

TEXAS TRANSPORTATION COMMISSION

COLLIN County

MINUTE ORDER

Page 1 of 1

DALLAS District

In Allen, COLLIN COUNTY, on STATE HIGHWAY 5, the state of Texas acquired certain land for highway purposes by various instruments recorded in the Deed Records of Collin County, Texas.

Pursuant to Texas Transportation Code, §§201.103 and 221.001, the executive director has recommended, as shown on Exhibit A, that SH 5 be removed from the state highway system, a distance of 1.1 miles, from FM 2786 south to Exchange Parkway, and that jurisdiction, control, and maintenance be transferred to the City of Allen (city).

A portion of the land (Tract 1), RCSJ 0047-09-035, described in Exhibit B, is no longer needed for a state highway purpose.

In accordance with Texas Transportation Code, Chapter 202, Subchapter B, the Texas Transportation Commission (commission) may waive payment for real property transferred to a governmental entity if the governmental entity assumes jurisdiction, control, and maintenance of right of way for public road purposes.

The city has agreed to assume jurisdiction, control, and maintenance and has requested that Tract 1 be transferred to the city.

IT IS THEREFORE ORDERED by the commission that SH 5 is removed from the state highway system, a distance of 1.1 miles, from FM 2786 south to Exchange Parkway, and jurisdiction, control, and maintenance are transferred to the city.

FURTHER, IT IS ORDERED by the commission that Tract 1 is no longer needed for a state highway purpose. The commission recommends, subject to approval by the attorney general, that the governor of Texas execute a proper instrument transferring Tract 1 to the City of Allen, Texas; 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 real property.

FURTHER, if Tract 1 ceases to be used for public road purposes, the real property shall immediately and automatically revert to this state.

Submitted and reviewed by:

[Signature]

Director, Right of Way Division

Recommended by:

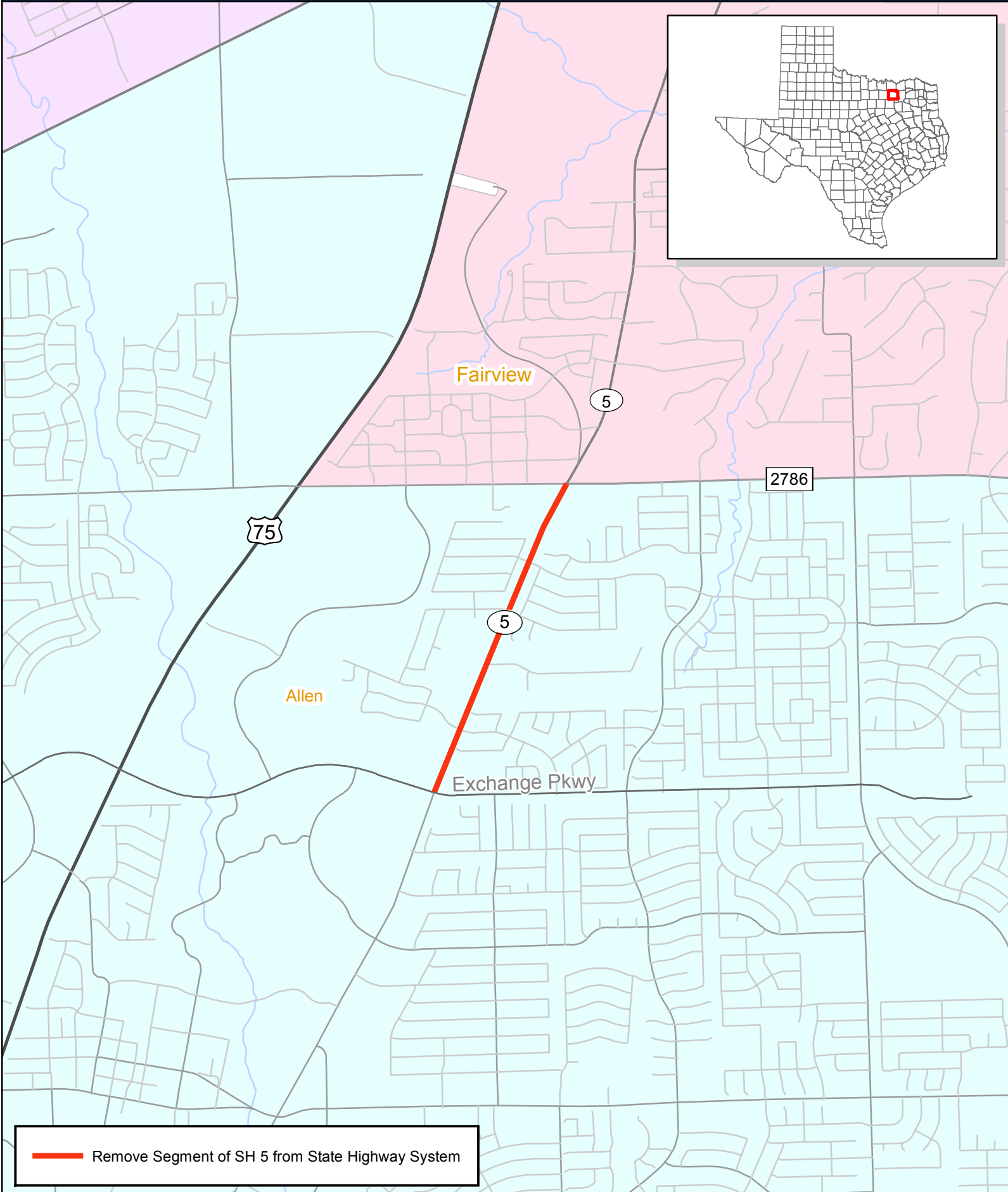
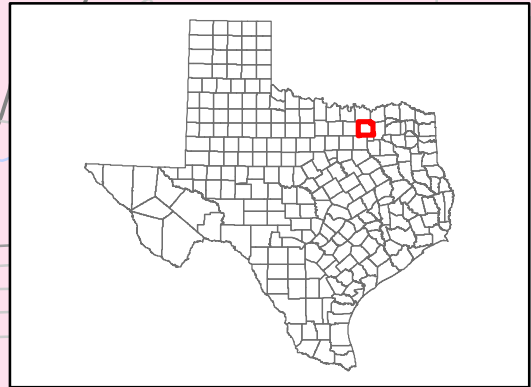
[Signature]

