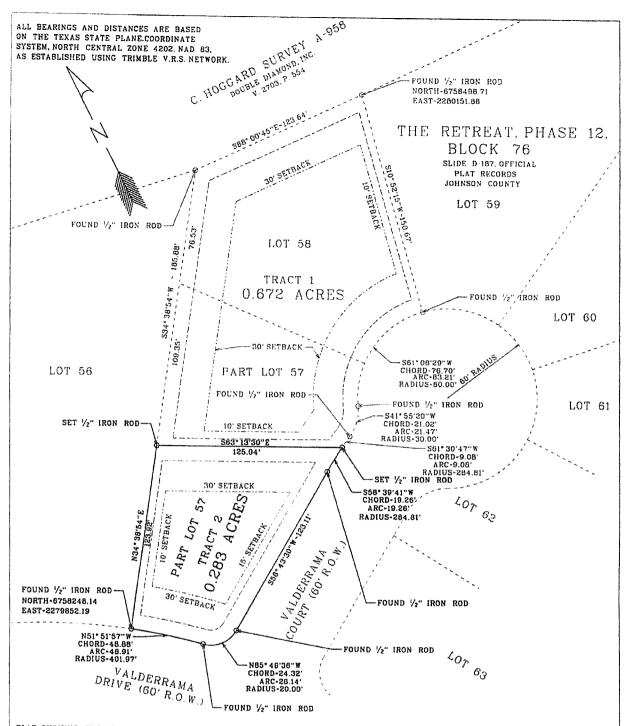
Approved

REQUEST FOR AGENDA PLACEMENT FORM Submission Deadline - Tuesday, 12:00 PM before Court Dates	
SUBMITTED BY: David Disheroon TODA	AY'S DATE: 05/02/2018
<u>DEPARTMENT</u> :	Public Works
SIGNATURE OF DEPARTMENT HEAD:	
REQUESTED AGENDA DATE:	05/11/2018
SPECIFIC AGENDA WORDING: Consideration of the conveyance of a portion of a previously platted lot by metes and bounds description without revising the plat. The owner of Lot 57, Block 76, Phase 12, The Retreat, wants to convey a portion of Lot 57, a previously platted lot, by metes and bounds description without revising the plat, located in Precint 1. PERSON(S) TO PRESENT ITEM: David Disheroon SUPPORT MATERIAL: (Must enclose supporting documentation)	
TIME: 10 minutes (Anticipated number of minutes needed to discuss item)	ACTION ITEM: X WORKSHOP CONSENT:
, , , , , , , , , , , , , , , , , , , ,	EXECUTIVE:
STAFF NOTICE:	
	4
*********This Section to be Completed by County Judge's Office*********	
ASSIGNED AGENDA DATE:	
	S OFFICE
COURT MEMBER APPROVAL	Date

E-MAILED MAY 0 2 2010



PLAT SHOWING THE SURVEY OF 0.283 ACRES OF LAND LYING AND SITUATED IN THE C. HOGGARD SURVEY A-958 IN JOHNSON COUNTY, TEXAS. SAID LAND IS A PART OF LOT 57, BLOCK 78 OF THE RETREAT, PHASE 12 SUBDIVISION, ACCORDING TO PLAT RECORDED IN SLIDE D-187 AND VOLUME 10, PAGE 716 OF THE OFFICIAL PLAT RECORDS OF JOHNSON COUNTY, MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ON ACCOMPANYING FIELD NOTES.

NOTE: ALL RODS HAVE CAPS STAMPED "INCE RPLS *5175".

FIELD NOTES OF EVEN DATE ACCOMPANY THIS PLAT.

I. THE UNDERSIGNED. A REGISTERED PROFESSIONAL LAND
SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT
THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED BY
AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY
SUPERVISION ON THE GROUND.

