

ORDINANCE O-8-15

**ORDINANCE OF THE CITY OF McGREGOR, TEXAS GRANTING A PETITION FOR ANNEXATION; AND ANNEXING CERTAIN PROPERTY INTO THE CITY LIMITS OF THE CITY OF McGREGOR, TEXAS.**

**WHEREAS**, Danny Benitez and Alicia Anna Benitez has/have petitioned the City Council of the City of McGregor to annex the property described on Exhibit A into the city limits of the City of McGregor; and

**WHEREAS**, Danny Benitez and Alicia Anna Benitez are the owner(s) of the property described on Exhibit A; and

**WHEREAS**, fewer than three qualified voters reside on the property described on Exhibit A and the same is contiguous to the existing city limits of the City of McGregor; and

**WHEREAS**, consideration of the granting of the petition and the annexation of the property were conducted in a duly posted public meeting of the City Council of the City of McGregor, Texas;

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of McGregor, Texas as follows:

**Section 1.** That the City Council finds the above recitations to be true and correct.

**Section 2.** That the Petition for Annexation filed by Danny Benitez and Alicia Anna Benitez (attached hereto as Exhibit B) is hereby granted.

**Section 3.** That the property described on Exhibit A hereto is hereby annexed into the city limits of the City of McGregor, Texas for all purposes.

PASSED ON THIS THE 13<sup>th</sup> DAY OF July, 2015.

CITY OF McGREGOR, TEXAS



By: \_\_\_\_\_

Mayor

ATTEST:

Angelina Sloan  
City Secretary

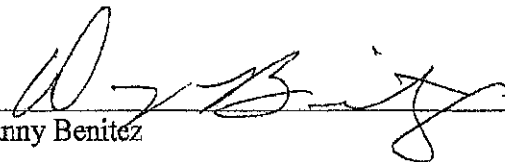
## EXHIBIT B

### PETITION FOR ANNEXATION

Danny Benitez and Alicia Anna Benitez owns the tract of property described more fully on Exhibit A to this Petition ("Subject Property"). The legal description for the Subject Property as shown on Exhibit A is adopted herein for all purposes. The Subject Property described on Exhibit A is contiguous to the city limits of the City of McGregor.

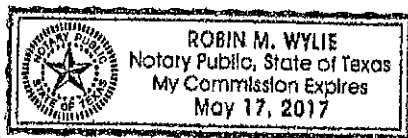
Danny Benitez and Alicia Anna Benitez hereby petitions the City Council of the City of McGregor to annex the property described on Exhibit A into the city limits of the City of McGregor for all purposes. Fewer than three qualified voters reside on the Subject Property. The dimensions of the property are as shown on Exhibit A.


