



Filing Receipt

Received - 2021-12-14 02:36:15 PM
Control Number - 52474
ItemNumber - 11

December 14, 2021

Public Utility Commission
Attention: Central Records
1701 N. Congress Avenue, Suite 8-100
Austin, Texas 78711

VIA efilng

RE: Docket No. 52474; Petition of Neimann Farm Partners, LP to amend Polonia Water Supply Corporation's Certificate of Convenience and Necessity in Caldwell County

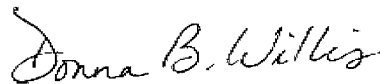
Dear Central Records:

As directed by Order No. 4 entered in the above-referenced docket issued on November 9, 2021, I enclose evidence of the recording of the following:

- Affidavit of Boundary Description of Amended Water Service Area for Polonia Water Supply Corporation with certified copies of the Certificate and CCN Map in the Caldwell County Official Real Property Records;

Please let me know if you have any questions about this filing.

Sincerely,



Donna Brown Willis
Paralegal

Enclosure

cc: R. Floyd Walker, PUC Legal Division
Paul Pittman, Polonia Water Supply Corporation
Tony Corbett, McLean & Howard, LLP
Leonard Dougal, Jackson Walker

(Via email)

(Via email)

(Via email)

(Via email)



AFFIDAVIT OF BOUNDARY DESCRIPTION OF AMENDED WATER SERVICE
AREA FOR POLONIA WATER SUPPLY CORPORATION
PUC DOCKET NO. 52474

STATE OF TEXAS §
COUNTY OF CALDWELL §

"I, Paul Pittman, being duly sworn, file this affidavit as the General Manager of Polonia Water Supply Corporation; that in such capacity, I am qualified and authorized to file and verify such form, and that all such statements made and matters set forth there are true and correct.

I am personally familiar with the boundary description of the service area set out in the approved Certificate of Convenience and Necessity ("CCN") and map for water service which has been removed from existing CCN No. 10420, which amended area was approved by the Public Utility Commission of Texas on November 9, 2021, and is described in the attached Exhibit A, a metes and bounds description.

The service area described is set out in the certified copy of the approved CCN map attached to this affidavit."

Paul Pittman
General Manager

Subscribed and sworn to before me by Paul Pittman, General Manager of Polonia Water Supply Corporation, on this 23 day of November, 2021, to certify which witness my hand and seal of office.

Notary Public in and for the State of Texas.

Print or Type Name of Notary Public

Commission expires 10-8-2022

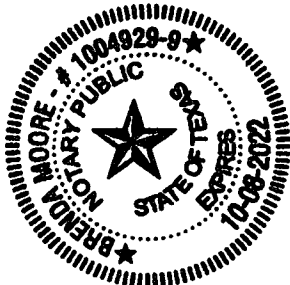


Exhibit A

A 205.795 ACRES (8,964,418 SQUARE FEET), TRACT OF LAND, LYING WITHIN THE CORNELIUS CRENSHAW SURVEY, ABSTRACT 68, CALDWELL COUNTY, TEXAS, AND BEING ALL OF A CALLED 205.69 ACRE TRACT, CONVEYED TO FLOYD FRED NIEMANN ET AL IN DOCUMENT NO. 113184, DEED RECORDS OF CALDWELL COUNTY, TEXAS, DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND AT THE SOUTHWESTERN CORNER OF SAID 205.69 ACRE TRACT, BEING THE NORTHWESTERN CORNER OF A CALLED 88.903 ACRE TRACT, CONVEYED TO RONALD GREGG HOHERTZ ET AL IN DOCUMENT NO. 126772, DEED RECORDS OF CALDWELL COUNTY, TEXAS, AND ALSO BEING ON THE EASTERN RIGHT-OF-WAY LINE OF FARM TO MARKET ROAD 2720/FM 2720 (RIGHT-OF-WAY VARIES), FOR THE SOUTHWESTERN CORNER AND POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE WESTERN LINE OF SAID 205.69 ACRE TRACT ALSO BEING THE EASTERN RIGHT-OF-WAY LINE OF FM 2720, N41°18'18" W, A DISTANCE OF 4688.12 FEET TO A 1/2" IRON ROD FOUND FOR THE NORTHWESTERN CORNER OF SAID 205.69 ACRE TRACT AND BEING ON THE SOUTHERN RIGHT-OF-WAY LINE OF BOB WHITE ROAD/COUNTY ROAD 232, (RIGHT-OF-WAY VARIES), FOR THE NORTHWESTERN CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE NORTHERN LINE OF SAID 205.69 ACRE TRACT ALSO BEING THE SOUTHERN RIGHT-OF-WAY LINE OF BOB WHITE ROAD, N79°12'50"E, A DISTANCE OF 3350.87 FEET TO A 1/2" IRON ROD FOUND FOR THE NORTHEASTERN CORNER OF SAID 205.69 ACRE TRACT ALSO BEING THE NORTHWESTERN CORNER OF A CALLED 60.88 ACRE TRACT (SECOND TRACT), CONVEYED TO HIRAM M. BROWN IN VOLUME 447, PAGE 502, DEED RECORDS OF CALDWELL COUNTY, TEXAS, FOR THE NORTHEASTERN CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE EASTERN LINE OF SAID 205.69 ACRE TRACT ALSO BEING THE WESTERN LINE OF SAID 60.88 ACRE TRACT, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

