

**FORT BEND COUNTY    FY 2010**  
**COMMISSIONERS COURT AGENDA REQUEST FORM**

15

Return Completed Form by E-Mail to: Agenda Coordinator, County Judge's Office

Date Submitted: 02/25/2010

Submitted By: William H. Vidor

Court Agenda Date: 03/02/2010

For: Commissioner, Pct. 3

Phone Number: 341-4555

**SUMMARY OF ITEM:**

Take all appropriate action on Order Decreeing the Acquisition of Property to be a Public Necessity and Authorize the Acquisition and Payment of Compensation for public project known as Mason Road Widening Project, Mobility Bond Project No. 735.

**RENEWAL AGREEMENT/APPOINTMENT**YES ☐NO ☒**REVIEWED BY COUNTY ATTORNEY'S OFFICE:**YES ☒NO ☐**List Supporting Documents Attached:**

**FINANCIAL SUMMARY:BUDGETED ITEM:**    YES ☐                      NO ☐                      N/A

**FUNDNG SOURCE:** Accounting Unit: Account Number:  
 Activity (If Applicable):

**DESCRIPTION OF LAWSOM ACCOUNT:****Instructions to submit Agenda Request Form:**

- Completely fill out agenda form: incomplete forms will not be processed.
- Agenda Request Forms should be submitted by e-mail, fax, or inter-office mail, and all back-up information must be provided by Wednesday at 2:00 p.m. to all those listed below.
- All original back-up must be received in the County Judge's Office by 2:00 p.m. on Wednesday.

**DISTRIBUTION:**

**Original Form** Submitted with back up to County Judge's Office ☒ (✓ when completed)

If by E-Mail to [ospindon@co.fort-bend.tx.us](mailto:ospindon@co.fort-bend.tx.us)

If by Fax to (281) 341-8609

Distribute copies with back-up to all listed below. If by fax, send to numbers below:

|                                                         |                |                                                  |                |
|---------------------------------------------------------|----------------|--------------------------------------------------|----------------|
| <input checked="" type="checkbox"/> Auditor             | (281-341-3774) | <input checked="" type="checkbox"/> Comm. Pct. 1 | (281-342-0587) |
| <input checked="" type="checkbox"/> Budget Officer      | (281-344-3954) | <input checked="" type="checkbox"/> Comm. Pct. 2 | (281-403-8009) |
| <input checked="" type="checkbox"/> Facilities/Planning | (281-633-7022) | <input checked="" type="checkbox"/> Comm. Pct. 3 | (281-242-9060) |
| <input checked="" type="checkbox"/> Purchasing Agent    | (281-341-8642) | <input checked="" type="checkbox"/> Comm. Pct. 4 | (281-980-9077) |
| <input type="checkbox"/> Tax Assessor/Collector         |                | <input checked="" type="checkbox"/> County Clerk | (281-341-8697) |
| <input checked="" type="checkbox"/> Engineering         |                | <input checked="" type="checkbox"/> County Atty  | (281-341-4557) |

3-4-10 orig. ret. to Bill Vidor at Co. Attorney

**RECOMMENDATION / ACTION REQUESTED:**

**Special Handling Requested (specify):** Please return to County Attorney's Office.

THE STATE OF TEXAS  
COUNTY OF FORT BEND

§  
§  
§

**RESOLUTION AND ORDER DECREERING THE ACQUISITION OF  
PROPERTY TO BE A PUBLIC NECESSITY AND AUTHORIZING THE  
ACQUISITION AND PAYMENT OF COMPENSATION**

**WHEREAS**, on the 2 day of March, 2010, at a regular meeting of the Commissioners Court of Fort Bend County, Texas, sitting as the governing body of Fort Bend County, upon motion of Commissioner Meyers, seconded by Commissioner Patterson, duly put and carried:

**RESOLUTION**

**RESOLVED THAT WHEREAS**, the Commissioners Court has received and reviewed the plans for a public project known as the Mason Road Widening Project No. 735, located from FM 359 to State Highway 99, in Fort Bend County, Texas; and,

**WHEREAS**, Commissioners Court has determined that public necessity and convenience exists for the location, alignment, construction, operation, and maintenance of a public project known as Mason Road Widening Project No. 735, located from FM 359 to State Highway 99, in Fort Bend County, Texas, in accordance with said plans, alignment, and tract identifications which are part hereof:

**ORDER**

**NOW THEREFORE, IT IS ORDERED AND DECREED** that the plans for the location, alignment, construction, operation, and maintenance of the public project known as Mason Road Widening Project No. 735, located from FM 359 to State Highway 99, in Fort Bend County, Texas, is approved.

**IT IS FURTHER ORDERED AND DECREED** that public necessity and convenience exist for the public project, known as Mason Road Widening Project No. 735, located from FM 359 to State Highway 99, in Fort Bend County, Texas, and that the County Engineer be authorized and directed to obtain appraisals, surveys, title information and/or

make official offers of specific amount for the purchase of either easement or the fee simple interest in and to the tract(s) situated within such alignment [survey(s) attached]; that the County Attorney be authorized and directed, and he is hereby authorized and directed to file or cause to be filed proceedings in eminent domain and to acquire thereby easement or fee simple interest for said purposes in the tract(s) which cannot be acquired as aforesaid by donation, dedication, or purchase.

**IT IS FURTHER ORDERED AND DECREED** that the County Judge or designated representative be authorized and directed to sign any papers or agreements associated with closing the purchase(s); the County Attorney, County Clerk, County Auditor and County Treasurer be authorized and directed to perform any and all necessary acts within their respective spheres of official duties toward the final acquisition of the tract(s) of land, or interest(s) therein, together with the improvement if any, within the said public project known as Mason Road Widening Project No. 735, located from FM 359 to State Highway 99, Fort Bend County, Texas and the payment and compensation therefore.

