LCRA Transmission Services Corporation Board Agenda

Wednesday, Aug. 23, 2023 LCRA General Office Complex Board Room – Hancock Building 3700 Lake Austin Blvd. Austin, TX 78703 Earliest start time: 9 a.m.

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Executive Session

The Board may go into executive session on any item listed above, pursuant to Chapter 551 of the Texas Government Code, including, but not limited to, sections 551.071, 551.072, 551.074, 551.076, 551.086, 551.089 and 418.183(f) of the Texas Government Code.

Legal Notice

Legal notices are available on the Texas secretary of state website 72 hours prior to the meeting at the following link: <u>https://www.sos.texas.gov/open/index.shtml</u>

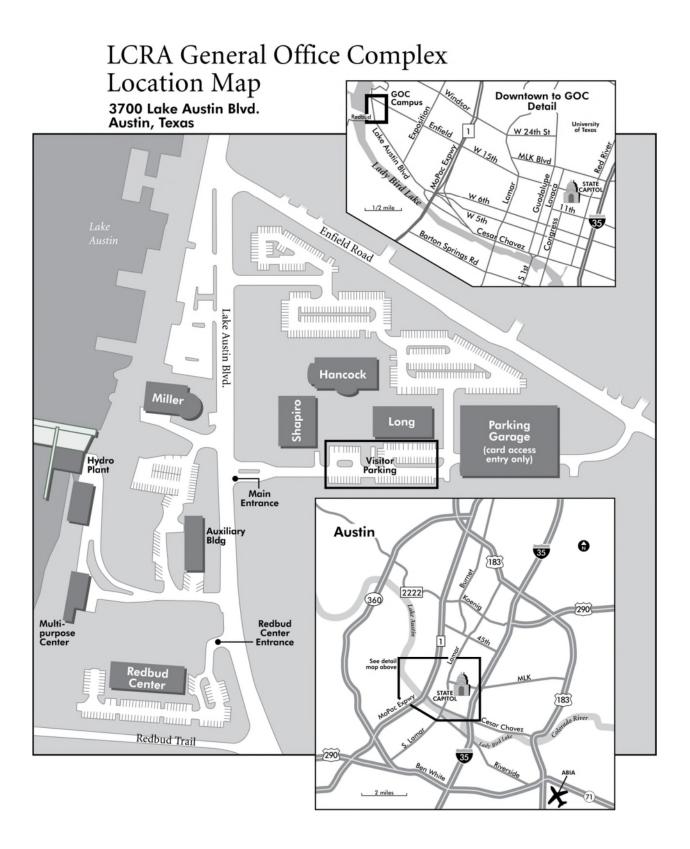
OVERVIEW OF LCRA TRANSMISSION SERVICES CORPORATION

In connection with the implementation of retail competition in the electric utility industry in the state of Texas, LCRA was required by the Texas Legislature in its amendments to the Public Utility Regulatory Act (enacted in 1999 under state legislation known as Senate Bill 7, and referred to as SB 7) to unbundle its electric generation assets from its electric transmission and distribution assets. LCRA conveyed, effective Jan. 1, 2002, all of its existing electric transmission and transformation assets (collectively, the Transferred Transmission Assets) to the LCRA Transmission Services Corporation (LCRA TSC) pursuant to the terms of an Electric Transmission Facilities Contract (the Initial Contractual Commitment), dated Oct. 1, 2001.

LCRA TSC is a nonprofit corporation created by LCRA to act on LCRA's behalf pursuant to Chapter 152, Texas Water Code, as amended. After Jan. 1, 2002, LCRA TSC engaged in the electric transmission and transformation activities previously carried out by LCRA and assumed LCRA's obligation to provide, and the right to collect revenues for, electric transmission and transformation services. LCRA TSC is an electric transmission service provider (a TSP) under the state's open-access electric transmission regulatory scheme within the approximately 85% area of the state covered by the Electric Reliability Council of Texas (ERCOT). In such capacity, LCRA TSC is entitled to receive compensation from all electric distribution service providers using the electric transmission system within ERCOT. As a TSP in the ERCOT region of the state, the rates that LCRA TSC will charge for transmission services are regulated by the Public Utility Commission of Texas (PUC) and determined pursuant to transmission cost of service rate proceedings filed with and approved by the PUC.

Within the framework of SB 7, LCRA TSC implements the electric transmission business of LCRA, including the expansion of electric transmission services outside of LCRA's traditional electric service territory. LCRA personnel are responsible for performing all of LCRA TSC's activities pursuant to a services agreement between LCRA TSC and LCRA. This includes procuring goods and services on behalf of LCRA TSC and is reflected in the LCRA Board agenda contracts.

Under the LCRA Master Resolution, defined as the LCRA Board resolution governing LCRA's outstanding debt, and certain provisions of state law, the LCRA Board is required to exercise control over all operations of LCRA TSC. This control includes approval of LCRA TSC's business plan and of the sale or disposition of any significant assets of LCRA TSC. The Board of Directors of LCRA TSC (LCRA TSC Board) is appointed by and serves at the will of the LCRA Board. The current membership of LCRA TSC Board is made up entirely of the existing LCRA Board.



1. Comments From the Public

Summary

This part of the meeting is intended for comments from the public on topics under LCRA Transmission Services Corporation's jurisdiction but not related to an item on the Board of Directors agenda. No responses or action may be taken by the Board during public comments.

In order to address the Board, a member of the public is required to sign and complete the registration form at the entrance to the meeting room.

Any member of the public wishing to comment on an item listed on this agenda will be called to make comments at the appropriate time.

2. Financial Report

Summary

The financial report for LCRA Transmission Services Corporation covers fiscal year 2023.

Presenter(s)

Jim Travis Treasurer and Chief Financial Officer

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LCRA Transmission Services Corporation Financial Highlights June 2023

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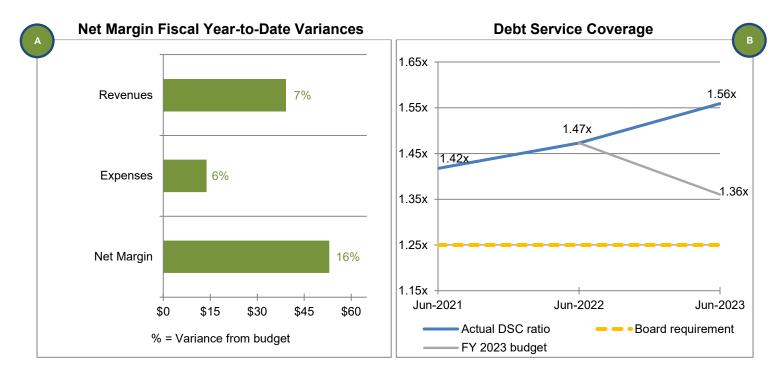
Key terms:

4CP – Four-month coincident peak is the average of the peak Electric Reliability Council of Texas electrical demands (measured in kilowatts) during the months of June, July, August and September of the previous calendar year.

ELOPPP – Extraordinary LCRA Optional Purchase Price Payment.

Net margin – Total operating revenues, including interest income, less direct and assigned expenses.

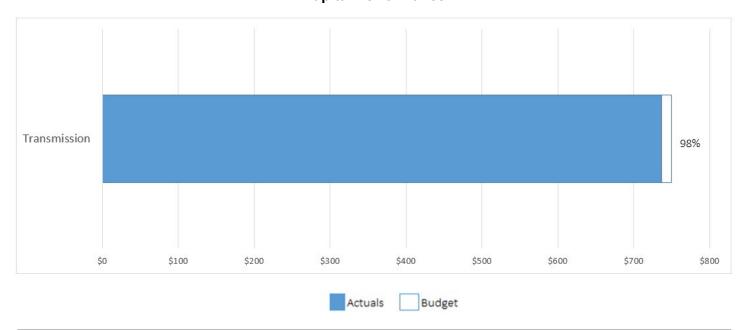
June 30, 2023 (Dollars in Millions) Budget-to-Actual Highlights



Key takeaway:

• Higher-than-budgeted cost of service, interest income and other revenues, combined with lower-thanbudgeted expenses, primarily drove the year-end performance and higher-than-budgeted debt service coverage ratio.

June 30, 2023 (Dollars in Millions) Capital Performance



Key takeaways:

- LCRA TSC capital spending for FY 2023 was \$13.2 million under the amended capital plan budget of \$750 million.
- The LCRA TSC Board approved an increase of \$261.3 million to the FY 2023 LCRA TSC capital plan budget from \$488.7 million to \$750 million in March 2023.

General manager project approvals:

For any project not previously authorized by the Board in the capital plan, authority is delegated to the
president and chief executive officer to approve any capital project with a lifetime budget not to exceed
\$1.5 million, according to LCRA TSC Board Policy T301 – Finance. Additionally, the LCRA TSC Board
delegated authority to the president and CEO to approve new generation interconnection projects and
additional funding for capital projects expected to exceed their lifetime budgets by 10% and \$300,000.

The president and CEO approved the following five budget resets this quarter:

- o Bastrop West-Bluebonnet Transmission Line Relocation from \$1.9 million to \$2.92 million.
- Easement Enhancement FY 2023 System Upgrade from \$2.2 million to \$5.7 million.
- Settlers Substation Addition from \$1.5 million to \$2.23 million.
- Swiftex Substation Upgrade from \$3.95 million to \$4.73 million.
- Transmission Services Corporation General Additions FY 2023 from \$5 million to \$6 million.

The president and CEO approved the following six new projects this quarter:

- Environmental Permitting FY 2024 System Upgrade for \$1.1 million.
- LCRA Transmission Services Corporation Minor Capital FY 2024 for \$300,000.
- Load Shed Relays FY 2023 System Upgrade for \$1 million.
- o McCamey Field Office Facility Acquisition for \$700,000.
- o Pleasant Farms Interconnection Substation Upgrade for \$1 million.
- o Telecommunications Operations Control Center Generator System Upgrade for \$1.5 million.

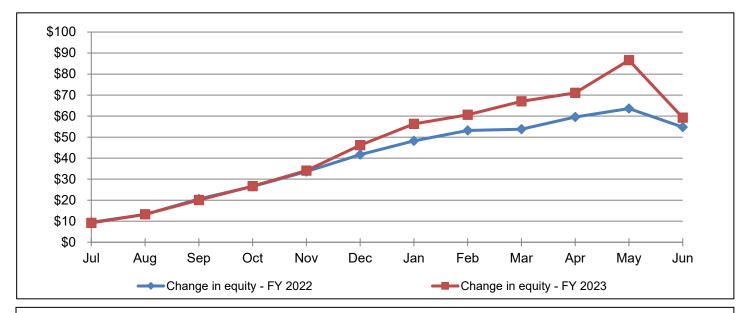
June 30, 2023

(Dollars in Millions)

Board Metrics

Board Metric	Description	Compliant
Equity Ratio	LCRA TSC will build equity that will maintain appropriate access to capital markets and is consistent with regulatory guidance. While LCRA TSC may be highly leveraged during periods of rapid growth, LCRA TSC business plans will specifically address the accumulation of equity to achieve and maintain a minimum long-term equity position of 20%.	\checkmark
Debt Service Reserves	LCRA TSC will covenant debt service reserves in the amount of six months of maximum annual debt service requirements on outstanding debt. Debt service reserves may be collected through rates or met with proceeds from additional debt or through the use of a surety to mitigate rate impacts.	\checkmark
Operating Reserves	LCRA TSC will build and maintain appropriate target levels of operating reserves as follows: six months of average debt service on all outstanding LCRA TSC debt and other obligations to LCRA; and two months of average operating and maintenance expenses, including those billed by LCRA. If at any time the reserves are less than the target levels set forth in this policy, the Board will promptly implement a plan, to be recommended by staff, to increase rates, reduce costs or otherwise cause there to be sufficient revenues to replenish the reserves to such target levels within 12 months.	~

Income Statement Trends Cumulative Fiscal Year to Date



Key takeaway:

• Net income increased year over year primarily due to an increase in Transmission revenue and interest income on investments, partially offset by increases in depreciation expense and interest on debt.

June 30, 2023

(Dollars in Millions)

Condensed Balance Sheets

	June	e 30, 2023	June 30, 2022	
Assets Cash and cash equivalents Current assets	\$	98.6 198.3	\$	177.1 183.3
Total current assets		296.9		360.4
Capital assets Long-term assets Total long-term assets		4,253.1 586.5 4,839.6		3,711.1 284.3 3,995.4
Total Assets	\$	5,136.5	\$	4,355.8
Liabilities Bonds, notes and loans payable Current liabilities Total current liabilities	\$	123.4 238.0 361.4	\$	276.5 170.3 446.8
Bonds, notes and loans payable Long-term liabilities Total long-term liabilities		3,685.7 144.2 3,829.9		2,902.7 120.5 3,023.2
Equity Total equity		945.2		885.8
Total Liabilities and Equity	\$	5,136.5	\$	4,355.8

Key takeaway:

• Assets and liabilities are trending higher compared with June 2022 due to construction activities related to the capital plan.

June 30, 2023

(Dollars in Millions)

Condensed Statements of Revenues, Expenses and Changes in Equity

	Fiscal Year to Date				
		2023	2022		
Operating Revenues					
Transmission	\$	567.5	\$	526.4	
Transformation		17.9		17.1	
Other		3.3		2.2	
Total Operating Revenues		588.7		545.7	
Operating Expenses					
Operations		162.6		157.1	
Maintenance		17.2		15.0	
Depreciation and amortization		132.9		123.5	
Total Operating Expenses		312.7		295.6	
Operating Income		276.0		250.1	
Nonoperating Expenses					
Interest on debt		(112.7)		(98.5)	
Other nonoperating expenses		(104.0)		(96.8)	
Total Nonoperating Expenses		(216.7)		(195.3)	
Change in Equity		59.3		54.8	
Equity - Beginning of Period		885.9 (1)		831.0	
Equity - End of Period	\$	945.2	\$	885.8 ⁽¹⁾	

Keynote:

(1) Difference due to retroactive implementation of FY 2022 Governmental Accounting Standards Board Statement No. 96 activity. Impact was posted directly to equity account in June 2023 due to immateriality.

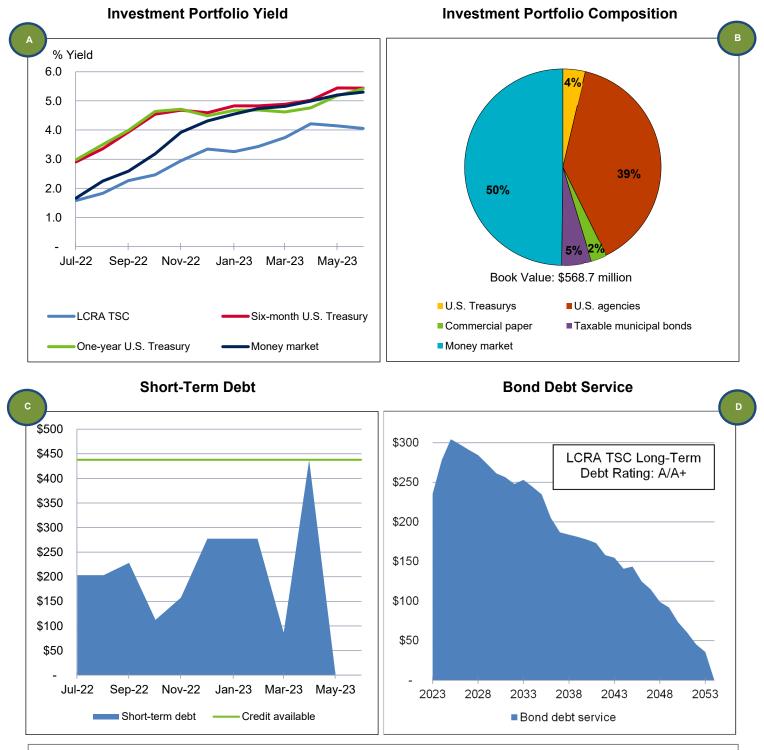
June 30, 2023

(Dollars in Millions)

Condensed Statements of Cash Flows

	Fiscal Year to Date			
		2023		2022
Cash Flows From Operating Activities				
Received from customers	\$	542.6	\$	505.3
Payments		(124.8)		(172.1)
Net cash provided by operating activities		417.8		333.2
Cash Flows From Noncapital Financing Activities		(28.8)		(26.1)
Cash Flows From Capital and Related Financing Activities				
Purchase of property, plant and equipment		(729.7)		(406.2)
Debt principal payments		(102.2)		(137.3)
Other capital and financing activities		631.9		186.1
Net cash used in capital and financing activities		(200.0)		(357.4)
Cash Flows From Investing Activities				
Sale and maturity of investment securities		124.4		184.8
Purchase of investment securities		(221.1)		(189.5)
Note payments and interest received		14.0		1.5
Net cash used in investing activities		(82.7)		(3.2)
Net Increase in Cash and Cash Equivalents		106.3		(53.5)
Cash and Cash Equivalents - Beginning of Period		177.7		231.2
Cash and Cash Equivalents - End of Period	\$	284.0	\$	177.7

June 30, 2023 (Dollars in Millions) Investments and Debt



Key takeaways:

- The Federal Open Market Committee increased the funds rate by 25 basis points at both their March and May 2023 meetings while voting to pause action at the June 2023 meeting.
- The federal funds rate range is 5.00%-5.25%.
- Consumer Price Index (year over year) as of May 2023 was at 4%, which was 2% above the FOMC target.

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FOR ACTION (CONSENT)

3. Minutes of Prior Meeting

Proposed Motion

Approve the minutes of the June 21, 2023, meeting.

Board Consideration

Section 4.06 of the LCRA Transmission Services Corporation bylaws requires the secretary to keep minutes of all meetings of the Board of Directors.

Budget Status and Fiscal Impact

Approval of this item will have no budgetary or fiscal impact.

Summary

Staff presents the minutes of each meeting to the Board for approval.

Exhibit(s)

A - Minutes of June 21, 2023, meeting

EXHIBIT A

Minutes Digest June 21, 2023

- 23-21 Declaration of a 0.337-acre tract of land in Williamson County nonessential, and authorization for the president and chief executive officer or his designee to sell the property to the City of Georgetown.
- 23-22 Approval of the minutes of the May 24, 2023, meeting.
- 23-23 Approval of the Capital Improvement Project Authorization Request for the following projects and associated lifetime budgets: John Dumas Substation Property Acquisition and Upgrade; Altair-Garwood Transmission Line Overhaul; Cuero Substation Upgrade; Hallettsville-Mont Transmission Line Overhaul; Howard Lane-McNeil Transmission Line Storm Hardening; Lakeway-Marble Falls Transmission Line Storm Hardening; and Marshall Ford-Spicewood Transmission Line Storm Hardening.
- 23-24 Authorization for the president and chief executive officer or his designee to negotiate and purchase from LCRA approximately 17 acres of land in Caldwell County. Additionally, authorization for the president and chief executive officer, or his designee, to acquire a transmission easement from LCRA over two tracts totaling approximately 0.46 acre related to the proposed John Dumas Substation and an approximately 0.4-acre aerial transmission line easement to accommodate the existing T519 transmission line.
- 23-25 Adoption of a resolution authorizing the use of the power of eminent domain in Travis County to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Marshall Ford to McNeil Storm Hardening project to provide for the continued reliable transmission of electric energy on the Marshall Ford to McNeil (T197) and the Spicewood to McNeil (T242) transmission lines.
- 23-26 Adoption of a resolution authorizing the use of the power of eminent domain in Gillespie County to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the LCRA Broadband Program project to provide, on behalf of LCRA and at LCRA's expense, for communications and to facilitate broadband services on the Kendall to Fredericksburg (T120) and Fredericksburg to Peach (T379) transmission lines.

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS OF LCRA TRANSMISSION SERVICES CORPORATION Austin, Texas June 21, 2023

Pursuant to notice posted in accordance with the Texas Open Meetings Act, the Board of Directors (Board) of LCRA Transmission Services Corporation (LCRA TSC) convened in a regular meeting at 10:24 a.m. Wednesday, June 21, 2023, in the Board Room of the Hancock Building, at the principal office of the Lower Colorado River Authority, 3700 Lake Austin Blvd., Austin, Travis County, Texas. The following directors were present, constituting a quorum:

> Timothy Timmerman, Chair Stephen F. Cooper, Vice Chair Michael L. "Mike" Allen Matthew L. "Matt" Arthur Melissa K. Blanding Joseph M. "Joe" Crane Carol Freeman Thomas L. "Tom" Kelley Robert "Bobby" Lewis Thomas Michael Martine Hatch C. Smith Jr. Margaret D. "Meg" Voelter Martha Leigh M. Whitten David R. Willmann Nancy Eckert Yeary

Chair Timmerman convened the meeting at 10:24 a.m.

There were no public comments during the meeting [Agenda Item 1].

The Board next took action on the consent agenda. Upon motion by Director Willmann, seconded by Director Smith, the Board unanimously approved consent items 2 and 3 by a vote of 15 to 0 as follows:

<u>23-21</u> Declaration of a 0.337-acre tract of land in Williamson County nonessential (not necessary or convenient or of beneficial use to the business of LCRA TSC), and authorization for the president and chief executive officer or his designee to sell the property to the City of Georgetown, as recommended by staff in Consent Item 2 [attached hereto as Exhibit A].

23-22 Approval of the minutes of the May 24, 2023, meeting [Consent Item 3].

23-23 Vice President of Transmission Asset Optimization Kristian M. Koellner presented for consideration a staff recommendation, described in Agenda Item 4 [attached hereto as Exhibit B], that the Board approve the Capital Improvement Project Authorization Request for the following projects and associated lifetime budgets: John Dumas Substation Property Acquisition and Upgrade; Altair-Garwood Transmission Line Overhaul [The project number "1020844" shown on Exhibit B for this project was corrected to reflect "1020884."]; Cuero Substation Upgrade; Hallettsville-Mont Transmission Line Overhaul; Howard Lane-McNeil Transmission Line Storm Hardening; Lakeway-Marble Falls Transmission Line Storm Hardening. Upon motion by Director Willmann, seconded by Vice Chair Cooper, the recommendation was unanimously approved by a vote of 15 to 0.

