

BOUNDARY LINE AGREEMENT

THIS BOUNDARY LINE AGREEMENT (the "Agreement") is executed the 9th day of January, 2001, by Lumbermen's Investment Corporation, a Delaware corporation ("LIC"), the City of Austin, a Texas home rule city and municipal corporation (the "City"), and the State of Texas, acting by and through David Dewhurst, in his capacities as Commissioner of the General Land Office of the State of Texas and Chairman of the School Land Board, and on behalf of the Permanent School Fund of the State of Texas (the "State")

RECITALS

A LIC holds record title to two (2) tracts of land containing approximately 1.94 acres and 3.19 acres, collectively referred to as the "LIC Property", located near the intersection of North Lamar Boulevard and Cesar Chavez Street in the City of Austin, Texas, as more particularly described in the attached Exhibit "A"

B The City holds record title to the land adjacent to the south boundary of LIC Property known as the "Sand Beach Reserve", as described in a Patent from the State to the City dated July 3, 1945, which is described therein as follows

Seventy-seven (77) acres of land more or less, commonly known as "Reserve", bounded on the north by Outlots 1 and 11, Division "Z", City of Austin, as established by a survey made by William H. Sandusky under an Act of Congress of the Republic of Texas, passed January 5, 1840, on the east by West Avenue as located by the said survey, on the south by the Colorado River, and on the west by the east line of the George W. Spear League, said tract being marked "Reserve" on the Sandusky map above referred to

C The above-referenced Patent reserved to the State all oil, gas and sulphur and an interest in the sale of sand and gravel, and a reversionary interest if the Sand Beach Reserve was ever sold by the City

D A dispute arose between LIC and the City over the north boundary line of the Sand Beach Reserve, which forms the south boundary line of the LIC Property. The City filed suit in the case styled *City of Austin v. Lumbermen's Investment Corporation*, Cause No. 99-13013, in the 126th Judicial District Court of Travis County, Texas (the "Lawsuit"). LIC filed its answer and counterclaim in the Lawsuit.

E The City and LIC desire to resolve their dispute over the common boundary line between the LIC Property and the Sand Beach Reserve and thereby avoid the costs and uncertainties of further litigation.

NOW, THEREFORE, in consideration of the foregoing recitals and the mutual benefits to be received by the City, LIC and the State for settling the Lawsuit and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, LIC, the City and the State hereby agree as follows

1 The common boundary between the LIC Property and the Sand Beach Reserve (the "Agreed Boundary Line") is established by this Agreement, and is the southern boundary of the LIC Property described in the attached Exhibit "A", which Agreed Boundary Line is more particularly described in the attached Exhibit "B"

2 Within five (5) business days after the entry of the Agreed Judgment Establishing Boundary, a copy of which is attached hereto as Exhibit "C", LIC agrees to deliver to the Commissioner a check in the amount of Ten Thousand and No/100 Dollars (\$10,000 00) payable to the order of the Permanent School Fund of the State of Texas, as consideration for any potential mineral interests or contingent reversionary interest of the State of Texas and the School Land Board in and to any portion of the LIC Property, if the City were to prevail in its claims in the Lawsuit.

3 This Agreement setting forth the Agreed Boundary Line shall be binding upon and inure to the benefit of the parties and their respective representatives, successors and assigns

4 This Agreement shall not become effective and shall not be recorded until the entry of an Agreed Judgment Establishing Boundary, a copy of which shall be attached hereto as Exhibit "C"

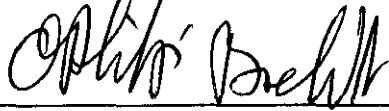
5 The City, LIC and the State represent and warrant to each other and agree (a) that they have been fully informed and have full knowledge of the terms and effects of this Agreement, (b) that they have been represented by independent legal counsel of their choice through all negotiations preceding their execution of this Agreement, (c) that they, either personally or through their independently retained attorneys, have fully investigated to their satisfaction all facts surrounding the various claims, controversies and disputes and are fully satisfied with the terms and effects of this Agreement, (d) that no promise or inducement has been offered or made to any of them except as expressly stated in this Agreement, and that this Agreement is executed without reliance on any statement or representation by any other party or any other party's agent, and that this Agreement supercedes all prior negotiations and discussions, and (e) that they have full authority to enter into this Agreement and are competent to do so and that the person executing this Agreement on behalf of each party to this Agreement is duly authorized and empowered to do so LIC, the City and the State each recognize that the other has relied on the foregoing representations and warranties in entering into this Agreement and each agrees that these representations and warranties shall survive the execution of this Agreement

