

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:

The City of Carthage, Texas proposes to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:

Along with the below adjoining parcels further described, to wit:

All that certain lot, tract or parcel of land situated in the William D. Thompson Survey, Abstract No. 672, Panola County, Texas, being a part of that certain tract of land described as Tract Two in the deed form Family Worship Center of Carthage, INC, to Word of Life Carthage, INC, as recorded in Volume 1741, Page 678 of the Official Public Records of Panola County, Texas (hereinafter called Subject Tract One), being all of that certain tract of land described as Tract One in the deed form Family Worship Center of Carthage, INC, to Word of Life Carthage, INC, as recorded in Volume 1741, Page 678 of the Official Public Records of Panola County, Texas (hereinafter called Subject Tract Two), being all of that certain tract of land described in the deed from Cathy Jo Cheshire to Aaron Garcia, as recorded in Volume 2114, Page 27 of the Official Public Records of Panola County, Texas (hereinafter called Subject Tract Three) and being more particularly described by metes and bound as follows;

BEGINNING at a 1/2" iron rod found for a corner lying in the North Right-of-Way line of U. S. Highway No. 79, and the South line of the said Subject Tract One, said corner being the Southwest corner of that certain tract of land described as Tract One in the deed from Frank F. Tiller, et ux, to Dean Yates, as recorded in Volume 1229, Page 837 of the Official Public Records of Panola County Texas;

THENCE N. 83 deg. 13 min. 19 sec. W. a distance of 109.77 feet along the North Right-of-Way line of the said U. S. Highway No. 79 and the South line of the said Subject Tract One to a concrete monument found for a corner, said corner being the Southwest corner of the said Subject Tract One;

THENCE N. 63 deg. 26 min.43 sec. W. a distance of 218.73 feet along the North Right-of-Way line of the said U. S. Highway No. 79 and the South line of the said Subject Tract One to a broken concrete monument found for a corner at an angle point, said corner being the intersection of the North Right-of-Way line of the said U. S. Highway No. 79 and the East Right-of-Way line of U. S. Highway No. 59;

THENCE N. 01 deg. 37 min. 22 sec. E. a distance of 340.00 feet along the East Right-of-Way line of the said U. S. Highway No. 59, the West line of the said Subject Tract One and the West line of the said Subject Tract Two a 1/2" iron rod with plastic cap stamped "MTG STOVALL" set (hereinafter called 1/2" iron rod set) for a corner at an angle point;

THENCE N. 33 deg. 53 min. 26 sec. E. a distance of 129.63 feet along the South Right-of-Way line of the said U. S. Highway No. 59 and the North line of the said Subject Tract Two to a concrete monument found for a corner found for a corner at an angle point;

THENCE N. 01 deg. 38 min 52 sec. E. a distance of 28.04 feet along the East Right-of-Way line of the said U. S. Highway No. 59 and the East line of the said Subject Tract Two to a mag spike with washer stamped "STOVALL & ASSOC" set (hereinafter called mag spike set) for a corner lying in the centerline of County Road Number 303, said corner being the Northwest corner of the said Subject Tract Two;

THENCE N. 67 deg. 49 min. 49 sec. E. a distance of 198.34 feet along the said County Road Number 303, and the North line of the said Subject Tracts Two and Three to a mag spike set for a corner, said corner being the Northeast corner of the said Subject Tract Three and the Northwest corner of that certain tract of land described in the deed from Cathy Jo Cheshire to Cebb Holdings, LLC, as recorded in Volume 2126, Page 579 of the Official Public Records of Panola County, Texas;

THENCE at a distance of 22.06 feet passing a 1/2" iron rod with plastic cap stamped "FIRM 10194293 found for a refence and continuing in all a distance of 160.20 feet along the East line of the said Subject Tract Three and the West line of the said Holdings tract to a 1/2" iron rod with plastic cap stamped set for a corner, said corner being the Southeast corner of the said Subject Tract Three and an inside ell corner of the said Holdings tract;

THENCE S. 68 deg. 06 min. 43 sec. W. a distance of 60.00 feet along the South line of the said Subject Tract Three and the North line of the said Holdings tract to a 1" iron rod with aluminum cap found for a corner at an angle point;

THENCE S. 01 deg. 42 min. 03 sec. W. a distance of 95.01 feet along the East line of the said Subject Tract Two and the West line of the said Holdings tract to a 1/2" iron rod with plastic cap stamped "FIRM 10194293" found for a corner, said corner being the Southeast corner of the said Subject Tract Two, the Northeast corner of the said Subject Tract One and an outside ell corner of the said Holdings Tract;

THENCE S. 74 deg. 31 min. 15 sec. E. a distance of 88.06 feet along the North line of the said Subject Tract One and the South line of the said Holdings tract to a 1/2" iron rod set for a corner, said corner being the Northwest corner of the said Yates tract;

THENCE S. 06 deg. 46 min. 58 sec. W. a distance of 372.71 feet across the said Subject Tract and along the West line of the said Yates tract to the POINT OF BEGINNING and containing 3.89 acres of land.

A public hearing will be held by and before the City Commission of the City of Carthage, Texas. The hearing will be held on the 12th day of February, 2024, at 5 o'clock pm in Carthage City Hall City located at 812 W. Panola Street, Carthage, Texas, for all persons interested in the above proposed annexation.

At said time and place, all such persons shall have the right to appear and be heard. Of all said matters and things, all persons interested in the things and matters herein mentioned, will take notice.

By order of the City Commission of the City of Carthage, Texas this the 8th day of January, 2024.

CITY OF CARTHAGE, TEXAS
OLIN JOFFRION, MAYOR

Dana Griffin, City Secretary

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