<u>23-24</u> Vice President of Real Estate Services Mark Sumrall presented for consideration a staff recommendation, described in Agenda Item 5 [attached hereto as Exhibit C], that the Board authorize the president and chief executive officer or his designee to negotiate and purchase from LCRA approximately 17 acres of land in Caldwell County. Additionally, authorize the president and chief executive officer or his designee to acquire a transmission easement from LCRA over two tracts totaling approximately 0.46 acre related to the proposed John Dumas Substation and an approximately 0.4-acre aerial transmission line easement to accommodate the existing T519 transmission line. Upon motion by Director Martine, seconded by Director Whitten, the recommendation was unanimously approved by a vote of 15 to 0.

<u>23-25</u> Vice President of Real Estate Services Mark Sumrall presented for consideration a staff recommendation, described in Agenda Item 6 – Acquisition of Interests in Real Property – Use of Eminent Domain in Travis County [attached hereto as Exhibit D]. Director Lewis moved, seconded by Director Voelter, that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Marshall Ford to McNeil Storm Hardening project to provide for the continued reliable transmission of electric energy on the Marshall Ford to McNeil (T197) and the Spicewood to McNeil (T242) transmission lines; and that the first record vote applies to all units of property to be condemned. The Board unanimously approved the motion by a record vote of 15 to 0.

<u>23-26</u> Vice President of Real Estate Services Mark Sumrall presented for consideration a staff recommendation, described in Agenda Item 7 – Acquisition of Interests in Real Property – Use of Eminent Domain in Gillespie County [attached hereto as Exhibit E]. Vice Chair Cooper moved, seconded by Director Smith, that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the LCRA Broadband Program project to provide, on behalf of LCRA and at LCRA's expense, for communications and to facilitate broadband services on the Kendall to Fredericksburg (T120) and Fredericksburg to Peach (T379) transmission

lines; and that the first record vote applies to all units of property to be condemned. The Board unanimously approved the motion by a record vote of 15 to 0.

There being no further business to come before the Board, the meeting was adjourned at 10:49 a.m.

Leigh Sebastian Secretary LCRA Transmission Services Corporation

Approved: Aug. 23, 2023

4. Capital Improvement Projects Approval

Proposed Motion

Approve the Capital Improvement Project Authorization Request for the projects and associated lifetime budgets as described in exhibits A and B.

Board Consideration

LCRA Transmission Services Corporation Board Policy T301 – Finance requires Board of Directors approval for any project exceeding \$1.5 million.

Budget Status and Fiscal Impact

- All projects recommended for Board approval are within the total annual budget approved in the fiscal year 2024 capital plan.
- Staff will monitor the FY 2024 forecast and will request a fiscal year budget increase if needed.
- The treasurer and chief financial officer will release funds as needed.
- Project costs will be funded through LCRA TSC regulated rates, subject to approval by the Public Utility Commission of Texas.

Summary

Staff recommends approval of the capital projects described in exhibits A and B. These projects meet legal requirements in the Public Utility Regulatory Act and PUC rules.

Project funds will pay for activities, including but not limited to project management, engineering, materials acquisition, construction and acquisition of necessary land rights. LCRA TSC representatives will perform all necessary regulatory, real estate, environmental and cultural due diligence activities.

Presenter(s)

Kristian M. Koellner Vice President, Transmission Asset Optimization

Exhibit(s)

A – Project Cost Estimates and Cash Flow

B – Project Details

EXHIBIT A

Project Cost Estimates and Cash Flow

Dollars in millions

Project Name	FY 2023 and Prior	FY 2024	FY 2025	FY 2026	FY 2027	Lifetime
Service Reliability Projects						
Easement Enhancement – FY 2024 System Upgrade	-	2.0	6.6	-	-	8.6
Obsolete Circuit Breaker Replacement – FY 2023 Substation Upgrade	0.3	3.5	-	-	-	3.8
Schulenburg Substation Upgrade	1.0	4.9	-	-	-	5.9
Wolf Lane Substation Upgrade	2.6	13.3	-	-	-	15.9
System Capacity Projects						
Cedar Hill Power Transformer Substation Upgrade	0.2	5.0	-	-	-	5.2
Harris Branch Substation Upgrade	0.5	1.7	3.0	2.5	-	7.7
Total	4.6	30.4	9.6	2.5	-	47.1

EXHIBIT B

Project Details

Project Name: Easement Enhancement - FY 2024 System Upgrade

Project Number: 1029993

Lifetime Budget: \$8.6 million

Description: The project is related to LCRA TSC right-of-way easements on multiple transmission lines in Bastrop, Caldwell, Guadalupe, Hays, Llano and Mason counties. The project scope includes a review of right-of-way easements and the acquisition of new easements or the amendment of existing easements to meet LCRA TSC operational needs and design standards. The recommended project completion date is June 30, 2025.

Project Name: Obsolete Circuit Breaker Replacement – FY 2023 Substation Upgrade **Project Number:** 1026639

Lifetime Budget: \$3.8 million

Description: The project will increase transmission service reliability at substations in Colorado, Gillespie and Travis counties. The project scope includes replacing circuit breakers, switches, and associated surge arrestors at Fredericksburg, Glidden and Manchaca substations. The recommended project completion date is May 15, 2024.

Project Name: Schulenburg Substation Upgrade

Project Number: 1027277

Lifetime Budget: \$5.9 million

Description: The project will increase the reliability of substation equipment at Schulenburg Substation in Fayette County. The project scope includes replacing circuit breakers, circuit switchers, transmission switches and mobile switches; lightning protection upgrades; and wildlife mitigation improvements. The recommended project completion date is May 15, 2024.

Project Name: Wolf Lane Substation Upgrade

Project Number: 1026526

Lifetime Budget: \$15.9 million

Description: The project will increase the reliability of substation equipment at Wolf Lane Substation in Bastrop County. The project scope includes reconfiguring the 138-kV bus with an improved bus design, addressing substation grading concerns, replacing equipment structures and obsolete equipment, and installing a new control enclosure. The recommended project completion date is May 15, 2024.

Project Name: Cedar Hill Power Transformer Substation Upgrade

Project Number: 1028694

Lifetime Budget: \$5.2 million

Description: The project will increase transformation capacity and service reliability at the 138-kV Cedar Hill Substation in Bastrop County. The project scope includes upgrading the transformer and installing two additional distribution feeder bays to meet future load service needs. In addition, LCRA TSC will increase substation equipment reliability by replacing the circuit switcher, potential transformers and surge arrestors, and installing low-side mobile switches. The recommended project completion date is Dec. 31, 2023.

Project Name: Harris Branch Substation Upgrade

Project Number: 1028566

Lifetime Budget: \$7.7 million

Description: The project will increase transformation capacity and service reliability at the 138-kV Harris Branch Substation in Travis County. The project scope includes upgrading two power transformers with higher capacity units and supporting equipment. In addition, LCRA TSC will increase substation equipment reliability by replacing the static wire with active air terminals, upgrading the station service, and installing a second battery enclosure. The recommended project completion date is May 15, 2026.

5. Acquisition of Interests in Real Property – Use of Eminent Domain in Bastrop County

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the property described in Exhibit 1 to the resolution for the acquisition of an electric substation site for the Wolf Lane Substation property acquisition; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

Budget Status and Fiscal Impact

The acquisition costs were included in the Board-approved budget for the Wolf Lane Substation Property Acquisition.

Summary

LCRA TSC proposes to acquire a substation site in fee in Bastrop County for the Wolf Lane Substation Property Acquisition. CBRE. Inc. performed an independent appraisal of the interests in real property to be acquired to determine just compensation to the landowners.

Staff made an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowners.

Staff has provided to the Board a description of the specific property to be acquired and will attach the description(s) to the resolution.

LCRA TSC representatives have performed environmental and cultural due diligence studies and did not identify any concerns. Staff requests the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Map
- C Landowner List
- D Resolution
- 1 Description of the Specific Property

EXHIBIT A

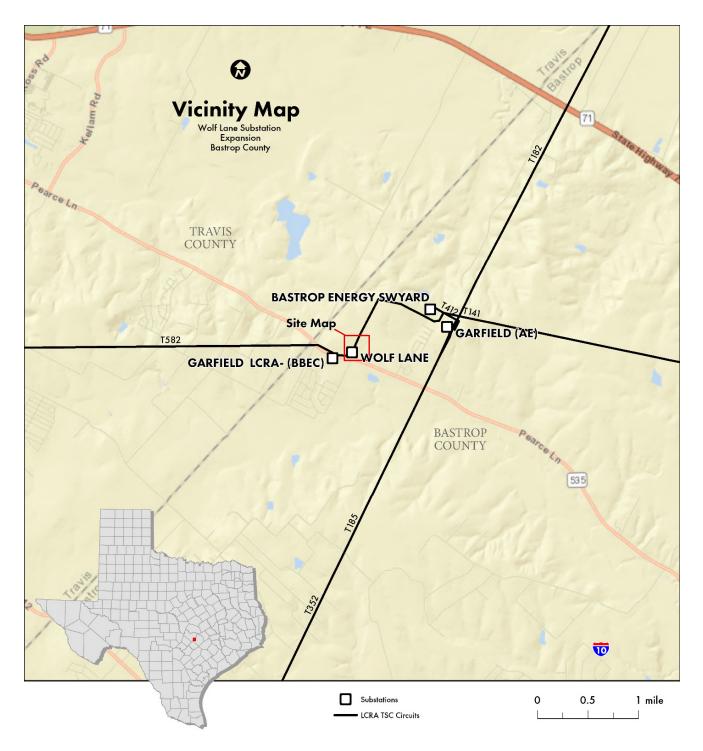


EXHIBIT B

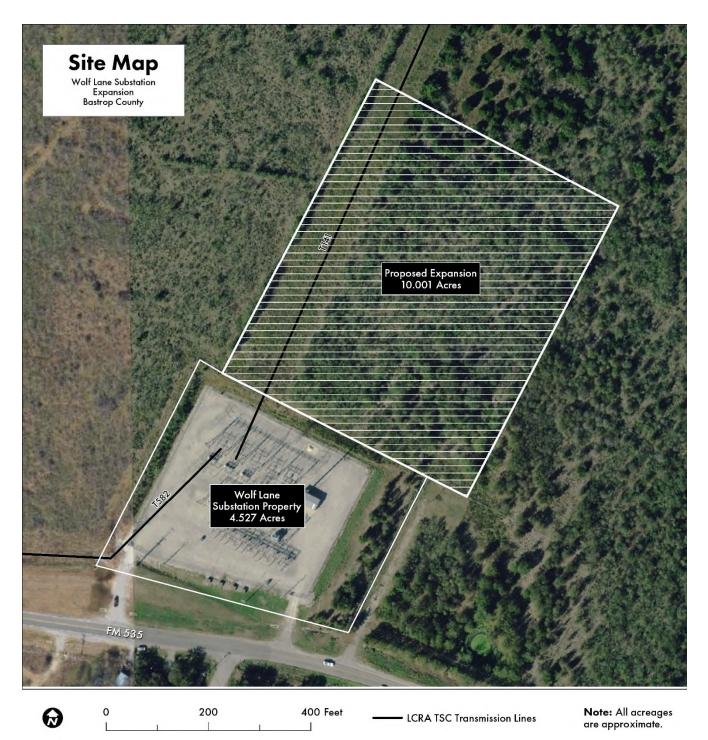


EXHIBIT C

Tract ID	Landowners	Approximate Parent Tract Acreage	Land Rights	Approximate Acquisition Acreage	County	Approximate Value
22339	6682 FM 535 Associates, LLC	189.167 acres	Fee Simple	10.001 acres	Bastrop	\$522,773

EXHIBIT D Page 1 of 2

PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTY DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE WOLF LANE SUBSTATION PROPERTY ACQUSITION; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN BASTROP COUNTY FOR AND FEE SIMPLE PURCHASE FOR A SUBSTATION.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public purposes of construction, operation and maintenance of an electric substation site in Bastrop County; and

WHEREAS, an independent, professional appraisal of the subject property has been submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C for the construction of the Wolf Lane Substation Acquisition project, with the description of the location of and interests in the property that LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such purposes; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and that it should appear that further negotiations for settlement with the landowner(s) would be futile, then the president and chief executive officer or his designee is authorized and directed to initiate condemnation

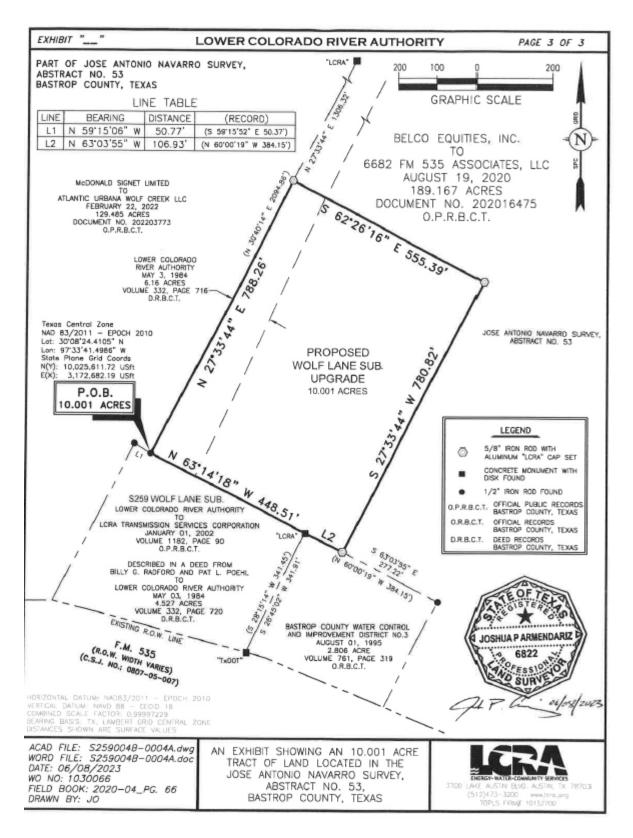
EXHIBIT D

Page 2 of 2

proceedings against the owners of the property, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property; and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interests in real property that are proper and convenient for the operation of the electric substation site.

EXHIBIT 1



6. Acquisition of Interests in Real Property – Use of Eminent Domain in Travis County

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Howard Lane (AE) to McNeil Transmission Line Storm Hardening project to provide for the continued reliable transmission of electric energy on the McNeil to Howard Lane (T163) transmission line; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

Budget Status and Fiscal Impact

The acquisition cost was included in the Board-approved budget for the Howard Lane (AE) to McNeil Transmission Line Storm Hardening project.

Summary

LCRA TSC proposes to acquire easement rights in Travis County for the Howard Lane (AE) to McNeil Transmission Line Storm Hardening project. Paul Hornsby and Company performed independent appraisals of the interests in real property to be acquired to determine just compensation to the landowners.

Staff will make an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowner(s).

Staff has provided to the Board descriptions of the specific properties to be acquired and will attach the descriptions to the resolution.

LCRA TSC will perform environmental and cultural due diligence studies and address all identified concerns. Staff requests that the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Maps
- C Landowner List
- D Resolution
- 1 Property Description

EXHIBIT A

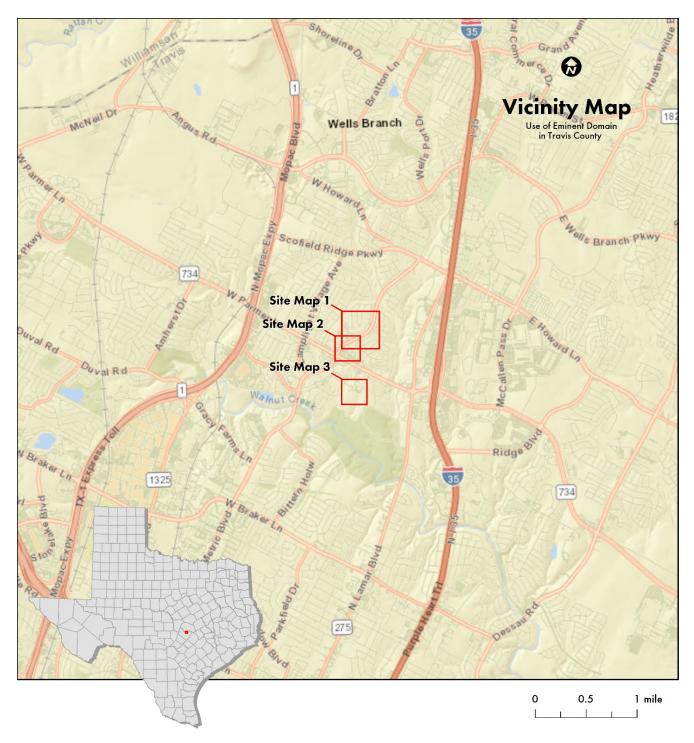


EXHIBIT B Page 1 of 3



EXHIBIT B Page 2 of 3

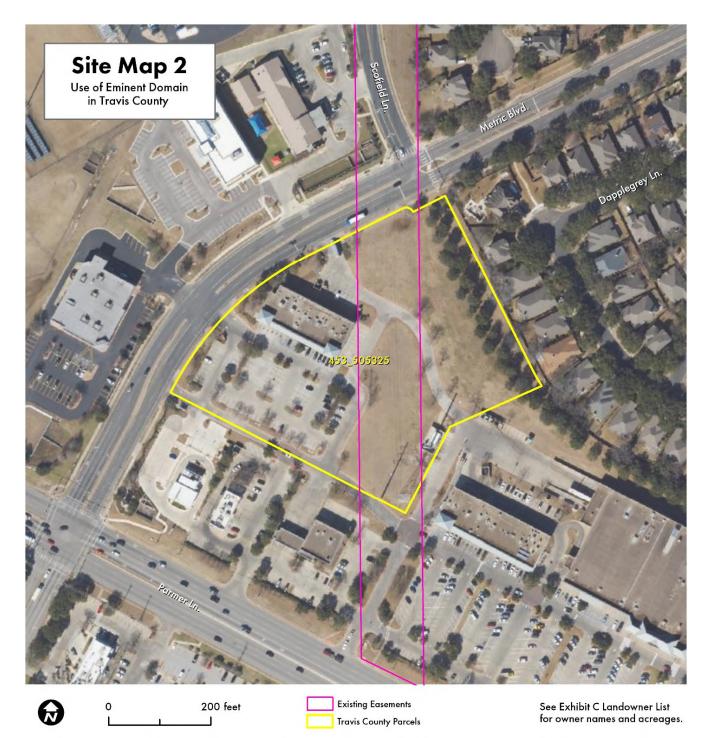
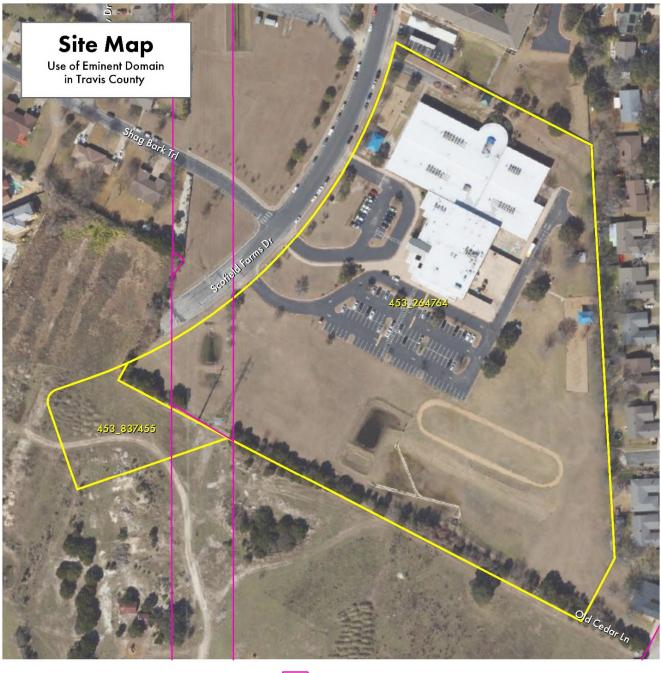


EXHIBIT B Page 3 of 3



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Existing Easements Travis County Parcels See Exhibit C Landowner List for owner names and acreages.

