PETITION FOR RELEASE FROM THE CITY OF SEGUIN'S EXTRATERRITORIAL JURISDICTION

STATE OF TEXAS §

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COUNTY OF GUADALUPE §

TO: THE HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF SEGUIN, TEXAS

The undersigned (hereinafter called "Petitioner"), acting pursuant to Section 42.102 of the Texas Local Government Code, as amended, (the "Code"), hereby respectfully petitions the City of Seguin, Texas (the "City"), for the removal of the area described in **Exhibit "A"** herein (the "Property") from the extraterritorial jurisdiction ("ETJ") of the City.

In support of this Petition, the Petitioner would respectfully show:

ARTICLE I.

The petitioner, as the owner of the majority in value of an area of land in a municipalities ETJ, has authority, pursuant to Section 42.102(b) of the Code, to file this Petition. This Petition is signed by a majority in value of the holder of title of land in the area as described by the Petition, as indicated by the tax rolls of the Guadalupe County Appraisal District.

ARTICLE II

This Petition has satisfied the signature requirements described by Sections 42.103 and 42.104(a) of the Code and Chapter 277, Election Code, and is not later than the 180th day after the date the first signature for the Petition was obtained.

ARTICLE III

The Signatures collected for this Petition are in writing pursuant to Section 42.104(c) of the Code.

ARTICLE IV

The Property is located in Guadalupe County, Texas, and totals approximately 61.170-acres, as described in **Exhibit "A"**, which is located in the ETJ of the City, and, to the best of Petitioner's knowledge, is not subject to any of the exceptions from applicability described in Section 42.101 of the Code.

ARTICLE V

This Petition shall be verified by the City Secretary of the City or other person(s) at the City responsible for verifying signatures. The City mus notify residents or landowners of the Property of the results of the Petition, which notification requirement may be satisfied by notifying the Petitioner in writing.

ARTICLE VI

If Petitioner has obtained the signatures on the Petition required under Section 42.104 of the Code to release the Property from the City's ETJ, the City shall immediately release the property from its ETJ pursuant to Section 42.105(c) of the Code.

ARTICLE VII

Wherefore, this Petition satisfies all requirements of Subchapter D, Chapter 42, Texas Local Government Code for removal of the Property from the City's ETJ. The Petitioner prays that the City duly pass and approve an ordinance or resolution granting the request for the Property to be released from the City's ETJ as described herein.

Signature(s) on the Following Page(s)

PETITIONER:

MARGARITO R. GOMEZ

By:

Name:

Address: Date of Birth: Margarito R. Gomez 21384 Camphel/ton R. I Son Antonio TX 78264

ACKNOWLEDGEMENT

STATE OF TEXAS

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COUNTY OF BOX + CAY

The foregoing instrument was acknowledged before me on the day of 2024. Margarito R. Gomez, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes therein expressed, on behalf of said company, in the capacity therein stated.

ID#128051926 nmission Expires ember 15, 2025

Notary Public State of Texas

Printed Name of Notary:

Commission Expiration:



EXHIBIT "A" LEGAL DESCRIPTION OF AREA TO BE RELEASED FROM THE CITY'S ETJ

EXHIBIT "A"

PFEIFFER LAND SURVEYING

918 Adier Street, Boerne, Texas 78006 Phone: 830-249-3385

FIELD NOTES FOR A 61.170 ACRE TRACT OF LAND

Being a 61.170 acre tract of land out of the John Baker Survey No. 26, Abstract No. 47, Guadalupe County, Texas, said 61.170 acre tract also being all of that certain 61.16 acre tract of land recorded in Document No. 201401791!, Official Public Records, Guadalupe County, Texas, said 61.170 acre tract of land being more particularly described by metes and beands as follows:

