

TEXAS TRANSPORTATION COMMISSION

SMITH County

MINUTE ORDER

Page 1 of 1

TYLER District

In the city of Bullard, SMITH COUNTY, near FARM TO MARKET ROAD 2493, the State of Texas acquired certain land formerly used for railroad purposes by instrument recorded in Volume 4002, Page 299, Official Public Records of Smith County, Texas.

A portion of the land (surplus land), described in Exhibit A, is no longer needed by the Texas Department of Transportation (department) for railroad or any other department purposes, and in accordance with V.T.C.A., Transportation Code, Section 91.095, the surplus land may be sold.

The City of Bullard has requested that the surplus land be sold to the city for \$14,375.

The Texas Transportation Commission (commission) finds \$14,375 to be a fair and reasonable value of the state's rights, title and interest in the surplus land.

NOW, THEREFORE, the commission finds that the surplus land is no longer needed for a department purpose and recommends, subject to approval by the attorney general, that the Governor of Texas execute a proper instrument conveying all of the state's rights, title and interest in the surplus land to the City of Bullard, Texas, for \$14,375; SAVE AND EXCEPT, however, there is excepted and reserved herefrom all of the state's rights, titles and interests, if any, in and to all of the oil, gas, sulphur and other minerals, of every kind and character, in, on, under and that may be produced from the surplus land.

Submitted and reviewed by

Director, Right of Way Division

Recommended by:

Executive Director

112290 MAY 27 10

Minute Number Date Passed

JOHN COWAN & ASSOCIATES, INC.
Registered Professional Land Surveyors

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John Cowan (1914-1985)
Frank Cowan (1944-1984)

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EXHIBIT A
FIELD NOTES FOR THE CITY OF BULLARD
Vinson Moore League, Abstract No. 15
Smith County, Texas

Tract 2
CSJ 0910-00-23

All that certain lot, tract or parcel of land, part of the Vinson Moore League, Abstract No. 15, Smith County, Texas, being part of the Original Town of Bullard as shown by plat of same recorded in Volume 31, Page 284 of the Deed Records of Smith County, Texas and being part of that certain called 103.24 acre tract described in a deed from East Texas Rails to Trails to the State of Texas and recorded in Volume 4002, Page 299 of the Official Public Records of Smith County, Texas and being more completely described as follows, to-wit:

BEGINNING at the northerly corner of Lot 5 of Block No. 15 of the above mentioned Original Town of Bullard, in the West line of the above mentioned 103.24 acre tract, said corner being in the intersection of the Southeast right-of-way of West Emma Street and the Southwest right-of-way of North Phillips Street, said point being Sta. No. 764+35.34;

THENCE North 48 deg. 32 min. 15 sec. East with the Southeast right-of-way of West Emma Street, a distance of 113.99 ft. to a ½" iron rod (set) for corner;

THENCE South 41 deg. 40 min. 07 sec. East, a distance of 259.98 ft. to a ½" iron rod (set) for corner in the Northwest right-of-way of Main Street (F. M. Highway No. 344);

THENCE South 48 deg. 28 min. 45 sec. West, a distance of 114.00 ft. to an "x" in concrete for the easterly corner of said Block 15;

THENCE North 41 deg. 39 min. 59 sec. West with the Northeast line of Block 15, a distance of 260.09 ft. to the place of beginning, containing **0.681 of an acre** of land.

Bearings oriented to previous survey of Northeast line of Block 15 of the City of Bullard, recorded in Volume 31, Page 285 of the Deed Records of Smith County, Texas.

Plat accompanies field notes.

I, TERRY D. COWAN, Registered Professional Land Surveyor No. 4139, do hereby certify that the above field notes were prepared from an actual survey made on the ground under my direction and supervision.

GIVEN UNDER MY HAND AND SEAL, this the 7th day of April, 2010.