EXHIBIT C

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
453_505 325	Inland American Austin Scofield LP	225.67 acres	Easement Amendment	1.56 acres	Travis	\$24,538
453_362 554	Scofield Residential Owners Association, Inc.	225.67 acres	Easement Amendment	0.42 acre	Travis	\$6,098
453_837 455	Cearley Tract Development Inc	33.4 acres	Easement Amendment	0.12 acre	Travis	\$1,663
453_264 764	Pflugerville ISD	115.37 acres	Easement Amendment	0.61 acre	Travis	\$12,829

EXHIBIT D

Page 1 of 2

PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTIES DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE ACQUISITION OF EASEMENT RIGHTS FOR THE HOWARD LANE (AE) TO MCNEIL TRANSMISSION LINE STORM HARDENING PROJECT TO PROVIDE FOR THE CONTINUED RELIABLE TRANSMISSION OF ELECTRIC ENERGY ON THE MCNEIL TO HOWARD LANE (T163) TRANSMISSION LINES; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN TRAVIS COUNTY FOR ELECTRIC TRANSMISSION LINE EASEMENTS.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public uses of construction, operation and maintenance of electric transmission line(s) in Travis County; and

WHEREAS, an independent, professional appraisal of the subject property will be submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C for the construction of the Howard Lane (AE) to McNeil Transmission Line Storm Hardening project for the continued reliable transmission of electric energy on the McNeil to Howard Lane (T163) transmission lines, with the description of the location of and interest in the properties LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such uses; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and that it should appear that further negotiations for settlement with the landowner(s)

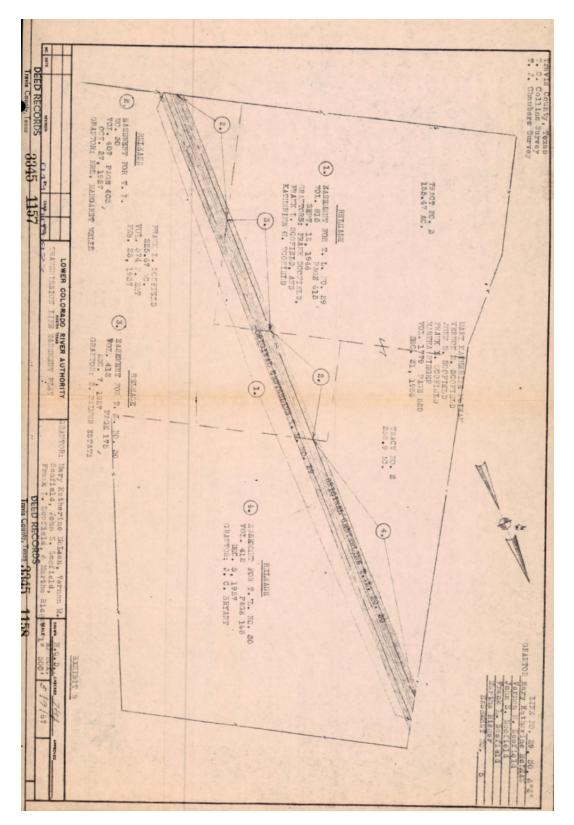
EXHIBIT D

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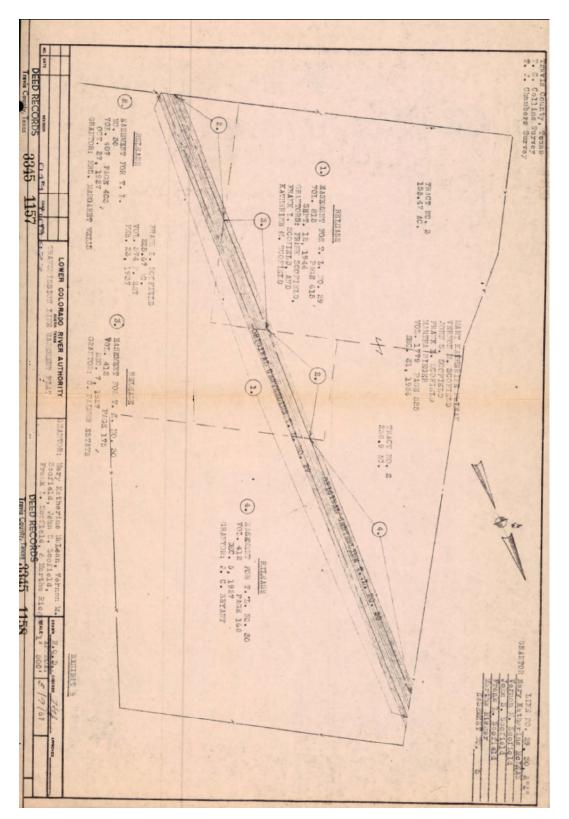
would be futile, then the president and chief executive officer or his designee is authorized and directed to initiate condemnation proceedings against the owner(s) of the properties, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property, and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interest(s) in real property that are proper and convenient for the operation of the electric transmission line(s).

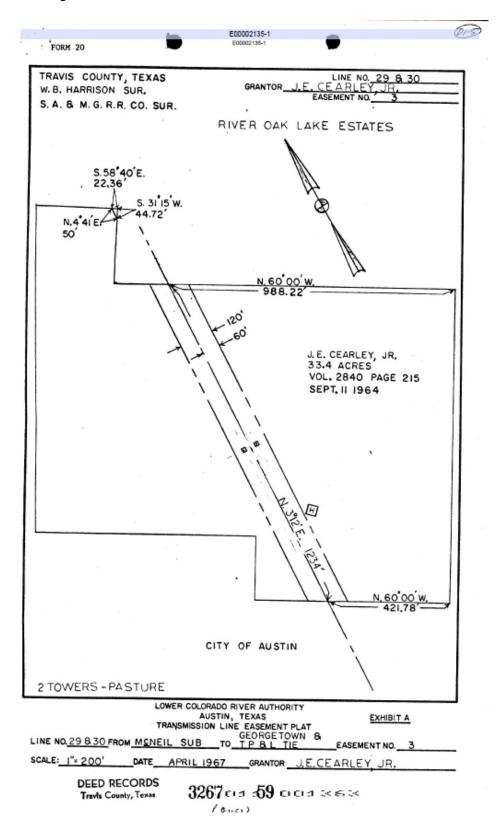
EXHIBIT 1 Page 1 of 4



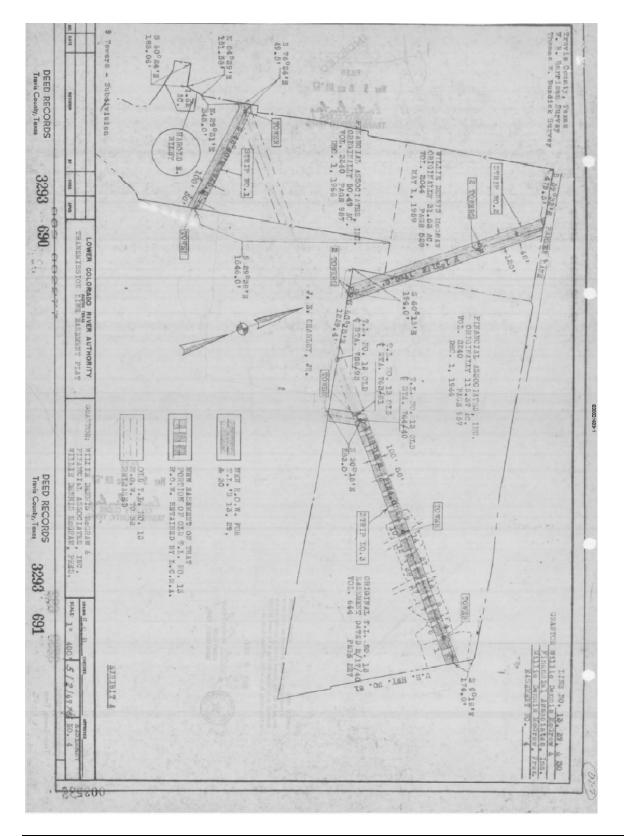
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7. Acquisition of Interests in Real Property – Use of Eminent Domain in Wharton County

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Nada to Ricebird Transmission Line Overhaul project to provide for the continued reliable transmission of electric energy on the Nada to Ricebird (T588) transmission line; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

Budget Status and Fiscal Impact

The acquisition cost was included in the Board-approved budget for the Nada to Ricebird Transmission Line Overhaul project.

Summary

LCRA TSC proposes to acquire easement rights in Wharton County for the Nada to Ricebird Transmission Line Overhaul project. CBRE Group Inc. performed independent appraisals of the interests in real property to be acquired to determine just compensation to the landowners.

Staff will make an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowner(s).

Staff has provided to the Board descriptions of the specific properties to be acquired and will attach the descriptions to the resolution.

LCRA TSC will perform environmental and cultural due diligence studies and address all identified concerns. Staff requests that the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

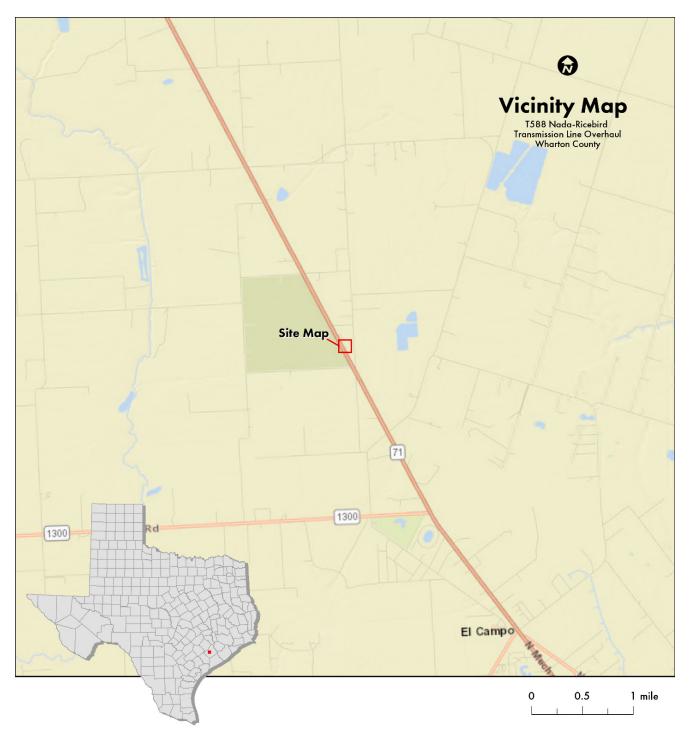
Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Map
- C Landowner List
- D Resolution
- 1 Property Description

<u>EXHIBIT A</u>



<u>EXHIBIT B</u>

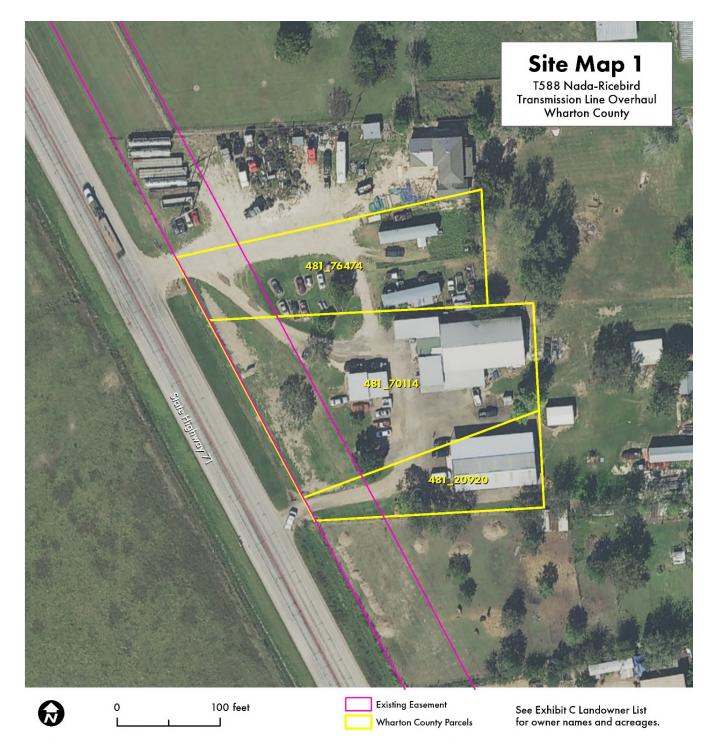


EXHIBIT C

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
481_20920 481_70114 481_76474	Medina, Martin Jr. et ux. Blanca	1.8241 acres	Easement Amendment	0.38 acre	Wharton	\$14,898

EXHIBIT D Page 1 of 2

PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTIES DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE ACQUISITION OF EASEMENT RIGHTS FOR THE NADA TO RICEBIRD TRANSMISSION LINE OVERHAUL PROJECT TO PROVIDE FOR THE CONTINUED RELIABLE TRANSMISSION OF ELECTRIC ENERGY ON THE NADA TO RICEBIRD (T588) TRANSMISSION LINE; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN WHARTON COUNTY FOR ELECTRIC TRANSMISSION LINE EASEMENTS.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public uses of construction, operation and maintenance of electric transmission line(s) in Wharton County; and

WHEREAS, an independent, professional appraisal of the subject property will be submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

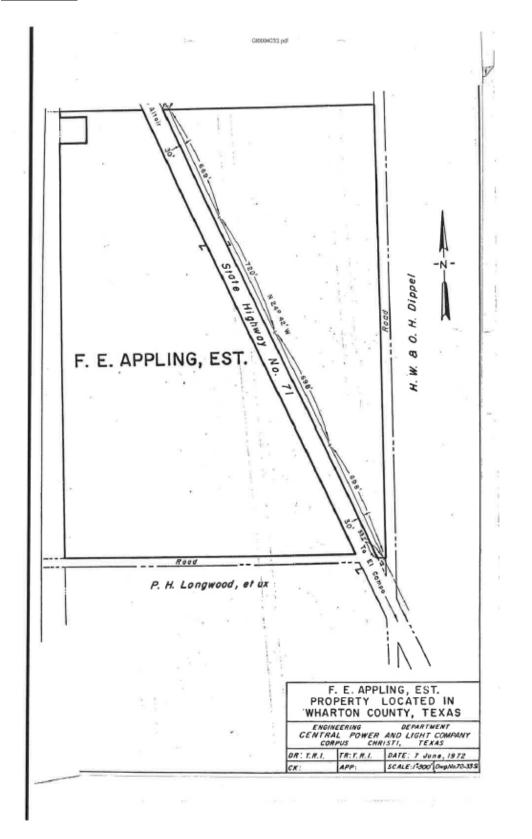
NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C for the construction of the Nada to Ricebird Transmission Line Overhaul project for the continued reliable transmission of electric energy on the Nada to Ricebird transmission line, with the description of the location of and interest in the properties LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such uses; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and that it should appear that further negotiations for settlement with the landowner(s) would be futile, then the president and

EXHIBIT D

Page 2 of 2

chief executive officer or his designee is authorized and directed to initiate condemnation proceedings against the owner(s) of the properties, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property, and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interest(s) in real property that are proper and convenient for the operation of the electric transmission line(s).



8. Acquisition of Interests in Real Property – Use of Eminent Domain in Kendall County

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Kendall to Welfare Transmission Line Upgrade project to provide for the continued reliable transmission of electric energy on the Kendall to Welfare (T656/T584) transmission lines; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

Budget Status and Fiscal Impact

The acquisition cost was included in the Board-approved budget for the Kendall to Welfare Transmission Line Upgrade project.

Summary

LCRA TSC proposes to acquire easement rights in Kendall County for the Kendall to Welfare Transmission Line Upgrade project. Valbridge Property Advisors performed independent appraisals of the interests in real property to be acquired to determine just compensation to the landowners.

Staff will make an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowner(s).

Staff has provided to the Board descriptions of the specific properties to be acquired and will attach the descriptions to the resolution.

LCRA TSC will perform environmental and cultural due diligence studies and address all identified concerns. Staff requests that the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Maps
- C Landowner List
- D Resolution
- 1 Property Description

EXHIBIT A

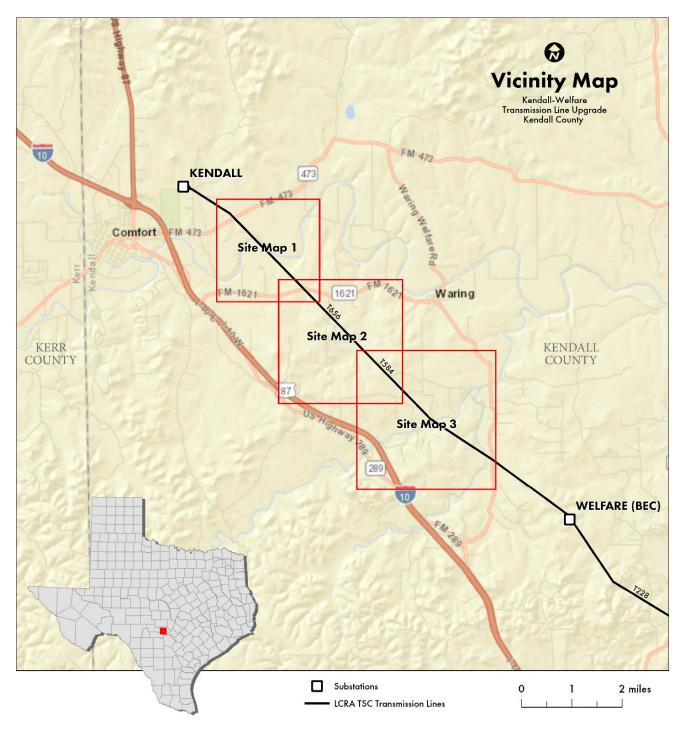


EXHIBIT B Page 1 of 3

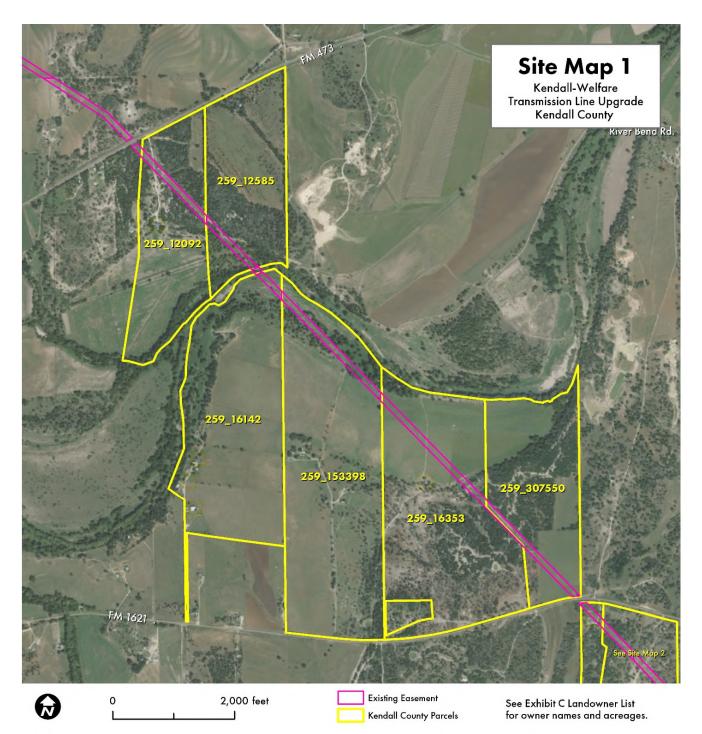


EXHIBIT B Page 2 of 3

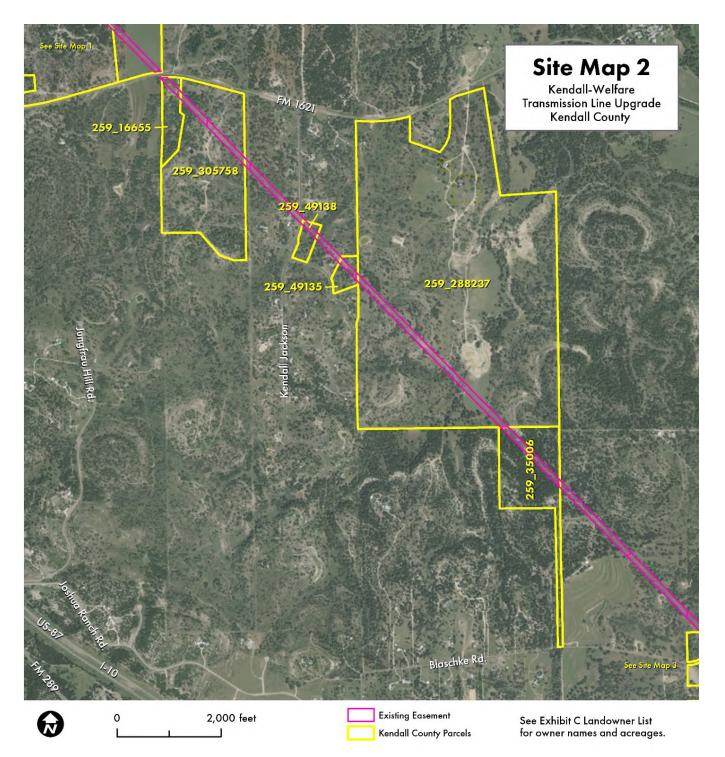


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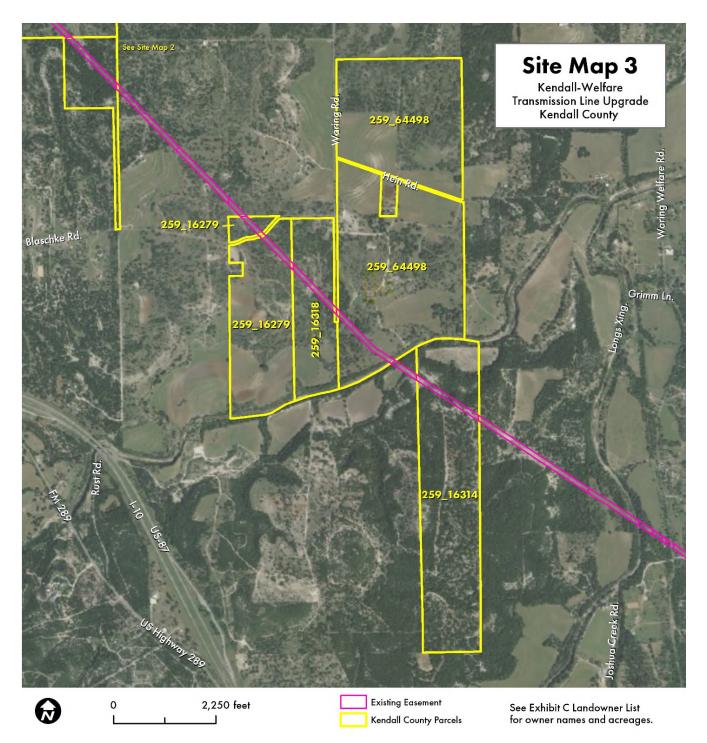


EXHIBIT C Page 1 of 2

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259-16314	Big Joshua Creek, LLC	286.95 acres	Easement Amendment	0.5 acre	Kendall	\$8,200
259_16318	Sherrie Lynn Werner	76.93 acres	Easement Amendment	0.9 acre	Kendall	\$16,300
259_35006	Everett D. Lewis, Jr. and Marcia Dawson Lewis	47.77 acres	Easement Amendment	3.5 acres	Kendall	\$1,300
259_49135	Amy Michelle Hartig and James Michael Hartig	5.92 acres	Easement Amendment	1.1 acres	Kendall	\$500
259_16655_ 16656	Michael B. McLaughlin and Sharon R. McLaughlin	13.66 acres	Easement Amendment	1.2 acres	Kendall	\$500
259_307550	Rio Lupe, LLC	100.767 acres	Easement Amendment	5.8 acres	Kendall	\$1,300
259_12585	Eleanor B. Wiedenfeld and Wiedenfeld Family Trust	90.719 acres	Easement Amendment	0.2 acre	Kendall	\$2,400
259_16353	Nalle Holdings, LLC	54.535 acres	Easement Amendment	1.6 acres	Kendall	\$28,500
259_16279	Estate of David Leonard Hohmann and Estate of Linda Darlene	138.86 acres	Easement Amendment	0.4 acre	Kendall	\$8,000
259_64498	Dustin Garrett Ledlow, Forrest Lee Ledlow Jr., and Jake Wayne Ledlow	427.38 acres	Easement Amendment	0.2 acre	Kendall	\$1,300

