

1-1 By: Estes, et al. S.B. No. 822  
 1-2 (In the Senate - Filed February 10, 2017; February 27, 2017,  
 1-3 read first time and referred to Committee on Natural Resources &  
 1-4 Economic Development; April 4, 2017, reported favorably by the  
 1-5 following vote: Yeas 6, Nays 5; April 4, 2017, sent to printer.)

1-6 COMMITTEE VOTE

	Yea	Nay	Absent	PNV
1-7				
1-8	X			
1-9		X		
1-10	X			
1-11	X			
1-12		X		
1-13		X		
1-14		X		
1-15	X			
1-16	X			
1-17		X		
1-18	X			

1-19 A BILL TO BE ENTITLED  
 1-20 AN ACT

1-21 relating to the transfer of certain property from The University of  
 1-22 Texas System to the Parks and Wildlife Department.

1-23 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

1-24 SECTION 1. (a) Not later than December 31, 2017, the board  
 1-25 of regents of The University of Texas System shall transfer to the  
 1-26 Parks and Wildlife Department the real property described by  
 1-27 Section 2 of this Act.

1-28 (b) The consideration for the transfer authorized by  
 1-29 Subsection (a) of this section is the requirement that the Parks and  
 1-30 Wildlife Department use the property transferred only for a public  
 1-31 golf course, a purpose that benefits the public interest of the  
 1-32 state. If the Parks and Wildlife Department no longer uses the  
 1-33 property for a public golf course, ownership of the property  
 1-34 automatically reverts to The University of Texas System.

1-35 (c) The board of regents of The University of Texas System  
 1-36 shall transfer the property by an appropriate instrument of  
 1-37 transfer that:

1-38 (1) includes a provision that:

1-39 (A) requires the Parks and Wildlife Department to  
 1-40 use the property for a public golf course, a purpose that benefits  
 1-41 the public interest of the state; and

1-42 (B) indicates that ownership of the property  
 1-43 automatically reverts to The University of Texas System if the  
 1-44 Parks and Wildlife Department no longer uses the property for a  
 1-45 public golf course; and

1-46 (2) describes the property to be transferred by metes  
 1-47 and bounds.

1-48 (d) All contracts, leases, and other obligations governing  
 1-49 the real property described by Section 2 of this Act in effect on  
 1-50 the effective date of this Act are transferred to the Parks and  
 1-51 Wildlife Department.

1-52 (e) Sections 31.158 and 31.159, Natural Resources Code, do  
 1-53 not apply to the transfer of real property authorized by this Act.

1-54 SECTION 2. The real property to which Section 1 of this Act  
 1-55 refers is described as follows:

1-56 A 141.38 ACRE TRACT OF LAND SITUATED IN THE D. J. GILBERT SURVEY NO.  
 1-57 8, IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, BEING A PORTION OF  
 1-58 THAT CERTAIN 353 ACRE TRACT OF LAND CONVEYED BY GEORGE W.  
 1-59 BRACKENRIDGE TO THE UNIVERSITY OF TEXAS BY DEED DATED JUNE 17, 1910  
 1-60 AND RECORDED IN BOOK 244, PAGES 77 AND 78 OF THE TRAVIS COUNTY,  
 1-61 TEXAS DEED RECORDS, SAID 141.38 ACRE TRACT OF LAND BEING MORE

