

ANNEXATION OF ADDITIONAL PROPERTY TO JURISDICTION OF SUMMERWOOD HOMEOWNER'S ASSOCIATION OF AUSTIN, INC., AND THE SUBJECTION THEREOF TO THE AMENDED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD IN VOLUME 5148, PAGE 622 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, AS AMENDED BY INSTRUMENT OF RECORD IN VOLUME 5188, PAGE 907 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, AS FURTHER AMENDED BY INSTRUMENT OF RECORD IN VOLUME 5311, PAGE 1357, OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS:

5310
1-99-0491

WHEREAS, J L P DEVELOPMENT CORPORATION, a Texas Corporation, did by instrument ("Amended Declaration") dated March 28, 1974, of record in Volume 5148, Page 622 of the Deed Records of Travis County, Texas, supercede its original Declaration pertaining to Summer Wood, a proposed subdivision of 23.33 acres of land out of the James P. Wallace Survey No. 18 in Travis County, Texas, prior to the sale of any lot in any part of the proposed subdivision to any third party; and,

WHEREAS, the said J L P DEVELOPMENT CORPORATION, ("Declarant") did amend said Amended Declaration by instrument dated June 19, 1974, as shown of record in Volume 5188, Page 907 of the Deed Records of Travis County, Texas, and did further amend said Amended Declaration by instrument dated October 31, 1975, as shown of record in Volume 5311, Page 1357 of the Deed Records of Travis County, Texas; and,

WHEREAS, Declarant desires to exercise the right reserved unto Declarant by the provisions of Section 8 of Article XIV of the said Amended Declaration to annex additional lands to the jurisdiction of SUMMERWOOD HOMEOWNER'S ASSOCIATION OF AUSTIN, INC., a Texas Non-Profit corporation, ("Association") and to subject such additional lands to all of the provisions of said Amended Declaration, as amended;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

1. That Declarant is the owner of certain property in the City of Austin, Travis County, Texas, which is more particularly described as follows:

Lots 1, 2, 3 and 4, Block "A"; Lots 1, 2, 3 and 4, Block "B"; Lots 1, 2 and 3, Block "C"; Lots 1, 2, 3, 4, 5, 6, 7 and 8, Block "D"; and Lot 1, Block "AA", SUMMER WOOD, SECTION SIX, an addition in the City of Austin, Travis County, Texas, according to the map or plat thereof as recorded in Book 75, Page 118 of the Plat Records of Travis County, Texas.

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2. That Declarant does hereby annex the above described property to the jurisdiction of the Association and subject the same to all of the provisions of said Amended Declaration, as amended, and does hereby declare that the property described above shall hereafter be "Properties" as that word is defined in Section Three of Article I of said Amended Declaration.

1-99-0492

3. That Declarant does hereby declare that the following described property (a part of the property first described above, when conveyed to the Association, shall be additional "Common Area" as that term is defined in Section 4, Article I of said Amended Declaration, as amended, such additional Common Area being more particularly described as follows:

BEING 2.051 ACRES OF LAND OUT OF SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY, TEXAS, AND RECORDED IN BOOK 75, PAGE 118 OF THE TRAVIS COUNTY PLAT RECORDS AND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO.

4. That the property first described above is hereby annexed to the jurisdiction of the Association and subject to all of the provisions of said Amended Declaration, as Amended, the same as through originally included therein.

5. That the additional "Common Area" described above shall be conveyed to the Association, free and clear of any lien or other encumbrance, on or before the conveyance of the first lot situated in the property first described above.

6. In addition, it is hereby declared that all of the following described lots shall be held, sold and conveyed subject to certain five-foot (5') use easements more fully described by the field notes attached hereto as Exhibits B-1 through B-18, which five-foot use easements are impressed against the lots of which such use easements are a part of, and for the benefit of the adjacent lot to such easement and the adjacent lot owner shall have the free and uninterrupted use of such five-foot use easement and such five-foot use easements shall run with the real property and shall be binding on all parties having any right, title or interest in or to the above described property or any

FIELD NOTES

FIELD NOTES FOR 2.051 ACRES OF LAND OUT OF SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY TEXAS AND RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID 2.051 ACRES OF LAND COMPROMISING:

1-99-0494

- (1) 0.22 ACRES OF LAND BEING ALL OF CIMA SERENA COURT, A PRIVATE DRIVE AND PUBLIC UTILITY EASEMENT;
- (2) 0.261 ACRES OF LAND BEING ALL OF SUMMER TREE COURT, A PRIVATE DRIVE AND PUBLIC UTILITY EASEMENT: AND
- (3) 1.568 ACRES OF LAND OUT OF THE TOTAL 1.640 ACRES OF LAND BEING LOT 1, BLOCK AA, A COMMON AREA AND PUBLIC UTILITY EASEMENT, SAID 1.568 ACRES OF LAND BEING ALL OF THE SAID LOT 1, BLOCK AA, NOT INCLUDED IN USE EASEMENTS;

SAID 2.051 ACRES OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a steel pin at a Point of Reverse Curvature in the south right-of-way line of Cima Serena, said steel pin being the most northerly corner of Summer Wood Section One Amended, a subdivision of 8.24 acres of land out of the James P. Wallace Survey No. 18 in Travis County, Texas as recorded in Book 71, Page 79, of the Travis County Plat Records, said steel pin being the northwest corner of the herein described tract of land;

THENCE along the said south right-of-way line of Cima Serena, the following two (2) courses:

- (1) Along a curve to the left that has an internal angle of $16^{\circ}08'$, a radius of 330.00 feet, a tangent of 46.77 feet, an arc length of 92.92 feet, and a chord that bears $S 73^{\circ}01' E$, 92.61 feet to a steel pin at a Point of Compound Curvature; and
- (2) Along a curve to the left that has an internal angle of $03^{\circ}01'08''$, a radius of 2065.37 feet, a tangent of 54.42 feet, an arc length 108.82 feet, and a chord that bears $S 82^{\circ}36' E$, 108.81 feet to a steel pin at the northwest corner of Lot 8, Block D Summer Wood Section Six;

THENCE along the west line of the said Lot 8, $S 04^{\circ}12' W$, 70.91 feet to a steel pin at the southwest corner of the said Lot 8;

THENCE along the south line of the said Lot 8, $S 85^{\circ}48' E$, 80.00 feet to a steel pin at the southeast corner of the said Lot 8, said steel pin being in the west line of Lot 7, Block D, Summer Wood Section Six;

EXHIBIT "A"

THENCE along the west line of the said Lot 7, S 04°12' W, passing the steel pin at the southwest corner of the said Lot 7 at 30.00 feet, a total distance of 35.00 feet to a point;

THENCE along a line parallel to and 5.00 feet from the south line of Block D, Summer Wood Section Six, S 85°48' E, 282.64 feet to a point in the west line of Lot 2, Block D, Summer Wood Section Six, from which point the steel pin at the southeast corner of Lot 3, Block D, bears N 23°31' E, 5.30 feet;

1-99-0495

THENCE along the west line of the said Lot 2, S 23°31' W, passing the steel pin at the southwest corner of the said Lot 2 at 1.73 feet, a total distance of 6.73 feet to a point;

THENCE along a line parallel to and 5.00 feet from the south line of the said Lot 2, S 66°29' E, 84.00 feet to a point;

THENCE N 23°31' E, passing the steel pin at the southeast corner of the said Lot 2 at 5.00 feet, a total distance of 35.00 feet to an unmarked Point of Curvature in the west line of Cima Serena Court;

THENCE along the west line of Cima Serena Court, the following four (4) courses:

- (1) Along a curve to the right that has an internal angle of 49°52'33", a radius of 30.00 feet, a tangent of 13.95 feet, an arc length of 26.11 feet and a chord that bears N 48°27' E, 25.30 feet to an unmarked Point of Reverse Curvature;
- (2) Along a curve to the left that has an internal angle of 24°34'39", a radius of 15.00 feet, a tangent of 3.27 feet, an arc length of 6.44 feet, and a chord that bears N 61°06' E, 6.39 feet to the unmarked northeast corner of the said Lot 2, being also the southeast Corner of Lot 1, Block D, Summer Wood Section Six;
- (3) Along a curve to the left that has an internal angle of 25°17'54", a radius of 15.00 feet, a tangent of 3.37 feet, an arc length of 6.62 feet, and a chord that bears N 36°10' E, 6.57 feet to an unmarked Point of Tangency; and
- (4) N 23°31' E, 83.64 feet to an unmarked point in the south right-of-way line of Cima Serena for the northeast corner of the said Lot 1, being also the northwest corner of Cima Serena Court;

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THENCE along the said south right-of-way line of Cima Serena, S 85°48' E, 29.67 feet to an unmarked point at the northwest corner of Lot 1, Block C, Summer Wood Section Six, same also being the northeast corner of Cima Serena Court;