**PASSED AND APPROVED** this 2 day of March, 2010.

**FORT BEND COUNTY**

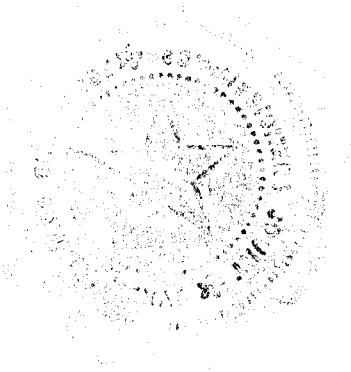


Robert E. Hebert, County Judge

ATTEST:



Dianne Wilson, County Clerk

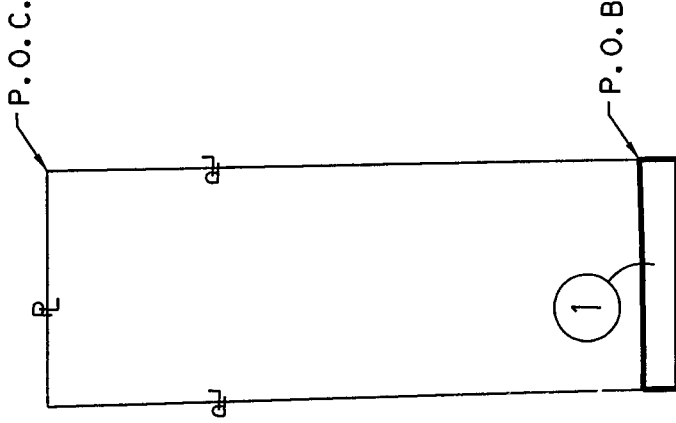


# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



PARCEL NUMBER



⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

- PHONE MANHOLE
- STORM MANHOLE
- 'BB' INLET
- POWER POLE
- ✕ WATER VALVE
- ⊙ WATER METER
- ← GUY
- ⊠ PED BOX
- FIRE HYDRANT
- STREET LIGHT
- METER POLE
- † SIGN
- ▶ WATER MARKER
- ▶ PHONE MARKER
- ▶ GAS MARKER
- PHONE BOX

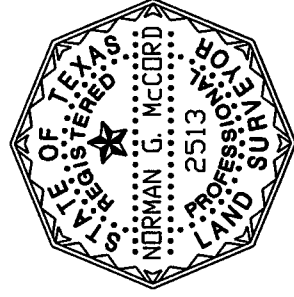
## NOTES:

1. DEED RESEARCH FOR THIS PROJECT WAS PERFORMED IN SEPTEMBER, 2009.
2. ALL COORDINATES AND BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), 1993 ADJUSTMENT. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY THE COMBINED ADJUSTMENT FACTOR OF 1.00013.
3. FIELD WORK FOR THIS PROJECT WAS PERFORMED SEPTEMBER-NOVEMBER, 2009.
4. SURVEY LINE LOCATIONS ARE APPROXIMATE.
5. RIGHT-OF-WAY MAP COMPLETED NOVEMBER, 2009.
6. A PROPERTY DESCRIPTION OF EVEN DATE WAS PREPARED IN CONJUNCTION WITH THIS PARCEL PLAT.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS AS FOUND AT THE TIME OF THE SURVEY.  
SURVEY DATE: JULY - NOVEMBER, 2009

*Norman G. McCord* 11-20-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS



## AREA TABLE (ACRES)

| EXISTING | TAKING<br>AC./S.F. | REMAINDER |       |
|----------|--------------------|-----------|-------|
|          |                    | LEFT      | RIGHT |
| 2.5000   | 0.1408<br>6,135    | 2.3592    |       |

**LANDTECH CONSULTANTS, INC.**

2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 1

MASON ROAD FORT BEND

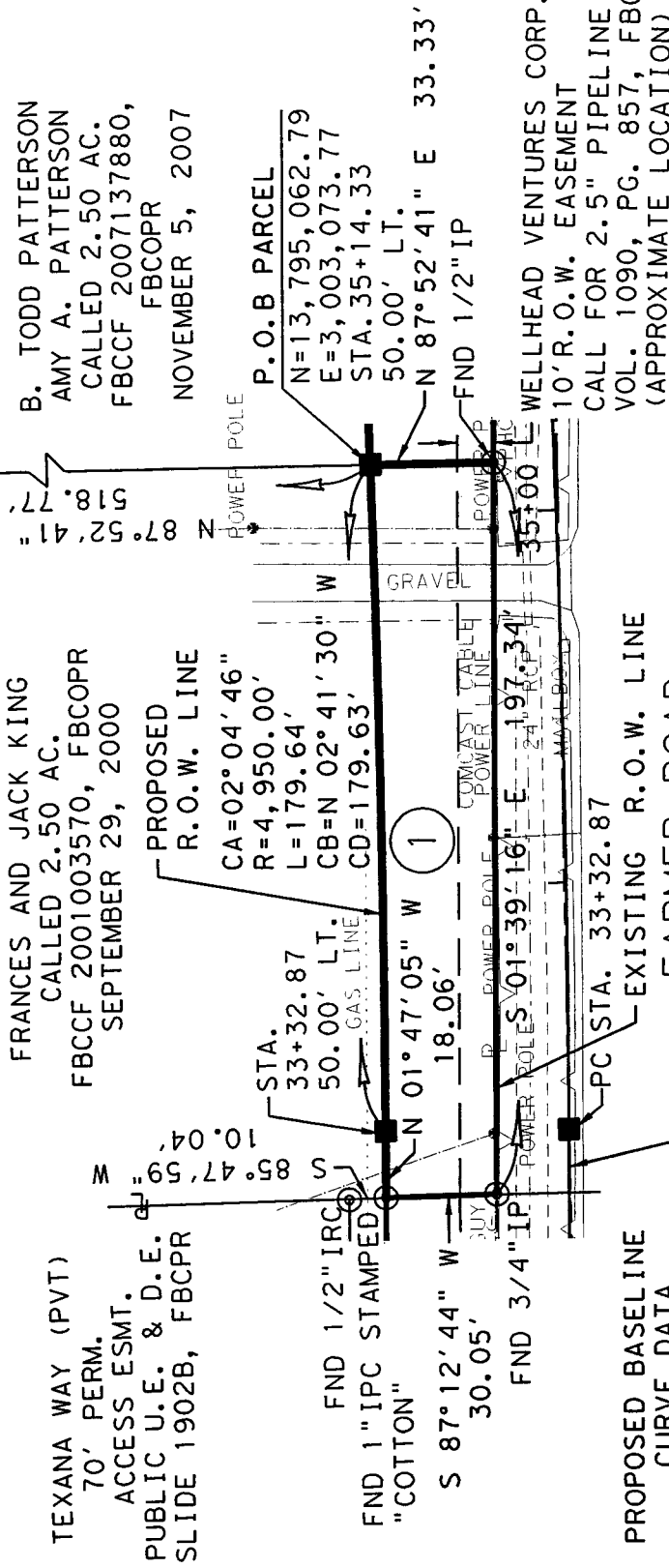
NOVEMBER, 2009

PAGE 4 OF 5 SCALE: 1" = 50'

