

FILE NO. 901888

ORDINANCE NO. 1990-3

AN ORDINANCE EXTENDING THE CITY LIMITS OF THE TOWN OF SAN FELIPE, TEXAS, TO INCLUDE ALL LAND AREA WITHIN CERTAIN LIMITS AND BOUNDARIES AND ANNEXING TO THE TOWN OF SAN FELIPE ALL OF THE AREA WITHIN SUCH LIMITS AND BOUNDARIES; APPROVING A SERVICE PLAN FOR ALL OF THE AREA WITHIN SUCH LIMITS AND BOUNDARIES; AND PROVIDING A SAVING AND SEVERABILITY CLAUSE.

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WHEREAS, a majority of the qualified voters of an approximate 1080 acre tract of land have petitioned the Town of San Felipe for annexation of said lands into the Town of San Felipe, Texas; now therefore,

BE IT ORDAINED BY THE BOARD OF ALDERMAN OF THE TOWN OF SAN FELIPE, TEXAS:

Section 1. That the general corporate limits of the Town of San Felipe are hereby extended to embrace and include the following described area of land, and the following described land is hereby annexed to and made a part of the Town of San Felipe, to-wit:

FIELD NOTES FOR AN APPROXIMATE 1080 ACRE TRACT FOR ANNEXATION TO THE TOWN OF SAN FELIPE. SAID TRACT BEING LOCATED IN FIVE LEAGUES OF LAND ORIGINALLY GRANTED TO THE TOWN OF SAN FELIPE DE AUSTIN AND BEING IN THE SAN FELIPE DE AUSTIN LEAGUE, ABSTRACT NO. 5; THE SAN FELIPE DE AUSTIN LEAGUE, ABSTRACT NO. 7; THE B.B.B. & C. RAILROAD SURVEY, ABSTRACT 139 AND THE H. & T.C. RAILROAD SURVEY, ABSTRACT 198, AUSTIN COUNTY, TEXAS

BEGINNING: At the intersection of the North line of the M.K.T. Railroad and the Southwest line of San Felipe Corporation land; said point being West approximately 1870 feet along the North line of the M.K.T. Railroad with its intersection with the West line of Farm to Market Road 1458;

THENCE: Southeast with the extension of the Southwest line of the San Felipe Corporation Tract to its intersection with the South line of the M.K.T. Right-Of-Way;

THENCE: With the South line of the M.K.T. Railroad Right-Of-Way in a Western direction to the Northwest corner of a 7.62 acre tract conveyed to B.&B. Investments in a deed recorded in Volume 471, Page 682 of the Deed Records of Austin County;

THENCE: Southeast along the West line of the 7.62 acre B. & B. Investment tract to its Southwest corner and the North line of Interstate Highway 10;

THENCE: In a Easternly direction with the North line of I-10 and the South line of the B. & B. Investments 7.62 acre tract to their Southeast corner;

THENCE: In a Southeast direction crossing I-10 and following a property line passing along the East line of a 65.66 acre tract conveyed as tract #3 to Ida Mae Cruise in Volume 566, Page 552 of the Austin County Deed Records, continuing along an extension of this line to the intersection with the South line of Stockeld Road;

THENCE: In a Northeast direction along the South line of Stockeld Road crossing F.M. 1458 and then continuing along the property line that is an extension of the South line of Stockeld Road crossing I-10 and following the North line of a 40 acre tract conveyed to Terry Buchala and others in a deed recorded in Volume 471, Page 263 of the Austin County Deed Records, continuing to the intersection with the Northeast line of Manak Road;

THENCE: In a Southeast direction along the Northeast line of Manak Road to the South corner of the A. Brown, 36 acre tract, described in Volume 469, Page 102 of the Austin County Deed Records;

THENCE: In a Southwest direction along a line that is an extension of the A. Brown 36 acre tract's Southeast line

crossing the M.K.T. Railroad and I-10 to the intersection with the Southwest line of F.M. 1458;

