



EXECUTED on this the 2nd day of August, 2018.

GRANTOR:

ROBERT ATKINSON  
Robert Atkinson

THE STATE OF TEXAS           §  
  §  
COUNTY OF Harris           §

This instrument was acknowledged before me on the 2nd day of August, 2018 by Robert Atkinson.

(SEAL)

Merry Heyne  
Notary Public in and for the State of Texas

Attachments:  
Exhibit A – Legal Description of the Property



After Recording Return to:  
Fort Bend County Engineering  
Attn: Bryan Norton  
301 Jackson Street  
Richmond, Texas 77469

# EXHIBIT A

Project Name: Lake Olympia Parkway  
 Ft. Bend Toll Rd. to Chimney Rock  
 Parcel No.: 04  
 October, 2017

**METES AND BOUNDS DESCRIPTION  
 OF A 0.0122 OF ONE ACRE (529 SQUARE FEET) TRACT OF  
 LAND SITUATED IN THE ELIJAH ROARK SURVEY,  
 ABSTRACT 77, FORT BEND COUNTY, TEXAS**

Being a 0.0122 of one acre (529 square feet) tract of land situated in the Elijah Roark Survey, Abstract 77, Fort Bend County, Texas, being out a called 0.115 of one acre tract of land (designated as Director's Lot A) conveyed to Robert Atkinson by deed filed under Clerk's File Number 2004075311 of the Official Public Records of Fort Bend County, Texas, executed June 18, 2004, said 0.0122 of one acre tract being more particularly described by metes and bounds description as follows, all bearings and surface coordinates recited herein are referenced to the Texas Coordinate System, South Central Zone, North American Datum of 1983, (NAD 83), 2011 adjustment, all surface coordinates and distances recited herein may be converted to grid by dividing surface values by a scale factor of 1.00013;

**COMMENCING** from a point for interior corner for a residue of a called 80.369 acre tract of land as described by deed filed under Clerk's File Number 2014039314 of the Official Public Records of Fort Bend County, Texas, executed April 09, 2014, being a Southwesterly corner of a residue of a called 472.1079 acre tract of land as described by deed filed under Clerk's File Number 2000089092 of the Official Public Records of Fort Bend County, Texas, executed October 12, 2000, being on the Easterly line of a residue of a called 152.586 acre tract of land (designated as Tract I) as described by deed filed under Clerk's File Number 2014050617 of the Official Public Records of Fort Bend County, Texas, executed January 01, 2014 and being on the Easterly line of said called 152.586 acre tract, from which a found 5/8 inch iron rod with cap (LJA Eng.) bears North 86° 47' 02" East, 0.66 feet;


**THENCE**, North 02° 37' 05" West along the common line between said residue of a called 472.1079 acre tract and said called 152.586 acre tract, in passing at a distance of 361.96 feet a point for the Southwesterly corner of said Director's Lot A, in all, a distance of 451.27 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for corner, being on the proposed Southerly Right-of-Way line of Lake Olympia Parkway (proposed 150 - foot width) and being the **POINT OF BEGINNING** and the Southwesterly corner of the herein described parcel, having surface coordinates of N = 13,767,066.04 and E = 3,082,934.74;

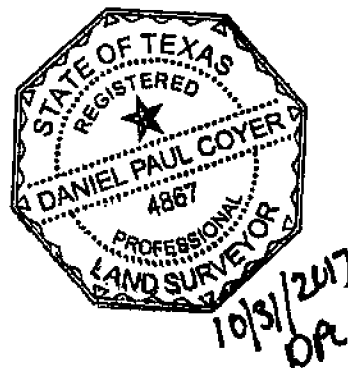
1. **THENCE**, North 02° 37' 05" West along the common line between said Easterly residue of said called 152.586 acre tract and said Director's Lot A, a distance of 10.69 feet to a point for corner, being an interior corner of said residue of said called 472.1079 acre tract, being the Northwesterly corner of said Director's Lot A. and being the Northwesterly corner of the herein described parcel;

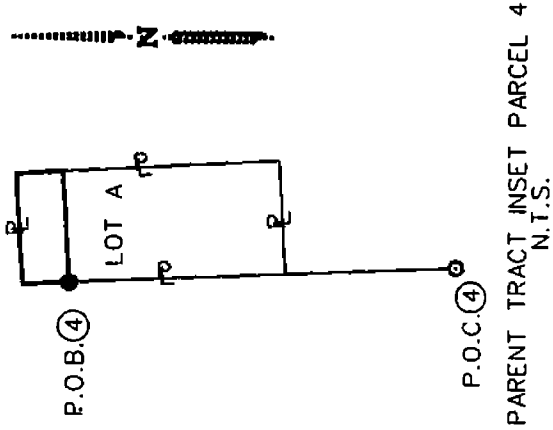
Project Name: Lake Olympia Parkway  
 Ft. Bend Toll Rd. to Chimney Rock  
 Parcel No.: 04  
 October, 2017

2. **THENCE**, North 87° 01' 47" East along an interior line of said residue of said called 472.1079 acre tract, a distance of 50.00 feet to a point for corner, being the Northwesterly corner of said Director's Lot B (C.F. No. 2004075314), being the Northeasterly corner of said Director's Lot A and being the Northeasterly corner of the herein described parcel;
3. **THENCE**, South 02° 37' 05" East along the common line between said Director's Lot A and said Director's Lot B, a distance of 10.49 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for corner, being on aforementioned proposed Southerly Right-of-Way line of Lake Olympia Parkway and being the Southeasterly corner of the herein described parcel;
4. **THENCE**, South 86° 47' 40" West along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, a distance of 48.22 feet to a set 5/8 inch iron rod with GeoSurv/TSC Surveying cap marking the point of curvature for a tangent curve to the right and being an interior corner of the herein described parcel;
5. **THENCE**, in a Southwesterly direction along a said tangent curve to the right, same being along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, having an arc distance of 1.78 feet, a delta of 00° 02' 59", a radius of 2,050.00 feet with a chord which bears South 86° 49' 10" West, 1.78 feet to the **POINT OF BEGINNING** and containing a computed 0.0122 of one acre (529 square feet) of land.

