

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF
TARRANT REGIONAL WATER DISTRICT
HELD ON THE 17th DAY OF JANUARY 2017 AT 9:30 A.M.

The call of the roll disclosed the presence of the Directors as follows:

Present

Victor W. Henderson
Jack R. Stevens
Marty V. Leonard
Jim Lane
Mary Kelleher

Also present were Jim Oliver, Alan Thomas, Dan Buhman, Darrel Andrews, Darrell Beason, Jeni Bell, Steve Christian, Dustan Compton, Linda Christie, Wesley Cleveland, Randall Cocke, Samantha Drumm, J.D. Granger, Nancy King, Chad Lorange, Mick Maguire, David Marshall, Jennifer Mitchell, Sandy Newby, Wayne Owen, Kirk Thomas, and Ed Weaver.

Also in attendance were George Christie, General Counsel for Tarrant Regional Water District (District or TRWD); Lee Christie, Ethel Steele, Mike Atchley and Jeremy Harmon of Pope, Hardwicke, Christie, Schell, Kelly & Taplett, L.L.P.; Andra Beatty of Andra Beatty Real Estate; Don McDaniel of TMG Imaging; Adelaide Leavens; Christine Welborn; Bill Paxton of Paxton Firm; Amanda Smayda of JQ Infrastructure; Eric Loveless and Gary Green of Parsons; Christine Jacoby of Freese and Nichols, Inc.; Jay Pritchard of The Richards Group; Denis Qualls of City of Dallas Water Utilities; and Alan Raynor and Molly Carson of McCall, Parkhurst & Horton, L.L.P.

President Henderson convened the meeting with the assurance from management that all requirements of the "open meetings" laws had been met.

1.

All present were given the opportunity to join in reciting the Pledge of Allegiance.

2.

On a motion made by Director Leonard and seconded by Director Stevens, the Directors voted unanimously to approve the minutes from the meeting held on December 20, 2016. It was accordingly ordered that these minutes be placed in the permanent files of the Tarrant Regional Water District.

3.

With the recommendation of management, Director Lane moved to approve the District's Annual Financial Report for the year ended September 30, 2016. Director Stevens seconded the motion and the vote in favor was unanimous.

4.

With the recommendation of management, Director Leonard moved to approve the proposed investment officer training sources to meet the guidelines set forth under the Public Funds Investment Act for the District. Director Kelleher seconded the motion and the vote in favor was unanimous.

5.

With the recommendation of management, Director Leonard moved to authorize contract renewal with the Richards Group for creative professional services to develop new material for the regional water efficiency public awareness campaign. Funding for this contract is included in the Fiscal Year 2017 Revenue Fund Budget. Director Stevens seconded the motion and the vote in favor was unanimous.

6.

With the recommendation of management, Director Lane moved to adopt a resolution calling for an election to fill three (3) positions on the District's Board of Directors to be held on Saturday, May 6, 2017. Authorization was also granted for the District's Election Officer to sign a contract with the Tarrant County Elections Administrator's Office to conduct the election. Funding for the District's election costs is included in the Fiscal Year 2017 General Fund Budget. Director Stevens seconded the motion and the vote in favor was unanimous.

7.

With the recommendation of management, Director Kelleher moved to approve a lab services contract renewal with Pace Analytical Services for a cost not to exceed \$317,922 for a three year period subject to annual contract renewals. Funding for this contract is included in the Fiscal Year 2017 Revenue and General Fund Budget. Director Leonard seconded the motion and the vote in favor was unanimous.

8.

With the recommendation of management, Director Lane moved to approve a change in calculation of retainage being held for Valle Verde Systems, LLC to 5% of the total contract price following the recent 50% completion milestone of its contract for the completion of landscaping construction at Airfield Falls Trailhead. All remaining contract payments are to be made in full, the Board having found that satisfactory progress is being made. However, any changes to the contract price by change order or alternate base bid work for the project will require adjustment to the retainage schedule. Director Leonard seconded the motion and the vote in favor was unanimous.

9.

With the recommendation of management, Director Lane moved to approve a purchase from Forterra in the amount of \$76,170 for two (2) 72-inch closure segments of prestressed concrete pipe for the repair of the Cedar Creek Pipeline. This item is unbudgeted. Director Stevens seconded the motion and the vote in favor was unanimous

10.

With the recommendation of management, Director Stevens moved to approve a contract amendment with Alliance Geotechnical Group in an amount not to exceed \$616,000 for construction materials inspection and testing (CMIT) services for Sections 17 and 18 of the Integrated Pipeline Project. The revised contract value, with this amendment, will be \$1,356,000. Funding for this contract is included in the Bond Fund. Director Lane seconded the motion and the vote in favor was unanimous.

11.

With the recommendation of management, Director Leonard moved to approve a contract amendment with HDR Engineering, Inc. in an amount not to exceed \$254,000 for cathodic protection engineering services for both the bid phase and construction phase of Sections 17 and 18 of the Integrated Pipeline Project. The revised contract value, with this amendment, will be \$15,265,307. Funding for this contract is included in the Bond Fund. Director Lane seconded the motion and the vote in favor was unanimous.

12.

With the recommendation of management, Director Lane moved to approve a contract with Thalle Midlothian Partners in the amount of \$45,320,983.27 for construction of Sections 17 and 18 of the Integrated Pipeline Project. Funding for this contract is

included in the Bond Fund. Director Stevens seconded the motion and the vote in favor was unanimous.

13.

With the recommendation of management, Director Lane moved to approve a change order with MWH Constructors, Inc. in the amount of \$422,572 for roadway improvements at Joint Booster Pump Station 3 (JB3). The current contract value is \$56, 673,888 and will be revised to \$57,096,460 with this change order. Funding for this change order is included in the Bond Fund. Director Stevens seconded the motion and the vote in favor was unanimous.

14.

Staff Updates

- Water Resources Development Act Update
- TRWD Website
- 30th Annual Trinity Trout Release Video
- System Status Update

15.

There were no persons from the general public requesting the opportunity to address the Board of Directors.

The Board of Directors recessed for a break from 10:59 a.m. to 11:15 a.m.

16.

The presiding officer next called an executive session at 11:15 a.m. under V.T.C.A., Government Code, Section 551.071 to Consult with Legal Counsel on a Matter in Which the Duty of Counsel Under the Texas Disciplinary Rules of Professional Conduct Clearly Conflicts with Chapter 551, Texas Government Code, and to Conduct a Private Consultation with Attorneys Regarding Pending or Contemplated Litigation (*Tarrant*

Regional Water District v. Lazy W District No. 1, et al., Cause No. 2014C-0144 in the 3rd District Court of Henderson County, Texas, Cause No. 12-14-00329-CV in the Twelfth Court of Appeals, Tyler, Texas and Cause No. 15-0117 in the Supreme Court of Texas; *White House Cemetery Association v. Jasper and Evelyn Stevens and Tarrant Regional Water District*, Cause No. 08001-CCL-15, in the County Court at Law No. 1 of Henderson County, Texas); *Wilson Family Cemetery Association v. The Estate of Genie Warren, Jr. and Tarrant Regional Water District*, Cause No. 08026-CCL-15 in the County Court at Law No. 1 of Henderson County, Texas; *Tarrant Regional Water District v. JGM McMahon, LLC, et al*, Cause No. 2012-007639-2 in the County Court at Law Number 2, Tarrant County, Texas; and under Section 551.072 to Deliberate the Purchase, Exchange, Lease or Value of Real Property.

17.

With the recommendation of management, Director Stevens moved to grant authority to acquire permanent easement interests in, over, under, and across the following described properties for the public use and purpose of construction and operation of the IPL Project by purchase or, if negotiations to acquire the property by purchase are unsuccessful, by the use of the power of eminent domain. The motion was made in the form provided by Chapter 2206, Texas Government Code, and indicated that it intended to apply to all the units of real property described below. Funding for these acquisitions is included in the Bond Fund.

- **IPL Parcel 106
(Simmons)**

A permanent easement interest in, over, and across a 0.770-acre tract of land situated in the M. Dowdrick Survey, Abstract Number 450, Tarrant County, Texas, and being more particularly described as a portion of that certain

8.031-acre tract of land conveyed to James W. Simmons, as recorded in Volume 5332, Page 238, Deed Records, Tarrant County, Texas, such tract being further described in the survey plat for Parcel 106 attached hereto. An appraisal prepared by an independent, qualified real estate appraiser using standard accepted valuation techniques established the amount of \$24,255 as just compensation for the above-described property.

