

Williamson County
50.000 ac. Park Land in form "Hog Farm"

Grantee's mailing address:
Box 5075
Austin, Texas 78763-5075

Filed November 26 19 96

VOL. 2529 PAGE 0613

GERRY MAURO, Comptroller
TRANSFER OF JURISDICTION AGREEMENT

By Douglas Howard
STATE OF TEXAS
COUNTY OF WILLIAMSON

24569

KNOW ALL MEN BY THESE PRESENTS:

THAT this Transfer of Jurisdiction Agreement is made and entered into by and between the Texas Department of Transportation (hereinafter referred to as "TxDOT") and the Texas Parks and Wildlife Department (hereinafter referred to as the "TPWD"), each acting by and through duly authorized officials:

WITNESSETH

WHEREAS, TxDOT has designated that certain tract of land which is more particularly described in Exhibit "A" attached hereto and incorporated herein for all purposes (hereinafter referred to as the "Property") to be transferred to TPWD in accordance with Section 4, Subdivision (e), Chapter 2, of the 70th Legislature-Second Called Session 1987 (hereinafter referred to as the "Act"); and

WHEREAS, TxDOT is agreeable to the transfer of jurisdiction of the Property in accordance with the Act and the provisions contained herein;

NOW, THEREFORE, for and in consideration of these premises and other good and sufficient consideration, the parties hereto contract and agree as follows:

1. TxDOT hereby transfers unto TPWD, and TPWD hereby accepts, the jurisdiction of the Property and TPWD shall hold the Property only as park land to be maintained and operated by Williamson County; provided, however, that jurisdiction of the Property shall automatically revert, without any necessity for suit or re-entry, to TxDOT, its successors and assigns, (i) if the Property is for any reason no longer used as a park; and/or (ii) unless the governing bodies of the appropriate city or cities and county having jurisdiction of the Property agree within six months of the date of this Transfer of Jurisdiction Agreement that the Property may be used to satisfy any offset or greenbelt requirements of a subsequent purchaser of any of the remainder of the tract described in Subdivision (2) of Subsection (a) of Section 2 of the Act (hereinafter referred to as the "Remainder Tract"). No act or omission on the part of TxDOT, or its successors and assigns, shall be a waiver of the operation or enforcement of the foregoing reversion clause.

2. The parties acknowledge that the City of Austin, by Ordinance No. 931021-B (attached hereto as Exhibit "B"), agreed that requirements for the dedication of park land under the appropriate city code section was waived for the Remainder Tract subject to the establishment of a 50-acre public park, as provided for in the Act. Additionally, the parties acknowledge that the

County of Williamson has, by Resolution (attached hereto as Exhibit "C"), agreed that the Property may be used to satisfy any offset or greenbelt requirements of a subsequent purchaser of any of the Remainder Tract and further agreed that it will maintain and operate the Property as a park.

3. TxDOT reserves all of the oil, gas and other minerals in and under the Property for which jurisdiction is hereby transferred, but waives all rights of ingress and egress to the surface for the purpose of exploring and developing, mining or drilling for same.

Effective on the last date signed by the parties below.

TEXAS PARKS AND WILDLIFE DEPARTMENT

By: Andrew Sansom
Andrew Sansom
Executive Director

TEXAS DEPARTMENT OF TRANSPORTATION

Certified as being executed for the purpose and effect of activating and/or carrying out the orders, established policies or work programs heretofore approved and authorized by the Texas Transportation Commission under the authority of Minute Order

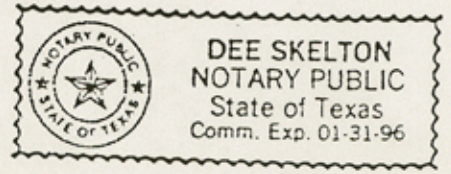
By: Wm. G. Burnett
Wm. G. Burnett, P.E.
Executive Director

THE STATE OF TEXAS
COUNTY OF TRAVIS

Before me, the undersigned authority, on this day personally appeared Andrew Sansom, Executive Director of the Texas Parks and Wildlife Department, a Department of the State of Texas, known to me to be the person and _____ whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said Texas Parks and Wildlife Department, that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 5 day of April, 1994.

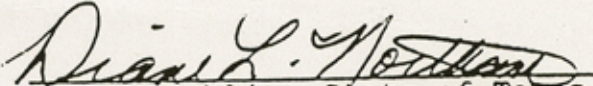
Dee Skelton
Notary Public, State of Texas



THE STATE OF TEXAS
COUNTY OF TRAVIS

Before me, the undersigned authority, on this day personally appeared Wm. G. Burnett, P.E., Executive Director of the Texas Department of Transportation, a Department of the State of Texas, known to me to be the person and Executive Director whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said Texas Department of Transportation, that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 30th day of November, 1993.