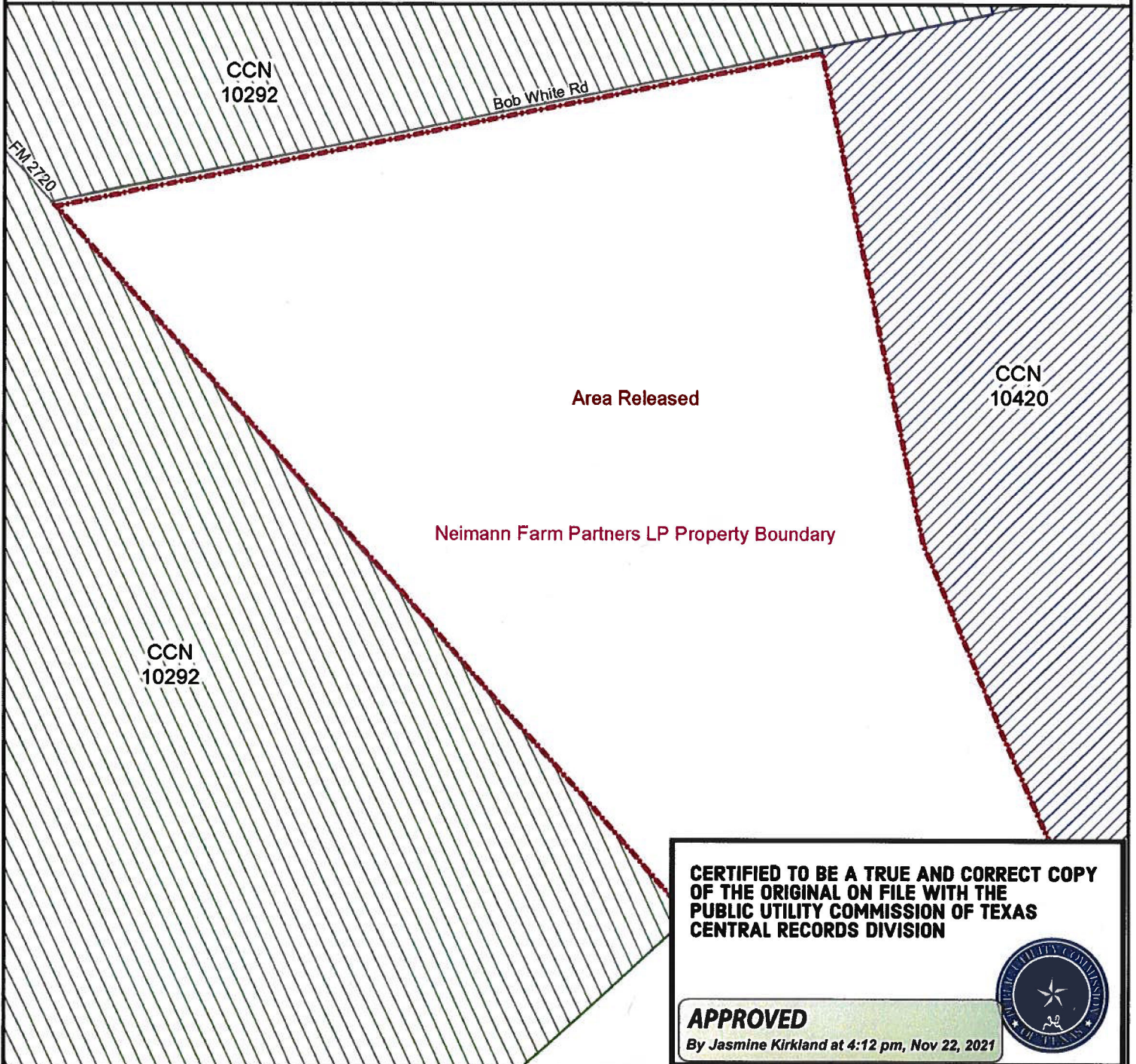
1. S11°04'03"E, A DISTANCE OF 2141.12 FEET TO A 1/2" IRON ROD FOUND;
2. S22°37'26"E, A DISTANCE OF 490.61 FEET TO AN IRON ROD WITH "ATWELL LLC" CAP SET, FOR THE SOUTHWESTERN CORNER OF SAID 60.88 ACRE TRACT AND ALSO BEING THE NORTHWESTERN CORNER OF A CALLED 258.35 ACRE TRACT, CONVEYED TO H.A. GUETTLER AND WIFE, ELLA GUETTLER IN VOLUME 401, PAGE 552, DEED RECORDS OF CALDWELL COUNTY, TEXAS;