- **IPL Parcel 768
(Wilson Exemption Trust)**

A permanent easement interest in, over, and across a 3.825-acre tract of land situated in the I. W. Burton Survey, Abstract Number 3, Henderson County, Texas, and being more particularly described as part of that certain 103.28-acre tract of land conveyed to Carolyn Allene Smith Wilson, Trustee of the Carolyn Allene Smith Wilson Exemption Trust, as described by Deed recorded under Clerk's File No. 2010-00008586, description in Volume 2504, Page 878, Real Property Records of Henderson County, Texas, such tract being further described in the survey plat for Parcel 768 attached hereto. An appraisal prepared by an independent, qualified real estate appraiser using standard accepted valuation techniques established the amount of \$25,000 as just compensation for the above-described property.

EXHIBIT "A"
Property Description

Being 0.770 acres (33,550 square feet) of land situated in the M. Dowdrick Survey, Abstract Number 450, Tarrant County, Texas, and more particularly a portion of that certain 8.031 acre tract of land described to James W. Simmons, as recorded in Volume 5332, Page 238, Deed Records, Tarrant County, Texas (D.R.T.C.T.), and being further described as follows:

COMMENCING at a 1 inch iron rod found in the north line of a tract of land described by deed to Frank Fox, as recorded in Instrument Number D208303061, Official Public Record, Tarrant County, Texas (O.P.R.T.C.T.), and in the south line of a tract of land described by deeds to David Elton Teague, as recorded in Volume 11285, Page 394, D.R.T.C.T., Instrument Number D203218782, O.P.R.T.C.T. and Boundary Agreement Volume 6894, Page 963, D.R.T.C.T., said 1 inch iron rod bears N 88° 51' 50" E, a distance of 3.73 feet from the northwest corner of said Fox tract and the southwest corner of said Teague tract in the east right-of-way line of Teague road, a variable with right-of-way, no deed of record found;

THENCE North 88° 51' 50" E, along the north line of said Fox tract and the south line of said Teague tract, a distance of 126.80 feet to a found 1/2 inch iron rod for the northeast corner of said Fox tract, the north west corner of said Simmons tract and the **POINT OF BEGINNING** (N: 6,895,780.058, E: 2,361,629.932 Grid);

- (1) **THENCE** North 88° 51' 50" E, along the north line of said Simmons tract, south line of said Teague tract and the north line of the tract herein described, a distance of 441.18 feet to a set 5/8 inch iron rod with TranSystems cap;
- (2) **THENCE** South 73° 49' 28" W, a distance of 113.33 feet to a point;
- (3) **THENCE** South 67° 09' 35" W, a distance of 326.10 feet to a point;
- (4) **THENCE** South 88° 51' 50" W, a distance of 34.74 feet to a set 5/8 inch iron rod with TranSystems cap in the west line of said Simmons tract and the east line of said Fox tract;
- (5) **THENCE** North 1° 08' 59" E, along the west line of said Simmons tract and the east line of said Fox tract, a distance of 150.12 feet to the **POINT OF BEGINNING**, containing 0.770 acres (33,550 square feet) of land more or less.

NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83)(2007) with all distances adjusted to surface by project combined scale factor of 0.9998802448.

NOTE: Plat to accompany this legal description.

EXHIBIT A-1

I do certify on this 17th day of October 2016, to Fidelity National Title Insurance Company and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of August 21, 2016, issued date of September 6, 2016, GF # FT244122-4412200610 affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey.



Kenneth D. Erwin
Registered Professional Land Surveyor
Texas Registration Number 5554

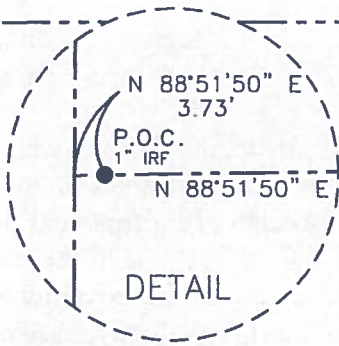
Dated: 10-17-2016



EXHIBIT "A"
PARCEL 106

M. DOWDRICK SURVEY
ABSTRACT 450

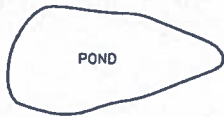
IPL PARCEL 105
DAVID ELTON TEAGUE
VOL. 11285, PG. 394, D.R.T.C.T.
INST. NO. D203218782, O.P.R.T.C.T.
AND
BOUNDARY AGREEMENT
VOL. 6894, PG. 963, D.R.T.C.T.



N = 6,895,780.058
E = 2,361,629.932
(GRID)

N 88°51'50" E 126.80' P.O.C. 1" IRF
N 88°51'50" E 441.18' 8" CARRIZO NG
N 88°51'50" E 441.18' NG FENCE LINE NG

PARCEL 106
0.770 AC.
33,550 SQ.FT.



JAMES W. SIMMONS
VOL. 5332, PG. 238, D.R.T.C.T.
CALLED 8.031 ACRES

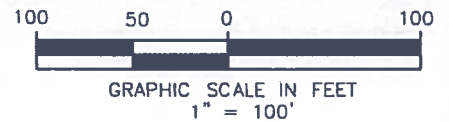
IPL PARCEL 104
FRANK FOX
INST. NO. D208303061
O.P.R.T.C.T.

TEAGUE ROAD
(NO DEED OF RECORD FOUND)
AT&T VARIABLE WIDTH RIGHT-OF-WAY

LEGEND

- = MARKER FOUND AS NOTED
- = 5/8" CIRS STAMPED TRANSYSTEMS
- △ = POINT

NOTE: KNOWN UNDERGROUND UTILITIES SHOWN ARE QUALITY LEVEL B SUE
NOTE: QUALITY LEVEL B SUE NOT PERFORMED ON PARCEL 106 DUE TO NO ROE.
NOTE: ROE NOT OBTAINED AT THIS DATE, ALL CORNERS NOT SET DUE TO NO ROE, CORNERS WILL BE SET ONCE ROE IS OBTAINED.
NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.



TranSystems

500 WEST SEVENTH STREET
SUITE 1100
FORT WORTH, TX 76102
(817) 339-8950 (TEL)
(817) 336-2247 (FAX)

PROJ NO:	P202090330
SCALE:	1" = 100'
DATE:	10-17-2016
DRAWN BY:	DMP
CHECKED BY:	KDE
REVISED DATE:	

STATE OF TEXAS
REGISTERED
10-23-2016
8:05:58 AM
KENNETH D. ERWIN
5554
PROFESSIONAL
LAND SURVEYOR

Kenneth D. Erwin
10-17-2016

SHEET TITLE	
EXHIBIT "A" SEGMENT 9, PARCEL 106 JAMES W. SIMMONS	
PROJECT	INTEGRATED PIPELINE PROJECT
BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM (NAD83)(2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY PROJECT COMBINED SCALE FACTOR 0.9998802448	PG. 3 OF 4

EXHIBIT "A"
Property Description

Being 3.825 acres (166,619 square feet) of land situated in the I. W. Burton Survey, Abstract Number 3, Henderson County, Texas, and more particularly part of that certain 103.28 acre tract of land conveyed to Carolyn Allene Smith Wilson, Trustee of the Carolyn Allene Smith Wilson Exemption Trust, as described by Deed recorded under Clerk's File No. 2010-00008586, description in Volume 2504, Page 878, Real Property Records of Henderson County, Texas, (R.P.R.H.C.T.), being further described as follows:

BEGINNING at a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 in the North line of said Wilson 103.28 acre tract and the South line of a called 497.955 acre tract of land conveyed to Bradley Hoeffner and Helen Hoeffner, as described by Deed recorded in Volume 2213, Page 245, Real Property Records of Henderson County, Texas from which a found 1/2 inch iron rod for the Northeast corner of said Wilson tract and the Northwest corner of a called 100 acre tract, (Tract 1) conveyed to Carolyn Morton Walker, as described by Deed recorded in Volume 2722, Page 552, (R.P.R.H.C.T.) bears, N 87°54'59" E, a distance of 646.54 feet, said 1/2 inch iron rod set for the point of beginning also being the Northeast corner of the tract herein described, and the **POINT OF BEGINNING** (N: 6,732,209.073, E: 2,858,645.610, Grid);

- (1) **THENCE** S 45°19'25" E, a distance of 958.21 feet along the Northeast line of the tract herein described to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 for the Southeast corner of tract herein described and being in the East line of said Wilson 103.28 acre tract and the West line of said Carolyn Morton Walker 100 acre (Tract 1);
- (2) **THENCE** S 02°53'43" E, a distance of 222.33 feet along the East line of said Wilson tract and tract herein described and the West line of said Walker tract to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 from which a found 4 inch square concrete monument for the Southeast corner of said Wilson 103.28 acre tract bears S 02°53'43" E, a distance of 922.97 feet;
- (3) **THENCE** N 45°19'25" W, a distance of 1263.37 feet along the Southwest line of the tract herein described to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 for the Northwest corner of same, also being in the North line of said Wilson 103.28 acre tract and the South line of aforementioned Hoeffner 497.955 acre tract from which a found 1/2 inch iron rod for the Northwest corner of said Wilson 103.28 acre tract bears S 87°54'59" W, a distance of 1591.50 feet;
- (4) **THENCE** N 87°54'59" E, a distance of 205.90 feet along the North line of said Wilson 103.28 acre tract and tract herein described and the South line of said Hoeffner 497.955 acre tract to the **POINT OF BEGINNING**, containing 3.825 acres (166,619 square feet) of land.

NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83) (2007) with all distances adjusted to surface by project combined scale factor of 0.9999804020.

NOTE: Plat to accompany this legal description

I do certify on this 5th day of February, 2016 to Fidelity National Title Insurance Company, Attorney's Title Company of Henderson County, and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of December 9, 2015, issued date of December 31, 2015, GF # 15-339-DD affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey.


Kevin L. Kilgore
Registered Professional Land Surveyor
Texas Registration Number 4687

Dated: 2/5/16



EXHIBIT "A"
PARCEL 768

WM. J.L. SCOTT SURVEY
ABSTRACT 13

IPL PARCEL 767
BRADLEY HOFFNER
AND HELEN HOFFNER
VOLUME 2213, PAGE 245
R.P.R.H.C.T.
CALLED 497.955 AC.

CENTERLINE 50-FT. WIDE
EASEMENT
ONEOK STERLING III PIPELINE, LLC
CLERK'S FILE NO. 2013-00004305
R.P.R.H.C.T.

P.O.B.
N: 6,732,209.073
E: 2,858,645.610
(GRID)

SURVEY LINE

FENCE

S 87°54'59" W 1591.50'

N 87°54'59" E
FENCE 646.54'

S 45°19'25" E 958.21'

N 45°19'25" W 1263.37'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

N 02°53'43" W 698.12'

S 02°53'43" E 922.97'

PARCEL 768
3.825 AC.
166,619 SQ. FT.

LINE	BEARING	DISTANCE
L1	S 02°53'43" E	222.33'
L2	N 87°54'59" E	205.90'

I.W. BURTON SURVEY
ABSTRACT 3

CAROLYN ALLENE SMITH WILSON, TRUSTEE OF THE
CAROLYN ALLENE SMITH WILSON EXEMPTION
TRUST

CLERK'S FILE NO. 2010-00008586
DESCRIPTION IN VOLUME 2504, PAGE 878
R.P.R.H.C.T.
CALLED 103.28 AC.

JOEL FRANCIS WILSON, TRUSTEE
WILSON MANAGEMENT TRUST
VOLUME 1389, PAGE 602
R.P.R.H.C.T.
(FIRST TRACT) CALLED 261.237
AC.

IPL PARCEL 769
CAROLYN MORTON WALKER
VOL. 2722, PG. 552
CALLED 100 AC. (TRACT 1)
LESS & EXCEPT 5 AC.
R.P.R.H.C.T.

MAXIMUS
(903-753-0941)

CROSS-TIE
FENCE POST

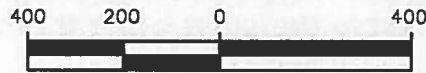
4" SQ. CONCRETE
MONUMENT FOUND
5 ACRE TRACT

1/2" IRF

LEGEND

- = MARKER FOUND AS NOTED
- = 1/2" IRON ROD SET WITH K.L.K. #4687 CAP

NOTE: KNOWN UNDERGROUND UTILITIES SHOWN ARE
QUALITY LEVEL B SUE - (1/17/2013)



GRAPHIC SCALE IN FEET
1" = 400'

NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.

Kilgore & Company, Inc.
www.kilgore.com

6712 PALUXY DRIVE
TYLER, TX 75703
(903) 581-7800 (TEL)
(903) 581-3756 (FAX)

PROJ NO: 201010P768
SCALE: 1" = 400'
DATE: 02-08-2016
DRAWN BY: RTW
CHECKED BY: RN
REVISED DATE:

PRINTED ON:
2/8/2016
9:55:11 AM



SHEET TITLE
EXHIBIT "A"
SEGMENT 19-1, PARCEL 768
CAROLYN ALLENE SMITH WILSON, TRUSTEE
OF THE CAROLYN ALLENE SMITH WILSON
EXEMPTION TRUST

PROJECT
INTEGRATED PIPELINE PROJECT

BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM,
NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM NAD83 (2007)
WITH ALL DISTANCES ADJUSTED TO SURFACE BY PROJECT COMBINED
SCALE FACTOR 0.9999804020.

In addition, R. Steve Christian and the staff of TRWD are authorized to initiate eminent domain proceedings, to take all steps which may be reasonably necessary to complete the acquisition of the above-described properties, to pay all customary, reasonable and necessary closing and related costs, to deposit the amount of the special commissioners' award into the registry of the court in any eminent domain proceeding, and to appeal any such award. Director Lane seconded the motion, with Directors Henderson, Stevens, Lane and Leonard voting in favor and Director Kelleher voting against.

18.

With the recommendation of management, Director Lane moved to grant authority to acquire permanent easement interests, as set forth below, in, over, under, and across the following described properties for the public use and purpose of construction and operation of the Integrated Pipeline Project. Funding for these acquisitions are included in the Bond Fund.

- **IPL Parcel 110
(Bullard)**

A permanent easement interest across a 5.059-acre tract of land situated in the Michael James Survey, Abstract Number 879, Tarrant County, Texas, and being more particularly described as a portion of that certain 64.485-acre tract conveyed to Norris Bullard and wife, Cynthia A. Bullard, as recorded in Volume 6894, Page 967, Deed Records, Tarrant County, Texas, and being further described in the survey plat for Parcel 110 attached hereto for the negotiated purchase price of \$140,000.

- **IPL Parcel 743
(Tarrant)**

A permanent easement interest across a 0.323-acre tract of land situated in the O. A. Rogers Survey, Abstract Number 948, Henderson County, Texas, and being more particularly described as a portion of that certain 40.7-acre tract conveyed to Joe Paul Tarrant, as recorded in Volume 1182, Page 185, Deed

Records, Henderson County, Texas, and being further described in the survey plat for Parcel 743 attached hereto for the appraised value of \$11,500.

- **IPL Parcel 745
(Campbell)**

A permanent easement interest across a 2.328-acre tract of land situated in the Ralph Hunter Survey, Abstract Number 11, Henderson County, Texas, and being more particularly described as a portion of that certain 20.00-acre tract conveyed to Robert M. and Julia Martin Campbell, as recorded in Volume 2137, Page 246, Deed Records, Henderson County, Texas, and being further described in the survey plat for Parcel 745 attached hereto for the negotiated purchase price of \$100,000.

- **IPL Parcel 747
(Matero)**

A permanent easement interest across a 1.805-acre tract of land situated in the Ralph Hunter Survey, Abstract Number 11, Henderson County, Texas, and being more particularly described as a portion of that 3.00-acre tract described as Tract Two and a portion of that 4.00-acre tract described as Tract Three as conveyed to Roneisa Matero, as recorded in Volume 2450, Page 178 of the Deed Records, Henderson County, Texas, and being further described in the survey plat for Parcel 747 attached hereto for the appraised value of \$10,000.

- **IPL Parcel 832
(Warrington)**

A permanent easement interest across a 5.036-acre tract of land situated in the John Ferguson Survey, Abstract Number 22, Anderson County, Texas, and being more particularly described as a portion of that certain 14.64-acre tract (Tract Three) of land conveyed to Dudley D. Warrington, as described by deed recorded in Volume 2059, Page 189, Official Public Records of Anderson County, Texas, the following also have an undivided interest in said Tract Three: Amy Elizabeth Dansby, David Craig Dansby, and Jennifer Leigh Dansby, per Affidavit of Heirship recorded in Volume 960, Page 104, Deed Records of Anderson County, Texas, Roy E. Davis, Jr., as described by deed recorded in Volume 1821, Page 786, Official Public Records of Anderson County, Texas, C. Michael Davis, as described by deed recorded in Volume 1291, Page 773, Official Public Records of Anderson County, Texas, and Julie Nellene Warrington Mansfield and Laquita Joy Warrington Burdine, per Proof of Heirship recorded in Volume 938, Page 362, Deed Records of Anderson County, Texas, and being further described in the survey plat for Parcel 832 attached hereto for the negotiated purchase price of \$30,000.

