

**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.**

**PUBLIC ROAD RIGHT-OF-WAY DEDICATION**

(Humphrey Way – 0.4407 acres)

STATE OF TEXAS

§

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COUNTY OF FORT BEND

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**MAXIM PRODUCTION CO., INC.**, a Texas corporation, whose address is 580 Maxim Dr., Boling, Texas 77420 ("Grantor"), in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has GRANTED, BARGAINED, DEDICATED, and CONVEYED and does GRANT, BARGAIN, DEDICATE AND CONVEY to the **COUNTY OF FORT BEND, TEXAS**, a body politic organized under the laws of the State of Texas whose address is 301 Jackson Street, Richmond, Texas 77469 ("Grantee"), the real property in Fort Bend County, Texas, fully described in Exhibit "A" and depicted on Exhibit "B" attached hereto (the "Right-of-Way Tract") for the following purposes:

- (a) the right to survey, construct, maintain, operate, repair, replace and reconstruct a road over the Right-of-Way Tract and appurtenant facilities and improvements;
- (b) the right to bring in or 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.

TO HAVE AND TO HOLD the Right-of-Way Tract, together with all and singular the rights, privileges and appurtenances to it in any way belonging to Grantee, its successors, and its assigns 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 binds itself, its successors, and its assigns to WARRANT AND FOREVER DEFEND all and singular the title to the Right-of-Way Tract to Grantee, its successors and its assigns against any person lawfully claiming or to claim the same or any part of it, by, through or under Grantor, but not otherwise.

Grantee, at its sole expense, shall maintain the Right-of-Way Tract at a level of appearance and utility consistent with common industry standards for similarly used properties, including without limitation providing for proper drainage.

Grantee grants, sells, and conveys to Grantor and Grantor's heirs, successors, and assigns a perpetual easement to, over, and across the Right-of-Way Tract for access and for the benefit of

all or any portion of Grantor's property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold the easement, rights, and appurtenances to Grantor and Grantor's heirs, successors, and assigns forever. Grantee binds Grantee and Grantee's heirs, successors, and assigns to warrant and forever defend the title to the easement, rights, and appurtenances in Grantor and Grantor's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the easement, rights, or appurtenances, or any part thereof, by, through or under Grantee, but not otherwise.

If current ad valorem taxes on the Right-of-Way Tract have not been prorated at the time of execution and delivery of this dedication instrument, Grantor and Grantee shall be responsible for the payment of their respective shares thereof based on the period of ownership.

EXECUTED this 8 day of March, 2016.

**GRANTOR:**

**MAXIM PRODUCTION CO., INC.**

a Texas corporation

By: *V. J. Reina*  
Mr. Vincent J. Reina, President

THE STATE OF TEXAS

§

§

COUNTY OF FORT BEND

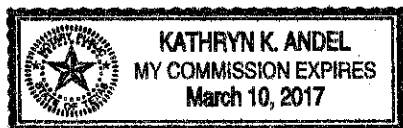
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Before me on this day, personally appeared Vincent J. Reina, proved to me to be the President whose name is subscribed to the foregoing instrument and acknowledged to me that the instrument was the act of Maxim Production Co., Inc., a Texas corporation, and that he/she executed the instrument as the act of said corporation for the purposes and consideration expressed therein, by proper authority, and in the capacity stated in the instrument.

Given under my hand and seal of office this 8 day of march, 2016.

*Kathryn K. Andel*  
Notary Public in and for the State of Texas

(NOTARY SEAL)



AGREED AND ACCEPTED as of the \_\_\_\_ day of \_\_\_\_\_, 2016.

**GRANTEE:**

**FORT BEND COUNTY, TEXAS,**

a body politic organized under the laws of the State  
of Texas

By: \_\_\_\_\_  
Robert E. Hebert, Fort Bend County Judge

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, a body politic  
organized under the laws of the State of Texas, for and on behalf of such body politic.

