

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.

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF FORT BEND §

TEMPORARY CONNECTOR ROADWAY EASEMENT

THAT, **The Texas Mexican Railway Company**, ("Grantor"), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, receipt and sufficiency of which are hereby acknowledged, has GRANTED, SOLD, AND CONVEYED and by these presents does GRANT, SELL, AND CONVEY unto **Fort Bend County, Texas**, a body corporate and politic under the laws of the State of Texas, its successors and assigns ("Grantee"), a temporary non-exclusive easement for use as a public street or road (the "Temporary Roadway") across, along, over upon and through a portion of that certain tract of land located in Fort Bend County, Texas, (the "Temporary Roadway Easement") as depicted in Exhibit "A" attached hereto and incorporated herein for purposes.

This conveyance is made subject to any restrictions, covenants, easements, rights-of-way, liens, encumbrances and mineral or royalty reservations or interests affecting the Temporary Roadway Easement and appearing of record in the Official Records of Fort Bend County, Texas, to the extent that said items and matters are in effect and validly enforceable against the Easement granted herein; provided, however, Grantor will not enforce said items and matters, to the extent that it has the ability to enforce any of said items or matters, in a manner which would unreasonably prejudice or interfere with Grantee's rights in the Easement granted herein.

TO HAVE AND TO HOLD, subject to the matters set forth herein, the above-described Easement for the said purposes, together with all and singular the rights and appurtenances thereto in any wise belonging, including all necessary rights of ingress, egress, and regress, unto said Grantee, its successors and assigns.

Grantee's address is 301 Jackson Street, Richmond, Texas 77469.

EXECUTED this the 20 day of June, 2022.

GRANTOR:

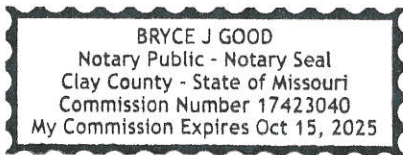
The Texas Mexican Railway Company

By: Ginger Adamiak
Name: Ginger Adamiak
Title: Vice President Sales + Marketing

THE STATE OF MISSOURI §
 §
COUNTY OF JACKSON §

This instrument was acknowledged before me on this 20th day of June, 2022 by Ginger Adamiak, Vice President Sales + Marketing of The Texas Mexican Railway Company, on behalf of said company.

(NOTARY SEAL)



Bryce J Good
Notary Public, State of Missouri

EXECUTED this the _____ day of _____, 2022.

GRANTEE:

Fort Bend County, Texas

KP George, County Judge

THE STATE OF TEXAS §
 §
COUNTY OF _____ §

This instrument was acknowledged before me on this ____ day of _____, 2022 by KP George, County Judge of Fort Bend County, Texas.

(NOTARY SEAL)

Notary Public, State of Texas

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

EXHIBIT A

EXHIBIT "A"
METES AND BOUNDS DESCRIPTION
3.300 ACRES (143,753 SQ. FT.) IN THE
GABRIEL COLE 3/4 LEAGUE, A-19,
FORT BEND COUNTY, TEXAS

Being a tract or parcel of land containing 3.300 acres (143,753 square feet) in the Gabriel Cole 3/4 League, Abstract No. 19, in Fort Bend County, Texas, and being out of that certain tract called 819.9040 acres conveyed to The Texas Mexican Railway Company, described in Fort Bend County Clerk's File No. 2005152654, said 3.300 acre tract being more particularly described by metes and bounds as follows (with all bearings referenced to Texas Coordinate System, South Central Zone, NAD '83, 1991 adjustment):

COMMENCING (N=13,733,542.71; E=2,925,961.19) at a 5/8-inch iron rod found in the center of West End Tavener Road (no recorded dedication found) at its intersect with the southeast right-of-way line of Pink Taylor Run Road (no recorded dedication found) being the most northerly west corner of said 819.9040 acre tract, in the northwest line of the Isaac McGary League, Abstract No. 58, same being the southeast line of the M. McCormick Survey, Abstract No. 57, in from which a 1/2-inch iron pipe found for the north corner of a called 21.63 acre tract, described in Fort Bend County Clerk's File No. 2005084692, bears S60°51'25"W, 25.70';

