

NOTICE OF PUBLIC HEARING

TRACT 2

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:

The City Council of the City of Howe, Texas, will hold two (2) public hearings on September 19, 2017, at 6:35 p.m. and on September 19, 2017, at 6:45 p.m. at the Howe Community Center, 700 W. Haning, Howe, Texas, giving all interested persons the right to appear and be heard on one (1) proposed voluntary annexation by the City of Howe, Texas. Maps and full legal descriptions are available at Howe City Hall.

The City of Howe, Texas, proposes to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:

BEING A TRACT OF LAND LOCATED IN THE JOSEPH HAYHURST SURVEY, ABSTRACT No. 530 AND THE JOHN H. MILLER SURVEY, ABSTRACT No. 834, GRAYSON COUNTY, TEXAS, BEING ALL OF TRACT ONE AND A PORTION OF TRACT TWO OF LAND DESCRIBED IN A DEED TO HOWE COMMERCIAL, LTD., RECORDED IN VOLUME 4046, PAGE 500, DEED RECORDS, GRAYSON COUNTY, TEXAS (D.R.G.C.T.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID HOWE TRACT ONE AND BEING IN THE EAST RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 75 (I.H. 75)(A VARIABLE WIDTH RIGHT-OF-WAY), FROM WHICH A RAILROAD SPIKE FOUND BEARS S 52°24'30" W, 1.41 FEET;

THENCE ALONG THE WEST LINE OF SAID HOWE TRACT ONE AND THE EAST RIGHT-OF-WAY LINE SAID I.H. 75 AS FOLLOWS:

- 1) N 25°42'58" W, 22.05 FEET TO A POINT;
- 2) N 41°48'58" W, 180.40 FEET TO A POINT FROM WHICH THE REMAINS OF A CONCRETE TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT) MONUMENT FOUND BEARS S 17°52' E, 0.8 FEET;
- 3) N 25°42'58"W, 695.20 FEET TO A POINT FROM WHICH THE REMAINS OF A CONCRETE TXDOT MONUMENT FOUND BEARS S 55°25' E, 0.8 FEET;
- 4) N 28°34'58"W, 801.00 FEET TO A POINT FROM WHICH THE REMAINS OF A CONCRETE TXDOT MONUMENT FOUND BEARS S 21°07' E, 0.7 FEET;
- 5) N 25°42'57"W, 397.69 FEET TO A 1" IRON PIPE FOUND, SAID IRON PIPE FOUND BEING THE SOUTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED TO GEORGE F. MIXON, JR., THE ESTATE OF GEORGE F. MIXON, SR., MAUDE L. DIXON, GEORGE F. MIXON, III, CYNTHIA MIXON BYNUM, & MARJORIE E. MIXON, RECORDED IN VOLUME 1756, PAGE 789, D.R.G.C.T.;

THENCE N 00°57'05"W, DEPARTING THE EAST RIGHT-OF-WAY LINE OF SAID I.H. 75, ALONG A SOUTH LINE OF SAID MIXON TRACT, A DISTANCE OF 195.61 FEET TO A POINT;

THENCE N 89°09'02"E, CONTINUING ALONG A SOUTH LINE OF SAID MIXON TRACT, 1608.51 FEET TO THE SOUTHEAST CORNER OF SAID MIXON TRACT, THE NORTHEAST CORNER OF SAID HOWE TRACT ONE, AND IN THE WEST LINE OF SAID HOWE TRACT TWO;

N 00°45'42"W, ALONG THE WEST LINE OF SAID HOWE TRACT TWO, THE EAST LINE OF SAID MIXON TRACT, AND THE EAST LINE OF A TRACT OF LAND DESCRIBED IN A DEED AS LOT 5 TO G. WARD PAXTON FLP II, LTD., RECORDED IN VOLUME 4896, PAGE 246, D.R.G.C.T., 2449.50 FEET TO A POINT;

S 22°06'22"E, DEPARTING THE WEST LINE OF SAID HOWE TRACT TWO AND THE EAST LINE OF SAID LOT 5 TO G. WARD PAXTON TRACT, 4825.81 FEET TO A POINT IN THE SOUTH LINE OF SAID HOWE TRACT TWO;

THENCE S 88°57'29" W, 1756.49 FEET TO THE SOUTHWEST CORNER OF SAID HOWE TRACT TWO AND THE SOUTHEAST CORNER OF SAID HOWE TRACT ONE;

THENCE S 89°17'02" W, ALONG THE SOUTH LINE OF SAID HOWE TRACT ONE, 645.15 FEET TO THE PLACE OF BEGINNING AND CONTAINING 146.894 ACRES (6,398,691 SQ. FT.) OF LAND, MORE OR LESS.

At said time and place all such persons shall have the right to appear and be heard. Of all said matters and things, all persons interested in the things and matters herein mentioned, will take notice.

By order of the City Council of the City of Howe, Texas, this the 5th day of September, 2017.