

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.

**DONATION DEED**  
**(0.27 Acre)**

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

THAT, **SIGMUND L. CORNELIUS and PATRICIA CORNELIUS**, hereinafter called "Grantor", for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), the receipt and sufficiency of which are hereby acknowledged, has DONATED and does hereby GRANT, GIVE, AND CONVEY unto **FORT BEND COUNTY, TEXAS**, a political subdivision of the State of Texas ("Grantee"), whose address is 301 Jackson Street, Richmond, Texas 77469, all of that certain 0.27 acre tract or parcel of land in Fort Bend County, Texas, more particularly described in Exhibit A attached hereto, incorporated herein and made a part hereof for all purposes (the "Property").

This conveyance is made by Grantor and accepted by Grantee subject to any and all easements, conditions, restrictions, covenants, mineral or royalty interests, mineral reservations, surface waivers, liens, encumbrances, regulations or orders of municipal and/or other governmental authorities appearing of record in the Official Public Records of Fort Bend County, Texas, to the extent such matters are validly existing and affect the Property (collectively, the "Permitted Encumbrances").

**TO HAVE AND TO HOLD** the Property, together with, all and singular, the rights and appurtenances thereto in any wise belonging, unto Grantee, Grantee's successors and/or assigns forever; and Grantor does hereby bind itself, Grantor's successors and/or assigns, to **WARRANT AND FOREVER DEFEND**, all and singular, the Property unto Grantee, Grantee's successors and/or assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, subject only to the Permitted Encumbrances.

If the current ad valorem taxes on said Property have not been prorated at the time of closing, Grantor and Grantee shall be responsible for payment of its respective share thereof based on period of ownership.

*[Signature pages follow this page.]*

EXECUTED on this the 19 day of April, 2016.

GRANTOR:

Sigmund L. Cornelius

Sigmund L. Cornelius

Patricia Cornelius

Patricia Cornelius

THE STATE OF TEXAS §

COUNTY OF Harris §

This instrument was acknowledged before me on the 19 day of APRIL, 2016 by Sigmund L. Cornelius.

(SEAL)

Carol Binminh Brooks

Notary Public in and for the State of Texas



12512055-4

THE STATE OF TEXAS §

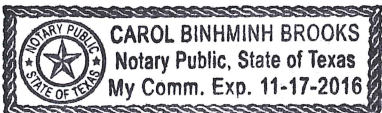
COUNTY OF Harris §

This instrument was acknowledged before me on the 19 day of APRIL, 2016 by Patricia Cornelius.

(SEAL)

Carol Binminh Brooks

Notary Public in and for the State of Texas



12512055-4

AGREED AND ACCEPTED on this the \_\_\_ day of \_\_\_\_\_, 2016.

**FORT BEND COUNTY, TEXAS**

By: \_\_\_\_\_

Robert E. Hebert, County Judge

ATTEST:

\_\_\_\_\_  
Laura Richard, County Clerk

THE STATE OF TEXAS           §  
  §  
COUNTY OF FORT BEND       §

This instrument was acknowledged before me on the \_\_\_ day of \_\_\_\_\_, 2016 by Robert E. Hebert, County Judge of Fort Bend County, Texas.

(SEAL)

\_\_\_\_\_  
Notary Public in and for the State of Texas

Attachment:  
Exhibit A — Legal Description of the Property

AFTER RECORDING RETURN TO:

Fort Bend County Engineering  
Attention: Bryan Norton  
301 Jackson Street  
Richmond, Texas 77469

Road Tract  
0.27 Acre

Churchill Fulshear League, Abstract 29  
Fort Bend County, Texas

STATE OF TEXAS §

COUNTY OF FORT BEND §

A **METES & BOUNDS** description of a 0.27 acre tract in the Churchill Fulshear League, Abstract 29, Fort Bend County, Texas, being out of and a part of that certain called 21.3547 acre tract recorded under County Clerk's File Number 2015139520, Official Public Records, Fort Bend County, Texas, and that certain called 2.0000 acre tract recorded under County Clerk's File Number 2014124396, Official Public Records, Fort Bend County, Texas, with all bearings based upon the Texas Coordinate System, South Central Zone, NAD83, based upon GPS observations.

**Beginning** at a Mag nail found in James Lane (width varies) for the upper southwest corner of said called 21.3547 acre tract, same being the northwest corner of an adjoining called 0.5719 acre Easement Tract recorded under County Clerk's File Number 2015139520, Official Public Records, Fort Bend County, Texas, for the southwest corner and **Place of Beginning** of the herein described tract, said point being in the east line of an adjoining called 70.3591 acre tract recorded under County Clerk's File Number 1999099289, Official Public Records, Fort Bend County, Texas, said point bears North 00 degrees 56 minutes 32 seconds West, 415.04 feet (adjoiner called North 00 degrees 31 minutes 35 seconds East, 415.20 feet) from a ½ inch iron pipe found for the southwest corner of said adjoining called 0.5719 acre Easement Tract;

