



THE GUESS GROUP, INC.

PO# 167063  
ams

A REAL ESTATE SERVICES COMPANY

Rec 488854

INVOICE #03

P.O. Number: 167063

Date: April 19, 2019

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:

\$5500.00

Total Contract Amount:

\$165,489.00 ✓

Total Contract Amount Remaining:

\$140,359.00 ✓

Total Amount Billed To Date:

\$25,130.00 ✓

OKAY  
04/23/19

3315 MARQUART STREET, SUITE 200  
HOUSTON, TEXAS 77027



TEL 713.660.7003 FAX 713.439.1090  
WWW.GUESSGROUP.NET



# THE GUESS GROUP, INC.

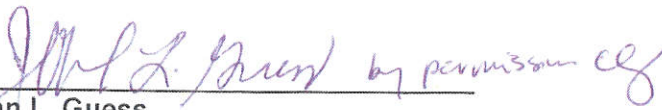
A R E A L E S T A T E S E R V I C E S C O M P A N Y

## FORT BEND ALLOCATION REPORT

March 1 – March 28, 2019

### LAKE OLYMPIA SEGMENT 2

(1) Lake Olympia Parkway	4.0 hours
(2) Beechnut	23.0 hours
(3) Teletower	9.0 hours
(4) Bellaire Extension	3.0 hours

  
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John L. Guess  
President  
The Guess Group

3315 MARQUART STREET, SUITE 200  
HOUSTON, TEXAS 77027



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Report Date: 4/17/2019

Project: Bellaire Extension

Beechnut

Burney- Old

Richmond Rd.

County: Fort Bend

CSJ Number:

Limits:

**HARD TARGET DATES**

Appraisal Reports Completed: NA

Appraisal Reviews Completed: NA

Initial Offers Made: NA

Final Offers Made: NA

County ROW PM: Bryan Norton

Appraiser/Reviewer: Joann Appraisers

Negotiations: John Guess

Survey:

Title Company: Fort Bend

Parcel	Property Owner	Parcel Size/FL	Appraisal Completed	Appraisal submitted to Contractor	Initial Offer Sent	Initial Offer Amount	Price Per Acre	Price Per sqft	Final Offer Sent	Counter Offer Received	Settlement/ Award	AV/Agreed Settlement/ Award	PUA Signed Date	Drac Signed Date	Funds Request	Closing Request	Best Closing Date	Comments
407	W.Morrison	1,233	9/29/17	9/29/17	10/13/2017	\$1,100	\$2.70	\$3	4/25/18	5/9/18	6/11/18							These properties are being re-signed by owner in order to move forward in purchasing the properties.
	Soldstar	2,287	12/21/17	12/21/17	1/23/18	\$3,700		\$130,680	4/6/18					4/24/18				Appraisal ordered. Title ordered.
	Taylor Morrison	0.447																Appraisal ordered. Title ordered.
	Buchholz and Martin	0.6875	N/A															Appraisal ordered. Title ordered.
	TSPC System	0.1618	N/A															Appraisal ordered. Title ordered.
283	Teletower	26,720	4/2/2018	4/3/2018	5/21/2018	\$12,050	\$0.45	\$19,602	12/7/2018									Attorneys agreed. Closing pending.
11	Teletower	85,229	4/2/2018	4/3/2018	5/21/2018	\$41,000	\$0.48	\$20,908	12/7/2018									Attorneys agreed. Closing pending.
12	Teletower	50,565	4/2/2018	4/3/2018	5/21/2018	\$22,800	\$0.45	\$19,602	12/7/2018									Attorneys agreed. Closing pending.
13	Teletower	75,878	4/2/2018	4/3/2018	5/21/2018	\$37,800	\$0.49	\$21,344	12/7/2018									Attorneys agreed. Closing pending.
14	Teletower	59,945	4/2/2018	4/3/2018	5/21/2018	\$27,000	\$0.45	\$19,602	12/7/2018									Attorneys agreed. Closing pending.
	TXI Operations	29,947	N/A															Waiting for revised title report.
	Clodine CSD	7,048	N/A															Appraisal ordered. Title ordered.
	T. and A. Jones	0.0016	N/A															Appraisal ordered. Title ordered.
	Henry Brown	2,219	N/A															Appraisal ordered. Title ordered.