

MAY 11 2018

Approved

REQUEST FOR AGENDA PLACEMENT FORM

Submission Deadline - Tuesday, 12:00 PM before Court Dates

SUBMITTED BY: Bill Moore

TODAY'S DATE: April 30, 2018

DEPARTMENT: County Attorney

SIGNATURE OF DEPARTMENT HEAD:

REQUESTED AGENDA DATE: May 11, 2018

COPY

SPECIFIC AGENDA WORDING: Consideration of Johnson County accepting a Quit Claim Deed from Betty J. Crow and William Robert Crow regarding 1,836 square feet of land, more or less, lying within the right-of-way of CR 427A in Precinct #4.

PERSON(S) TO PRESENT ITEM: Bill Moore

SUPPORT MATERIAL: (Must enclose supporting documentation)

TIME: 5 Minutes

ACTION ITEM: x

WORKSHOP: _____

(Anticipated number of minutes needed to discuss item) **CONSENT:** _____

EXECUTIVE: _____

STAFF NOTICE:

COUNTY ATTORNEY: _____

IT DEPARTMENT: _____

AUDITOR: _____

PURCHASING DEPARTMENT: _____

PERSONNEL: _____

PUBLIC WORKS: David Disheroon

BUDGET COORDINATOR: _____

OTHER: Commissioner Woolley

*****This Section to be Completed by County Judge's Office*****

ASSIGNED AGENDA DATE: _____

REQUEST RECEIVED BY COUNTY JUDGE'S OFFICE _____

COURT MEMBER APPROVAL _____ Date _____

JPH Land Surveying, Inc.

Dallas-Fort Worth ★ Austin ★ Abilene



EXHIBIT " A "

PAGE 1 OF 2

FIELD NOTES to that certain tract of land situated in the Thomas D. Clark Survey, Abstract Number 172, Johnson County, Texas, said tract of land being a portion of that certain tract described to William Robert Crow in Instrument Number 2010-32788 in the Official Public Records of Johnson County, Texas, said tract of land being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2-inch rebar found (control monument) at the intersection of the south right-of-way line of Farm to Market Highway No. 4 (a 100-foot right-of-way) and the approximate center of County Road No. 427A (undefined width) for the common northeast corner of that certain tract described to Joseph R. Cohen in Instrument Number 2017-3979 in the Official Public Records of Johnson County, Texas and the northwest corner of said Crow tract, from which a 60d nail found (control monument) at the southeast corner of said Cohen tract, bears SOUTH 29 degrees 47 minutes 43 seconds EAST, a distance of 313.19 feet;

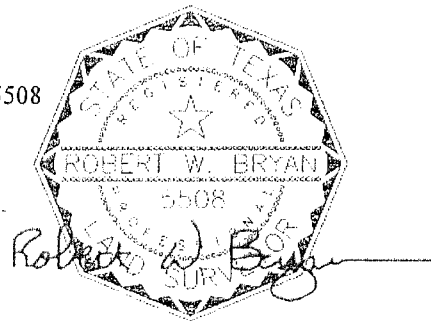
THENCE SOUTH 74 degrees 21 minutes 24 seconds EAST, along the common north line of said Crow tract and said south right-of-way line, a distance of 34.20 feet to a 1/2 inch capped rebar stamped "JPH Land Surveying" set for the northeast corner of the herein described tract;

THENCE through the interior of said Crow tract the following calls:

- 1) SOUTH 29 degrees 47 minutes 43 seconds EAST, a distance of 64.30 feet to a 1/2-inch capped rebar stamped "JPH Land Surveying" set for the southeast corner of the herein described tract;
- 2) SOUTH 60 degrees 12 minutes 17 seconds WEST, a distance of 24.00 feet to a Mag nail with a metal washer stamped "JPH Land Surveying" set for the southwest corner of the herein described tract and being in the aforementioned center of County Road 427A and the common east line of said Cohen tract and the west line of said Crow tract;

THENCE NORTH 29 degrees 47 minutes 43 seconds WEST, along said center of County Road No. 427A and said common line, a distance of 88.67 feet to the POINT OF BEGINNING and CONTAINING $\pm 1,836$ square feet of land area, more or less. Bearings are based on Grid North per the Texas Coordinate System of 1983, Central Zone.