# RANDALL JONES LEAGUE ABSTRACT 42



0 25 50 100



## PROPOSED BASELINE CURVE DATA

P. I. STA. 35+51.17  
P. C. STA. 33+32.87  
P. T. STA. 37+69.20  
R=5,000.00'  
CA=5'00'00" (LT)  
D=1'08'45"  
L=436.32'  
T=218.30'  
CHD=N 04°09'07" W, 436.18'  
P. I. COORDINATES:  
X=3,003,125.90  
Y=13,795,103.01

EXISTING R.O.W. LINE  
FARMER ROAD  
(WIDTH VARIES;  
NO DEED OF RECORD FOUND)  
PROPOSED BASELINE  
MASON ROAD

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 1

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 5 OF 5 SCALE: 1"=50'

# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



PARCEL NUMBER

⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

☐ PHONE MANHOLE

● STORM MANHOLE

▬ 'BB' INLET

• POWER POLE

⌵ WATER VALVE

⊙ WATER METER

← GUY

☒ PED BOX

⊕ FIRE HYDRANT

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■ PHONE BOX

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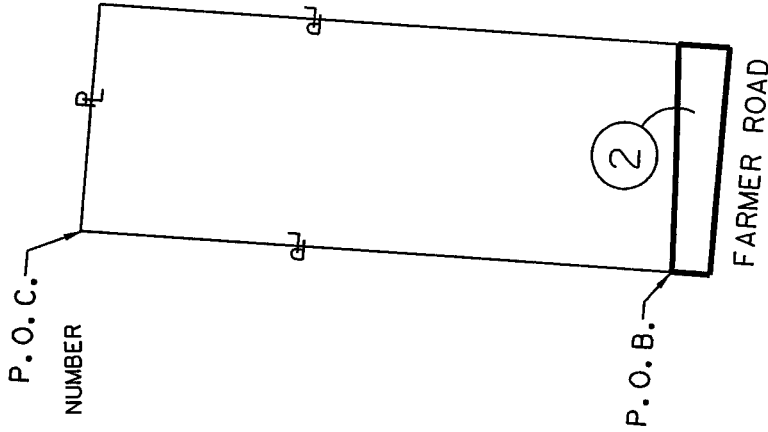
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*Norman G. McCord* 11-20-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS



INSET  
N.T.S.

## AREA TABLE (ACRES)

| EXISTING | TAKING<br>AC./S.F. | REMAINDER |       |
|----------|--------------------|-----------|-------|
|          |                    | LEFT      | RIGHT |
| 2.5000   | 0.1738<br>7,572    | 2.3262    |       |

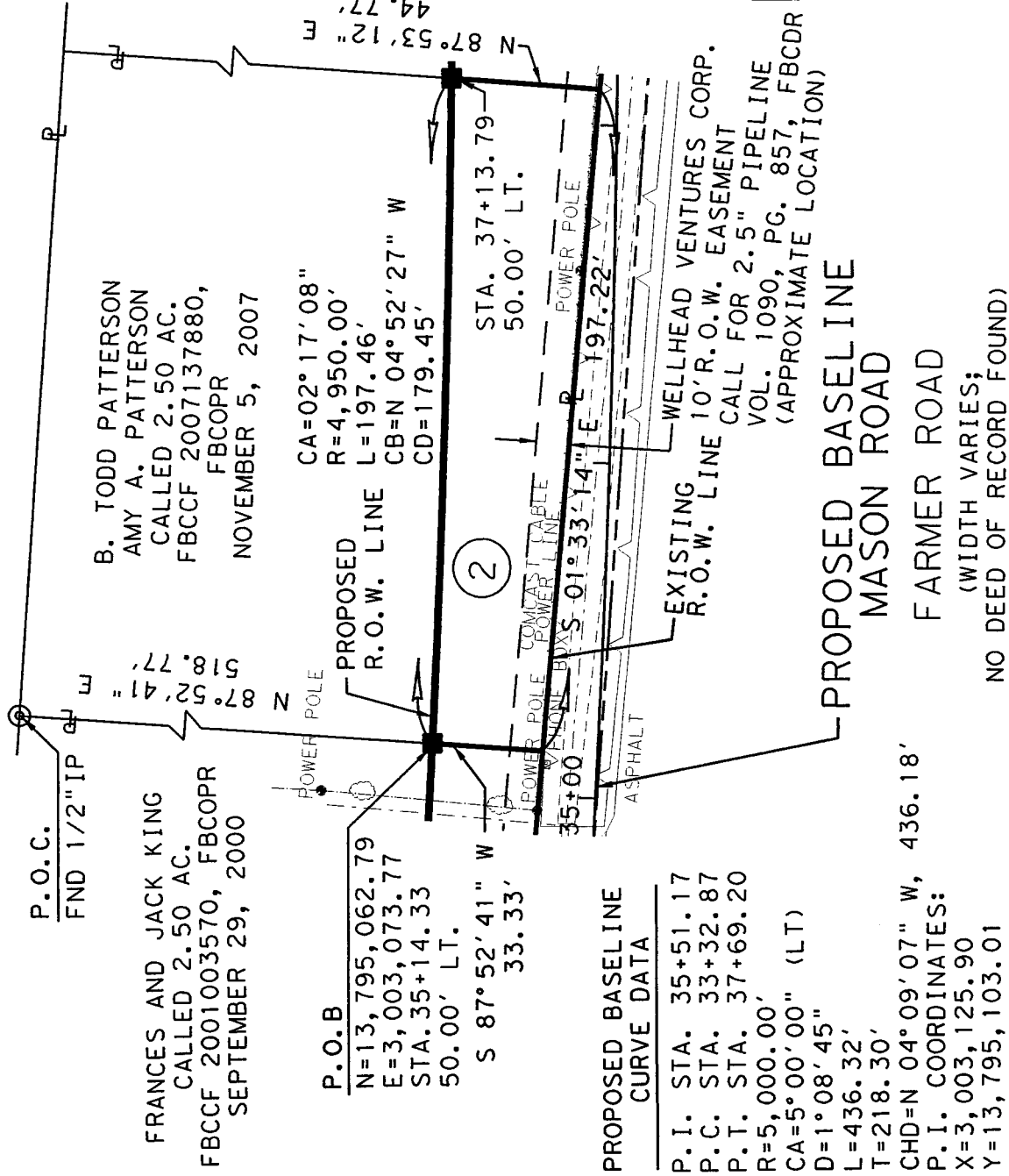
**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 2