EXHIBIT C Page 2 of 2

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259_16142	Michael T Kent and Monika Gonyer Kent	34.65 acres	Easement Amendment	0.2 acre	Kendall	\$3,500
259_49138	Jessica Eliana Cardiel and Jose Alfredo Cardiel	5.16 acres	Easement Amendment	0.9 acre	Kendall	\$4000
259_305758	Carolyn S. Spenrath	100 acres	Easement Amendment	5.4 acres	Kendall	\$900
259_288237	Anna Belle Rose Gaiser Family Trust	480.31 acres	Easement Amendment	9.26 acres	Kendall	\$1,200
259_153398	Comfort Falls Ranch, LLC	196.06 acres	Easement Amendment	5.35 acres	Kendall	\$1,000
259_12092	Kevin S. Petermann and Martha H. Petermann	93.07 acres	Easement Amendment	3.53 acres	Kendall	\$600

EXHIBIT D

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PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTIES DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE ACQUISITION OF EASEMENT RIGHTS FOR THE KENDALL TO WELFARE TRANSMISSION LINE UPGRADE PROJECT TO PROVIDE FOR THE CONTINUED RELIABLE TRANSMISSION OF ELECTRIC ENERGY ON THE KENDALL TO WELFARE (T656/T584) TRANSMISSION LINES; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN KENDALL COUNTY FOR ELECTRIC TRANSMISSION LINE EASEMENTS.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public uses of construction, operation and maintenance of electric transmission line(s) in Kendall County; and

WHEREAS, an independent, professional appraisal of the subject property will be submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C for the construction of the Kendall to Welfare Transmission Line Upgrade Project for the continued reliable transmission of electric energy on the Kendall to Welfare T656/T584 transmission lines, with the description of the location of and interest in the properties LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such uses; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and that it should appear that further negotiations for settlement with the landowner(s) would be futile, then the

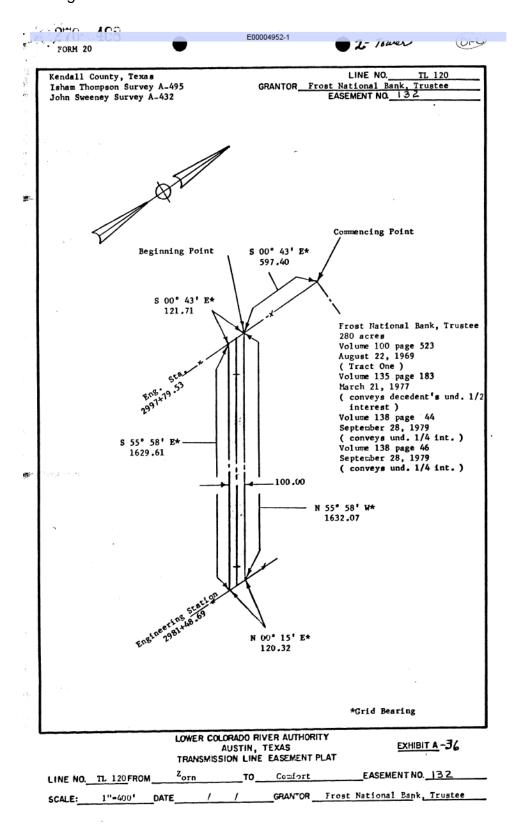
EXHIBIT D

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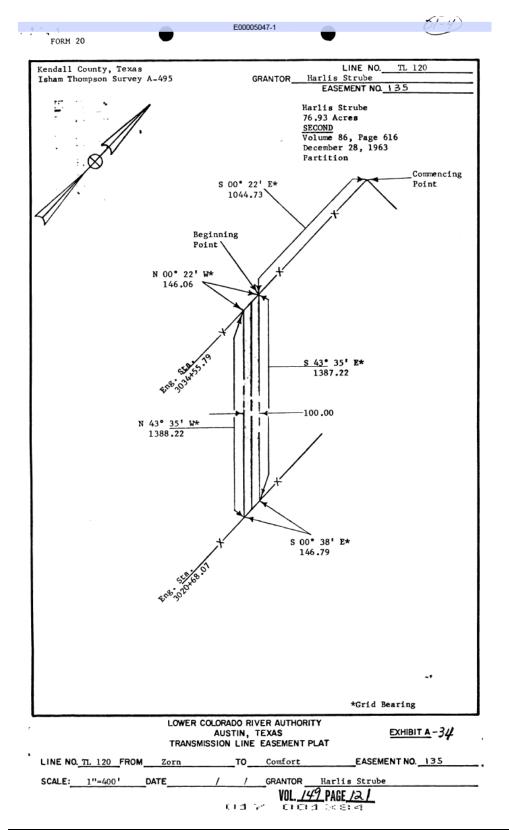
president and chief executive officer or his designee is authorized and directed to initiate condemnation proceedings against the owner(s) of the properties, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property, and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interest(s) in real property that are proper and convenient for the operation of the electric transmission line(s).

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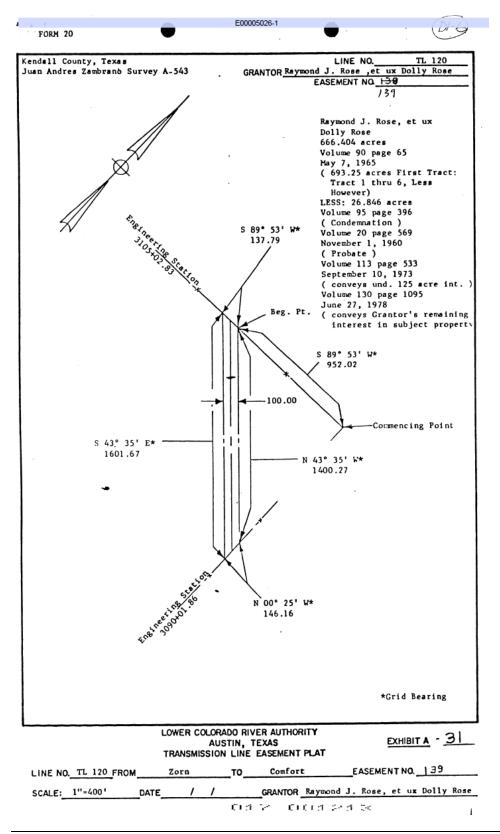


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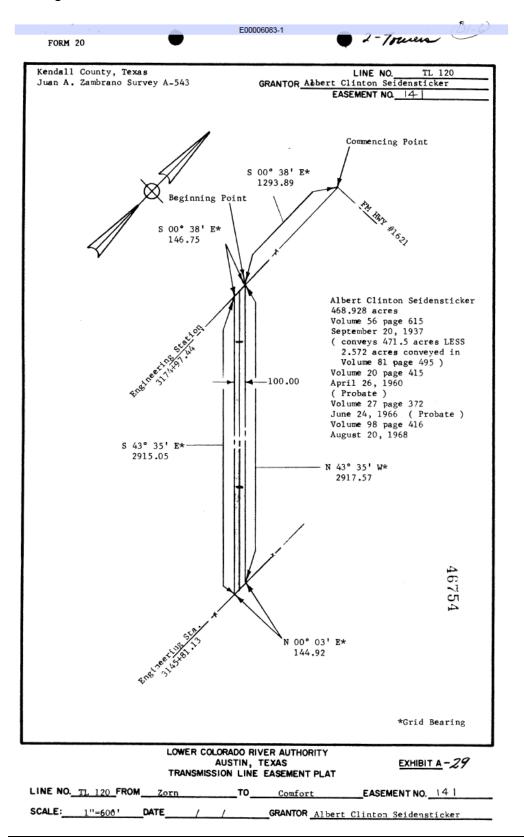


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Beginning at the point of intersection of the West line of the above-mentioned 341 acres and the Southerly right-of-way of FM Highway No.1621; thence, with said Southerly right-of-way of FM Highway No. 1621, N 68° 03' E (Grid Bearing) 72.01 feet to a point for corner of this easement; thence, S 43° 35' E (Grid Bearing) 1,107.96 feet to a point for corner of this easement in the East line of said 341 acres; thence, with said East line of said 341 acres, S 00° 09' E (Grid Bearing) 145.44 feet to a point for corner of this easement; thence, N 43° 35' W (Grid Bearing) 1,205.19 feet to a point for corner of this easement in the West line of said 341 acres; thence, with said West line of said 341 acres; N 00° 09' W (Grid Bearing) 48.01 feet to the Beginning Point of this easement and containing 2.69 acres of land, more or less.

GL0001312-1

Said easement is also described in Exhibit "A", attached hereto and incorporated herein.

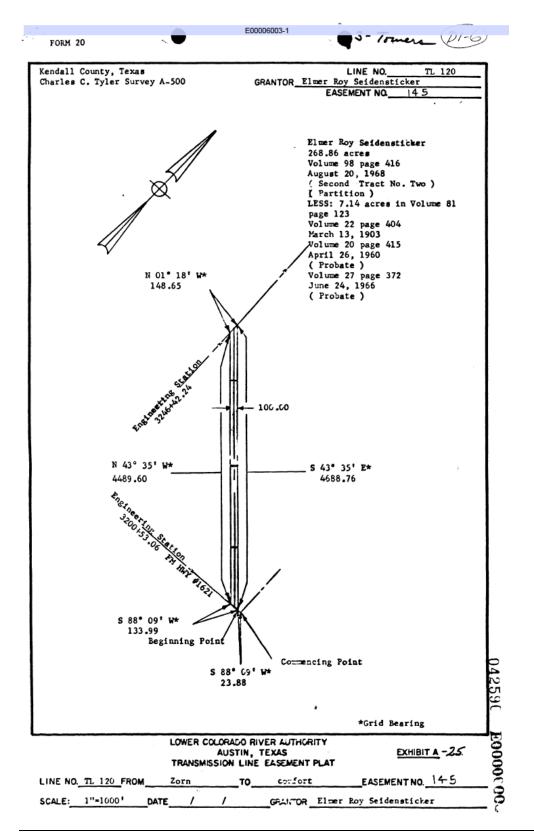
The terms of such easement, in addition to the above width and metes and bounds description, be as follows:

That in the construction, maintenance and operation of said transmission line, it will be necessary that no more than one (1) steel tower structure be placed and maintained on said easement. Said transmission line will be comprised of a variable number and size of wires, and all of said wires, whether originally installed or later added, will be so attached to said structures so as to be a minimum of 25 feet above the ground. The land upon which said facilities will be located and the space comprising said strip of land above described will not be fenced or enclosed by Petitioner. No use thereof is to be made by Petitioner except for the erection of said transmission line, the placing and maintaining of said structures, the replacing, changing, or adding of wires, and the trimming of foliage from extending thereover.

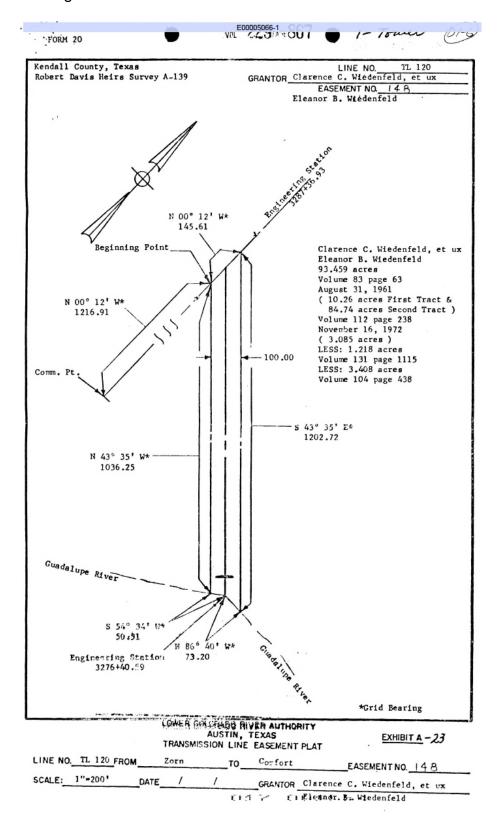
Petitioner shall have the full right, use, and enjoyment of the easement herein described. However, ingress and egress shall be limited to access only over the easement strip.

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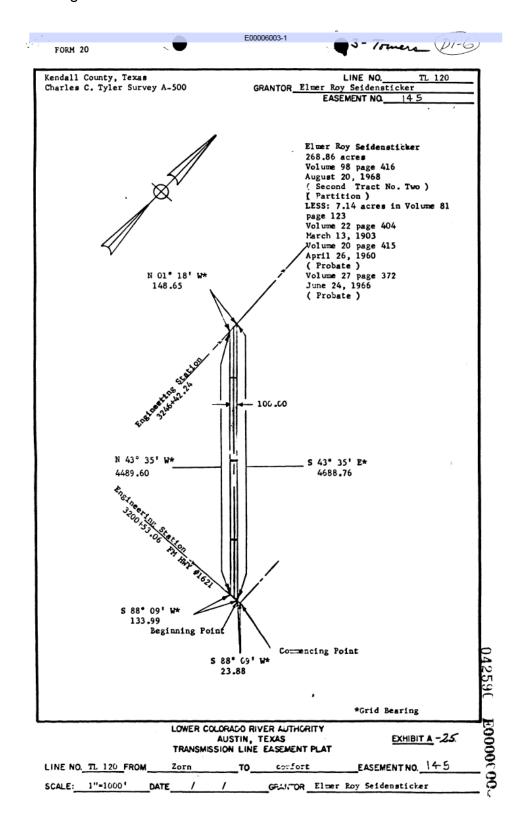
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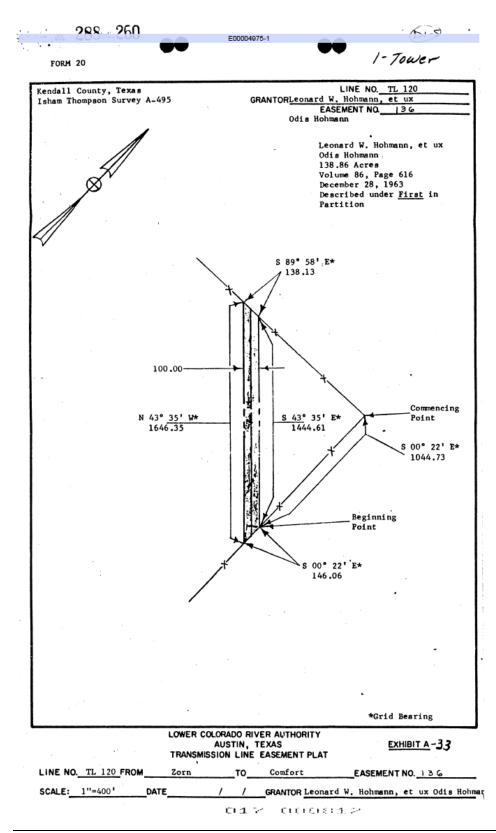
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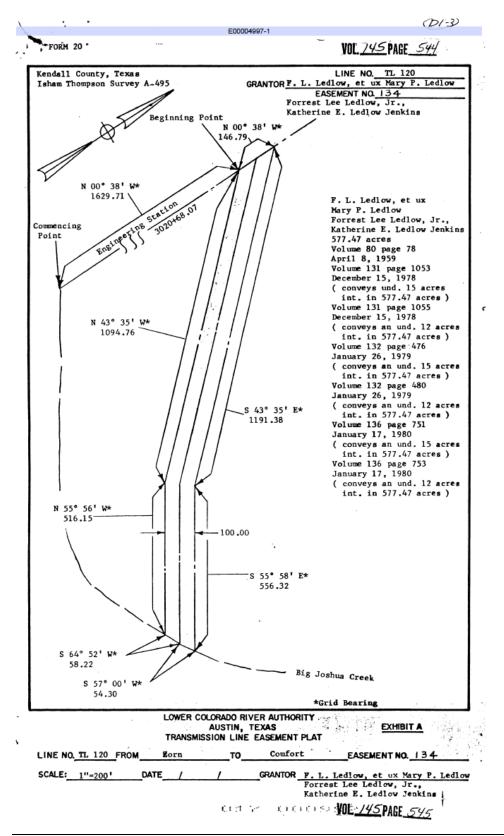


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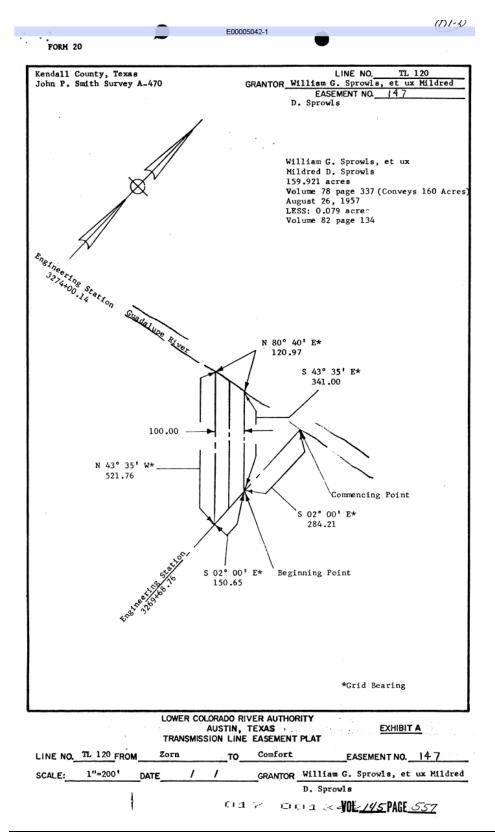


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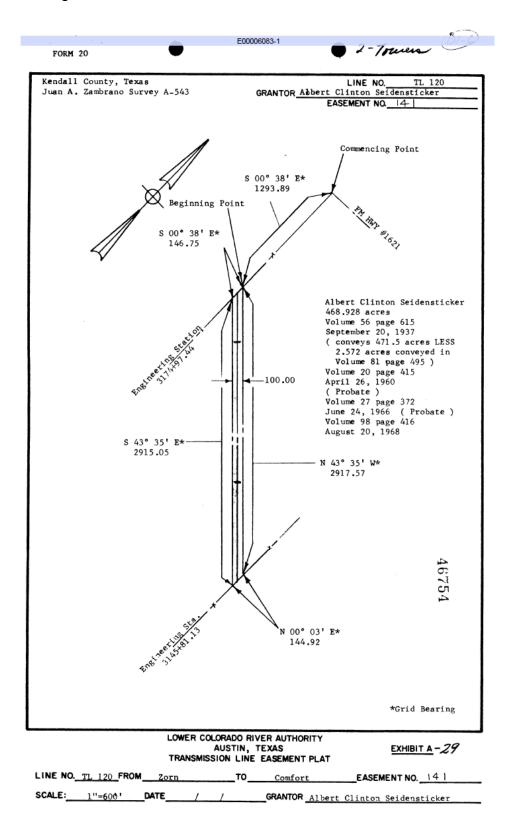
LCRA Transmission Services Corporation Board Agenda – August 2023

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Beginning at the point of intersection of the West line of the above-mentioned 341 acres and the Southerly right-of-way of FM Highway No.1621; thence, with said Southerly right-of-way of FM Highway No. 1621, N 68° 03' E (Grid Bearing) 72.01 feet to a point for corner of this easement; thence, S 43° 35' E (Grid Bearing) 1,107.96 feet to a point for corner of this easement in the East line of said 341 acres; thence, with said East line of said 341 acres, S 00° 09' E (Grid Bearing) 145.44 feet to a point for corner of this easement; thence, N 43° 35' W (Grid Bearing) 1,205.19 feet to a point for corner of this easement in the West line of said 341 acres; thence, with said West line of said 341 acres, N 00° 09' W (Grid Bearing) 48.01 feet to the Beginning Point of this easement and containing 2.69 acres of land, more or less.

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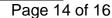
Said easement is also described in Exhibit "A", attached hereto and incorporated herein.

The terms of such easement, in addition to the above width and metes and bounds description, be as follows:

That in the construction, maintenance and operation of said transmission line, it will be necessary that no more than one (1) steel tower structure be placed and maintained on said easement. Said transmission line will be comprised of a variable number and size of wires, and all of said wires, whether originally installed or later added, will be so attached to said structures so as to be a minimum of 25 feet above the ground. The land upon which said facilities will be located and the space comprising said strip of land above described will not be fenced or enclosed by Petitioner. No use thereof is to be made by Petitioner except for the erection of said transmission line, the placing and maintaining of said structures, the replacing, changing, or adding of wires, and the trimming of foliage from extending thereover.

Petitioner shall have the full right, use, and enjoyment of the easement herein described. However, ingress and egress shall be limited to access only over the easement strip.

