

**Attachment A**

**RESOLUTION AUTHORIZING THE CONVEYANCE OF REAL PROPERTY**

**Date:** May 31, 2016

**Grantor:** Tom Green County, Texas,  
by and through Stephen C. Floyd,  
Tom Green County Judge  
122 W. Harris Street  
San Angelo, Texas 76903

**Property:**

**BEING** 2.160 acres of land out of the James Eldridge Survey No. 73, Abstract No. 173, Town of Christoval, Tom Green County, Texas, and containing all of a 1.0 acre tract and a 1.5 acre tract conveyed to Christoval Independent School District in deeds recorded in Volume 72, Page 383 and Volume 70, Page 152 of the Deed Records of Tom Green County, Texas, save and except 0.25 acre taken by the State of Texas for additional highway right-of-way in a Condemnation recorded in Volume F, Page 176 of the County Court Minutes of Tom Green County, Texas. Said 2.160 acre tract is more particularly described in metes and bounds as follows:

**COMMENCING** at a ½ inch iron pipe (N=10,396,438.39', E=2,244,893.67') found on the original southeasterly right-of-way line of State Highway No. 110 (a.k.a. Main Street) and on the westerly extension of the south right-of-way line of Church Street, said point being the original northwest corner of a certain 0.114 acre tract described in Volume 661, Page 468 of the Official Public Records of Tom Green County, Texas;

**THENCE** S00°03'19"E 21.16 feet along a northerly extension of the west line of said 0.114 acre tract, to a set ½ inch rebar rod with cap marked "J & M BOUNDARY" (N=10,396,417.23', E=2,244,893.69') in the existing southeast right-of-way line of State Highway 110 (a.k.a. Main Street) for the **POINT OF BEGINNING** and the north corner of this tract;

**THENCE** S00°03'19"E along the east line of said 1.5 acre tract and the west line of said 0.114 acre tract, at 123.15 feet pass a point whence a 5/8 inch iron rod found for the southwest corner of said 0.114 acre tract, same being the northwest corner of a 0.158 acre tract described in said Volume 661, Page 468, bears N89°56'41"W 0.96 feet, at 176.80 feet pass a point whence a 5/8 inch iron rod found for the southwest corner of said 0.158 acre tract, same being the northwest corner of a 0.286 acre tract, described in Instrument No. 638312 of said Official Public Records, bears N89°56'41"W 0.89 feet, and continuing a total distance of 186.26 feet to a found ½ inch iron pipe for an angle point in said line and lying 0.4 feet west of a fence;

**THENCE** S04°14'36"E along said east line of said 1.5 acre tract and the west line of said 0.286 acre tract, at 67.97 feet pass a point whence a 5/8 inch iron rod found for the southwest corner of said 0.286 acre tract and the northwest corner of a 0.325 acre tract which is described in Volume 686, Page 712 of said Official Public Records, bears N85°45'24"W 0.89 foot, at 137.54 feet pass a point whence a 5/8 inch iron rod found for the southwest corner of said 0.325 acre tract and the northwest corner of a 0.720 acre tract which is described in Volume 635, Page 330 of said Official Public Records, bears N85°45'24"W 0.63 foot, at 194.5 feet (calculated from record calls) pass a point for the southeast corner of said 1.5 acre tract deeded to Christoval ISD, same being the northeast corner of said 1.0 acre tract deeded to Christoval ISD, at 253.29 feet pass a point whence a 5/8 inch iron rod found for the southeast corner of said 0.720 acre tract and the northwest corner of a 1.540 acre tract which is described in Instrument No. 686141 of said Official Public Records, bears N85°45'24"W 0.17 foot, and continuing a total distance of 315.37 feet to a found 1/2 inch pipe for the southeast corner of said 1.0 acre tract and an interior corner of said 1.540 acre tract, whence a 2-3/8 inch iron pipe corner post bears South .04 feet and East 0.3 feet;

**THENCE** N89°52'39"W along the south line of said 1.0 acre tract, at 113.45 feet pass a 2-3/8 inch iron pipe corner post at or near the northwest corner of said 1.540 acre tract, the same being the northeast corner of a 0.628 acre tract which is described in Instrument No. 723049 of said Official Public Records, at 261.68 feet pass the calculated northwest corner of said 0.628 acre tract, same being the northeast corner of a 0.365 acre tract which is also described in said Instrument No. 723049, and continuing a total distance of 345.64 feet to a point in said southeasterly right-of-way line, a curve concave to the east-southeast, for the southwest corner of this tract and the northwest corner of said 0.365 acre tract, whence a found 1/2 inch iron pipe bears N89°52'39"W 0.4 feet;

**THENCE** along said southeast right-of-way line, which is a non-tangent curve to the right with a radius of 523.00 feet, a delta angle of 23°07'47", subtended by a long chord bearing N25°12'57"E 209.70 feet, for a distance of 211.13 feet to a set 1/2 inch rebar rod with cap marked "J&M BOUNDARY" for the end of said curve;

**THENCE** N36°52'33"E along said southeasterly right-of-way line a distance of 387.92 feet to said **POINT OF BEGINNING** and containing 2.160 acres of land, more or less.

**WHEREAS**, the Commissioners Court of Tom Green County, Texas determines that Property is no longer necessary for the operation of Tom Green County and desires to convey the Property to the Christoval Independent School District, in exchange for real property from the Christoval Independent School District is burdened by an easement for electrical transmission lines and an access easement across the Property; and

**WHEREAS**, Tom Green County wishes to use the property received from the Christoval Independent School District as a park and related facilities that will serve the public interest to provide recreational facilities for the students and community of Christoval Independent School District; and

**WHEREAS**, Tom Green County, Texas, is a governmental entity with the power of eminent domain, and the bidding and notice requirements of Texas Local Government Code Section 272.001(a) do not apply to this transaction; land may be exchanged between political subdivisions with the power of eminent domain; and

**NOW, THEREFORE, BE IT**

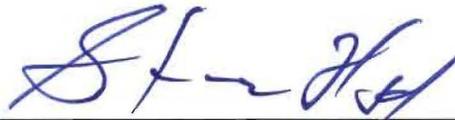
**RESOLVED**, that Tom Green County, Texas authorizes the conveyance of the Property in exchange for real property of similar value from the Christoval Independent School District, and in accordance with Section 11.154(a) of the Texas Education Code and Section 272.001(l) of the Texas Local Government Code; and be it further

**RESOLVED**, that the transfer of the Property shall be made under terms that effect and maintain the public purpose for which this exchange is made; and be it further

**RESOLVED**, that if the Tom Green County ever ceases to use the Property for this public purpose, title and right to possession of the Property shall revert to Christoval Independent School District; and be it further

**RESOLVED**, that the undersigned County Judge of Tom Green County is authorized and directed to execute any and all instruments appropriate or necessary to effectuate the sale of the Property.

**APPROVED** by Tom Green County Commissioner's Court at a meeting held on the 31st day of May, 2016, in accordance with the Texas Open Meetings Act and containing a posted agenda item for deliberation regarding sale of real estate, by a vote of 5 to 0.



Judge Stephen C. Floyd

  
Commissioner Ralph Hoelscher, Pct. 1  
Commissioner Aubrey, Pct. 2  
Commissioner Rick Bacon, Pct. 3  
Commissioner Bill Ford, Pct. 4