Executive Director

115139 Jan. 25 '18

Minute
Number

Date
Passed



Remove Segment of SH 5 from State Highway System

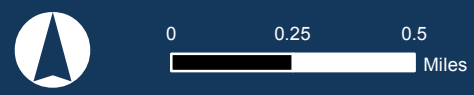


EXHIBIT B to Minute Order

EXHIBIT ____

County: Collin
Highway: SH 5
Control-Section: 0047-09

TRACT 1

BEING all of a tract of land as described in a deed from John A. Lacy to the State of Texas, recorded in volume 293, page 253, Deed Records of Collin County, Texas (D.R.C.C.T.), SAVE AND EXCEPT Tract 2, a called 0.3392 acre tract of land, as described in the attached exhibit;

and being all of Tract #1, a called 0.60 acre tract of land, as described in a deed from Leslie Bush Hill and husband, Moran Hill, to the State of Texas, recorded in volume 293, page 248, D.R.C.C.T.;

and being all of the following: a called 1.35 acre tract of land as described in a deed from J. B. Faulkner, guardian of the estate of Mrs. M. S. Kerr, to the State of Texas, recorded in volume 293, page 236, D.R.C.C.T., a called 2.93 acre tract of land as described in a deed from F.S. Fondren, and wife, S.E. Fondren, to the State of Texas, recorded in volume 293, page 237, D.R.C.C.T., a called 1.11 acre tract of land as described in a deed from Jessie G. Graves and wife, to the State of Texas, recorded in volume 293, page 243, D.R.C.C.T., a called 2.53 acre tract of land as described in a deed from Clara M. Hight, and husband, to the State of Texas, recorded in volume 293, page 244, D.R.C.C.T., a called 1.51 acre tract of land as described in a deed from J. A. Williams and wife, Ida B. Williams, to the State of Texas, recorded in volume 293, page 274, D.R.C.C.T., a called 1.76 acre tract of land as described in a deed from John T. Williams and wife, Mamie Lee Williams, to the State of Texas, recorded in volume 293, page 275, D.R.C.C.T., a called 0.519 acre tract of land as described in a deed from LLG Lands, Inc., an Arkansas Corporation, to the State of Texas, recorded in volume 3951, pages 1333, D.R.C.C.T.