Dated: JUNE 15, 2015

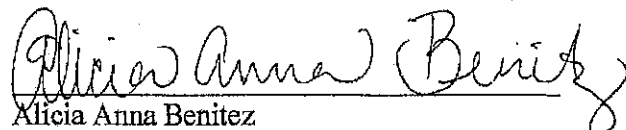
  
Danny Benitez

THE STATE OF TEXAS §  
COUNTY OF McLENNAN §

This instrument was acknowledged before me on the 15 day of JUNE, 2015, by

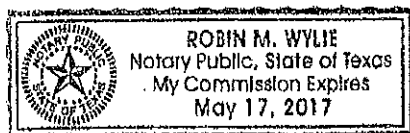


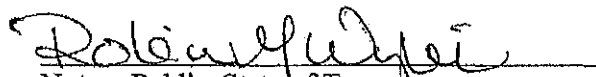
  
Notary Public, State of Texas

  
Alicia Anna Benitez

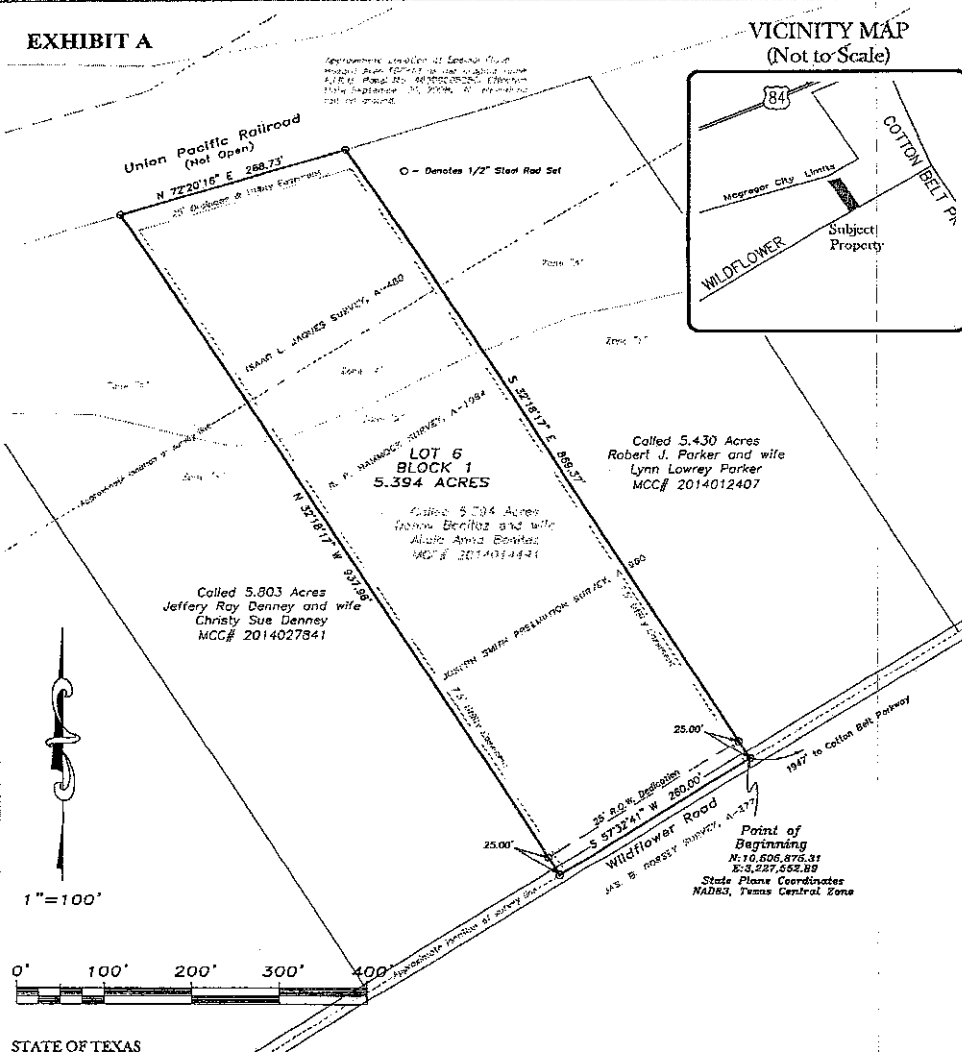
THE STATE OF TEXAS §  
COUNTY OF McLENNAN §

This instrument was acknowledged before me on the 15 day of JUNE, 2015, by



  
Notary Public, State of Texas

# EXHIBIT A



## STATE OF TEXAS COUNTY OF McLENNAN

I certify that the above and foregoing plat and field notes of the "FINAL PLAT WILDFLOWER ADDITION, LOT 6, BLOCK 1 to the City of McGregor, McLennan County, Texas (BEING all of that called 5.394 acres of land described in a deed to Danny Benitez and wife, Alicia Anna Benitez, recorded in County Clerk's File Number 2014014491 of the Official Public Records of McLennan County, Texas)" was approved by the City Council on the \_\_\_ day of \_\_\_, 2014.

Mayor

Attest:  
City Secretary

### NOTES:

- Part of the subject tract lies within the special flood hazard area (SFHA) as scaled from F.I.R.M. Panel 48309C0525C, dated September 26, 2008.

## SURVEYOR'S CERTIFICATION

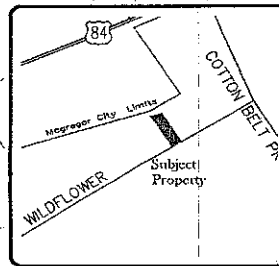
This is to certify that the attached plat and field notes of the "FINAL PLAT WILDFLOWER ADDITION, LOT 6, BLOCK 1 to the City of McGregor, McLennan County, Texas (BEING all of that called 5.394 acres of land described in a deed to Danny Benitez and wife, Alicia Anna Benitez, recorded in County Clerk's File Number 2014014491 of the Official Public Records of McLennan County, Texas)" represents an actual survey made on the ground under my supervision on September 30, 2013, and that all survey monuments and markers are shown correctly thereon.

Witness my hand and seal this the 30th day of September, 2014.

