By: Rogers H.B. No. 1471

Substitute the following for __.B. No. _____:

By: _____ C.S.__.B. No. _____

A BILL TO BE ENTITLED

AN ACT

relating to the transfer of certain state property from the Texas Department of Criminal Justice to Stephens County.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. (a) As soon as practicable, the Texas Department of Criminal Justice shall transfer to Stephens County the real property interests of the State of Texas and the department in the tracts of land described by Subsection (f) of this section.

(b) Stephens County may use the property transferred under this Act only for a purpose that benefits the public. If Stephens County uses the property for any purpose other than a purpose described by this subsection, ownership of the property automatically reverts to the State of Texas.

(c) The Texas Department of Criminal Justice shall transfer the property by an appropriate instrument of transfer. The instrument of transfer must:

(1) provide that:

(A) Stephens County may use the property only for a purpose that benefits the public; and

(B) ownership of the property will automatically revert to the State of Texas if Stephens County uses the property for any purpose other than a purpose described by Paragraph (A) of this subdivision; and

(2) describe the property to be transferred by metes

and bounds.

(d) The Texas Department of Criminal Justice shall retain custody of the instrument of transfer after the instrument of transfer is filed in the real property records of Stephens County.

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

(f) The tracts of land referred to in this section are described as follows:

(1) 149.04 acres of land out of T. E. & L. 1177, A-1948 and A. B. & M. Survey 2, A-1586, Stephens County, Texas, and being part of a tract of land described in deed recorded in Volume 1071 Page 186 Official Public Records, Stephens County, Texas.

BEGINNING at the northeast corner of T. E. & L. 1177 and at an interior corner of A. B. & M. Survey 2;

THENCE N 89°47'36" E with the north line of the tract described in Volume 1071 Page 186 and the south line of the tract described in Volume 1747 Page 3 a distance of 1907.46' to a 1/2" iron pin found in the east line of Survey 2 A. B. & M. for the northeast corner of the tract described in Volume 1071 and the southeast corner of the tract described in Volume 1747 Page 3 for the northeast corner of this tract;

THENCE S 00°56'23" W with the east line of Survey 2 A. B. & M. a distance of 747.17' to a 1/2" iron pin found for a corner in the north line of County Road 173;

THENCE S 00°10'58" W continuing with the east line of Survey 2 A. B. & M. and County Road 173 a distance of 1114.50' to a 1/2" iron pin set for the northeast corner of a tract of land described in Volume

1072 Page 285 and being the eastern most southeast corner of the tract described in Volume 1071 Page 186;

THENCE N 89°49'02" W a distance of 1897.55' to a 1/2" iron pin set in the east line of T. E. & L. 1177 for the northwest corner of the tract described in Volume 1072 Page 285 and being an interior corner of this tract;

THENCE S 00°10'58" W with the east line of T. E. & L. 1177 a distance of 56.03' to a 1/2 iron pin set in the north line of an existing road;

THENCE N 88°55'23" W with an existing fence line on the north line of the road a distance of 1571.09' to a fence corner found for the southwest corner of this tract;

THENCE N 00°03'36" E a distance of 1869.57' to a 1/2" iron pin set in the north lien of T. E. & L. 1177 and the south line of Survey 2 A. B. & M. for the northwest corner of this tract;

THENCE N 89°47'52" E with the north line of T. E. & L. 1177 and the south line of Survey 2 A. B. & M. a distance of 1574.93' to the place of beginning and containing 149.04 acres of land. (See attached plat S-2153 B, bearings based on G.P.S. NAD 1983 coordinates); and

(2) 139.76 acres of land out of T. E. & L. 1177, A-1948, Stephens County, Texas, and being part of a tract of land described in deed recorded in Volume 1071 Page 186, Official Public Records, Stephens County, Texas.

BEGINNING at a 1/2" iron pin found in County Road 173 for the southeast corner of T. E. & L. 1177 and being the southern most southeast corner of the tract described in Volume 1071 Page 186 for the southeast corner of this tract;

THENCE N 89°56'48" W with the south line of T. E. & L. 1177 a distance of 3536.23' to a 1/2" iron pin fond for the southeast corner of Tract 2 as described in Volume 1072 Page 288 Page and being the southwest corner of this tract;

THENCE N 00°00'42" E passing the northeast corner of the Tract 2 as described in Volume 1072 Page 288 at a distance of 275.00' and continuing a total distance of 1668.83' to a 1/2" iron pin set for the northwest corner of this tract;

THENCE S 89°57'24" E a distance of 1840.87' to a fence corner;

THENCE N 35°39'30" E a distance of 153.47' to a fence corner in the south line of an existing road;

THENCE S 88°50'58" E with the fence on the south line the road a distance of 1611.50' to a 1/2" iron pin set in the east line of T. E. & L. 1177 and in County Road 173 for the northeast corner of this tract;

THENCE S 00°10'58" W with the east line of T. E. & L. 1177 and the county road a distance of 1763.07' to the place of beginning and containing 139.76 acres of land. (See attached plat S-2153 B, bearings based on G.P.S. NAD 1983 coordinates).

SECTION 2. This Act takes effect immediately if it receives a vote of two-thirds of all the members elected to each house, as provided by Section 39, Article III, Texas Constitution. If this Act does not receive the vote necessary for immediate effect, this Act takes effect September 1, 2021.