Robert W. Bryan, Registered Professional Land Surveyor No. 5508
robertb@jphls.com, April 2, 2018
Job No. 2017.022.056



Dallas-Fort Worth
807 Bluebonnet Drive, Suite C
Keller, Texas 76248
(817)431-4971
Firm #10019500

Austin
1516 E. Palm Valley Blvd., Ste. A4
Round Rock, Texas 78664
(512)778-5688
Firm #10194073

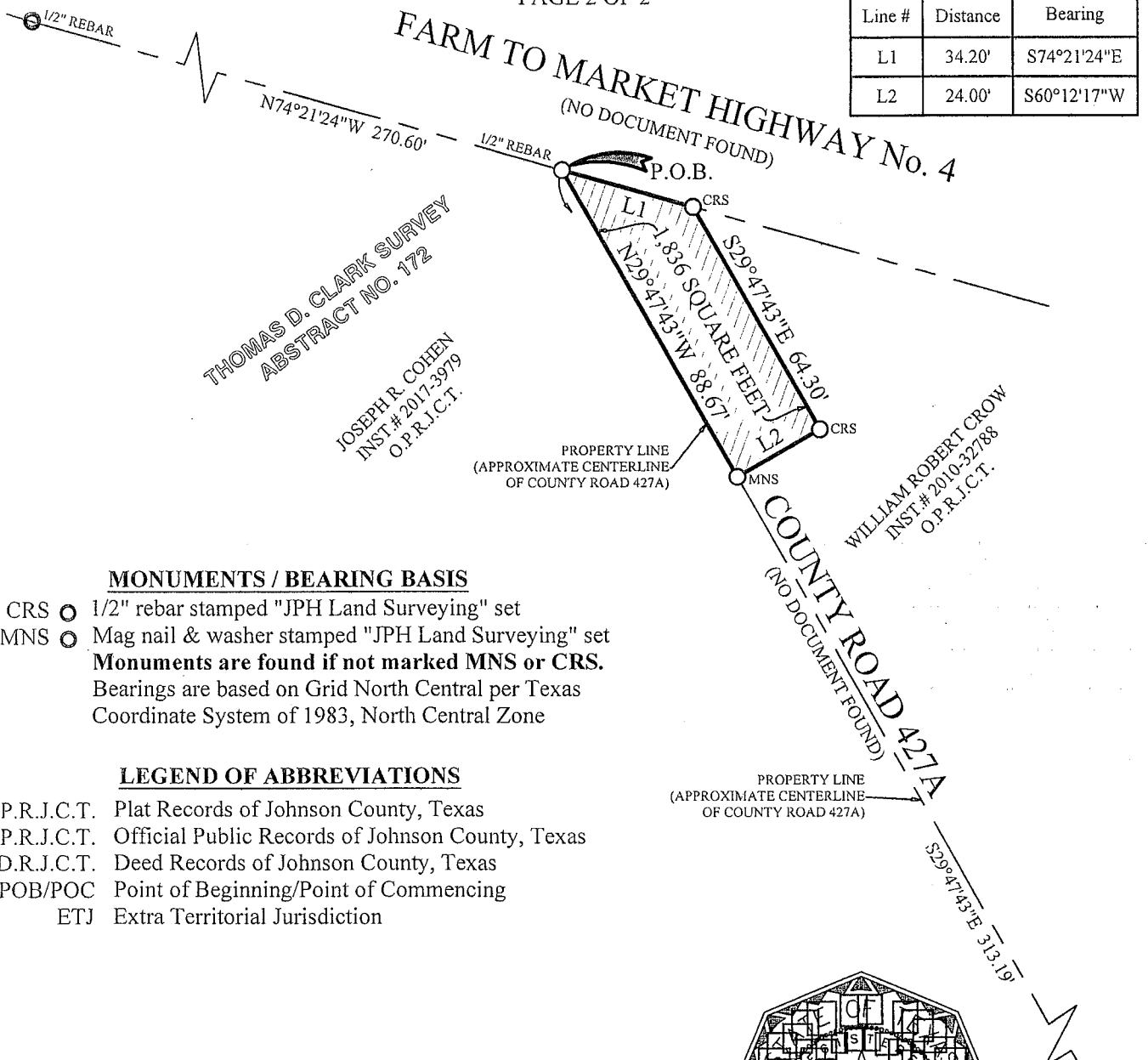
Abilene
680 County Road 207
Ovalo, Texas 79541
(325)672-7420
Firm #10193867