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

(NOTARY SEAL)

After recording return to:  
Fort Bend County- Humphrey Way  
c/o Johnson Petrov LLP  
2929 Allen Parkway, Suite 3150  
Houston, Texas 77019  
Attention: Martye Kendrick

Attachments:  
Exhibit "A"- Legal Description of the Right-of-Way Tract  
Exhibit "B"- Survey of the Right-of-Way Tract

Exhibit "A"  
Legal Description of the Right-of-Way Tract

**EXHIBIT**

**TRACT 5: B**

A TRACT OR PARCEL CONTAINING 0.4407 ACRES (19,199SQ. FT.) OF LAND, SITUATED IN THE ISAAC MCGARY LEAGUE, ABSTRACT NO. 58, FORT BEND COUNTY, TEXAS, SAID 0.4407 ACRE TRACT BEING OUT OF AND A PORTION OF A CALLED 11.27 ACRES, CONVEYED TO MAXIM PRODUCTION CO., INC., AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2013154009 OF THE FORT BEND COUNTY CLERK FILE (F.B.C.C.F.), TEXAS, SAID 0.4407 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS; ALL BEARINGS ARE BASED ON TEXAS STATE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83:

COMMENCING AT THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF TAYLOR RUN ROAD (WIDTH VARIES) AND THE WEST RIGHT-OF-WAY LINE OF WEST END TAVENER ROAD (60 FEET IN WIDTH);

THENCE, SOUTH 32 DEGREES 43 MINUTES 51 SECONDS EAST, DEPARTING THE SOUTH RIGHT-OF-WAY LINE OF SAID TAYLOR RUN ROAD, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID WEST END TAVENER ROAD, A DISTANCE OF 1244.72 FEET TO A 5/8 INCH IRON PIPE FOUND MARKING THE NORTHEAST CORNER OF A CALLED 20.00 ACRE TRACT CONVEYED TO SNR PROPERTIES AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2010058116;

THENCE, SOUTH 57 DEGREES 16 MINUTES 09 SECONDS WEST, DEPARTING THE WEST RIGHT-OF-WAY LINE OF SAID WEST END TAVENER ROAD, ALONG THE NORTH LINE OF SAID CALLED 20.00 ACRE TRACT, A DISTANCE OF 812.76 FEET TO A POINT IN THE EAST LINE OF A CALLED 26.922 ACRE TRACT CONVEYED TO FADI AHMED AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2007077000;

THENCE, SOUTH 32 DEGREES 43 DEGREES MINUTES 28 SECONDS EAST, ALONG THE EAST LINE OF SAID CALLED 26.922 ACRES TRACT, A DISTANCE OF 522.25 FEET TO A 1/2 INCH IRON PIPE FOUND MARKING THE SOUTHEAST CORNER OF SAID 26.922 ACRE TRACT;

THENCE, SOUTH 57 DEGREES 49 MINUTES 54 SECONDS WEST, ALONG THE SOUTH LINE OF SAID CALLED 26.922 ACRES TRACT, AT A DISTANCE OF 1658.72 FEET TO AN AXLE FOUND MARKING THE SOUTHWEST CORNER OF SAID CALLED 26.922 AND THE SOUTHEAST CORNER OF A CALLED 25.75 ACRES CONVEYED TO KATIE MURRAY AS DESCRIBED IN A DEED RECORDED IN VOLUME 203, PAGE 340, FORT BEND COUNTY DEED RECORDS (F.B.C.D.R.), AT 2061.78 FEET TO A 1 INCH IRON PIPE FOUND MARKING THE NORTHWEST CORNER OF A CALLED 24.993 ACRES TRACT CONVEYED TO ROBERT ALLEN JOHNSON AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2008037776 AND THE NORTHEAST CORNER A CALLED 11.20 ACRE TRACT CONVEYED TO BEAR CREEK US HOLDINGS AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2012019338 AND CONTINUING IN ALL A TOTAL DISTANCE OF 2747.39 FEET TO A POINT MARKING THE NORTHWEST CORNER OF SAID CALLED 11.20 ACRE TRACT AND THE NORTHEAST CORNER OF CALLED 5.57 ACRE TRACT CONVEYED TO DETTEGE ARQUINA K. ESTATE AS DESCRIBED IN A DEED RECORDED F.B.C.C.F. NO. 2009008428;

