

PUBLIC ROAD RIGHT OF WAY DEDICATION
(Montgomery Road)
(a.k.a. Laprada Trace)

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF FORT BEND §

THAT, HIGHLAND MANAGEMENT, INC., a Delaware corporation (herein called "Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) in hand paid to it by the COUNTY OF FORT BEND, TEXAS, a body politic organized and existing under the laws of the State of Texas whose address is 401 Jackson St., Richmond, Texas 77469 ("Grantee"), the receipt of which is hereby acknowledged, and for which no lien is retained, either express or implied, does by these presents grant and dedicate unto the COUNTY OF FORT BEND, TEXAS, an easement over and across the tract of land situated in Fort Bend County, Texas described on Exhibit "A" attached hereto (the "Right-of-Way Tract") for the following purposes, to-wit:

- (a) the right to survey, construct, maintain, operate, repair, replace and reconstruct a road over the Right-of-Way Tract and appurtenant drainage facilities and improvements;
- (b) the right to bring in, or to dispose of soil from the Right-of-Way Tract; and
- (c) the right to bring upon the Right-of-Way Tract all machinery and equipment necessary to efficiently prosecute the work.

Grantor herein reserves to itself, its successors and assigns, the right to use and enjoy the Right-of-Way Tract for all purposes consistent with and not interfering with or disturbing to the primary use of the Right-of-Way Tract for the above described purposes for which this easement has been granted including, without limitation, the right to cross the Right-of-Way Tract with facilities for utility purposes.

TO HAVE AND TO HOLD said easement, together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto Grantee forever, subject to any and all matters affecting the Right-of-Way Tract of record in the Office of the County Clerk of Fort Bend County, Texas.

And Grantor does hereby bind itself, its successors and assigns, to warrant and forever defend all and singular the said easements unto the said Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through or under Grantor, but not otherwise.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed this 24th day of FEBRUARY, 2016.

GRANTOR:

HIGHLAND MANAGEMENT, INC.,
a Delaware corporation

By: *Gloria F. Catalani*
Name: GLORIA F. CATALANI
Title: SECRETARY

THE STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on the 24th day of FEBRUARY, 2016 by GLORIA F. CATALANI, SECRETARY of Highland Management, Inc., a Delaware corporation, on behalf of said corporation.



Angelia Helfrich
Notary Public in and for
the State of Texas

Montgomery Road right-of-way**19.8198 acres in the D. Randon & I. Pennington Survey, Abstract No. 75,
Fort Bend County, Texas**

A FIELD NOTE DESCRIPTION of a 19.8198 acre (863,349 square feet) tract of land in the D. Randon & I. Pennington Survey, Abstract No. 75, Fort Bend County, Texas; said 19.8198 acre tract being out of a called 200.013 acre tract of land conveyed to Highland Management, Inc., as recorded in Volume 1089, Page 165 of the Fort Bend County Deed Records, being out of a called 514.321 acre tract of land, described as "Tract III", conveyed to Highland Management, Inc., as recorded in Volume 801, Page 410 of the Fort Bend County Deed Records, being out of a called 391.47 acre tract of land, described as "Tract IV", conveyed to Highland Management, Inc., as recorded in Volume 569, Page 765 of the Fort Bend County Deed Records, and being out of a called 251.075 acre tract of land, described as "Tract V", conveyed to Highland Management, Inc., as recorded in Volume 671, Page 876 of the Fort Bend County Deed Records; said tract being more particularly described by metes-and-bounds as follows with the bearings being based on Texas State Plane Coordinate System, South Central Zone (NAD83) per GPS Observations using National Geodetic Survey Continuously Operating Reference Stations:

BEGINNING at a 5/8-inch iron rod with cap stamped "T.E.A.M." set in the south line of a tract of land conveyed to County of Fort Bend, as recorded in Volume 2205, Page 1910; Volume 2200, Page 438; and in Volume 2187, Page 2067 of the Fort Bend County Deed Records for the northwest corner of this tract;

THENCE, North 87° 26' 43" East, with the south line of said County of Fort Bend tract, at a distance of 14.21 feet pass a TXDOT monument disk found for a northeast corner of said called 200.013 acre tract and continuing for a total distance of 60.02 feet to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for the northeast corner of this tract;