SURV SURV REDISTEREO/PROFESSIONAL LAND SURVEYOR

JESSIE JOSEPH INCE. R.P.L.S. - 5175
SCALE 1-40 SNI606252

05/01/18

TRACT 2
SURVEYED BY
INCE SURVEYING & EKGINEERING
FIRM *10068000
184 THOUSAND OMS DRIVE
WHITNEY.TEMS 76692
PHONE: 254-694-7708
FAX: 254-694-7230

INCE SURVEYING & ENGINEERING FIRM #10068000 184 THOUSAND OAKS DRIVE WHITNEY, TEXAS 76692 PHONE: (254)694-7708

FAX: (254)694-770

TRACT 2

Field notes for the survey of all that certain lot, tract or parcel of land lying and situated in the C. Hoggard Survey A-958 in Johnson County, Texas. Said land is a part of Lot 57, Block 76 of The Retreat, Phase 12 Subdivision in Johnson County, Texas, according to plat recorded in Slide D-187 and in Volume 10, Page 716 of the Official Plat Records of Johnson County, more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod with cap stamped "INCE RPLS #5175" found in the north line of Valderrama Drive for the southwest corner of said Lot 57 and for the southwest corner of this:

THENCE with the west line of said Lot 57, N34°38'54"E 123.92 feet to a 1/2" iron rod set for the northwest corner of this, said rod being S34°38'54"W 109.35 feet from the northwest corner of said Lot 57;

THENCE S63°13'30"E 125.04 feet to a 1/2" iron rod set in the southeast line of said Lot 57 and in the in the northwest line of Valderrama Court for the northeast corner of this:

THENCE with the northwest line of Valderrama Court, with the southeast line of said Lot 57, and along a curve to the left having a radius of 284.81 feet, S58°39'41"W for a chord distance of 19.26 feet, an arc distance of 19.26 feet, to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found for the end of said curve;

THENCE continuing with the northwest line of Valderrama Court, S56°43'30"W 123.11 feet to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found for the beginning of a curve to the right;

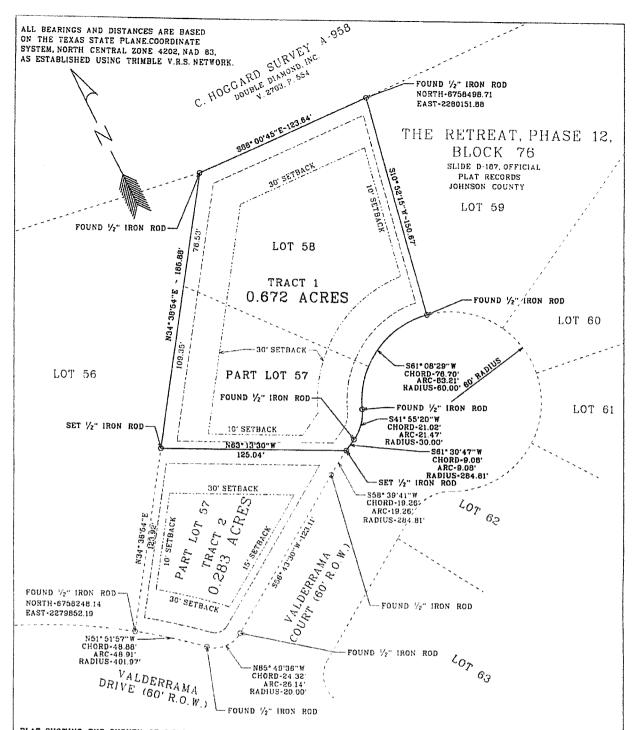
THENCE along said curve having a radius of 20.00 feet, N85°49'36"W for a chord distance of 24.32 feet, an arc distance of 26.14 feet, to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found in the north line of Valderrama Drive for the end of said curve;

THENCE with the north line of Valderrama Drive and along a curve to the left having a radius of 401.97 feet, N51^o51'57"W for a chord distance of 48.88 feet, an arc distance of 48.91 feet, to the place of beginning, containing 0.283 acres of land.

A plat of even date accompanies these field notes.