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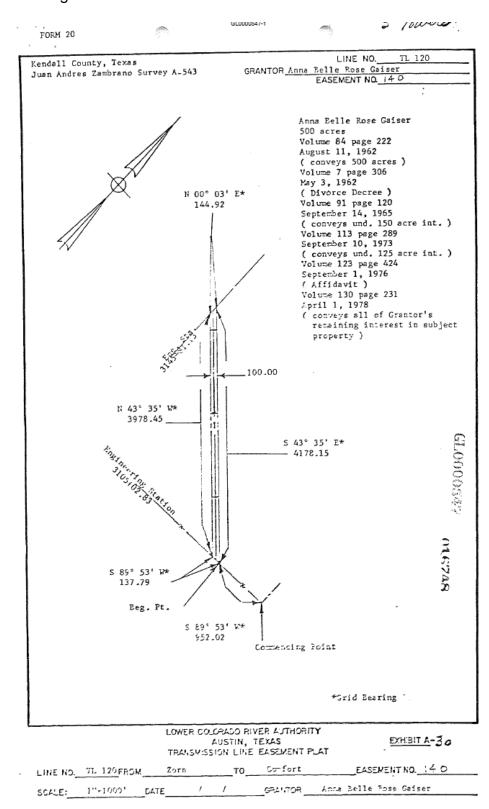
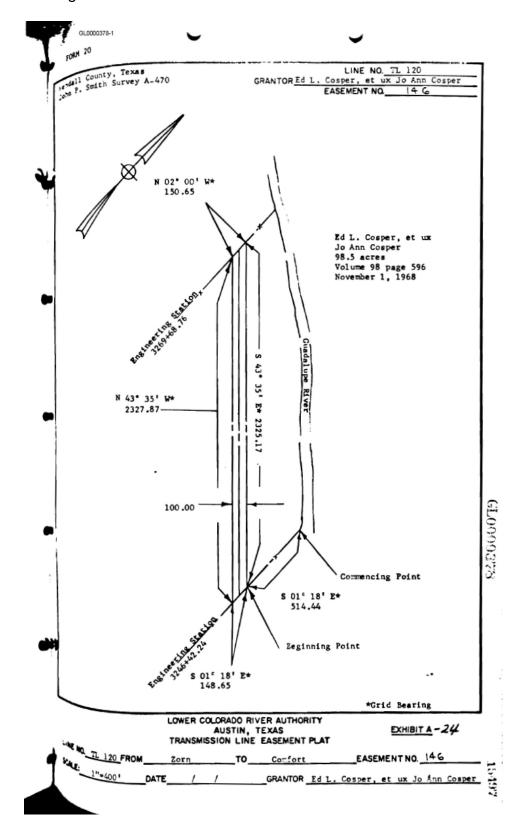


EXHIBIT 1

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EXHIBIT "A"

134.129 acres, more or less, out of the Antonio Constante Survey, A-95, being the 128.631 acres more particularly described in Deed of Trust, recorded in Vol. 44, page 407, in the Kendall County, Texas, Deed Records, being the same land conveyed in Deed from Ruth Yarborough to Dalton Frank Neill, dated January 16, 1971, recorded in Vol. 104, page 140, in the Kendall County, Texas, Deed Records and being the 5.498 acres more particularly described in Deed from Southern Pacific Transportation Company to Dalton F. Neill, dated November 16, 1972, recorded in Vol. 110, page 221, in the Kendall County, Texas, Deed Records. The above-mentioned instruments and the records thereof are adopted herein for all pertinent purposes.

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EXHIBIT "B"

Commencing at the Northeast corner of the above mentioned 134.129 acres in the Southerly right-of-way of FM Highway No. 473; thence, with the Northerly line of said 134.129 acres and with said Southerly right-of-way of said FM Highway No. 473, S 62° 56' W (Grid Bearing) 1,241.14 feet to the Beginning Point of this easement; thence, continuing with said Northerly line of said 134.129 acres and with said Southerly right-of-way of said FM Highway No. 473, S 62° 56' W (Grid Bearing) 104.30 feet to a point for corner of this easement; thence, S 43° 35' E (Grid Bearing) 1,747.67 feet to a point for corner of this easement in the East line of said 134,129 acres; thence, with said East line of said 134.129 acres, N 00° 12' W (Grid Bearing) 145.61 feet to a point for corner of this easement; thence, N 430 35' W (Grid Bearing) 1,612.19 feet to the Beginning Point of this easement and containing 3.86 acres of land, more or less. ۰.

9. Acquisition of Interests in Real Property – Use of Eminent Domain in Kendall County

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the Boerne Split to Welfare Transmission Line Upgrade project to provide for the continued reliable transmission of electric energy on the Boerne Split to Welfare (T656/T228) transmission lines; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

Budget Status and Fiscal Impact

The acquisition cost was included in the Board-approved budget for the Boerne Split to Welfare Transmission Line Upgrade project.

Summary

LCRA TSC proposes to acquire easement rights in Kendall County for the Boerne Split to Welfare Transmission Line Upgrade project. Valbridge Property Advisors performed independent appraisals of the interests in real property to be acquired to determine just compensation to the landowners.

Staff will make an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowner(s).

Staff has provided to the Board descriptions of the specific properties to be acquired and will attach the descriptions to the resolution.

LCRA TSC will perform environmental and cultural due diligence studies and address all identified concerns. Staff requests that the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Maps
- C Landowner List
- D Resolution
- 1 Property Description

EXHIBIT A

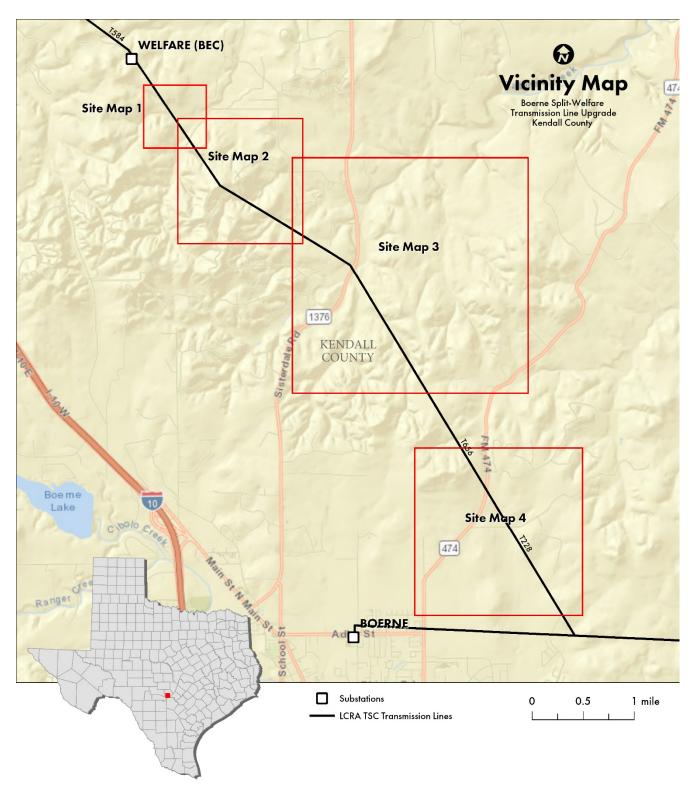
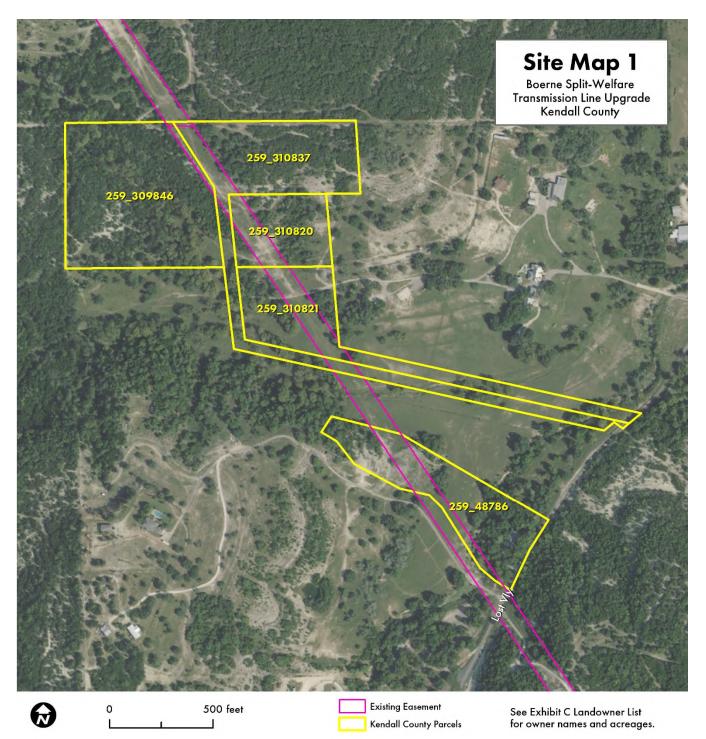


EXHIBIT B Page 1 of 4



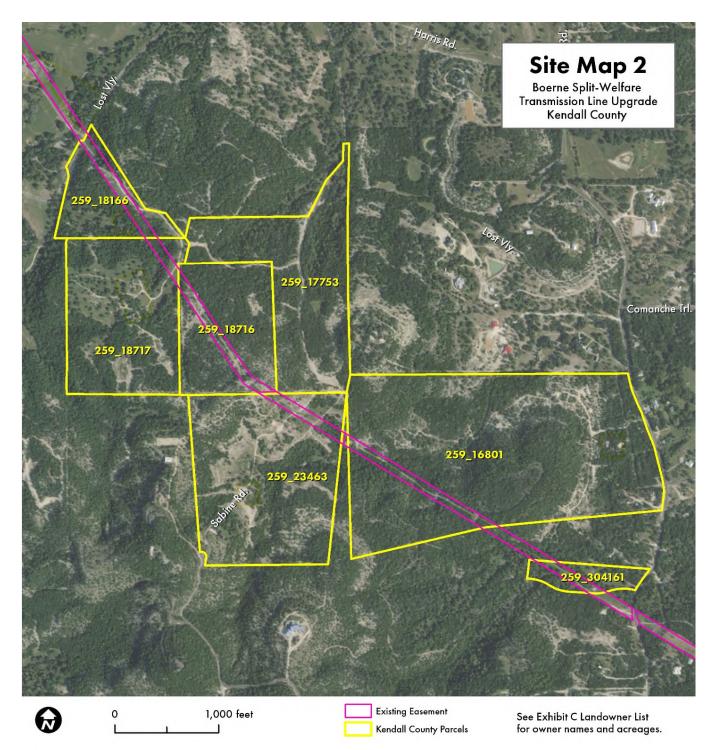


EXHIBIT B Page 3 of 4

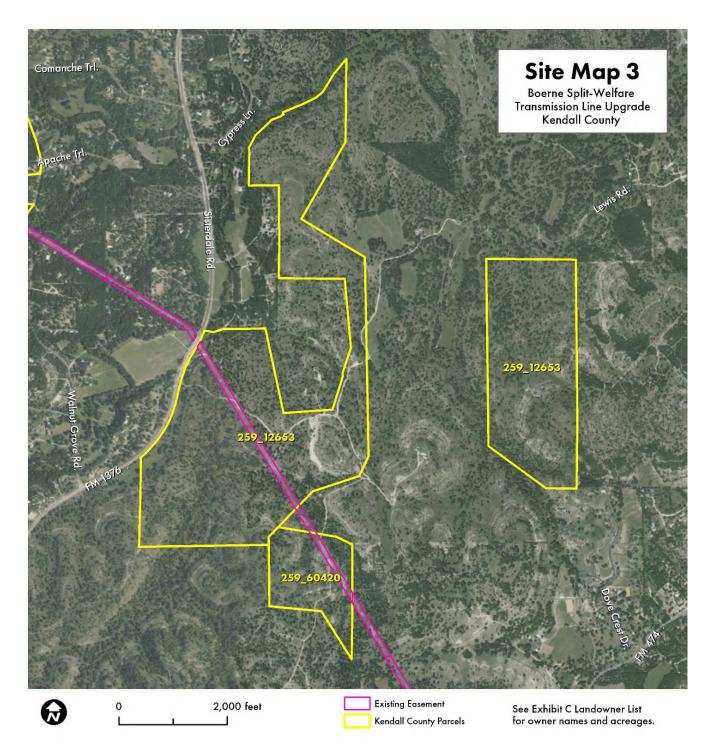


EXHIBIT B Page 4 of 4

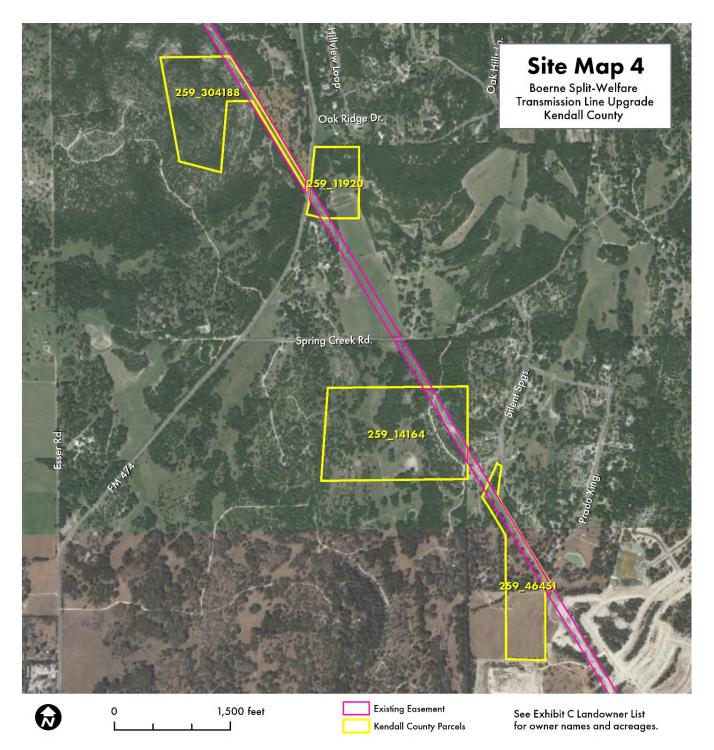


EXHIBIT C Page 1 of 2

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259_46451	Piglet Ranch, LLC	20.91 acres	Easement Amendment	4.9 acres	Kendall	\$1,700
259_14164	Guy W. Chipman	50.011 acres	Easement Amendment	2.3 acres	Kendall	\$1,000
259_11920	Carroll E. and Linda R. Griffin	13 acres	Easement Amendment	0.2 acre	Kendall	\$4,300
259_304188	Friends of Cibolo Wilderness	27.85 acres	Easement Amendment	3.5 acres	Kendall	\$1,200
259_60420	Frost/Solay, LLC	55.20 acres	Easement Amendment	3.34 acres	Kendall	\$1,200
259_12653	Frost Herff Ranch, LP	206.14 acres	Easement Amendment	7.7 acres	Kendall	\$1,300
259_304161	Aal Walnut Grove, LLC	1.4 acres	Easement Amendment	0.1 acre	Kendall	\$5,000
259_16801	Laurence P. Rilling	102.3 acres	Easement Amendment	0.3 acre	Kendall	\$8,000
259_23463	C D Palmer Family Trust	53.9 acres	Easement Amendment	1.9 acres	Kendall	\$6,600
259_17753_ 18716	John A. and Maria R. Gansel	71 acres	Easement Amendment	3 acres	Kendall	\$297,000
259_18717_ 17752_1816 6	Jacqui M. and Paul C. Peace	53 acres	Easement Amendment	0.4 acre	Kendall	\$12,600
259_48786	Diana L. Schultz and Thomas M. Tucker	6.65 acres	Easement Amendment	1.3 acres	Kendall	\$600

EXHIBIT C

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Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259_310820_ 310821	Ethel B. and John A. Greco	10.001 acres	Easement Amendment	2.14 acres	Kendall	\$900
259_310837	Melvin R. and Jason R. Sweatman	10.001 acres	Easement Amendment	1.5 acres	Kendall	\$700
259_309846	Blessed Hills, LLC	20 acres	Easement Amendment	0.264 acre	Kendall	\$100

EXHIBIT D Page 1 of 2

PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTIES DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE ACQUISITION OF EASEMENT RIGHTS FOR THE BOERNE SPLIT TO WELFARE TRANSMISSION LINE UPGRADE PROJECT TO PROVIDE FOR THE CONTINUED RELIABLE TRANSMISSION OF ELECTRIC ENERGY ON THE BOERNE SPLIT TO WELFARE (T656/T228) TRANSMISSION LINES; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN KENDALL COUNTY FOR ELECTRIC TRANSMISSION LINE EASEMENTS.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public uses of construction, operation and maintenance of electric transmission line(s) in Kendall County; and

WHEREAS, an independent, professional appraisal of the subject property will be submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C for the construction of the Boerne Split to Welfare Transmission Line Upgrade Project for the continued reliable transmission of electric energy on the Boerne Split to Welfare T656/T228 transmission lines, with the description of the location of and interest in the properties LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such uses; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section. 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and

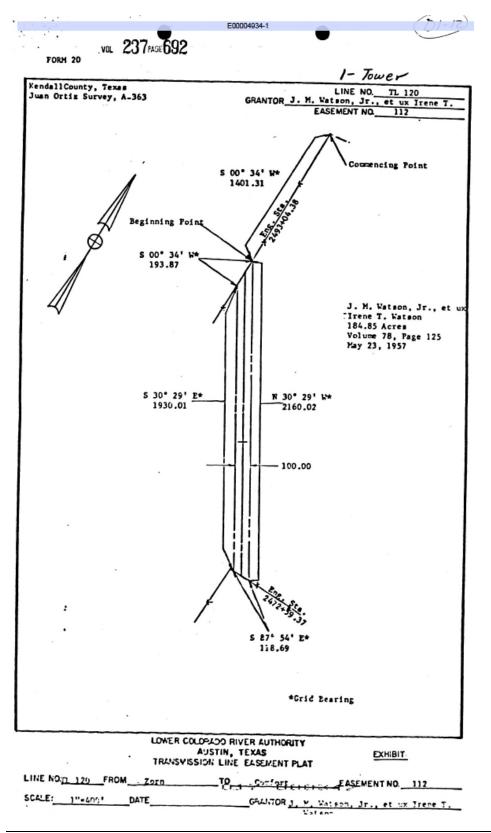
EXHIBIT D

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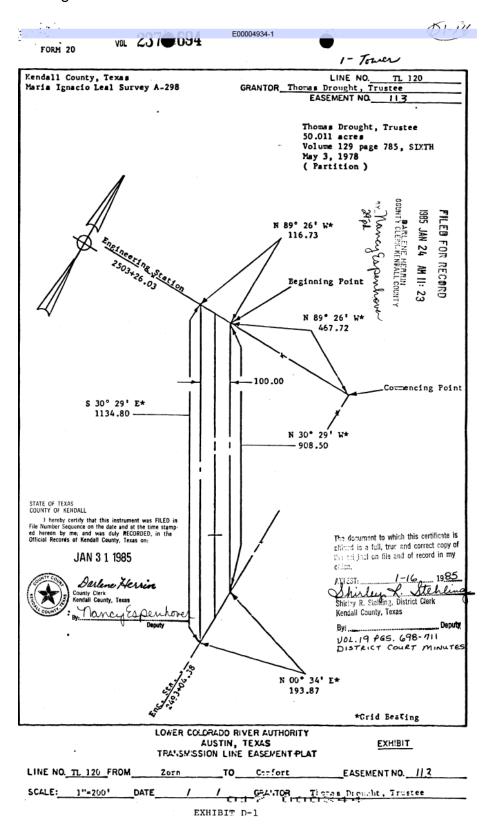
that it should appear that further negotiations for settlement with the landowner(s) would be futile, then the president and chief executive officer or his designee is authorized and directed to initiate condemnation proceedings against the owner(s) of the properties, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property, and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interest(s) in real property that are proper and convenient for the operation of the electric transmission line(s).

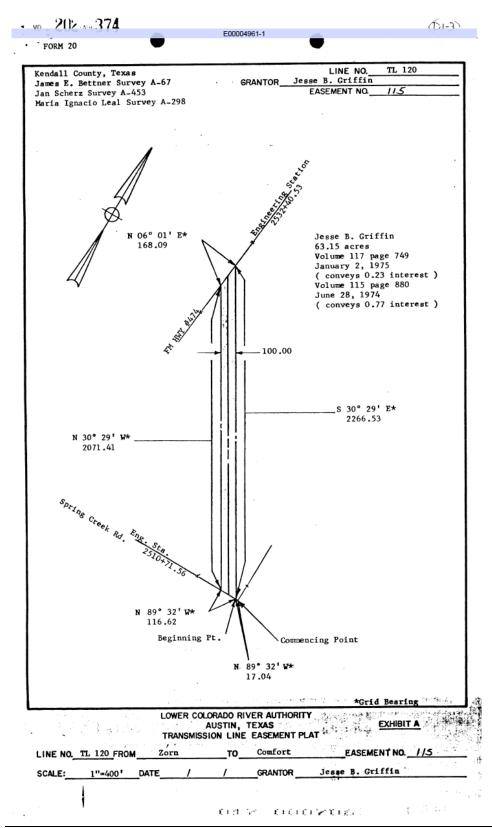
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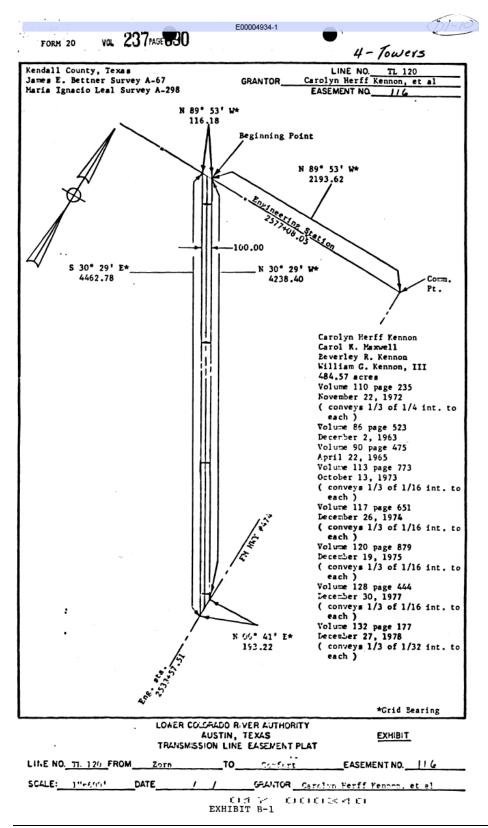
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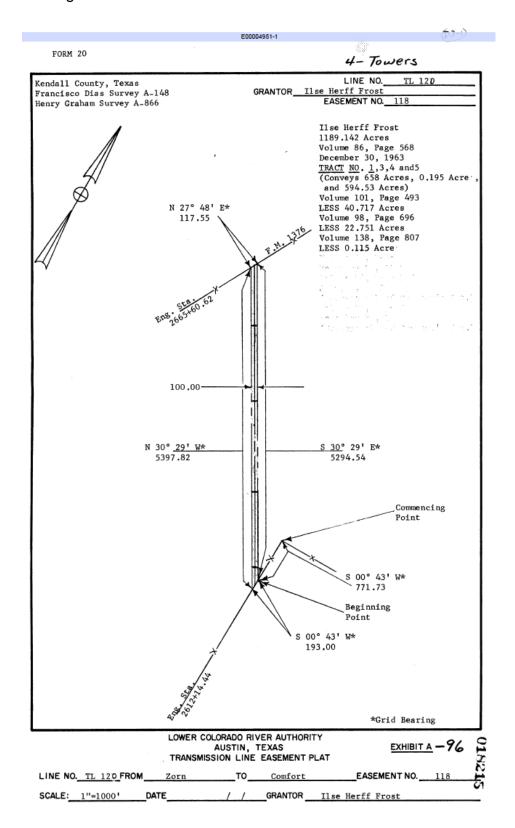


