STATE OF TEXAS §
COUNTY OF ECTOR §

DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

THAT _______ Ector County Hospital District ________, hereinafter called Grantors, for and in consideration of One and No/100 Dollars ($1.00) and other good and valuable consideration from the City of Odessa, a municipal corporation located in Ector County, Texas, the receipt and sufficiency of which consideration is hereby acknowledged, have GRANTED, and by these presents do hereby GRANT, unto the City of Odessa, for drainage purposes, an easement in, upon, and under that certain property located in Ector and Midland Counties, Texas, which property is more particularly described on the attached Exhibits “A-1, B-1, A-2, & B-2”, which exhibit is incorporated herein for descriptive purposes.

This conveyance is for drainage purposes and shall specifically authorize the City of Odessa, its agents and employees, to enter unto the subject property and to clear, landscape, maintain, excavate and otherwise improve the subject property for the purpose of maintaining, improving and establishing basins, berms, swales, ditches, channels and other improvements for the purpose of conveying, directing, diverting and/or holding surface runoff drainage waters. Any and all irrigation of the Basin for landscape purposes will be at the sole discretion of Ector County Hospital District. Screen fencing as required by Ector County Hospital District shall be at their discretion.

TO HAVE AND TO HOLD the above described premises for the above mentioned purposes, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said City of Odessa, its successors and assigns, against every person whomsoever claiming or to claim the same or any part thereof.

EXECUTED this the 13th day of November, A.D., 2014.

“GRANTOR”

William W. Webster, FACHE
Chief Executive Officer

Secretary
CORPORATE ACKNOWLEDGEMENT

STATE OF TEXAS §
COUNTY OF ECTOR §

BEFORE ME, the undersigned authority, in and for said County and State, on this day personally appeared William W. Webster, known to me to be the person or officer whose name is subscribed to the foregoing instrument, and acknowledged to me that the same was the act of said Ector County Hospital District, a corporation, and that he/she executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 13th day of November, A.D., 2014.

[Notary Seal]

[Notary Signature]

Julie A. Glisson
Notary Public in and for Ector County, Texas
Exhibit "A-1"
Legal Description
For a 2.86 Acre Tract of Land,
Being a Detention Basin Easement
Located in Section 3, Block 44, T2S,
T&P RR. Co. Survey,
Ector and Midland Counties, Texas

Boundary Being More Fully Described By Metes and Bounds As Follows:

BEGINNING at (Y= 10,667,543.58' and X= 1,690,306.95') a point in the top of an existing Detention Basin being the most southerly southwest corner of this tract, whence the southwest corner of said Section 3 bears South 14°58'06" East, a distance of 102.74 feet and South 75°01'54" West, a distance of 654.50 feet from this point a 1" Iron pipe found at the southeast corner of Section 4, this block bears South 75°01'54" West, a distance of 50.40 feet;

THENCE North 55°04’15” West with the top of said Detention Basin, a distance of 17.57 feet to point of deflection of this tract;

THENCE South 18°04’30” West with the top of said Detention Basin, a distance of 13.35 feet to a point of curvature of this tract;

THENCE around a curve to the right in a northwesterly direction and with the top of said Detention Basin, said curve having a radius length of 77.61 feet, a delta angle of 36°41'51", an arc length of 49.71 feet and a chord length of 48.86 feet bearing North 57°21'12" West to a point of compound curvature at the northwest corner of this tract;

THENCE around a curve to the right in a northerly direction and with the top of said Detention Basin, said curve having a radius length of 36.26 feet, a delta angle of 83°08'54", an arc length of 52.62 feet and a chord length of 48.12 feet bearing North 11°24'46" West to a point of tangency of this tract;

THENCE North 22°18'05” East with the top of said Detention Basin, a distance of 25.43 feet to a point of curvature of a non-tangent curve;

THENCE around a curve to the left in a northeasterly direction and with the top of said Detention Basin, said curve having a radius length of 527.01 feet, a delta angle of 8°09'24", an arc length of 75.02 feet and a chord length of 74.96 feet bearing North 30°36'25" East to a point of compound curvature of this tract;