Régistered Professional Land Surveyor

05/01/18



PLAT SHOWING THE SURVEY OF 0.672 ACRES OF LAND LYING AND SITUATED IN THE C. HOGGARD SURVEY A-958 IN JOHNSON COUNTY, TEXAS. SAID LAND IS A PART OF LOT 57 AND ALL OF LOT 58. BLOCK 76 OF THE RETREAT, PHASE 12 SUBDIVISION, ACCORDING TO PLAT RECORDED IN SLIDE D-187 AND VOLUME 10. PAGE 716 OF THE OFFICIAL PLAT RECORDS OF JOHNSON COUNTY, MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ON ACCOMPANYING FIELD NOTES.

NOTE: ALL RODS HAVE CAPS STAMPED "INCE RPLS *5175".

FIELD NOTES OF EVEN DATE ACCOMPANY THIS PLAT.

I. THE UNDERSIGNED. A REGISTERED PROFESSIONAL LAND
SURVEYOR IN THE STATE OF TEXAS, HERBEY CERTIFY THAT
THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED BY
AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY
SUPERVISION ON THE GROUND.

JESSE JOSEPH NCE

REGISTERED PROPESSIONAL LAND SURVEYOR JESSIE DISEPH INCE.R.P.L.S. \$115

SCALE 1-40 · SNI60625.2

05/01/18

TRACT 1
SURVEYED BY
INCE SURVEYING & EIGINEERING
FIRM *10068000
184 THOUSAND ON'S DRIVE
WHITNEY, TEXAS 76692
PHONE: 254-694-7108
FN: 254-694-7230

INCE SURVEYING & ENGINEERING FIRM #10068000 184 THOUSAND OAKS DRIVE WHITNEY, TEXAS 76692 PHONE: (254)694-7708

FAX: (254)694-7230

TRACT 1

Field notes for the survey of all that certain lot, tract or parcel of land lying and situated in the C. Hoggard Survey A-958 in Johnson County, Texas. Said land is a part of Lot 57 and all of Lot 58, Block 76 of The Retreat, Phase 12 Subdivision in Johnson County, Texas, according to plat recorded in Slide D-187 and in Volume 10, Page 716 of the Official Plat Records of Johnson County, more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod with cap stamped "INCE RPLS #5175" found for the northeast corner of said Lot 58 and for the northeast corner of this:

THENCE S10^o52'15"W 150.67 feet to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found in the northwest line of a cul-de-sac at the end of Valderrama Court for the southeast corner of said Lot 58;

THENCE with the northwest line of said cul-de-sac and along a curve to the left having a radius of 60.00 feet, S61°08'29"W for a chord distance of 76.70 feet, an arc distance of 83.21 feet, to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found in the southeast line of said Lot 57 for the end of said curve;

THENCE continuing with the northwest line of Valderrama Court, with the southeast line of said Lot 57, and along a curve to the right having a radius of 30.00 feet, S41°55'20"W for a chord distance of 21.02 feet, an arc distance of 21.47 feet, to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found for the end of said curve;

THENCE continuing with the northwest line of Valderrama Court, with the southeast line of said Lot 57, and along a curve to the left having a radius of 284.81 feet, S61°30'47"W for a chord distance of 21.02 feet, an arc distance of 21.47 feet, to a 1/2" iron rod set for the southeast corner of this:

THENCE N63°13'30"W 125.04 feet to a 1/2" iron rod set in the northwest line of said Lot 57 for the southwest corner of this:

THENCE N34^o38'54"E, at 109.35 feet passing the northwest corner of said Lot 57, in all a distance of 185.88 feet to a 1/2" iron rod with cap stamped "INCE RPLS #5175" found for the northwest corner of said Lot 58 and for the northwest corner of this:

THENCE S88°00'45"E 123.64 feet to the place of beginning, containing 0.672 acres of land.

A plat of even date accompanies these field notes.

Registered Professional Land Surveyor 05/01/18