recorded in Volume 103, Pages 56 - 60 in the T.C.P.R., same being the easterly boundary line of said Lot 3, Block "A";

THENCE, North 65°23'52" West, a distance of 2.93 feet to a Fence Post marking the **POINT OF BEGINNING** (N= 10,103,219.33; E= 3,075,344.35) of the herein described tract, from which the computed southeasterly corner of said Lot 3, Block "A" bears South 82°07'38" East, a distance of 225.00 feet, and the computed angle point located in the westerly boundary of said Lot 3, Block "A", same being the easterly boundary line of said Lot 1, Block "A" bears North 66°02'38" West, a distance of 50.00 feet;

THENCE, over and across said Lot 3, Block "A" and Lot 1, Block "A" and along an existing fenceline the following eight (8) courses and distances:

1. THENCE, North 66°00'49" West, a distance of 14.91 feet to a Fence Post for corner;
2. THENCE, North 68°51'53" West, a distance of 9.95 feet to a Fence Post for corner;
3. THENCE, North 64°09'16" West, a distance of 12.68 feet to a Fence Post for corner;
4. THENCE, North 23°56'57" East, a distance of 242.08 feet to a Fence Post for corner;
5. THENCE, South 65°56'59" East, a distance of 125.36 feet to a Fence Post for corner;
6. THENCE, South 03°18'21" East, a distance of 78.55 feet to a Fence Post for corner;
7. THENCE, South 24°01'02" West, a distance of 134.00 feet to a Fence Post for corner;
8. THENCE, North 83°07'06" West, a distance of 129.36 feet to the **POINT OF BEGINNING** containing a computed area of 0.8129 acre (35,409 square feet) of land, more or less.


Darrell D. White
Registered Professional Land Surveyor
Texas Registration No. 4816



TCAD R522601
AUSTIN GRID C-31

Prepared by:
AECOM
400 West 15th Street, Suite 500
Austin, Texas 78701
512-457-7870
August, 2009

FIELD NOTES REVIEWED

By:  Date: 8-25-2009

Engineering Support Section
Department of Public Works

Z:\AUSTIN - CITY OF\60101403 RIVER PLACE MUD\2 2-3-5 WWTP - WTP - LS2\docs\WWTP-0.8129ac M&B.doc

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

W.R. HOBBS
SURVEY NO. 456
ABSTRACT NO. 375

LOT 1, BLOCK "A"
(70.754 AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200300255
O.P.R.T.C.T.

112,396 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

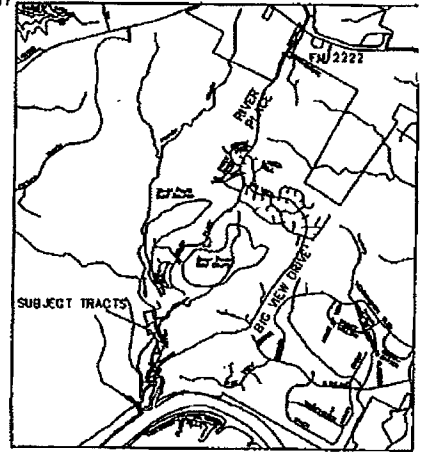
71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

BIG VIEW DRIVE
(70.0' R.O.W.)
RIVER PLACE SECTION 16
DOC. NO. 200100017
O.P.R.T.C.T.

LOT 127
40,769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE & PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 58-60
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113



VICINITY MAP
NOT TO SCALE



SHEET 1 OF 3

INDEX MAP OF
SURVEYS
FOR FOUR TRACTS OF LAND:
BEING A 20.0' WIDE ACCESS EASEMENT,
BEING: 71,023 SQ. FT.,
OR 1.6305 ACRES
BEING A WASTEWATER TREATMENT PLANT SITE
BEING: 35,409 SQ. FT.
OR 0.8129 ACRES
BEING LIFT STATION NUMBER TWO.
BEING: 6,471 SQ. FT.
OR 0.1486 ACRES
BEING A
WATER TREATMENT PLANT SITE
BEING: 112,396 SQ. FT.
OR 2.5803 ACRES

AECOM

AECOM USA GROUP, INC.
400 W. 15th Street, Suite 500
AUSTIN, TEXAS 78701
WWW.AECOM.COM

1" = 400'

08-12-09

ODW/EM

JOB NO. 60101403

F.B.1363

RIVER PLACE MUD

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

D. & N. R.R. CO.
SURVEY NO. 71,
ABSTRACT NO. 240

LOT 1, BLOCK "A"
(70.75+ AC.)
HABITAT RESERVE
RIVER PLACE SECTION 26
DOC. NO. 200200255
O.P.R.T.C.T.

VARIABLE WIDTH PUBLIC
UTILITY EASEMENT AS
APPROXIMATED FROM DEED
AND PLAT RECORDS
VOLUME 185A, PAGE 71
VOLUME 185B, PAGE 494
VOLUME 185C, PAGE 592
O.P.R.T.C.T.
AS SHOWN ON PLAT OF
RIVER PLACE SECTION 26

EAST PATH EASEMENT
APPROXIMATE LOCATION AS
PROPORTIONALIZED FROM
NOT TO SCALE PLAT
DETAILS OF RIVER PLACE
SECTION 26
VOLUME 7193, PAGE 719
VOLUME 11823, PAGE 419
O.P.R.T.C.T.

71,023 SQ. FT.
1.6305 ACRES
20.0' WIDE
ACCESS EASEMENT

6,471 SQ. FT.
0.1486 ACRES
LIFT STATION
NUMBER TWO

114,390 SQ. FT.
2.5803 ACRES
WATER TREATMENT
PLANT

35,409 SQ. FT.
0.8129 ACRES
WASTEWATER
TREATMENT
PLANT

LOT 3, BLOCK "A"
(12.49 AC.)
RIVER PLACE
TREATMENT PLANT
VOL. 84, PAGES
188B-188-D-G-J
O.P.R.T.C.T.

LOT 127
40.769 AC.
GREENBELT, WATER QUALITY,
DRAINAGE 7 PUBLIC UTILITY
EASEMENT
RIVER PLACE SECTION 15
VOL. 103, PAGES 56-60
O.P.R.T.C.T.

I. & G.N. R.R. CO.
SURVEY NO. 42,
ABSTRACT NO. 2113

W.R. HOBBS
SURVEY NO. 456,
ABSTRACT NO. 375



SHEET 2 OF 3

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MAP OF
SURVEY
FOR DETAILS ON KNOWN
EASEMENTS

NOT TO SCALE	JOB NO. 60101403
08-13-09	F.B.1363
DDW	PROJECT NAME: RIVER PLACE MUD