Beginning at a 1/2" fron rod set with an orange "Pfeiffer Survey" plastic cap in the northeasterly right-of-way line of F.M. 775 for the northwest corner of the herein described tract, said point also being in the southeast line of that certain 25.00 acre tract of land recorded in Volume 1058, Pages 524-526, Official Public Records, Guadalupe County, Texas and the northwest line of the above referenced 61.16 acre tract, said point bears South 21 degrees 48 minutes 35 seconds West, a distance of 968.63 feet from a found Texas Department of Transportation brass disc right-of-way monument;

Theree, with the southeast line of said 25.60 acre tract and the northwest line of said 61.16 acre tract, North 67 degrees 17 minutes 49 seconds East, a distance of 831.13 feet to a M* from pipe found at the southeast corner of said 25.00 acre tract and the southwest corner of that certain 5.05 acre tract of land recorded in Volume 2571, Pages 603-611. Official Public Records, Ocadalupe County, Texas;

Thenex, with the southeast line of said 5.05 acre treat and the nonlinest line of said 61.16 acre treat, North 67 degrees 21 minutes 01 seconds East, a distance of 478.62 feet to a ½" iron rod found at the southeast corner of said 5.05 acre tract and the southwest corner of that certain 14.995 acre tract of land recorded in Volume 2554, Fages 498-501, Official Public Records, Guadalupe County, Texas;

Thence, with the southeast line of said 14.995 acre tract and the nonhwest line of said 61.16 acre tract, North 67 degrees 24 minutes 04 seconds East, a distance of 475.85 feet to a %" from pipe found at the southeast corner of said 14.995 acre;

Thence, with the northwest line of said 61,16 acre tract, North 67 degrees 18 minutes 32 seconds East, a distance of 708.73 feet to a 1/2 iron red found at the southwest corner of that certain 15.06 acre tract of land recorded in Volume 773, Pages 284-287, Official Records, Guadainpe County, Texas;

Thence, with multiple southeasterly lines of said 15.06 acre tract and the northwest line of said 61.16 acre tract, the following two (2) courses and distances:

North 67 degrees 64 minutes 25 seconds East, a distance of 236.70 feet to a 1/2" iron rod found;

and North 67 degrees 52 minutes 25 seconds East, a distance of 183.99 feet to a W iron pipe found for the northeast corner of the herein described tract, said point also being at the northeast corner of said 61.16 acre tract and the southeast corner of said 15.06 acre tract;

Thence, with the northeast line of said 61.16 acre tract, South 74 degrees 23 minutes 48 seconds East, a distance of 913.61 feet to 2 2" metal fence post found for the southeast corner of the herein described tract, said point also being at the southeast corner of said 61.16 acre tract and the northeast corner of that certain 25.56 acre tract of land recorded in Volume 1184, Pages 387-890, Official Public Records, Guadalupe County, Texas;

Thence, with the southeast line of said 61.16 acre tract, South 67 degrees 26 minutes 29 seconds West, a distance of 1384.49 feet to a '6" iron rod found at the northeast corner of that certain 15.235 acre tract of land recorded in Volume 2088, Pages 432-438, Official Public Records, Guadalupe County, Texas;

Thence, with multiple northwesterly lines of said 15.235 acre tract and the southeast line of said 61.16 acre tract, the following two (2) courses and distances:

South 67 degrees 25 minutes 13 seconds West, a distance of 499.97 feet to a 1/2" iron rod found;

and South 67 degrees 26 minutes 29 seconds West, a distance of 490.19 feet to a 1/2" iron rod found at a northwest corner of said 15.235 acre tract and the northeast corner of that certain 1.566 acre tract of land recorded in Volume 2272, Pages 805-807, Official Fublic Records, Guadalupe County, Texas;

Theore, with the southeast line of said 61.16 acre tract and the northwest line of said 1.566 acre tract. South 67 degrees 28 minutes 19 seconds West, a distance of 559.48 feet to a %" from rod set with an orange "Pfciffer Survey" plastic cap in the northeasterly right-of-way line of F.M. 775 for the southwest corner of the herein described tract:

Theree, with the northeasterly right-of-way line of F.M. 775, the following three (3) courses and distances:

North 24 degrees 29 minutes 28 seconds West, a distance of \$26.47 feet to a Texas Department of Transportation brass disc right-of-way monument at the beginning of a curve;

around said curve in a clockwise direction having a central angle of 02 degrees 42 microtes 02 seconds, an ere distance of 268.42 feet, a radius of 5694.63 feet and a chord that bears North 23 degrees 18 minutes 40 seconds West, a distance of 268.40 feet to a Texas Department of Transportation brass disc right-of-way monument;

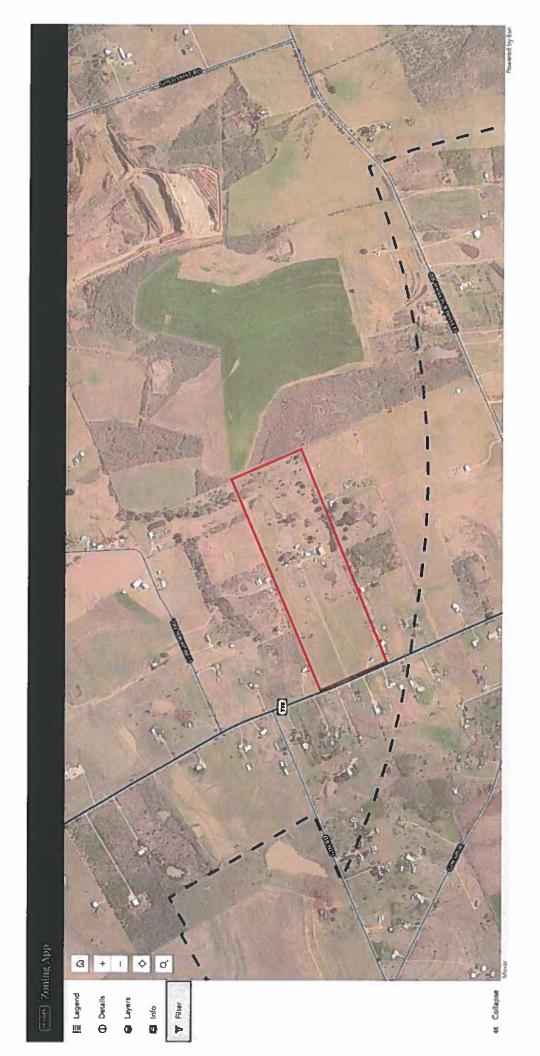
and North 21 degrees 48 minutes 35 seconds West, a distance of 113.53 feet to the Point of Beginning containing 61.170 acres of land.

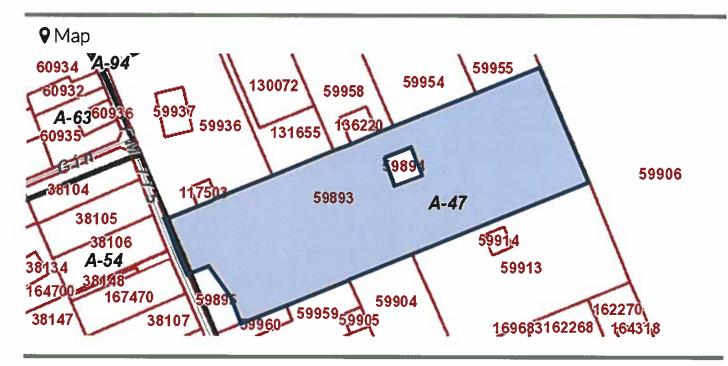
Note: The bearings are based on the Taxas State Plane Coordinate System, South Central Zone, 4204, NAD83. A survey drawing of the above described tract was prepared.