IN WITNESS WHEREOF, the parties hereto have subscribed their names

Executed by the undersigned on behalf of Lumbermen's Investment Corporation on the date of the following acknowledgement, to be effective as of the date referenced in Section 4 hereof

LUMBERMEN'S INVESTMENT CORPORATION,
a Delaware corporation

By



O Philip Breland, Jr
Senior Vice President

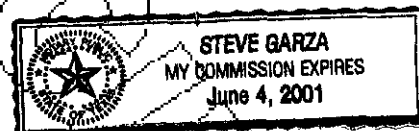
STATE OF TEXAS

COUNTY OF TRAVIS

This instrument was acknowledged before me on January 8, 2001, by O Philip Breland, Jr, Senior Vice President of LUMBERMEN'S INVESTMENT CORPORATION, a Delaware corporation, on behalf of said corporation


Notary Public, State of Texas

My Commission Expires 6/4/2001 S.G.



Executed by the undersigned on behalf of the City of Austin on the date of the following acknowledgement, to be effective as of the date referenced in Section 4 hereof

CITY OF AUSTIN

a Texas home-rule city and municipal corporation

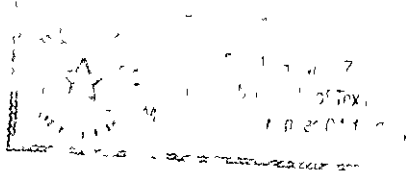
By

Jesus Garza
Jesus Garza,
City Manager

STATE OF TEXAS

COUNTY OF TRAVIS

This instrument was acknowledged before me on January 8th, 2001, by Jesus Garza, City Manager of the City of Austin, a Texas home-rule city and municipal corporation, on behalf of said city



Sandra R. Ramirez
Notary Public, State of Texas

My Commission Expires 01-16-02

Executed by the undersigned on behalf of the State of Texas on the date of the following acknowledgement, to be effective as of the date referenced in Section 4 hereof

David Dewhurst

David Dewhurst, in his capacities as Commissioner of the General Land Office of the State of Texas and Chairman of the School Land Board, and on behalf of the Permanent School Fund of the State of Texas

STATE OF TEXAS

COUNTY OF TRAVIS

This instrument was acknowledged before me on January 12, 2001, by David Dewhurst, in his capacities as Commissioner of the General Land Office of the State of Texas and Chairman of the School Land Board, and on behalf of the Permanent School Fund of the State of Texas

AFTER RECORDING RETURN TO:

LOCKE LIDDELL & SAPP LLP
ATTN MR JAY HAILEY
100 CONGRESS AVENUE, SUITE 300
AUSTIN, TX 78701

Kathleen L Smartt

Notary Public, State of Texas

My Commission Expires 1-26-05

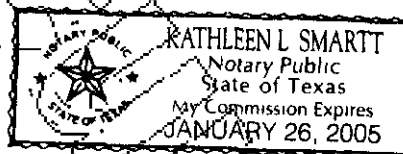


Exhibit "A"
to the Boundary Line Agreement

LIC Property

Tract 1 Lot A, JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, a subdivision in Travis County, Texas, according to the map or plat of record in Volume 83, Page 184A, Plat Records of Travis County, Texas

Tract 2 ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF AN UNPLATTED PORTION OF OUTLOT 11, DIVISION "Z" IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF RAYMOND PLATEAU, A SUBDIVISION IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AS RECORDED IN PLAT BOOK 1, PAGE 30 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF THE MOST SOUTHERLY EXTENSION OF BOWIE STREET, AN 80 FOOT RIGHT-OF-WAY DEDICATED TO THE PUBLIC BY PLAT BOOK 1, PAGE 30 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS

BEGINNING at a ½ inch iron pin found in the North line of that certain tract of land as owned by the City of Austin and designated as the Sand Beach Reserve, being at the Southeast corner of Lot A, Jetco Partners International Resubdivision One, a subdivision recorded in Plat Book 83, Page 184A of the Plat Records of Travis County, Texas, for the most Westerly Southwest corner hereof,