Exhibit ____

County: Collin
Highway: SH 5
Control-Section: 0047-09

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TRACT 2

SITUATED in Collin County, Texas, part of the James F. Roberts Survey, Abstract No. 777, and being the northern portion of a 1.70 acre tract of land conveyed to the State of Texas from John A. Lacy by deed recorded in volume 293, pages 253 and 254, deed records of said county, being more particularly described by metes and bounds as follows:

COMMENCING at a five-eighths inch iron rod found (controlling monument) (N=7099702.8470,E=2536327.2658) for the southwest corner of "Lot 1 Block A, Exxon Addition, an addition to the City of Allen, Texas, recorded in cabinet P, page 833, plat records of said county;

TENCE North 52 degrees 51 minutes 01 seconds East a distance of 524.06 feet to a point (N=7100019.3273,E=2536744.9758) for the northwest corner of said 1.70 acre tract, being the southwest corner of a 2.37 acre tract of land conveyed to the State of Texas, recorded in volume 293, page 245, deed records of said county, being the southeast corner of a 0.339 acre tract of land conveyed to the State of Texas, recorded in volume 1137, page 847, deed records of said county, being the northeast corner of a 2.911 acre tract of land conveyed to the State of Texas, recorded in volume 1705, page 562, deed records of said county and the PLACE OF BEGINNING;

1. THENCE North 89 degrees 01 minutes 26 seconds East (Deed call = East) with the north line of said 1.70 acre tract, being the south line of said 2.37 acre tract a distance of 117.10 feet (Deed call= 114.2) to a point for the northeast corner of said 1.70 acre tract, being the southeast corner of said 2.37 acre tract, being the southwest corner of a 0.604 acre tract of land conveyed to the State of Texas, recorded in volume 1137, page 853, deed records of said county and being the northwest corner of a 4.307 acre tract of land conveyed to the State of Texas, recorded in volume 1137, page 857, deed records of said county;
2. THENCE South 30 degrees 22 minutes 42 seconds West (Deed call = South 30 degrees 39 minutes West) with the east line of said 1.70 acre tract and being the west line of said 4.307 acre tract a distance of 149.31 feet to a point for the southwest corner of said 4.307 acre tract and being a proposed corner for the proposed southern right of way for Farm Road 2786 (Stacy Road);

Exhibit ____

County: Collin
Highway: SH 5
Control-Section: 0047-09

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November 30, 2017

TRACT 2

3. THENCE North 89 degrees 40 minutes 18 seconds West across said 1.70 acre tract with said proposed southern right of way, a distance of 115.53 feet to a point for corner in the west line of said 1.70 acre tract and being the southeast corner of said 2.911 acre tract, witnessed by a five-eighths inch iron found (controlling monument) for the most eastern northeast corner of said Exxon Addition that bears North 82 degrees 20 minutes 27 seconds West, a distance of 20.22 feet;
4. THENCE North 30 minutes 22 minutes 42 seconds East (Deed call = North 30 degrees 39 minutes East) with the west line of said 1.70 acre tract, and being the east line of said 2.911 acre tract, a distance of 146.23 feet to the PLACE OF BEGINNING and containing 0.3392 of an acre of land.

BASIS OF BEARINGS SHOWN IS A LINE BETWEEN A 5/8 INCH IRON ROD FOUND (N=7099702.8470, E=2536327.2658) FOR THE SOUTHWEST CORNER OF LOT 1, BLOCK A, EXXON ADDITION, RECORDED IN CABINET P, PAGE 833, PLAT RECORDS OF COLLIN COUNTY, TEXAS, AND A 5/8 INCH IRON ROD FOUND WITH A RED CAP STAMPED "BGT" (N=7099895.8693, E=2536650.9832) FOR THE MOST EASTERLY NORTHEAST CORNER OF SAID LOT 1, WHICH IS North 59 degrees 11 minutes 37 seconds East, a distance of 376.90 feet.
ALL BEARINGS, DISTANCES AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE, 4202 AND ARE SURFACE VALUES EXPRESSED IN U.S. FEET USING A SCALE FACTOR OF 1.00015271.

