

Control Number: 45489



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45489

Lynn McKamey
PO Box 76
Gregory Texas 78359

23 January 2017

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PUBLIC UTILITY COMMISSION
FILING CLERK

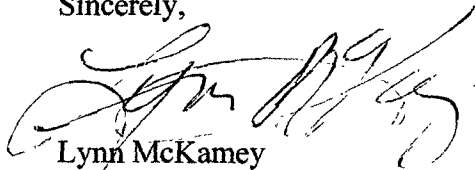
Filing Clerk
Public Utility Commission of Texas
1701 North Congress Avenue
P.O. Box 13326
Austin, Texas 78711-3326

Dear Sir:

I am requesting to opt out of the City of Gregory proposed water and sanitary sewer CCN. I own part of an undivided tract of 148 acres more or less out of lots 22 and 23, Block F of the Coleman Fulton Pasture Co's Farm Lots West of Gregory.

A metes and bounds description and map with the area marked in red are attached.

Sincerely,



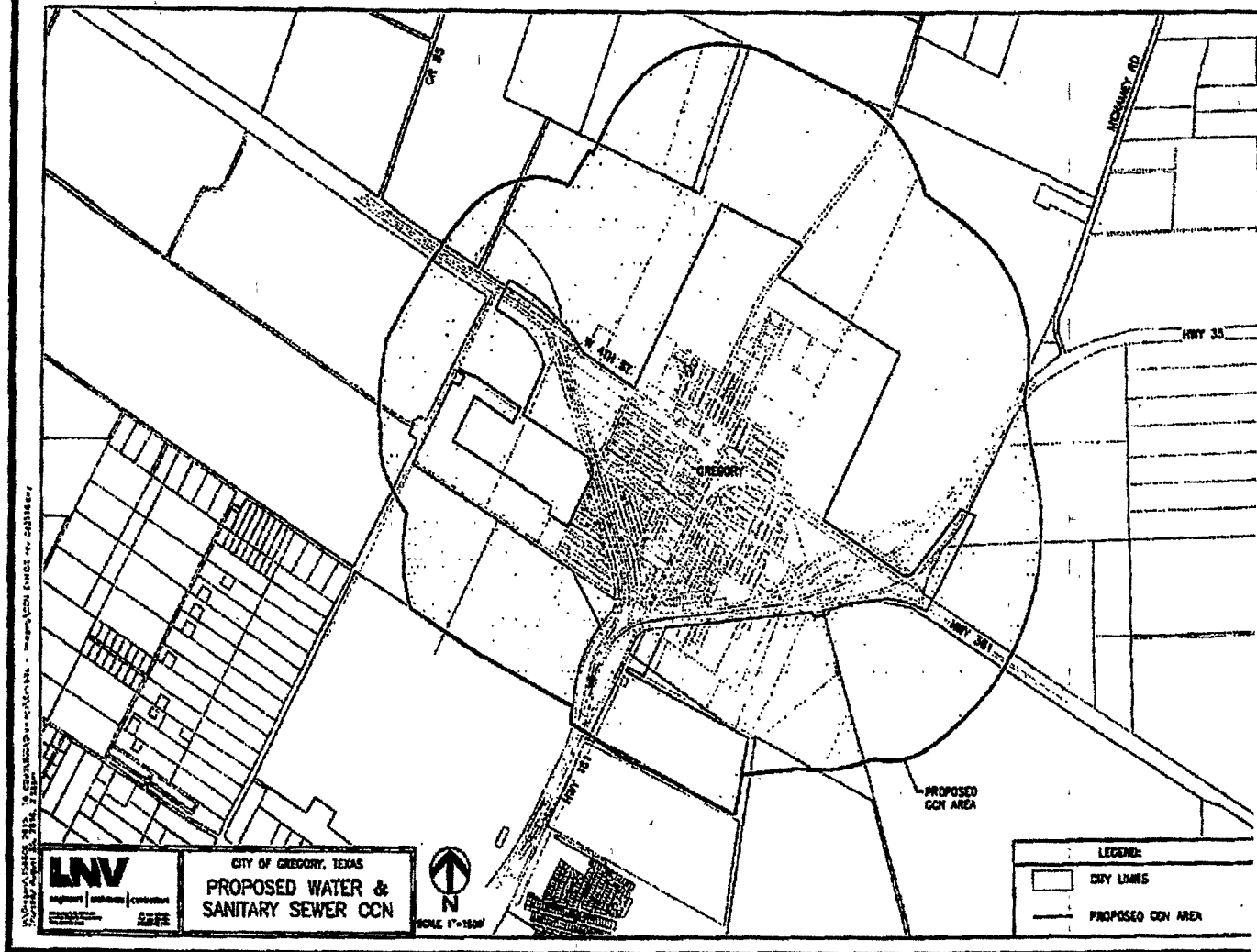
Lynn McKamey

CC:
City of Gregory
P.O. Box 297
Gregory Tx 78359-0297

P.O. Box 13326
Austin, Texas 78711-3326

A copy of the request to opt out of the proposed area must also be sent to the applicant. Staff may request additional information regarding your request.

Si desea informacion en Espanol, puede llamar al 1-888-782-8477



A 155.606 acre tract, more or less, being a part of a 170.602 acre tract owned by August M. Schmidt as described in oil, gas and mineral lease dated September 12, 1958, from August M. Schmidt to Tidewater Oil Co., recorded in Vol. 131, Pages 611-14, Oil, Gas & Mineral Lease Records of San Patricio County, Texas, and being also out of Lots 22 & 23, Block F of the Coleman Fulton Pasture Co's Farm Lots West of Gregory;

Said 155.606 acre tract, which is comprised of approximately 55.606 acres out of San Patricio County School Land Survey No. 4, Abstract 238 and approximately 100 acres out of John M. Swisher Survey, Abstract 394, is situated in San Patricio County, Texas, about 5 ¹/₂ miles southeast of the town of Taft and being described by metes and bounds as follows to wit:

