

THE CITY OF  
**BURLESON**  
 TEXAS

**Release from Extraterritorial Jurisdiction (ETJ) Petition**

**APPLICANT / OWNER**

Applicant or Authorized Agent	Owner
Name: <u>RICHARD</u>	Name: <u>RICHARD DERDSE</u>
Company: :	Company:
Address: <u>102 BLACKJACK LANE</u>	Address: <u>102 BLACK JACK LANE</u>
Telephone: <u>561-441-6376</u>	Telephone: <u>561-441-6376</u>
Email: <u>DDERDSE911@GMAIL.COM</u>	Email: <u>DDERDSE911@GMAIL.COM</u>
Signature: <u>[Signature]</u>	Signature: <u>[Signature]</u>

**SITE INFORMATION**

Number of properties within the area to be released: <u>1</u>	
General location or address of area to be released:	<u>102 BLACKJACK LANE</u>
Total Acres to be released:	<u>0.85 AC</u>
County of Request	<u>JOHNSON</u>

**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"/>	<b>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 Burleson utility or emergency services for the property being removed for the extraterritorial jurisdiction (ETJ) of the City of Burleson. This petition may also trigger CCN discountenance efforts by the City of Burleson.</b>
	Owners signature required: <u>[Signature]</u>

Received by  
 City Secretary's Office

FEB 12 2024

**CITY OF BURLESON RELEASE FROM ETJ PETITION**

By signing this petition, I hereby request to be removed from the City of Burleson 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
126 1002-00205 102 BACKLACK LANE LOT 12 ADST 1002 BLK B OAKVIEW ACRES		State of <u>TX</u> County of <u>JOHNSON</u> The instrument was signed or acknowledged before me on <u>2-12-24</u> By <u>Holly Robe</u> Print name of signer(s)   Notary Signature
		State of _____ County of _____ The instrument was signed or acknowledged before me on _____ By _____ Print name of signer(s) _____ Notary Signature

Richard K DeRose Revocable Living Trust  
102 Blackjack Lane  
Burleson, Texas 76028

11/3/2023

City of Burleson  
141 W Renfro Street  
Burleson, Texas 76028-4296

**RE: Removal of Property from ETJ Chapter 42 Local Government Code - Sec. 42.102**

We would like to petition the City of Burleson Under Section 42.10c of the government for the removal of two pieces of property owned by us jointly.

The properties are describe as follows;

*102 Blackjack Lane, Burleson TX . LOT 12, ABST 1002  
BLK 3 OAKVIEW ACRES ACRES .8584 acres as described in the attached survey.*



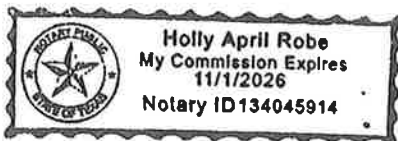
Richard Derose Trustee

STATE OF TEXAS

COUNTY OF JOHNSON

This instrument was acknowledged before me on November 6, 2023 by  
Richard K DeRose Trustee

Notary Stamp

  
Notary Public, State of Texas



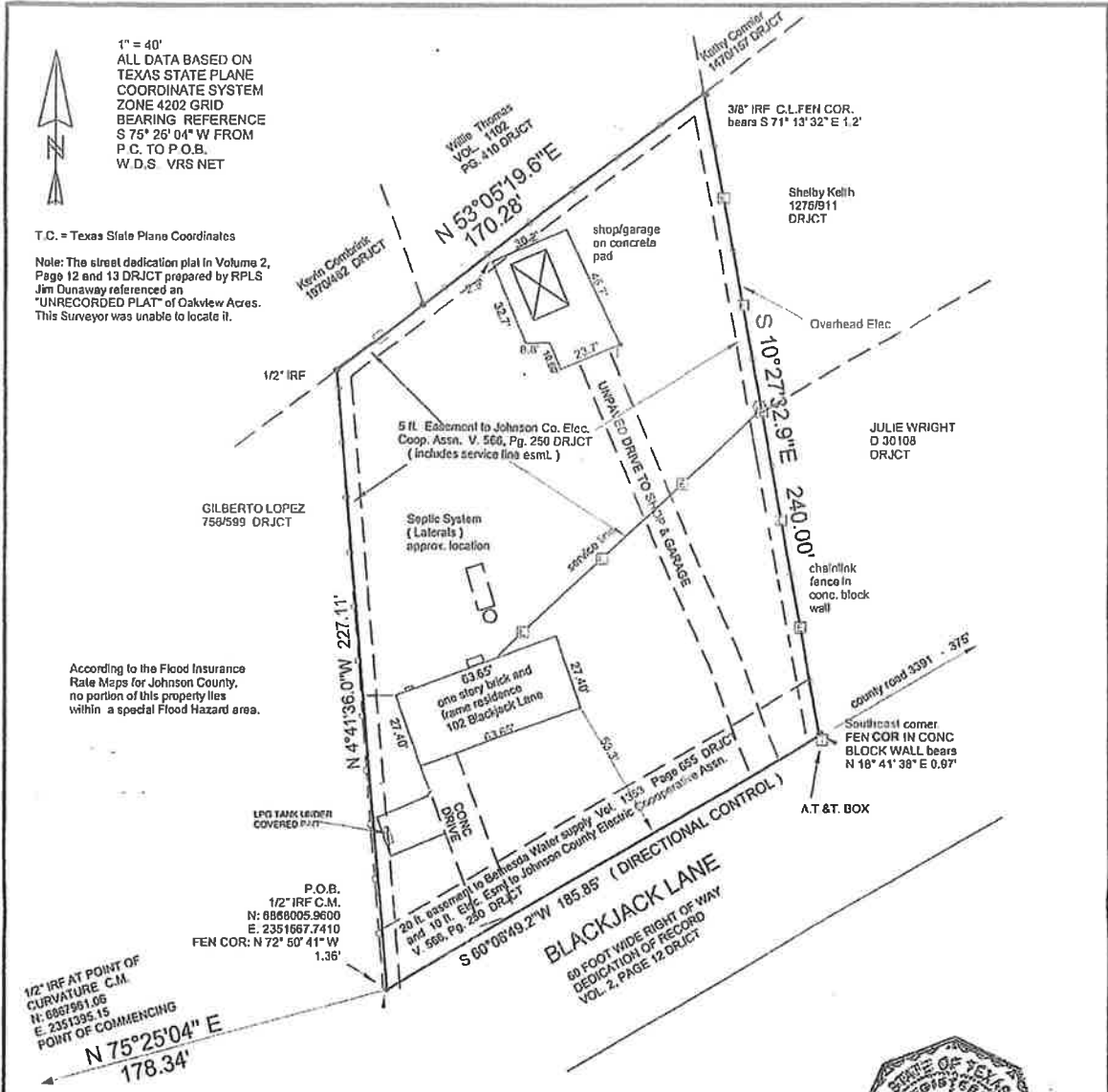
1" = 40'  
 ALL DATA BASED ON  
 TEXAS STATE PLANE  
 COORDINATE SYSTEM  
 ZONE 4202 GRID  
 BEARING REFERENCE  
 S 75° 25' 04" W FROM  
 P.C. TO P.O.B.  
 W.D.S. VRS NET

