

COLLIN COUNTY

Special Projects
825 N. McDonald St., Ste. 145
McKinney, Texas 75069
972-548-3744
www.collincountytx.gov

January 5, 2010

Celina ISD
205 S. Colorado St.
Celina, TX 75009

RE: Construction of a Bridge on County Road 134 at Honey Creek
George McPherson Survey, Abstract No. 574 (Tract 6)

As mentioned in my letter dated December 21, 2009, additional right-of-way is required from the adjacent property owners for construction of a new bridge structure on County Road 134 at Honey Creek.

The Collin County Central Appraisal District (CCAD) has valued this tract at \$30,000 per acre. Accordingly, Collin County is offering you **\$6525** for the 0.2175 acre portion needed for construction.

This offer is in addition to any existing fences, gates, culverts and mailboxes as these items will be replaced by Collin County, at county expense, at the time of construction.

I have enclosed a copy of the CCAD 2009 Property Information sheet used to determine property value, the Right-of-Way Deed with attachments and the required W-9 form.

Please contact me at your earliest convenience to discuss this project and the right-of-way requirements. I can be reached at (972) 548-3723 or by e-mail jdurham@co.collin.tx.us.

Respectfully,

Jeff B. Durham
Special Projects Manager

Acknowledgement

State of Texas
County of Collin

This instrument was acknowledged before me on _____, by _____
_____.

Notary Public's Signature

Acknowledgement

State of Texas
County of Collin

This instrument was acknowledged before me on _____, by _____
_____.

Notary Public's Signature

AFTER RECORDING RETURN TO:

Collin County Special Projects
825 N. McDonald, Suite 145
McKinney, Texas 75069
Attn: Jeff Durham

COUNTY ROAD 134 ROW DEDICATION

BEING a 0.2175 acre tract of land and being a portion of a 1.0 acre tract of land conveyed to Celina ISD, filed for record under County Clerk's File No. 97-0036542, Deed Records of Collin County, Texas and also in Volume 202, Page 496, Deed Records of Collin County, Texas and being more particularly described by metes and bounds as follows:

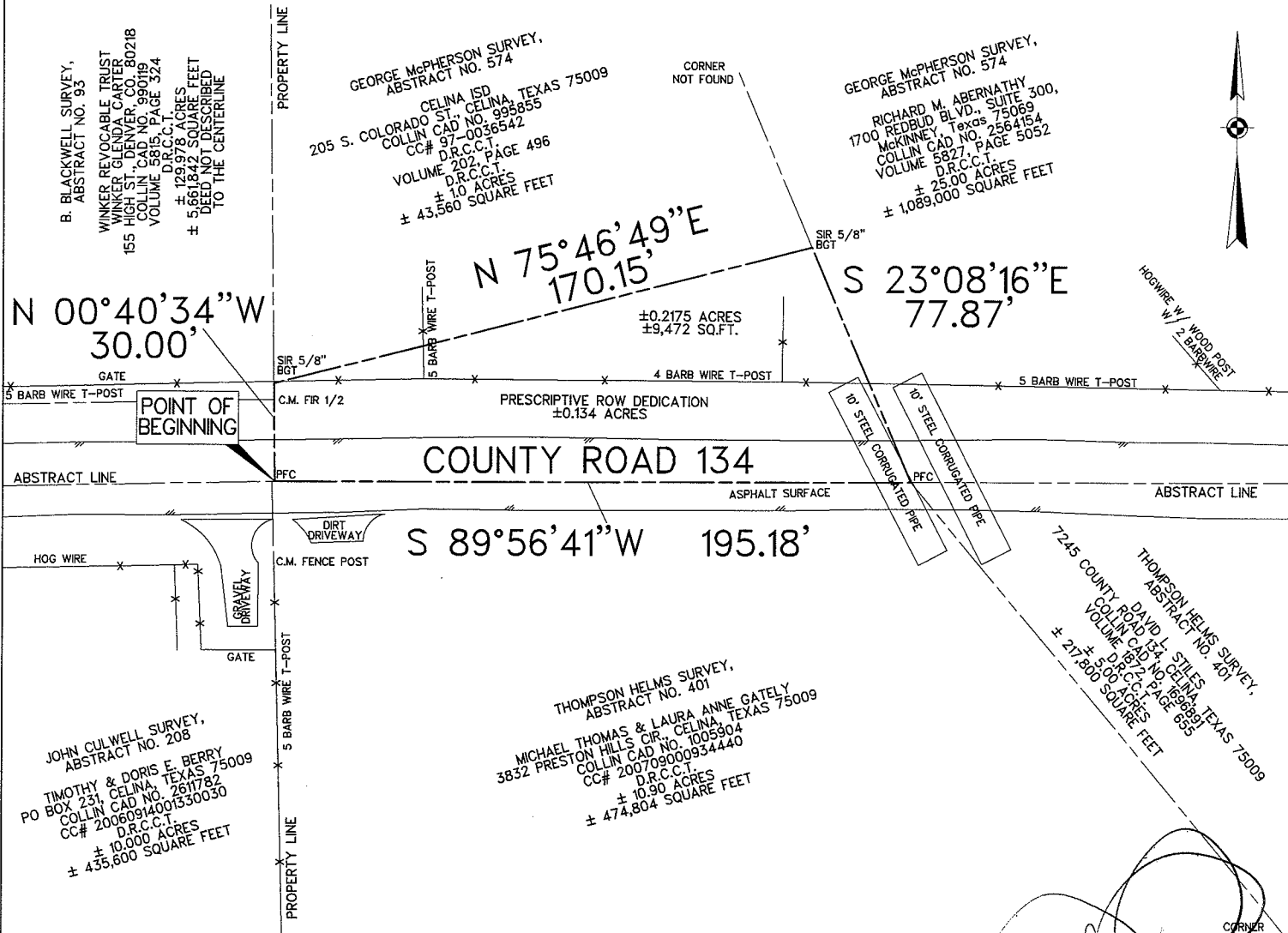
BEGINNING at a point for corner at the southwesterly corner of said 1.0 acre tract, said point being in the centerline of County Road No. 134;