Beginning at a 5/8" iron rod previously set 0.65 feet N 23° 02' E of a railroad rail (standing upright) at the intersection of the northeast line of U. S. Highway 181 as established on March 16, 1964, and the northwest line of Lot 23, Block F of said Coleman Fulton Pasture Co's Farm Lots West of Gregory, the west corner of this tract, from whence the original southwest or west corner of said Lot 23 and the southernmost terminus of a Boundary Line Agreement dated June 24, 1964, recorded in Vol. 309, Page 3, Deed Records of San Patricio County, Texas, between Martha McKamey, Kenneth G. McKamey, Jr. and Kenneth G. McKamey, Individual Executor of Estate of Lillian R. McKamey, deceased, and August M. Schmidt bears S23° 02'W 191.8 feet;

Thence N 23° 02' E along the northwest line of said Lots 23 & 22 and with the agreed boundary line between Schmidt and McKamey, a distance of 2404.02 feet to a railroad iron (standing upright) previously set for the north terminus of said agreed boundary line, the north corner of said 170.602 acre tract and the west corner of a 140.171 acre tract owned by H. C. Hunt and the north corner of this tract;

Thence S 67° 15' 02" E with the common line of said Schmidt and Hunt tracts, a distance of 2412.84 feet to a 5/8" iron rod set for the upper east corner of this tract, from whence the east corner of said 170.602 acre tract bears S 67° 15' 02" E 244.00 feet;

Thence S 22° 42'35" W, a distance of 437.30 feet to a ^{1/2}" iron rod set for an inside corner of this tract;

Thence S 67° 15' 02" E, a distance of 234.00 feet to a 1" iron rod set on the present northwest line of County Road 85 (formerly known as Schmidt Road) for the lower east corner of this tract;

Thence S 22° 42' 35" W along the present northwest line of said County Road 85, a distance of 2272.04 feet to a point in the present northeast line of U. S. Highway 181 for the most southerly or southeast corner of this tract;

Thence N 87° 11' 19" W with the preset northeast line of said U. S. Highway 181, at 1.26 feet pass a concrete monument previously set for a reference point, in all a distance of 159.15 feet to an angle corner of said U. S. Highway 181 and an angle corner of this tract;

Thence N 59° 06' W continuing along the present northeast line of said U. S. Highway 181, a distance of 2536.63 feet to the place of beginning and containing 155.606 acres, more or less.