THENCE along the east line of Cima Serena Court, the following four (4) courses:

- (1) S 23°31' W, 93.46 feet to an unmarked Point of Curvature;
- (2) Along a curve to the left that has an internal angle of 49°52'33", a radius of 15.00 feet, an arc length of 13.06 feet, and a chord that bears S 01°25' E, 12.65 feet to an unmarked Point of Reverse Curvature;
- (3) Along a curve to the right that has an internal angle of 17°10'10", a radius of 30.00 feet, a tangent of 4.53 feet, an arc length of 8.99 feet, and a chord that bears S 17°46' E, 8.96 feet to the unmarked southwest corner of Lot 2, Block C, Summer Wood Section Six, same also being the northwest corner of Lot 3, Block C, Summer Wood Section Six; and
- (4) Along a curve to the right that has an internal angle of 32°42'23", a radius of 30.00 feet, a tangent of 8.80 feet, an arc length of 17.13 feet, and a chord that bears S 07°10' W, 16.89 feet to an unmarked Point of Tangency in the west line of the said Lot 3;

THENCE along the west line of Lot 3, Block C, S 23°31' W, passing a steel pin at the southwest corner of the said Lot 3 at 41.79 feet, a total distance of 46.79 feet to a point;

THENCE along a line parallel to and 5.00 feet from the south line of Lot 3, Block C, S 66°29' E, 84.00 feet to a point;

THENCE N 23°31' E, passing the steel pin at the southeast corner of the said Lot 3 at 5.00 feet, a total distance of 206.00 feet to a steel pin in the curving south right-of-way line of Cima Serena, same also being the northeast corner of Lot 1, Block C;

THENCE along a curve to the right in the south right-of-way line of Cima Serena that has an internal angle of 02°34'57", a radius of 750.00 feet, a tangent of 16.91 feet, an arc length of 33.80 feet, and a chord that bears S 78°58' E, 33.80 feet to a steel pin at the northwest corner of Lot 1, Block B, Summer Wood Section Six;

THENCE along the west line of the said Block B, the following three (3) courses:

- (1) S 23°31' W, 119.85 feet to a steel pin at the southwest corner of Lot 2, Block B, same also being in the north line of Lot 3, Block B;
- (2) Along the said north line of Lot 3, N 66°29' W, 11.00 feet to a steel pin at the northwest corner of the said Lot 3, Block B; and
- (3) S 23°31' W, passing the steel pin at the southwest corner of Lot 4, Block B, at 116.00 feet, a total distance of 121.00 feet;

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THENCE along a line parallel to and 5.00 feet from the south line of the said Lot 4, Block B, S 66°29' E, 80.00 feet;

THENCE along the west line of Summer Tree Court, the following four (4) courses:

- (1) N 23°31' E, passing the steel pin at the southeast corner of the said Lot 4 at 5.00 feet, continuing along the said west line of Summer Tree Court a total distance of 105.50 feet to an unmarked Point of Curvature;
- (2) Along a curve to the right that has an internal angle of 90°00', a radius of 15.50 feet, a tangent of 15.50 feet, an arc length of 24.35 feet, and a chord that bears N 68°31' E, 21.92 feet to an unmarked Point of Reverse Curvature at the northeast corner of Lot 3, Block B, same also being the southeast corner of Lot 2, Block B;
- (3) Along a curve to the left that has an internal angle of 90°00', a radius of 15.50 feet, a tangent of 15.50 feet, an arc length of 24.35 feet, and a chord that bears N 68°31' E, 21.92 feet to an unmarked Point of Tangency; and
- (4) N 23°31' E, 117.50 feet to a point in the south right-of-way line of Cima Serena, same also being the northeast corner of Lot 1, Block B, same also being the northwest corner of Summer Tree Court;

THENCE along the south right-of-way line of Cima Serena, S 71°30' E, 28.11 feet to a point at the northwest corner of Lot 1, Block A, Summer Wood Section Six, same also being the northeast corner of Summer Tree Court, same also being the most northerly northeast corner of the herein described tract of land;

THENCE along the east line of Summer Tree Court, the following four (4) courses:

- (1) S 23°31' W, 123.00 feet to an unmarked Point of Curvature, same also being the southwest corner of Lot 2, Block A, same also being the northwest corner of Lot 3, Block A;
- (2) Along a curve to the left that has an internal angle of 20°14', a radius of 40.52 feet, a tangent of 7.23 feet, an arc length of 14.32 feet, and a chord that bears S 13°24' W, 14.24 feet to an unmarked Point of Reverse Curvature;
- (3) Along a curve to the right that has an internal angle of 20°14', a radius of 40.52 feet, a tangent of 7.23 feet, an arc length of 14.32 feet, and a chord that bears S 13°24' W, 14.24 feet to an unmarked Point of Tangency; and

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- (4) S 23°31' W, passing the unmarked southwest corner of Lot 4, Block A, at 37.97 feet, a total distance of 92.97 feet to a point;

THENCE along a line parallel to and 5.00 feet from the south line of the said Lot 4, Block A, S 66°29' E, 100.00 feet to a point in the east line of the subdivision Summer Wood Section Six, from which point the steel pin at the southeast corner of the said Lot 4, Block A, bears N 23°31' E, 5.00 feet, from which point the concrete monument in the south right-of-way line of Cima Serena at the northeast corner of the subdivision Summer Wood Section Six bears N 23°31' E, 253.22 feet, said point being the most easterly northeast corner of the herein described tract of land;

THENCE along the said east line of the subdivision Summer Wood Section Six, S 23°31' W, 63.43 feet to the steel pin at the southeast corner of Lot 1, Block AA, said steel pin also being the southeast corner of the subdivision Summer Wood Section Six, said steel pin also being the southeast corner of the herein described tract of land;

THENCE along the south line of Lot 1, Block AA, the following eight (8) courses:

- (1) N 63°51' W, 388.57 feet to a steel pin;
- (2) S 26°09' W, 10.00 feet to a steel pin;
- (3) S 73°56' W, 67.92 feet to a steel pin;
- (4) N 61°04' W, 194.00 feet to a steel pin;
- (5) S 73°56' W, 24.04 feet to a steel pin;
- (6) N 61°04' W, 42.23 feet to a point;
- (7) N 28°56' E, 10.00 feet to a steel pin; and
- (8) N 61°04' W, 377.67 feet to a steel pin at the southwest corner of the said Lot 1, Block AA, for the southwest corner of the herein described tract of land;

THENCE N 28°56' E, 19.20 feet to the original Point of Beginning, containing 2.051 acres of land, more or less.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on July 3, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

July 3, 1978
Date

6514

941

5' Use Easement
Lot 1, Block A, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0499

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK A, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF THE SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the east line of the said Lot 1, same also being the east line of the said Summer Wood Section Six, from which Point of Beginning the steel pin at the southeast corner of the said Lot 1 bears S 23°31' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 1, N 66°29' W, 105.00 feet to a Point of Termination in the east line of Summer Tree Court, from which Point of Termination the southwest corner of the said Lot 1, an unmarked point, bears S 23°31' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on July 3, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

July 3, 1978
Date

ORIGINAL FILE

EXHIBIT "B-1"

6514 942

5' Use Easement
Lot 2, Block A, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0500

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 2, BLOCK A, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF THE SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the east line of the said Lot 2, same also being the east line of the said Summer Wood Section Six, from which Point of Beginning the steel pin at the southeast corner of the said Lot 2 bears S 23°31' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 2, N 66°29' W, 105.00 feet to a Point of Termination in the east line of Summer Tree Court, from which Point of Termination the southwest corner of the said Lot 2, an unmarked point, bears S 23°31' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on July 3, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

July 3, 1978
Date

ORIGINAL FILED

EXHIBIT "B-2"

6514 943

5' Use Easement
Lot 4, Block A, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0501

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 4, BLOCK A, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the east line of the said Lot 4, same also being the east line of the said Summer Wood Section Six, from which Point of Beginning the steel pin at the northeast corner of the said Lot 4 bears N 23° 31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the north line of the said Lot 4, N 66° 29' W, 100.00 feet to a Point of Termination in the east line of Summer Tree Court, from which Point of Termination the northwest corner of the said Lot 4, an unmarked point, bears N 23° 31' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on July 3, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

July 3, 1978
Date

ORIGINAL DEM

EXHIBIT "B-3"

6514 944

FIELD NOTES

1-99-0502

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT ONE (1), BLOCK "B", SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118 OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the west line of the said Lot 1, from which Point of Beginning, the steel pin at the southwest corner of the said Lot 1 bears S 23° 31' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 1, S 66° 29' E, 48' to a POINT OF TERMINATION.

