

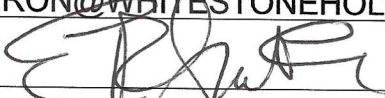
THE CITY OF
BASTROP

3-14-2024

TEXAS

Release from Extraterritorial Jurisdiction (ETJ) Petition

APPLICANT / OWNER

Applicant or Authorized Agent	Owner
Name: ERON SMITH / LOST PINES RV LLC	Name: SAME
Company: DATE OF BIRTH 11-06-1962	Company:
Address: 632 HEATHER LANE	Address:
FRIENDSWOOD TEXAS 77546	
Telephone: 281-389-0194	Telephone:
Email: ERON@WHITESTONEHOLDINGS.NET	Email:
Signature: 	Signature:

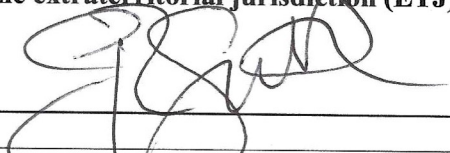
3-14-2024

Eron R. Smith

SITE INFORMATION



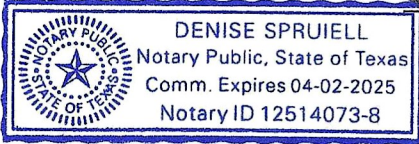
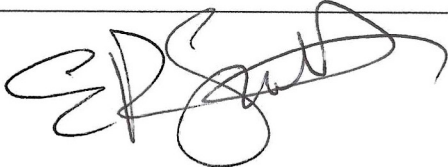
Number of properties within the area to be released:	2 ADJACENT TRACTS
General location or address of area to be released:	110 COTTON TOP, 2.503 ACRES
Total Acres to be released: 128.563 ACRES	201 PAVILLION DRIVE, 126.06 ACRES
County of Request BASTROP	

REQUIRED ITEMS FOR PETITION
(Applicant must initial next to each item)

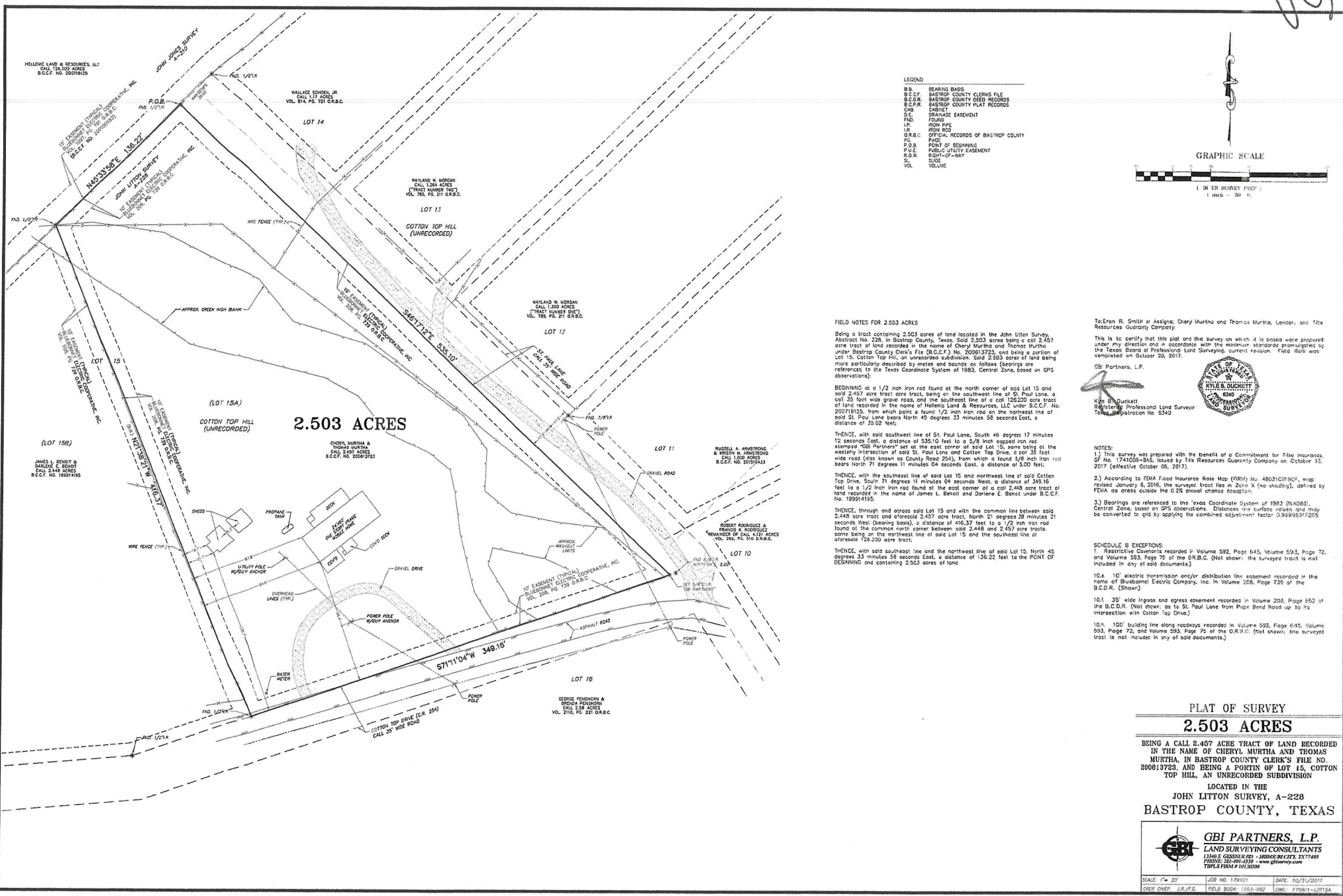
<input type="checkbox"/>	Completed Application
<input type="checkbox"/>	Exact Property description in the form of: 1) Metes and Bounds, or 2) Identification of the property (Lot and Block) on a Recorded Plat
<input type="checkbox"/>	Signed "Release from ETJ Petition" (see next page) 50% of all owners within the area to be released must provide a NOTARIZED signature
<input type="checkbox"/>	If property is owned by an entity, estate, trust, etc. – provide proof of authority to sign on behalf of the entity, estate, trust, etc.
<input type="checkbox"/>	If current ownership differs from data available on the Appraisal District website provide deed(s) as proof of ownership
<input type="checkbox"/>	Owner of the property acknowledges that with the submittal of this petition, that they may no longer assume they will have the ability to receive City of Bastrop utility or emergency services for the property being removed for the extraterritorial jurisdiction (ETJ) of the City of Bastrop .
<input type="checkbox"/>	Owners signature required: 