THENCE along the East line of the said Lot A, for the following courses

N 28° 54' 46" E for a distance of 222.16 feet to a ½ inch iron pin found

N 62° 45' 35" W for a distance of 54.07 feet to a ½ inch iron pin found

N 38° 20' 35" E for a distance of 153.77 feet to a ½ inch iron pin found

N 33° 42' 20" E for a distance of 22.26 feet to a ¼ inch iron pin found at the Northeast corner of the said Lot A,

THENCE with an extension of the East line of the said Lot A, N 33° 42' 20" E for a distance of 6.95 feet to a ½ inch iron pin found for the most Northerly corner hereof,

THENCE along the East line of the herein described tract, along a curve to the right whose central angle is 79° 52' 15" whose radius is 520.085 feet and whose chord bears S 12° 23' 37" E for a distance of 667.71 feet to a ½ inch iron pin found in the North line of the said Sand Beach Reserve Tract for the most Southerly Southeast corner hereof,

THENCE along the South line of the herein described tract, being the North line of said Sand Beach Reserve Tract, N 47° 29' 30" W for a distance of 426.28 feet to the PLACE OF BEGINNING and containing 3.19 acres of land, more or less

Exhibit "B"

SAND BEACH RESERVE
BOUNDARY LINE AGREEMENT

to the Boundary Line Agreement

Agreed Boundary Line

FN 00-469 (MTG)
NOVEMBER 27, 2000
BPI JOB NO. 634-14 00

DESCRIPTION

OF THOSE CERTAIN SOUTHERLY BOUNDARY LINES OF TWO SEPARATE ADJOINING TRACTS OF LAND SITUATED IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, BEING THE SOUTHERLY LINE OF THAT CERTAIN 3.19 ACRE TRACT CONVEYED TO LUMBERMEN'S INVESTMENT CORPORATION BY DEED OF RECORD IN VOLUME 12038, PAGE 535 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND ALSO BEING THE SOUTHERLY LINE OF LOT "A" JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, A SUBDIVISION OF RECORD IN BOOK 83, PAGE 184A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID SOUTHERLY BOUNDARY LINES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, at a 1/2 inch iron rod found in the easterly right-of-way of Lamar Boulevard (R.O.W. Varies), being the southwesterly corner of said Lot "A", from which a 1/2 inch iron rod found at the northwesterly corner of said Lot "A", being in the easterly line of Lamar Boulevard, bears N18°18'57"E, a distance of 390.48 feet;

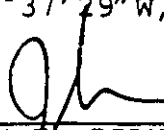
THENCE, along the southerly lines of said Lot "A" and said 3.19 acre tract, the following two (2) courses and distances:

- 1) S57°15'21"E, a distance of 127.29 feet to a 1/2 inch iron rod found being an angle point in southerly line of said Lot "A";
- 2) S49°56'23"E, passing at a distance of 79.00 feet, a 1/2 inch iron rod found being the southeasterly corner of said Lot "A", same being the southwesterly corner of said 3.19 acre tract, and continuing for a total distance of 505.38 feet to a 1/2 inch iron rod found being the southeasterly corner of said 3.19 acre tract for the **POINT OF TERMINATION**, from which the centerline of track of the Missouri Pacific Railroad (R.O.W. varies), bears S65°51'30"E, a distance of 101.9 feet;

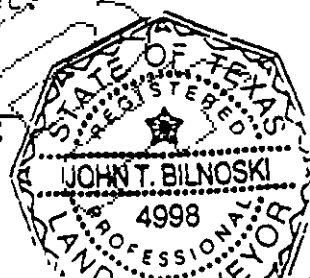
BASIS OF BEARINGS:

