

**BOARD OF TRUSTEES
AGENDA**

<input type="checkbox"/>	Workshop	<input checked="" type="checkbox"/>	Regular	<input type="checkbox"/>	Special
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- (A) Report Only Recognition

Presenter(s):

Briefly describe the subject of the report or recognition presentation.

- (B) **Action Item** GILBERTO GONZALEZ, SUPERINTENDENT OF SCHOOLS

Presenter(s):

Briefly describe the action required.

CONSIDER AND TAKE APPROPRIATE ACTION ON THE REQUEST TO APPROVE AN EASEMENT TO SERVE THE EAGLE PASS HIGH SCHOOL FIELD HOUSE.

- (C) **Funding source: Identify the source of funds if any are required.**

- (D) **Clarification: Explain any question or issues that might be raised regarding this item.**

CP 460-OH/UG Rev (05/18)

Town: Eagle Pass

Submitted by: AM/GO

WR# 67825418

EASEMENT AND RIGHT OF WAY

EAGLE PASS INDEPENDENT SCHOOL DISTRICT, (“Grantor”), for and in consideration of Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration to Grantor in hand paid by AEP TEXAS INC., a Delaware Corporation, whose address is P.O. Box 2121, Corpus Christi, Texas 78403 (“Grantee”) the receipt and sufficiency of which is hereby acknowledged and confessed, has GRANTED, SOLD, and CONVEYED, and by these presents does GRANT, SELL, and CONVEY unto Grantee, its successors and assigns, a perpetual easement and right of way for electric distribution lines, consisting of poles made of wood, metal, or other materials, cross arms, static wires, guys, wire circuits, underground cables and conduits, communication circuits, metering equipment and all necessary or desirable appurtenances (including, but not limited to, transformers, meters, vaults, and service pedestals) over, under, across, and upon a portion of the following described land located in Maverick County, Texas, to wit:

SEE EXHIBIT “A” AND “B”, ATTACHED HERETO, MADE A PART HEREOF AND INCORPORATED HEREIN FOR ALL APPLICABLE PURPOSES. (the “Easement Area”)

Together with the right of ingress and egress over, under, across and upon the Easement Area and Grantor’s adjacent land for the purpose of constructing, operating, reconstructing on poles or burying and replacing underground cables and conduits (including necessary ditching and backfilling), enlarging, inspecting, patrolling, repairing, maintaining, upgrading and removing said lines, circuits, underground cables and conduits, poles, wires and appurtenances; the right to relocate along the same general direction of said lines, cables, and conduits; and the right to remove from the Easement Area all structures, obstructions, trees and parts thereof, using generally accepted vegetation management practices, (whether from the Easement Area or that could grow into the Easement Area) which may, in the reasonable judgment of Grantee, endanger or interfere with the safe and efficient operation and/or maintenance of said lines, cables, conduits or appurtenances or ingress and egress to, from or along the Easement Area.

Grantor reserves the right to use the Easement Area subject to said Easement and Right of Way in any way that will not interfere with Grantee’s exercise of the rights hereby granted. However, Grantor shall not construct or permit to be constructed any house or other above ground structure on or within the Easement Area containing Grantee’s improvements without the express written consent of Grantee.

TO HAVE AND TO HOLD the above described easement and rights unto the Grantee, its successors and assigns forever. Grantor binds itself, assigns, and legal representatives to warrant and forever defend all and singular the above described easement and rights unto the said Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this _____ day of _____, 2018.

[Rest of this page intentionally left blank-Signature page follows]

EAGLE PASS INDEPENDENT SCHOOL DISTRICT

By: _____
Lupita Fuentes, School Board President

ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF MAVERICK

This instrument was acknowledged before me on this _____ day of _____,
2018, by Lupita Fuentes, School Board President of Eagle Pass Independent School District.

Notary Public, State of Texas

(Seal)

AFTER RECORDING, PLEASE RETURN TO:

AEP Texas Inc.
Distribution Right of Way 15th Floor
P O Box 2121
Corpus Christi, TX 78403

DIRKSEN ENGINEERING

311 N. GETTY ST.

Uvalde, Texas 78801

TBPE FIRM # F-8848

TBPLS FIRM # 10193741

Office Tel. (830) 278-2100

Fax (830) 278-2102

FIELD NOTES FOR A 15 FOOT IN WIDE AEP UTILITY EASEMENT SURVEY COMPLETED ON APRIL 16, 2018

Being a 15 foot in width AEP Utility Easement, located in the P. Fossold, Survey 75, Abstract 1043, and the P.S. Waters, Survey 82, Abstract 919, Maverick County, part of a 50.03 acres tract described in conveyance document to the Eagle Pass Independent School District recorded in Volume 93, Pages 176-et seq., of the Maverick County Deed Records, Maverick County, Texas and more particularly described by metes and bounds as follows: (The bearings and distances shown herein conform to the Texas Coordinate System, North American Datum 1983, Texas South Central Zone.) (All corners called for as being set are marked on the ground with 1/4" steel stakes with plastic identification caps stamped "DIRKSEN/6260" attached unless otherwise noted or shown.)

