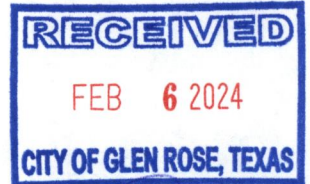


City of Glen Rose



Dinosaur Capital of Texas

201 NE Vernon Street, PO Box 1949, Glen Rose, Texas 76043
(254) 897-2272 Fax: (254) 897-7989



[Handwritten signature]

PETITION REQUESTING ANNEXATION BY AREA LANDOWNERS

TO THE MAYOR OF THE GOVERNING BODY OF GLEN ROSE, TEXAS:

The undersigned owners of the hereinafter described tract of land, which is vacant and without residents, or on which fewer than three qualified voters reside, hereby [if applicable: waive the requirement to be offered a development agreement pursuant to Section 43.035, and] petition your honorable Body to extend the present city limits so as to include as part of the City of Glen Rose, Texas, the following described territory, to wit:

2192 N HWY 144, GLEN ROSE, TX 76043
(Here describe the territory covered by the petition by metes and bounds)

We certify that the above described tract of land is contiguous and adjacent to the City of Glen Rose, Texas, is not more than one-half mile in width, and that this petition is signed and duly acknowledged by each and every person having an interest in said land.

Owner:

*3 P Properties LLC
1985 CR 2700 BOX 43
WALNUT SPRINGS, TX 76090*

Signed: *[Signature]*

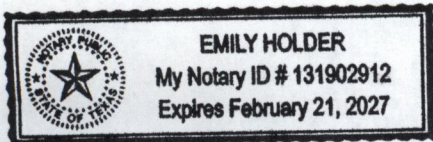
Signed: *(254) 396-0858*

Signed: _____

THE STATE OF TEXAS
COUNTY OF *Somervell*

BEFORE ME, the undersigned authority, on this day personally appeared *Bobby Glenn Wilson*, _____, and _____, known to me to be the persons whose names are subscribed to the foregoing instrument and each acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this *6* day of *February*, 20*24*.



Emily Holder
Notary Public in and for
Somervell County, Texas.

LEGEND:

- (G.R.S.) 1/2" CAPPED IRON ROD SET
- MARKED R.P.L.S. 4540
- FOUND SURVEY MONUMENT (NOTED ON DRAWING)
- OVERHEAD ELECTRIC
- POWER POLE
- D.R.S.C.T. = DEED RECORDS
- SOMERVELL COUNTY TEXAS
- O.P.R.S.C.T. = OFFICIAL PROPERTY RECORDS
- SOMERVELL COUNTY TEXAS
- (N60°00'00"E 200.00') = RECORD INFORMATION

