

ORDINANCE NO. 1365

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LLANO, TEXAS, VACATING, ABANDONING, CLOSING, AND CONVEYING AN UNIMPROVED PORTION OF CEDAR STREET. THIS EASTERN ½ PORTION OF CEDAR STREET IS A PORTION OF THE OATMAN ADDITION NEXT TO BLOCK 25 LOT 12. THE PHYSICAL LOCATION OF THIS EASTERN ½ STREET CLOSURE REQUEST IS LOCATED ON THE UNIMPROVED PORTION OF CEDAR STREET, BORDERED BY EAST GREEN TO SOUTH, EAST WALLACE TO THE NORTH, OAK ST TO THE WEST AND ASH TO THE EAST. THE UNIMPROVED PORTION EASTERN ½ STREET TO BE VACATED, ABANDONED, CLOSED AND SOLD TO THE PETITIONER IS 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 an unimproved portion of Cedar Street. This eastern ½ street is a portion of the Oatman addition next to Block 25 Lot 12. The physical location of this eastern ½ street closure request is located on the unimproved portion of Cedar St. bordered by East Green to the North, East Green to the South, Oak St to the West and Ash to the East. The portion of the street to be vacated, abandoned, closed and sold to the Petitioner is 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 eastern ½ street (3390 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 an unimproved portion of Cedar Street. This eastern ½ street is a portion of the Oatman addition next to Block 25 Lot 12. The physical location of this eastern ½ street closure request is located on the unimproved portion of Cedar St bordered by East Green to the North, East Green to the South, Oak St to the West and Ash to the East. The portion of the street to be vacated, abandoned, closed and sold to the Petitioner is 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 portion of an unimproved portion of Cedar Street. This eastern ½ street is a portion of the Oatman addition next to Block 25 Lot 12. The physical location of this eastern ½ street closure request is located on the unimproved portion of Cedar St. bordered by East Green to the North, East Green to the South, Oak St to the West and Ash to the East. The portion of the street to be vacated, abandoned, closed and sold to the Petitioner is further described in Exhibit "A" attached hereto and incorporated herein for all purposes.

PASSED AND APPROVED this the 22ND day of January, 2018

Gail Lang  
Gail Lang, Mayor

ATTEST:



Toni Milam, City Secretary



QUITCLAIM DEED

18-01344

Date: January 16, 2018  
Grantor: CITY OF LLANO, TEXAS

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

Grantee: Lowery Cotton Company

Grantee's Mailing Address (including County):  
Gerald T. Lowery  
C/O Lowery Cotton Company  
1373 E State Hwy 29  
Llano, TX 78643

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

Property (including any improvements):

This eastern 1/2 portion of Cedar Street is a portion of the Oatman addition next to Block 25 Lot 12. The physical location of this eastern 1/2 portion of Cedar Street closure request is located on the unimproved portion of Cedar Street bordered by East Green to the South, East Wallace to the North, Oak Street to the West and Ash Street to the East. The portion of the eastern 1/2 portion of Cedar Street to be vacated, abandoned, closed and sold to the Petitioner is further described as the intersection of E Green and Cedar Street, as further described in Exhibit "A" attached hereto and incorporated herein for all purposes.

THE CITY OF LLANO

The tract of land described here is a portion of the Oatman addition next to Block 25 Lot 12, bordered by East Green to the South, East Wallace to the North, Oak St to the West and Ash to the East (3390 square feet). The portion of the eastern 1/2 portion of the street to be vacated, abandoned, closed and sold to the Petitioner is further described as the intersection of East Green and Cedar Street, 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