EXHIBIT "A"
Property Description

Being 5.059-acres (220,379 square feet) of land situated in the Michael James Survey, Abstract Number 879, Tarrant County, Texas, and more particularly that certain 64.485 acre tract conveyed to Norris Bullard and wife, Cynthia A. Bullard, as recorded in Volume 6894, Page 967, Deed Records, Tarrant County, Texas, (D.R.T.C.T.) and Boundary Agreement, as recorded in Volume 6894, Page 963, D.R.T.C.T. and being further described as follows:

COMMENCING at a 5/8 inch rod found for the Northeast corner of said Bullard tract and on the West line of a tract of land as described by deed to Barry L. Copeland and wife, Lisa A. Copeland, as recorded in Instrument # D205261745, O.P.R.T.C.T.;

THENCE S 0°45'40" E, along the East line of said Bullard tract and the West line of said Copeland tract, a distance of 1,228.06 feet to a set 5/8 inch iron rod with Transystems cap for the Northeast corner of tract herein described and the **POINT OF BEGINNING** (N: 6,896,502.398, E: 2,364,155.722 Grid);

- (1) **THENCE** S 0°45'40" E, along the East line of tract herein described, the East line of said Bullard tract and the West line of said Copeland tract, a distance of 152.84 feet to a set 5/8 inch iron rod with Transystems cap for the Southeast corner of tract herein described;
- (2) **THENCE** S 78°10'54" W, along the South line of tract herein described, a distance of 172.68 feet to a set 5/8 inch iron rod with Transystems cap;
- (3) **THENCE** S 62°14'01" W, along the South line of tract herein described, a distance of 290.17 feet to a set 5/8 inch iron rod with Transystems cap;
- (4) **THENCE** S 89°30'19" W, along the South line of tract herein described, a distance of 848.02 feet to a set 5/8 inch iron rod with Transystems cap;
- (5) **THENCE** S 45°56'37" W, along the South line of tract herein described, a distance of 63.13 feet to a set 5/8 inch iron rod with Transystems cap for the Southwest corner of tract herein described, on the South line of said Bullard tract and the North line of a tract of land as described by deed to David Elton Teague, as recorded in Instrument # D203218782, O.P.R.T.C.T. and Volume 11285, Page 394, D.R.T.C.T.;
- (6) **THENCE** S 84°19'38" W, along the Westerly line of tract herein described, the South line of said Bullard tract and the North line of said Teague tract, a distance of 55.31 feet to a set 5/8 inch iron rod with Transystems cap;
- (7) **THENCE** N 40°37'11" W, along the Westerly line of tract herein described, the South line of said Bullard tract and the North line of said Teague tract, a distance of 103.26 feet to a set 5/8 inch iron rod with Transystems cap;
- (8) **THENCE** N 66°46'58" W, along the Westerly line of tract herein described, the South line of said Bullard tract and the North line of said Teague tract, a distance of 13.64 feet to a set 5/8 inch iron rod with Transystems cap for the Northwest corner of tract herein described;

- (9) **THENCE** N 45°56'37" E, along the North line of tract herein described, a distance of 165.51 feet to a set 5/8 inch iron rod with Transystems cap;
- (10) **THENCE** N 89°30'19" E, along the North line of tract herein described, a distance of 871.57 feet to a set 5/8 inch iron rod with Transystems cap;
- (11) **THENCE** N 62°14'01" E, along the North line of tract herein described, a distance of 274.80 feet to a set 5/8 inch iron rod with Transystems cap;
- (12) **THENCE** N 78°10'54" E, along the North line of tract herein described, a distance of 223.00 feet to the **POINT OF BEGINNING**, containing 5.059-acres (220,379 square feet) of land, more or less.


NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83)(2007) with all distances adjusted to surface by project combined scale factor of 0.9998802448.

NOTE: Plat to accompany this legal description

I do certify on this 4th day of October, 2012, to Fidelity National Title Insurance Company and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of September 13, 2012, issued date of September 26, 2012, GF # FT244122-4412200611 affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey.



Timothy A. Frost
Registered Professional Land Surveyor
Texas Registration Number 5316



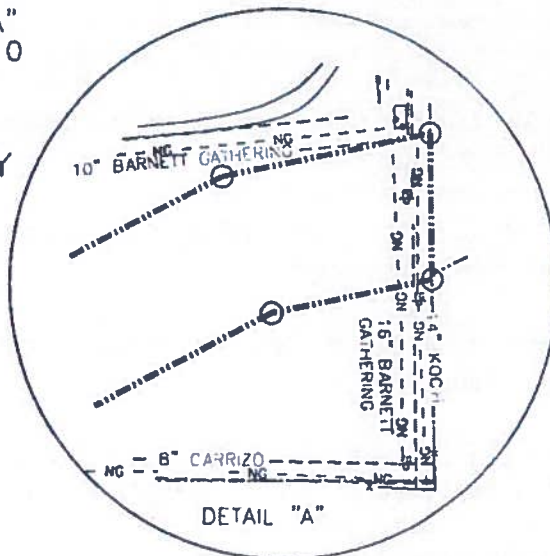
Dated: 10-4-2012

EXHIBIT "A"
PARCEL 110

MICHAEL JAMES SURVEY
ABSTRACT 879

NORRIS BULLARD AND WIFE,
CYNTHIA A. BULLARD
VOL. 6894, PG. 967
D.R.T.C.T.
AND
BOUNDARY AGREEMENT
VOL. 6894, PG. 963
D.R.T.C.T.
CALLED 64.485 ACRES

PARCEL 110
5.059 AC.
220,379 SQ.FT.



BARNETT GATHERING LP
INST. #D207278556, O.P.R.T.C.T.
30' EASEMENT & RIGHT-OF-WAY

KOCH REFINING CO.
VOL. 9742, PG. 944, D.P.R.T.C.T.
20' EASEMENT & RIGHT-OF-WAY

XTO ENERGY INC.
INST. #D208266588, O.P.R.T.C.T.
30' EASEMENT & RIGHT-OF-WAY

CARRIZO OIL & GAS INC.
INST. #D208092870, O.P.R.T.C.T.
20' PERMANENT EASEMENT

IPL PARCEL 112
BARRY L. COPELAND AND
WIFE, LISA A. COPELAND
INST. # D205261745
O.P.R.T.C.T.

P.O.B.
N = 6,896,502.398
E = 2,364,155.722
(GRID)

IPL PARCEL 111
MARY E. WILLIAMS, TRUSTEE
OF THE WILLIAMS
FAMILY TRUST
INST. # D200155602
D.R.T.C.T.



IPL PARCEL 105
DAVID ELTON TEAGUE
INST. #D203218782, O.P.R.T.C.T.,
VOL. 11285, PG. 394,
AND VOL. 6894, PG. 963
D.R.T.C.T.

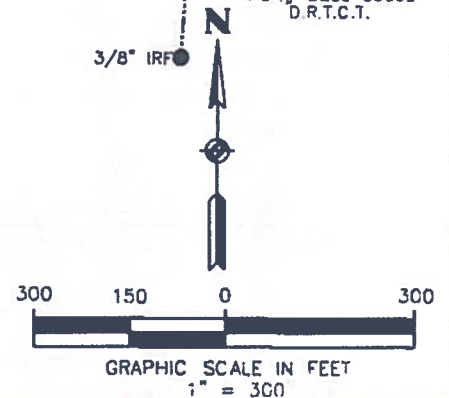
IPL PARCEL 109
L.D. SEARCY AND WIFE,
PATSY R. SEARCY
VOL. 5756 PG. 684
D.R.T.C.T.

