

# CITY OF **Athens**

January 30, 2020

Re: Annexation Petition

To Whom It May Concern,

FILED FOR RECORD  
FEB -3 2020  
PM 12:48  
MARY HEATHER WRIGHT  
COUNTY CLERK  
HENDERSON COUNTY, TEXAS

The public hearing for the annexation petition below has been scheduled for Monday, February 10, 2020 at 5:30 pm in the Derek D. Daniels Conference Room of the Athens Partnership Center, 201 West Corsicana Street, Athens, Texas. Attached is a copy of the survey and field notes.

1. The City of Athens, Texas proposes to institute annexation proceedings pursuant to Chapter 43 of the Texas Local Government Code to enlarge and extend the boundary limits of the City to include the following described property, to wit:

That area within the Extra-Territorial Jurisdiction for the City of Athens, consisting of 3.30 acres in the CHARLES W. JACKSON SURVEY, ABSTRACT 398 in Henderson County Texas, and further described as:

**All that certain lot, tract, or parcel of land situated in Henderson County, Texas on the B. C. Walters League, Abstract 797 and being a part of the Wallace called 20.00 acre tract recorded in Volume 764, Page 489 of the Henderson County Deed Records and a part of the Wallace called 12.836 acre tract recorded in Volume 588, Page 404 of the Henderson County Deed Records.**

2. Upon approval of annexation, consider establishing the zoning designation of Planned Development – 2 (PD-2) for all that certain lot, tract, or parcel of land situated in the C. W. Jackson Survey, Abstract 398, Henderson County, Texas, and being a part of the Wallace called 20.00 acre tract recorded in Volume 764, Page 489 of the Henderson County Deed Records and a part of the Wallace called 12.836 acre tract recorded in Volume 588, Page 404 of the Henderson County Deed Records.

Please let me know if you have any questions.

Thank you,

*A Sloan*

Audrey Sloan  
Director of Development Services

**Development Services**

**501 US Highway 175 W | Athens, Texas 75751 | P 903.677.6615 | F 903.220.0935**

FIELD NOTES

WALLACE

B. C. WALTERS LEAGUE

3.30 ACRES

A-797

HENDERSON COUNTY, TEXAS

All that certain lot, tract or parcel of land situated in Henderson County, Texas on the B. C. Walters League, A-797 and being a part of the Wallace called 20.00 acre tract recorded in Volume 764, Page 489 of the Henderson County Deed Records and a part of the Wallace called 12.836 acre tract recorded in Volume 588, Page 404 of the Henderson County Deed Records. Said lot, tract or parcel of land being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod set for the Northwest corner of this tract in the East right-of-way of U. S. Highway 175 and being South 46 degrees 15 minutes 11 seconds East 385.11 feet and South 44 degrees 55 minutes 01 seconds East 184.26 feet from a 3/8" iron rod found at the Northwest corner of the Wallace 20.00 acre tract;

THENCE through the Wallace called 20.00 acre tract and the called 12.836 acre tract,, North 43 degrees 47 minute 31 seconds East 41.30 feet to a 1/2" iron rod set for an ell corner, South 46 degrees 12 minutes 29 seconds East 163.51 feet to a 1/2" iron rod set at angle corner, South 88 degrees 38 minutes 41 seconds East 59.04 feet to a 1/2" iron rod set at angle corner, North 48 degrees 55 minutes 07 seconds East 311.66 feet to a 1/2" iron rod set at an ell corner at the most Northerly corner of this tract, South 41 degrees 04 minutes 53 seconds East 105.00 feet to a 1/2" iron rod at ell corner, South 48 degrees 55 minutes 07 seconds West 70.00 feet to a 1/2" iron rod set an ell corner, and South 41 degrees 04 minutes 53 seconds East 433.99 feet to a 1/2" iron rod set for the Southeast corner of this tract;

THENCE SOUTH 89 degrees 42 minutes 13 seconds West 409.87 feet to a 1/2" iron rod found at the Southwest corner of the residue of the Wallace 20.00 acre tract and Northwest

corner of the residue of the called Wallace Residue 1.1523 acre tract recorded in Instrument No. 2012-00014643 of the Real Property Records of Henderson County, Texas;

THENCE continuing along the Northeast right-of-way of U. S. Highway 175, North 42 degrees 52 minutes 52 seconds West 191.70 feet to a 4' x 4' concrete right-of-way monument found, North 46 degrees 13 minutes 48 seconds West 258.47 feet to a 5/8" iron rod found, North 44 degrees 55 minutes 01 seconds West 21.27 feet to the place of beginning and containing 3.30 acres of land.

#### SURVEYOR'S CERTIFICATE

I, Clark Fincher, Registered Professional Land Surveyor No. 5035, do hereby certify that I went upon the ground and surveyed the above described tract of land and prepared the above field notes describing the boundaries of same just as they were found and surveyed upon the ground.

WITNESS my hand and seal at Athens, Texas, on this the 4<sup>th</sup> day of December, A.D. 2019.

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Clark Fincher, Registered Professional  
Land Surveyor No. 5035