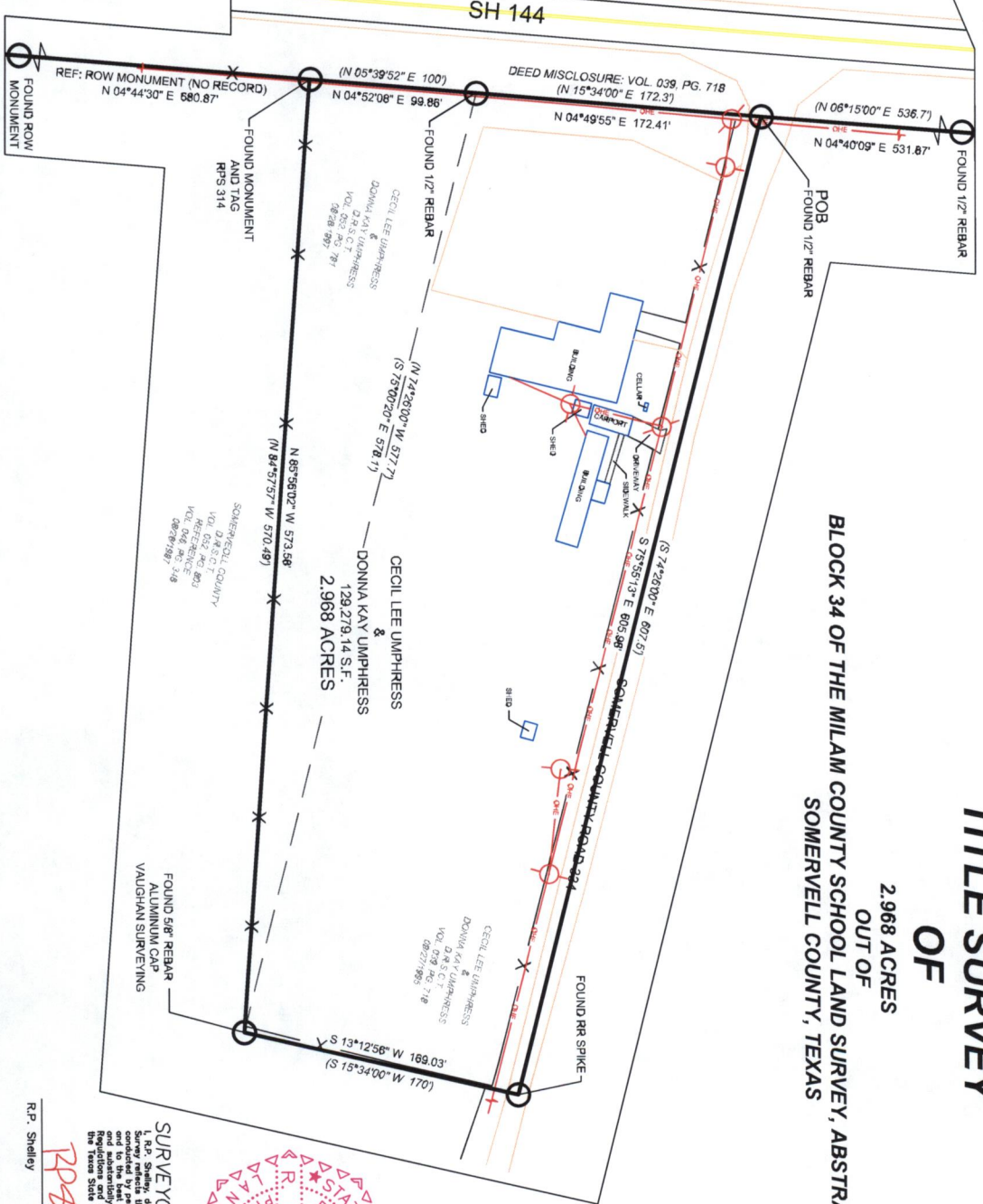
SURVEY DATUM & BASE OF BEARINGS:
 HORIZONTAL DATUM: TEXAS STATE PLANE
 NORTH CENTRAL ZONE (NAD83) - U.S. SURVEY FOOT
 DATE SURVEYED: 04/22/2022
 ALL DISTANCES SHOWN ARE
 GROUND DISTANCES

NOTES:
 1. THIS SURVEY PREPARED IN CONJUNCTION WITH FILE # 1962992. A COMMITMENT TITLE COMMITMENT FOR TITLE INSURANCE WITH AN EFFECTIVE DATE OF 04/15/2022, ISSUED BY: STEWART TITLE GUARANTY COMPANY AND RECEIVED 04/25/2022 FOR SURVEY REVIEW.



TEXAS LAND SURVEYORS
 475 CR 4175
 Cranfills Gap, Texas 76637
 (254) 253 0946
 rickshelley@tmall.com
 Firm No. 10194621

Drawing: C:\Users\jshelley\OneDrive\Projects\Open\Projects\1225_1042_CR 334 - Glen Rose, Somervell County, TX\1225.dwg



TITLE SURVEY
OF
2.968 ACRES
OUT OF
BLOCK 34 OF THE MILAM COUNTY SCHOOL LAND SURVEY, ABSTRACT NUMBER 135
SOMERVELL COUNTY, TEXAS

CECIL LEE UMPHRESS
 DONNA KAY UMPHRESS
 VOL. 039 PG. 718
 D.R.S.C.T. 08/28/98

CECIL LEE UMPHRESS
 &
 DONNA KAY UMPHRESS
 129,279.14 S.F.
 2.968 ACRES

SOMERVELL COUNTY
 VOL. 032 PG. 803
 VOL. REFERENCE
 08/28/98

CECIL LEE UMPHRESS
 DONNA KAY UMPHRESS
 D.R.S.C.T.
 VOL. 039 PG. 718
 08/27/98

FOUND 5/8\"/>

SURVEYOR'S CERTIFICATE
 I, R.P. Shelley, do hereby certify that this Map of Survey reflects the results of an on-the-ground survey conducted by me or under my direct supervision and to the best of my knowledge is true and accurate and substantially complies with the provisions of the Texas State Board of Professional Land Surveying.