The above description was prepared in conjunction with a Parcel Map of the same date and submitted to Fort Bend County Engineer's Office of Fort Bend County, Texas.

  
 Daniel Paul Coyer, R.P.L.S.  
 Registered Professional Land Surveyor No. 4867  
 GeoSurv, Inc. Company d/b/a TSC Surveying  
 10970 Stancliff Road  
 Houston, Texas 77099  
 (713) 784-4466 - Office  
 Texas Firm Registration No. 10083100

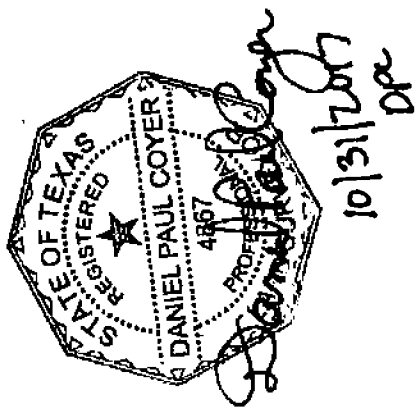




PARENT TRACT INSET PARCEL 4  
N.T.S.

EXISTING ACRES	TAKING ACRES/ S.F.	REMAINDER ACRES
CALL 0.115	0.0122 529	0.094

**PARCEL PLAT**  
SHOWING PROPERTY OF  
**PARCEL 04**  
TSC SURVEYING  
LAKE OLYMPIA  
FORT BEND COUNTY  
OCTOBER, 2017  
SCALE: 1"=50'



TSC Surveying  
"A GeoSurvey, Inc. Company"  
GeoSurvey, Inc. d/b/a TSC Surveying  
TBPLS Firm No. 10083100  
10970 STANCLIFF RD HOUSTON, TEXAS 77099  
TEL. 713-784-4666

- SET 5/8" I.R. W/GEOSURV./TSC SURVEYING CAP ●
- UNLESS OTHERWISE NOTED
- FOUND PROPERTY CORNER ○
- UNLESS OTHERWISE NOTED
- POINT ◦
- PROPERTY LINE R

NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM 1983, (2011 ADJUSTMENT) EPOCH 2010.00. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.00013.
2. THE BEARINGS & COORDINATES ESTABLISHED FOR THIS PROJECT IS TIED TO THE TXDOT GPS(VRS) NETWORK.
3. THE MONUMENT DESCRIBED AND SET MAY BE REPLACED WITH A TXDOT TYPE IRRIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRICTION PROJECT UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY TXDOT.
4. PROPERTY DESCRIPTIONS OF EVEN DATE WERE MADE IN CONJUNCTION WITH THIS MAP HAVING SAME DATE.

PROPOSED R.O.W.

THOMAS HABERMACHER SURVEY

A-191

APPROXIMATE THOMAS HABERMACHER SURVEY A-191  
APPROXIMATE ELIJAH ROARK SURVEY A-77

LAKE OLYMPIA PARKWAY  
(PROPOSED 150' R.O.W.)

PROPOSED  
150' R.O.W.

TELE TOWER  
CALLED 1.9409 AC. TRACT  
DESIGNATED AS TRACT II,  
EXHIBIT B, PAGE 2  
VOL. 1048, PG. 276 (1/2 INT.)  
MAY 06, 1982  
VOL. 1048, PG. 288-(1/2 INT.)  
MAY 06, 1982

PROJECT B  
27+00

28+00

29+00

30+00

ELIJAH ROARK SURVEY  
A-77

PROPOSED R.O.W.  
N02° 37'05"W  
10.69'

P.O.B. PARCEL 4  
N - 13,767.066.04  
E - 3,082.934.74  
STA. 27+46.62, 50.00' RT.  
ROBERT ATKINSON  
0.115 AC. TRACT  
DESIGNATED AS LOT A  
F.B.C.F. No. 2004075311  
JUNE 18, 2004  
FLC PARKWAY, L.P.  
152.586 ACRES  
TRACT 1  
F.B.C.F. No. 2014050617  
P.O.C. JANUARY 01 2014

HANNOVER ESTATES, LTD.  
RESIDUE OF CALLED  
472.1079 AC. TRACT  
F.B.C.F. No. 2000089092  
OCTOBER 12, 2000

MYRSINE ANN HOWARD  
CALLED 0.115 AC. TRACT  
DESIGNATED AS LOT B  
F.B.C.F. No. 2016056759  
MAY 20, 2012

ARC LENGTH - 1.78'  
DELTA - 00° 02' 59"  
RADIUS - 2,050.00'  
CHORD BEARING - S86° 49' 10" W  
CHORD LENGTH - 1.78'

WOODMERE DEVELOPMENT  
RESIDUE OF A CALLED  
80.369 AC. TRACT  
F.B.C.F. No. 2014039314  
APRIL 09, 2014



TSC Surveying  
"A GeoSurv, Inc. Company"  
GeoSurv, Inc. d/b/a TSC Surveying  
TBPLS Firm No. 10083100  
10970 STANCLIFF RD HOUSTON, TEXAS 77099  
TEL 713-784-3466

SCALE: 1" = 50'

PAGE 4 OF 4

PARCEL PLAT  
SHOWING PROPERTY OF  
**PARCEL 04**  
LAKE OLYMPIA  
FORT BEND COUNTY  
OCTOBER, 2017  
TSC SURVEYING  
SCALE: 1:50'