BEGINNING at a point (S.P.C. N.13449073.99, E.1492929.94) in the east line said 50.03 acres tract, in the west line Lot 3, Block 1 of the Royal Ridge Unit 4 as shown on the plat recorded in Envelope 81, Side 2 of the Maverick County Plat Records for the northeast corner of the herein described tract;

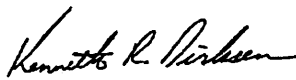
THENCE S 00°28'40" W, 209.27 feet with the east line of said 50.03 acres tract to a point in the west line of Lot 10, Unit 13 of the Vista Hermosa Addition as shown on the plat recorded in Envelope 85, Side 1 for the southeast corner of the herein described tract;

THENCE Within said 50.03 acres tract for the following five (5) calls;

1. N 89°31'20" W, 15.00 feet to a point;
2. N 00°28'40" E, 194.27 feet to a point;
3. N 89°31'20" W, 29.37 feet to a point;
4. N 00°28'40" E, 15.00 feet to a point;
5. S 89°31'20" E, 44.37 feet to the **POINT OF BEGINNING** containing a total of 0.08 acre of land within the herein described boundary as surveyed by Dirksen Engineering on April 16, 2018.

THE STATE OF TEXAS:
COUNTY OF UVALDE:

It is hereby certified that the foregoing field note description and Attached plat were prepared from an actual on the ground survey Made by personnel working under my direct supervision and that Same are true and correct according to same said survey.