SAVE AND EXCEPT:

Being 7.629 acres or 332,323 square feet of land situated in San Patricio County School Land Survey No. 4, Abstract No. 238, San Patricio County, Texas; said 7.629 acre tract being out of Lot 23, Block "F", of the Coleman-Fulton Pasture Company's Subdivision of Farm Lots West of Gregory, recorded in Volume 5, Page 41, San Patricio County Map Records (S.P.C.M.R.), said 7.629 acre tract also being out of a 155.606 acre tract of land described in a deed dated April 24, 1979 to Kenneth G. McKamey, Jr., et al, recorded in Volume 607, Page 94, San Patricio County Deed Records (S.P.C.D.R.); metes and bounds description of said 7.629 acre parcel is as follows:

COMMENCING at a "T" Rail found in the southeast property line of a certain 318.46 acre tract of land described in a deed dated November 1, 1920 to T. A. McKamy, recorded in Volume 68, Page 538, S.P.C.D.R., for the most northerly corner of said 155.606 acre tract and the most northerly end of a "Boundary Line Agreement" described in a deed dated June 24, 1964, recorded in Volume 309, Page 3, S.P.C.D.R; Thence as follows:

South 22° 05' 49" West, along said boundary line, a distance of 2,404.16 feet to a point in the existing northeast right of way line of US Highway 181 (from which a found "T" Rail bears South 22° 05' 49" West, 1 .10 feet) for the most westerly corner of said 155.606 acre tract;

South 60° 02' 33" East, along the northerly right of way line of said US Highway 181, a distance of 88.63 feet to a Type II concrete monument set in the proposed northeast right of way line of said US Highway 181 for the most northwesterly corner of the POINT OF BEGINNING of the herein described tract; said point being 148.46 feet left and radial from the proposed baseline of US Highway 181, hereinafter referred to as the "proposed baseline" at the proposed baseline station 483+20.89;

7. THENCE North 29° 57'04" East, along the proposed right of way line of said US Highway 181, a distance of 31.54 feet to a Type II concrete monument set for a corner; said point being 180.00 feet left and radial from proposed baseline station 483+20.89;

said point also being the beginning of a curve to the left whose center bears North 29° 57' 04" East, 11,316.69 feet;

8. THENCE along the proposed northerly right of way line of said US Highway 181 and around a curve to the left with a radius of 11,316.69 feet, an arc length of 2,497.98 feet, a central angle of 12° 38' 50", and a chord which bears South 66° 22' 21" East, 2,492.92 feet to a Type II concrete monument set for an angle point; said point being 180.00 feet left and radial from proposed baseline station 508+58.60;
9. THENCE North 64°28' 23" East, continuing along the proposed northerly right of way line of said US Highway 181, a distance of 112.05 feet to a Type II concrete monument set in the existing west right of way line of County Road No. 85 (Smith Road - 60 feet wide R.O.W.) for the most easterly corner of the herein described tract; said point being 255.88 feet left and radial from proposed baseline station 509+42.65;
10. THENCE South 21° 49'40" West, along the existing west right of way line of said County Road No. 85, a distance of 327.75 feet to a point in the existing northeast right of way line of said US Highway 181 for an angle point;
11. THENCE North 88° 05'24" West, along the existing northerly right of way of said US Highway 181, a distance of 157.94 feet to an angle point;
12. THENCE North 60° 02'33" West, continuing along the northerly right of way line of said US Highway 181, a distance of 2,448.17 feet to the POINT OF BEGINNING and containing 7.629 acres or 332,323 square feet of land.