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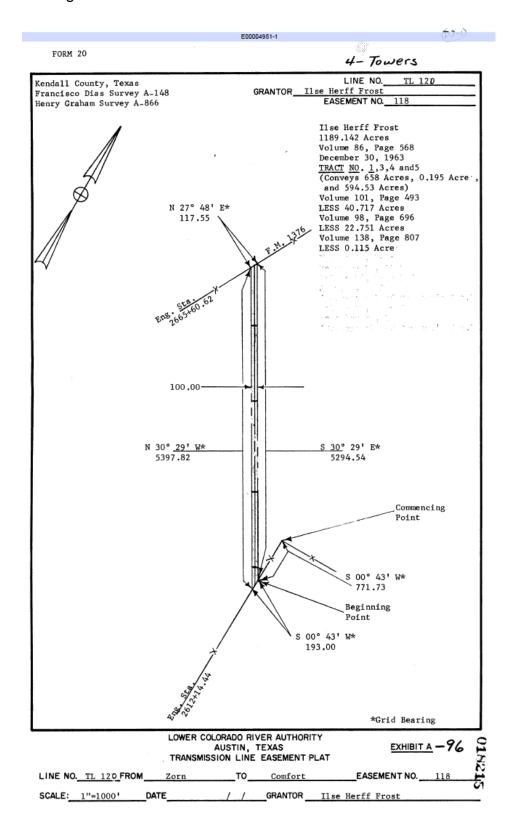


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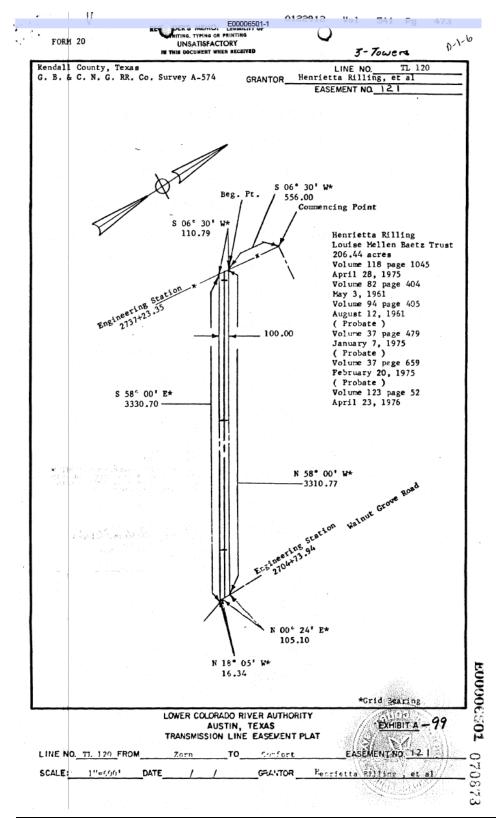
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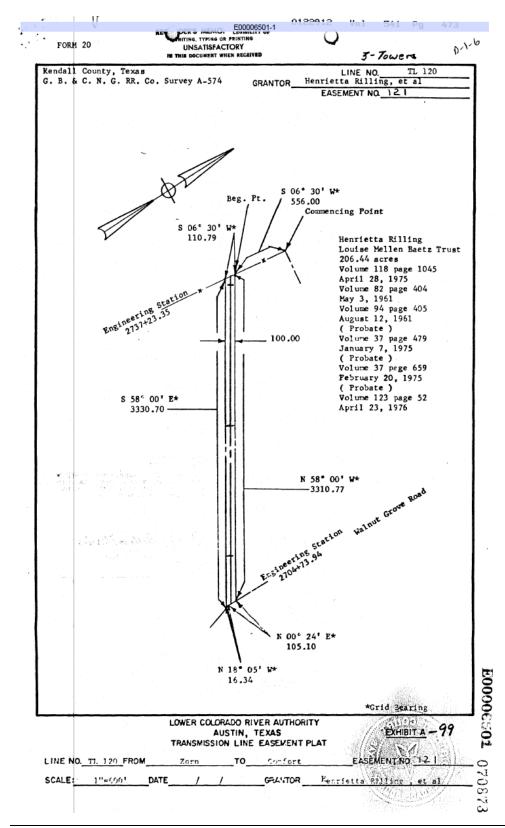


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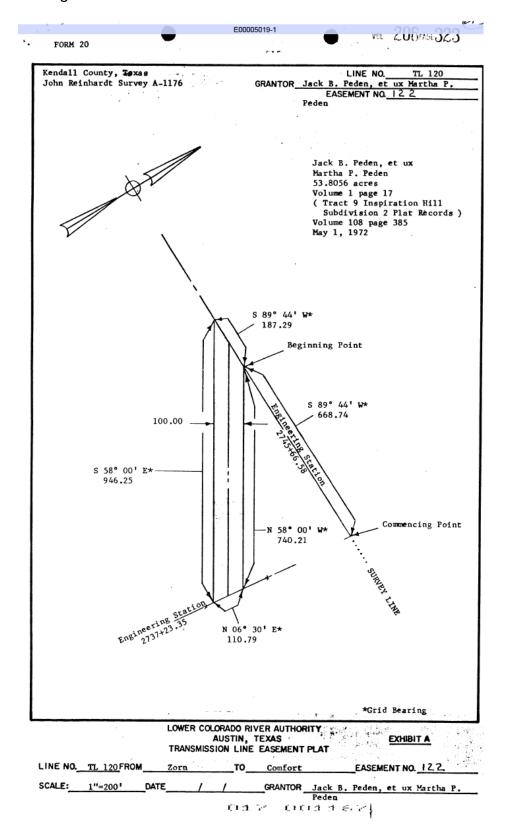
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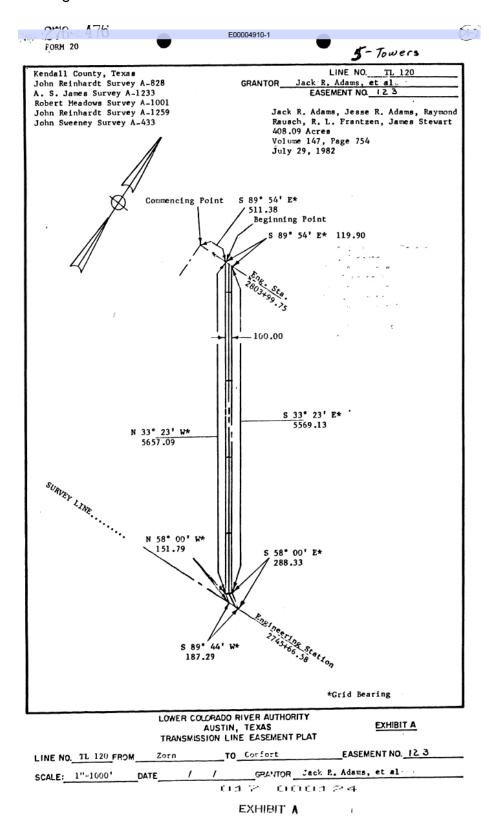


LCRA Transmission Services Corporation Board Agenda – August 2023

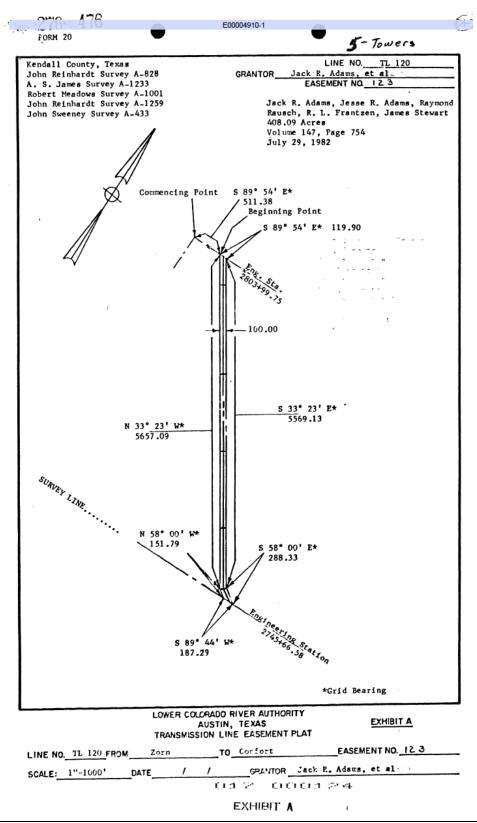
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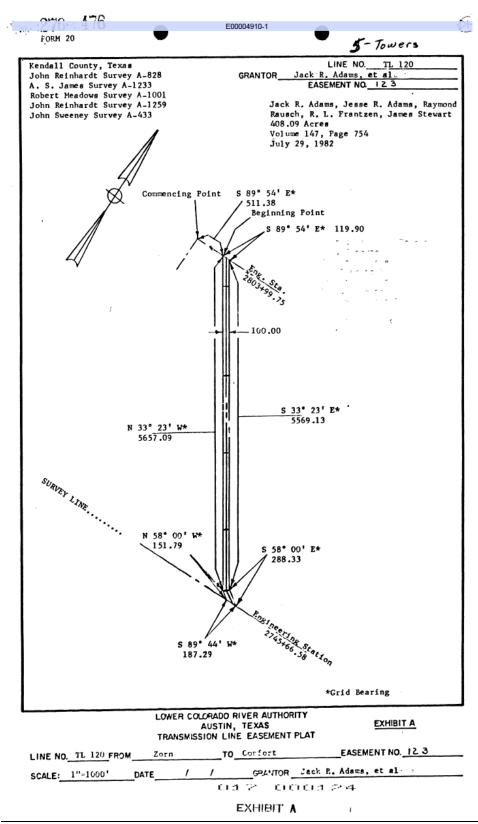


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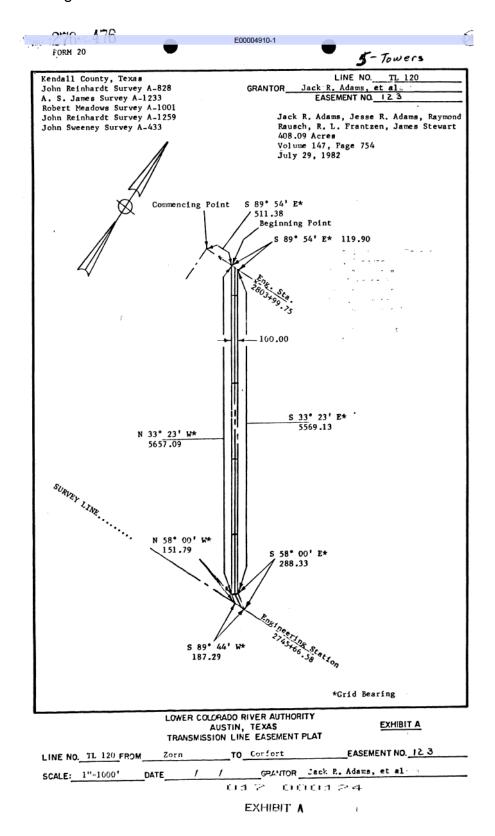
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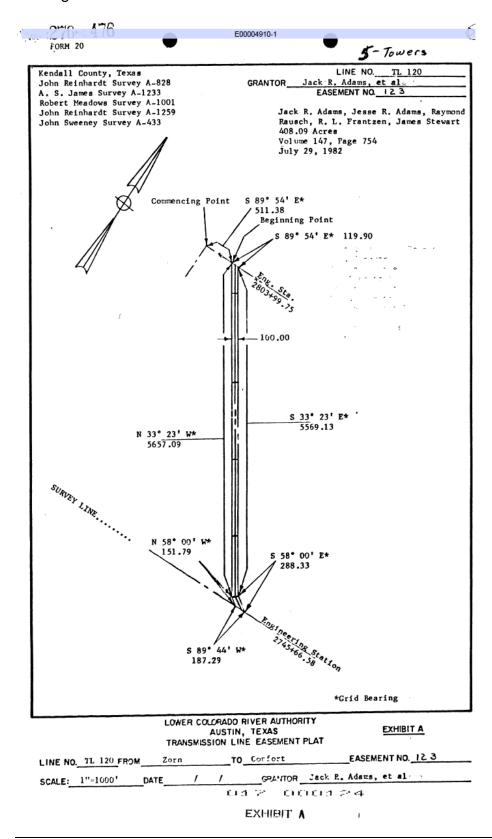


LCRA Transmission Services Corporation Board Agenda – August 2023

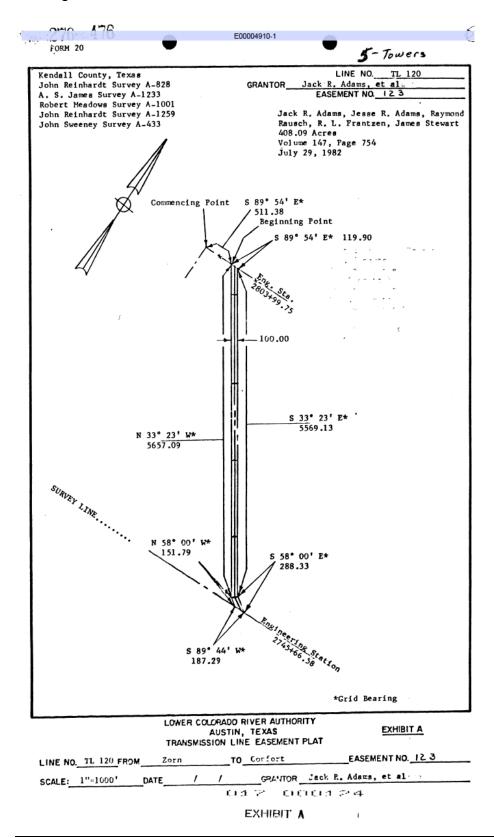
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10. Acquisition of Interests in Real Property – Use of Eminent Domain in Kendall and Gillespie Counties

Proposed Motion

I move that the LCRA Transmission Services Corporation Board of Directors adopt the attached resolution; that the Board authorize by record vote the use of the power of eminent domain to acquire rights in the properties described in Exhibit 1 to the resolution for the acquisition of easement rights for the LCRA Broadband Program project to provide, on behalf of LCRA and at LCRA's expense, for communications and to facilitate broadband services on the Kendall to Fredericksburg (T120) transmission line; and that the first record vote applies to all units of property to be condemned.

Board Consideration

LCRA Transmission Services Corporation Board Policy T401 – Land Resources and Section 2206.053 of the Texas Government Code require Board authorization prior to the initiation of eminent domain proceedings.

Section 2206.053 of the Texas Government Code provides that if two or more Board members object to adopting a single resolution for all units of property, a separate record vote must be taken for each unit of property. If two or more units of real property are owned by the same person, those units may be treated as one unit of property.

LCRA uses LCRA Transmission Services Corporation to provide LCRA with fiberoptic communications and broadband services at LCRA's expense pursuant to LCRA Board Policy 220.20 – Telecommunications and Section 8503.032 of the Special District Local Laws Code.

Budget Status and Fiscal Impact

The acquisition cost was included in the Board-approved budget for the LCRA Broadband Program project.

Summary

LCRA TSC proposes to acquire communication rights, including the facilitation of broadband services, in Kendall and Gillespie _{counties} for the LCRA Broadband Program project. Paul Hornsby and Company performed independent appraisals of the interests in real property to be acquired to determine just compensation to the landowners.

Staff will make an initial offer to acquire the necessary interests in real property voluntarily from the landowners listed on Exhibit C, as required by Section 21.0113 of the Texas Property Code. Staff will continue to negotiate for the purchase of the interests in real property. Staff seeks Board authorization to proceed with condemnation if an agreement cannot be reached with the landowner(s).

Staff has provided to the Board descriptions of the specific properties to be acquired and will attach the descriptions to the resolution.

Staff requests that the Board adopt the resolution in Exhibit D authorizing the initiation of condemnation proceedings on the first record vote for all units of property.

Presenter(s)

Mark Sumrall Vice President, Real Estate Services

Exhibit(s)

- A Vicinity Map
- B Site Maps
- C Landowner List
- D Resolution
- 1 Property Descriptions

EXHIBIT A

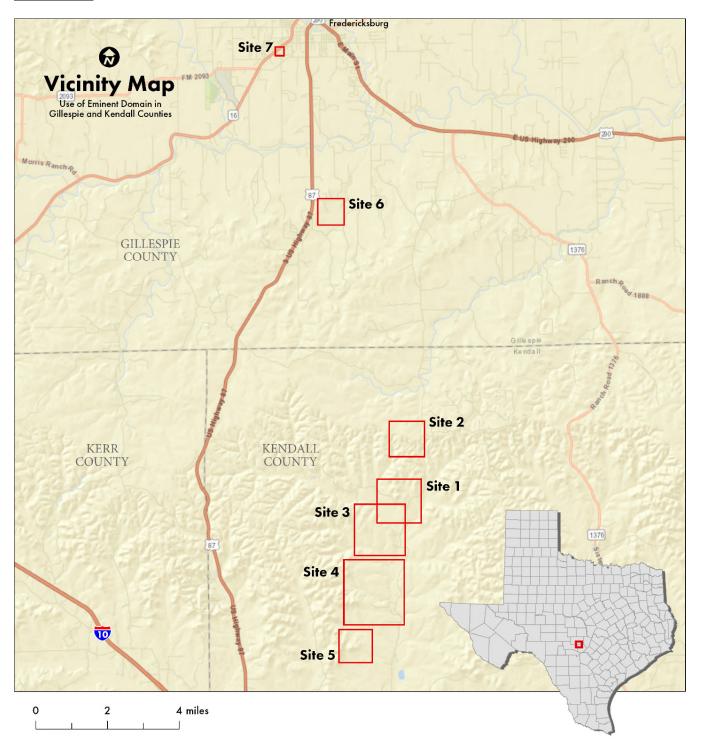


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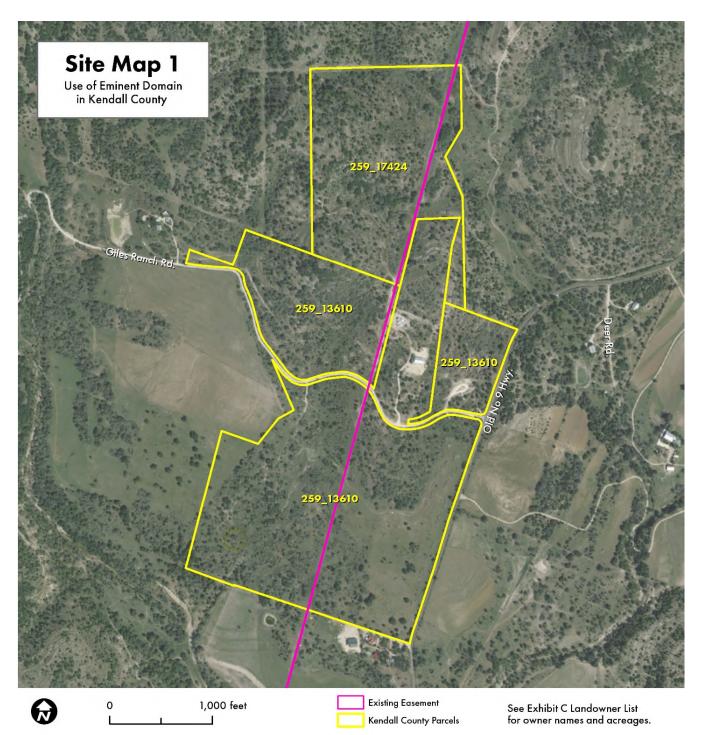


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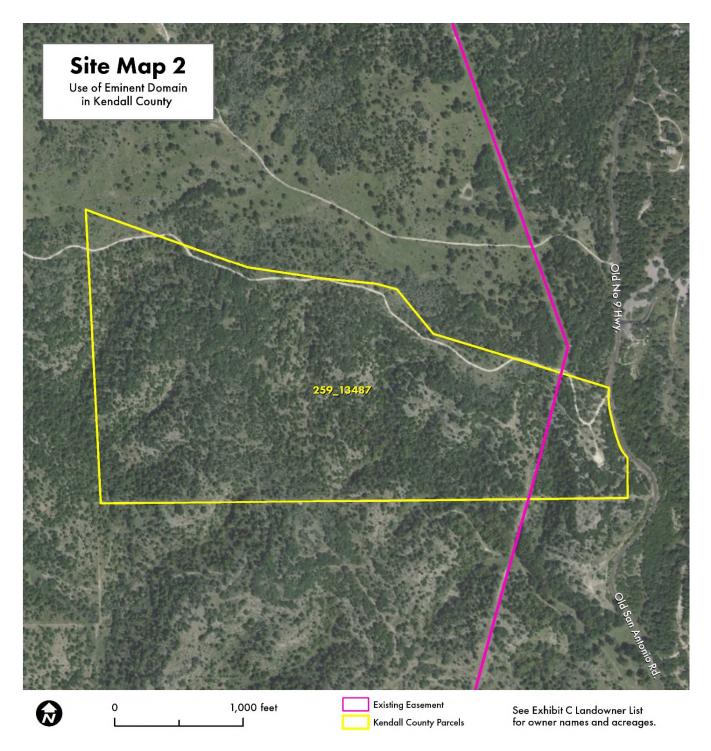


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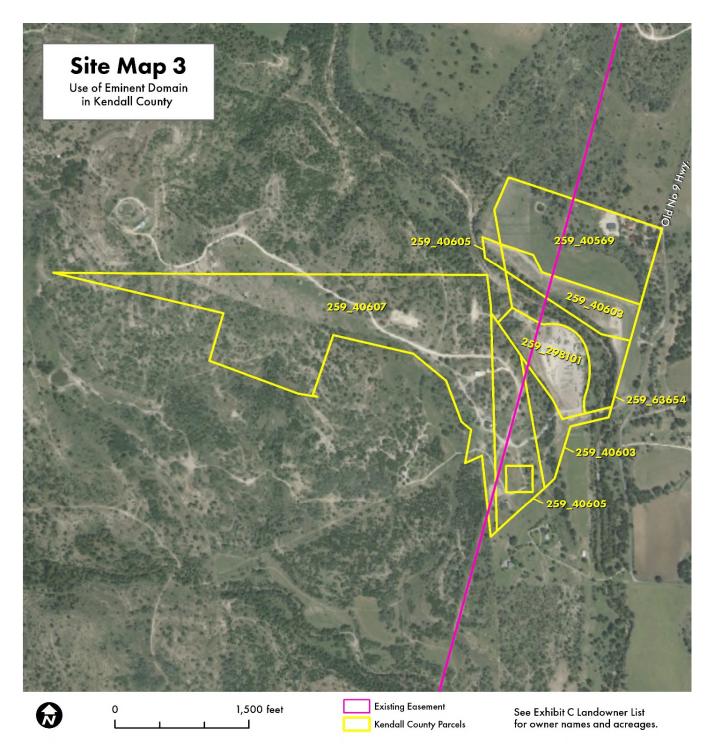