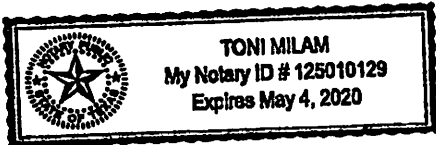
BY: Gail Lang  
Gail Lang, Mayor

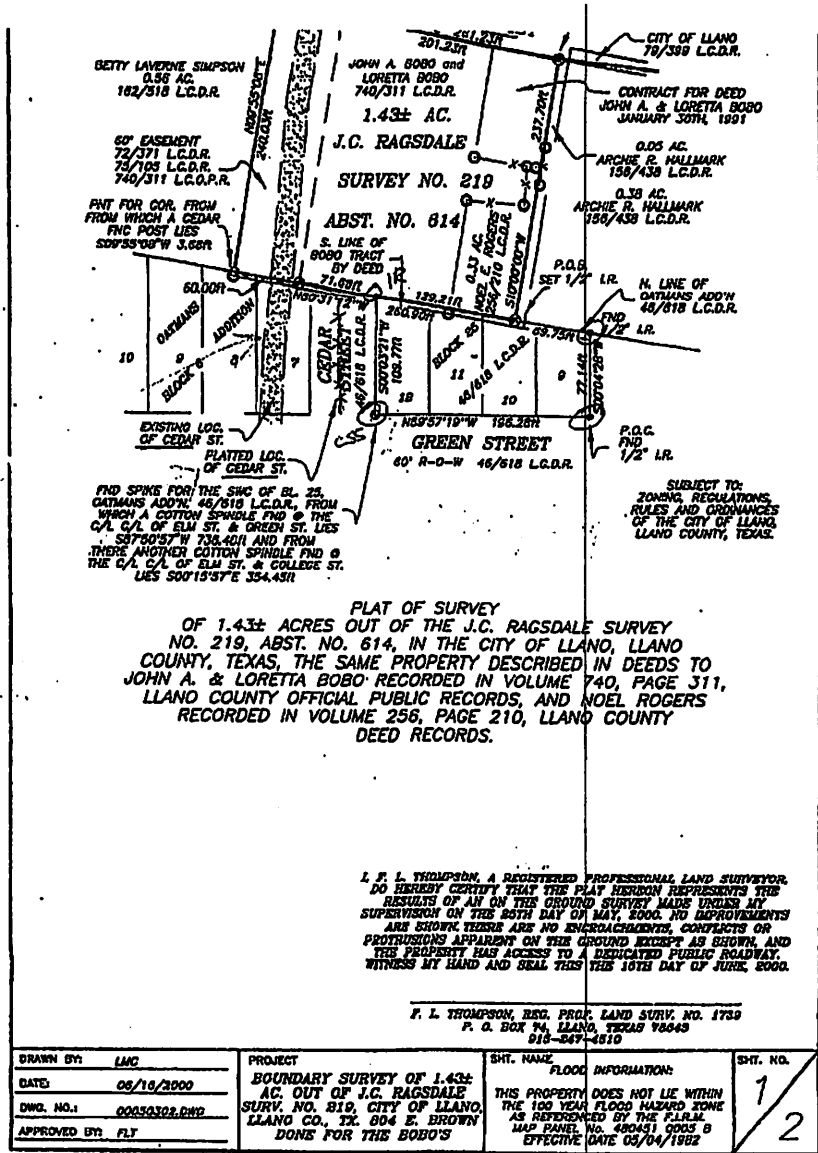
ACKNOWLEDGEMENT

STATE OF TEXAS }  
COUNTY OF LLANO }

This instrument was acknowledged before me on 1-22 2018 by Gail Lang, MAYOR, CITY OF LLANO, a Texas municipal corporation, on behalf of said Municipal Corporation.

Toni Milam  
Notary Public, State of Texas





PLAT OF SURVEY  
 OF 1.43± ACRES OUT OF THE J.C. RAGSDALE SURVEY  
 NO. 219, ABST. NO. 614, IN THE CITY OF LLANO, LLANO  
 COUNTY, TEXAS, THE SAME PROPERTY DESCRIBED IN DEEDS TO  
 JOHN A. & LORETTA BOBO RECORDED IN VOLUME 740, PAGE 311,  
 LLANO COUNTY OFFICIAL PUBLIC RECORDS, AND NOEL ROGERS  
 RECORDED IN VOLUME 256, PAGE 210, LLANO COUNTY  
 DEED RECORDS.

I, F. L. THOMPSON, A REGISTERED PROFESSIONAL LAND SURVEYOR,  
 DO HEREBY CERTIFY THAT THE PLAT HEREON REPRESENTS THE  
 RESULTS OF AN ON THE GROUND SURVEY MADE UNDER MY  
 SUPERVISION ON THE 6TH DAY OF MAY, 2008. NO IMPROVEMENTS  
 ARE SHOWN. THERE ARE NO ENCUMBRANCES, CONTACTS OR  
 PROTRUSIONS APPARENT ON THE GROUND EXCEPT AS SHOWN, AND  
 THE PROPERTY HAS ACCESS TO A DEDICATED PUBLIC ROADWAY.  
 WITNESS MY HAND AND SEAL THIS 16TH DAY OF JUNE, 2008.

F. L. THOMPSON, REG. PROF. LAND SURV. NO. 1769  
 P. O. BOX 74, LLANO, TEXAS 78645  
 818-267-4810

DRAWN BY: LMG	PROJECT: BOUNDARY SURVEY OF 1.43± AC. OUT OF J.C. RAGSDALE SURV. NO. 219, CITY OF LLANO, LLANO CO., TX. 804 E. BROWN DONE FOR THE BOBO'S	SHT. NAME: FLOOD INFORMATION: THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD HAZARD ZONE AS REFERENCED BY THE F.L.R.M. MAP PANEL NO. 48481 0003 B EFFECTIVE DATE 03/04/1982	SHT. NO. 7/2
DATE: 06/19/2008			
DWG. NO.: 00050302.DWG			
APPROVED BY: FLT			

STATE OF TEXAS  
 COUNTY OF LLANO

I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Volume and Page of the Official Public Records of Llano County, Texas.

FILED  
 AT 10:25 O'CLOCK A.M.  
 ON THE 7 DAY OF  
 March A.D.  
 2018.



Marci Hadelor

MARCI HADELER  
 COUNTY CLERK  
 LLANO COUNTY, TEXAS

MARCI HADELER  
 COUNTY CLERK, LLANO CO., TEXAS  
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 RECORDED 3-7-2018

BY C.M. Clintock  
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