



**PAS Property Acquisition Services, LLC**

PO# 167431 BH

Dec 487375

March 31, 2019

Invoice #6790

**Bill to:**  
Fort Bend County Engineering  
Jillian Hernandez  
301 Jackson  
Richmond TX 77469

**Remit to:** PAS Property Acquisition Services, L.L.C.  
19855 Southwest Freeway, Suite 200  
Sugar Land, TX 77479  
(281) 343-7171

**Project Name:** Fort Bend County  
PO #167431

Project:	Estimate	Prev. Billed	Current	Amount Remaining
Bamore Rd.--Segment 2	\$ 51,300.00	-	\$ -	\$ 51,300.00
Old Needville Fairchilds Rd.	\$ 216,650.00	5,326.25	\$ 21,412.50	\$ 189,911.25
Benton Rd.--Segment 1	\$ 34,200.00	4,833.75	\$ 24,446.25	\$ 4,920.00
Sims Rd.	\$ 34,200.00	5,243.75	\$ 875.00	\$ 28,081.25
Williams School Rd.	\$ 34,200.00	-	\$ -	\$ 34,200.00
Bryan Rd.	\$ 25,650.00	2,540.00	\$ 2,300.00	\$ 20,810.00
Mason Rd. (401)	\$ 76,950.00	-	\$ 2,337.50	\$ 74,612.50
Harlem Rd.	\$ 51,300.00	-	\$ -	\$ 51,300.00
Voss Rd.	\$ 51,300.00	-	\$ -	\$ 51,300.00
Mason Rd. (405)	\$ 17,100.00	440.00	\$ -	\$ 16,660.00
Owens Rd.	\$ 59,850.00	-	\$ -	\$ 59,850.00
Beechnut St.	\$ 68,400.00	-	\$ -	\$ 68,400.00
Madden Rd.	\$ 25,650.00	-	\$ -	\$ 25,650.00
Clodine Rd.	\$ 17,100.00	-	\$ -	\$ 17,100.00
Land Planning, Demo & Est.	\$ 42,000.00	-	\$ -	\$ 42,000.00
	\$ 754,550.00	18,383.75	\$ 51,371.25	\$ 684,795.00

Work Requested:		Performed Right-of-Way Services for Fort Bend County		
Acquisition	Rate (\$)	Hours	Amount (\$)	
Mark Heidaker	175.00	37.25	6,518.75	
Mark Davis	150.00	50.75	7,612.50	
Steve Bonjonia	115.00	-	0.00	
Chris Provence	115.00	-	0.00	
Mike Mahar	115.00	-	0.00	
Lisa Cisneros	115.00	-	0.00	
Courtney Hippler	80.00	18.00	1,440.00	
<b>Totals</b>		<b>106.00</b>	<b>\$ 15,571.25</b>	
Expense	Amount (\$)			
Whitney & Assoc	1.00	\$ 19,600.00	19,600.00	
	1.00	\$ 16,200.00	16,200.00	
	1.00	\$ -	0.00	
	1.00	\$ -	0.00	
	1.00	\$ -	0.00	
	1.00	\$ -	0.00	
<b>Total Expenses</b>			<b>\$ 35,800.00</b>	
<b>Total</b>			<b>\$ 51,371.25</b>	

04/03/19  
okay  
[Signature]

Terms: Total due upon receipt

# PAS Property Acquisition Services, LLC.

## Job Detail

**Location:** Old Needville

**Work Requested:** Acquire Right-of-Way for Road Realignment

Acquisition	Rate (\$)	Hours	Amount (\$)
Principal	175.00	10.50	1,837.50
Sr. Project Manager	150.00	18.50	2,775.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Relocation Agent	115.00	-	0.00
Data Analyst	80.00	7.50	600.00
<b>Totals</b>		<b>36.50</b>	<b>\$ 5,212.50</b>

Expenses			Amount (\$)
Whitney & Associates	1.00	16,200.00	16,200.00
	-	-	0.00
<b>Total Expenses</b>			<b>\$ 16,200.00</b>

**Total \$ 21,412.50**

**PAS Property Acquisition Services, LLC.**  
*Job Detail*

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**Location:** Benton

**Work Requested:** Acquire Right-of-Way for Road Realignment

<b>Acquisition</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Amount (\$)</b>
Principal	175.00	11.75	2,056.25
Sr. Project Manager	150.00	13.00	1,950.00
Right of Way Agent	115.00		0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Relocation Agent	115.00	-	0.00
Data Analyst	80.00	10.50	840.00
<b>Totals</b>		<b>35.25</b>	<b>\$ 4,846.25</b>