THENCE North 57°36'46" East along the northwest line of said Isaac McGary League and said 819.9040 acre tract, being the southeast line of said M. McCormick Survey and southeast right-of-way line of said Pink Taylor Run Road, at 35.00 feet pass a 5/8-inch iron rod found for reference, and continue in all a distance of 583.33 feet to a 1/2-inch iron pipe found for the north corner of said Isaac McGary League, being the most southerly west corner of said Gabriel Cole 3/4 League, and an angle point in the northwesterly line of the herein described parcel;

THENCE North 58°00'17" East, along the northwest line of said 819.9040 acre tract, the southeast right-of-way line of said Pink Taylor Run Road and the line common to said Cole League and said McCormick Survey, a distance of 696.74 feet to a 5/8-inch Tejas capped iron rod set on the proposed northwesterly right-of-way line of the temporary connector easement for the **POINT OF BEGINNING** (N=13,734,224.33; E=2,927,044.68) and west corner of the herein described 3.300 acre tract;

THENCE continuing North 58°00'17" East along the northwest line of said 819.9040 acre tract, being also proposed northwesterly right-of-way line of the temporary connector easement and

the southeast right-of-way line of said Pink Taylor Run Road, passing the interior corner of said Gabriel Cole 3/4 League, and continue along the northwest line of said 819.9040 acre tract, being the southeast line of that certain tract called 146.5 acres conveyed to Christopher Albert Patterson, et al and recorded in Fort Bend County Clerk's File No. 1999034994, a distance of 1,567.28 feet to a 5/8-inch Tejas capped iron rod set in the southerly line of a proposed 20-foot wide drainage easement;

THENCE, in an easterly direction, a distance of 389.96 feet along the southerly line of said proposed 20'foot wide drainage easement, following the arc of a curve to the left, having a radius of 2,080.00 feet and a central angle of $10^{\circ}44'30''$ ($Ch=N71^{\circ}12'42''E\ 389.39'$) to a 5/8-inch Tejas capped iron rod set for the most easterly corner of the herein described parcel, at an intersection with the proposed southeasterly right-of-way line of a temporary connector easement;

THENCE along the proposed southeasterly right-of-way line of the temporary connector easement, crossing said 819.9040 acre tract, the following seven courses and distances:

South $60^{\circ}27'25''$ West, a distance of 547.89 feet to a 5/8-inch Tejas capped iron rod set for an angle point;

South $58^{\circ}00'45''$ West, a distance of 786.51 feet to a 5/8-inch Tejas capped iron rod set for a point of curvature;

In a southwesterly direction, a distance of 281.51 feet following the arc of a curve to the left, having a radius of 820.00 feet and a central angle of $19^{\circ}40'11''$ ($Ch=S48^{\circ}10'40''W\ 280.13'$) to a 5/8-inch Tejas capped iron rod set for a point of tangency;

South $38^{\circ}20'35''$ West, a distance of 154.75 feet to a 5/8-inch Tejas capped iron rod set for a point of curvature;

In a westerly direction, a distance of 249.38 feet following the arc of a curve to the right, having a radius of 130.00 feet and a central angle of $109^{\circ}54'44''$ ($Ch=N86^{\circ}42'04''W,\ 212.87'$) to a 5/8-inch Tejas capped iron rod set for a point of tangency;

North $31^{\circ}44'42''$ West, a distance of 15.52 feet to a 5/8-inch Tejas capped iron rod set for an angle point;

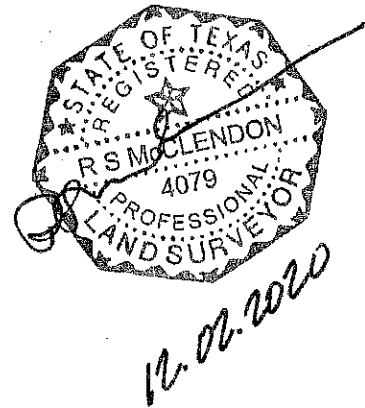
North $64^{\circ}28'47''$ West, a distance of 31.75 feet to the POINT OF BEGINNING and containing 3.300 acres (143,753 square feet) of land, more or less.

Fort Bend County
Temporary Connector Easement

December 2, 2020
KCS Parcel

This metes and bounds description is accompanied by a Parcel Plat of even date herewith. All iron rods set with a Tejas cap are inscribed with "RPLS 4079". All distances and coordinates shown hereon are surface measurements in feet. To convert to grid, multiply by a combined scale factor = 0.9998700169.