R.P. Shelley

R.P.L.S. NO. 4540



METES AND BOUNDS DESCRIPTION OF

2.968 ACRES
OUT OF

BLOCK 34 OF THE MILAM COUNTY SCHOOL LAND SURVEY, ABSTRACT NUMBER 135
SOMERVELL COUNTY, TEXAS

BEING all of 2 tracts of land as 2.968 acres out of Block 34 of the Milam County School Land Survey, Abstract Number 135 in Somervell County, Texas conveyed to Cecil Lee Umphress and Donna Kay Umphress as recorded in the Deed Records of Somervell County Texas (D.R.S.C.T.) Volume 039, Page 718 on 09/27/1995, and Volume 052, Page 791 on 08/28/1997, and being more particularly described by metes and bounds as follows:

(Basis of bearing being: U.S. State Plane Grid - Texas North Central Zone (4203) NAD83 as established using the Smartnet RTK Cooperative Network. Reference frame is NAD83(2011) Epoch 2010.0000. Distances shown are U.S. Survey feet displayed in surface values).

BEGINNING at a found 1/2" rebar on the easterly right of way of State Highway 144 and in the centerline of a 30' ingress-egress easement now called Somervell County Road 334 for the northwest corner of this,

THENCE South 75°55'13" East along the centerline of said easement and county road a distance of 605.98 feet to a found railroad spike for the northeast corner of this;

THENCE South 13°12'56" West departing said easement and county road and generally along an old barbed wire fence a distance of 169.03 feet to a found 5/8" rebar and aluminum cap stamped Vaughan Surveying for the southeast corner of this;

THENCE North 85°56'02" West along said barbed wire fence a distance of 573.58 feet to a found concrete monument with a tag stamped RPS 314 on the easterly right of way of said highway for the southwest corner of this;

THENCE North 04°52'08" East along said highway right of way a distance of 99.86 feet to a found 1/2" rebar said to be the original southwest tract corner for D.R.S.C.T. Volume 039, Page 718 and the northwest tract corner for D.R.S.C.T. Volume 052, Page 791 for an angle point in the west line of this; **THENCE** North 04°49'55" East a distance of 172.41 feet to the **POINT OF BEGINNING**, having an area of 129,279.14 square feet, 2.968 acres, and subject to all easements, restrictions, ordinances and covenants, existing or of record.



SURVEYOR'S CERTIFICATE

I, R.P. Shelley, do hereby certify that this Map of Survey reflects the results of an on-the-ground survey conducted by personnel working under my supervision and to the best of my knowledge is true and accurate and substantially complies with the Rules and Regulations and Standards of Practice as adopted by the Texas State Board of Professional Land Surveying.

R.P. Shelley

R.P.L.S. NO. 4540

TEXAS LAND SURVEYORS
475 CR 4175
Cranfills Gap, Texas 76637
(254) 253 0946
rickshelley@gmail.com
Firm No. 10194621

TITLE SURVEY OF

2.968 ACRES
OUT OF
BLOCK 34 OF THE MILAM COUNTY SCHOOL LAND SURVEY, ABSTRACT NUMBER 135
SOMERVELL COUNTY, TEXAS

SURVEYORS NOTES

RECORD ENCUMBERANCES - Except as specifically stated or shown on this map of survey, this survey does not purport to reflect any of the following which may be applicable to the subject property: subdivision restrictions; zoning or other land-use regulations, septic tank restrictions.

BOUNDARY DIMENSIONS - Bearings, distances and coordinates shown on this map of survey are grid, GPS derived and are based on The Texas Coordinate System, Central Zone, NAD83. Dimensions shown on this map of survey are measured. For record dimensions, see the documents noted hereon.