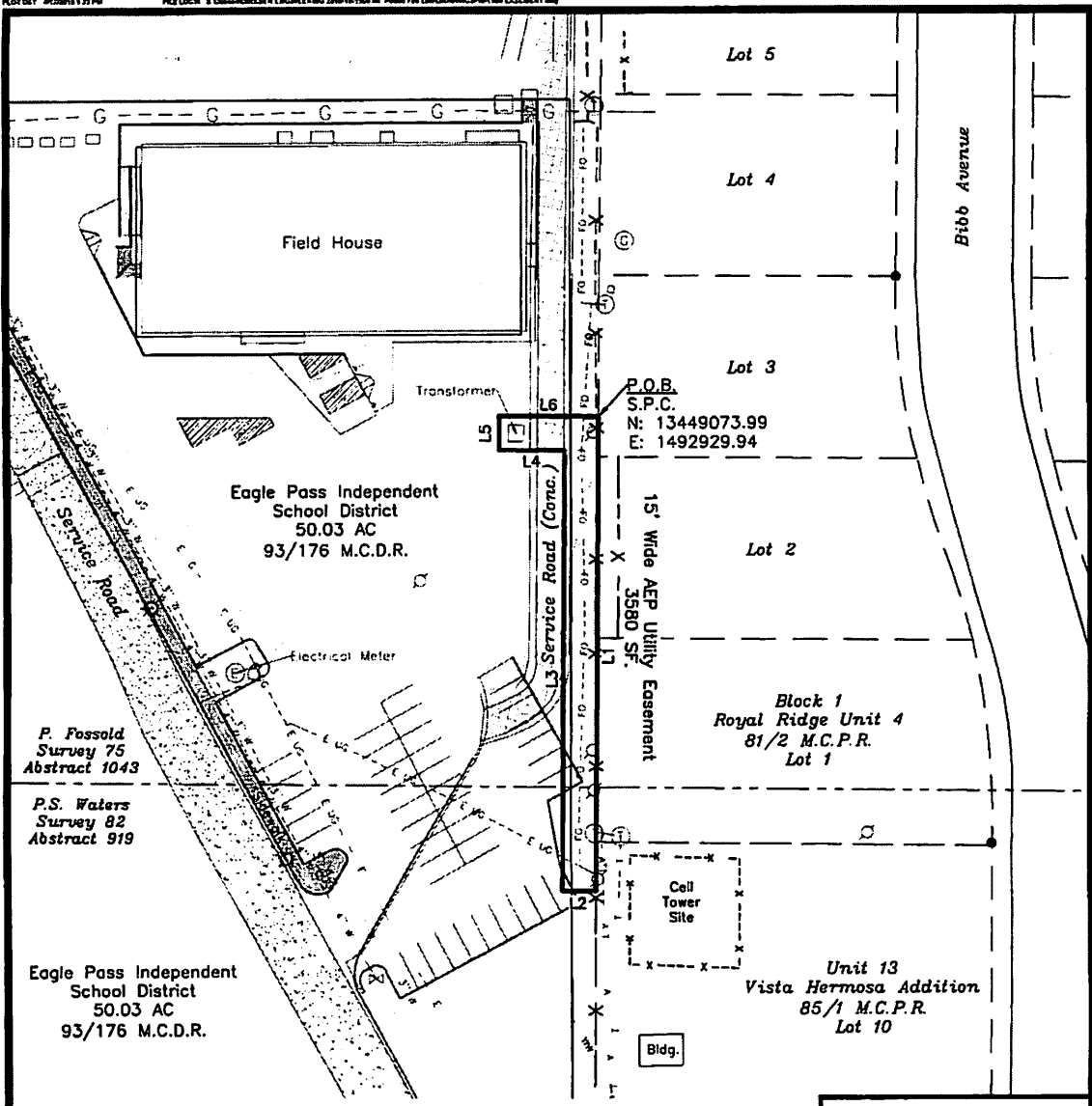


Kenneth R. Dirksen, P.E., R.P.L.S.
Registered Professional Land Surveyor No. 6260

JOB NO. 18-1509 AEP UTILITY EASEMENT



EXHIBIT "A"



P. Fossold Survey 75 Abstract 1043
 P.S. Waters Survey 82 Abstract 919

Eagle Pass Independent School District 50.03 AC 93/176 M.C.D.R.

DRAWING SHOWING
 Being a 15 foot in width AEP Utility Easement, located in the P. Fossold, Survey 75, Abstract 1043, and the P.S. Waters, Survey 82, Abstract 919, Maverick County, part of a 50.03 acres tract described in conveyance document to the Eagle Pass Independent School District recorded in Volume 93, Pages 176-et seq., of the Maverick County Deed Records, Maverick County, Texas.

LINE	BEARING	DISTANCE
L1	S 00°28'40" W	209.27
L2	N 89°31'20" W	15.00
L3	N 00°28'40" E	194.27
L4	N 89°31'20" W	29.37
L5	N 00°28'40" E	15.00
L6	S 89°31'20" E	44.37



SCALE: 1" = 60'

- LEGEND**
- SET MONUMENT
 - FOUND MONUMENT
 - BOUNDARY LINE
 - - - PLAT LINE
 - - - ABSTRACT LINE
 - x - x FENCE/FENCE POST
 - WATER LINE/WATER METER
 - GAS LINE/GAS METER
 - FIBER OPTIC/TELEPHONE PEDESTAL
 - AT&T TELEPHONE LINE

EXHIBIT "B"



STATE OF TEXAS
 COUNTY OF UVALDE

THE UNDERSIGNED DOES HEREBY ATTEST THAT THIS DRAWING WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY DESCRIBED HEREON BY MEN WORKING UNDER MY SUPERVISION AND THAT SAME IS TRUE AND CORRECT ACCORDING TO SAID SURVEY, AND THERE ARE NO VISIBLE DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, EASEMENTS OR RIGHTS OF WAY, EXCEPT AS NOTED OR SHOWN HEREON, AND THAT SAID PROPERTY ADJOINS A DEDICATED ROADWAY.

FIELD WORK COMPLETED APRIL 06, 2010

Kenneth R. Dirksen
 KENNETH R. DIRKSEN
 REGISTERED PROFESSIONAL LAND SURVEYOR
 REGISTRATION NO. 6260

THIS GRAPHIC WORK REPRESENTS THE RESULTS OF A SURVEY BEING PROVIDED BY DIRKSEN ENGINEERING SOLELY FOR THE EXCLUSIVE USE OF THE PARTIES SHOWN HEREON AND FOR THE PURPOSES SHOWN ABOVE. THE GRAPHIC REPRESENTATION SHOWN HEREON DEPICTS CERTAIN CONDITIONS FOUND EXISTING AS OF THE DATE OF THE ACTUAL SURVEY AND IS LIMITED TO THESE CONDITIONS FOUND AT THAT TIME. NO LICENSE HAS BEEN CREATED, EXPRESSED OR IMPLIED, TO COPY THIS GRAPHIC WORK. ALL RIGHTS RESERVED. COPYRIGHT 2011, DIRKSEN ENGINEERING.

FIRM NAME & ADDRESS

DIRKSEN ENGINEERING
 UVALDE EAGLE PASS
 TEXPE FIRM #F-8848, TOPLS FIRM #10192741
 311 N. GETTY STREET, UVALDE, TX 78801
 PH: (830) 278-2100, FAX: (830) 278-2102
 EMAIL: KENDRKS@GMAIL.COM
 WEBSITE: WWW.DIRKSENG.COM

PREPARED FOR:
 Dava Powell
 225 W. Mesquite St.
 Uvalde, TX 78801

PURPOSE OF SURVEY:
 EASEMENT

PROJECT#
 18-1509

DESIGNER: KRQ
DRAWN BY: JWRM
APPROVED BY: KRQ
DATE: 04-02-10

DRAWING NO.
 18-1509