THENCE around a curve to the left in a northerly direction and with the top of said Detention Basin, said curve having a radius length of 599.23 feet, a delta angle of 16°56'56", an arc length of 177.26 feet and a chord length of 176.62 feet bearing North 15°05'08" East to a point of compound curvature of this tract;

THENCE around a curve to the left in a northerly direction and with the top of said Detention Basin, said curve having a radius length of 643.57 feet, a delta angle of 4°23'13", an arc length of 49.28 feet and a chord length of 49.26 feet bearing North 08°29'20" East to a point of tangency of this tract;

THENCE North 01°45'35” West with the top of said Detention Basin, a distance of 30.54 feet to a point of curvature of this tract;
THENCE around a curve to the right in a northeasterly direction and with the top of said Detention Basin, said curve having a radius length of 35.82 feet, a delta angle of 42°04'37", an arc length of 26.31 feet and a chord length of 25.72 feet bearing North 24°12'55" East to a point of compound curvature of this tract;

THENCE around a curve to the left in a northeasterly direction and with the top of said Detention Basin, said curve having a radius length of 68.77 feet, a delta angle of 36°14'51", an arc length of 43.51 feet and a chord length of 42.79 feet bearing North 22°01'45" East to a point of tangency of this tract;

THENCE North 05°08'16" East with the top of said Detention Basin, a distance of 66.20 feet to a point of curvature of this tract;

THENCE around a curve to the left in a northerly direction and with the top of said Detention Basin, said curve having a radius length of 485.98 feet, a delta angle of 15°30'20", an arc length of 131.52 feet and chord length of 131.12 feet bearing North 02°37'06" East to a point of tangency of this tract;

THENCE North 14°27'07" East with the top of said Detention Basin, a distance of 27.75 feet to a point of deflection at the northeast corner of this tract;

THENCE South 85°23'53" East with the top of said Detention Basin, a distance of 26.17 feet to a point of deflection of this tract;

THENCE South 54°33'54" East with the top of said Detention Basin, a distance of 27.23 feet to a point of deflection of this tract;

THENCE South 59°15'05" East with the top of said Detention Basin, a distance of 22.98 feet to a point of deflection of this tract;

THENCE South 52°12'36" East with the top of said Detention Basin, a distance of 98.31 feet to a point of deflection of this tract;

THENCE South 54°20'36" East with the top of said Detention Basin, a distance of 126.31 feet to a point of curvature at the southeast corner of this tract;

THENCE around a curve to the right in a southeasterly direction and with the top of said Detention Basin, said curve having a radius length of 33.68 feet, a delta angle of 91°07'28", an arc length of 53.57 feet and a chord length of 48.10 feet bearing South 24°39'54" East to a point of compound curvature of this tract;

THENCE around a curve to the right in a southwesterly direction and with the top of said Detention Basin, said curve having a radius length of 1602.66 feet, a delta angle of 4°21'00", an arc length of 121.68 feet and a chord length of 121.65 feet bearing South 34°33'42" West to a point of tangency of this tract;

THENCE South 35°32'50" West with the top of said Detention Basin, a distance of 23.76 feet to a point of deflection of this tract;

THENCE South 29°01'45" West with the top of said Detention Basin, a distance of 50.01 feet to a point of deflection of this tract;

THENCE South 33°59'51" West with the top of said Detention Basin, a distance of 100.50 feet to a point of deflection of this tract;

THENCE South 35°16'54" West with the top of said Detention Basin, a distance of 176.78 feet to a point of deflection of this tract;
THENCE South 37°09'47" West with the top of said Detention Basin, a distance of 101.53 feet to a point of deflection of this tract;

THENCE South 47°19'50" West with the top of said Detention Basin, a distance of 24.54 feet to the Point of Beginning, containing 2.86 surface acres of land.

Bearings, distances and coordinates are relative to the Texas Coordinate System, 1983 NAD, Central Zone, with a theta angle of −01°00'53" and a combined grid factor of 0.999870096 at City of Odessa GPS Control Monument "OD&5P". Acreage stated is average surface.

