



ORDINANCE 2010-07

AN ORDINANCE TO ACCEPT THE VOLUNTARY ANNEXATION OF PROPERTY TO THE CITY OF TOM BEAN, TEXAS.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF TOM BEAN, TEXAS

Section 1: This ordinance provides for the voluntary annexation of the following property description.

7860 W Highway 11, Tom Bean, TX

SITUATED in the County of Grayson, State of Texas, being a part of the George Morgan Survey, Abstract No. 773, containing 1.14 acres of land more or less, and being more particularly described as follows:

SITUATED in the County of Grayson, State of Texas, being a part of the George Morgan Survey, Abstract No. 773, being a part of a 106.77 acre tract of land conveyed by W. P. Barker, et ux to J. C. Williams by deed dated March 14, 1946, recorded in Volume 500, Page 158, Deed Records, Grayson County, Texas, being the same 1.14 acre tract of land conveyed by CitiCapital Small Business Finance, Inc. to Douglass Distributing Company, Inc. by deed dated July 24, 2003, recorded in Volume 3520, Page 384, Official Public Records, Grayson County, Texas, said 1.14 acre tract being more particularly described in Substitute Trustee's Deed from Tanya E. Smith, Substitute Trustee to CitiCapital Small Business Finance, Inc. dated May 6, 2003, recorded in Volume 3448, Page 235, Official Public Records, Grayson County, Texas, and being more particularly described by metes and bounds as follows to-wit:

BEGINNING at a found 1/2 inch rebar on the South right-of-way line of State Highway No. 11, *said* rebar maintaining the Northeast corner of said 1.14 acre tract, the Northwest corner of a 1.00 acre tract of land conveyed by Van Alstyne Financial Corporation to The First National Bank of Van Alstyne by deed dated June 27, 1990, recorded in Volume 2105, Page 137, Real Property Records, Grayson County, Texas;

THENCE South 08 deg. 50 min. 24 sec. West, with the West line of said 1.00 acre tract, a distance of 225.39 feet to a found 112 inch rebar maintaining the Southwest corner of said 1.00 acre tract, on the North line of a 30 foot wide Ingress and Egress Easement described in Volume 2777, Page 917, Official Public Records, Grayson County, Texas;

THENCE North 62 deg. 02 min. 49 sec. West, with the North line of said Ingress and Egress Easement, a distance of 221.21 feet to a found 1/2 inch rebar maintaining the Northwest corner of said Easement, the Southeast corner of an 0.38 acre tract of land conveyed by Van Alstyne Financial Corporation to Earnheart Funeral Home, Inc. by deed dated February 27, 1991, recorded in Volume 2143, Page 412, Real Property Records, Grayson County, Texas;

THENCE North 08 deg. 53 min. 24 sec. East, with the East line of said 0.38 acre tract, a distance of 254.71 feet to a found 1/2 inch rebar maintaining the Northeast corner of said 0.38 acre tract, on the South right-of-way line of said State Highway No. 11;

THENCE in a Southeasterly direction with the South right-of-way line of said State Highway No. 11 and with a curve to the left having a radius of 2954.79 feet, (chord bears South 55 deg. 10 min. 41 sec. East, 232.27 feet), a distance of 232.33 feet to the PLACE OF BEGINNING and containing 1.14 acres of land more or less.

Section 2: This voluntary annexation of the above property has been duly advertised as required by law and (2) public hearings have been held in accordance with state law.

THIS ORDINANCE SHALL BE IN EFFECT UPON its READING AND PASSAGE BY THE CITY COUNCIL OF TOM BEAN, TEXAS.

Duly passed and approved by the City Council of Tom Bean, Texas this 11th day of October, 2010. A.D.


Sherry E. Howard, Mayor

**THE STATE OF TEXAS
COUNTY OF GRAYSON**

Before me, the undersigned authority, a Notary Public in and for said state and county, on this day personally appeared Sherry Howard known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me the he executed the same for the purpose and consideration therein expressed.

Granted under my hand and seal of office on this the 11th day of October, 2010.


Notary Public, State of Texas



Bk	Vol	Pa
00021030	OR 4874	484

Filed for Record in:
Grayson County

On: Oct 26, 2010 at 11:26A

As a
Recording

Document Number: 00021030

Amount: 20.00

Receipt Number - 319547

By,
JANA CARYOL

STATE OF TEXAS COUNTY OF GRAYSON
I hereby certify that this instrument was
filed on the date and time stamped hereon by me
and was duly recorded in the volume and page
of the named records of:
Grayson County
as stamped hereon by me.

Oct 26, 2010

Wilma Blackshear Bush, County Clerk
Grayson County