T.C. = Texas State Plane Coordinates  
 Note: The street dedication plat in Volume 2,  
 Page 12 and 13 DRJCT prepared by RPLS  
 Jim Dunaway referenced an  
 "UNRECORDED PLAT" of Oakview Acres.  
 This Surveyor was unable to locate it.

According to the Flood Insurance  
 Rate Maps for Johnson County,  
 no portion of this property lies  
 within a special Flood Hazard area.

1/2" IRF AT POINT OF  
 CURVATURE C.M.  
 N: 6867961.06  
 E: 2351395.15  
 POINT OF COMMENCING  
 N 75° 25' 04" E  
 178.34'

P.O.B.  
 1/2" IRF C.M.  
 N: 6868005.9600  
 E: 2351667.7410  
 FEN COR: N 72° 50' 41" W  
 1.36'



Being 0.8584 acres in the W.M. Isenhower Survey, Abstract 1002, Johnson County, Texas, and being that same tract described in deed to Robert J Frieden recorded in Volume 1861, Page 534 Deed Records, Johnson County, Texas, said tract being more fully described by metes and bounds as follows:  
 COMMENCING at a 1/2 inch Iron rod found ( control monument) in the North right of way line of Blackjack Lane at the beginning of a curve concave to the North having a Radius of 347.15 feet, and the chord of which is North 75° 25' 04" East 178.34 feet, said Iron rod having T.C. North: 6867961.06 and East: 2351395.15:  
 THENCE North 75° 25' 04" East with said Chord 178.34 feet to a 1/2 inch Iron rod found (control monument) in the North Right of Way of Blackjack Lane for the POINT OF BEGINNING, and Southwest corner of the tract described herein, and being the Southeast corner of a tract described in deed to Gilberto Lopez, recorded in Volume 756, Page 599, Deed Records, Johnson County, Texas. ( said Blackjack Lane being as shown on street dedication plat prepared by Jim Dunaway, R.P.L.S. and recorded in Volume 2, Pages 12 and 13, Plat Records, Johnson County, Texas);  
 THENCE North 04° 41' 36" West with the East line of said Lopez tract 227.11 ( Adjolner is 226.65 feet called ) feet to a 1/2 inch iron rod found;  
 THENCE North 53° 05' 20" East passing at 40.04 feet a 1/2 inch iron rod found for Southwest corner of Thomas tract described in Volume 1102, Page 410, Deed Records, Johnson County, Texas, a total distance of 170.28 ( 170.0 feet called) to a 3/8 inch iron rod found in concrete fence post base for the Northwest corner of the Julie Wright tract recorded in Instrument D30108, Deed Records, Johnson County, Texas, and the Southwest corner of a tract described in deed to Kathy Comier recorded in Volume 1470, Page 157, Deed Records, Johnson County, Texas;  
 THENCE South 10° 27' 33" East with said Wright line 240.00 feet to a point in the North Right of Way of Blackjack Lane ( 60 foot Right of Way) from which a fence post in concrete bears N 18° 42' W 0.97 feet;  
 THENCE South 60° 06' 49" West ( Bearing reference line) with said Right of Way 185.85 feet to the POINT OF BEGINNING, and containing 0.8584 acres, the plat of which shown hereon, is included by reference herein.

PREPARED FROM AN ACTUAL ON THE  
 GROUND SURVEY BY ME.  
 TED HARP, RPLS 2002  
 12-17-2012  
 revised: 12-21-12  
 TED HARP LAND SURVEYING 433 LOUELLA DRIVE WEST HURST, TEXAS 76054 RJFRIEDN.ZAK