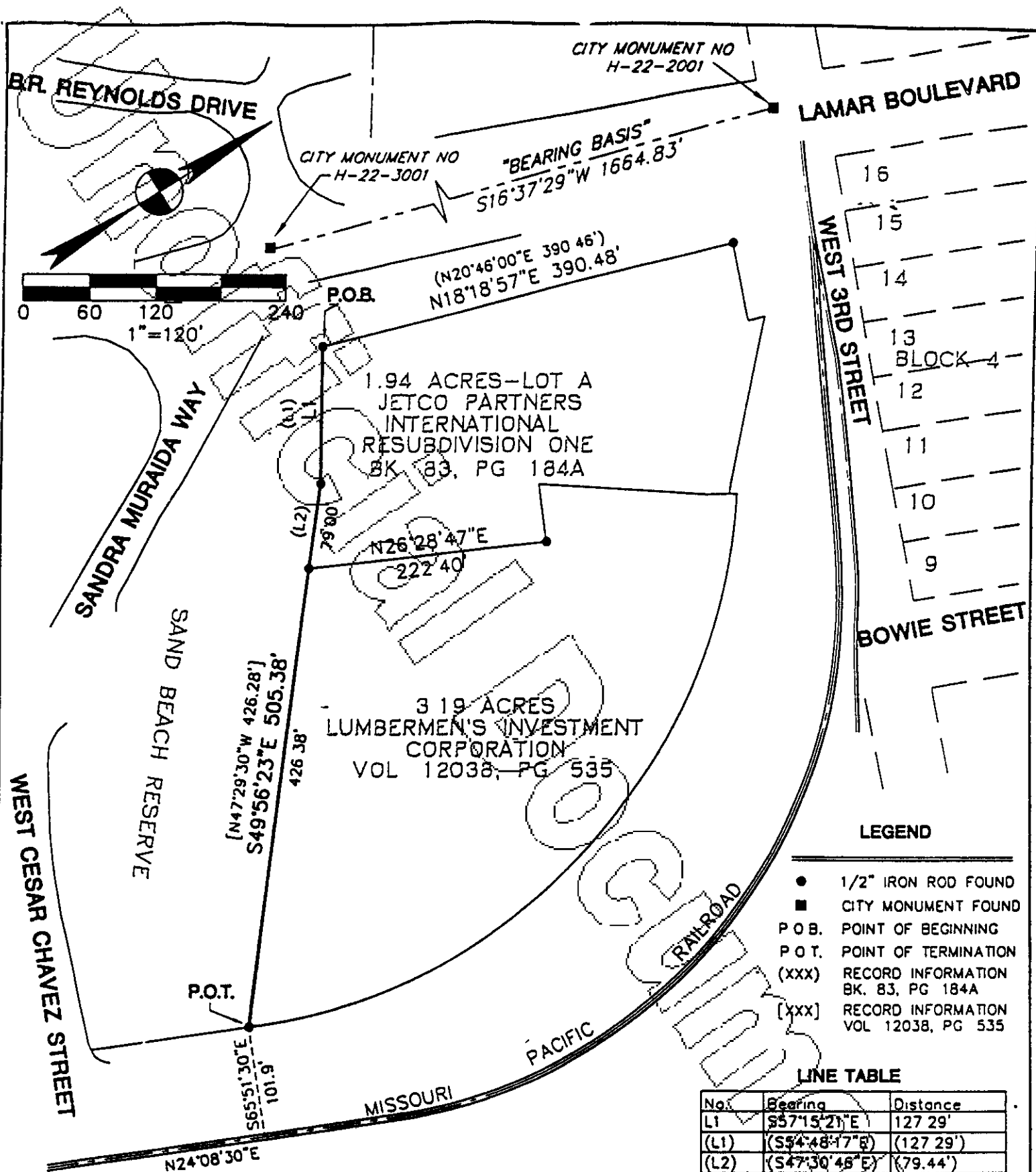
The basis of bearing of this description is the Texas Coordinate System, NAD 83, Central Zone, Grid, based on the City of Austin Monument reference No. H-22-2001, a 4" Brass Disk found on the Northwest corner of abutment on south side of railroad tracks at west side of North Lamar Boulevard, at West 3rd Street overpass, and City of Austin Monument reference H-22-3001, a 4" Brass Disk found at back of sidewalk at Riverside Drive and South Lamar Boulevard intersection, Northeast corner. The published Grid bearing and distance between these monuments is S16°37'29"W, 1664.83 feet.