CITY OF BASTROP RELEASE FROM ETJ PETITION

By signing this petition, I hereby request to be removed from the City of BASTROP Extraterritorial Jurisdiction (ETJ). I hereby affirm that I am the legal owner of the property identified below (attach additional pages as required).

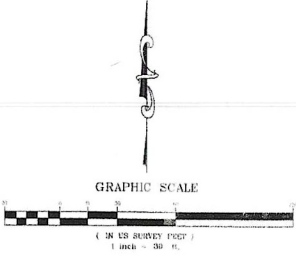
Tax ID # and Physical Address	Property Owners Signature	Notary
		<p>State of <u>Texas</u> County of <u>Galveston</u> The instrument was signed or acknowledged before me on <u>3-14-24</u> By <u>Eron Smith</u> Print name of signer(s)   Notary Signature</p>
		<p>State of _____ County of _____ The instrument was signed or acknowledged before me on _____ By _____ Print name of signer(s) _____ Notary Signature</p>

[Handwritten signature]



LEGEND

B	BEARING BASIS
B.C.C.F.	BASTROP COUNTY CLERKS FILE
B.C.S.R.	BASTROP COUNTY DEED RECORDS
B.C.P.R.	BASTROP COUNTY PLAT RECORDS
C.M.	CADASTRAL
D.E.	DEED EASEMENT
F.M.	FOUND
I.P.	IRON PIPE
I.P.S.	IRON PIPE SURVEY
O.R.B.C.	OFFICIAL RECORDS OF BASTROP COUNTY
P.L.	PLAT
P.O.B.	POINT OF BEGINNING
P.U.E.	PUBLIC UTILITY EASEMENT
R.O.W.	RIGHT-OF-WAY
S.	SIDE
VOL.	VOLUME



FIELD NOTES FOR 2.503 ACRES

Being a tract containing 2.503 acres of land located in the John Litton Survey, Abstract No. 228, in Bastrop County, Texas. Said 2.503 acres being a cot 2.457 acre tract of land recorded in the name of Cheryl Murtha and Thomas Murtha under Bastrop County Clerk's File (B.C.C.F.) No. 2006137223, and being a portion of Lot 15, Cotton Top Hill, an unrecorded subdivision, said 2.503 acres of land being more particularly described by meters and seconds as follows (bearings are referenced to the Texas Coordinate System of 1983, Central Zone, based on GPS observations):