TEJAS SURVEYING, INC.
Firm No. 10031300
Ph: 281 240-9099
Job No. 44-2012- TempConnector



M. MCCORMICK SURVEY, A-57

PINK TAYLOR RUN

P.O.C.

GABRIEL COLE 3/4 LEAGUE, A-19

ISAAC MCGARY LEAGUE, A-58

PROPOSED
TEMPORARY
CONNECTOR
EASEMENT

GABRIEL COLE 3/4 LEAGUE, A-19
ISAAC MCGARY LEAGUE, A-58

CALLLED 819,9040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C.C. FILE NO. 2005152654)

DORIS ROAD

TEXAS MEXICAN RAILWAY Co. (100' RAILROAD R.O.W.)

SPUR 58

DARST ROAD

U.S. HIGHWAY 59 (WIDTH VARIES)

NOTES:

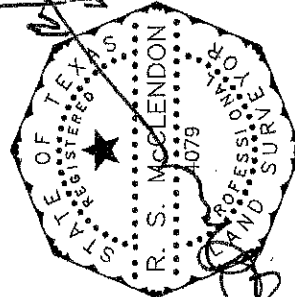
1. THE BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD '83. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE MEASUREMENT IN FEET. TO CONVERT TO GRID MULTIPLY BY A COMBINED SCALE FACTOR= 0.9998700169. THIS SURVEY IS ACCOMPANIED BY A METES AND BOUNDS DESCRIPTION OF EVEN DATE HEREWITH.
2. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT BY CHICAGO TITLE COMPANY, GF NO. TNB3377-20802643, DATED NOVEMBER 4, 2008.
3. UNLESS OTHERWISE NOTED, 5/8-INCH IRON RODS WITH YELLOW CAPS STAMPED "RPLS 4079" SET AT ALL PARCEL CORNERS.

LEGEND

- IP - IRON PIPE
- IR - IRON ROD
- FND - FOUND
- P - PROPERTY LINE
- P.O.C. - POINT OF COMMENCING
- P.O.B. - POINT OF BEGINNING
- VOL. - VOLUME
- PG. - PAGE
- F.N. - FILE NUMBER
- F.B.C.C. - FORT BEND COUNTY CLERK
- D.R.F.B.C. - DEED RECORDS OF FORT BEND COUNTY
- P.R.F.B.C. - PLAT RECORDS OF FORT BEND COUNTY
- O.P.R.F.B.C. - OFFICIAL PUBLIC RECORDS OF FORT BEND COUNTY

TEJAS SURVEYING, INC.
 FIRM NO. 10031300
 1810 FIRST OAKS ST., SUITE 220
 RICHMOND, TX 77406
 PH: 281 240-9099
 rsm@mrsurveyor.com

OWNER
 TEXAS MEXICAN
 RAILWAY COMPANY



Handwritten: 2005/11/20

PARCEL PLAT
 SHOWING

3.300 ACRES

(143,753 SQ. FT.)
 TEMPORARY CONNECTOR EASEMENT
 FORT BEND COUNTY, TEXAS

PARCEL VICINITY MAP

PAGE 4 OF 12

M. McCORMICK SURVEY, A-57

CALLLED 20 ACRES
MARY GOTTARD MONTALBANO
(VOL. 1890, Pg. 884, F.B.C.D.R.)

P.O.C.

FND 5/8" IR
N=13,733,542.71
E=2,925,981.19

FND 1/2" IR
N 60°51'25" E
25.70'

FND 5/8" IR

35.00'

sign

WEST END TAVNER ROAD (60' WIDE)
(NO RECORDED DEDICATION FOUND)

Asphalt

PINK TAYLOR RUN ROAD (60' WIDE)
(NO RECORDED DEDICATION FOUND)

Asphalt Road

Overhead Electric

N57°36'46"E 583.33'

PP

CALLLED 919.9040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C. FILE NO. 2005132534)

ISSAC MCGARY LEAGUE, A-58

MATCH LINE 1

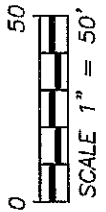
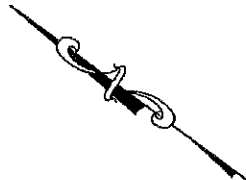
PARCEL PLAT
SHOWING

3.300 ACRES
(143,753 SQ. FT.)

TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

PARCEL VICINITY MAP

PAGE 5 OF 12



CALLLED 21.63 ACRES
QUAN ANH TRAN, ET AL
(F.B.C. FILE NO. 2005084692)