**THENCE**, SOUTH 32 DEGREES 10 MINUTES 06 SECONDS EAST, ALONG THE EAST LINE OF SAID CALLED 5.57 ACRE TRACT AND THE WEST LINE OF SAID CALLED 11.20 ACRE TRACT, A DISTANCE OF 437.35 FEET TO A POINT MARKING THE SOUTHEAST CORNER OF A CALLED 11.6 ACRE TRACT CONVEYED TO GLORIA SOLOMON AS DESCRIBED IN A DEED RECORDED IN VOLUME 441, PAGE 595, F.B.C.D.R. AND THE NORTHEAST CORNER OF THE REMAINDER OF A CALLED 11.58 ACRES TRACT, AS DESCRIBED TO ADMIRAL TLC, AS RECORDED IN F.B.C.C.F. NO. 2013142808;


**THENCE**, SOUTH 57 DEGREES 49 MINUTES 54 SECONDS WEST, ALONG THE COMMON LINE OF SAID 11.6 ACRES AND REMAINDER OF THE 11.58 ACRES TRACT, A DISTANCE OF 50.00 FEET TO A 5/8 INCH IRON ROD SET BEING THE **POINT OF BEGINNING** OF THE HEREIN DESCRIBED TRACT;

**THENCE**, SOUTH 32 DEGREES 10 MINUTES 06 SECONDS EAST, A DISTANCE OF 274.27 FEET TO A 5/8 INCH IRON ROD SET ON THE NORTH LINE OF A CALLED 13 ACRE TRACT CONVEYED TO FORT BEND COUNTY AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2012090044, BEING THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

**THENCE**, SOUTH 57 DEGREES 49 MINUTES 54 SECONDS WEST, ALONG THE COMMON LINE OF SAID CALLED 11.58 ACRES TRACT AND CALLED 13 ACRE TRACT, A DISTANCE OF 70.00 FEET TO A 5/8 INCH IRON ROD SET FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