WWW.JPHLANDSURVEYING.COM

EXHIBIT " A "

PAGE 2 OF 2

Line Data Table		
Line #	Distance	Bearing
L1	34.20'	S74°21'24"E
L2	24.00'	S60°12'17"W

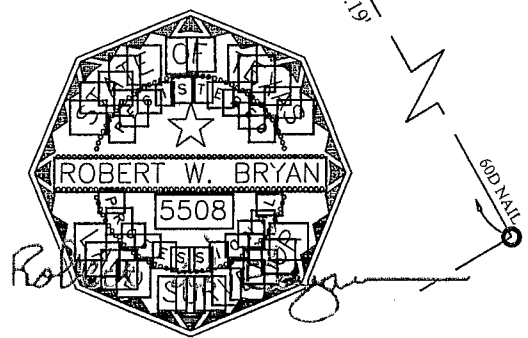
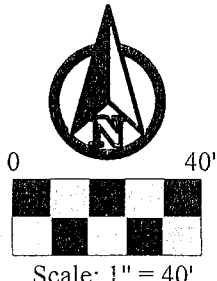
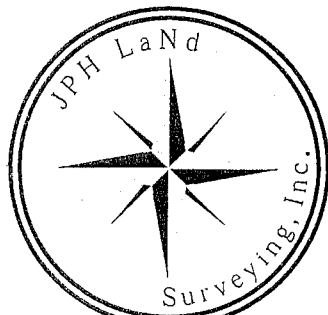


MONUMENTS / BEARING BASIS

- CRS ○ 1/2" rebar stamped "JPH Land Surveying" set
 - MNS ○ Mag nail & washer stamped "JPH Land Surveying" set
- Monuments are found if not marked MNS or CRS.**
 Bearings are based on Grid North Central per Texas Coordinate System of 1983, North Central Zone

LEGEND OF ABBREVIATIONS

- P.R.J.C.T. Plat Records of Johnson County, Texas
- O.P.R.J.C.T. Official Public Records of Johnson County, Texas
- D.R.J.C.T. Deed Records of Johnson County, Texas
- POB/POC Point of Beginning/Point of Commencing
- ETJ Extra Territorial Jurisdiction



April 2, 2018

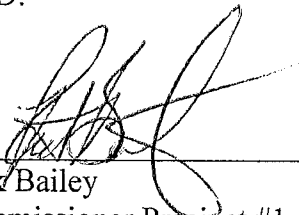
**EXHIBIT SHOWING
 1,836 SQUARE FEET**
 SITUATED IN THE
**THOMAS D. CLARK SURVEY
 ABSTRACT NO. 172**

CITY OF CLEBURNE ETJ
 JOHNSON COUNTY, TEXAS

JPH Job No.
 2017.022.056 SW Corner Of FM4 And CR 427A, Cleburne,
 Johnson Co., TX - ROW DED2.dwg
 © 2018 JPH Land Surveying, Inc. - All Rights Reserved
 807 Bluebonnet Drive, Suite C Keller, Texas 76248
 Telephone (817) 431-4971 www.jphlandsurveying.com
 TBPLS Firm #10019500 #10194073 #10193867
 DFW | Austin | Abilene

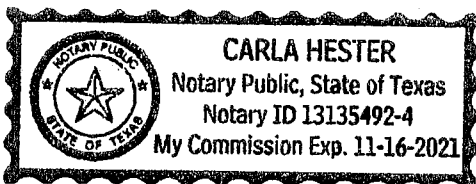
GRANTEE:

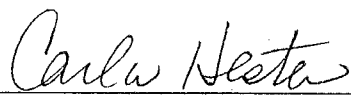
ACCEPTED:

By: 
Rick Bailey
Commissioner Precinct #1
Johnson County, Texas

STATE OF TEXAS §
 §
COUNTY OF JOHNSON §

This instrument was acknowledged before me on the 11 day of May, 2018 by Rick Bailey, Commissioners Precinct #1 of Johnson County, Texas acting in his official capacity as presiding member of the Johnson County Commissioners Court.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Roger Harmon
County Judge
2 North Main Street
Cleburne, Texas 76033