MARTHA DOWDRICK SURVEY
ABSTRACT 450

LEGEND

- = MARKER FOUND AS NOTED
- = 5/8" CIRS STAMPED "TRANSYSTEMS"
- = FUEL STRUCTURE

NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.
NOTE: KNOWN UNDERGROUND UTILITIES SHOWN ARE QUALITY LEVEL B SUE- (10/13/2012)



TranSystems

500 WEST SEVENTH STREET
SUITE 1100
FORT WORTH, TX 76102
(817) 339-8950 (TEL)
(817) 336-2247 (FAX)

PROJ NO:	D202090330
SCALE:	1" = 300'
DATE:	10-04-2012
DRAWN BY:	JAK
CHECKED BY:	TAF
REVISED DATE:	

PRINTED ON:
10/22/2012
2:17:58 PM

STATE OF TEXAS
REGISTERED
TIMOTHY A. FROST
5516
PROFESSIONAL
LAND SURVEYOR

Timothy A. Frost
10-4-2012

SHEET TITLE	EXHIBIT "A" SEGMENT 9, PARCEL 110 NORRIS BULLARD AND WIFE, CYNTHIA A. BULLARD	
PROJECT	INTEGRATED PIPELINE PROJECT	
BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM (NAD83)(2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY PROJECT COMBINED SCALE FACTOR 0.9998802448	PG. 3 OF 5	

EXHIBIT "A"
Property Description

Being 0.323 acres (14,068 square feet) of land situated in the O. A. Rogers Survey, Abstract Number 948, Henderson County, Texas, and more particularly a portion of that certain 40.7 acre tract, conveyed to Joe Paul Tarrant, as recorded in Volume 1182, Page 185 of the Deed Records, Henderson County, Texas, (D.R.H.C.T.), and being further described as follows:

BEGINNING at a set 1/2" iron rod with Goodwin-Lasiter cap at the Southeast corner of tract herein described, also being the Southeast corner of the referenced 40.7 acre tract, same being the Northeast corner of a 22.59 acre tract described as Tract Two by deed to Kip Carlton Estep as recorded in Document Number 2010-00013992 of the Official Records of Henderson County, Texas (O.R.H.C.T.) and being on the West line of a 20.00 acre tract of land described by deed to Robert M. Campbell and Julia Martin Campbell, as recorded in Volume 2137, Page 246, D.R.H.C.T. and being the POINT OF BEGINNING (N: 6,732,871.481, E: 2,839,503.930 Grid);

- (1) **THENCE** S 87°44'47" W, along the South line of tract herein described tract, the North line of the 22.59 acre tract, a distance of 227.03 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap at the Southwest corner of the tract herein described, from which a found 1/2" iron rod in the South line of the referenced 40.7 acre tract bears S 87°44'47" W, a distance of 1402.51 feet;
- (2) **THENCE** N 59°11'26" E, along the North line of tract herein described, a distance of 259.28 feet to a set 1/2" iron rod with Goodwin-Lasiter cap, being the Northeast corner of tract herein described and on the East line of the referenced 40.7 acre tract and the West line of the aforesaid 20.00 acre tract, from which an axle found for the Northeast corner of the 40.7 acre tract bears N 01°55'36" W, a distance of 955.91 feet ;
- (3) **THENCE** S 01°55'36" E, along the East line of tract herein described and the West line of the 20.00 acre tract, a distance of 123.94 feet to the POINT OF BEGINNING, containing 0.323 acre (14,068 square feet) of land, more or less.


NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83)(2007) with all distances adjusted to surface by project combined scale factor of 0.9999804020.

NOTE: Plat to accompany this legal description

I do certify on this 24th day of June, 2015, to Fidelity National Title Insurance Company, Attorney's Title Company of Henderson County and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of June 5, 2015, 04:09 pm issued date of June 15, 2015, GF # 15-314-DD affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey.



Morrie L. Apodaca
Registered Professional Land Surveyor
Texas Registration Number 5613



Dated: JUNE 24, 2015

Goodwin – Lasiter – Strong
1609 S. Chestnut St., Suite. 202
Lufkin, Texas 75901
TBPLS Firm No. 10110900

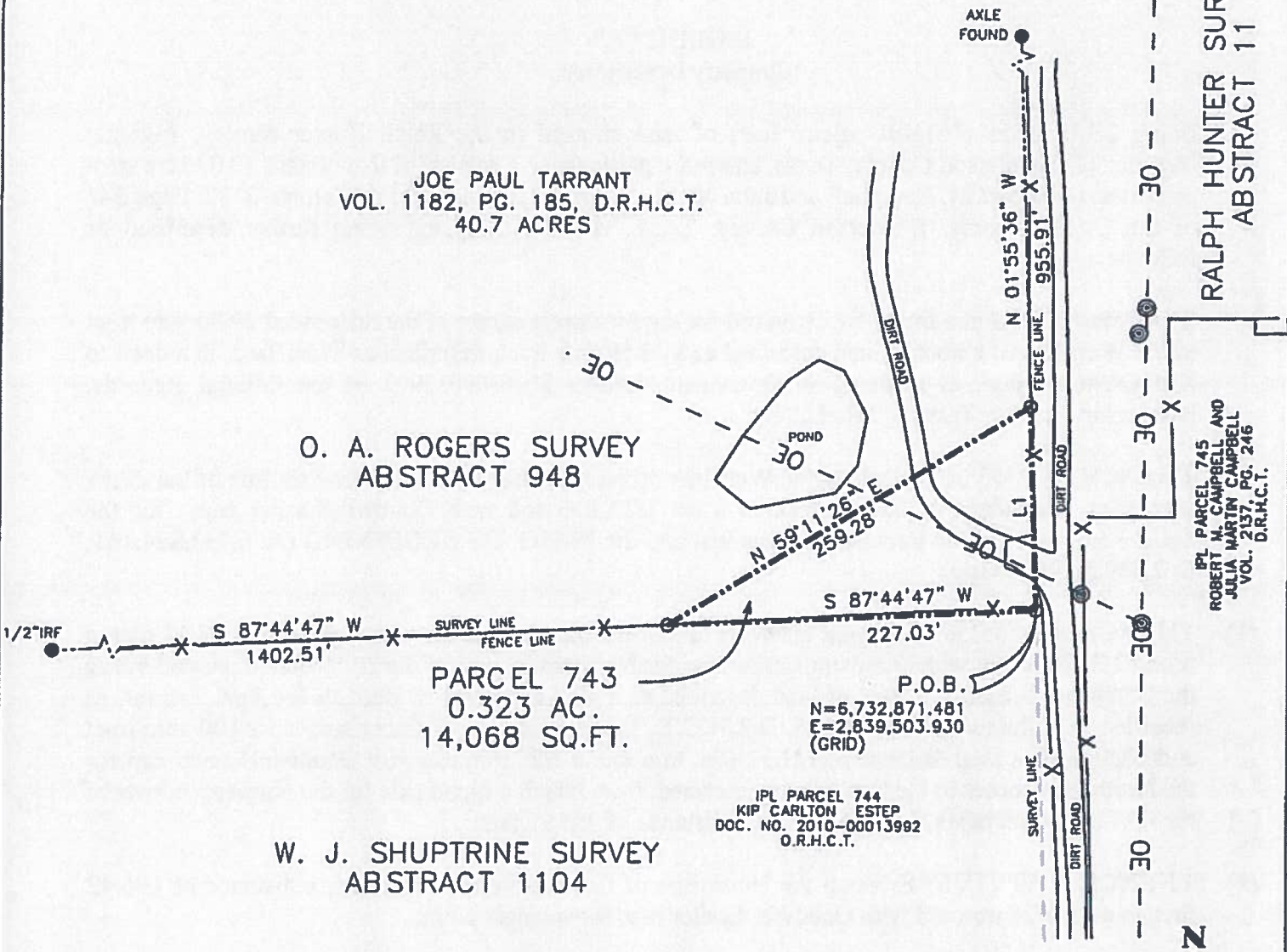
EXHIBIT "A"
PARCEL 743

JOE PAUL TARRANT
VOL. 1182, PG. 185, D.R.H.C.T.
40.7 ACRES

O. A. ROGERS SURVEY
ABSTRACT 948

RALPH HUNTER SURVEY
ABSTRACT 11

IPL PARCEL 745
ROBERT M. CAMPBELL AND
JULIA MARTIN CAMPBELL
VOL. 2137, PG. 246
D.R.H.C.T.



1/2" IRF
S 87°44'47" W
1402.51'

PARCEL 743
0.323 AC.
14,068 SQ.FT.

P.O.B.
N=6,732,871.481
E=2,839,503.930
(GRID)

IPL PARCEL 744
KIP CARLTON ESTEP
DOC. NO. 2010-00013992
O.R.H.C.T.

W. J. SHUPTRINE SURVEY
ABSTRACT 1104

NOTE: NO KNOWN UNDERGROUND UTILITIES- 1/18/2013



LEGEND

- = MARKER FOUND AS NOTED
- = 1/2-INCH IRON ROD
W/GOODWIN-LASITER CAP SET
- ⊙ = POWER POLE

LINE TABLE

NO	BEARING	DISTANCE
L1	S 01°55'36" E	123.94'



GRAPHIC SCALE IN FEET
1" = 100'

NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.