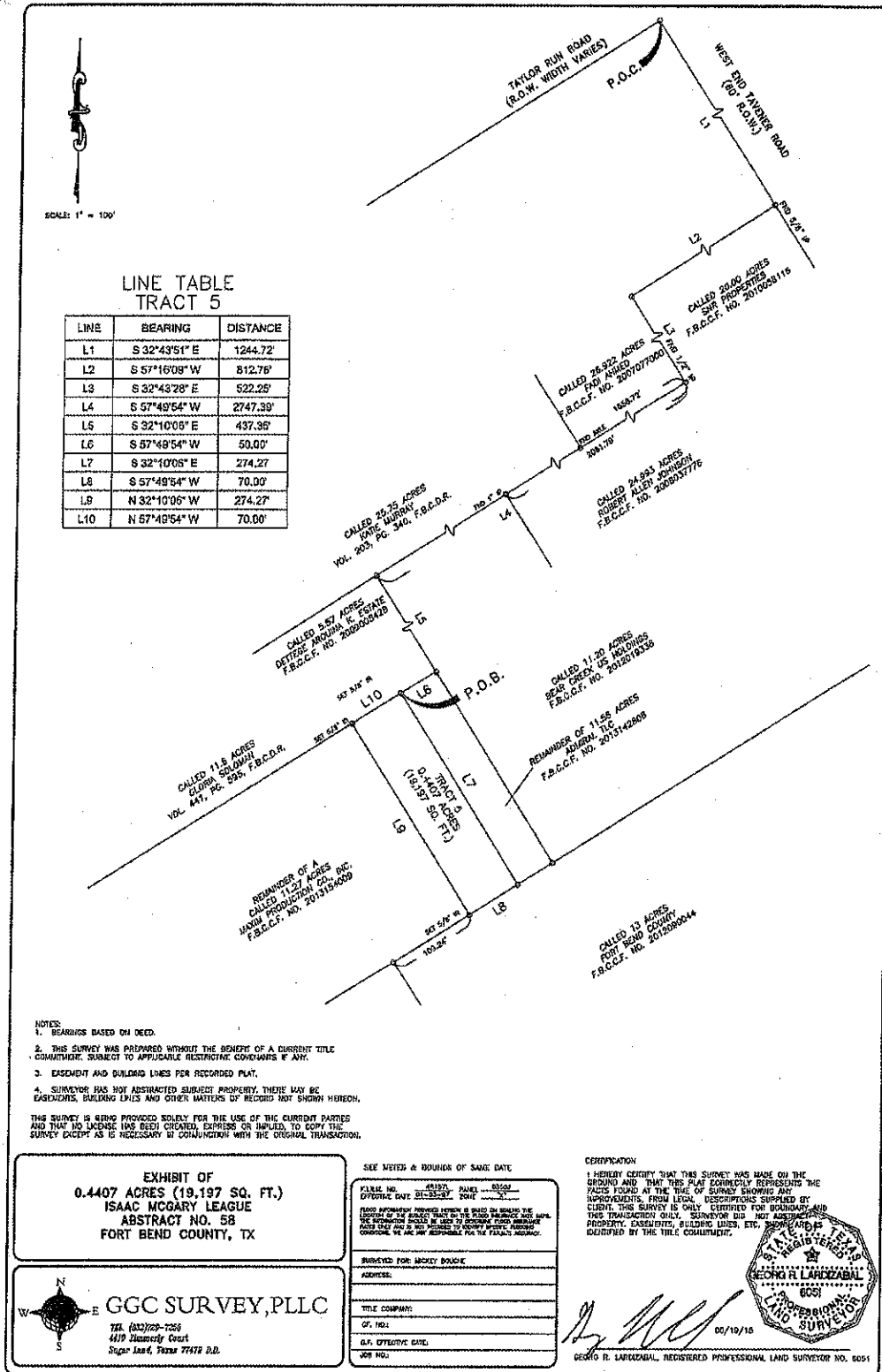
**THENCE**, NORTH 32 DEGREES 10 MINUTES 06 SECONDS WEST, THROUGH AND ACROSS SAID CALLED 11.27 ACRES TRACT, A DISTANCE OF 274.27 FEET TO A 5/8 INCH IRON ROD SET ON THE COMMON NORTH LINE OF SAID CALLED 11.27 ACRE TRACT AND THE SOUTH LINE OF AFORESAID CALLED 11.6 ACRE TRACT MARKING THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

**THENCE**, NORTH 57 DEGREES 49 MINUTES 54 SECONDS WEST, ALONG SAID COMMON LINE, A DISTANCE OF 70.00 FEET TO THE **POINT OF BEGINNING** OF HEREIN DESCRIBED TRACT AND CONTAINING 0.4407 ACRES OR 19,197 SQUARE FEET OF LAND.

  
08/19/15  
GEORG R. LARDIZABAL, RPLS 6051  
GGC SURVEY, PLLC, FIRM NO. 10146000  
TEL. 832-729-7256  
4419 ZIMMERLY COURT  
SUGAR LAND, TX 77479



# Exhibit "B" Survey of the Right-of-Way Tract



# 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

Certificate Number:  
2016-36107

Date Filed:  
04/06/2016

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Maxim Production Co., Inc.  
Boling, TX United States

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

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.

133757  
Real Property

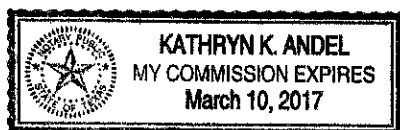
4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Reina, Denise	Boling, TX United States	X	
Reina, Christopher	Boling, TX United States	X	
Reina, Jr., Vincent	Boling, TX United States	X	
Reina, Sr., Vincent	Boling, TX 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.



*[Signature]*  
Signature of authorized agent of contracting business entity

AFFIX NOTARY STAMP / SEAL ABOVE

Sworn to and subscribed before me, by the said Chris Reina, this the 7th day of April, 2016, to certify which, witness my hand and seal of office.

*[Signature]*  
Signature of officer administering oath

Kathryn K Andel  
Printed name of officer administering oath

notary  
Title of officer administering oath