

TEXAS TRANSPORTATION COMMISSION

COLLIN County

MINUTE ORDER

Page 1 of 1

DALLAS District

In the city of Princeton, COLLIN COUNTY, on US 380, the State of Texas acquired certain land for highway purposes by instrument recorded in Volume 313, Page 184, Deed Records of Collin County, Texas.

A portion of the land (surplus land), described in Exhibit A, is no longer needed for a state highway purpose.

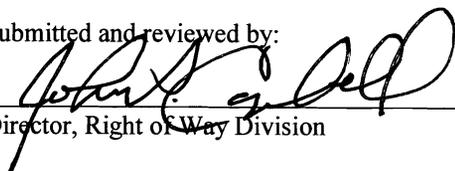
In accordance with V.T.C.A., Transportation Code, Chapter 202, Subchapter B, the Texas Transportation Commission (commission) may recommend the sale of surplus land to the abutting landowner.

Princeton Village, LLC, is the abutting landowner and has requested that the surplus land be sold to the company for \$13,790.

The commission finds \$13,790 to be a fair and reasonable value for 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 state highway 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 Princeton Village, LLC, for \$13,790; 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

112768 JUL 28 11

Minute Number Date Passed

EXHIBIT "A"

County: Collin Page 1 of 2
Highway: State Highway No. 380 Date: 01-08-2010
Control-Section: CSJ 8018-1-92, revised 5-20-92

DESCRIPTION for 0.09045 Acre Surplus Tract

BEING 3940 square feet [0.09045 acre] of land, in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, Texas, being a part of the 11.14 acres of land (R.O.W. for State Highway No. 24, presently U. S. Highway No. 380), described in a deed from N. A. Burton, ET AL to the State of Texas dated February 28, 1938, Per Condemnation Suit No. 10770, recorded in Volume 313, Page 184 of the Collin County Deed Records, and being that portion of the county road widening at the east end of said 11.14 acre tract which lies south of the south R.O.W. line of U. S. Highway No. 380 widening strip extended easterly to the center of said county road and at the intersection of the east line of the 39.95 acre Princeton Village, the PLAT of which is recorded in Cab. F, Page 279 of the Collin County Map and Plat Records, being described by metes and bounds as follows:

BEGINNING at a 3/4 inch iron pipe found at the most easterly, northeast corner of said Princeton Village, at the northwest corner of the Sue Wallace 2.33 acres, Ref. Doc. No. 96-0058222 and at the southeast corner of said 11.14 acre R.O.W. tract;

1) THENCE north 33°10'24" west, 154.06 feet with a northeast line of said Princeton Village and with the old south R.O.W. line of said 11.14 acre tract to a 1/2 inch iron pin found at the north, northeast corner of said Princeton Village, in the new south R.O.W. line of U. S. Highway No. 380;

2) THENCE south 67°32' east, 90.62 feet with the projection of said south R.O.W. line to a 1/2 inch iron pin set at the intersection of the projection of the east line of said Princeton Village from the south, same being in the east line of said 11.14 acre R.O.W. tract;

3) THENCE south 0°20'06" east, 94.32 feet with the east line of said 11.14 acre tract to the PLACE OF BEGINNING and containing 3940 square feet [0.09045 acre] of land.

All bearings are based on the north line of said 39.95 acres, Princeton Village Plat, Ref. Cab. "F", Sht. 279, parallel with the center of old State Highway No. 24 as shown in the 11.14 acres deeded to the State of Texas per Vol. 313, Page 184 and being the south line of the Right-of-Way widening as shown in State Highway Department Drawing of the U. S. Highway No. 380 Sht 6, R.O.W. CSJ 8018-1-92, revised 5-20-92.



G. M. GEER, REGISTERED PROFESSIONAL LAND SURVEYOR
TEX. REG. NO. 3258
1514 North McDonald Street
McKinney, Texas 75071
Phone 972-562-3959

6-8-10

DATE



EXHIBIT "A"
0.09045 ACRE SURPLUS TRACT
U. S. HIGHWAY NO. 380
3,940 S.F. Tract of land in the Hardin Wright
Survey, Abstract Number 957, City of Princeton,
Collin County, Texas

DEDICATION FOR RIGHT OF WAY PRINCETON
VILLAGE, REF. CAB. F, SHT. 279 CCMPR.

EXISTING RIGHT-OF-WAY LINE

U. S. HIGHWAY NO. 380
(PRINCETON DRIVE)

COLLIN COUNTY
CITY OF PRINCETON

PRINCETON VILLAGE, REF. Cab. "F", Sht. 279

0.1033 ACRE
0.1033 ACRE

TRACT NO. 3
1.3014 ACRES

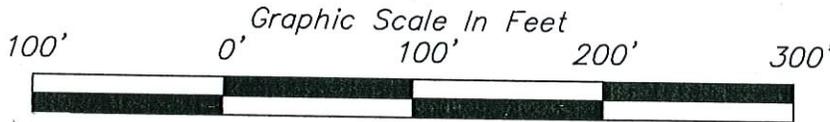
3940 SQUARE FEET
[0.09045 ACRE]

3/4" IRON
PIPE FOUND,
PLACE OF
BEGINNING

- LEGEND
- E.A.E.&U.E. Emergency Access Esmt. & Utility Esmt.
 - UE Utility Easement
 - ROW Right Of Way
 - IPS 1/2" Iron Pin Set
 - IPF Iron Pin/Pipe Found
 - CCDR Collin County Deed Records
 - CCMPR Collin County Map & Plat Records

All bearings are based on the north line of said 39.95 acres, Princeton Village Plat, Ref. Cab. "F", Sht. 279, parallel with the center of old State Highway No. 24 as shown in the 11.14 acres deeded to the State of Texas per Vol. 313, Page 184 and being the south line of the Right-of-Way widening as shown in State Highway Department Drawing of the U. S. Highway No. 380 Sht 6, R.O.W. CSJ 8018-1-92, revised 5-20-92.

SCALE: 1"=100'



I HEREBY CEERTIFY THAT THIS PLAT IS BASED ON AN ON THE GROUND SURVEY MADE UNDER MY SUPERVISION AND, TO THE BEST OF MY KNOWLEDGE, IS TRUE AND CORRECT.

G. M. Geer
 G. M. GEER, REGISTERED PROFESSIONAL LAND SURVEYOR
 TEX. REG. NO. 3258
 1514 North McDonald Street
 McKinney, Texas 75071
 Phone 972-562-3959

6-8-10
DATE



SUE WALLACE
2.33 ACRES
REF. DOC. NO. 96-0058222