THENCE: In a Northwest direction approximately 270 feet with the Southwest line of F.M. 1458 to the Eastern most corner of the M. Lopez 6 acre tract;

THENCE: In a Southwest direction along the Southeast line of the 6 acre tract and it's extension to a point at the intersection with an extension of the West line of the above described Ida Mae Cruise 65.66 acre tract;

THENCE: In a Northwest direction crossing Stockeld Road and passing along the West line of the Cruise 65.66 acre tract and extended to its intersection with the South line of I-10;

THENCE: In a Western direction along the South line of I-10 to the Eastern most corner of a 2.550 acre tract conveyed to W. Moore in a deed described in Volume 580, Page 129 of the Austin County Deed Records;

THENCE: In a Southwest direction along the South line of the Moore 2.550 acre tract a distance of 700 feet to a corner;

THENCE: In a Northwest direction to the intersection of the South line of I-10 and the extension of the West line of the H. Gonzales 43.61 acre tract (also being the East line of the A. Blakey 1.903 acre tract);

THENCE: Northwest crossing I-10 and along the common line between the A. Blakey 1.903 acre tract and the H. Gonzales 43.61 acre tract, a distance of 200 feet, passed the Northeast corner of the Blakey tract for a corner;

THENCE: In a Northeast direction to a point directly across the M.K.T. Railroad R.O.W. from the West corner of the S. Kubricht 37 acre tract;

THENCE: In a Northern direction across the M.K.T. R.O.W. to Kubricht West corner of the 37 acre tract;

THENCE: In a Northeast direction to the South corner of the H. Anderson 11.77 acre tract and the West corner of the J. Burttschell 51 acre tract (made up of three tracts: 7 ac., 14 ac. and 30 acres for a total of 51 acres);

THENCE: In a Northeast direction along the Northwest line of the Burttschell 51 acre tract to its North corner and being on the Southwest line of the C. Esar, Jr. 41 acre tract;

THENCE: In a Northwest direction with the South west line of the Esar 41 acre tract to it's Western most corner;

THENCE: Northeast with the Northwest line of the Esar 41 acre tract extended to where it would intersect the South line of San Felipe Road;

THENCE: Northwest along the South line of San Felipe Road to the intersection with the extension of the Northwest line of the C. Esar, Jr. 24 acre tract;

THENCE: Northeast with the Northwest line of the Esar 24 acre tract and the R. Sebesta 9.13 acre tract to the South line of Esar Road;

THENCE: Southeast with the South line of Esar Road crossing Thomas Road (Peach Street) along the Northeast line of Outlots 58 and 57 of the Town of San Felipe to the Northeast corner of said Outlot 57;

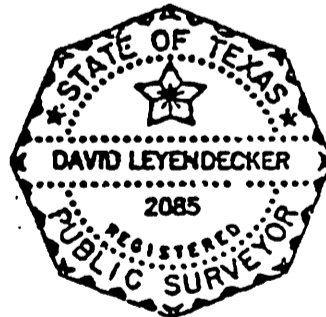
THENCE: Southwest along the southeast line of Outlots 57, 70 83 and 87 of the Town of San Felipe and extending across to the South line of San Felipe Road;

THENCE: Southeast along the South line of San Felipe Road extend to where it intersects the Southeast line of the T. Harris 16.46 acre tract;

THENCE: Southwest with T. Harris's Southeast line and the Northwest line of the San Felipe Corporation land an approximate distance of 4200 feet to a corner of the San Felipe Corporation property;

THENCE: Southeast with the Corporation line an approximate distance of 1470 feet to the PLACE OF BEGINNING and containing approximately 1080 acres of land to be annexed to the Town of San Felipe.

David Leyendecker
For Clay & Leyendecker, Inc.
David Leyendecker, R.P.S.
Texas Registration #2085
November 29, 1989



DL/mm