

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

**CITY OF ALEDO
SANITARY SEWER EASEMENT**

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF PARKER §

THAT, **Aledo Independent School District (Grantor)**, of the County of Parker, State of Texas, for the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and confessed, does hereby grant, sell and convey unto the City of Aledo, a municipal corporation of Parker County, Texas (Grantee), its successors and assigns, a permanent **SANITARY SEWER EASEMENT** and the right to construct, reconstruct and perpetually maintain sanitary sewer facilities, together with all necessary appurtenances thereto, and with the right and privilege at any and all times, to enter said premises, or any part thereof, as is necessary to the proper use of any other right granted herein, and for the purpose of constructing, reconstructing and maintaining said sanitary sewer facilities, and for making connections therewith, in, upon and across that certain tract or parcel of land in Parker County, Texas, being described as follows:

EXHIBIT "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the same unto the City of Aledo, its successors and assigns.

WITNESS OUR HANDS, this the ____ day of _____, 2026.

GRANTOR:

ALEDO INDEPENDENT SCHOOL DISTRICT

By: _____

Name: _____

Title: _____

Date: _____, 2026.

ACKNOWLEDGMENT

STATE OF TEXAS

§

§

COUNTY OF _____

§

BEFORE ME, the undersigned authority, in and for said County, on this day personally appeared, _____, _____ of **Aledo Independent School District, (Grantor)**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that they executed -the same for the purposes and considerations therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 2026.

Notary Public in and for the
State of Texas

EXHIBIT "A"
SANITARY SEWER EASEMENT
890 SQUARE FOOT / 0.0204 ACRES
BEING OUT OF LOT 1, BLOCK 1
ALED0 MIDDLE SCHOOL ADDITION
VOLUME F, PAGE 365
PLAT RECORDS, PARKER COUNTY, TEXAS
RICHARD C. EDDLEMAN SURVEY, ABSTRACT NO. 438
CITY OF ALED0, PARKER COUNTY, TEXAS

Being a 890 square foot tract of land situated in the Richard C. Eddleman Survey, Abstract No. 438, and being out of a Lot 1, Block 1, Aledo Middle School Addition, as recorded in Volume F, Page 365, Plat Records, Parker County, Texas, and being more particularly described as follows:

COMMENCING at a found 1/2 inch iron pipe, being in the northwest corner of said Lot 1, and being in the south property line of St. Paul Lutheran Church, as recorded in Volume 2896, Page 290, Deed Records, Parker County, Texas, and being the northeast corner of Lot 18R, Block 3, Hidden Valley Estates, as recorded in Volume 360-A, Page 50, Plat Records, Parker County, Texas;

THENCE North 58°27'11" East, a distance of 197.18 feet to the **POINT OF BEGINNING**, being in the northwest property line of said Lot 1, and the southeast property line of said St. Paul Lutheran Church, being a common line;

THENCE North 79°18'33" East, leaving said common line, a distance of 51.04 feet to a point;

THENCE South 86°05'41" East, a distance of 25.40 feet to a point;

THENCE South 60°33'01" West, a distance of 25.43 feet to a point;

THENCE South 79°17'37" West, a distance of 37.81 feet to a point, being in said common line;

THENCE North 89°21'41" West, along said common line, a distance of 11.19 feet to a point;

THENCE North 23°12'47" West, continuing along said common line, a distance of 12.69 feet to the **POINT OF BEGINNING** and **CONTAINING** 890 square feet, 0.0204 acres of land, more or less.



Ryan Williams
08/03/2026

RICHARD C. EDDLEMAN SURVEY,
ABSTRACT NO. 438

ST. PAUL
LUTHERAN CHURCH
VOL. 2896, PG. 290
D.R.P.C.T.

890 SQUARE FOOT
0.0204 ACRES
SANITARY SEWER
EASEMENT

P.O.C.
1/2 IRON
PIPE(C.M.)

LOT 18R, BLOCK 3,
HIDDEN VALLEY ESTATES
VOL. 360-A, PG. 50
P.R.P.C.T.

SURVEY LINE

S86° 05' 41"E
25.40'

N79° 18' 33"E
51.04'

30.0' SANITARY
SEWER EASEMENT
DOC. NO. 202239628
P.R.P.C.T.

S60° 33' 01"W
25.43'

DRAINAGE EASEMENT
DOC. NO. 202239628
P.R.P.C.T.

N23° 12' 47"W
12.69'

N89° 21' 41"W
11.19'

S79° 17' 37"W
37.81'

LOT 1, BLOCK 1
ALEDO MIDDLE SCHOOL ADDITION
VOL. F, PG. 365
P.R.P.C.T.

A. B. SMITH SURVEY;
ABSTRACT NO. 1223

LEGEND

P.R.P.C.T. = PLAT RECORDS, PARKER COUNTY, TEXAS
D.R.P.C.T. = DEED RECORDS, PARKER COUNTY, TEXAS
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCING
R.O.W. = RIGHT-OF-WAY
C.M. = CONTROLLING MONUMENT
VOL./PG. = VOLUME/PAGE

BASIS OF BEARING IS THE STATE
PLANE COORDINATE SYSTEM, TEXAS
NORTH CENTRAL ZONE 4202, NORTH
AMERICAN DATUM OF 1983.
ADJUSTMENT REALIZATION 2011



GRAPHIC SCALE 1"=60'



EXHIBIT A SANITARY SEWER EASEMENT

890 SQUARE FOOT / 0.0204 ACRES
LOT 1, BLOCK 1
ALEDO MIDDLE SCHOOL ADDITION
VOLUME F, PAGE 365

PLAT RECORDS, PARKER COUNTY, TEXAS
RICHARD C. EDDLEMAN SURVEY, 438
CITY OF ALEDO, PARKER COUNTY, TEXAS

PROJECT NO.: 3086-1000

DATE: 08/03/2026

SHEET 1 OF 2



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