LCA

Dow E Kelly, R.P.L.S.#5707
4 November 2014

Exhibit “B-1” accompanies this description
LCA Project No. 2014-042
Exhibit “A-2”

Legal Description
For a 0.471 Acre Tract of Land,
Being a 30 Foot Wide Drainage Easement
Located in Section 3, Block 44, T2S,
T&P RR. Co. Survey,
Ector and Midland Counties, Texas

Boundary Being More Fully Described By Metes and Bounds As Follows:

BEGINNING at (Y= 10,668,026.71’ and X= 1,690,659.34’) a point in the southerly line of a 33.82 Acre Tract as described in Volume 2176, Page 454, Official Public Records of Ector County and being the southwest corner of this tract, whence the southwest corner of said Section 3 bears South 14°58’06” East, a distance of 478.47 feet and South 75°01’54” West, a distance of 1119.72 feet from this point a 1” Iron pipe found at the southeast corner of Section 4, this block bears South 75°01’54” West, a distance of 50.40 feet;

THENCE North 55°17’38” West, a distance of 9.27 feet to a point of curvature of an existing Detention Basin;

THENCE around a curve to the left in a northerly direction and with the top of said Detention Basin, said curve having a radius length of 33.68 feet, a delta angle of 55.21’07”, an arc length of 32.54 feet and a chord length of 31.29 feet bearing North 06°46’43” West to a point for the northwest corner of this tract;

THENCE North 34°42’22” East, a distance of 671.31 feet to a point in the east line of said 33.82 Acre Tract and being the northeast corner of this tract;

THENCE South 55°17’08” East with the east line of said 33.82 Acre Tract, a distance of 30.00 feet to a point for the southeast corner of this tract, whence the southeast corner of said 33.82 Acre Tract bears South 55°17’08” East, a distance of 15 feet;

THENCE South 34°42’22” West, being 15 feet northerly and parallel to the south line of said 33.82 Acre Tract, a distance of 694.75 feet to the Point of Beginning, containing 0.471 surface acres of land.

Bearings, distances and coordinates are relative to the Texas Coordinate System, 1983 NAD, Central Zone, with a theta angle of -01°00’53” and a combined grid factor of 0.999870096 at City of Odessa GPS Control Monument “OD8P”. Acreage stated is average surface.

LCA

Dow E Kelly, R.P.L.S.#5707
4 November 2014

Exhibit “A-2” accompanies this description.
LCA Project #2014-042
EXHIBIT 'B-1'
2.86 ACRE TRACT
LOCATED IN SECTION 3, BLOCK 41, T-2S T&P RR. CO. SURVEY,
ECTOR & MIDLAND COUNTIES, TEXAS

NOTES:
1. Bearings, distances and coordinates are relative to the Texas Coordinate System, 1983 North, Central Zone, with a large angle of 45°00'00" and a
combined grid factor of 0.999893056 at City of
Odessa GPS Control Monument "ODIP". Accuracy
stated in survey surface.
2. Improvements, encroachments and rights-of-way that
may affect this tract, are not shown on this survey.
3. Exhibit "A-1", being a survey and boundary
description, accompanies this exhibit.

SCALE: 1" = 60'

LOT 1, BLOCK 1
MEDICAL CENTER NORTHEAST ADDITION
ENS. R. ROGERS, R.E., C.C.P.

PROPOSED 37' DRAINAGE CRESTMENT

COUNTY LINE
PER PLAT OF LOT 1, BLOCK 1,
MEDICAL CENTER NORTHEAST ADDITION

LCA
ENVIRONMENTAL • CIVIL ENGINEERING • LAND SURVEYING
621 North Texas, Odessa, TX 79761 P-915-851-4308 F-915-851-4309
Phone # 432-325-5848 E-Mail: info@lcaen.com

Public Works/Engineering
STATE OF TEXAS
COUNTY OF ECTOR
I hereby certify that this instrument was filed on 01/07/2015 at 02:25 PM by me and was duly recorded under the document number 2015-00000289 in the Official Public Records of Ector County, Texas.

Linda Haney, County Clerk
Ector County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

Returned To: CITY OF ODESSA - ENGINEERING DEPARTMENT
ATTN VANESSA ORTIZ
PO BOX 4398
ODESSA, TX 79760