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 3 OF 4 SCALE: 1" = 50'



# RANDALL JONES LEAGUE ABSTRACT 42



**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 2

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 4 OF 4 SCALE: 1"=50'

# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

☐ PHONE MANHOLE

● STORM MANHOLE

⊕ 'BB' INLET

• POWER POLE

⌵ WATER VALVE

⊙ WATER METER

← GUY

☒ PED BOX

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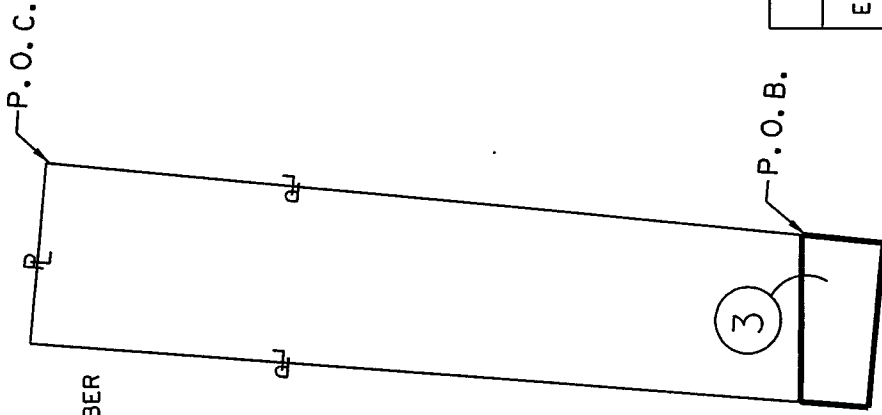
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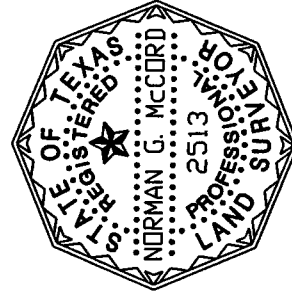
*Norman G. McCord* 11-20-09

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NO. 2513, STATE OF TEXAS



FARMER ROAD

INSET  
N.T.S.



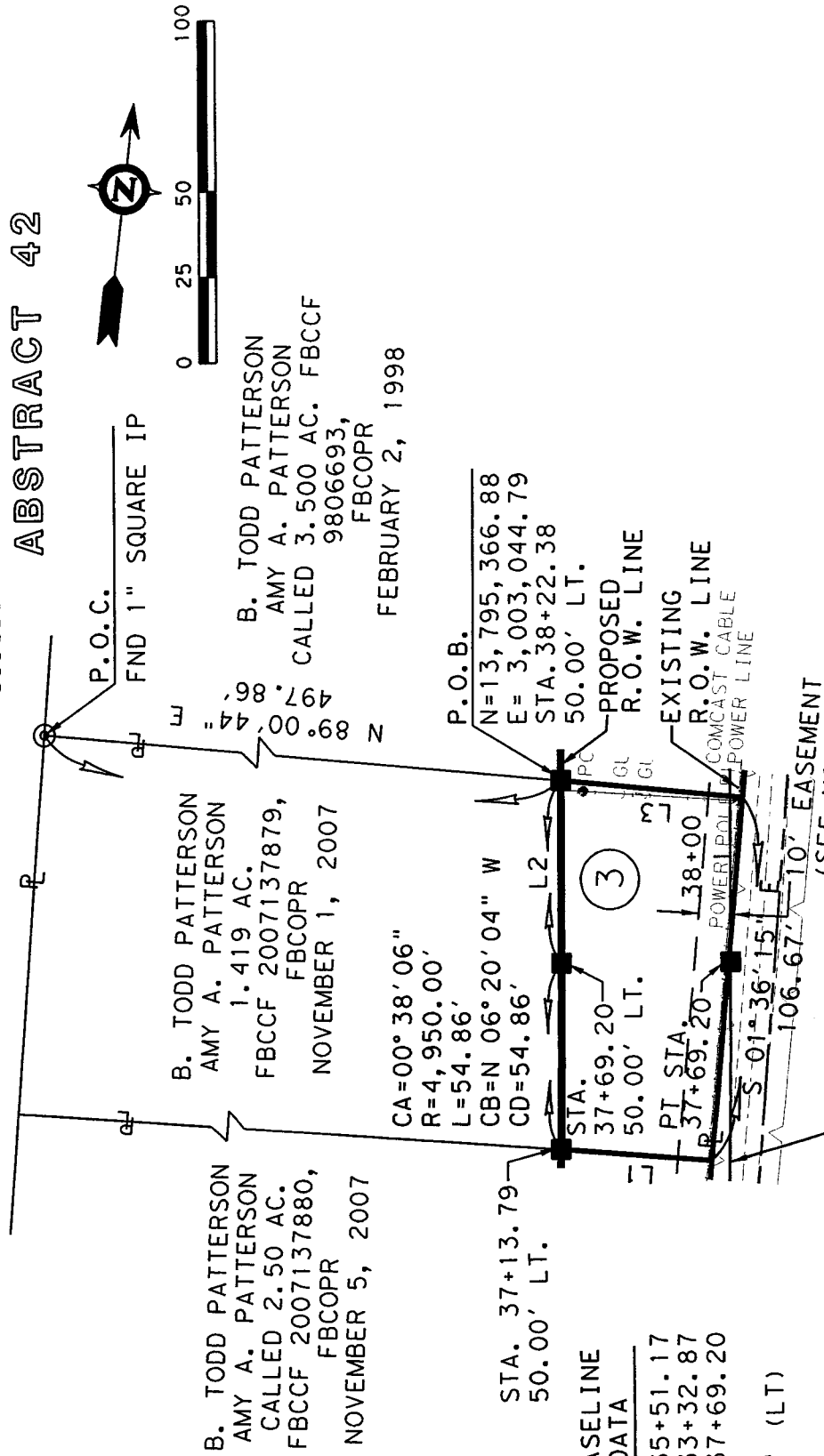
| AREA TABLE (ACRES) |                 |           |       |
|--------------------|-----------------|-----------|-------|
| EXISTING           | TAKING AC./S.F. | REMAINDER |       |
|                    |                 | LEFT      | RIGHT |
| 1.4190             | 0.1212<br>5,279 | 1.2978    |       |