M. McCORMICK SURVEY, A-57

CALLLED 30 ACRES
MARY GOTHARD MONTALEANO
(VOL. 1890, Pg. 884, F.B.C. 18)

PINK TAYLOR RUN ROAD (60' WIDE)
(NO RECORDED DEDICATION FOUND)

Asphalt Road

Overhead Electric
583.33'

N57°36'46"E

FND 1/2" IP

CALLLED 819.9040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C. FILE NO. 2005152654)

N58°00'17"E

696.74'

CALLLED 819.9040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C. FILE NO. 2005152654)

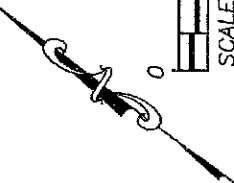
ISSAC MCGARY
LEAGUE, A-58

GABRIEL COLE 3/4 LEAGUE, A-19
ISAAC MCGARY LEAGUE, A-58

GABRIEL COLE 3/4
LEAGUE, A-19

MATCH LINE 2

MATCH LINE 1



PARCEL PLAT
SHOWING
3.300 ACRES
(143,753 SQ. FT.)

TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

M. McCORMICK SURVEY, A-57

MARY GOTTHARD MONTALBANO
(VOL. 1890, PG. 884, FB.C.D.R.)
CALLED 30 ACRES

PINK TAYLOR RUN ROAD (60' WIDE)
(NO RECORDED DEDICATION FOUND)

Overhead Electric

TEXAS MEXICAN RAILWAY COMPANY
CALLED 819.9040 ACRES
(F.B.C. FILE NO. 2005152654)

N58°00'17"E 696.74'

Sign PP

MATCH LINE 3

MATCH LINE 2

GABRIEL COLE 3/4 LEAGUE, A-19

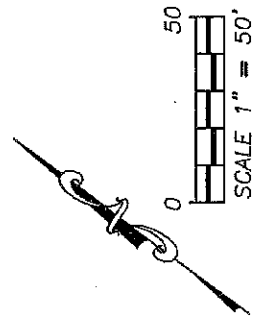
PARCEL PLAT
SHOWING

3.300 ACRES
(143,753 SQ. FT.)

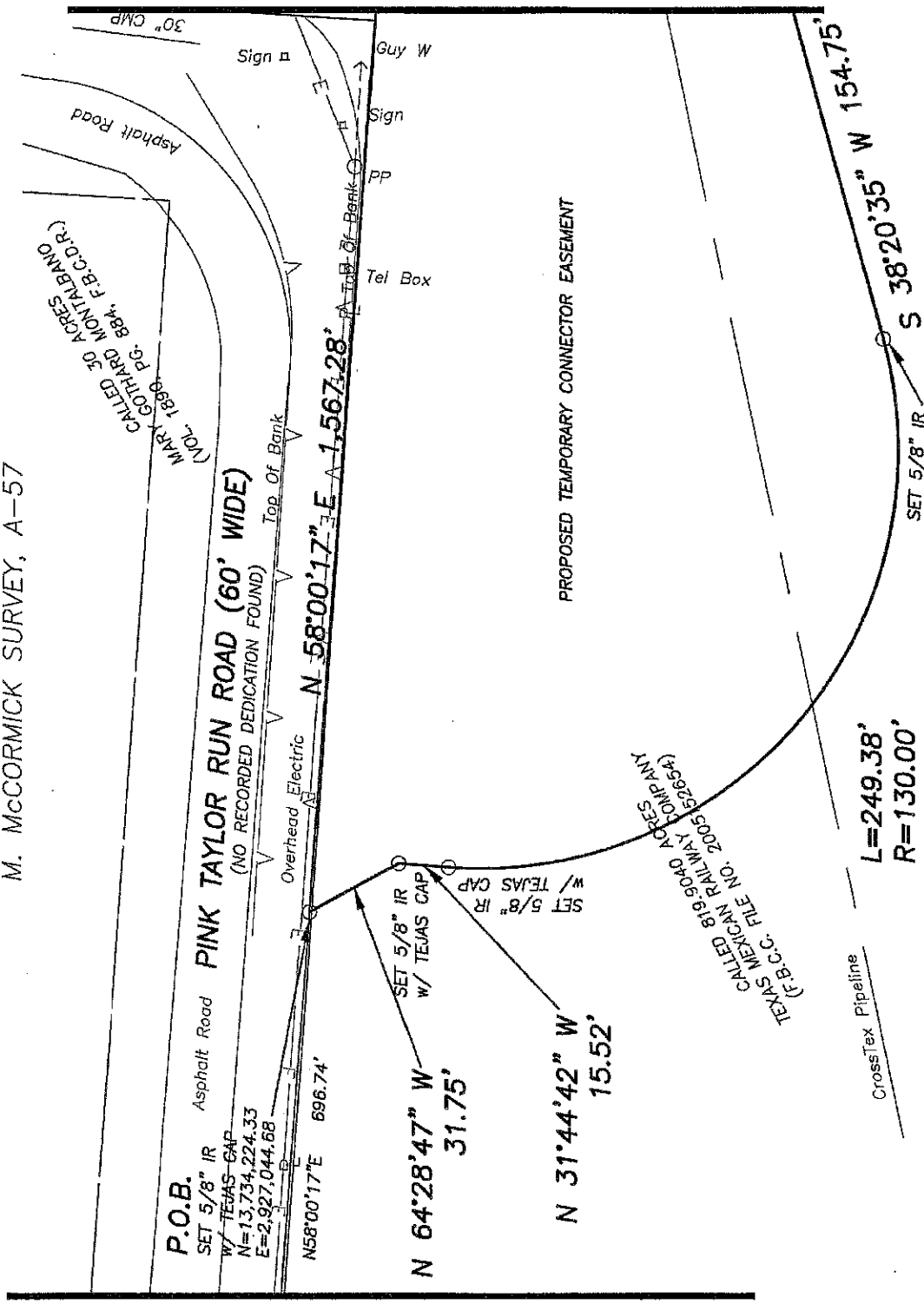
TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