<b>Expenses</b>			<b>Amount (\$)</b>
Whitney & Associates	1.00	19,600.00	19,600.00
	-	-	0.00
<b>Total Expenses</b>			<b>\$ 19,600.00</b>

**Total \$ 24,446.25**

**PAS Property Acquisition Services, LLC.**  
*Job Detail*

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**Location:** Sims Rd

**Work Requested:** Acquire Right-of-Way for Road Realignment

<b>Acquisition</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Amount (\$)</b>
Principal	175.00	5.00	875.00
Sr. Project Manager	150.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Relocation Agent	115.00	-	0.00
Data Analyst	80.00	-	0.00
<b>Totals</b>		<b>5.00</b>	<b>\$ 875.00</b>

<b>Expenses</b>			<b>Amount (\$)</b>
Whitney	-	-	0.00
	-	-	0.00
<b>Total Expenses</b>			<b>\$ -</b>

**Total \$ 875.00**

**PAS Property Acquisition Services, LLC.**  
*Job Detail*

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**Location:** Bryan Rd

**Work Requested:** Acquire Right-of-Way for Road Realignment

<b>Acquisition</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Amount (\$)</b>
Principal	175.00	5.00	875.00
Sr. Project Manager	150.00	9.50	1,425.00
Right of Way Agent	115.00		0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Relocation Agent	115.00	-	0.00
Data Analyst	80.00	-	0.00
<b>Totals</b>		<b>14.50</b>	<b>\$ 2,300.00</b>

<b>Expenses</b>			<b>Amount (\$)</b>
	-	-	0.00
	-	-	0.00
<b>Total Expenses</b>			<b>\$ -</b>

**Total \$ 2,300.00**

**PAS Property Acquisition Services, LLC.**  
*Job Detail*

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**Location:** Mason Rd

**Work Requested:** Acquire Right-of-Way for Road Realignment

<b>Acquisition</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Amount (\$)</b>
Principal	175.00	5.00	875.00
Sr. Project Manager	150.00	9.75	1,462.50
Right of Way Agent	115.00		0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Right of Way Agent	115.00	-	0.00
Relocation Agent	115.00	-	0.00
Data Analyst	80.00	-	0.00
<b>Totals</b>		<b>14.75</b>	<b>\$ 2,337.50</b>

<b>Expenses</b>			<b>Amount (\$)</b>
	-	-	0.00
	-	-	0.00
<b>Total Expenses</b>			<b>\$ -</b>

**Total \$ 2,337.50**







Whitney & Associates  
 Real Estate Valuation and Consulting  
 2040 N. Loop 336 West, Suite 305  
 Conroe, Texas 77304  
 Phone: (936) 756-4001 Fax: (936) 756-2727  
 www.whitney-appraisals.com

# Invoice

Date	Invoice No.
3/21/2019	19-19C

**Bill To**

Property Acquisition Services, LLC  
 19855 Southwest Freeway, Suite 200  
 Sugar Land, Texas 77479

Due Date	Tax ID No.
3/21/2019	

Description	Amount
APPRAISAL REPORT OF 0.03-ACRE TRACT OF LAND OUT OF A 10.695-ACRE TRACT LOCATED AT THE NORTHWEST CORNER OF BENTON ROAD AND READING ROAD, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 1 – BENTON ROAD PROPERTY OWNER: FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT 144	2,800.00
APPRAISAL REPORT OF 0.12-ACRE TRACT OF LAND OUT OF A 1.9404-ACRE TRACT LOCATED ALONG THE WEST LINE OF BENTON ROAD, NORTH OF READING ROAD, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 2 – BENTON ROAD PROPERTY OWNER: TF SUMMER LAKES, L.P.	2,800.00
APPRAISAL REPORT OF 0.04-ACRE TRACT OF LAND OUT OF A 2.3577-ACRE TRACT LOCATED ALONG THE EAST LINE OF BENTON ROAD, NORTH OF READING ROAD, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 3 – BENTON ROAD PROPERTY OWNER: BONBROCK PLANTATION COMMUNITY ASSOCIATION, INC.	2,800.00
APPRAISAL REPORT OF 0.33-ACRE TRACT OF LAND OUT OF A 10.0-ACRE TRACT LOCATED ALONG THE EAST LINE OF BENTON ROAD, NORTH OF READING ROAD, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 4 – BENTON ROAD PROPERTY OWNER: RONALD H. RHEMANN, TRUSTEE OF THE SARAH BOOTH FAMILY TRUST, ET AL	2,800.00

