

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LLANO, TEXAS, VACATING, ABANDONING, CLOSING, AND CONVEYING A PORTION IN THE LLANO IMPROVEMENT & FURNACE CO; 1359.8 SQUARE FEET ADJACENT TO BLOCK T, LOT 2C, E 30 FEET OF LOT 3B & W 30 x 110 FEET OF LOT 3B; 0.155 ACRE TRACT OF LAND. THE PHYSICAL LOCATION OF THIS STREET CLOSURE REQUEST IS THE WESTERN END OF MARKET STREET INTERSECTED AT BESSEMER ST. TO THE EAST, W. GRAYSON ST. TO THE SOUTH, AND TARRANT ST. TO THE NORTH. FURTHER DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LLANO, TEXAS, THAT:

SECTION 1. The City Council recognizes that the petition duly presented to the City Council of the City of Llano, Texas to vacate, abandon, close and convey The City of Llano will hold a public hearing on August 21, 2017 to consider a request for consideration to close, vacate, abandon, and convey the western most portion of Market Street. This street is a portion of the Llano Improvement & Furnace Co.; 1359.8 square feet adjacent to Block T, Lot 2C, E 30 Feet of Lot 3B & W 30 X 110 Feet of Lot 3B; 0.155-acre tract of land. The physical location of this street closure request is the western end of Market Street intersected at Bessemer St. to the east, W. Grayson St. to the south, and Tarrant St to the north. The physical location of the property is 102 W. Tarrant St. as further described in Exhibit "A" attached hereto and incorporated herein for all purposes.

SECTION 2. The City of Llano has studied the requested abandonment in view of safety, health and other considerations, and has determined that the public interest would be served if the request is approved.

SECTION 3. The Petitioner has agreed to pay fair market value for the land.

SECTION 4. Pursuant to the said abandonment request, from and after the effective date of this Ordinance, the portion of the street (1359.8 square feet) described in Exhibit "A," attached hereto and incorporated herein for all purposes, shall be and the same is hereby vacated, abandoned and closed, except regarding any existing utility lines and facilities, for which an easement shall be reserved by the City.

SECTION 5. The City Council authorizes the Mayor to execute the necessary documents to vacate, abandon, close and convey the western most portion of Market Street. This street is a portion of the Llano Improvement & Furnace Co.; 1359.8 square feet adjacent to Block T, Lot 2C, E 30 Feet of Lot 3B & W 30 X 110 Feet of Lot 3B; 0.155-acre tract of land. The physical location of this street closure request is the western end of Market Street intersected at Bessemer St. to the east, W. Grayson St. to the south, and Tarrant St to the north. The physical location of the property is 102 W. Tarrant St, as further described in Exhibit "A" attached hereto and incorporated herein for all purposes.

SECTION 6. The City Council hereby finds that the above-described public right-of-way is not needed, except for the utility easement, and the City Council hereby deems that it is in the best interest of the public to vacate, abandon, close and sell the western most portion of Market Street. This street is a portion of the Llano Improvement & Furnace Co.; 1359.8 square feet adjacent to Block T, Lot 2C, E 30 Feet of Lot 3B & W 30 X 110 Feet of Lot 3B; 0.155-acre tract of land. The physical location of this street closure request is the western end of Market Street intersected at Bessemer St. to the east, W. Grayson St. to the south, and Tarrant St to the north. The physical location of the property is 102 W. Tarrant St. as further described in Exhibit "A" attached hereto and incorporated herein for all purposes.

PASSED AND APPROVED this the 21ST day of August, 2017.

Gail Lang
Gail Lang, Mayor

ATTEST:

Toni Milam

Toni Milam, City Secretary



QUITCLAIM DEED

Date: August 21, 2017
Grantor: CITY OF LLANO, TEXAS

Grantor's Mailing Address (including county):
CITY OF LLANO
301 W. Main St.
Llano, Texas 78643
Llano County

Grantee: AG4 Properties

Grantee's Mailing Address (including County):
AG4 PROPERTIES, LLC
15501 CEDAR LEDGE ST.
AUSTIN, TX 78734

Consideration: TEN AND NO/100 DOLLARS and other good and valuable consideration.

Property (including any improvements):

Western most portion of Market Street. This street is a portion of the Llano Improvement & Furnace Co.; 1359.8 square feet adjacent to Block T, Lot 2C, E 30 Feet of Lot 3B & W 30 X 110 Feet of Lot 3B; 0.155 acre tract of land. The physical location of this street closure request is the western end of Market Street intersected at Bessemer St. to the east, W. Grayson St. to the south, and Tarrant St to the north. The physical location of the property is 102 W. Tarrant St.

THE CITY OF LLANO.

The tract of land described here is the western most portion of Market Street. This street is a portion of the Llano Improvement & Furnace Co.; 1359.8 square feet adjacent to Block T, Lot 2C, E 30 Feet of Lot 3B & W 30 X 110 Feet of Lot 3B; 0.155 acre tract of land. The physical location of this street closure request is the western end of Market Street intersected at Bessemer St. to the east, W. Grayson St. to the south, and Tarrant St to the north. The physical location of the property is 102 W. Tarrant St. as further described in Exhibit "A" attached hereto and incorporated herein for all purposes. This Quitclaim is subject to any City of Llano utilities which are currently located within the property described above.

For the consideration Grantor quitclaims to Grantee all of Grantor's right, title, and interest in and to the property, to have and to hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Neither Grantor nor Grantor's heirs, executors, administrators, successors, or assigns shall have, claim, or demand any right or title to the property or any part of it.

When the context requires, singular nouns and pronouns include the plural.

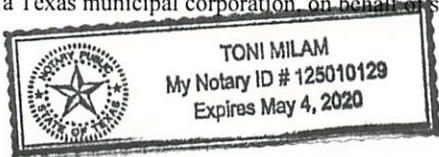
CITY OF LLANO, TEXAS

BY: Gail Lang
Gail Lang, Mayor

ACKNOWLEDGEMENT

STATE OF TEXAS }
COUNTY OF LLANO }

This instrument was acknowledged before me on August 21, 2017, by Gail Lang, MAYOR, CITY OF LLANO, a Texas municipal corporation, on behalf of said Municipal Corporation.



Toni Milam
Notary Public, State of Texas