BEGINNING at a 1/2 inch iron rod found at the north corner of said Lot 15 and said 2.457 acre tract, being on the southwest line of St. Paul Lane, a cot 35 foot wide gravel road, and the southeast line of a cot 126,200 acre tract of land recorded in the name of Holencik Land & Resources, LLC under B.C.C.F. No. 200718125, from which point a found 1/2 inch iron rod on the northeast line of said St. Paul Lane bears North 45 degrees 33 minutes 58 seconds East, a distance of 35.02 feet;

THENCE, with said southwest line of St. Paul Lane, South 46 degrees 17 minutes 12 seconds East, a distance of 535.10 feet to a 5/8 inch capped iron rod stamped "MSI Robinson" set at the east corner of said Lot 15, same being at the westerly intersection of said St. Paul Lane and Cotton Top Drive, a cot 35 foot wide road (also known as County Road 254), from which a found 5/8 inch iron rod bears North 71 degrees 11 minutes 04 seconds East, a distance of 5.00 feet;

THENCE, with the southeast line of said Lot 15 and the northeast line of said Cotton Top Drive, South 71 degrees 11 minutes 04 seconds West, a distance of 349.16 feet to a 1/2 inch iron rod found at the east corner of a cot 2.468 acre tract of land recorded in the name of James L. Benoit and Darlene E. Benoit under B.C.C.F. No. 199941315;

THENCE, through and across said Lot 15 and with the common line between said 2.468 acre tract and a 2.457 acre tract, North 21 degrees 38 minutes 21 seconds West (bearing based), a distance of 416.37 feet to a 1/2 inch iron rod found at the common north corner between said 2.468 and 2.457 acre tracts, same being on the northwest line of said Lot 15 and the southeast line of a 126,200 acre tract;

THENCE, with said southeast line and the northwest line of said Lot 15, North 45 degrees 33 minutes 58 seconds East, a distance of 136.22 feet to the POINT OF BEGINNING, one containing 2.503 acres of land.

To: Eron R. Smith or Assigns; Cheryl Murtha and Thomas Murtha, Lessee, and Title Resources Guaranty Company.

This is to certify that this plat and the survey on which it is based were prepared under my direction and in accordance with the minimum standards promulgated by the Texas Board of Professional Land Surveying, current revision. Field work was completed on October 20, 2017.

CS Partners, L.P.



Kyle B. Duckett
Registered Professional Land Surveyor
Texas Registration No. 6540

- NOTES:**
- 1.) This survey was prepared with the benefit of a Commitment for Title Insurance, OF No. 1741028-BAS, issued by Title Resources Guaranty Company on October 13, 2017 (effective October 6, 2017).
 - 2.) According to FEMA Flood Insurance Rate Map (FIRM) No. 4802101750C, maps revised January 8, 2016, the surveyed tract lies in Zone X (no shading), defined by FEMA as areas outside the 0.2% annual chance floodplain.
 - 3.) Bearings are referenced to the Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS observations. Distances in surface values and may be converted to grid by applying the combined adjustment factor 0.99999517205.
- SCHEDULE B EXCEPTIONS**
1. Restrictive Covenants recorded in Volume 592, Page 645, Volume 593, Page 72, and Volume 593, Page 75 of the O.R.B.C. (Not shown; the surveyed tract is not included in any of said documents.)
 10. 10' electric transmission and/or distribution line easement recorded in the name of Bluebonnet Electric Company, Inc. in Volume 208, Page 739 of the B.C.D.R. (Shown)
 - 10.1. 35' wide Highways and egress easement recorded in Volume 203, Page 552 of the B.C.D.R. (Not shown; as to St. Paul Lane from Paper Bend Road up to its intersection with Cotton Top Drive.)
 - 10.2. 100' building line along roadways recorded in Volume 593, Page 645, Volume 593, Page 72, and Volume 593, Page 75 of the O.R.B.C. (Not shown; the surveyed tract is not included in any of said documents.)

PLAT OF SURVEY
2.503 ACRES

BEING A CALL 2.457 ACRE TRACT OF LAND RECORDED IN THE NAME OF CHERYL MURTHA AND THOMAS MURTHA, IN BASTROP COUNTY CLERK'S FILE NO. 2006137223, AND BEING A PORTION OF LOT 15, COTTON TOP HILL, AN UNRECORDED SUBDIVISION

LOCATED IN THE
JOHN LITTON SURVEY, A-228
BASTROP COUNTY, TEXAS

GBI PARTNERS, L.P.
LAND SURVEYING CONSULTANTS
13340-S GESSNER RD. - SUITE 201 CTX, 75748
PHONE: 214-491-8539 www.gbipartners.com
TIFBLS FIRM # 10130306

SCALE: 1" = 30' JOB NO. 179101 DATE: 10/31/2017
DRAWN BY: J.R./J.C. FIELD BOOK: 1564-002 DWG: 179101-001A

