Special Projects 825 N. McDonald St., Ste. 145 McKinney, Texas 75069 972-548-3744 www.collincountytx.gov

January 5, 2010

Celina ISD 205 S. Colorado St. Celina, TX 75009

RE:

Construction of a Bridge on County Road 134 at Honey Creek

George McPherson Survey, Abstract No. 574 (Tract 6)

As mentioned in my letter dated December 21, 2009, additional right-of-way is required from the adjacent property owners for construction of a new bridge structure on County Road 134 at Honey Creek.

The Collin County Central Appraisal District (CCAD) has valued this tract at \$30,000 per acre. Accordingly, Collin County is offering you **\$6525** for the 0.2175 acre portion needed for construction.

This offer is in addition to any existing fences, gates, culverts and mailboxes as these items will be replaced by Collin County, at county expense, at the time of construction.

I have enclosed a copy of the CCAD 2009 Property Information sheet used to determine property value, the Right-of-Way Deed with attachments and the required W-9 form.

Please contact me at your earliest convenience to discuss this project and the right-of-way requirements. I can be reached at (972) 548-3723 or by e-mail jdurham@co.collin.tx.us.

Respectfully,

Jeff B. Durham

Special Projects Manager

RIGHT-OF-WAY DEED

THE STATE OF TEXAS)
COUNTY OF COLLIN) KNOW ALL MEN BY THESE PRESENTS:
one or more, for and in consother good and valuable conson and through Collin Counsocknowledged, and for which day Sold and by these present Collin all that certain 0.2. McPherson Survey, Abstra	School District, hereinafter referred to as Grantor, whether sideration of the sum of One and 00/100 Dollar (\$1.00) and asideration in hand paid by the County of Collin, acting by the Commissioners' Court, receipt of which is hereby the no lien is retained, either expressed or implied, have this ents do Grant, Bargain, Sell and Convey unto the County of 175 acre tract or parcel of land situated in the George act No. 574, in Collin County, Texas, and being more wibit "A" attached hereto and made a part hereof.
waive all rights of ingress ar developing, mining or drillir	il, gas and sulfur in and under the land herein conveyed but and egress to the surface thereof for the purpose of exploring ag for same; however, nothing in this reservation shall affect trantors to take and use all minerals and materials thereon
together with all and singula unto Collin County and its heirs, executors, successors the said premises hereby co	PLD the premises herein described and herein conveyed on the rights and appurtenances thereto in any wise belonging assigns forever; and Grantors do hereby bind ourselves, our and assigns to Warrant and Forever Defend all and singular conveyed unto Collin County and its assigns against every claiming or to claim the same or any part thereof.
	this instrument is executed on this the day of 01

Acknowled	lgement	
State of Texas County of Collin		
This instrument was acknowledged before me on	, by	
	Notary Public's Signature	
Acknowled		charles muse contrava
State of Texas County of Collin		
This instrument was acknowledged before me on	, by	
	Notary Public's Signature	
	,	

AFTER RECORDING RETURN TO:

Collin County Special Projects 825 N. McDonald, Suite 145 McKinney, Texas 75069 Attn: Jeff Durham

COUNTY ROAD 134 ROW DEDICATION

BEING a 0.2175 acre tract of land and being a portion of a 1.0 acre tract of land conveyed to Celina ISD, filed for record under County Clerk's File No. 97—0036542, Deed Records of Collin County, Texas and also in Volume 202, Page 496, Deed Records of Collin County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a point for corner at the southwesterly corner of said 1.0 acre tract, said point being in the centerline of County Road No. 134;

THENCE North 00 degrees 40 minutes 34 seconds West, along the westerly line of said 1.0 acre tract departing said County Road 134, passing at a distance of 24.98 feet a 1/2 inch iron rod found for the southeasterly corner of a 129.978 acre tract of land conveyed to Winker Revocable Trust, filed for record under Volume 5815, Page 324, Deed Records of Collin County, Texas, continuing along said common line a total distance of 30.00 feet to a 5/8 inch iron rod set with cap stamped BGT for corner;

THENCE North 75 degrees 46 minutes 49 seconds East, departing said common line, a distance of 170.15 feet to a 5/8 inch iron rod set with cap stamped BGT for corner being in the common line of said 1.0 acre tract and a 25.00 acre tract of land conveyed to Richard M. Abernathy, filed for record under Volume 5827, Page 5052, Deed Records of Collin County, Texas;

THENCE South 23 degrees 08 minutes 16 seconds East, along said common line, a distance of 77.87 feet to a point for corner being in the centerline of said County Road 134 and the northwesterly corner of a 5.00 acre tract of land conveyed to David L. Stiles, filed for record under Volume 1872, Page 655, Deed Records of Collin County, Texas and the northeasterly corner of a 10.90 acre tract of land conveyed to Micheal Thomas and Laura Anne Gately, filed for record under County Clerk's File No. 200709000934440, Deed Records of Collin County, Texas;

THENCE South 89 degrees 56 minutes 41 seconds West, along said centerline, a distance of 195.18 feet to the POINT OF BEGINNING and containing 9,472 square feet or 0.2175 acres of land, more or less.