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 3

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 3 OF 4 SCALE: 1" = 50'

# RANDALL JONES LEAGUE ABSTRACT 42



**LANDTECH CONSULTANTS, INC.**  
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HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 3

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 4 OF 4 SCALE: 1"=50'

## PROPOSED BASELINE CURVE DATA

P.I. STA. 35+51.17  
P.C. STA. 33+32.87  
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R=5,000.00'  
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D=1°08'45"  
L=436.32'  
T=218.30'  
CHD=N 04°09'07" W, 436.18'  
P.I. COORDINATES:  
X=3,003,125.90  
Y=13,795,103.01

NOTE:  
WELLHEAD VENTURES CORP.  
10'R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBCCR  
(APPROXIMATE LOCATION)

| LINE | BEARING     | DISTANCE |
|------|-------------|----------|
| L1   | S87°53'12"W | 44.77'   |
| L2   | N06°39'07"W | 53.18'   |
| L3   | N89°00'44"E | 53.97'   |

FARMER ROAD  
(WIDTH VARIES;  
NO DEED OF RECORD FOUND)  
PROPOSED BASELINE  
MASON ROAD

# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

☐ PHONE MANHOLE

● STORM MANHOLE

▬ 'BB' INLET

• POWER POLE

✕ WATER VALVE

⊙ WATER METER

← GUY

☒ PED BOX

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○ STREET LIGHT

• METER POLE

↑ SIGN

▶ WATER MARKER

▶ PHONE MARKER

▶ GAS MARKER

■ PHONE BOX

## NOTES:

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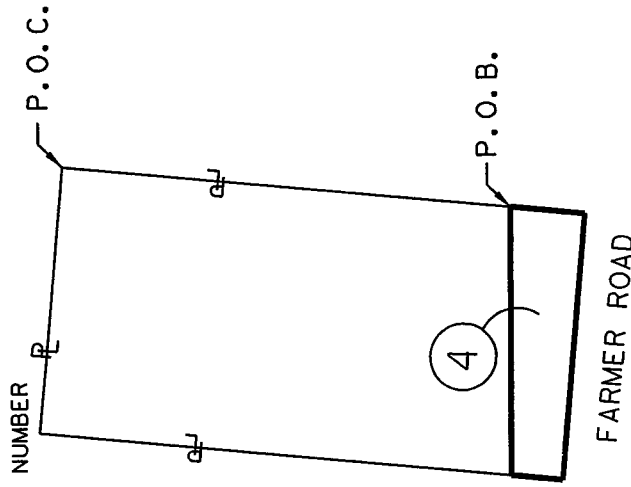
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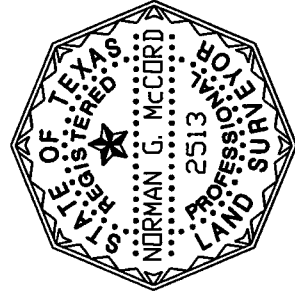