Notary Public, State of Texas

BRYSON & ASSOCIATES
 surveying company

1401 Slaughter Lane West - Austin, Texas 78748 - 512-282-0170

50 AC. Notes

FIELD NOTES

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND OUT OF AND A PART OF THE SAMUEL DAMON SURVEY SITUATED IN WILLIAMSON COUNTY, TEXAS, MORE PARTICULARLY DESCRIBED AS BEING OUT OF AND A PART OF THAT CERTAIN TRACT OF LAND, CALLED 305.05 ACRES, CONVEYED FROM N.J. DEDEAR, ET UX, TO THE STATE OF TEXAS FOUND OF RECORD IN VOLUME 311, PAGE 551, WILLIAMSON COUNTY, TEXAS DEED RECORDS, SAID TRACT BEING 50.000 ACRES OF LAND MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS,

BEGINNING at an iron pin set on the north line of said 305.05 acre tract for the northwest corner of the herein described tract, from which point a concrete monument found at the northwest corner of said 305.05 acre tract bears S 81°58'09" W, 361.01 feet,

1. THENCE, with said north line, N 81°58'09" E, 1,039.87 feet to an angle point,

2. THENCE, leaving said north line, S 83°03'09" E, 200.29 feet to an iron pin set at the northeast corner of the herein described tract,

THENCE, with the east line of the herein described tract, the following seven (7) courses and distances, numbered 3 through 9,

3. S 03°22'29" W, 617.14 feet to an iron pin set for an angle point,

4. S 05°13'58" E, 292.75 feet to an iron pin set for an angle point,

5. S 26°59'08" E, 310.71 feet to an iron pin set for an angle point,

6. S 04°25'11" E, 368.07 feet to an iron pin set for an angle point,

7. S 21°09'59" W, 729.27 feet to an iron pin set at the beginning of a curve,

8. with a curve to the right whose radius equals 602.96 feet, an arc length of 483.28 feet and whose chord bears S 44°07'42" W, 470.45 feet to an iron pin set at the end of said curve,

9. S 67°05'25" W, 112.28 feet to an iron pin set on the proposed east R.O.W. line of U.S. Highway 183 for the most southerly corner of the herein described tract,

10. THENCE, with said proposed R.O.W. line, N 22°13'15" W, 60.00 feet to an iron pin set for an ell corner,

11. THENCE, leaving said proposed R.O.W. line, N 67°05'25" E, 111.56 feet to an iron pin set at the beginning of a curve,

12. THENCE, with a curve to the left whose radius equals 542.96 feet, an arc length of 192.91 feet and whose chord bears N 56°54'43" E, 191.89 feet to an iron pin set at a corner,

13. THENCE, N 22°13'15" W, with a line 350.00 feet east of and parallel to the existing R.O.W. line, 870.06 feet to an iron pin set for an ell corner,

14. THENCE, S 67°05'25" W, 300.02 feet to an iron pin set on said proposed R.O.W. line for an ell corner,

15. THENCE, with said proposed R.O.W. line N 22°13'15" W, 596.68 feet to a point on the west property line of said 305.05 acre tract,

THENCE, with said west property line of said 305.05 acre tract the following ten (10) courses and distances numbered 16 through 25,

- 16. N 20°17'01" E, 18.28 feet to an angle point,
- 17. N 20°22'08" E, 32.03 feet to an angle point,
- 18. N 00°52'07" W, 36.24 feet to an angle point,
- 19. N 00°43'44" E, 40.74 feet to an angle point,
- 20. N 06°59'20" E, 37.83 feet to an angle point,
- 21. N 17°52'55" E, 35.46 feet to an angle point,
- 22. N 16°28'22" E, 36.48 feet to an angle point,
- 23. N 17°15'15" E, 32.56 feet to an angle point,
- 24. N 19°13'12" W, 34.90 feet to an iron pin set at an angle point,
- 25. N 21°58'53" W, 223.62 to an iron pin set for an ell corner,

26. THENCE, leaving said property line, N 60°02'08" E, 150.69 feet to an iron pin set for a corner,

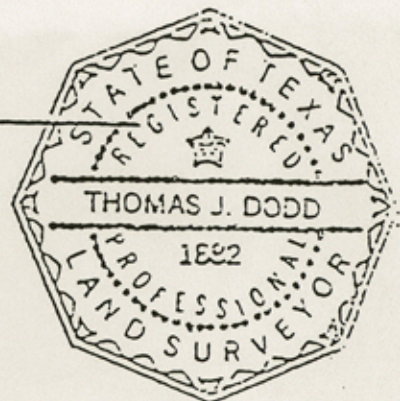
27. THENCE, N 22°13'15" W, with a line 350.00 feet east of and parallel to the existing R.O.W. line, 507.72 feet to the POINT OF BEGINNING containing 50.000 Acres of Land.