THENCE, South 01° 12' 55" East – 1,362.15 feet with a line 40 feet east of and parallel to the east line of said 200.013 acre tract of land to a fence post found for the northeast corner of said 514.321 acre tract of land and for an angle point of this tract; from which a fence post broken off at ground level found for the southeast corner of said 200.013 acre tract of land bears South 88° 48' 49" West – 40.00 feet;

THENCE, South 01° 42' 53" East – 7,364.42 feet with the east line of said 514.321 acre tract and with the west line of a tract of land conveyed to Mary Doris Fondren Allday, et al, as recorded in Volume 464, Page 595 of the Fort Bend County Deed Records to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for the southeast corner of said 514.321 acre tract of land and for an angle point of this tract; from a 5/8-inch iron rod with cap stamped "T.E.A.M." set to replace a disturbed 1/2-inch iron pipe for the northeast corner of said 391.47 acre tract of land bears South 88° 17' 07" West – 40.00 feet;

THENCE, South 02° 21' 53" East with the east line of a 40 foot road easement, as recorded in Volume 366, Page 349 of the Fort Bend County Deed Records and with the west line of said Mary Doris Fondren Allday tract, at a distance of 5,430.68 feet pass a 5/8-inch iron rod with cap stamped "T.E.A.M." set in the north line of said 251.075 acre tract of land and continuing for a total distance of 5,466.03 feet to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for a point-of-curvature of a curve to the left;

THENCE, in a southeasterly direction with said curve to the left having a radius of 25.00 feet, a central angle of 49° 40' 47", a length of 21.68 feet, and a chord bearing South 27° 12' 17" East - 21.00 feet to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for a point-of-reverse-curvature;

THENCE, in a westerly direction with a reverse-curve to the right having a radius of 60.00 feet, a central angle of $279^{\circ} 21' 34''$, a length of 292.54 feet, and a chord bearing South $87^{\circ} 38' 07''$ West – 77.65 feet to a 5/8-inch iron rod with cap stamped “T.E.A.M.” set for a point-of-reverse-curvature;

THENCE, in a northeasterly direction with a reverse-curve to the left having a radius of 25.00 feet, a central angle of $49^{\circ} 40' 47''$, a length of 21.68 feet, and a chord bearing North $22^{\circ} 28' 31''$ East – 21.00 feet to a 5/8-inch iron rod with cap stamped “T.E.A.M.” set for a point-of-tangency;

THENCE, North $02^{\circ} 21' 53''$ West – 5,466.37 feet with a line 20 feet west of and parallel to the east line of said 391.47 acre tract of land to a 5/8-inch iron rod with cap stamped “T.E.A.M.” set for an angle point;

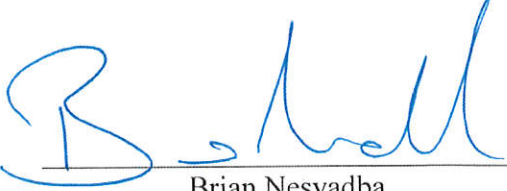
THENCE, North $01^{\circ} 42' 53''$ West – 7,365.03 feet with a line 60 feet west of and parallel to the east line of said 514.321 acre tract of land to a 5/8-inch iron rod with cap stamped “T.E.A.M.” set for an angle point;

THENCE, North $01^{\circ} 12' 55''$ West – 1,361.01 feet with a line 20 feet west and parallel to the east line of said 200.013 acre tract of land to the POINT OF BEGINNING and containing 19.8198 acres (863,349 square feet) of land.

Note: This metes-and-bounds description was written in conjunction with a survey performed on even date herewith.

COMPILED BY:
Texas Engineering And Mapping Co.
Civil Engineers - Land Surveyors
Firm Registration No. 10119000
Stafford, Texas
Job No. 1126-1
W:\1126-1_Montgomery_ROW.doc




Brian Nesvadba
Registered Professional Land Surveyor
State of Texas No. 5776

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Highland Management, Inc.
Houston, TX United States

Certificate Number:
2016-18516

Date Filed:
02/25/2016

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
Fort Bend County

Date Acknowledged:

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the goods or services to be provided under the contract.
03082016
Montgomery Road Roadway Right of Way

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Coats/Rose,	Houston, TX United States		X
Highland Resources, Inc.,	Houston, TX United States	X	

5 Check only if there is NO Interested Party.

6 AFFIDAVIT

I swear, or affirm, under penalty of perjury, that the above disclosure is true and correct.