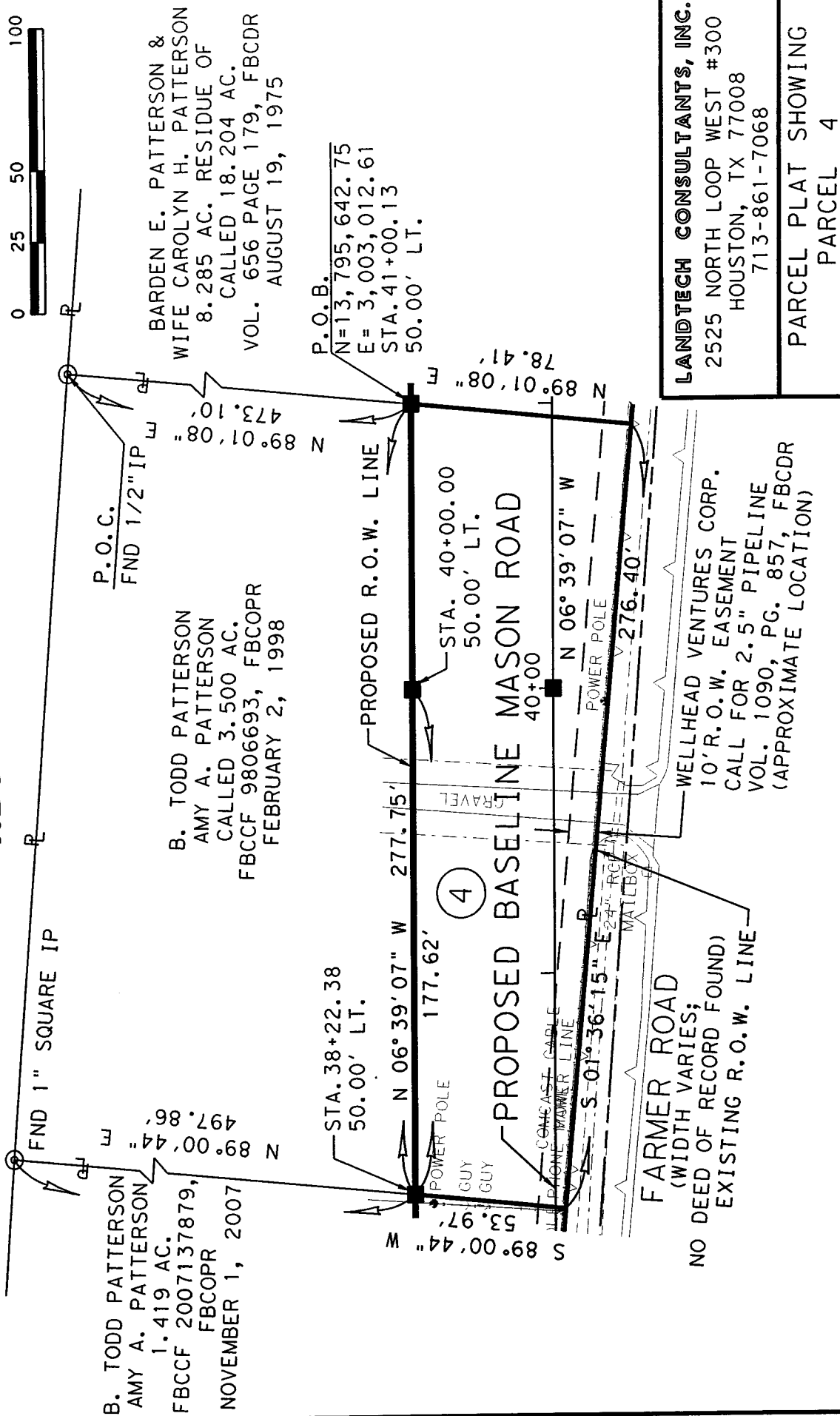
| AREA TABLE (ACRES) |                    |           |       |
|--------------------|--------------------|-----------|-------|
| EXISTING           | TAKING<br>AC./S.F. | REMAINDER |       |
|                    |                    | LEFT      | RIGHT |
| 3.5000             | 0.4200<br>18,295   | 3.0800    |       |

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 4

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 3 OF 4 SCALE: 1"=50'





2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 4

MASON ROAD FORT BEND

NOVEMBER, 2009

PAGE 4 OF 4 SCALE: 1"=50'

# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



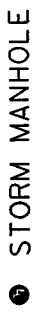
PARCEL NUMBER

⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"



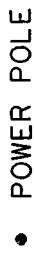
PHONE MANHOLE



STORM MANHOLE



'BB' INLET



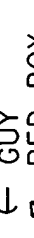
POWER POLE



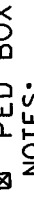
WATER VALVE



WATER METER



GUY



PED BOX

NOTES:

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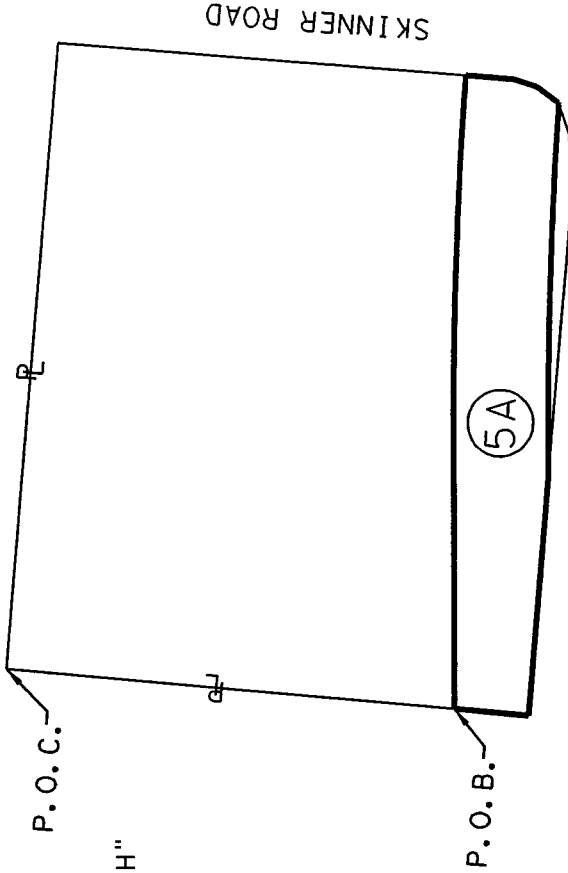
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NORMAN G. MCCORD  
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NO. 2513, STATE OF TEXAS



FARMER ROAD

INSET  
N.T.S.

## AREA TABLE (ACRES)

| EXISTING | TAKING<br>AC./S.F. | REMAINDER |       |
|----------|--------------------|-----------|-------|
|          |                    | LEFT      | RIGHT |
| 8.2850   | 1,4393<br>62,694   | 6.7430*   |       |

**LANDTECH CONSULTANTS, INC.**

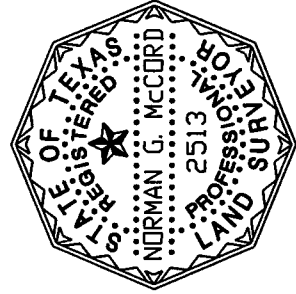
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 5A

MASON ROAD FORT BEND

NOVEMBER, 2009

PAGE 4 OF 6 SCALE: 1" = 50'