PARCEL DISTRICT MAP

PAGE 7 OF 12



M. MCCORMICK SURVEY, A-57



MATCH LINE 3

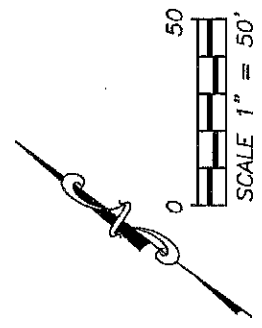
MATCH LINE 4

PARCEL PLAT
SHOWING
3.300 ACRES
(143,753 SQ. FT.)
TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

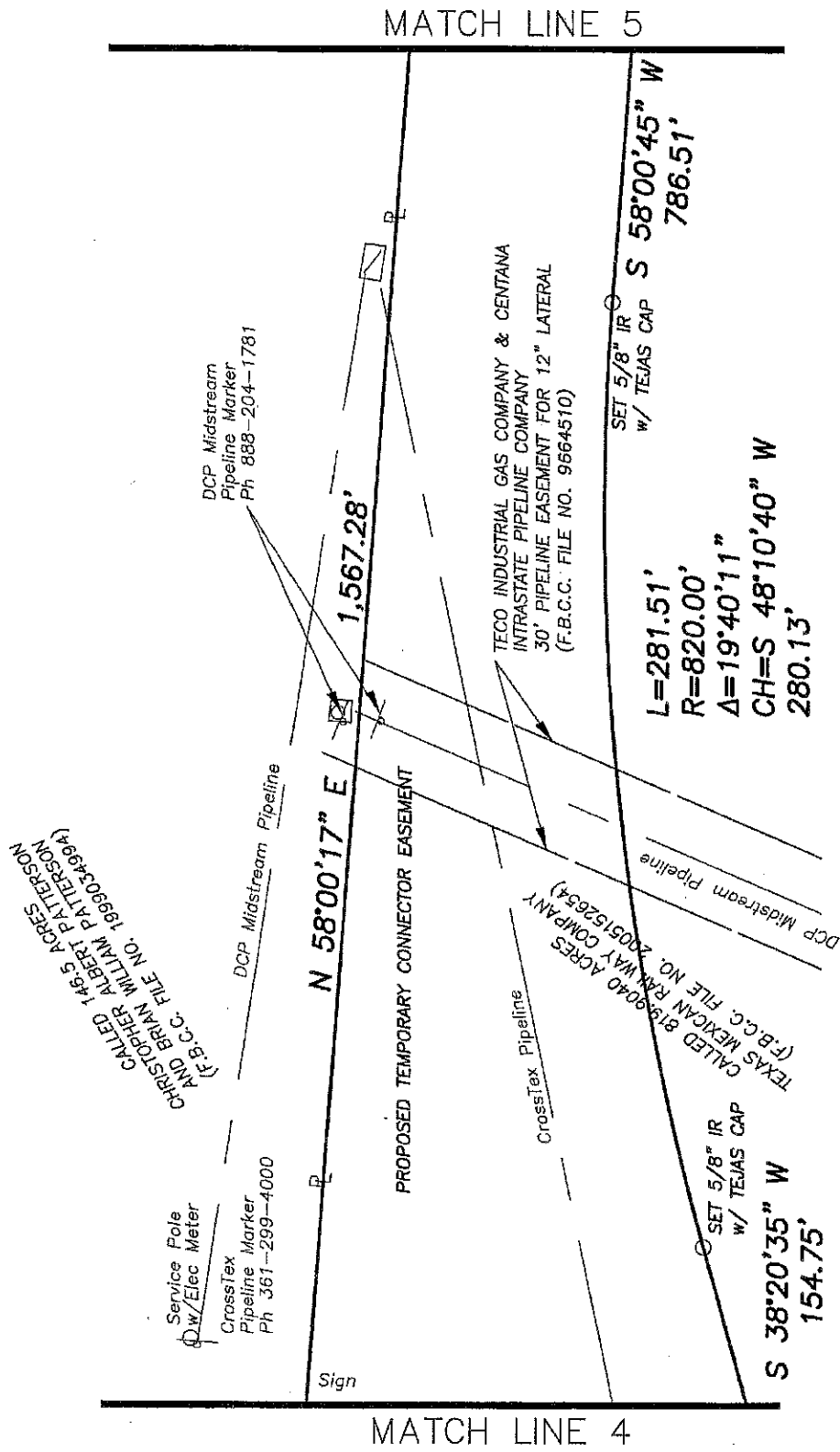
PARCEL VICINITY MAP PAGE 8 OF 12

$L=249.38'$
 $R=130.00'$
 $\Delta=109^{\circ}54'44''$
 $CH=N 86^{\circ}42'04'' W$
 $212.87'$

GABRIEL COLE 3/4 LEAGUE, A-19



GABRIEL COLE 3/4 LEAGUE, A-19

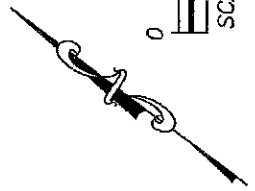


MATCH LINE 5

MATCH LINE 4

PARCEL PLAT
SHOWING
3.300 ACRES
(143,753 SQ. FT.)
TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

PARCEL VICINITY MAP PAGE 9 OF 12



GABRIEL COLE 3/4 LEAGUE, A-19

MATCH LINE 6

N 58°00'17" E 1,567.28'

PROPOSED TEMPORARY CONNECTOR EASEMENT

S 58°00'45" W 786.51'

CALLD 146.5 ACRES
CHRISTOPHER ALBERT PATTERSON
AND BRIAN WILLIAM PATTERSON
(F.B.C. FILE NO. 19902494)

CALLD 819.040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C. FILE NO. 2005152654)

MATCH LINE 5

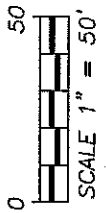
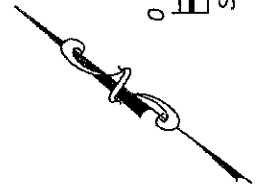
PARCEL PLAT
SHOWING