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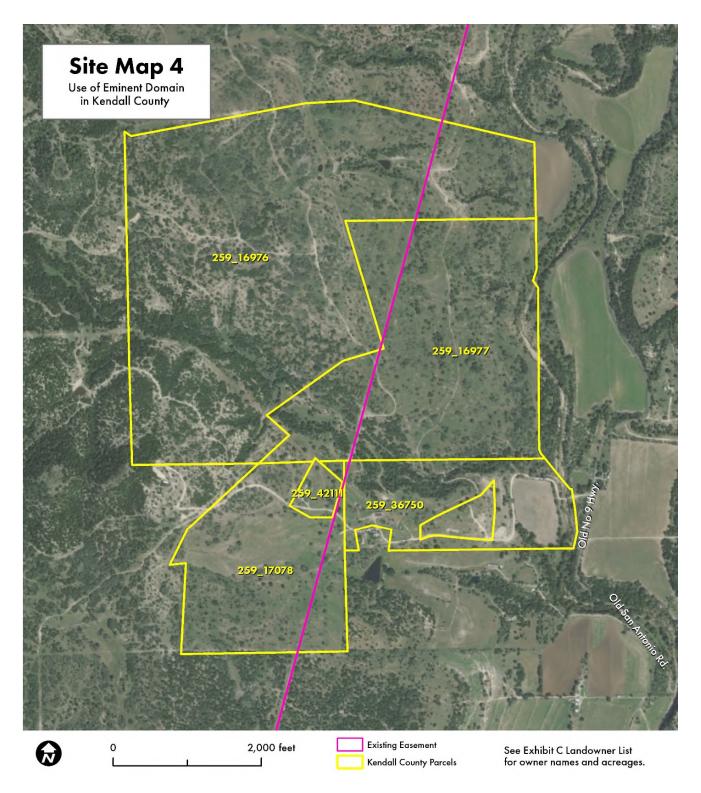


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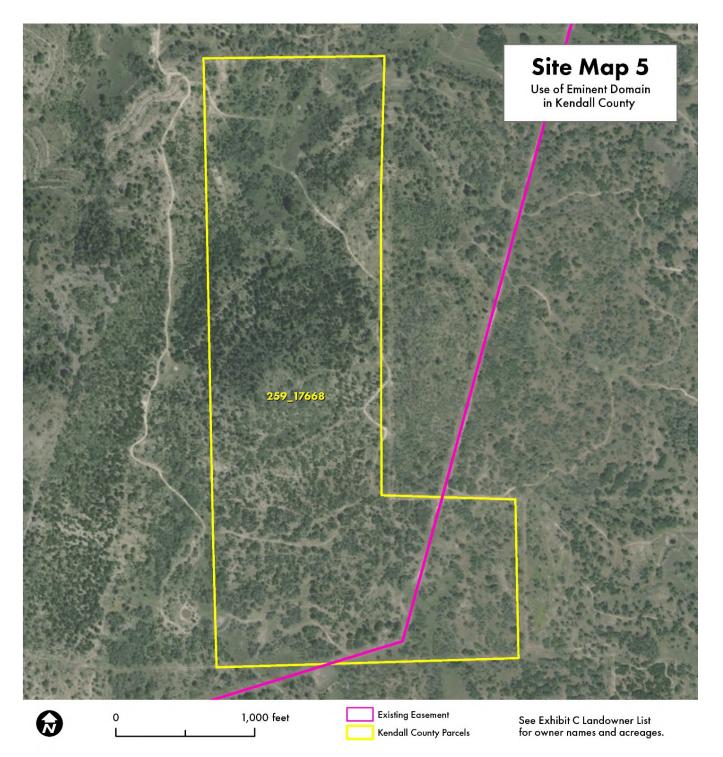


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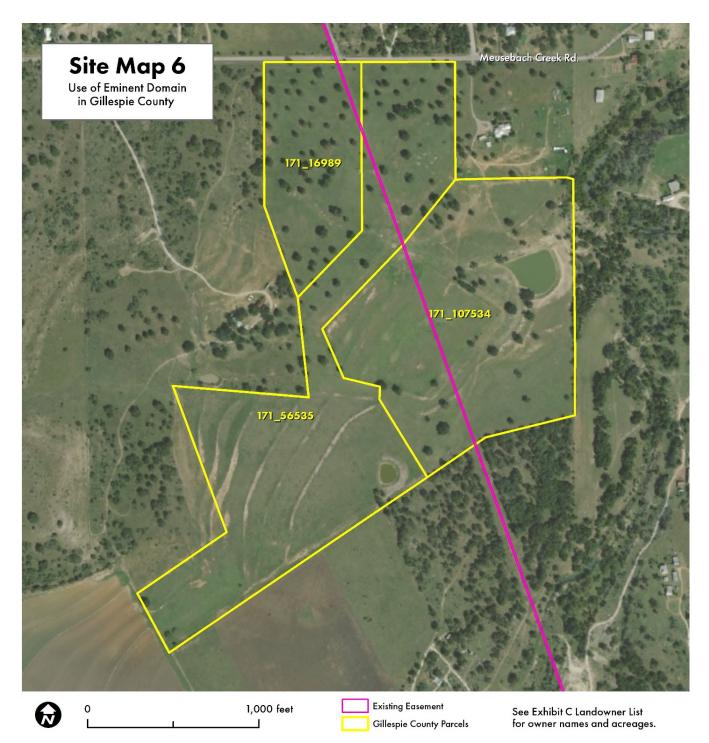


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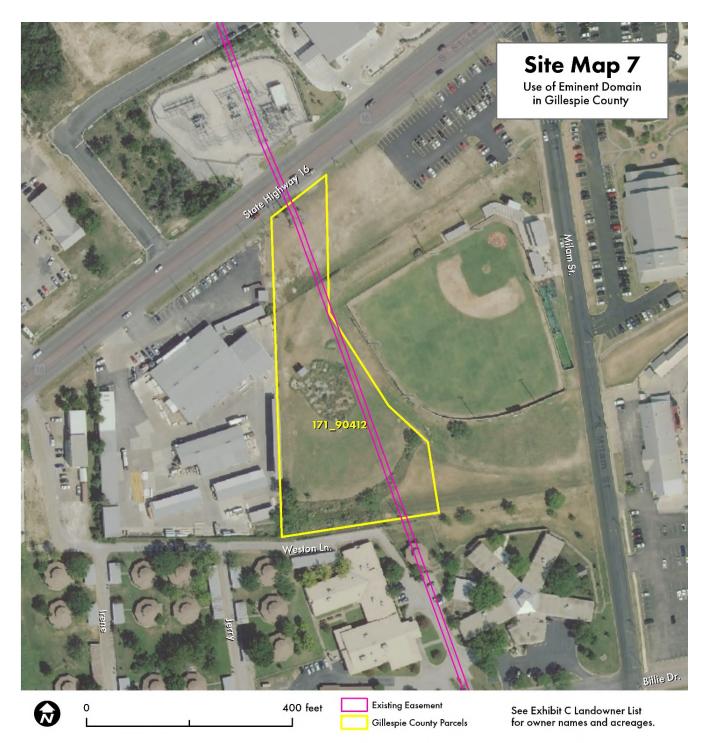


EXHIBIT C Page 1 of 2

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259_13610	Barbara N. and Carl Ernst	162.25 acres	Third-Party Communication	7.29 acres	Kendall	\$3,104
259_17424	Barbara N. and Carl Ernst	57.39 acres	Third-Party Communication	4.81 acres	Kendall	\$2,048
259_13487	JK Outfitters, LLC	148.14 acres	Third-Party Communication	2.33 acres	Kendall	\$753
259_40569	Alex Seidensticker, BS and SSS Investments LLC	34.30 acres	Third-Party Communication	2.06 acres	Kendall	\$1,720
259_40603	Harry and Mary Louise Seidensticker	29.746 acres	Third-Party Communication	0.92 acre	Kendall	\$380
259_40605	Harry and Mary Louise Seidensticker	14.47 acres	Third-Party Communication	2.84 acres	Kendall	\$1,174
259_40607	Harry and Mary Louise Seidensticker	96.195 acres	Third-Party Communication	0.75 acre	Kendall	\$310
259_63654	Burt Seidensticker	13.829 acres	Third-Party Communication	0.67 acre	Kendall	\$432
259_298101	Burt Seidensticker BS and SSS Holdings LLC	13.739 acres	Third-Party Communication	1.14 acres	Kendall	\$735
259_16976	Julia M Seidensticker	381.50 acres	Third-Party Communication	3.42 acres	Kendall	\$4,112
259_16977	Paul and Betty Seidensticker	203.20 acres	Third-Party Communication	7.5 acres	Kendall	\$1,542

EXHIBIT C Page 2 of 2

Tract ID	Landowner	Approximate Parent Tract Acreage	Land Rights	Approximate Easement Acreage	County	Approximate Value
259_17078	Paul and Betty Seidensticker	114.09 acres	Third-Party Communication	5.18 acres	Kendall	\$1,065
259_36750	Paul and Betty Seidensticker	66.80 acres	Third-Party Communication	0.67 acre	Kendall	\$137
259_42111	Paul and Betty Seidensticker	7.90 acres	Third-Party Communication	0.32 acre	Kendall	\$66
259_17668	Julia Seidensticker	185.00 acres	Third-Party Communication	3.67 acres	Kendall	\$754
171_56535	Whitewood	46.94 acres	Third-Party Communication	1.64 acres	Gillespie	\$1,263
171_16989	Whitewood	15.00 acres	Third-Party Communication	0.95 acre	Gillespie	\$665
171_107534	Geistweidt	40.02 acres	Third-Party Communication	2.86 acres	Gillespie	\$2,009
171_90412	Lanoga Corporation	2.74 acres	Third-Party Communication	1.27 acres	Gillespie	\$4,889

EXHIBIT D Page 1 of 2

PROPOSED MOTION

I MOVE THAT THE LCRA TRANSMISSION SERVICES CORPORATION BOARD OF DIRECTORS ADOPT THE ATTACHED RESOLUTION; THAT THE BOARD AUTHORIZE BY RECORD VOTE THE USE OF THE POWER OF EMINENT DOMAIN TO ACQUIRE RIGHTS IN THE PROPERTIES DESCRIBED IN EXHIBIT 1 TO THE RESOLUTION FOR THE ACQUISITION OF EASEMENT AMENDMENTS NECESSARY TO PROVIDE, ON BEHALF OF LCRA AND AT LCRA'S EXPENSE, FOR COMMUNICATIONS AND TO FACILITATE BROADBAND SERVICES ON THE KENDALL TO FREDERICKSBURG (T120) TRANSMISSION LINE; AND THAT THE FIRST RECORD VOTE APPLIES TO ALL UNITS OF PROPERTY TO BE CONDEMNED.

RESOLUTION

AUTHORIZING ACQUISITION OF INTERESTS IN REAL PROPERTY BY CONDEMNATION IN KENDALL AND GILLESPIE COUNTIES FOR TRANSMISSION LINE EASEMENT AMENDMENTS.

WHEREAS, LCRA Transmission Services Corporation has determined the need to acquire the interests in real property necessary for the public uses of construction, operation and maintenance of electric transmission line(s), communication lines, and appurtenances thereto in Kendall and Gillespie counties; and

WHEREAS, an independent, professional appraisal of the subject property will be submitted to LCRA Transmission Services Corporation, and an amount will be established to be just compensation for the interests in real property to be acquired;

NOW, THEREFORE, BE IT RESOLVED that the president and chief executive officer or his designee is authorized to purchase the interests in real property from the landowner(s) listed in the attached Exhibit C, with the description of the location of and interest in the properties LCRA Transmission Services Corporation seeks to acquire being more particularly described in maps provided to the Board and attached to this Resolution as Exhibit 1; that the public convenience and necessity requires the acquisition of said interests in real property; that the public necessity requires the condemnation of the interests in real property in order to acquire them for such uses; that LCRA Transmission Services Corporation does not intend to acquire rights to groundwater or surface water in the land; that LCRA Transmission Services Corporation will make a bona fide offer to acquire the interests in real property from the landowner(s) voluntarily as required by Section 21.0113 of the Texas Property Code; and that at such time as LCRA Transmission Services Corporation has determined that the landowner(s) and LCRA Transmission Services Corporation will be unable to reach an agreement on the fair market value of the subject interests in real property and that it should appear that

EXHIBIT D

Page 2 of 2

further negotiations for settlement with the landowner(s) would be futile, then the president and chief executive officer or his designee is authorized and directed to initiate condemnation proceedings against the owner(s) of the properties, and against all other owners, lien holders, and other holders of an interest in the property, in order to acquire the necessary interests in real property, and that this resolution take effect immediately from and after its passage;

BE IT FURTHER RESOLVED that the president and chief executive officer or his designee is hereby authorized to do all things necessary and proper to carry out the intent and purpose of this resolution, including determination and negotiation of the interest(s) in real property that are proper and convenient for the operation of the electric transmission line(s).

EXHIBIT 1 Page 1 of 20

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THE STATE OF TEXAS	1	en e
County of Kendall	KNOW ALL MEN BY THESE PRESENTS	• • • • • • • • • • • • • •
That We, Walter & O		ndall_County, Texas, for and in
to us cash in hand paid by WEST TEXAS Up bargained, sold and conveyed and by these PANY, a private corporation, its successors a	ILATIES COMPANY, a private Corporation, the recorpresents do hereby bargain, sell and convey unta ad assigns, an essement and right of way across the	cipt of which is hereby acknowledged, have the said WEST TEXAS UTILITIES COM-
line, including a private telephone line along outting and trianning all trees along the line and attack to trees and to maintain the nee named purposes. Said real esture across whic	"County, Texas, with the right to construct, operate, said easement for said purposes, and including nece necessary to keep the wirce cleared, and with the ri- led guy wircs, together with the right of ingress and h said coscumpt is granted being described as follows Smeets for description of	ssary poles, and fixtures, and authority for ght to set the necessary guy and brace poles, al egrees across said property for the above
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its successors and assigns forever so long as a And we hereby warrent unto suid WES and the right to curvey suid easement and Company, its successors and assigns against	e described ensement, rights and privileges unto the name are used for said purposes. T TEXAS UTELITIES COMPANY its successors and that we will forerer warrant and defend the title every person whomeover lawfully elamining or to tak	assigns that we have the title to said property to same to the said West Texas Utilities
		im the sume or any part thereof so long as
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TEXAS UTI	LITIES COMPANY, a pri	vate corporation, it	s successors and a	ssigns, an easement a	nd right of way	across the fol-
lowing descr	ibed real estate situated i	n /send	Coun	ty, Texas, with the rig	ht to construct.	operate, patrol,
maintain and	f repair its transmission lin	ie, including a priva	te telephone ime	along said easement fo	or said purposes	, and meluding
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EXHIBIT 1

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(D39-1) E00000066-39 h THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We Hear y & Chas Seidensticker of KendallCounty, Texas, for and in consideration of the sum of <u>transformer states</u> <u>to sum of the su</u> lowing described real estate situated in <u>Menaclan</u> County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said casement for said purposes, and including necessary poles, and fixtures, and authority for cutting and trimming all trees along the line necessary to keep the wiren cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said easement is granted being described as follows: See allowed sheets for fueld wells of lowed to consed. Said Easement along which said line of transmission extends is described as follows: at a point in the 11. B. line of said property 3987.6 feet 5 - Corner of a trail of land owned by Chocklanic 3° 15' 2212.6 feet there N.15° 39' 1093. & feet is a ju B. line, 604. feet IN of a a N. Ecome. 5.28 to a pair in the TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrais onto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Witness our hand & this the 73 H day of June Thas Seidensticker Stenay Seidensticker THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the ...day of A. D. 19 1 THE STATE OF, TEXAS, COUNTY OF Kendall this day personally appeared Charac Suidan sta figned authority, Afring Guidmasticker this and having the same fully explained to the said sideration therein expressed, and the said Vinny Stillar, having been examined by me privily and 'apart from the transmission' Army And and the declared that the hed willingly signed the same for the purposes and consideration therein expressed, and that the did not wish to retract it. had willingly 24 A. D. 19.2.6 Given under my hand and seal of office this the..... Eurolly So beaufor Daxas .day of. Anothing Astrant Path 001001869

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E00000066-40 0401 10 THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall lowing described real estate situated in <u>Kendal</u> County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cuttors and training all trees along the line necessary to keep the wires cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the necedd guy wires, logether with the scipht to be of ingress and egress across said property for the above named purposes. Said real estate across which sate casement is granted being described as follows: Said Easement along which said line of transmission extends is described as follows: Brogening at a fraint in the S. E. line, of the adams chur it is profend 2512, a feel 1/10/ the S. E. corner, theme N 15° 39° E 15° 97.6 feet acras said freeperty & a fraint in the N.B. line, 1038 of est inter the NIE corner. NIE comer: TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the tile to said property and the right to convey said casement and that we will forever warrant and defend the tile to same to the said West Texas Utilities Company, its successors and assigns against every person whomsever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Witness Mer hands this the 23 Uk day of. Deidenstics Henry Seichenstücker THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the A. D. 19 Cr. 1. THE STATE OF TEXAS, COUNTY OF A Sudall Before me, the undersigned authority, on this day personally appeared chas Suidinsticking and <u>Hinry</u> <u>Stidentstickan</u>, his **b**, both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said <u>Hinry</u> <u>Stidentstickan</u>, and having the same fully explained to **be the said** is the said the said the same for the purpose. <u>Hunny Suidenstücker</u> acknowledged such instrument to be act and deed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that the did not wish to retract it. 24 June .day of A. D. 19.2.6 Given under my hand and seal of office this the Carrolle M. leonfort Prxas 861001878

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E0000066-40 40 1D THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Sendensfister & Kendall County, Texas, for and in consideration of the sum of <u>OMCHORIZERS Sciences</u> <u>Sciences</u> <u>County</u>, Texas, for and in to us cash in hand paid by WEST TEXAS UTILITIES COMPANY, a private Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, soll and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>MCD</u> and <u>MCD</u> Said Easement along which said line of transmission extends is described as follows: Bagging at a fraint in the S. B. line, of the above line it is frogs 2512, a fast 1.1 of the S. E. corner theme N 15° 39°E, 15197,6 furt acraw said forefully to paint in the NiBlane, 1039 of est 1000 NIF corner. NIE conver: TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the tile to said property and the right to convey said easement and that we will forever warrant and defend the tille to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. iny of Jone Seidensticker Witness my hands this the 23.24 Henry Seidensticke THE STATE OF TEXAS. COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that...... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the day of. 1. THE STATE OF TEXAS, COUNTY OF Studall Before me, the undersigned authority, on this day personally appeared what Suidens the list the list of the second subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said structure of between the fully explained to the same for the purposes and consideration therein expressed, and the said show the same fully explained to the foregoing in the same for the purposes and consideration therein expressed, and that he did not wish to retract it. A.D. 19.26 Carrolly J. Leonfort Texas Bo 1 0 0 1 8 7 8 Given under my hand and seal of office this the.