RECORD DOCUMENTS - Only the record documents noted hereon were provided to, or discovered by, the undersigned surveyor. No other record title documentation was provided to the undersigned surveyor.

BOUNDARY RESEARCH - The undersigned surveyor conducted research of public real property records focused on the boundary of the subject property. No research was conducted for: easements, restrictions, dedications or other record encumbrances. The undersigned surveyor does not guarantee that all easements, restrictions or encumbrances (either record or not of record) which may affect the subject property are shown hereon.

PURPOSE OF SURVEY - This survey represents the results of a title survey and as such is not suitable for: engineering or architectural design or construction.

OWNERSHIP - Ownership of the subject property shown hereon is not implied by this map of survey or metes and bounds description. Ownership of real property can only be determined by a court of law.

ADJOINING PROPERTIES - The adjoining properties were not surveyed and are shown hereon for informational purposes only.

UTILITIES - All statements within the certification and other references located elsewhere hereon that are related to: utilities, easements, servitudes and encroachments are based on visible, aboveground evidence unless otherwise noted. Lacking excavation, the location of underground utilities cannot be accurately known. For definitive answers to questions regarding utilities shown hereon, contact the respective utility companies. Visible utility structures that were observed while conducting this survey may indicate a possible easement.

SUBSURFACE CONDITIONS - No statement is made concerning subsurface conditions or the existence or nonexistence of underground containers or facilities which may affect the use or development of this tract of land. Environmental and subsurface conditions were not examined as a part of this survey.

ROADWAYS AND DRIVEWAYS - Roadways or driveways shown hereon are as found. The undersigned surveyor does not represent that said roadways or driveways are publicly maintained nor that an easement or right of way for the use of these accessways benefits the subject property.

ACREAGE - The acreage shown on this map of survey may differ from the acreage called out in the record deed and also acreage shown on an tax appraisal district due to measurements made with modern survey equipment and methodology compared to that used for older surveys.

FENCES - Fences, long standing, along or near a boundary line meander, however, may indicate a transfer of title by unwritten means. They should not be moved, or removed without agreement of land owners on both sides of the fence

RIGHTS OF WAY - The undersigned surveyor makes no representation that a TxDot permitted entrance either exists or would be granted for the land surveyed that is situated along a state right of way".

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TITLE COMMITMENT NOTE

**2.968 ACRES
OUT OF
BLOCK 34 OF THE MILAM COUNTY SCHOOL LAND SURVEY, ABSTRACT NUMBER 135
SOMERVELL COUNTY, TEXAS**

This survey was conducted in conjunction with a commitment for title insurance, File # 1662592, a current title commitment for title insurance with an effective date of 04/15/2022, issued by Stewart Title Guaranty Company and received 04/25/22 for survey review.

Schedule B Exceptions

1. Page 8, Item 1
Affects: Stricken from Schedule B
2. Page 8, Item 2
Affects: Not applicable to this survey
3. Page 8, Item 3
Affects: Not applicable to this survey
4. Page 8, Item 4
Affects: Not applicable to this survey
5. Page 8, Item 5
Affects: Not applicable to this survey
6. Page 8, Item 6
Affects: Not applicable to this survey
7. Page 8, Item 7
Affects: Not applicable to this survey
8. Page 8, Item 8
Affects: Not applicable to this survey
9. Page 8, Item 9
Affects: Not applicable to this survey
10. Page 9, Item 10A)
Affects: Not applicable to this survey
11. Page 9, Item 10B)
Affects: Not applicable to this survey
12. Page 9, Item 10C)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
13. Page 9, Item 10D)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
14. Page 9, Item 10E)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
15. Page 9, Item 10F)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
16. Page 9, Item 10G)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
17. Page 9, Item 10H)
Affects: Insufficient evidence to locate on survey. Existing easement may affect title.
18. Page 9, Item 10I)
Affects: None found visible during the survey.
19. Page 9, Item 10J)
Affects: Not applicable to this survey. None listed per said Schedule B.

No other survey related items were discovered upon review of the associated Schedule B section of the aforementioned title commitment.

The reader's attention is directed to a full copy of the title commitment cited hereon for all matters affecting the subject property.

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