BURY & PARTNERS, INC.
ENGINEERS-SURVEYORS
3345 BEE CAVES ROAD, SUITE 200
AUSTIN, TEXAS 78746


JOHN T. BILNOSKI
NO. 4998
STATE OF TEXAS

11/27/00
DATE





LEGEND

- 1/2" IRON ROD FOUND
- CITY MONUMENT FOUND
- P.O.B. POINT OF BEGINNING
- P.O.T. POINT OF TERMINATION
- (XXX) RECORD INFORMATION BK. 83, PG 184A
- [XXX] RECORD INFORMATION VOL 12038, PG 535

LINE TABLE

No.	Bearing	Distance
L1	S57°15'21"E	127.29'
(L1)	(S54°48'17"E)	(127.29')
(L2)	(S47°30'46"E)	(79.44')

b Bury+ Partners
 Consulting Engineers and Surveyors
 Austin, Texas Tel 512/328-0811 Fax 512/328-0325
 Bury+Partners, Inc. ©Copyright 2000

SKETCH TO ACCOMPANY DESCRIPTION OF

SOUTHERLY BOUNDARY LINES OF LOT A JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, A SUBDIVISION OF RECORD IN BOOK 83, PAGE 184A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, AND THAT 3.19 ACRE TRACT CONVEYED TO LUMBERMEN'S INVESTMENT CORPORATION BY DEED OF RECORD IN VOLUME 12038, PAGE 535 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS.

**LUMBERMEN'S
INVESTMENT CORP.**

**SAND BEACH
RESERVE**

Exhibit "C"

NO 99-13013

CITY OF AUSTIN,

Plaintiff,

vs.

LUMBERMEN'S INVESTMENT
CORPORATION,

Defendant.

§
§
§
§
§
§
§
§
§
§

IN THE DISTRICT COURT OF

TRAVIS COUNTY, TEXAS

126TH JUDICIAL DISTRICT

**FINAL
AGREED JUDGMENT ESTABLISHING BOUNDARY**

Came before the Court on this 19th day of JANUARY, 2001, Plaintiff City of Austin ("City"), Defendant Lumbermen's Investment Corporation ("LIC") and Intervenor State of Texas ("State"), appearing by and through their respective counsel, and announced to the Court that they have reached a compromise and settlement of all matters in controversy between them regarding this boundary dispute and that they desire the entry of this Agreed Judgment Establishing Boundary Accordingly, based upon the parties' agreement and the pleadings and papers on file in this cause, as well as the facts associated with the above-styled and numbered cause, it is hereby ORDERED, ADJUDGED and DECREED as follows

1 The City is the owner of that certain property designated as the Sand Beach Reserve as described in a Patent to the City dated July 3, 1945, which is described therein as follows

Seventy-seven (77) acres of land more or less, commonly known as "Reserve", bounded on the north by Outlots 1 and 11, Division "Z", City of Austin, as established by a survey made by William H Sandusky under an Act of Congress of the Republic of Texas, passed January 5, 1840, on the east by West Avenue as located by the said survey; on the south by the Colorado River and on the west by the east line of the George W Spear League; said tract being marked "Reserve" on the Sandusky map above referred to

2. Defendant LIC is currently the owner of approximately 5.13 acres of real property located at the northeast corner of the intersection of North Lamar Boulevard and Cesar Chavez Street in the City of Austin, Texas, which is more particularly described in Exhibit "A" attached hereto ("LIC Property"). LIC acquired the LIC Property in two parcels, the 1.94 acres west tract by foreclosure in 1986 and the 3.19 acre east tract by purchase from Missouri Pacific Railroad Company in 1993. The west tract and east tract together comprise the LIC Property.

3. The State has a reversionary interest in the Sand Beach Reserve, and the Permanent School Fund of Texas owns the oil, gas and sulphur in and under the Sand Beach Reserve

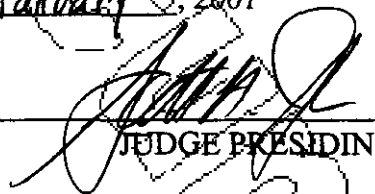
4 The LIC Property abuts the northern boundary of the Sand Beach Reserve

5 The City, LIC and the State have agreed that the common boundary between the LIC Property and the Sand Beach Reserve is the southern boundary of the LIC Property described in the attached Exhibit "A", which Agreed Boundary Line is more particularly described in the attached Exhibit "B".

