

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
GEORGETOWN, TEXAS, AUTHORIZING ACCEPTANCE OF THE
FIVE (5) TRACTS TOTALING APPROXIMATELY 11.353 ACRES OF
PROPERTY FROM KB HOME LONE STAR, INC.**

WHEREAS, KB Home Lone Star, Inc., a Texas corporation (KB Home), owns five (5) lots in the Creekside at Georgetown Village P.U.D., Phases I, II, & III as recorded in Document Nos. 2014011307, 2014058708, 2016049445 Plat Records of Williamson County, Texas (Open Space Lots), as described in the attached **Exhibit "A"**; and,

WHEREAS, KB Home wishes to grant these Open Space Lots to the City of Georgetown by a General Warranty Deed substantially similar to that document attached hereto as **Exhibit "B"**; and,

WHEREAS, it is hereby declared that the City of Georgetown finds it to be in the best interest of the public to accept these Open Space Lots, totaling approximately 11.353 acres of land, in order to provide for the aesthetic quality and drainage of the area and ensure proper maintenance of said lots and all improvements thereon.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY
OF GEORGETOWN, TEXAS:**

SECTION 1. The facts and recitations contained in the preamble of this resolution are hereby found and declared to be true and correct, and are incorporated by reference herein and expressly made a part hereof, as if copied verbatim. The City Council further finds that the adoption of this resolution is not inconsistent or in conflict with any other 2030 Comprehensive Plan Policies.

SECTION 2. The Mayor is hereby authorized to execute this resolution, and the City Secretary is authorized to attest thereto on behalf of the City of Georgetown.

SECTION 3. This resolution shall be effective immediately upon adoption.

Resolution No. _____

Description: GTV, KB Home Creekside Phs I, II, & III OS Lots 100-4000-0004

Date Approved: _____

RESOLVED this _____ day of _____, 2017.

CITY OF GEORGETOWN

ATTEST:

By: _____
Dale Ross, Mayor

Shelley Nowling, City Secretary

APPROVED AS TO FORM:

Charlie McNabb, City Attorney

Resolution No. _____

Description: GTV, KB Home Creekside Phs I, II, & III OS Lots 100-4000-0004

Date Approved: _____

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EXHIBIT "A"

Tract 1:

Lot 1, Block B, Creekside at Georgetown Village P.U.D., Phase I, an addition in and to the City of Georgetown, Williamson County, Texas, according to the map or plat thereof recorded as Document Number 2014011307 of the Official Public Records of Williamson County, Texas (O.P.R.WCo.TX).

Tract 2:

Lot 19, Block B, Creekside at Georgetown Village P.U.D., Phase II, an addition in and to the City of Georgetown, Williamson County, Texas, according to the map or plat thereof recorded as Document Number 2014058708 of the Official Public Records of Williamson County, Texas (O.P.R.WCo.TX).

Tract 3:

Lot 21, Block E, Creekside at Georgetown Village P.U.D., Phase III, an addition in and to the City of Georgetown, Williamson County, Texas, according to the map or plat thereof recorded as Document Number 2016049445 of the Official Public Records of Williamson County, Texas (O.P.R.WCo.TX).

Tract 4:

Lot 10, Block H, Creekside at Georgetown Village P.U.D., Phase III, an addition in and to the City of Georgetown, Williamson County, Texas, according to the map or plat thereof recorded as Document Number 2016049445 of the Official Public Records of Williamson County, Texas (O.P.R.WCo.TX).

Tract 5:

Lot 1, Block J, Creekside at Georgetown Village P.U.D., Phase III, an addition in and to the City of Georgetown, Williamson County, Texas, according to the map or plat thereof recorded as Document Number 2016049445 of the Official Public Records of Williamson County, Texas (O.P.R.WCo.TX).

Resolution No. _____

Description: GTV, KB Home Creekside Phs I, II, & III OS Lots 100-4000-0004

Date Approved: _____

GENERAL WARRANTY DEED

NOTICE OF CONFIDENTIALITY RIGHTS: *If you are a natural person, you may remove or strike any of the following information from this instrument before it is filed for record in the public records: Your social security number or your driver's license number.*

DATE: _____, 2019

GRANTOR: KB Home Lone Star Inc., a Texas Corporation

GRANTOR'S MAILING ADDRESS (including County): 10800 Pecan Park Blvd., Suite 200, Austin, TX 78750 (Travis County), Attn: Land Development

GRANTEE: City of Georgetown, a Texas home-rule municipal corporation

GRANTEE'S MAILING ADDRESS (including County): P.O. Box 409, Georgetown, Williamson County, Texas 78627

CONSIDERATION: Ten and No/100 Dollars (\$10.00) and other good and valuable consideration.

PROPERTY (including any improvements):

Being all of that property or properties as described in **Exhibit "A"** attached hereto and made a part hereof (the "Property").

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

This conveyance is made, delivered and accepted subject to any and all easements, covenants, leases, rights-of-way, conditions, restrictions, outstanding mineral interests and royalty interests, if any, relating to the Property, to the extent, and only to the extent, that the same may still be in force and effect, and either shown of record in the office of the County Clerk of Williamson County, Texas, or apparent on the Property.

Grantor, for the consideration and subject to the Reservations From and Exceptions to Conveyance and Warranty, GRANTS, SELLS, and CONVEYS to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and hold it to Grantee and Grantee's heirs, successors and assigns forever. Grantor binds Grantor and Grantor's heirs, successors and assigns to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against

[Exhibit “A” to General Warranty Deed]

Exhibit “A” to the General Warranty Deed is heretofore attached as Exhibit “A” to the foregoing Resolution and will be attached accordingly to the original General Warranty Deed prior to execution and recording.