THENCE, WITH THE EASTERN LINE OF SAID 205.69 ACRE TRACT ALSO BEING THE WESTERN LINE OF SAID 258.35 ACRE TRACT, S22°53'26"E, A DISTANCE OF 1191.91 FEET TO AN IRON ROD WITH "ATWELL LLC" CAP SET, FOR THE SOUTHEASTERN CORNER OF SAID 205.69 ACRE TRACT AND ALSO BEING THE NORTHEASTERN CORNER OF SAID 88.903 ACRE TRACT, FOR THE SOUTHEASTERN CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE SOUTHERN LINE OF SAID 205.69 ACRE TRACT ALSO BEING THE NORTHERN LINE OF SAID 88.903 ACRE TRACT, S68°29'48"W, A DISTANCE OF 1354.86 FEET TO THE POINT OF BEGINNING.




CONTAINING 205.795 ACRES OR 8,964,418 SQUARE FEET, MORE OR LESS.

Polonia Water Supply Corporation
Portion of Water CCN No. 10420
PUC Docket No. 52474
Petition by Neimann Farm Partners, LP to Amend
Polonia Water Supply Corporation's CCN by Expedited Release in Caldwell County



Public Utility Commission of Texas
1701 N. Congress Ave
Austin, TX 78701

Water CCN

-  10420 - Polonia WSC
-  10292 - County Line SUD
-  10295 - City of Lockhart

-  Area Released
-  Property Boundary

0 300 600
Feet



Map by: Komal Patel
Date: October 13, 2021
Project: 52474PoloniaWSC.mxd



Public Utility Commission of Texas

By These Presents Be It Known To All That

Polonia Water Supply Corporation

having obtained certification to provide water utility service for the convenience and necessity of the public, and it having been determined by this Commission that the public convenience and necessity would in fact be advanced by the provision of such service, Polonia Water Supply Corporation is entitled to this

Certificate of Convenience and Necessity No. 10420

to provide continuous and adequate water utility service to that service area or those service areas in Bastrop and Caldwell Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 52474 are on file at the Commission offices in Austin, Texas; and are matters of official record available for public inspection; and be it known further that these presents do evidence the authority and the duty of the Polonia Water Supply Corporation to provide such utility service in accordance with the laws of this State and Rules of this Commission, subject only to any power and responsibility of this Commission to revoke or amend this Certificate in whole or in part upon a subsequent showing that the public convenience and necessity would be better served thereby.

**CERTIFIED TO BE A TRUE AND CORRECT COPY
OF THE ORIGINAL ON FILE WITH THE
PUBLIC UTILITY COMMISSION OF TEXAS
CENTRAL RECORDS DIVISION**

APPROVED

By Jasmine Kirkland at 4:12 pm, Nov 22, 2021



FILED AND RECORDED

Instrument Number: 2021-008797 AFFIDAVIT

Filing and Recording Date: 12/03/2021 09:27:20 AM Pages: 5 Recording Fee: \$38.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Caldwell County, Texas.



Teresa Rodriguez

Teresa Rodriguez, County Clerk
Caldwell County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

DO NOT REMOVE. THIS PAGE IS PART OF THE OFFICIAL PUBLIC RECORD.