Gloria F. Catalan
Signature of authorized agent of contracting business entity

AFFIX NOTARY STAMP SEAL ABOVE

Sworn to and subscribed before me, by the said Gloria F. Catalan, this the 25th day of FEBRUARY, 2016, to certify which, witness my hand and seal of office.

Angelia Helfrich Angelia Helfrich Notary
Signature of officer administering oath Printed name of officer administering oath Title of officer administering oath

NOTICE OF CONFIDENTIALITY RIGHTS: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

**DRAINAGE EASEMENT
(6.5253 Acre Right-of-Way Tract)**

Date: FEBRUARY 4, 2016

Grantor: **HIGHLAND MANAGEMENT, INC.**
a Delaware corporation

Grantor's Address: 1001 Fannin, Suite 4700
Houston, Texas 77002

Grantee: **FORT BEND COUNTY, TEXAS,**
a political subdivision of the State of Texas

Grantee's Address: 401 Jackson St.
Richmond, Texas 77469

Easement Tract: That certain 6.5253 acre parcel of land situated in Fort Bend County, Texas, described in **Exhibit A** attached hereto

Easement Duration: Perpetual

Consideration Paid by Grantee: Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged

Easement Purpose: To install, construct, operate, use, maintain, repair, monitor, inspect, replace, make connections with, and remove the Facilities and maintain the Easement Tract

Facilities: Storm sewer lines and facilities and drainage channels and improvements for the use and benefit of the general public

Permitted Encumbrances: All easements, liens, encumbrances, and other matters of record in the Official Records of the Real Property of Fort Bend County, Texas (the "**Official Records**") or which would be shown on a correct survey of the Easement Tract, to the extent valid and subsisting that affect the Easement Tract as of the Date and all laws, rules, regulations and restrictions,

including building and zoning ordinances of municipal or other governmental authorities, applicable and enforceable against the Easement Tract

Non-Permitted Activity: Any activity on or use of the Easement Tract inconsistent with the Easement Purpose is prohibited.

**Reservations from and
Exceptions to Conveyance
And Warranty:**

Grantor reserves and retains the right to use the Easement Tract for all purposes which do not unreasonably interfere with the easement rights hereby granted including, without limitation, the right to mow and maintain the Facilities and the Easement Tract in the event Grantee elects not to or fails to provide maintenance.

Grantor, for the consideration recited, **GRANTS** to Grantee, its successors and assigns, a non-exclusive easement in, over, under, on, and across the Easement Tract for the Easement Purpose, subject to the Permitted Encumbrances, together with (i) the right of ingress and egress at all times over, on, and across the Easement Tract for use of the Easement Tract for the Easement Purpose and (ii) any and all rights and appurtenances pertaining to use of the Easement Tract for the Easement Purpose (collectively, the "**Easement**"). Grantee will have such access across, along, under, and upon the Easement Tract and may enter upon the Easement Tract to engage in such activities as may be necessary, requisite, convenient or appropriate in connection with the construction, maintenance, operation and use of the Facilities upon the Easement Tract. Grantee's rights in and to the Easement Tract include, without limitation, the right to remove trees and vegetation within the Easement Tract.

GRANTOR MAKES NO WARRANTY OR REPRESENTATION OF ANY KIND, EXPRESS OR IMPLIED, ORAL OR WRITTEN, AS TO THE STATUS OR CONDITION OF THE EASEMENT TRACT OR THE SAFETY, SUITABILITY OR FITNESS OF THE EASEMENT TRACT FOR ANY PURPOSES. GRANTEE ACCEPTS THE EASEMENT TRACT ON AN "AS IS, WHERE IS, WITH ALL FAULTS" BASIS AND CONDITION WITH ANY AND ALL LATENT AND PATENT DEFECTS.