6. All relief requested that is not expressly granted herein is hereby DENIED

7 Each party shall bear its own attorneys' fees and costs of suit

SO ORDERED on this 19th day of January, 2001


JUDGE PRESIDING

I, AMALIA RODRIGUEZ-MENDOZA, District Clerk,
Travis County, Texas, do hereby certify that this
is a true and correct copy as the same appears of
record in my office. Witness my hand and seal
of office on January 19, 2001

AMALIA RODRIGUEZ-MENDOZA



DISTRICT CLERK

By Deputy Joyce Machado

**AGREED AS TO FORM
AND SUBSTANCE:**

SCOTT, DOUGLASS & MCCONNICO, L L P
600 Congress Avenue, Suite 1500
Austin, Texas 78701

OFFICE OF THE ATTORNEY GENERAL OF
TEXAS
John Cornyn
Attorney General of Texas

By


Casey L. Dobson
State Bar No. 05927600
Elizabeth N. Miller
State Bar No. 14071100

Andy Taylor
First Assistant Attorney General

Jeffrey S. Boyd
Deputy Attorney General for Litigation

**ATTORNEYS FOR PLAINTIFF CITY OF
AUSTIN**

Karen W. Kornell
Assistant Attorney General
Chief, Natural Resources Division

LOCKE LIDDELL & SAPP LLP
100 Congress, Suite 300
Austin, Texas 78701

By


Joe Riddell
Assistant Attorney General
Texas Bar No. 16886500

By


William B. Steele III
State Bar No. 19107400
Jan Soifer
State Bar No. 18824530

Natural Resources Division
P.O. Box 12548, Capitol Station
Austin, Texas 78711-2548

(512) 463-2012 (telephone)
(512) 320-0052 (telecopier)

**ATTORNEYS FOR LUMBERMEN'S
INVESTMENT CORPORATION,
DEFENDANT AND COUNTER-PLAINTIFF**

**ATTORNEYS FOR PLAINTIFF-INTERVENOR
STATE OF TEXAS**



Exhibit "A"
to the Agreed Judgment

LIC Property

Tract 1 Lot A, JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, a subdivision in Travis County, Texas, according to the map or plat of record in Volume 83, Page 184A, Plat Records of Travis County, Texas

Tract 2 ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF AN UNPLATTED PORTION OF OUTLOT 11, DIVISION "Z" IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF RAYMOND PLATEAU, A SUBDIVISION IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AS RECORDED IN PLAT BOOK 1, PAGE 30 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF THE MOST SOUTHERLY EXTENSION OF BOWIE STREET, AN 80 FOOT RIGHT-OF-WAY DEDICATED TO THE PUBLIC BY PLAT BOOK 1, PAGE 30 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a ½ inch iron pin found in the North line of that certain tract of land as owned by the City of Austin and designated as the Sand Beach Reserve, being at the Southeast corner of Lot A, Jetco Partners International Resubdivision One, a subdivision recorded in Plat Book 83, Page 184A of the Plat Records of Travis County, Texas, for the most Westerly Southwest corner hereof,

THENCE along the East line of the said Lot A, for the following courses:

N 28° 54' 46" E for a distance of 222.16 feet to a ½ inch iron pin found

N 62° 45' 35" W for a distance of 54.07 feet to a ½ inch iron pin found

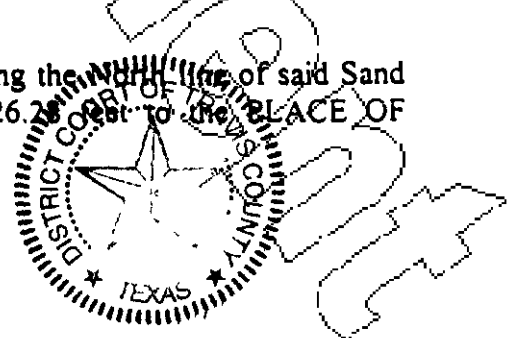
N 38° 20' 35" E for a distance of 153.77 feet to a ½ inch iron pin found

N 33° 42' 20" E for a distance of 22.26 feet to a ½ inch iron pin found at the Northeast corner of the said Lot A;

THENCE with an extension of the East line of the said Lot A, N 33° 42' 20" E for a distance of 6.95 feet to a ½ inch iron pin found for the most Northerly corner hereof;

THENCE along the East line of the herein described tract, along a curve to the right whose central angle is 79° 52' 15" whose radius is 520.085 feet and whose chord bears S 12° 23' 37" E for a distance of 667.71 feet to a ½ inch iron pin found in the North line of the said Sand Beach Reserve Tract for the most Southerly Southeast corner hereof,

THENCE along the South line of the herein described tract, being the North line of said Sand Beach Reserve Tract, N 47° 29' 30" W for a distance of 426.28 feet to the PLACE OF BEGINNING and containing 3.19 acres of land, more or less