**Thence** North 00 degrees 53 minutes 03 seconds West (called North 34 degrees 28 minutes East) along the west line of the herein described tract and said called 21.3547 acre tract, same being the east line of said adjoining called 70.3591 acre tract, as located in James Lane, 152.96 feet (called 152.68 feet) to a point on said line, said point being the lower northwest corner of said called 21.3547 acre tract, same being the southwest corner of the aforementioned called 2.0000 acre tract;

**Thence** North 00 degrees 53 minutes 03 seconds West (called North 00 degrees 34 minutes 28 seconds East) continuing along the west line of the herein described tract, being the west line of said called 2.0000 acre tract, same being the east line of said adjoining called 70.3591 acre tract, 136.02 feet (called 136.02 feet) to an angle point;

**Thence** North 04 degrees 24 minutes 29 seconds East (called North 05 degrees 52 minutes 08 seconds East) continuing along said line, 48.65 feet to a Mag nail with shiner marked "Kalkomey Surveying" set for the northwest corner of the herein described tract;

**Thence** North 88 degrees 41 minutes 24 seconds East establishing the north line of the herein described tract, 35.18 feet to a ½ inch iron pipe with cap marked "Kalkomey Surveying" set for the northeast corner of the herein described tract, same being the northwest corner of an adjoining 12.97 acre tract surveyed by the undersigned this date;

Road Tract  
0.27 Acre

Churchill Fulshear League, Abstract 29  
Fort Bend County, Texas

**Thence** South 04 degrees 24 minutes 29 seconds West along the east line of the herein described tract, same being the west line of said adjoining 12.97 acre tract, being the proposed east right-of-way line of James Lane, 50.53 feet to a ½ inch iron pipe with cap marked "Kalkomey Surveying" set for angle point;

**Thence** South 00 degrees 53 minutes 03 seconds East continuing along said line, crossing the south line of said called 2.0000 acre tract, same being the lower north line of the aforementioned called 21.3547 acre tract, 285.67 feet to a ½ inch iron pipe with cap marked "Kalkomey Surveying" set for the southeast corner of the herein described tract, same being the upper southwest corner of said adjoining 12.97 acre tract, said point being in the upper south line of said called 21.3547 acre tract, same being the north line of the aforementioned adjoining called 0.5719 acre Easement Tract;

**Thence** South 86 degrees 21 minutes 17 seconds West (called South 87 degrees 50 minutes 07 seconds West) along the south line of the herein described tract, same being the north line of said adjoining called 0.5719 acre Easement Tract, 35.04 feet to the **Place of Beginning** and containing 0.27 acre of land, more or less.

For reference and further description see Drawing No. 9572 prepared by the undersigned on same date.

April 8, 2016

Job Number R8000-0589-00

Jones | Carter  
Charlie Kalkomey Surveying Division  
6415 Reading Road  
Rosenberg, TX 77471-5655  
(281) 342-2033  
Texas Board of Professional Land  
Surveying Registration No. 10046104



  
Acting By/Through Chris D. Kalkomey  
Registered Professional Land Surveyor  
No. 5869  
CDKalkomey@jonescarter.com

KERRY A. KILBURN, et ux  
CALLED 10.00 AC.  
C.C.F. NO. 2004099392  
O.P.R.F.B.C.T.

SIGMUND L. CORNELIUS, et ux  
CALLED 38.596 AC.  
C.C.F. NO. 2007122637  
O.P.R.F.B.C.T.



NORTH  
SCALE: 1" = 100'

TO F.M. HIGHWAY 1093  
JAMES LANE  
(WIDTH VARIES)

SIGMUND L. CORNELIUS, et ux  
CALLED 2.0000 AC.  
C.C.F. NO. 2014124396  
O.P.R.F.B.C.T.

0.27 AC.

FRED E. BRAY  
CALLED 70.3591 AC.  
C.C.F. NO. 1999099289  
O.P.R.F.B.C.T.

SIGMUND L. CORNELIUS, et ux  
CALLED 21.3547 AC.  
C.C.F. NO. 2015139520  
O.P.R.F.B.C.T.

POINT OF BEGINNING

35'

SIGMUND L. CORNELIUS, et ux  
CALLED 0.5719 AC. EASEMENT TRACT  
(TRACT II)  
C.C.F. NO. 2015139520  
O.P.R.F.B.C.T.

JOHN Y. LEBOURHIS, et ux  
CALLED 0.5256 AC.  
C.C.F. NO. 2016034042  
O.P.R.F.B.C.T.

EXHIBIT  
OF A  
**0.27 ACRE**  
**ROAD RIGHT-OF-WAY DEDICATION**  
OUT OF THE  
**CHURCHILL FULSHEAR LEAGUE, ABSTRACT 29**  
FORT BEND COUNTY, TEXAS  
APRIL 2016



JONES | CARTER

CHARLIE KALKOMEY SURVEYING DIVISION  
Texas Board of Professional Land Surveying Registration No. 10046104  
6415 Reading Road • Rosenberg, Texas 77471 • 281.342.2033

P:\PROJECTS\R8000-Fort Bend\0589-00\_Sig\_Cornelius\1\_Surveying\_Phase\CAD\_Files\road\_exhibit.dwg Apr 11, 2016 - 8:42am CK