TO HAVE AND TO HOLD the Easement to Grantee and Grantee's successors and assigns for the Easement Duration and Easement Purpose. Grantor binds Grantor and Grantor's successors, and assigns to **WARRANT AND FOREVER DEFEND** the title to the Easement, subject to the Permitted Encumbrances, to Grantee against every person whomsoever lawfully claiming or to claim the Easement Tract or any part of the Easement Tract when the claim is by, through, or under Grantor, but not otherwise.

Grantee will conduct any maintenance, repair or other work activities in the Easement Tract in a good and workmanlike manner in compliance with all applicable laws, rules and regulations.

Except where the context otherwise requires, *Grantor* includes *Grantor's successors and assigns* and *Grantee* includes *Grantee's employees, agents, consultants, contractors, successors, and assigns*; and where the context requires, singular nouns and pronouns include the plural.

Grantee joins in the execution of this Drainage Easement to evidence its acceptance hereof.

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STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

This instrument was acknowledged before me on this ____ day of _____, 2016,
by _____, as _____ of COUNTY OF FORT
BEND, TEXAS, a political subdivision of the State of Texas, on behalf of said County.

[Seal]

Notary Public, State of Texas

Exhibit A

December 5, 2014

***20' Drainage Easement
6.5253 acres in the D. Randon & I. Pennington Survey, Abstract No. 75,
Fort Bend County, Texas***

A FIELD NOTE DESCRIPTION of a 6.5253 acre (284,241 square feet) tract of land in the D. Randon & I. Pennington Survey, Abstract No. 75, Fort Bend County, Texas; said 6.5253 acre tract being out of a called 200.013 acre tract of land conveyed to Highland Management, Inc., as recorded in Volume 1089, Page 165 of the Fort Bend County Deed Records, being out of a called 514.321 acre tract of land, described as "Tract III", conveyed to Highland Management, Inc., as recorded in Volume 801, Page 410 of the Fort Bend County Deed Records, being out of a called 391.47 acre tract of land, described as "Tract IV", conveyed to Highland Management, Inc., as recorded in Volume 569, Page 765 of the Fort Bend County Deed Records, and being out of a called 251.075 acre tract of land, described as "Tract V", conveyed to Highland Management, Inc., as recorded in Volume 671, Page 876 of the Fort Bend County Deed Records; said tract being more particularly described by metes-and-bounds as follows with the bearings being based on Texas State Plane Coordinate System, South Central Zone (NAD83) per GPS Observations using National Geodetic Survey Continuously Operating Reference Stations:

BEGINNING at a 5/8-inch iron rod with cap stamped "T.E.A.M." set in the south line of a tract of land conveyed to County of Fort Bend, as recorded in Volume 2205, Page 1910; Volume 2200, Page 438; and in Volume 2187, Page 2067 of the Fort Bend County Deed Records for the northwest corner of this tract; from which a TXDOT monument disk found for a northeast corner of said called 200.013 acre tract bears North 87° 26' 43" East – 14.21 feet;

THENCE, South 01° 12' 55" East – 1,361.01 feet with a line 20 feet west of and parallel to the east line of said 200.013 acre tract of land to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for an angle point of this tract;

THENCE, South 01° 42' 53" East – 7,365.03 feet with a line 60 feet west of and parallel to the east line of said 514.321 acre tract of land to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for an angle point of this tract;

THENCE, South 02° 21' 53" East – 5,466.37 feet with a line 20 feet west of and parallel to the east line of said 391.47 acre tract of land to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for the southeast corner of this tract and for the beginning of a non-tangent curve to the right;

THENCE, in a southwesterly direction with said non-tangent curve to the right having a radius of 25.00 feet, a central angle of 49° 40' 47", a length of 21.68 feet, and a chord bearing South 22° 28' 31" West – 21.00 feet to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for a point-of-reverse-curvature;

THENCE, in a southwesterly direction with a reverse-curve to the left having a radius of 60.00 feet, a central angle of 16° 07' 21", a length of 16.88 feet, and a chord bearing South 39° 15' 14" West – 16.83 feet to a point for the southwest corner of this tract;