SAND BEACH RESERVE
BOUNDARY LINE AGREEMENT

Exhibit "B"
to the Agreed Judgment

FN 00-469 (MTH)
NOVEMBER 27, 2000
BPI JOB NO. 634-14.00

Agreed Boundary Line
DESCRIPTION

OF THOSE CERTAIN SOUTHERLY BOUNDARY LINES OF TWO SEPARATE ADJOINING TRACTS OF LAND SITUATED IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, BEING THE SOUTHERLY LINE OF THAT CERTAIN 3.19 ACRE TRACT CONVEYED TO LUMBERMEN'S INVESTMENT CORPORATION BY DEED OF RECORD IN VOLUME 12038, PAGE 535 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND ALSO BEING THE SOUTHERLY LINE OF LOT "A" JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, A SUBDIVISION OF RECORD IN BOOK 83, PAGE 184A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID SOUTHERLY BOUNDARY LINES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, at a 1/2 inch iron rod found in the easterly right-of-way of Lamar Boulevard (R.O.W. Varies), being the southwesterly corner of said Lot "A", from which a 1/2 inch iron rod found at the northwesterly corner of said Lot "A", being in the easterly line of Lamar Boulevard, bears N18°18'57"E, a distance of 390.48 feet;

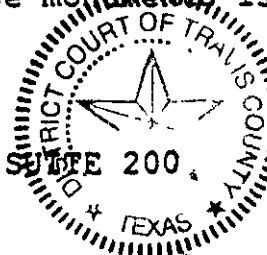
THENCE, along the southerly lines of said Lot "A" and said 3.19 acre tract, the following two (2) courses and distances:

- 1) S57°15'21"E, a distance of 127.29 feet to a 1/2 inch iron rod found being an angle point in southerly line of said Lot "A";
- 2) S49°56'23"E, passing at a distance of 79.00 feet, a 1/2 inch iron rod found being the southeasterly corner of said Lot "A", same being the southwesterly corner of said 3.19 acre tract, and continuing for a total distance of 505.38 feet to a 1/2 inch iron rod found being the southeasterly corner of said 3.19 acre tract for the **POINT OF TERMINATION**, from which the centerline of track of the Missouri Pacific Railroad (R.O.W. varies), bears S65°51'30"E, a distance of 101.9 feet;

BASIS OF BEARINGS:

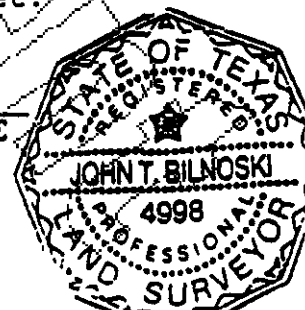
The basis of bearing of this description is the Texas Coordinate System, NAD 83, Central Zone, Grid, based on the City of Austin Monument reference No. H-22-2001, a 4" Brass Disk found on the Northwest corner of abutment on south side of railroad tracks at west side of North Lamar Boulevard, at West 3rd Street overpass, and City of Austin Monument reference H-22-3001, a 4" Brass Disk found at back of sidewalk at Riverside Drive and South Lamar Boulevard intersection, Northeast corner. The published Grid bearing and distance between these monuments is S16°37'29"W, 1664.83 feet.