Total
Payments/Credits
Balance Due

# Invoice

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APPRAISAL REPORT OF 0.11-ACRE TRACT OF LAND OUT OF A 4.3919-ACRE TRACT LOCATED ALONG THE WEST LINE OF BENTON ROAD, SOUTH OF FM 762, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 5 – BENTON ROAD PROPERTY OWNER: ROSENBERG SELF STORAGE, LLLP	2,800.00
APPRAISAL REPORT OF 0.26-ACRE TRACT OF LAND OUT OF A 2.1616-ACRE TRACT LOCATED ALONG BENTON ROAD AT FM 762, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 6 – BENTON ROAD PROPERTY OWNER: BNSF RAILWAY COMPANY	2,800.00
APPRAISAL REPORT OF 3.90-ACRE TRACT OF LAND OUT OF A 10.0-ACRE TRACT LOCATED ALONG THE EAST LINE OF BENTON ROAD, NORTH OF READING ROAD, ROSENBERG, FORT BEND COUNTY, TEXAS 77469 PARCEL 8 – BENTON ROAD PROPERTY OWNER: RONALD H. RHEMANN, TRUSTEE OF THE SARAH BOOTH FAMILY TRUST, ET AL	2,800.00

<b>Total</b>	<b>\$19,600.00</b>
<b>Payments/Credits</b>	<b>\$0.00</b>
<b>Balance Due</b>	<b>\$19,600.00</b>

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# Invoice

Date	Invoice No.
3/21/2019	8-19C

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3/21/2019	

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APPRAISAL REPORT OF A 2.284-ACRE TRACT WITH SITE IMPROVEMENTS LOCATED ALONG THE NORTHWEST LINE OF OLD NEEDVILLE FAIRCHILDS ROAD, APPROXIMATELY 60 FEET NORTHEAST OF ANTONIA STREET FORT BEND COUNTY, TEXAS 77461 PARCEL 1 – OLD NEEDVILLE FAIRCHILDS ROAD PHASE 2 PROPERTY OWNER: LUKE AND SANDI L. LUCAS	3,900.00
APPRAISAL REPORT OF A 1.1417-ACRE TRACT WITH SITE IMPROVEMENTS LOCATED AT 12420 OLD NEEDVILLE FAIRCHILDS ROAD, FORT BEND COUNTY, TEXAS 77461 PARCEL 2 – OLD NEEDVILLE FAIRCHILDS ROAD PHASE 2 PROPERTY OWNER: EDGAR J. ARCENEUX, JR.	3,500.00
APPRAISAL REPORT OF A 1.04-ACRE TRACT WITH SITE IMPROVEMENTS LOCATED AT 12430 OLD NEEDVILLE FAIRCHILDS ROAD, FORT BEND COUNTY, TEXAS 77461 PARCEL 3 – OLD NEEDVILLE FAIRCHILDS ROAD PHASE 2 PROPERTY OWNER: ROBERT WILLIAM MESSINA & DANA S. MESSINA	2,800.00
APPRAISAL REPORT OF A 1.3266-ACRE VACANT TRACT OF LAND LOCATED ALONG THE NORTHWEST LINE OF OLD NEEDVILLE FAIRCHILDS ROAD, APPROXIMATELY 520 FEET NORTHEAST OF ANTONIA STREET, NEEDVILLE, FORT BEND COUNTY, TEXAS 77461 PARCEL 4 – OLD NEEDVILLE FAIRCHILDS ROAD PHASE 2 PROPERTY OWNER: KAREN ELAINE PICKETT	2,800.00

<b>Total</b>
<b>Payments/Credits</b>
<b>Balance Due</b>

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3/21/2019	

Description	Amount
APPRAISAL REPORT OF A 17.13-ACRE TRACT OF LAND LOCATED ALONG THE NORTHWEST LINE OF OLD NEEDVILLE FAIRCHILDS ROAD, APPROXIMATELY 675 FEET SOUTHWEST OF PADON ROAD, FORT BEND COUNTY, TEXAS 77461 DRAINAGE EASEMENT - OLD NEEDVILLE FAIRCHILDS ROAD PROPERTY OWNER: DON M. AND KATHERINE K. MCLEOD REVOCABLE LIVING TRUST	3,200.00
<b>Total</b>	<b>\$16,200.00</b>
<b>Payments/Credits</b>	<b>\$0.00</b>
<b>Balance Due</b>	<b>\$16,200.00</b>