THENCE, North 02° 21' 53" West – 5,498.13 feet with a line 40 feet west of and parallel to the east line of said 391.47 acre tract of land to an angle point of this tract;

THENCE, North 01° 42' 53" West – 7,365.23 feet with a line 80 feet west of and parallel to the east line of said 514.321 acre tract of land to an angle point of this tract;

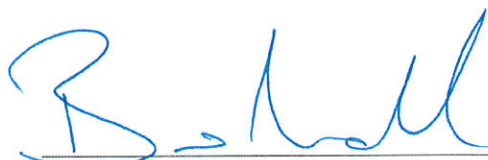
THENCE, North 01° 12' 55" West – 1,360.63 feet with a line 40 feet west of and parallel to the east line of said 200.013 acre tract of land to a point for the northwest corner of this tract;

THENCE, North 87° 26' 43" East – 20.01 feet with the south line of said County of Fort Bend tract to the POINT OF BEGINNING and containing 6.5253 acres (284,241 square feet) of land.

Note: This metes-and-bounds description was written in conjunction with a survey performed on even date herewith.

COMPILED BY:
Texas Engineering And Mapping Co.
Civil Engineers - Land Surveyors
Firm Registration No. 10119000
Stafford, Texas
Job No. 1126-1
W:\1126-1_20'_Drainage_Esmt.doc





Brian Nesvadba
Registered Professional Land Surveyor
State of Texas No. 5776

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Highland Management, Inc.
Houston, TX United States

Certificate Number:
2016-18515

Date Filed:
02/25/2016

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
Fort Bend County

Date Acknowledged:

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the goods or services to be provided under the contract.

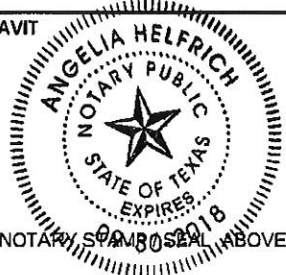
03082016
Montgomery Road Drainage Easement

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Coats/Rose,	Houston, TX United States		X
Highland Resources, Inc.,	Houston, TX United States	X	

5 Check only if there is NO Interested Party.

6 AFFIDAVIT

I swear, or affirm, under penalty of perjury, that the above disclosure is true and correct.



AFFIX NOTARY SEAL ABOVE

Guerra F. Catalan
Signature of authorized agent of contracting business entity

Sworn to and subscribed before me, by the said Guerra F. Catalan, this the 25th day of February, 2016, to certify which, witness my hand and seal of office.

Angelia Helfrich Angelia Helfrich Notary
Signature of officer administering oath Printed name of officer administering oath Title of officer administering oath

NOTICE OF CONFIDENTIALITY RIGHTS: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

**MAINTENANCE EASEMENT
(2.4530 Acre Outfall Tract)**

Date: February 24, 2016

Grantor: **HIGHLAND MANAGEMENT, INC.**
a Delaware corporation

Grantor's Address: 1001 Fannin, Suite 4700
Houston, Texas 77002

Grantee: **FORT BEND COUNTY, TEXAS,**
a political subdivision of the State of Texas

Grantee's Address: 401 Jackson St.
Richmond, Texas 77469

Easement Tract: That certain 2.4530 acre parcel of land situated in Fort Bend County, Texas, described in **Exhibit A** attached hereto

Easement Duration: Perpetual

Consideration Paid by Grantee: Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged

Easement Purpose: Maintenance of the Facilities and the Easement Tract

Facilities: Storm sewer lines and facilities and drainage channels and improvements installed by Grantor in the Easement Tract

Permitted Encumbrances: All easements, liens, encumbrances, and other matters of record in the Official Records of the Real Property of Fort Bend County, Texas (the "**Official Records**") or which would be shown on a correct survey of the Easement Tract, to the extent valid and subsisting that affect the Easement Tract as of the Date and all laws, rules, regulations and restrictions, including building and zoning ordinances of municipal or other

governmental authorities, applicable and enforceable against the Easement Tract

Non-Permitted Activity: Any activity on or use of the Easement Tract inconsistent with the Easement Purpose is prohibited.