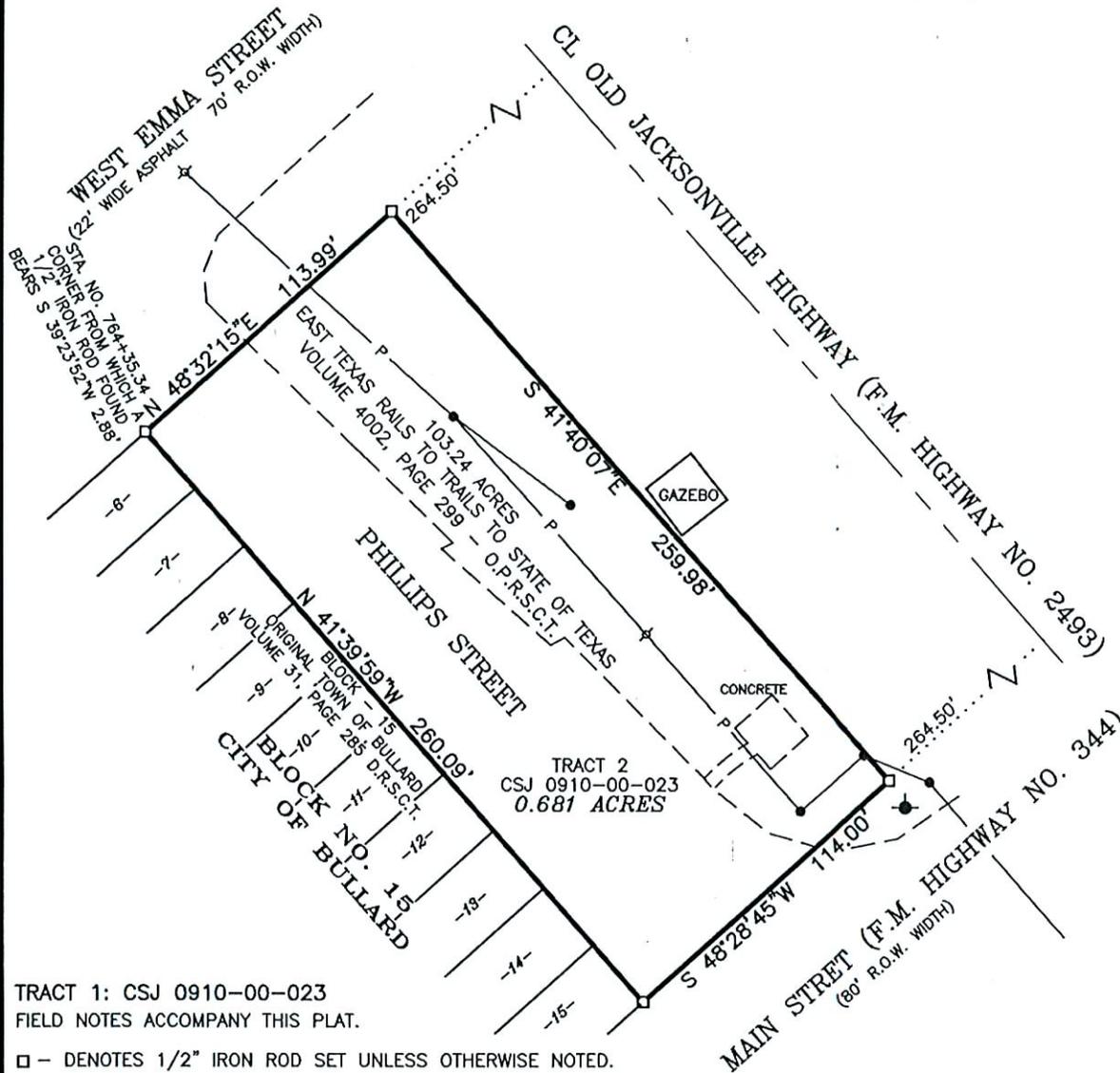


TERRY D. COWAN

Registered Professional Land Surveyor No. 4139
09-206a 1192/25



**PLAT OF SURVEY
SHOWING RIGHT-OF-WAY TO BE
PURCHASED BY THE CITY OF BULLARD
SMITH COUNTY TEXAS**



TRACT 1: CSJ 0910-00-023
FIELD NOTES ACCOMPANY THIS PLAT.

□ - DENOTES 1/2" IRON ROD SET UNLESS OTHERWISE NOTED.

BEARINGS ARE ORIENTED TO LOT 15 OF BLOCK 15 AS SHOWN RECORDED ON THE ORIGINAL TOWN OF BULLARD RECORDED IN VOLUME 31, PAGE 285 OF THE DEED RECORDS OF SMITH COUNTY, TEXAS.

I, TERRY D. COWAN, Registered Professional Land Surveyor No. 4139, do hereby certify that the plat shown hereon was prepared from an actual survey made on the ground under my direction and supervision and conforms to the Texas Board of Professional Land Surveying minimum standards adopted September 1, 1992.



Terry D. Cowan
TERRY D. COWAN, Registered Professional Land Surveyor No. 4139

REVISED: 4-07-2010
REVISED: 3-08-2010
REVISED: 2-16-2010



JOHN COWAN & ASSOCIATES, INC.

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DRAWN BY: J. BYAS	CHECKED BY: T. COWAN
DATE: 12-29-2009	FLD. BOOK: ****
SCALE: 1" = 60'	JOB NO.: 09-206b