



PO # 151605 *oms*
THE GUESS GROUP, INC.

receipt line 1

A R E A L E S T A T E S E R V I C E S C O M P A N Y

INVOICE #005

P.O. Number: 151605

Date: December 4, 2017

Vendor: 14203

The Guess Group, Inc.
3315 Marquart St., Ste. 200
Houston, TX 77027
Attn: John Guess

Re: ROW ACQUISITION PRECINCT 2

Total Amount Due For This Invoice:

\$4,910.00

Total Contract Amount:

\$142,400.00 ✓

Total Contract Amount Remaining:

\$52,941.25 ✓

Total Amount Billed To Date:

\$89,458.75 ✓

*12/08/17
OKAY
[Signature]*

3315 MARQUART STREET, SUITE 200
HOUSTON, TEXAS 77027



TEL 713.660.7003 FAX 713.439.1090
WWW.GUESSGROUP.NET

Fort Bend County Engineering Department

Date: 12/6/2017

Project: Chimney Rock Status Report

Parcel	Owner Contact Information	Parcel Address	Letter of Intent	Date Appraisal Ordered	Date Appraisal Submitted to EDC	Appraisal Value (Test Client & Project)	Shed Offer (Amount & Date)	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Yes or No)	Req. Amount or Reason for ED	30 Day Notice	Signature / Fee Closed	Donated Parcel	Notes
REED Parcel # - Priority Parcel															
Parcels with Closing Pending															
#10	William Morris 713-621-3592	McHard Rd	42,913.00	42,962.00	42,991.00	550.00	550.00	N/A	550.00						Owner is dividing the \$550.00 award between Morris Children Charity (\$275.00) and Morris Family Trust (\$275.00).
	Easements, etc					1,30/sq. ft									We have been told by the owners they will send written instructions on the acceptance by October 21, 2017.
															Owners have agreed to accept deeds prepared by our attorney. Deeds will be delivered on November 16, 2017.
#12	Joe Goggans 214-212-0070	243.67 Acres													Waiting for Field Notes and Parcel #
	Easements, etc.														
	Joe Goggans 214-212-0070	200.43 Acres													Waiting for Field Notes and Parcel #
#8	Garza / Benavidez 832-794-3500		42,941.00	42,962.00	42,991.00	5,300.00	5,300.00	7,500.00	N/A						Acquisition completed
	Easements, etc.					\$0.48/sq ft.		\$0.68/sq ft.							
	Tektower, Inc. Paul R. Kelly 713-663-4540		42,940.00	42,962.00											Partial appraisal completed; waiting for additional field notes to complete the appraisal process.
#8	Cloverleaf, LLC Larry Lubanowski 713-622-0700														Ownership is vested in eleven (11) owners. Eleven (11) Deeds are out for owners' signatures. Owners' attorneys, Larry Lubanowski and Mike Trefny are circulating Deeds for signature. We have received four (4) Donation Deeds from the Wallings family and the attorneys said we could expect the other seven (7) by next Friday, October 28, 2017. We have received six (6) of the seven (7) remaining donation deeds. The final deed should be in by November 17, 2017. Final Deed needed to complete donation of parcel is still outstanding. We are constantly in touch with owner's attorneys requesting deed be returned as soon as possible.
	Easements, etc.														Contact has been made with owners and information has been requested, regarding proposed easement, letter was sent on November 15, 2017.
	Donald Lee 712-7900														Contact has been made with owners and information requested, field notes and survey, have been sent. Letter sent on November 16, 2017.
#8	Gold Star Realty Daurica White 984-8800														Contact has been made with owners
	Easements, etc.														Contact has been made with the owners
															Purchase Letter Sent
#8	.0094 Acres														
	21.25 Acres														
	Bellaire Blvd. Easements														

Fort Bend County Engineering Department

Date: 12/6/2017

Project: Chimney Rock Status Report

Parcel	Owner Contact Information	Parcel Address	Letter of Intent	Date Appraisal Ordered	Date Appraisal submitted to FBC	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Request (Yes or N/A) (Date Filed If Yes)	ED Awarded (Yes or N/A) (Date Closed or Expired)	30-Day Notice Possession Date	Negotiator / File Closed	Donated Parcel	Notes
RED Parcel #- Priority Parcel															RED Text- Critical Note or New Since Last Report
RED Data - Actual New Information															
BLUE Data - Proposed/Suggested/Estimated															
Parcels with Title Co. to Close															
	Easements, etc.														
	Easements, etc.														

Project: Chimney Rock Status Report

[illegible]

Fort Bend County Engineering Department

Date: 12/6/2017

Project: Chimney Rock Status Report

Parcel	Owner Contact Information	Parcel Address	Letter of Intent	Date Appraisal Ordered	Date Appraisal submitted to FDC	BLUE Data - Proposed/Suggested/Estimated						RED Data - Actual New Information				Notes	RED Text- Critical Note or New Since Last Report
						Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	EO Rec'd (Date Filed if Yes or N/A)	Reg. Amount or Closed or Deposit Date	30 Day Notice Possession Date	Monitor / File Closed	Donated Parcel			
Acquired Parcels																	
	Easements, etc.																
	Easements, etc.																
	Easements, etc.																
	Easements, etc.																
	Easements, etc.																



THE GUESS GROUP, INC.

A R E A L E S T A T E S E R V I C E S C O M P A N Y

FORT BEND ROW TIME ALLOCATION REPORT

November 3, 2017 – December 4, 2017

(1) Garza	5.0 Hours
(2) William Morris/Parcel 10	8.5 Hours
(3) Chimney Rock	10.0 Hours
(4) Cloverleaf/Parcel 8	4.5 Hours
(5) Bellaire Blvd. Easement	8.0 Hours
(6) .0094 Acres	1.0 Hours
(7) 21.25 Acres	1.0 Hours
(8) Goldstar Easement	7.0 Hours

John L. Guess, III
President
The Guess Group, Inc.