Reservations from and Exceptions to Conveyance And Warranty:

Grantor reserves and retains the right to use the Easement Tract for all purposes which do not unreasonably interfere with the easement rights hereby granted including, without limitation, the right to maintain the Facilities and mow the Easement Tract in the event Grantee elects not to or fails to provide maintenance.

Grantor, for the consideration recited, **GRANTS** to Grantee, its successors and assigns, a non-exclusive easement in, over, under, on, and across the Easement Tract for the Easement Purpose, subject to the Permitted Encumbrances, together with (i) the right of ingress and egress at all times over, on, and across the Easement Tract for use of the Easement Tract for the Easement Purpose and (ii) any and all rights and appurtenances pertaining to use of the Easement Tract for the Easement Purpose (collectively, the "**Easement**"). Grantee will have such access across, along, under, and upon the Easement Tract and may enter upon the Easement Tract to engage in such activities as may be necessary, requisite, convenient or appropriate in connection with the maintenance of the Facilities upon the Easement Tract. Grantee's rights in and to the Easement Tract include, without limitation, the right to remove trees and vegetation within the Easement Tract.

GRANTOR MAKES NO WARRANTY OR REPRESENTATION OF ANY KIND, EXPRESS OR IMPLIED, ORAL OR WRITTEN, AS TO THE STATUS OR CONDITION OF THE EASEMENT TRACT OR THE SAFETY, SUITABILITY OR FITNESS OF THE EASEMENT TRACT FOR ANY PURPOSES. GRANTEE ACCEPTS THE EASEMENT TRACT ON AN "AS IS, WHERE IS, WITH ALL FAULTS" BASIS AND CONDITION WITH ANY AND ALL LATENT AND PATENT DEFECTS.

TO HAVE AND TO HOLD the Easement to Grantee and Grantee's successors and assigns for the Easement Duration and Easement Purpose. Grantor binds Grantor and Grantor's successors, and assigns to **WARRANT AND FOREVER DEFEND** the title to the Easement, subject to the Permitted Encumbrances, to Grantee against every person whomsoever lawfully claiming or to claim the Easement Tract or any part of the Easement Tract when the claim is by, through, or under Grantor, but not otherwise.

Grantee will conduct any maintenance, repair or other work activities in the Easement Tract in a good and workmanlike manner in compliance with all applicable laws, rules and regulations.

Except where the context otherwise requires, *Grantor* includes *Grantor's successors and assigns* and *Grantee* includes *Grantee's employees, agents, consultants, contractors, successors, and assigns*; and where the context requires, singular nouns and pronouns include the plural.

Grantee joins in the execution of this Drainage Easement to evidence its acceptance hereof; provided, however, by its acceptance of this Drainage Easement Grantee does not assume any obligation to maintain the Facilities or the Easement Tract.

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Executed effective the Date first above stated.

GRANTOR:

HIGHLAND MANAGEMENT, INC.,
a Delaware corporation

By: Gloria F. Catalani
Name: Gloria F. Catalani
Title: SECRETARY

GRANTEE:

COUNTY OF FORT BEND, TEXAS

By: _____
Name: Robert Hebert
Title: County Judge

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on this 24th day of FEBRUARY, 2016,
by Gloria F. Catalani, SECRETARY of HIGHLAND
MANAGEMENT, INC., a Delaware corporation, on behalf of said corporation.

[Seal]



Angelia Helfrich
Notary Public, State of Texas

STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

This instrument was acknowledged before me on this ____ day of _____, 2016,
by _____, as _____ of COUNTY OF FORT
BEND, TEXAS, a political subdivision of the State of Texas, on behalf of said County.