I, Thomas J. Dodd, a Registered Professional Land Surveyor do hereby certify that these field notes represents a survey made on the ground this date under my supervision and that all corners are as shown.

Dated this the 26TH day of AUGUST, 1991.

SURVEYED BY:

[Signature]
 Thomas J. Dodd, R.P.L.S. No. 1882
 BRYSON & ASSOCIATES SURVEYING CO., INC.
 3401 Slaughter Lane West
 Austin, Texas 78748



CSJ No. 0151-05-055
 Job: 50.000 Acre Park Land
 Disc: SURV4
 HR:sep
 8/1/91

Williamson Co. SK File 31

J4

counter 40390

CITY OF AUSTIN, TEXAS

ORDINANCE NO. 93 1021-B

AN ORDINANCE WAIVING THE PARKLAND DEDICATION REQUIREMENTS FOR A CERTAIN 789.504-ACRE TRACT OF LAND AND ASSENTING TO THE ESTABLISHMENT OF A PARK WITHIN THAT TRACT TO BE OPERATED BY WILLIAMSON COUNTY; WAIVING THE REQUIREMENTS OF SECTION 2-2-3 OF THE CODE OF THE CITY OF AUSTIN AND ESTABLISHING AND EFFECTIVE DATE.

WHEREAS, the 70th Legislature of the State of Texas passed Senate Bill 52 authorizing the creation of a 50-acre park in a tract of land of approximately 789.504 acres located in Williamson County; and

WHEREAS, a condition of the establishment of such park is that the City of Austin agree that the parkland may be used to satisfy any offset or greenbelt requirements imposed on the development of the 789.504-acre tract; and

WHEREAS, the City of Austin desires such park to be established; NOW THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. That any requirements for the dedication of parkland under Section 13-2-450 of the Land Development Code of the City of Austin of 1992 as amended, are hereby waived for that certain tract of land of approximately 789.508 acres, more or less, out of the Rachael Saul League Abstract No. 551 and out of the Samuel Damon League Abstract No. 170 in Williamson County, Texas, and being a portion of tracts of land described in Volume 311, Page 551, Volume 328, Page 548, and in Volume 328, Page 550 of the Deed Records of Williamson County, Texas and as such tract is referenced in Senate Bill 52 of the 70th Legislature, Second Called Session, 1987. Waiver is expressly conditioned on the establishment of a 50-acre public park, as provided for in Senate Bill 52, 70th Legislature.

PART 2. That the City hereby agrees that the 50-acre site referenced in Section 4 (e) of Senate Bill 52, if established as a public park may be used to satisfy any offset or greenbelt requirements of a subsequent purchaser of any remainder of the above-described 789.504 tract of land.

CITY OF AUSTIN, TEXAS

PART 3. The requirement imposed by Section 2-2-3 of the Austin City Code of 1992, as amended, that this Ordinance be read on three (3) separate days shall be waived by the affirmative vote of five (5) members of the City Council to pass this ordinance through more than one reading on a single vote.

PART 4. This ordinance shall be effective upon the expiration of ten (10) days following the date of its passage, as provided by the Charter of the City of Austin.

PASSED AND APPROVED:

§
§
§
§
§

October 21, 1993.

Bruce Todd
Mayor

APPROVED:

Diana L. Granger
City Attorney

ATTEST:

James E. Aldridge
City Clerk

21OCT93
RC/gg
#9267

AFTER RECORDING RETURN TO:

DEPARTMENT OF TRANSPORTATION
P. O. BOX 5075
AUSTIN, TEXAS 78763-5075

STATE OF TEXAS COUNTY OF WILLIAMSON
I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me. and was duly RECORDED in the Volume and Page of the named RECORDS of Williamson County, Texas as stamped hereon by me. on

MAY 17 1994



COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

ED FOR RECORD

MAY 17 AM 11:53

COUNTY CLERK

Williamson Co. SK Fk31 - 2 -
26

Counter 90392