3.300 ACRES
(143,753 SQ. FT.)

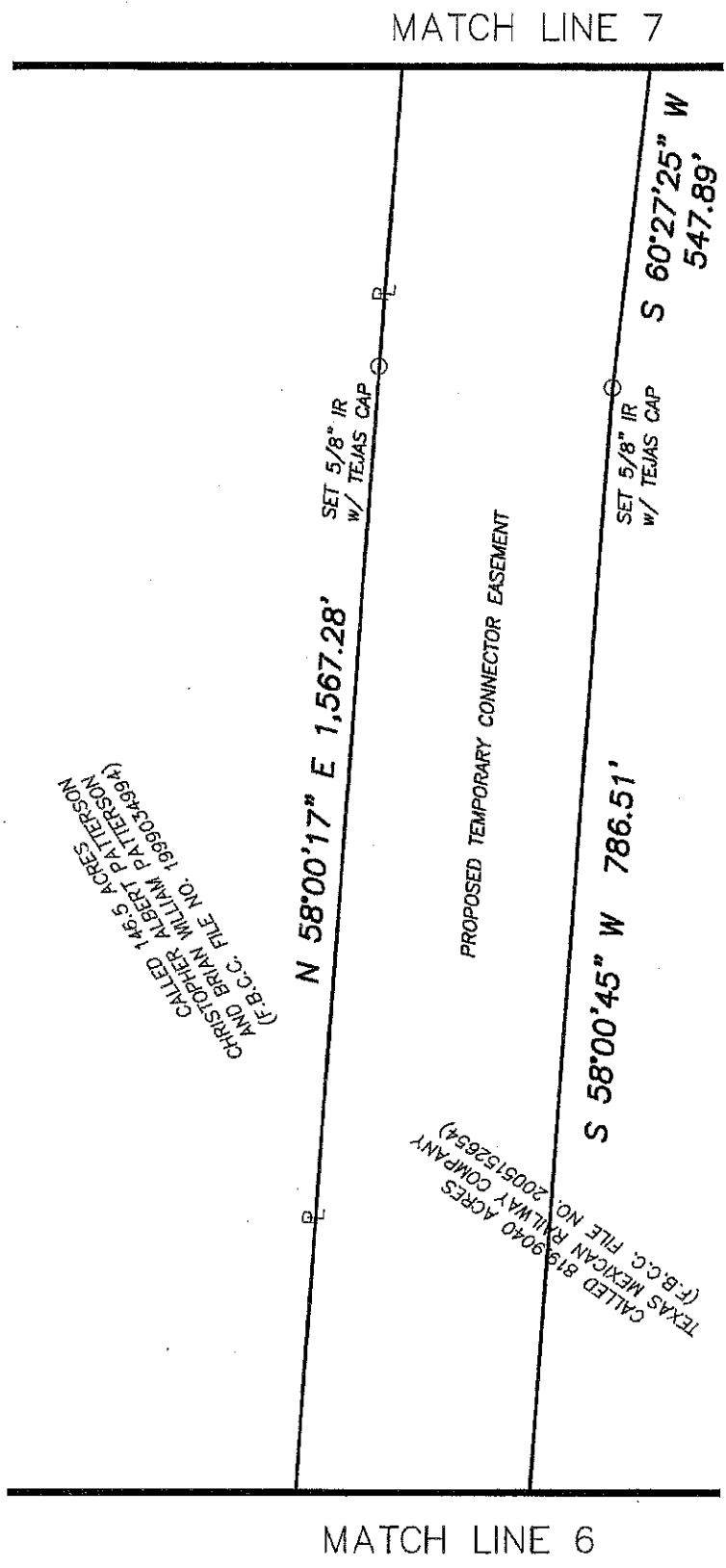
TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