GOODWIN-LASITER-STRONG
ENGINEERS - ARCHITECTS
SURVEYORS
TSPS FROM REGISTRATION #10110800
1809 S. CHESTNUT ST., SUITE 202
LUFKIN, TX 75901
(936) 637-4900 (TEL)
(936) 637-6330 (FAX)
PROJ NO: 245135
SCALE: 1" = 100'
DATE: 6-24-2015
DRAWN BY: WBB
CHECKED BY: WLA
REVISED DATE:

PRINTED ON:
7/14/2015
8:27:12 AM



SHEET TITLE

EXHIBIT "A"
SEGMENT 19-1, PARCEL 743
JOE PAUL TARRANT

PROJECT

INTEGRATED PIPELINE PROJECT

BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM (NAD83)(2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY PROJECT COMBINED SCALE FACTOR 0.9999804020

EXHIBIT "A"
Property Description

Being 2.328 acres (101,401 square feet) of land situated in the Ralph Hunter Survey, Abstract Number 11, Henderson County, Texas, and more particularly a portion of that certain 20.00 acre tract conveyed to Robert M. Campbell and Julia Martin Campbell, as recorded in Volume 2137, Page 246 of the Deed Records, Henderson County, Texas, (D.R.H.C.T.), and being further described as follows:

COMMENCING at a found 5/8" iron rod for the southwest corner of the referenced 20.00 acre tract in the West line of a tract of land described as a 22.59 acre tract, described as Tract Two, in a deed to Kip Carlton Estep, as recorded in Document Number 2010-00013992 of the Official Records, Henderson County, Texas, (O.R.H.C.T.);

THENCE N 01°55'36" W, along the West line of the referenced tract and the East line of the 22.59 acre tract, a distance of 251.25 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap, for the Southwest corner of the tract herein described and the **POINT OF BEGINNING** (N: 6,732,824.141, E: 2,839,505.523 Grid)

- (1) **THENCE** N 01°55'36" W, along the West line of the tract herein described, passing at 47.37 feet, a found 1/2" iron rod, with Goodwin-Lasiter cap for Northeast corner of the 22.59 acre tract, and being the Southeast corner of a tract of land described as a 40.7 acre tract by deed to Joe Paul Tarrant, as recorded in Volume 1182, Page 185, D.R.H.C.T., in the West line of the referenced 20.00 acre tract and continuing a total distance of 171.31 feet, to a found 1/2" iron rod with Goodwin-Lasiter cap for the Northwest corner of the tract herein described, from which a found axle for the northeast corner of the 40.7 acre tract bears N 01°55'36" W, a distance of 955.91 feet;
- (2) **THENCE** N 59°11'26" E, along the North line of the tract herein described, a distance of 196.42 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap, for an angle point;
- (3) **THENCE** N 86°43'13" E, along the North line of the tract herein described, a distance of 476.96 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap at the Northeast corner of the tract herein described, in the East line of the referenced tract and the West line of a tract of land described as a 50.68 acre tract by deed to Marvin P. Holcomb or Rosemary Holcomb, trustees for the Marvin & Rosemary Holcomb Living Trust, as recorded in Volume 2756, Page 751, D.R.H.C.T., from which a found 1/2" iron rod for the northeast corner of the referenced 20.00 acre tract bears N 01°45'26" W, a distance of 835.65 feet;
- (4) **THENCE** S 01°45'26" E, along the East line of the tract herein described, the referenced 20.00 acre tract and the West line of the 50.68 acre tract, a distance of 150.05 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap at the Southeast corner of the tract herein described, from which a found 5/8" iron rod for a reference to the Southeast corner of the 20.00 acre tract bears S 01°45'26" E, a distance of 353.98 feet;
- (5) **THENCE** S 86°43'13" W, along the South line of the tract herein described, a distance of 436.22 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap for an angle point in the South line;

- (6) **THENCE S 59°11'26" W**, along the South line of the tract herein described, a distance of 242.42 feet, to the **POINT OF BEGINNING**, containing 2.328 acres (101,401 square feet) of land, more or less.


NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83)(2007) with all distances adjusted to surface by project combined scale factor of 0.9999804020.

NOTE: Plat to accompany this legal description

I do certify on this 7th day of July, 2015, to Fidelity National Title Insurance Company, Attorney's Title Company of Henderson County and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of June 10, 2015, 04:49pm, issued date of June 18, 2015, 04:52 pm, GF # 15-315-DD affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey.


Morrie L. Apodaca
Registered Professional Land Surveyor
Texas Registration Number 5613



Dated: July 7, 2015

EXHIBIT "A"
PARCEL 745

RALPH HUNTER SURVEY
ABSTRACT 11

ROBERT M. CAMPBELL AND
JULIA MARTIN CAMPBELL
VOL. 2137, PG. 246
D.R.H.C.T.
20.00 ACRES

PARCEL 745
2.328 AC.
101,401 SQ.FT.

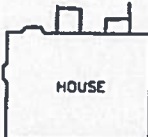
ROBERT M. CAMPBELL AND
JULIA MARTIN CAMPBELL
VOL. 2137, PG. 246
D.R.H.C.T.
20.00 ACRES

IPL PARCEL 746
MARVIN P. HOLCOMB OR ROSEMARY HOLCOMB, TRUSTEES
FOR THE MARVIN & ROSEMARY HOLCOMB LIVING TRUST
VOL. 2756, PG. 751
D.R.H.C.T.

IPL PARCEL 743
JOE PAUL TARRANT
VOL. 1182, PG. 185
D.R.H.C.T.

O. A. ROGERS SURVEY
ABSTRACT 948

W. J. SHUPTRINE SURVEY
ABSTRACT 1104



N 01°55'36" W 955.91'
N 01°55'36" W 251.25'
N 01°55'36" W 171.31'

30'

30'

30'

30'

LEGEND

- = MARKER FOUND AS NOTED
- = 1/2-INCH IRON ROD
W/GOODWIN-LASITER CAP SET
- ⊙ = POWER POLE

NOTE: NO KNOWN UNDERGROUND UTILITIES- 1/18/2013

LINE TABLE

NO	BEARING	DISTANCE
L1	N 01°55'36" W	171.31'



GRAPHIC SCALE IN FEET
1" = 100'

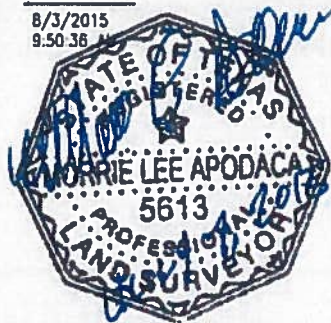
NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.



GOODWIN-LASITER-STRONG
ENGINEERS - ARCHITECTS
SURVEYORS
TEPLS FROM REGISTRATION #10110000
1609 S. CHESTNUT ST., SUITE 202
LUFKIN, TX 75901
(936) 637-4900 (TEL)
(936) 637-6330 (FAX)

PROJ NO: 245135
SCALE: 1" = 100'
DATE: 7-7-2015
DRAWN BY: WBB
CHECKED BY: MJA
REVISED DATE:

PRINTED ON:
8/3/2015
9:50:36 AM



SHEET TITLE

EXHIBIT "A"
SEGMENT 19-1, PARCEL 745
ROBERT M. CAMPBELL AND
JULIA MARTIN CAMPBELL

PROJECT

INTEGRATED PIPELINE PROJECT

BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE
SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM
(NAD83)(2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY
PROJECT COMBINED SCALE FACTOR 0.9999804020

EXHIBIT "A"
Property Description

Being 1.805 acres (78,623 square feet) of land situated in the Ralph Hunter Survey, Abstract Number 11, Henderson County, Texas, and more particularly a portion of that 3.00 acre tract described as Tract Two and a portion of that 4.00 acre tract described as Tract Three as conveyed to Roneisa Matero, as recorded in Volume 2450, Page 178 of the Deed Records, Henderson County, Texas, (D.R.H.C.T.), and being further described as follows:

COMMENCING at a found fence corner post for the Northwest corner of the referenced 4.00 acre tract and an Ell corner of that certain 50.68 acre tract, conveyed to Marvin P. Holcomb or Rosemary Holcomb, trustees for the Marvin & Rosemary Holcomb Living Trust, dated February 27, 2007 as recorded in Volume 2756, Page 751, D.R.H.C.T.