Wes Rexcode

Registered Professional Land Surveyor No. 6001

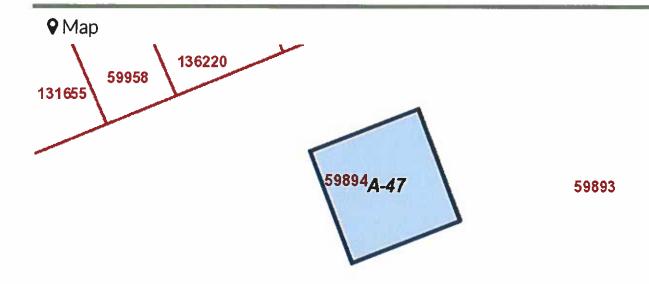
Job Number: 171-18 (6.170 Acre Tract)





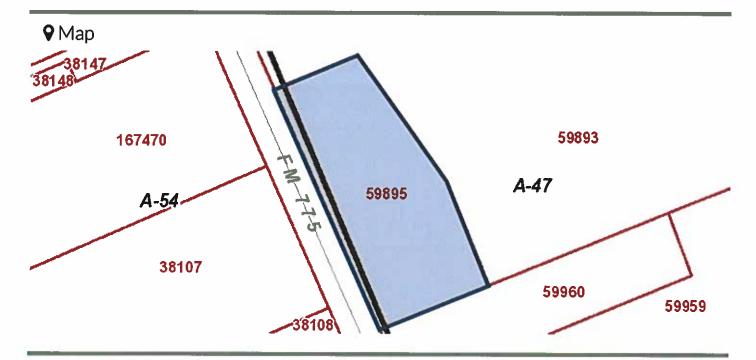
■ Property Details

Account				
Property ID:	59893	Geographic ID: 2G0047-0000-00100-0-00		
Type:	Real	Zoning:		
Property Use:				
Location				
Situs Address:	2811 FM 775 TX			
Map ID:	P-9	Mapsco:		
Legal Description:	ABS: 47 SUR: JOHN BAKER 55.16 ACS.			
Abstract/Subdivision:	G_A0047 - BAKER JOHN			
Neighborhood:	RURAL_G27			
Owner				
Owner ID:	292446			
Name:	GOMEZ MARGARITO R			
Agent:				
Mailing Address:	3499 RANCH RD 620 S UNIT 2104 AUSTIN, TX 78738			
% Ownership:	100.0%			
Exemptions:	For privacy reasons not all exemptions are shown online.			



■ Property Details

Account				
Property ID:	59894	Geographic ID: 2G0047-0000-00110-0-00		
Type:	Real	Zoning:		
Property Use:	045 Single Family Residence - E1			
Location				
Situs Address:	2811 FM 775 TX			
Map ID:	P-9	Mapsco:		
Legal Description:	ABS: 47 SUR: JOHN BAKER 1.00 ACS.			
Abstract/Subdivision:	G_A0047 - BAKER JOHN			
Neighborhood:	RURAL_G27			
Owner				
Owner ID:	292446			
Name:	GOMEZ MARGARITO R			
Agent:				
Mailing Address:	3499 RANCH RD 620 S UNIT 2104 AUSTIN, TX 78738			
% Ownership:	100.0%			



■ Property Details

Account			
Property ID:	59895	Geographic ID: 2G0047-0000-00120-0-00	
Type:	Real	Zoning:	
Property Use:			
Location			
Situs Address:	2811 FM 775 TX		
Map ID:	P-9	Mapsco:	
Legal Description:	ABS: 47 SUR: JOHN BAKER 3.0690 AC.		
Abstract/Subdivision:	G_A0047 - BAKER JOHN		
Neighborhood:	RURAL_G27		
Owner			
Owner ID:	292446		
Name:	GOMEZ MARGARITO R		
Agent:			
Mailing Address:	3499 RANCH RD 620 S UNIT 2104 AUSTIN, TX 78738		
% Ownership:	100.0%		
Exemptions:	For privacy reasons not all exemptions are shown online.		