PARCEL VICINITY MAP

PAGE 10 OF 12



GABRIEL COLE 3/4 LEAGUE, A-19



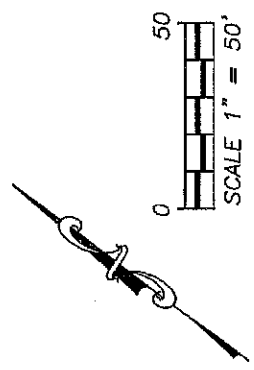
MATCH LINE 7

MATCH LINE 6

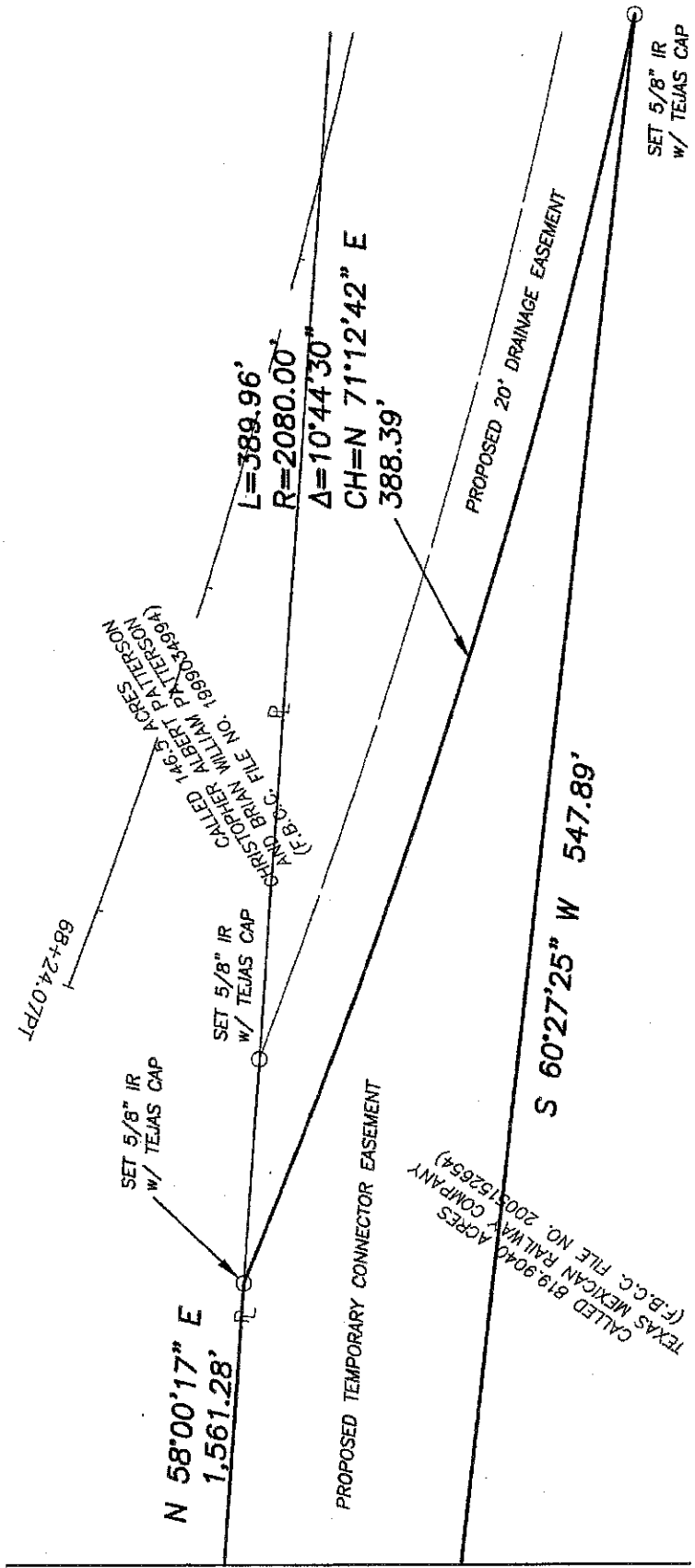
CALLED 146.5 ACRES
 CHRISTOPHER ALBERT PATTERSON
 AND BRIAN WILLIAM PATTERSON
 (F.B.C. FILE NO. 199034894)

CALLED 819.9040 ACRES
 TEXAS MEXICAN RAILWAY COMPANY
 (F.B.C. FILE NO. 200512654)

PARCEL PLAT
 SHOWING
 3.300 ACRES
 (143,753 SQ. FT.)
 TEMPORARY CONNECTOR EASEMENT
 FORT BEND COUNTY, TEXAS



GABRIEL COLE 3/4 LEAGUE, A-19



N 58°00'17" E
1,561.28'

L=389.96'
R=2080.00'
Δ=10°44'30"
CH=N 71°12'42" E
388.39'

PROPOSED 20' DRAINAGE EASEMENT

S 60°27'25" W 547.89'

SET 5/8" IR
W/ TEJAS CAP

SET 5/8" IR
W/ TEJAS CAP

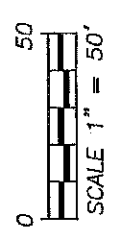
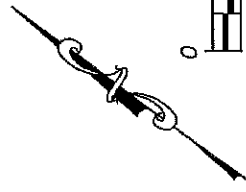
SET 5/8" IR
W/ TEJAS CAP

68+24.07PT

CALLD 149.9 ACRES
CHRISTOPHER ALBERT PATTERSON
(F.B.C. FILE NO. 199034994)
AND BRIAN WILLIAM PATTERSON

CALLD 819.9040 ACRES
TEXAS MEXICAN RAILWAY COMPANY
(F.B.C. FILE NO. 2005152864)

MATCH LINE 7



PARCEL PLAT
SHOWING
3.300 ACRES
(143,753 SQ. FT.)
TEMPORARY CONNECTOR EASEMENT
FORT BEND COUNTY, TEXAS

PARCEL VICINITY MAP PAGE 12 OF 12