THENCE N 86°44'20" E, along the North line of the referenced tract and a South line of the 50.86 acre tract, a distance of 400.34 feet, to a found 1/2" iron rod with Goodwin-Lasiter cap, for the Northwest corner of the tract herein described and the **POINT OF BEGINNING** (N: 6,732,975.296, E: 2,841,133.397 Grid)

- (1) **THENCE** N 86°44'20" E, along the North line of the referenced tract and a South line of the 50.86 acre tract, a distance of 262.50 feet, to a found 1/2" iron rod, for Northeast corner of the referenced 4.00 acre tract, and the Northwest corner of the referenced 3.00 acre tract for an angle point;
- (2) **THENCE** N 84°43'09" E, along the North line of the tract herein described, a distance of 17.32 feet, to a found 1/2" iron rod with Goodwin-Lasiter cap, for the Northeast corner of the tract herein described, from which a found 1/2" iron rod for the Northeast corner of the 3.00 acre tract bears N 84°43'09" E, a distance of 455.47 feet;
- (3) **THENCE** S 60°58'06" E, along the Northeast line of the tract herein described, a distance of 396.11 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap at the Southeast corner of the tract herein described, in the Northwest line of Farm to Market Road 2588 (Right of Way Varies), from which a found Right of Way monument bears N 20°32'58" E, a distance of 29.67 feet;
- (4) **THENCE** S 20°32'58" W, along the Southeast line of the tract herein described, the Northwest Right of Way of Farm to Market Road 2588, a distance of 71.06 feet, to a found Right of Way monument for an angle point of the tract herein described;
- (5) **THENCE** S 17°18'54" W, along the Southeast line of the tract herein described, the Northwest Right of Way of Farm to Market Road 2588, a distance of 63.16 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap for the Southeast corner of the referenced 3.00 acre tract and the tract herein described and the Northeast corner of a tract of land described as an 84.77 acre tract, described as Tract One, to Kip Carlton Estep, as recorded in Document Number 2010-00013992 of the Official Public Records, Henderson County, Texas, (O.P.R.H.C.T.);

- (6) **THENCE S 87°16'46" W**, along the South line of the tract herein described and the North line of the 84.77 acre tract and along County Road 4530, a distance of 33.97 feet, to a set 1/2" iron rod with Goodwin-Lasiter cap for the Southwesterly corner of the herein described tract, from which a found 1/2" iron rod, for the Southwest corner of the referenced 3.00 acre tract bears S 86°16'46" W, a distance of 271.22 feet;
- (7) **THENCE N 60°58'06" W**, a distance of 626.73 feet, to the **POINT OF BEGINNING**, containing 1.805 acre (78,623 square feet) of land, more or less.


NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83)(2007) with all distances adjusted to surface by project combined scale factor of 0.9999804020.

NOTE: Plat to accompany this legal description

I do certify on this 24th day of September, 2015, to Fidelity National Title Insurance Company, Attorney's Title Company of Henderson County and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by Fidelity National Title Insurance Company, with an effective date of June 5, 2015, 04:09 pm, issued date of June 16, 2015, 11:56 am, GF # 15-312-DD affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition IV Survey.



Morrie L. Apodaca
Registered Professional Land Surveyor
Texas Registration Number 5613

Dated: SEPTEMBER 24, 2015



RALPH HUNTER SURVEY
ABSTRACT 11

EXHIBIT "A"
PARCEL 747

IPL PARCEL 746
MARVIN P. HOLCOMB OR ROSEMARY HOLCOMB, TRUSTEES
FOR THE MARVIN & ROSEMARY HOLCOMB LIVING TRUST,
DATED FEBRUARY 27, 2007
VOL. 2756, PG. 751
D.R.H.C.T.

P.O.B.
N=6,732,975.296
E=2,841,133.397
(GRID)

N 86°44'20" E
400.34'

N 86°44'20" E
262.50'

FENCE LINE
N 84°43'09" E
455.47'

RONEISA MATERO
TRACT TWO
VOL. 2450, PG. 178
D.R.H.C.T.
3.00 ACRES

PARCEL 747
1.805 AC.
78,623 SQ.FT.

RONEISA MATERO
TRACT THREE
VOL. 2450, PG. 178
D.R.H.C.T.
4.00 ACRES

FARM TO MARKET ROAD 4530
NO DEED OF RECORD FOUND
RIGHT-OF-WAY VARIES

KIP CARLTON ESTEP
DOC. NO. 2010-00013992
O.P.R.H.C.T.

NOTE: KNOWN UNDERGROUND UTILITIES SHOWN
ARE QUALITY LEVEL C SUE (1-16-2013)

LINE TABLE

NO	BEARING	DISTANCE
L1	N 84°43'09" E	17.32'
L2	N 20°32'58" E	29.67'
L3	S 20°32'58" W	71.06'
L4	S 17°18'54" W	63.16'
L5	S 87°16'46" W	33.97'



GRAPHIC SCALE IN FEET
1" = 100'

LEGEND

- = MARKER FOUND AS NOTED
- = 1/2-INCH IRON ROD
W/GOODWIN-LASITER CAP SET
- ⊙ = POWER POLE

NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.



GOODWIN-LASITER-STRONG
ENGINEERS - ARCHITECTS
SURVEYORS
TEXAS FIRM REGISTRATION #10110800
1609 S CHESTNUT ST., SUITE 202
LUFKIN, TX 75901
(936) 637-4900 (TEL)
(936) 637-6330 (FAX)
PROJ NO: 245135
SCALE: 1" = 100'
DATE: 9-24-2015
DRAWN BY: WBB
CHECKED BY: MIA
REVISED DATE:

PRINTED ON:

11/9/2015
8:31:22 AM



SHEET TITLE

EXHIBIT "A"
SEGMENT 19-1, PARCEL 747
RONEISA MATERO

PROJECT

INTEGRATED PIPELINE PROJECT

BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE
SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM
(NAD83) (2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY
PROJECT COMBINED SCALE FACTOR 0.9999804020

PG. 4 OF 6

EXHIBIT "A"
Property Description

Being 5.036 acres (219,390 square feet) of land situated John Ferguson Survey, Abstract Number 22, Anderson County, Texas, and more particularly in that certain 14.64 acre tract, (Tract Three) of land conveyed to Dudley D. Warrington, as described by deed recorded in Volume 2059, Page 189, Official Public Records of Anderson County, Texas, (O.P.R.A.C.T.), the following also have an undivided interest in said Tract Three; Amy Elizabeth Dansby, David Craig Dansby, and Jennifer Leigh Dansby, per Affidavit of Heirship recorded in Volume 960, Page 104, Deed Records of Anderson County, Texas, (D.R.A.C.T.), Roy E. Davis, Jr., as described by deed recorded in Volume 1821, Page 786, O.P.R.A.C.T., C. Michael Davis, as described by deed recorded in Volume 1291, Page 773, O.P.R.A.C.T., and Julie Nellene Warrington Mansfield and Laquita Joy Warrington Burdine, per Proof of Heirship recorded in Volume 938, Page 362, D.R.A.C.T., being further described as follows:

BEGINNING at a found 1/2 inch iron rod at the Southwest corner of said Dudley D. Warrington 14.64 acre tract and tract herein described, and on the East line of a called 23.678 acre tract, (save and except a called 1.167 acre tract), conveyed to Jesse Warren Moore and Virginia L. Moore, husband and wife, as described by deed recorded in Volume 1270, Page 686, Real Property Records of Anderson County, Texas, (R.P.R.A.C.T.), said iron rod found also being at the **POINT OF BEGINNING** (N: 6,720,307.098, E: 2,906,837.420, Grid);

- (1) **THENCE** N 07°39'20" E, a distance of 151.74 feet along the East line of said Moore 23.678 acre save and except a 1.167 acre tract and the West line of said Warrington 14.64 acre tract, to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 at the Northwest corner of tract herein described;
- (2) **THENCE** N 88°58'46" E, a distance of 1273.60 feet to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 at an angle point in the North line of tract herein described;
- (3) **THENCE** N 83°58'46" E, a distance of 175.41 feet to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 at an angle point in the North line of tract herein described;
- (4) **THENCE** N 87°28'46" E, a distance of 1.06 feet to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 in the East line of said Warrington 14.64 acre tract and the West line of a called 10.199 tract conveyed to The Hanson Family Revocable Trust, Donald Ross Hanson and Carolyn Ruth Hanson, Trustees, same being the Northeast corner of tract herein described;
- (5) **THENCE** S 01°51'06" E, a distance of 150.33 feet along the East line of said Warrington 14.64 acre tract and the West line of said Hanson Family Revocable Trust 10.199 acre tract to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 at the Southeast corner of tract herein described from which a found 1/2 inch iron rod in said East line and said West line bears S 01°51'06" E, a distance of 4.88 feet;

- (6) **THENCE** S 83°58'46" W, a distance of 172.09 feet to a set 1/2 inch iron rod with plastic cap stamped K.L.K. #4687 on South line of said Warrington 14.64 acre tract and at an angle point in the South line of tract herein described;
- (7) **THENCE** S 88°58'46" W, a distance of 1303.04 feet, with said South line, to the **POINT OF BEGINNING**, containing 5.036 acres (219,390 square feet) of land, more or less.