2-1 PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:  
2-2 BEGINNING at a 1/2 inch iron pipe found for the most southerly east  
2-3 corner of the herein described tract, being the southerly southwest  
2-4 corner of that certain 5.53 acre tract of land conveyed to The City  
2-5 of Austin for street purposes as Tract Number Three recorded in  
2-6 Volume 4993, Pages 489 to 495 of said deed records, being on the  
2-7 west line of existing Exposition Boulevard and on the northeast  
2-8 line of Lake Austin Boulevard;  
2-9 THENCE along the northeast line of said Lake Austin Boulevard in a  
2-10 northwesterly direction the following five (5) courses:  
2-11 1. N 29°52'04" W, 383.94 feet to a 1/2 inch iron pipe found  
2-12 for a non-tangent point of curvature,  
2-13 2. a distance of 169.14 feet along the arc of a curve to the  
2-14 left having a central angle of 2°35'01", a radius of 3,751.04 feet  
2-15 and a chord bearing N 31°10'55" W, 169.13 feet to a 1/2 inch iron  
2-16 pipe found for a non-tangent point,  
2-17 3. N 32°27'00" W, 2,881.84 feet to a 1/2 inch iron pipe found  
2-18 for a non-tangent point of curvature,  
2-19 4. a distance of 659.98 feet along the arc of a curve to the  
2-20 right having a central angle of 28°41'48", a radius of 1,317.72 feet  
2-21 and a chord bearing N 18°04'40" W, 653.10 feet to a 1/2 inch iron  
2-22 pipe found for a non-tangent point, and  
2-23 5. N 03°45'00" W, parallel to and a perpendicular distance of  
2-24 50.00 feet east of the monumented centerline of Lake Austin  
2-25 Boulevard as shown on drawing number R-6 in the records of the  
2-26 Department of Engineering of the City of Austin, Texas, 225.87 feet  
2-27 to a 5/8 inch iron rod set for the northwesterly corner of the  
2-28 herein described tract;  
2-29 THENCE departing the east line of said Lake Austin Boulevard N  
2-30 87°44'57" E, at 7.46 feet pass a 5/8 inch iron rod set at the  
2-31 southwest corner of Lake Addition, a subdivision recorded in Book  
2-32 137, Page 377 of the said deed records, being the southwest corner  
2-33 of Park Street, a dedicated sixty (60) foot right-of-way of said  
2-34 Lake Addition later vacated by City of Austin Ordinance No. 731213A  
2-35 and retained as a sixty (60) foot Public Utility Easement as  
2-36 recorded in Volume 4820, Page 598 and continuing along the south  
2-37 line of said Lake Addition being the south line of said Park Street  
2-38 a total distance of 1,384.86 feet to a 1/2 inch iron pipe found for  
2-39 the southeast corner of said Park Street, being on the south line of  
2-40 existing Enfield Road;  
2-41 THENCE along the south line of Enfield Road S 60°43'03" E, 92.46 feet  
2-42 to a 5/8 inch iron rod set at the most northerly southwest corner of  
2-43 that certain 5.53 acre tract of land conveyed to the City of Austin  
2-44 for street purposes as Tract Number Three recorded in Volume 4993,  
2-45 Pages 489 to 495 of said deed records;  
2-46 THENCE along the south line of said Enfield Road, being the most  
2-47 northerly south line of said 5.53 acre tract S 60°29'08" E, 1,176.72  
2-48 feet to a 5/8 inch iron rod set in the southerly prolongation of the  
2-49 centerline of Hopi Trail, being 23.52 feet south of the monumented  
2-50 baseline of Enfield Road from Hopi Trail westerly to Schulle Avenue  
2-51 as shown in the records of the Department of Engineering of the City  
2-52 of Austin;  
2-53 THENCE continuing along the south line of said Enfield Road, being  
2-54 the most northerly south line of said 5.53 acre tract S 59°04'00" E,  
2-55 117.61 feet to a 5/8 inch iron rod set;  
2-56 THENCE departing the south line of said Enfield Road and crossing  
2-57 said University tract in a southerly direction the following seven  
2-58 courses:  
2-59 1. S 42°14'36" W, 458.84 feet to a 5/8 inch iron rod set,  
2-60 2. S 19°36'11" E, 352.49 feet to a 5/8 inch iron rod set,  
2-61 3. N 84°48'18" E, 222.56 feet to a 5/8 inch iron rod set,  
2-62 4. S 78°55'27" E, 281.07 feet to a 5/8 inch iron rod set,  
2-63 5. S 41°50'16" E, 178.37 feet to a 3/4 inch iron rod in a  
2-64 concrete monument found marked number 3 as shown on Plan Number  
2-65 R-205-A of Metcalfe Engineering Company of Austin, Texas,  
2-66 6. S 31°55'23" E, 75.55 feet to a 5/8 inch iron rod set, and  
2-67 7. S 13°47'39" E, 332.44 feet to a 5/8 inch iron rod set on  
2-68 the east line of the herein described tract, being on the west line  
2-69 of said 5.53 acre tract being the west line of Exposition Boulevard;

3-1 THENCE along the west line of said 5.53 acre tract, being the west  
3-2 line of Exposition Boulevard and the east line of the herein  
3-3 described tract the following two (2) courses:

3-4 1. S 29°50'13" W, 736.22 feet to a 5/8 inch iron rod set, and  
3-5 2. S 29°56'14" W, 1,454.80 feet to the POINT OF BEGINNING  
3-6 containing 141.38 acres of land more or less.

3-7 SECTION 3. This Act takes effect immediately if it receives  
3-8 a vote of two-thirds of all the members elected to each house, as  
3-9 provided by Section 39, Article III, Texas Constitution. If this  
3-10 Act does not receive the vote necessary for immediate effect, this  
3-11 Act takes effect September 1, 2017.

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