

PETITION FOR ADDITION OF CERTAIN LAND TO
COMAL COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 6

THE STATE OF TEXAS §
 §
COUNTY OF COMAL §

TO: THE BOARD OF DIRECTORS OF COMAL COUNTY WATER CONTROL AND
IMPROVEMENT DISTRICT NO. 6:

KATHRYN AGOLD CIOMPERLIK and JEANETTE AGOLD BLOUNT (collectively the "Petitioners"), acting pursuant to the provisions of Chapter 49, Texas Water Code, particularly Section 49.301, petition this Honorable Board to add the 75.854 acres of land described in two (2) tracts described by metes and bounds in **Exhibit A** (the "Land"), attached hereto and incorporated herein for all purposes, to Comal County Water Control and Improvement District No. 6 (the "District"), and in support of this petition the Petitioners represent, covenant, and agree as follows:

Section 1: The Land lies entirely within Comal County, Texas, and is accurately described by metes and bounds in **Exhibit A**.

Section 2: Kathryn Agold Ciomperlik holds fee simple title to and full ownership of the 37.931 acre tract and Jeanette Agold Blount holds fee simple title to and full ownership of the 37.923 acre tract, as indicated by the certificates of ownership provided by the Comal County Appraisal District.

Section 3: All of the Land is within the exclusive extraterritorial jurisdiction (as such term is defined in Chapter 42, Texas Local Government Code, as amended) of the City of Bulverde, Texas. No part of the Land is within the limits of any incorporated city, town, or village.

Section 4: The addition of the Land to the District is feasible and practical and will be to the advantage of and a benefit to the District and the water supply, sanitary sewer, and drainage systems and other improvements of the District are sufficient or will be sufficient to supply the added Land without injuring the land already within the District.

Section 5: The Petitioners acknowledge, consent to, and affirmatively request the assumption by the Land, and all improvements thereon presently existing or to be constructed hereafter, of a pro rata share of all present and future obligations of the District, and of the taxes levied or hereafter to be levied by the District. Without limiting the generality of the foregoing, the Petitioners hereby agree that the Land, and all improvements thereon presently existing or to be constructed hereafter, hereby

assumes its share of liability for the payment of any and all bonds or other obligations of the District, (i) that are currently outstanding or hereafter issued; and (ii) that are currently or hereafter voted but unissued. This petition shall further be considered as consent and authorization of the Petitioners, its successors and assigns, for all the Land and all improvements now existing or to be constructed thereon, to be taxed uniformly and equally on an ad valorem basis with all other taxable property within the District for: (1) the payment of principal of and interest on any and all of the District's outstanding unlimited tax bonds and unlimited tax refunding bonds; (2) the payment of principal of and interest on any and all of the District's unissued bonds that have been or may hereafter be authorized by the voters; (3) a maintenance tax not to exceed the amount per \$100 of assessed valuation that has been heretofore authorized by the voters or as may hereafter be authorized by the voters; and (4) all other purposes for which the District may lawfully levy taxes.

Section 6: The Petitioners hereby certify that there are no qualified voters residing on the Land.

Section 7: Kathryn Agold Ciomperlik hereby certifies that there are no holders of liens on the 37.931 acre tract. Jeanette Agold Blount hereby certifies that there are no holders of liens on the 37.923 acre tract, other than Max L. Agold.

WHEREFORE, the Petitioners pray that this Petition be granted; that the Land be added to and become a part of the District; and that this Petition, if granted, be filed for record and be recorded in the Official Records of Comal County, Texas, and filed with the Texas Commission on Environmental Quality.

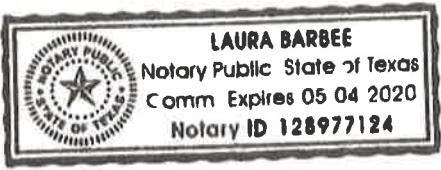
[EXECUTION PAGE FOLLOWS]

Jeanette Agold Blount
JEANETTE AGOLD BLOUNT

THE STATE OF TEXAS
COUNTY OF Bexar

§
§
§

This instrument was acknowledged before me on November 12, 2019, by
JEANETTE AGOLD BLOUNT.