David Apple,
RPLS 5932 for
Texas Department
of Transportation
2205 South SH 5
McKinney, Texas
75069



11-30-2017

EXHIBIT B to Minute Order

EXHIBIT " " County: Collin Highway: S. H. 5 Control-Section: 0047-09 Date: 11-30-2017 Page 3 of 3 TRACT 2

JOHN TAYLOR SURVEY NO. 9096
 ABSTRACT NO. 1026

STATE OF TEXAS
 CALLED 0.339
 REFERENCE VOLUME 1137, PAGE 847
 DEED RECORDS COLLIN COUNTY, TEXAS

PLACE OF BEGINNING

STATE OF TEXAS
 CALLED 2.37 ACRE TRACT
 REFERENCE VOLUME 293, PAGE 245
 DEED RECORDS COLLIN COUNTY, TEXAS

STATE OF TEXAS
 CALLED 0.604 ACRE TRACT
 REFERENCE VOLUME 1137, PAGE 853
 DEED RECORDS COLLIN COUNTY, TEXAS

LOT 1, BLOCK A
 7-ELEVEN ADDITION
 (VOL. N, PG. 214)
 (P.R.C.C.T.)

STATE OF TEXAS
 CALLED 4.307 ACRE TRACT
 REFERENCE VOLUME 1137, PAGE 857
 DEED RECORDS COLLIN COUNTY, TEXAS

SCALE N 1"=100'

Farm Road No. 2786 (STACY ROAD)

STATE OF TEXAS
 CALLED 2.91 ACRE TRACT
 REFERENCE VOLUME 1705, PAGE 562
 DEED RECORDS COLLIN COUNTY, TEXAS

TRACT 2
 0.3392
 ACRES

L. WETSEL SURVEY NO. 1026
 ABSTRACT NO. 1026

LOT 1, BLOCK A
 EXXON ADDITION
 CAB. P. PG. 833
 P.R.C.C.T.

5/8" I.R.F.
 (CONTROLLING MONUMENT)
 N-7099895.8693
 E-2536650.9832

5/8" I.R.F.
 (CONTROLLING MONUMENT)
 N-7099895.8693
 E-2536650.9832

STATE OF TEXAS
 CALLED 1.70 ACRE TRACT
 REFERENCE VOLUME 293, PAGE 253
 DEED RECORDS COLLIN COUNTY, TEXAS

STATE OF TEXAS
 CALLED 0.470 ACRE
 RIGHT-OF-WAY DEDICATION
 LOT 1, BLOCK A
 AMENDED PLAT ALLEN CENTER NORTH
 ADDITION, LOT 1, BLOCK A
 (DOC. No. 20091016010002630)
 (O.P.R.C.C.T.)

STATE OF TEXAS
 CALLED 4.307 ACRE TRACT
 REFERENCE VOLUME 1137, PAGE 857
 DEED RECORDS COLLIN COUNTY, TEXAS

STATE OF TEXAS
 CALLED 0.604 ACRE TRACT
 REFERENCE VOLUME 1137, PAGE 853
 DEED RECORDS COLLIN COUNTY, TEXAS



David Apple
 RPLS 5932 For
 Texas Department
 of Transportation
 2205 South SH 5
 McKinney, Texas
 75069
 912-542-2345

NOT TO SCALE

TRACT 2
 0.3392
 ACRES

SUBJECT PROPERTY
 CALLED 1.70 ACRE TRACT
 REFERENCE VOLUME 293, PAGE 253
 DEED RECORDS COLLIN COUNTY, TEXAS

JAMES T. ROBERTS SURVEY NO. 777
 S. H. 5 (GREENVILLE AVENUE)
 ABSTRACT NO. 777

11-30-2017

BASIS OF BEARINGS SHOWN IS A LINE BETWEEN A 5/8 INCH IRON ROD FOUND (N=7099702.8470, E=2536327.2658) FOR THE SOUTHWEST CORNER OF LOT 1, BLOCK A, EXXON ADDITION, RECORDED IN CABINET P, PAGE 833, PLAT RECORDS OF COLLIN COUNTY, TEXAS, AND A 5/8 INCH IRON ROD FOUND WITH A RED CAP STAMPED "BGT" (N=7099895.8693, E=2536650.9832) FOR THE MOST EASTERLY NORTHEAST CORNER OF SAID LOT 1, WHICH IS N59°11'37"E. ALL BEARINGS, DISTANCES AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE, 4202 AND ARE SURFACE VALUES EXPRESSED IN U.S. FEET USING A SCALE FACTOR OF 1.00015271.