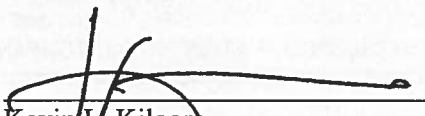
NOTE: Basis of bearing is the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum 1983 (NAD 83) (2007) with all distances adjusted to surface by project combined scale factor of 0.9999804020.

NOTE: Plat to accompany this legal description

I do certify on this 19th day of September, 2013 to First National Title Insurance Company, Texas First Title Company, L.L.C., and Tarrant Regional Water District, that a survey was made on the ground as per the field notes shown on this survey and is true and correct according to the standards of the Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III survey, and accurate as to the boundaries and areas of the subject property and the size, location and type of buildings and improvements, if any, and shows the location of all visible easements and rights-of-way and the rights-of-way, easements and other matters of record as listed in Schedule B of the Commitment for Title issued by WFG National Title Insurance Company, with an effective date of December 3, 2012, issued date of December 10, 2012, GF # 10916.TFT affecting the subject property and listed in Exhibit "A-1" attached hereto.

Except as shown on the survey: (i) there are no visible encroachments upon the subject property by visible improvements on adjacent property, (ii) there are no visible encroachments on adjacent property, streets or alleys by any visible improvements on the subject property, and (iii) there are no visible conflicts or discrepancies.

This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 2, Condition III Survey.


Kevin L. Kilgore
Registered Professional Land Surveyor
Texas Registration Number 4687

Dated: 9/20/13

LEGEND

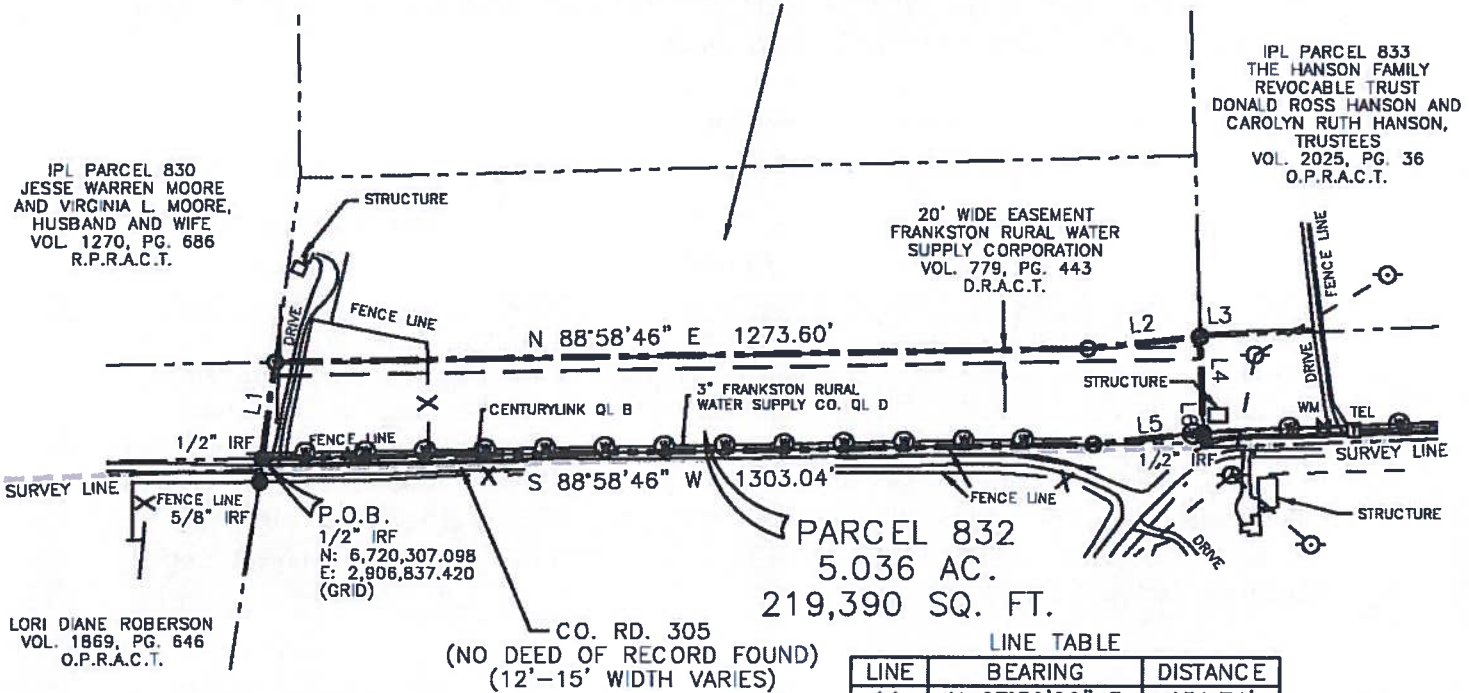
- = MARKER FOUND AS NOTED
- = 1/2" IRON ROD SET WITH K.L.K. #4687 CAP
- ⊙ = POWER POLE

**EXHIBIT "A"
PARCEL 832**

**JOHN FERGUSON SURVEY
ABSTRACT 22**

DUDLEY D. WARRINGTON
VOL. 2059, PG. 189
O.P.R.A.C.T.
TRACT THREE
CALLED 14.64 AC.

UNDIVIDED INTEREST IN SAME HELD BY THE FOLLOWING:
AMY ELIZABETH DANSBY, DAVID CRAIG DANSBY, AND JENNIFER LEIGH DANSBY,
PER AFFIDAVIT OF HEIR-SHIP, VOL. 960, PG. 104, D.R.A.C.T.,
ROY E. DAVIS, JR., VOL. 1821, PG. 786, O.P.R.A.C.T.,
C. MICHAEL DAVIS, VOL. 1291, PG. 773, O.P.R.A.C.T., AND
JULIE NELLENE WARRINGTON MANSFIELD AND LAQUITA JOY WARRINGTON BURDINE,
PER PROOF OF HEIR-SHIP VOL. 938, PG. 362, D.R.A.C.T.



LINE TABLE

LINE	BEARING	DISTANCE
L1	N 07°39'20" E	151.74'
L2	N 83°58'46" E	175.41'
L3	N 87°28'46" E	1.06'
L4	S 01°51'06" E	150.33'
L5	S 83°58'46" W	172.09'
L6	S 01°51'06" E	4.88'

**JOSEPH FERGUSON SURVEY
ABSTRACT 23**



GRAPHIC SCALE IN FEET
1" = 300'

NOTE: KNOWN UNDERGROUND UTILITIES SHOWN ARE
QUALITY LEVEL B AND D SUE - (10/10/2012)

NOTE: LEGAL DESCRIPTION TO ACCOMPANY THIS PLAT.

Kilgore & Company, Inc.
www.kilgore.com
6712 PALUXY DRIVE
TYLER, TX 75703
(903) 581-7800 (TEL)
(903) 581-3756 (FAX)

PRINTED ON:
9/20/2013
10:01:15 AM



SHEET TITLE

EXHIBIT "A"
SEGMENT 19-1, PARCEL 832
DUDLEY D. WARRINGTON, ET AL

PROJECT

INTEGRATED PIPELINE PROJECT

BASIS OF BEARING IS THE TEXAS STATE PLANE COORDINATE
SYSTEM, NORTH CENTRAL ZONE (4202) NORTH AMERICAN DATUM
(NAD83)(2007) WITH ALL DISTANCES ADJUSTED TO SURFACE BY
PROJECT COMBINED SCALE FACTOR 0.9999804020

PG. 3 OF 4

PROJ NO: 201021P832
SCALE: 1" = 300'
DATE: 09-20-2013
DRAWN BY: K/LK
CHECKED BY: RN
REVISED DATE:

In addition, R. Steve Christian, the Real Property Director of TRWD, and the staff of TRWD are granted authority to execute all documents necessary to complete these transactions and to pay all reasonable and necessary closing and related costs incurred with these acquisitions. Director Leonard seconded the motion and the vote in favor was unanimous.

19.

With the recommendation of management and General Counsel, Director Stevens moved to approve a proposed settlement of claims in the Bailey condemnation for the amount of \$795,000. Funding for this settlement is included in the Fiscal Year 2017 General Fund. Director Lane seconded the motion, with Directors Henderson, Stevens, Lane and Leonard voting in favor. Director Kelleher abstained.

20.

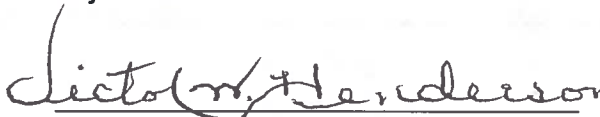
There were no future agenda items approved.

21.

The next board meeting was scheduled for February 21, 2017.

22.

There being no further business before the Board of Directors, the meeting was adjourned.



President



Secretary