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E0000066-40 40 1b THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Sendersfuller of Irenclall County, Texas, for and in Inst we, the sum of <u>CIME HONEY COMPANY</u>, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>Kendal</u> County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cuting and trimming all trees along the line necessary to keep the wires cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingress and egrapsis across said property for the above named purposes. Said real estate across-which say ensement is granted being described as follows: and a paint in the S. B. line, the above der it if forg ing at a paint in the S. B. line, the above der it if forg at 1,1 of the S. E. corner, there wisser, 39 CF 151976 for said property to paint in The N.B. line, 1038 of est in Said Easement along which said line of transmis N. F comer: TO HAVE AND TO HOLD the above described ensement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsover lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Witness my hands this the 23 UL , A. D. 1926. Chas Seidensticker Henry Seidensticker THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that.... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the., A. D. 19. free. ţ: THE STATE OF TEXAS, COUNTY OF Standall Before me, the undersigned authority, on this day personally appeared Chas Suidens the Kre brother and <u>Hunny</u> <u>Hidrawstudian</u>, his **b**, both known to me to be the persons whose names are subscribed to the force oing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said <u>Hunry</u> <u>Hidrawstudian</u>, and having the same fully explained to <u>have</u> <u>Stratute sticker</u>. having been examined by me privily and apart from <u>Hunry</u> and having the same fully explained to <u>have</u> <u>be</u> the said <u>Hunry</u> <u>Hunry</u> <u>signed</u> the same for the purposes and consideration therein expressed, and that he did not wish to retract it. and Anny Sudawstickar 24 ...day of Inne A. D. 19.26 Given under my hand and seal of office this the S. lempor Texas Carrolle ax efficient tory Fr. 1001878

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E00000066-40 40-1 10 THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Seidensfister of Kendall ...County, Texas, for and in consideration of the sum of <u>OML HORMANN SCOMPANY</u>, a private Constraint, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>Nethodal</u> County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said assement for said purposes, and including necessary poles, and fix-barres, and authority for cuting and trimming all trease along the line necessary to keep the wires cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingrees and graves across said property for the above named purposes. Said real estate across which sai usement is granted being described as follows: Sald Easement along which said line of transmission extends is described as follows: Bogicing at a paint in the S. B. line, of the above dever it is proper 2512, a feet 1/1 of the S. E. corner, theme N 15° 39°E 15197,6 feet across said property to paint in the N.B. line, 1038 offert 1500 NIF corner NE comer: TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said casement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said casement is used for said purposes for which it is granted. hands this the 23. He day of fine A. D. 192 Chas Seidensticker Henry Seichenstiche THE STATE OF TEXAS, COUNTY OF. Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that...... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the .day of ... 120 THE STATE OF TEXAS, COUNTY OF A Sundall Before me, the undersigned authority, on this day personally appeared Chas Suidensticker and Anny Sidemeticher subscribed to the foregoing instrument and acknowledged to his. to both known to me to be the persons whose names are and <u>Trundy</u> <u>Stitution whole names are</u> subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-brother in expressed, and the said <u>Starry</u> <u>Stidyed Stitution</u>, and having the same fully explained to <u>be the said</u> having been examined by me privily and apart from <u>Stitution</u>, and having the same fully explained to <u>be the said</u> <u>be the said</u> <u>Amary</u> <u>Gridens fuctor</u> <u>acknowledged</u> such instrument to be <u>ac</u> and deed, and the declared that the <u>said alligned</u> the same for the purposes and considering there in provide and deed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that the did not wish to retract it. Inne A. D. 19.26 Given under my hand and seal of office this theday of Any of Line A. D. 19.26 Carrow R. Comfort Texas By Office on the Public

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E00000066-40 140 -1D THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, *HEITYO CHOS Seiders Stifter of Fendal* County, Texas, for and in consideration of the sum of <u>Order Herrody</u> County, a private Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargains, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private Corporation, its successors and assigns, an easement and right of way across the followed and the successors and assigns, an easement and right of way across the followed and the successors and assigns, and conveyed and by the successors and assigns, and conveyed and by the successors and assigns, and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, and conveyed and by across the followed lowing described real estate situated in <u>MC in dollar</u>. County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cutting and trimming all trees along the line necessary to keep the wires cleared and with the right to set the necessary guide and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said easement is granted being described as follows: Said Essement along which said line of transmission extends is described as follows: Bayring at a faint in the S. P. line, of the above due it is fright 2512, a feet 1.1 of the S. E. corner, there N 15°. 39° E 15797.6 feet across said property to paint in the N.B. line, 1038 of est 1.500 NIF corner. NE comer: TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said easoment and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. day of Jone Ehas Seidensticker hands this the 23 Me Witness my Henry Seidensticke THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared Given under my hand and seal of office this the, A. D. 19..... ...day of ŧ 14 THE STATE OF TEXAS, COUNTY OF A Sudall Before me, the undersigned suthority, on this day personally appeared Chast Suidrustic Kin and <u>Hanry Hidrastic Kin</u> subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said <u>Hanry Guidrasticker</u>, and baving the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u>, and having the same fully explained to the said <u>Hanry Guidrasticker</u> acknowledged such instrument to be the said and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that he did not wish to retract it. , A. D. 19.2.6 Given under my hand and seal of office this the By Official 278 .day of

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F00000066-40 540 1 1D THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Seidensfiller ot Kendall .County, Texas, for and in consideration of the sum of <u>OME HOMESTERS</u> COMPANY, a private Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>NC in Mall</u>. County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said casement for said purposes, and including necessary poles, and fxStres, and authority for cutting and trimming all trees along the line necessary to keep the wires (leared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right of of ingress and cores and cores and a purposes. Said real estate across which said ensement is granted being described as follows: 1 At llos 1 Said Easement along which said line of transmission extends is described as follows: Bageing at a point in the S. B. line, of the above class it is fright 512, a feet 12/07 the S. E. correct theme N 15° 39° F 15197.6 feet screw said property to paint in the N.B. line, 1038 of it right ing the NIE concer TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Chas Seidensticker Henry Seidensticher Witness my hands this the 23.ll THE STATE OF TEXAS. COUNTY OF..... Before me, the undersigned authority, on this day personally appeared known to ine to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that..... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the A. D. 19. Cres. THE STATE OF TEXAS, COUNTY OF Andall Bofore mo, the undersigned authority, on this day personally appeared Chas Suidensticker and Army Stridtuntianty , his , both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consubscribed to inerforegoing instrument and acknowledged to me that they each executed the same for the purposes and con-bodies of the same for the said structure of the same fully explained to the same fully explained to the said structure of the same fully explained to the same f Given under my hand and seal of office this the 24., A. D. 19.26 .day of ... for Texas Officia Notherry Public 001878

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E00000066-40 140 1b THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Senderstitle of Irendall County, Texas, for and in lowing described real estate situated in <u>McIndal</u> County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fxDures, and authority for cutting and trimming all trees along the line necessary to keep the wires cleared and with the right to so the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right to tree show the meeded guy wires, together with the right to tree show the meeded guy wires, together with the right to tree show the meeded guy wires, together with the right to the show a samed purposes. Said real estate across which sai' easement is granted being described as follows: At slands Said Easement along which said line of transmission extends is described as follows: Boguing at a point in the S. B. line, of the above due ited property, 512, I feet 1/1 of the S. E. corner theme N 15°. 39°E 15197,6 pet error said property to paint in the N.B. line, 1038 of et erry the TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the tile to said property and the right to convey said easement and that we will forever warrant and defend the tile to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Witness my hands this the 23.24 has Seidensticker Henry Seidenstücker THE STATE OF TEXAS. COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that...... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the A. D. 19. Tryr THE STATE OF TEXAS, COUNTY OF Alendall Before me, the undersigned authority, on this day personally appeared Chast Stickers the Krs and Henry Stickersteen and eknowledged to me that they each executed the same for the purposes and con-butters subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-butters is a subscribed to the same for the same for the same for the purposes and con-butters and the said Strang of Strangersteen and the same for the same f Hung been examined by no privily and apart right means, and having the same ring explained to any the the same Hung Stridger the kame for the purposes and consideration therein expressed, and that the did not wish to retract it. Given under my hand and seal of office this the 24, A. D. 19.26 mpor Prixes Officia Nothery Public 001978

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E0000066-40 5404 10 THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chos Seidensfister of Kendall .County, Texas, for and in consideration of the sum of <u>CEME HORIZER 2 Horizer</u> DOLLARS to us cash in hand paid by WEST TEXAS UTILITIES COMPANY, a private Corboration, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>Xendel</u>. County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cucting and trimming all trees along the line necessary to keep the wires cleared and with the right to set the necessary gou and brace poles and attach to trees and to maintain the needed guy wires, together with they right of ingress and egress across said property for the above named purposes. Said real estate across which saf-casement is granted being described as follows: 1+ land. 1 Said Easement along which said line of transmission extends is described as follows: Bogeing at a point in the S. B. line, the above described profe 512, o feet 1.1 of the S. E. corner, there N 15° 39°E 15'1976 feet erows said property to paint in the N.B. line, 1038 offert 1.1 of its corner. NIE concer: TO HAVE AND TO HOLD the above described easoment, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said casement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said casement is used for said purposes for which it is granted. Witness my hands this the 23ll A. D. 192 Chas Seidensticker Henry Seidensticher THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that...... executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the, A. D. 19...day of 1. Ŀ THE STATE, OF TEXAS, COUNTY OF A Sudall Botoro me, the undersigned authority, on this day personally appeared Schas Suidensticker and Arman Stickarstickars, his , both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-, his, , both known to me to be the persons whose names are sideration therein expressed, and the said <u>Hump</u> <u>Hidges ticker</u>, and having the same for the purposes and con-baving been examined by me privily and apart from the same, and having the same fully explained to the better <u>Hump</u> <u>Bridges ticker</u> acknowledged such instrument to be met and doed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that he did not wish to retract it. 24 , A. D. 19.2.6 Given under my hand and seal of office this the day of. upt Dexes Officia Mattery Public 001978

<u>EXHIBIT 1</u>

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E00000066-40 1D THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Seidenstydrer of Kendall County, Texas, for and in consideration of the sum of <u>OML HORAN</u> <u>Privatore</u> <u>Profiles</u> <u>Mofiles</u> <u>DOLLARS</u> to us each in hand paid by WEST TEXAS UTILITIES COMPANY, a privatore Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in <u>Kendal</u>. County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along side easement for said purposes, and including the right to est the necessary to keep the wires cleared and with the right to set the necessary gave and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said ensement is granted being described as follows: of transmission extends is d Said Easement along which said line line whe above dove it in the S. B. Bage 107 the S. E. corner, the across said property hapan N.B. C. NIE conver. TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES ccessors and assigns forever so long as same are used for said purposes. COMPANY, its su And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said casement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsover lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. day of June A. D. 1926 Chas Seidensticker Henry Seidensticker Witness my hands this the 23.24 THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that. executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the. A. D. 19. day of. CM. THE STATE OF TEXAS, COUNTY OF A Sudall Before me, the undersigned authority, on this day personally appeared Chast Suituresticker and Army Suidawitickar his both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said Army Suiturestickar, of Suitar States States in the said having been examined by me privily and apart from the summer and having the same fully explained to the said Army Suidawiticker acknowledged such instrument to be act and deed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that the did not wish to retract it. Inna A. D. 19.2.6 ...day of Given under my hand and seal of office this the day of Amer A. D. 19.26. Envirolle. J. Comfort Paxas ay Officien water & Public 01001878

LCRA Transmission Services Corporation Board Agenda – August 2023

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E00000066-40 5401 1D THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, <u>Henry & Chos Seiders's strend</u> of <u>Kentfall</u> County, Texas, for and in consideration of the sum of <u>Guil Hondrack</u> <u>Scheider</u> <u>Mofiles</u> DOLLARS to us cash in hand paid by WEST TEXAS UTILITIES COMPANY, a private Cofforation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, an easement and right of way across the fol-TEXAS UTILITIES COMPANY, a private corporation, its successors and assigns, min casenate right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cuting and trimming all trees along the line necessary to keep the wires cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the gi-ight to get the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the gi-ding ingress and egress aeross said property for the above named purposes. Said real estate across which said casement is granted being described as follows: Said Easement along which said line of transmission extends is described as follows: Bayering at a point in the S. B. line, of the above Carrier property 512, I feet 1/10/ the S. E. Corner, there N 15°. 39 CF 15797.6 feet errow said property & a fairt in the N.B. line, 1038. of ert 100 feet NIE correr: TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said casement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. 23 Ul. A. D. 192 Witness my hands this the has Seidensticke Henry Seidenstick THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority, on this day personally appeared ... known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that executed the same for the purposes and consideration therein expressed. Given under my hand and seal of office this the, A. D. 19..... 1. ÷. THE STATE, OF TEXAS, COUNTY OF Alendall Before me, the undersigned authority, on this day personally appeared Chas Sudrusticker and <u>Henry Stidsusticky</u>, on the day personally appeared service of the same for the purposes and con-buscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said <u>Henry Stidsusticky</u>, and having the same for the purposes and con-buscription therein expressed, and the said <u>Henry Stidsusticky</u>, and having the same fully explained to the said <u>Henry Stidsusticky</u> acknowledged such instrument to be act and deed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that the did not wish to retract it. 24 day of June A. D. 19.26 CalValle I leonfort Dexas as Offerication Fallie 301001878 24 Given under my hand and seal of office this the

<u>EXHIBIT 1</u>

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E0000066-40 0401 ١Þ THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Kendall That We, Henry & Chas Scidens for Store of Storing all County, Texas, for and in lowing described real estate situated in <u>MCHOCH</u> County, Toxas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cuting and trimming all trees along the line necessary tokee the wires cleared and with the right to set the necessary guy and brace poles and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which say casement is granted being described as follows: Said Easement along which said line of transmission extends is described as follows: Bageaing of a paint in the S. B. line, the above line itself protection, 2512, of fast 1/of the S. E. corner, theme w 15°, 39° E 15197,6 furt across said property & a fraint in the NIB line, 1038 offert ring the NIB line, 1038 offert ring the NIF Come TO HAVE AND TO HOLD the above described easement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant unto said WEST TEXAS UTILITIES COMPANY, its successors and assigns, that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. Henry Seidensticker Witness my hands this the 23.24 day of THE STATE OF TEXAS, COUNTY OF..... Before me, the undersigned authority, on this day personally appeared Given under my hand and seal of office this the...... See. THE STATE OF TEXAS, COUNTY OF A Sundall Refore me, the undersigned authority, on this day personally appeared appeared being Stickmatticker and <u>Hinny</u> <u>Hindrasticker</u>, his **day**, both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and con-sideration therein expressed, and the said <u>Henry of June Sticker</u>, and of <u>Chart Sticker</u>, he the said having been examined by me privily and apart from the same for the same fully explained to the the said <u>Henry Stickers</u> acknowledged such instrument to be act and deed, and the declared that the had willingly signed the same for the purposes and consideration therein expressed, and that he did not wish to retract it. Given under my hand and seal of office this the 24..., A. D. 19.26day of..... & A. D. 19.2. (A. D. 19.2. C. R. C. March Processing Produced Street Contraction of Processical Street Stre

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E00000051-49 D49-THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Silles pic 20 That DOLLARS OMPANY, a private Corporation, the receipt of which is hereby acknowledged, have to hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COM-an easement and right of way across the following described real cstate situated in to us cash in hand paid by WEST TEXAS UPILITIES COMPANY and by these presents do hereby bargain, sold and co County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a pelvate/delephone line along said essement for said purposes, and including necessary poles, and fixtures, and authority for cutting and trimming all trees along the line necessary to keep the wires cleared, and with the right to set the necessary guy and brace poles, and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said essement is granted buing described as follows: Sur no. 37, Jose a. Minchaca 287 acres, part-of abst. no. 45 nent along which said line of transmission extends is described as follows: 32 in the N Blince of the abase J 1511 for v E of NW Corner, - I of the above de VERN.W. 4 131 æ ~~ TO HAVE AND TO HOLD the above described essement, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, coessors and assigns forever so long as same are used for said purposes. And we hereby warrent unto said WEST TEXAS UTILITIES COMPANY its successors and assigns that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. its s hand this the 3. the day of aura A. D. 192 DANO THE STATE OF TEXAS COUNTY OF Hille ht. on this day personally appeared ... Before me, the undersigned authority me that they executed the n to me to be the personawhose name is subscribed to the foregoing instruent and acknowledged to same for the purposes and consideration therein expressed. A. D. 19 26 14 Given under my hand and seal of office this the THE STATE OF TEXAS, COUNTY OF..... Before me, the undersigned authority on this day personally appeared. his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consideration therein expressed havingid been examined by me privily and apart from her husband, and having the same fully explained to her, she the said. acknowledged such instrument to be her set and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it A. D. 19. Given under my hand and seal of office this the 001 001274

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Page 17 of 20 E00000051-49 D4/9-THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Selles pie 20 County, Texas, for and in 11/0/100 DOLLARS to us cash in hard paid by WEST TEXAS UPILITIES COMPANY a private Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby hargain, sell and convey unto the said WEST TEXAS UPILITIES COM-bargained, sold and conveyed and by these presents do hereby hargain, sell and convey unto the said WEST TEXAS UPILITIES COM-PANY, a private corporation, its successors and assigns, an easement and right of way across the following described real estate situated in Subles for and assigns, an easement and right of way across the following described real estate situated in County fexas, with the right to construct, operate, partol, maintain and repair its transmission for easting and triaming all trees along the line needesary to keep the wires, cleared, and with the right to set the necessary guy and brace poles, and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said essement is granted being described as follows: 287 aarway, paway June Mo. 37, June G. Murchaacq, additional and the said and advince poles, and state to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which said essement is granted being described as follows: 287 aarway, paway June Mo. 37, June G. Murchaacq, additional and the said advince poles, additional across and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which and essement is granted being described as follows: 287 aarway, paway June Mo. 37, June G. Murchaacq, additional across are said to be above additional across additionacross additional across additionacross add Said Essement along which said line of transmission extends is described as follows: Begenning Said pasenees along which said 100 of transmission extends is described as sollows: I Surgerman int in the N Bline of the above describe referty sollified VE of NW corner, thence S 20°-40' = rosed said praperty to a point in The E 4122 The EBLE 1498 feet N of The TO HAVE AND TO HOLD the above described essement, rights and privileges unto the suid WEST TEXAS UTILITIES COMPANY, scensors and assigns forever so long as same are used for suid purposes. And we hereby warrent unto said WEST TEXAS UTILITIES COMPANY its successors and assigns that we have the title to said property and the right to convey said essement and that we will forever warrant and defend the title to same to the said West Texas Utilities. Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said essement is used for said purpose for which it is granted. A. D. 192 3.th wegast ...day of.... Witness is Lochto THE STATE OF TEXAS COUNTY OF Hilles Lochte + Emil Lochte. Before me, the undersigned authority on this day personally appeared Jacut known to me to be the personarchose name is subscribed to the foregoing instrument and acknowledged to me that. they executed the same for the purposes and consideration therein expressed. A. D. 19 26 14 Given under my hand and seal of office this the THE STATE OF TEXAS, COUNTY OF Before me, the undersigned authority on this day personally appe , his wife, both known to me to be the persons whose names are subor bad to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, wife of. and the said. examined by me privily and apart from her husband, and having the same fully explained to her, she the saidacknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it. A. D. 19. Given under my hand and scal of office this the. 001 001274

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E00000051-49 D49-1 THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS: County of Selles pic Gillesfie County, Texas, for and in our That Wc. . DOLLARS FANY, a private corporation, its successors and assigns, an casoment and right of way across the following described real estate situated in <u>Multiplica</u> Line, including a private/delephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for outing and trimming all trees along the line necessary to keep the wires cleared, and with the right to set the necessary any and brace poles, and attach to trees and to maintain the needed guy wires, together with the right of ingress and cgress across said property for the above named purposes. Said real estate across which said casement is granted being described as follows: 2 \$77 arms, party for the above and attack to trees and the state across which said casement is granted being described as follows: 2 \$77 arms, party for the above and being described as follows: 2 \$77 arms, party for the said casement is granted being described as follows: 3 arms, party for the above and the state across which and casement is granted being described as follows: 3 arms, party for the above and being described as follows: 3 arms, party for the above arms down described as follows: 3 arms, party for the above arms down described as follows: 3 arms descri Said Easement along which said line of transmission extends is described as follows: Begenne net in the N Bline of the above deal sperty 15/1 fit staf NW corner, thence S 200-40 cosed said prafurly to a point in The 3 feet N of The SE Corner. 4122. The E TO HAVE AND TO HOLD the above described easoment, rights and privileges unto the said WEST TEXAS UTILITIES COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrent up to said WEST TEXAS UTILITIES COMPANY its successors and assigns that we have the title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities. Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted. hand this the 3.1/1 do gast ...day of... Witness a-caris THE STATE OF TEXAS, COUNTY OF Kille sh hte + Emil Lochte Before me, the undersigned authority on this day personally appeared Louis Loc to me that they executed the known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged same for the purposes and consideration therein expressed. A. D. 10 26 Given under my hand and seal of office this the. 14 Jull Otherce, offices notary g 4:0D. THE STATE OF TEXAS, COUNTY OF..... Before me, the undersigned authority on this day personally appeared. ... his wife, both known to me to be the persons whose nam to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, .wife of .. and the said been examined by me privily and apart from her husband, and having the same fully explained to her, she the said acknowledged such instrum out to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it. A. D. 19.... Given under my hand and seal of office this th 001 001274

<u>EXHIBIT 1</u>

Reller Unakle,

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É00000051-37

THE STATE OF TEXAS

COUNTY of Gillespie | KNOW ALL MEN BY THESE PRESENTS: That We, Willie KnoppJr of Gillespie County, Texas, for and in consideration of the sum of Twenty Five no/100 DOLLARS to us cash in hand paid by WEST TEXAS UTILITIES COMPANY. a private Corporation, the receipt of which is hereby acknowledged, have bargained, sold and conveyed and by these presents do hereby bargain, sell and convey unto the said WEST TEXAS UTILITIES COMPARY, a private corporation, its successors and assigns, and easement and right of way across the following described real estate situated in Gillespie County, Texas, with the right to construct, operate, patrol, maintain and repair its transmission line, including a private telephone line along said easement for said purposes, and including necessary poles, and fixtures, and authority for cutting and triming all trees along the line necessary to keep the wires cleared, and the right to set the necessary guy and brace poles, and attach to trees and to maintain the needed guy wires, together with the right of ingress and egress across said property for the above named purposes. Said real estate across which easement is granted being described as follows: Block No. VII, Ten Acre Lots No. 74, 71, 70, and 75 of The German Emigration Co. Said Pasement along which said line of transmission extends is described as follows: Beginning at a point in the N.B. line of the above described property, 576' feet E of the N.W. corner thence S. 20°-40'. 1611.7 feet across said property to a point in the S B line 1914 feet W of S.E. corner. TO HAVE AND TO HOLD the above described pasement, rights and privileges unto the said WEST TEANS UTILIFIED COMPANY, its successors and assigns forever so long as same are used for said purposes. And we hereby warrant, unto said WEST TEXAS UTILITIES COMPANY its successors and assigns that we have title to said property and the right to convey said easement and that we will forever warrant and defend the title to same to the said West Texas Utilities Company, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof so long as said easement is used for said purposes for which it is granted.

Witness hand this the 6th day of August, A.D. 1926.

Wille Knopp Jr Emma Knopp.

THE STATE OF TEXAS 90

COUNTY OF Gillespiel Before me, the undersigned authority, on this day

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037-z) E00000051-37 personally appeared Willie Knopp gr. and Emma Knopp, his wife, bath known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Amma Knopp, wife of Willie Knopp jr. having been examined by me privily and apart from her husband, and having the same fully explained to her, she the said Emma Knopp acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it. Given under my hand and seal of office this the 14 day of August, A.D. 1926. A.W. Petmecky J.P.&Ex-officio Notary Public, Gillespie County, Texas. THE STATE OF TEXAS | COUNTY OF GILLESPIE [I, Henry H. Houy, Clerk of the County Court of Gillespie County, Texas, hereby certify that the above and foregoing is a true and correst copy of the Easement granted by Willie Knopp Jr., et.ux. to the West Texas Utilities 'ompany, a private Corporation, as the same appears in the Dead "ecords of Gillespie County, Texas, in Volume 35 on pages 232 to 233. GIVEN UNDER MY HAND AND SEAL OF OFFICE, at Fredericksburg, Texas, this the 5th day of March, A.D. 1941. any Clerk of the County Court, Gillespie County, Texas. 001244 001 07

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