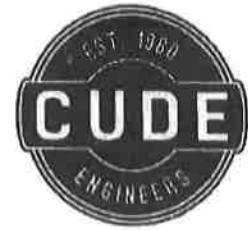
Laura Barbée
Notary Public, State of Texas

(NOTARY SEAL)

Attachment:
Exhibit A: Description of the Land

After recording, return to: Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2600, Houston, Texas 77027, Attn: Tracie Brownlee

EXHIBIT A



LEGAL DESCRIPTION
37.931 ACRES OF LAND
TRACT 6

37.931 acres of land located in the Hugh White Survey, Number 430, Abstract Number 658, Comal County, Texas and being that same tract of land designated as Tract 6, as described in Volume 604, Page 294, Deed Records of Comal County, Texas; said 37.931 acres being more particularly described as follows:

COMMENCING, at a found ½ inch iron rod marking the southeasterly corner of that certain called 277.39 acres conveyed to Two Seventy Seven Limited, as described in Document Number 200506038360, Official Public Records of Comal County, Texas; same being the southwesterly corner of that certain tract of land designated as Tract 7, as described in Volume 604, Page 294, Deed Records of Comal County, Texas

THENCE, North 09deg 24' 17" East, along the easterly line of the said 277.39 acres, a distance of 1620.11 feet, to a found ½ inch iron rod, for the **POINT OF BEGINNING** of the herein described tract of land;

THENCE, North 09deg 24' 17" East, continuing along the easterly line of the said 277.39 acres, a distance of 1211.67 feet, to a found ½ inch iron rod marking the southwesterly corner of that certain tract of land designated as Tract 5, as described in Volume 604, Page 294 Deed Records of Comal County, Texas;

THENCE, North 89deg 51' 10" East, along the southerly line of said Tract 5, a distance of 1365.62 feet, to a found ½ inch iron rod marking the northeasterly corner of said Tract 6;

THENCE, South 07deg 46' 32" West, along the easterly line of said Tract 6, a distance of 1206.05 feet, to a found ½ inch iron rod marking the northeasterly corner of said Tract 7;

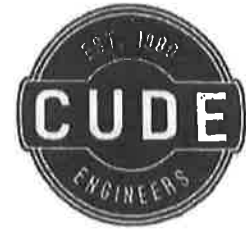
THENCE, South 89deg 50' 21" West, along the northerly line of said Tract 7, a distance of 1400.44 feet, to the **POINT OF BEGINNING** and containing 37.931 acres of land, more or less.

Basis of bearings is the Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

James W Russell 12/17/15

James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPLS Firm No. 10048500
TBPE Firm No. 455
Job No. 03021.017
J.W.R.





**LEGAL DESCRIPTION
37.923 ACRES OF LAND
TRACT 7**

37.923 acres of land located in the Hugh White Survey, Number 430, Abstract Number 658 and the Mary McVicar Survey, Number 238, Abstract Number 387, Comal County, Texas and being that same tract of land designated as Tract 7, as described in Volume 604, Page 294, Deed Records of Comal County, Texas; said 37.923 acres being more particularly described as follows:

BEGINNING, at a found ½ inch iron rod marking the southeasterly corner of that certain called 277.39 acres conveyed to Two Seventy Seven Limited, as described in Document Number 200506038360, Official Public Records of Comal County, Texas; same being the southwesterly corner of said Tract 7;

THENCE, North 09deg 24' 17" East, along the easterly line of the said 277.39 acres, a distance of 1620.11 feet, to a found ½ inch iron rod marking the southwesterly corner of that certain tract of land designated as Tract 6, as described in Volume 604, Page 294, Deed Records of Comal County, Texas;

THENCE, North 89deg 50' 21" East, along the southerly line of said Tract 6, a distance of 1400.44 feet, to a found ½ Inch iron rod;

THENCE, along the easterly lines of said Tract 7, the following courses:

- South 07deg 46' 32" West, a distance of 249.86 feet, to a found ½ inch iron rod;
- South 89deg 51' 19" West, a distance of 553.89 feet, to a found ½ inch iron rod;
- South 00deg 08' 03" East, a distance of 1347.49 feet, to a found ½ inch iron rod marking the southeasterly corner of said Tract 7;

THENCE, along the southerly lines of said Tract 7, the following courses:

- South 89deg 37' 58" West, a distance of 359.24 feet, to a found ½ inch iron rod;
- South 89deg 43' 14" West, a distance of 721.41 feet, to the **POINT OF BEGINNING** and containing 37.923 acres of land, more or less.

Basis of bearings is the Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

James W. Russell 12/17/18

James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPLS Firm No. 10048500
TBPE Firm No. 455
Job No. 03021.017
J.W.R.



SECRETARY'S CERTIFICATE

THE STATE OF TEXAS §
 §
COUNTY OF COMAL §

I, the undersigned Secretary of the Board of Directors of Comal County Water Control and Improvement District No. 6, do hereby certify that the attached and foregoing is a true and correct copy of the Petition For Addition Of Certain Land to Comal County Water Control and Improvement District No. 6 that was filed with the Board of Directors of the District on November 13, 2019.

WITNESS MY HAND AND SEAL OF SAID DISTRICT on November 13,
2019.

(SEAL)



By: Madison Shadrock
Secretary, Board of Directors