5' Use Easement
Lot 1, Block "B", SUMMER WOOD
SECTION SIX
Travis County, Texas

ORIGINAL DDM

EXHIBIT "B-4"

6514 945

5' Use Easement
Lot 3, Block B, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0503

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 3, BLOCK B, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the west line of the said Lot 3, from which Point of Beginning the steel pin at the northwest corner of the said Lot 3 bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the north line of the said Lot 3, S 66°29' E, 87.06 feet to a Point of Termination in the curving west line of Summer Tree Court, from which Point of Termination the northeast corner of the said Lot 3, an unmarked point, bears along a curve to the right that has an internal angle of 32°59'45", a radius of 15.50 feet, a tangent of 4.59 feet, an arc length of 8.93 feet, and a chord that bears S 82°58'53" E, 8.80 feet to the said northeast corner of the said Lot 3.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on July 3, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

July 3, 1978
Date

ORIGINAL FILED

EXHIBIT "B-9"

6514 946

5' Use Easement
Lot 1, Block C, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0504

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK C, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF THE SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the east line of the said Lot 1, from which Point of Beginning the steel pin at the southeast corner of the said Lot 1 bears S 23°31' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 1, N 66°29' W, 100.00 feet to a Point of Termination in the east line of Cima Serena Court, from which Point of Termination, the southwest corner of the said Lot 1, an unmarked point, bears S 23°31' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL DEM

EXHIBIT "B-6"

6514 947

5' Use Easement
Lot 3, Block C, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0505.

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 3, BLOCK C, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF THE SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the east line of the said Lot 3, from which Point of Beginning the steel pin at the northeast corner of the said Lot 3 bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the north line of the said Lot 3, N 66°29' W, 87.32 feet to a Point of Termination in the curving east line of Cima Serena Court, from which Point of Termination the northwest corner of the said Lot 3, an unmarked point, bears along a curve to the left that has an internal angle of 05°30'46", a radius of 30.00 feet, a tangent of 1.44 feet, an arc length of 2.89 feet, and a chord that bears N 06°26' W, 2.89 feet to the said northwest corner of the said Lot 3.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILED

EXHIBIT "B-7"

6514 948

5' Use Easement
Lot 2, Block D, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-6506

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 2, BLOCK D, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18 IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the west line of the said Lot 2, from which Point of Beginning, the steel pin at the northwest corner of the said Lot 2 bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the north line of the said Lot 2, S 66°29' E, 97.07 feet to a Point of Termination in the curving west line of Cima Serena Court, from which Point of Termination, the northeast corner of the said Lot 2, an unmarked point, bears along a curve to the left that has an internal angle of 11°08'41", a radius of 15.00 feet, a tangent of 1.46 feet, an arc length of 2.92 feet and a chord that bears N 54°24'12" E, 2.91 feet to the said northeast corner of the said Lot 2.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL SET

EXHIBIT "B-3"

5' Use Easement
Lot 3, Block D Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0507

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 3, BLOCK D, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the south right-of-way line of Cima Serena, from which Point of Beginning the steel pin at the northwest corner of the said Lot 3 bears N 85°48' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the west line of the said Lot 3, S 04°12' W, 100.00 feet to a Point of Termination in the south line of the said Lot 3, from which Point of Termination the steel pin at the southwest corner of the said Lot 3 bears N 85°48' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILE

EXHIBIT "B-9"

6514 950

5' Use Easement
Lot 4, Block D Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0508

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 4, BLOCK D, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the south right-of-way line of Cima Serena, from which Point of Beginning the steel pin at the northwest corner of the said Lot 4 bears N 85°48' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the west line of the said Lot 4, S 04°12' W, 100.00 feet to a Point of Termination in the south line of the said Lot 4, from which Point of Termination the steel pin at the southwest corner of the said Lot 4 bears N 85°48' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILED

EXHIBIT "B-10"

6514 951

5' Use Easement
Lot 5, Block D Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0509

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 5, BLOCK D, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the south right-of-way line of Cima Serena, from which Point of Beginning the steel pin at the northwest corner of the said Lot 5 bears N 85°48' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the west line of the said Lot 5, S 04°12' W, 100.00 feet to a Point of Termination in the south line of the said Lot 5, from which Point of Termination the steel pin at the southwest corner of the said Lot 5 bears N 85°48' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

GENERAL DEN

EXHIBIT "B-11"

5' Use Easement
Lot 6, Block D Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0510