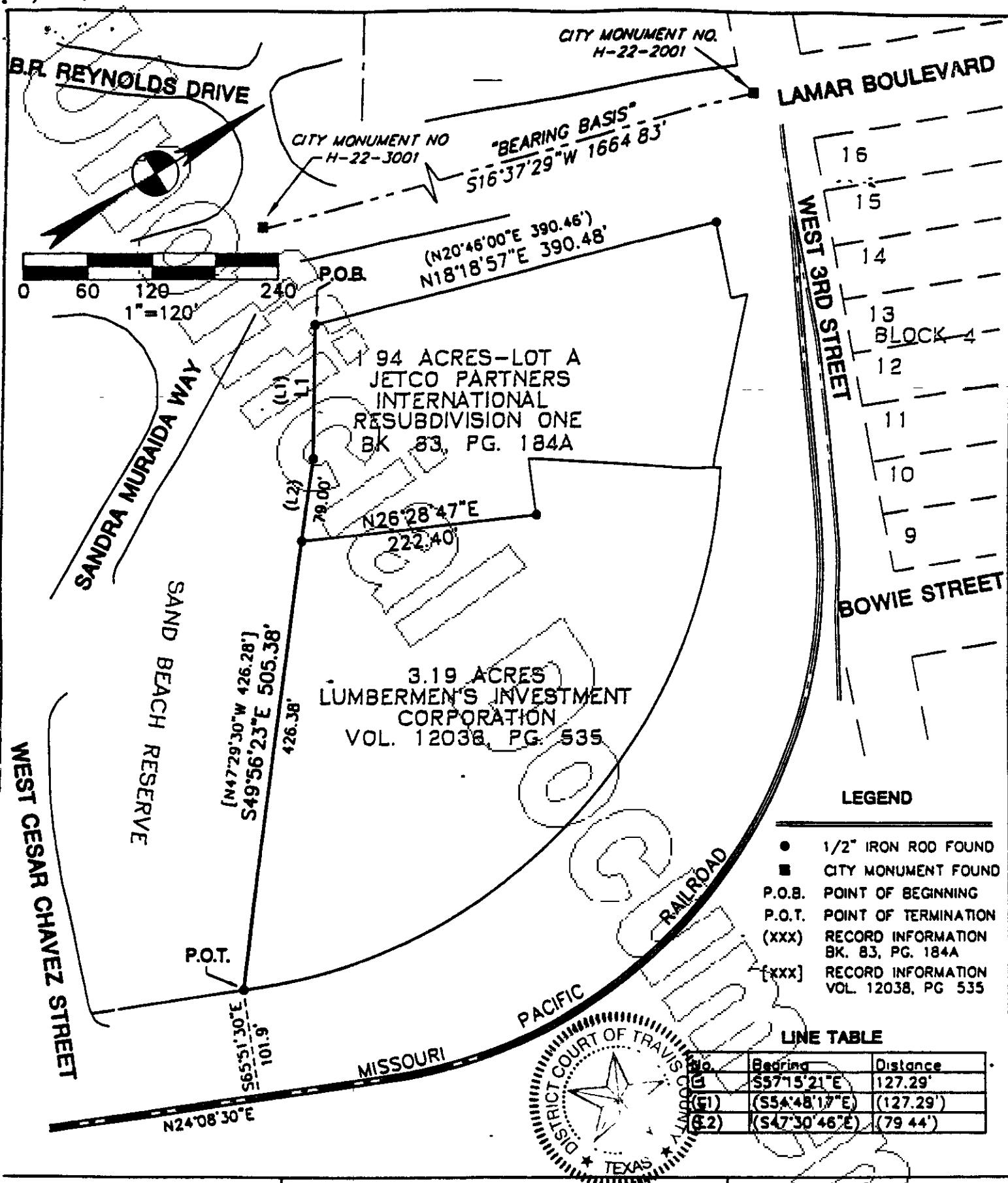
BURY & PARTNERS, INC.
ENGINEERS-SURVEYORS
3345 BEE CAVES ROAD,
AUSTIN, TEXAS 78746



JOHN T. BILNOSKI
NO. 4998
STATE OF TEXAS

11/27/00
DATE





b Bury+ Partners
 Consulting Engineers and Surveyors
 Austin, Texas Tel 512/250-4011 Fax 512/250-4288
 Bury+Partners, Inc. ©Copyright 2000

SKETCH TO ACCOMPANY DESCRIPTION OF
 SOUTHERLY BOUNDARY LINES OF LOT A JETCO PARTNERS INTERNATIONAL RESUBDIVISION ONE, A SUBDIVISION OF RECORD IN BOOK 83, PAGE 184A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, AND THAT 3.19 ACRE TRACT CONVEYED TO LUMBERMENS INVESTMENT CORPORATION BY DEED OF RECORD IN VOLUME 12038, PAGE 535 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS.

LUMBERMENS INVESTMENT CORP.

SAND BEACH RESERVE

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dana Debeauvoir

01-26-2001 04 42 PM 2001013549
KNOWLES \$37 00
DANA DEBEAUVOIR, COUNTY CLERK
TRAVIS COUNTY, TEXAS

AFTER RECORDING RETURN TO:

LOCKE LIDDELL & SAPP LLP
ATTN: MR JAY HAILEY
100 CONGRESS AVENUE, SUITE 300
AUSTIN, TX 78701