THENCE North 00 degrees 40 minutes 34 seconds West, along the westerly line of said 1.0 acre tract departing said County Road 134, passing at a distance of 24.98 feet a 1/2 inch iron rod found for the southeasterly corner of a 129.978 acre tract of land conveyed to Winker Revocable Trust, filed for record under Volume 5815, Page 324, Deed Records of Collin County, Texas, continuing along said common line a total distance of 30.00 feet to a 5/8 inch iron rod set with cap stamped BGT for corner;

THENCE North 75 degrees 46 minutes 49 seconds East, departing said common line, a distance of 170.15 feet to a 5/8 inch iron rod set with cap stamped BGT for corner being in the common line of said 1.0 acre tract and a 25.00 acre tract of land conveyed to Richard M. Abernathy, filed for record under Volume 5827, Page 5052, Deed Records of Collin County, Texas;

THENCE South 23 degrees 08 minutes 16 seconds East, along said common line, a distance of 77.87 feet to a point for corner being in the centerline of said County Road 134 and the northwesterly corner of a 5.00 acre tract of land conveyed to David L. Stiles, filed for record under Volume 1872, Page 655, Deed Records of Collin County, Texas and the northeasterly corner of a 10.90 acre tract of land conveyed to Micheal Thomas and Laura Anne Gately, filed for record under County Clerk's File No. 200709000934440, Deed Records of Collin County, Texas;

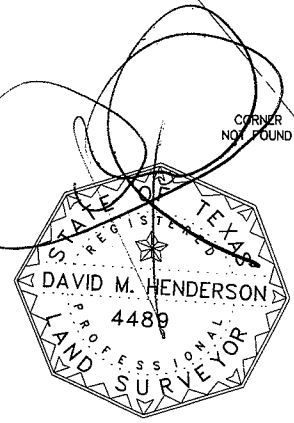
THENCE South 89 degrees 56 minutes 41 seconds West, along said centerline, a distance of 195.18 feet to the POINT OF BEGINNING and containing 9,472 square feet or 0.2175 acres of land, more or less.



Date: 12/04/2009
 Job No.: 823504
 Scale: 1"=50'
 Drawn By: JW

NOTE:
 PRESCRIPTIVE RIGHT-OF-WAY AREAS ARE TAKEN TO FENCE LINES AND COMMON PROPERTY LINES. ALL PRESCRIPTIVE RIGHT-OF-WAY AREAS SHOWN HEREON ARE APPROXIMATE.

LEGEND
 PFC Point for Corner
 CM Controlling Monument
 FIR Found Iron Rod
 SIR BGT Set Iron Rod Capped
 -X- Fence
 // Asphalt



This drawing is NOT FOR CONSTRUCTION purposes.



Benchmark Group
 of Texas, Inc.
 899 E. Arapaho Road Richardson, Texas 75081
 (972) 680-3037 FAX 680-3052
 LAND SURVEYORS

EXHIBIT "A"
PARCEL 1