PRELIMINARY. THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

Harold Alexander Taylor  
R.P.L.S. No. 6176

## VICINITY MAP (Not to Scale)



## STATE OF TEXAS COUNTY OF McLENNAN

BEING all that tract of land in McLennan County, Texas, out of the Isaac L. Jacques Survey, Abstract Number 480, and the R. P. Hammock Survey, Abstract Number 1984, said Hammock survey being partially comprised of the Joseph Smith Precinction Survey, and being all of that called 5.394 acres of land described in a deed to Danny Benitez and wife, Alicia Anna Benitez, recorded in County Clerk's File Number 2014014491 of the Official Public Records of McLennan County, Texas, and being further described as follows:

BEGINNING at a 1/2 inch steel rod set in the center of Wildflower Road, at the Southeast corner of said 5.394 acres, at the Southwest corner of that called 5.430 acres of land described in a deed to Robert J. Parker and wife, Lynn Lowrey Parker, recorded in County Clerk's File Number 2014012407 of the Official Public Records of McLennan County, Texas;

THENCE South 57 degrees 32 minutes 41 seconds West, 260.00 feet to a point in the center of Wildflower Road, at the Southwest corner of said 5.394 acres, at the Southeast corner of that called 5.803 acres of land described in a deed to Jeffery Ray Denney and wife, Christy Sue Denney, recorded in County Clerk's File Number 2014027841 of the Official Public Records of McLennan County, Texas;

THENCE North 32 degrees 18 minutes 17 seconds West, 557.98 feet to a 1/2 inch steel rod set in the South line of the Union Pacific Railroad, at the Northwest corner of said 5.394 acres, at the Northeast corner of said 5.803 acres;

THENCE North 72 degrees 20 minutes 16 seconds East, 268.73 feet to a 1/2 inch steel rod set in the South line of the Union Pacific Railroad, at the Northeast corner of said 5.394 acres, at the Northwest corner of said 5.430 acres;

THENCE South 32 degrees 18 minutes 17 seconds East, 569.37 feet to the Point of Beginning, containing 5.394 acres of land.

Bearings based on Grid North, State Plane Coordinate System, NAD83, Texas Central Zone.

## OWNERS STATEMENT

## STATE OF TEXAS COUNTY OF McLENNAN

Danny Benitez and Alicia Anna Benitez, being the owners of 5.394 acres, as shown hereon and wishing to subdivide the same into lot and block, do hereby adopt the subdivision shown hereon and titled, "FINAL PLAT WILDFLOWER ADDITION, LOT 6, BLOCK 1 to the City of McGregor, McLennan County, Texas (BEING all of that called 5.394 acres of land described in a deed to Danny Benitez and wife, Alicia Anna Benitez, recorded in County Clerk's File Number 2014014491 of the Official Public Records of McLennan County, Texas)" as our legal subdivision of same and do hereby dedicate all streets and easements to the use of the public forever and agree that all sales of lots shall be made in accordance therewith, subject to any and all restrictions and conditions recorded in the McLennan County, Texas, Deed Records, pertaining to the said addition.

Danny Benitez  
1314 W. 6th Street  
McGregor, Texas 76657

## STATE OF TEXAS COUNTY OF McLENNAN

Before me, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, Danny Benitez, known to me to be the person whose name is subscribed to the foregoing instrument and he acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacities therein stated.

Given under my hand and seal of office this the \_\_\_ day of \_\_\_, 2014.

Notary Public in and for the State of Texas  
My Commission Expires \_\_\_\_\_

Alicia Anna Benitez  
1314 W. 6th Street  
McGregor, Texas 76657

## STATE OF TEXAS COUNTY OF McLENNAN

Before me, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, Alicia Anna Benitez, known to me to be the person whose name is subscribed to the foregoing instrument and she acknowledged to me that she executed the same for the purposes and considerations therein expressed and in the capacities therein stated.

Given under my hand and seal of office this the \_\_\_ day of \_\_\_, 2014.

Notary Public in and for the State of Texas  
My Commission Expires \_\_\_\_\_

WILDFLOWER ADDITION, LOT 6, BLOCK 1 to the City of McGregor, McLennan County, Texas (BEING all of that called 5.394 acres of land described in a deed to Danny Benitez and wife, Alicia Anna Benitez, recorded in County Clerk's File Number 2014014491 of the Official Public Records of McLennan County, Texas)

FINAL PLAT  
LOT 6, BLOCK 1  
WILDFLOWER ADDITION  
CITY OF MCGREGOR  
McLENNAN COUNTY, TEXAS

1519 Job No. 2202	Demon By: fast
No Sub. B. Rounded	Sheet 1 of 1
Property Address: Wildflower Road McGregor, TX	Prepared For: Danny and Alicia Benitez

1519 Surveying, LLC

7111 Besque Blvd, Suite 101 Waco, TX 76710 Ph: 254-776-1519 TIEPLS Firm# 1019068

1519  
www.1519surveying.com  
www.1519gis.com