[Seal]

Notary Public, State of Texas

Exhibit A

December 5, 2014

110' Drainage Easement

***2.4530 acres in the D. Randon & I. Pennington Survey, Abstract No. 75,
Fort Bend County, Texas***

A FIELD NOTE DESCRIPTION of a 2.4530 acre (106,853 square feet) tract of land in the D. Randon & I. Pennington Survey, Abstract No. 75, Fort Bend County, Texas; said 2.4530 acre tract being out of a called 251.075 acre tract of land, described as "Tract V", conveyed to Highland Management, Inc., as recorded in Volume 671, Page 876 of the Fort Bend County Deed Records; said tract being more particularly described by metes-and-bounds as follows with the bearings being based on Texas State Plane Coordinate System, South Central Zone (NAD83) per GPS Observations using National Geodetic Survey Continuously Operating Reference Stations:

BEGINNING at a 5/8-inch iron rod with cap stamped "T.E.A.M." set in the north line of said 251.075 acre tract and in the south line of a tract of land conveyed to Mary Doris Fondren Allday, et al, as recorded in Volume 464, Page 595 of the Fort Bend County Deed Records for the southeast corner of a 40 foot wide Fort Bend County road easement, as recorded in Volume 366, Page 349 of the Fort Bend County Deed Records; from which a 5/8-inch iron rod with cap stamped "T.E.A.M." set for the southeast corner of a called 391.47 acre tract of land, described as "Tract IV", conveyed to Highland Management, Inc., as recorded in Volume 569, Page 765 of the Fort Bend County Deed Records bears North 88° 50' 30" West – 40.07 feet;

THENCE, South 88° 50' 30" East with a fence line, at a distance of 881.93 feet pass a 5/8-inch iron rod with cap stamped "T.E.A.M." set and continuing for a total distance of 981.93 feet to a point in the lowest bank of the Brazos River at the mature vegetation growth for the northeast corner of this tract;

THENCE, South 05° 06' 54" East – 110.66 feet the lowest bank of the Brazos River at the mature vegetation growth to a point for the southeast corner of this tract;

THENCE, North 88° 50' 30" West – 958.38 feet to a point for the beginning of a non-tangent curve to the left and for the southwest corner of this tract;

THENCE, in a northwesterly direction with said curve to the left having a radius of 60.00 feet, a central angle of 61° 03' 03", a length of 63.93 feet, and a chord bearing North 21° 31' 09" West – 60.95 feet to a point-of-reverse-curvature;

THENCE, in a northwesterly direction with said reverse-curve to the right having a radius of 25.00 feet, a central angle of 49° 40' 47", a length of 21.68 feet, and a chord bearing North 27° 12' 17" West – 21.00 feet to a 5/8-inch iron rod with cap stamped "T.E.A.M." set for a point-of-tangency;

THENCE, North 02° 21' 53" West – 35.35 feet to the POINT OF BEGINNING and containing 2.4530 acres (106,853 square feet) of land.

Note: This metes-and-bounds description was written in conjunction with a survey performed on even date herewith.

COMPILED BY:
Texas Engineering And Mapping Co.
Civil Engineers - Land Surveyors
Firm Registration No. 10119000
Stafford, Texas
Job No. 1126-1
W:\1126-1_110'_Drainage_Esmt.doc



A handwritten signature in blue ink, appearing to read "Brian Nesvadba", written over a horizontal line.

Brian Nesvadba
Registered Professional Land Surveyor
State of Texas No. 5776

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Highland Management, Inc.
Houston, TX United States

Certificate Number:
2016-18511

Date Filed:
02/25/2016

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
Fort Bend County

Date Acknowledged:

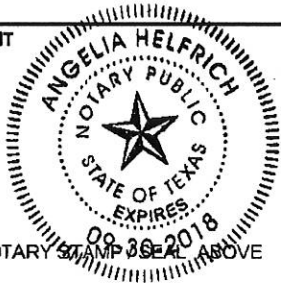
3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the goods or services to be provided under the contract.
03082016
Montgomery Road Drainage Facility Maintenance Easement

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Coats/Rose,	Houston, TX United States		X
Highland Resources, Inc.,	Houston, TX United States	X	

5 Check only if there is NO Interested Party.

6 AFFIDAVIT

I swear, or affirm, under penalty of perjury, that the above disclosure is true and correct.



AFFIX NOTARY SEAL ABOVE

Gloria F. Casani
Signature of authorized agent/of contracting business entity

Sworn to and subscribed before me, by the said Gloria F. Casani, this the 25th day of February, 2016, to certify which, witness my hand and seal of office.

Angelia Helfrich Angelia Helfrich Notary
Signature of officer administering oath Printed name of officer administering oath Title of officer administering oath