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 6, BLOCK D, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the south right-of-way line of Cima Serena, from which Point of Beginning the steel pin at the northwest corner of the said Lot 6 bears N 85°48' W, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the west line of the said Lot 6, S 04°12' W, 100.00 feet to a Point of Termination in the south line of the said Lot 6, from which Point of Termination the steel pin at the southwest corner of the said Lot 6 bears N 85°48' W, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILE

EXHIBIT "B-12"

6514 953

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0511

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point, from which Point of Beginning, the steel pin at the southwest corner of Lot 4, Block B, Summer Wood Section Six bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 4, S 66°29' E, 80.00 feet to a Point of Termination, from which Point of Termination, the steel pin at the southeast corner of the said Lot 4, bears N 23°31' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL DEM

EXHIBIT "B-13"

6514 954

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0512

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point, from which Point of Beginning, the steel pin at the southwest corner of Lot 3, Block C, Summer Wood Section Six bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 3, S 66°29'E, 84.00 feet to a Point of Termination, from which Point of Termination, the steel pin at the southeast corner of the said Lot 3, bears N 23°31' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL DATA

EXHIBIT "B-14"

6514 955

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0513

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point, from which Point of Beginning, the steel pin at the southwest corner of Lot 4, Block A, Summer Wood Section Six bears N23°31'E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of said Lot 4, S66°29'E, 100.00 feet to the Point of Termination, in the east line of the said Summer Wood Section Six, from which Point of Termination, the steel pin at the southeast corner of said Lot 4, bears N23°31'E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 West 29th Street, Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILE

EXHIBIT "B-19"

6514 956

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0514

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVE NO. 18, IN TRAVIS COUNTY, TEXAS, AS RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point in the west line of Lot 2, Block D, Summer Wood Section Six, from which Point of Beginning the steel pin at the southeast corner of Lot 3, Block D, Summer Wood Section Six bears N 23° 31' E, 2.65 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Block D, N 85° 48' W, 283.51 feet to a Point of Termination, from which Point of Termination, the steel pin at the southwest corner of Lot 7, Block D, Summer Wood Section Six bears N 04° 12' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILED

EXHIBIT "B-16"

6514 957

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0515

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point, from which Point of Beginning, the steel pin at the southwest corner of Lot 2, Block D, Summer Wood Section Six bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 2, S 66°29'E, 84.00 feet to a Point of Termination, from which Point of Termination, the steel pin at the southeast corner of the said Lot 2, bears N 23°31' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL FILE

EXHIBIT "B-17"

6514 958

5' Use Easement
Lot 1, Block AA, Summer Wood
Section Six
Travis County, Texas

FIELD NOTES

1-99-0516

FIELD NOTES FOR A STRIP OF LAND FIVE FEET (5') IN WIDTH OUT OF LOT 1, BLOCK AA, SUMMER WOOD SECTION SIX, A SUBDIVISION OF 4.87 ACRES OF LAND OUT OF THE JAMES P. WALLACE SURVEY NO. 18, IN TRAVIS COUNTY, TEXAS, RECORDED IN BOOK 75, PAGE 118, OF THE TRAVIS COUNTY PLAT RECORDS; SAID STRIP OF LAND BEING A PROPOSED USE EASEMENT; THE CENTERLINE OF SAID STRIP BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point, from which Point of Beginning, the steel pin at the southwest corner of Lot 2, Block D, Summer Wood Section Six bears N 23°31' E, 2.50 feet;

THENCE along a line parallel to and 2.50 feet from the south line of the said Lot 2, S 66°29'E, 84.00 feet to a Point of Termination, from which Point of Termination, the steel pin at the southeast corner of the said Lot 2, bears N 23°31' E, 2.50 feet.

Field Notes prepared from record in the offices of S. A. GARZA ENGINEERS, INC., 401 W. 29th St., Austin, Texas 78705, on June 30, 1978.



Chris Acreman
Chris Acreman
Registered Professional Engineer

June 30, 1978
Date

ORIGINAL DEM.

COUNTY OF TEXAS
I hereby certify that this instrument was FILED on the date and at the time stamped herein by me; and was duly RECORDED, in the Volume and Page of the named RECORDS of Travis County, Texas, as Stamped herein by me, on

APR 5 1979



Loris Stogdolen
COUNTY CLERK
TRAVIS COUNTY, TEXAS

EXHIBIT "B-18"

FILED
APR 5 9 27 AM '79
Loris Stogdolen
COUNTY CLERK
TRAVIS COUNTY, TEXAS

6514 959