



EXHIBIT "C"

UNINTECH CONSULTING ENGINEERS, INC.

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Document:	FN-178	STASSNEY CROSSING, LLC
Job No:	22-113-S	TO
Date:	May 20, 2022	CITY OF AUSTIN
County:	Travis	(LOWER WILLIAMSON CREEK
Survey:	SANTIAGO DEL VALLE GRANT	WASTEWATER INTERCEPTOR)
Abstract:	Number 24	

**LEGAL DESCRIPTION FOR PARCEL
5217.39AE
ACCESS EASEMENT (AE)**

DESCRIPTION OF A 0.02 ACRE (988 SQUARE FOOT) TRACT OR PARCEL OF LAND OUT OF THE SANTIAGO DEL VALLE GRANT, ABSTRACT NO. 24, SITUATED IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF LOT 3 OF WILLIAMSON CENTRE SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 87, PAGE 12A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS (P.R.T.C.Tx.), SAID LOT 3 IDENTIFIED AS TRACT 2, BEING A PORTION OF THOSE TRACTS DESCRIBED IN A GENERAL WARRANTY DEED GRANTED TO STASSNEY CROSSING, LLC, FOUND RECORDED AS DOCUMENT NUMBER 2016057417 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS (O.P.R.T.C.Tx.), THE SAID 0.02 ACRE (988 SQUARE FOOT) TRACT OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, AND INTENDED TO BE UTILIZED AS AN ACCESS EASEMENT, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at ½ inch iron rod in the southwesterly right-of-way line of Stassney Lane, a dedicated public roadway (ROW 100') as per the subdivision plat for Interregional 26, a subdivision of record in Volume 78, Page 311 of said Plat Records, for the northeast corner of the above referenced Lot 3, same being the northwest corner of that tract identified as 0.544 acre of Lot 3 of the said Interregional 26 Subdivision, said 0.544 acre having been conveyed to the City of Austin by that deed of record in Volume 8338, Page 969 of the said Official Public Records;

THENCE, S36°04'07"W, leaving said southwest ROW line of said Stassney Lane, going along the easterly line of the said Lot 3, same being the northwest line of said 0.544 acre, a distance of **312.80 feet** to a calculated point in the northerly line of Lot 5, Block B of Comal Bluff Section 1, said Lot 5 having been conveyed to the City of Austin by that deed of record in Volume 8432, Page 21 of said Official Public Records, for the most southerly corner of said Lot 3 of Williamson Centre Subdivision and the most westerly corner of said 0.544 acre tract;

THENCE, N14°07'59"W, with the common line between said Lot 3 of Williamson Centre Subdivision and Lot 5, Block B of Comal Bluff Section 1, a distance of **39.81 feet** to a calculated point for the southerly corner of, and **POINT OF BEGINNING** of the tract described herein;

THENCE, N14°07'59"W, continuing along said common line between said Lot 3 of Williamson Centre Subdivision and Lot 5, Block B of Comal Bluff Section 1, a distance of **36.67 feet** to a calculated point for the westerly corner of the tract described herein;



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0.02 Acre Access Easement

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THENCE, leaving the said common line between said Lot 3 of Williamson Centre Subdivision and Lot 5, Block B of Comal Bluff Section 1, going over, across and through the said Lot 3 of Williamson Centre Subdivision, the following three (3) courses and distances:

- 1) **N33°12'34"E**, a distance of **24.87 feet** to a calculated point for the most northerly corner of the tract described herein;
- 2) **S53°55'53"E**, a distance of **27.00 feet** to a calculated point for the easternmost corner of the tract described herein;
- 3) **S33°12'34"W**, a distance of **48.37 feet** to the **POINT OF BEGINNING**, containing **0.02 acre (988 Square Feet)** of land area within these metes and bounds.

This Description was prepared to accompany an Exhibit Plan of the 0.02 acre (988 Square Feet) tract or parcel of land.

THE **BEARING BASIS** OF THE PLAN AND THIS DESCRIPTION ARE BASED ON GPS OBSERVATIONS PROCESSED FROM WGS84 TO THE TEXAS COORDINATE SYSTEM, (CENTRAL ZONE) USING NGS NAD 83/96 IARN, GRID BASED.

STATE OF TEXAS §
 KNOW ALL BY THESE PRESENTS §
COUNTY OF TRAVIS §

THAT I, LYNN R. SAVORY, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE ABOVE DESCRIPTION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

WITNESS MY HAND AND SEAL AT AUSTIN, TRAVIS COUNTY, TEXAS THIS 20th DAY OF MAY, 2022


 LYNN R. SAVORY, R.P.L.S.
 STATE OF TEXAS NO. 4598
 Unintech Consulting Engineers
 505 E. Huntland Drive, Suite 335
 Austin, Texas 78752



REFERENCES

AUSTIN GRID NO. H16
 TCAD PARCEL ID NO. 335766
 VESTING DEED DOC. NO. 2016057417

FIELD NOTES REVIEWED
 BY:  DATE: 08/31/22
 CITY OF AUSTIN
 PUBLIC WORKS DEPARTMENT

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