# RANDALL JONES LEAGUE ABSTRACT 42

B. TODD PATTERSON  
CALLED 3.500 AC.  
FBCF 9806693, FBCF  
FEBRUARY 2, 1998

P.O.C.  
FND 1/2" IP

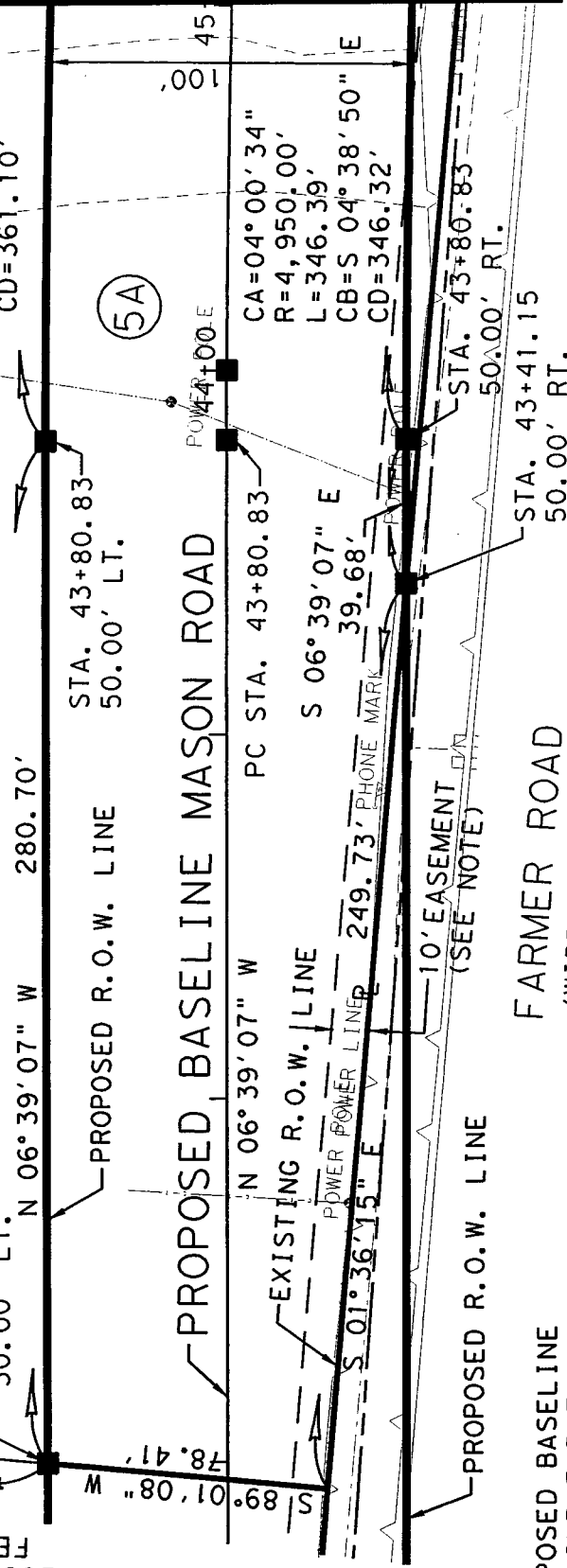
P.O.B.  
N=13,795,642.75  
E= 3,003,012.61  
STA. 41+00.13  
50.00' LT.

N 06° 39' 07" W  
280.70'

BARDEN E. PATTERSON &  
WIFE CAROLYN H. PATTERSON  
8.285 AC. RESIDUE OF CALLED  
18.204 AC.  
VOL. 656 PAGE 179, FBCDR  
AUGUST 19, 1975

POWER POLE

CA=04° 05' 52"  
R=5,050.00'  
L=361.18'  
CB=N 04° 36' 11" W  
CD=361.10'



## PROPOSED BASELINE CURVE DATA

P.I. STA. 45+59.70  
P.C. STA. 43+80.83  
P.T. STA. 47+38.43  
R=5,000.00'  
CA=4° 05' 52" (RT)  
D=1° 08' 45"  
L=357.60'  
T=178.88'  
CHD=N 04° 36' 11" W, 357.52'  
P.I. COORDINATES:  
X=3,003,009.04  
Y=13,796,105.02

NOTE:  
WELLHEAD VENTURES CORP.  
10'R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBCDR  
(APPROXIMATE LOCATION)

LANDTECH CONSULTANTS, INC.  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 5A

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 5 OF 6 SCALE: 1"=50'

MATCH LINE STA. 45+00

P. I. STA. 45+59.70  
P. C. STA. 43+80.83  
P. T. STA. 47+38.43  
R=5,000.00'  
CA=4°05'52" (RT)  
D=1°08'45"  
L=357.60'  
T=178.88'

NOTE:  
WELLHEAD VENTURES CORP.  
107 R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBG  
(APPROXIMATE LOCATION)

CA=04°05'52"  
R=5,050.00'  
L=361.18'  
CB=N 04°36'1  
CD=361.10'

STA. 47+5  
50.00 LT.

46+00 PROPOSED BASELINE MASON ROAD

CA=04° 00' 34"  
R=4,950.00'  
L=346.39'  
CB=S 04° 38' 5  
CD=346.32'

PT STA. 47+38.43  
PROPOSED  
O.W. LINE  
PHONE MAP

10' EASEMENT  
(SEE NOTE)

FARMER ROAD

NO DEED OF RECORD FOUND)  
EXISTING R.O.W

**PARCEL PLAT SHOWING  
PARCEL 5A**

MASON ROAD FORT BEND

NOVEMBER, 2009

PAGE 6 OF 6 SCALE: 1"=50'

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068



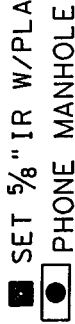
# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



PARCEL NUMBER

⊙ PROPERTY CORNER (FOUND AS NOTED)  
■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"



⊙ FIRE HYDRANT  
○ STREET LIGHT  
● METER POLE  
⬆ SIGN  
⬆ WATER MARKER  
⬆ PHONE MARKER  
⬆ GAS MARKER  
⬆ GUY  
⬆ PED BOX  
■ PHONE BOX

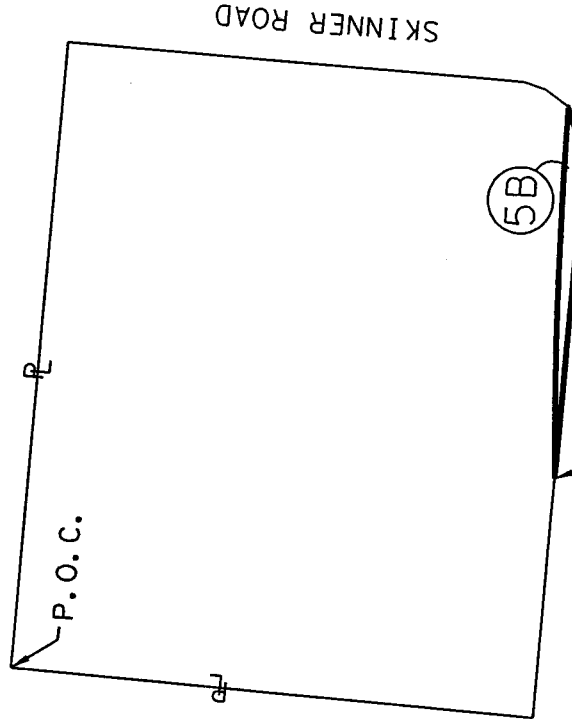
## NOTES:

- DEED RESEARCH FOR THIS PROJECT WAS PERFORMED IN SEPTEMBER, 2009.
- ALL COORDINATES AND BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), 1993 ADJUSTMENT. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY THE COMBINED ADJUSTMENT FACTOR OF 1.00013.
- FIELD WORK FOR THIS PROJECT WAS PERFORMED SEPTEMBER-NOVEMBER, 2009.
- SURVEY LINE LOCATIONS ARE APPROXIMATE.
- RIGHT-OF-WAY MAP COMPLETED NOVEMBER, 2009.
- A PROPERTY DESCRIPTION OF EVEN DATE WAS PREPARED IN CONJUNCTION WITH THIS PARCEL PLAT.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS AS FOUND AT THE TIME OF THE SURVEY.  
SURVEY DATE: JULY - NOVEMBER, 2009

*Norman G. McCord* 11-20-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS

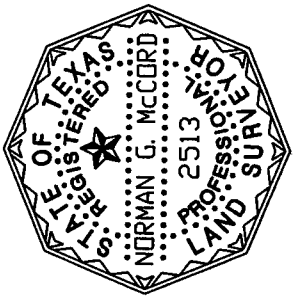


| AREA TABLE (ACRES) |                 |           |       |
|--------------------|-----------------|-----------|-------|
| EXISTING           | TAKING AC./S.F. | REMAINDER |       |
|                    |                 | LEFT      | RIGHT |
| 8.2850             | 0.1027<br>4,474 | 6.7430*   |       |

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 5B

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 3 OF 5 SCALE: 1"=50'

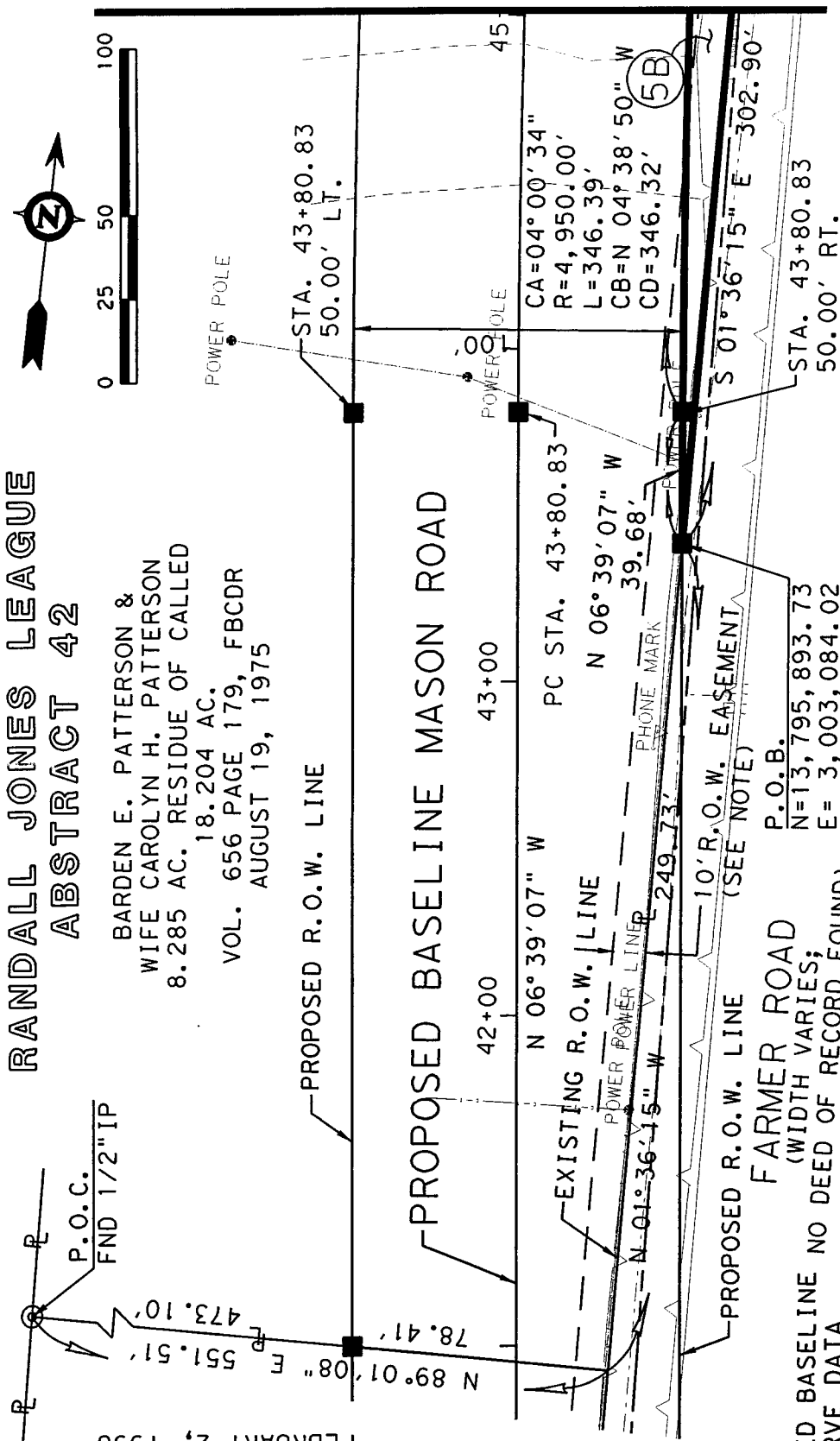


\* REMAINDER AFTER ALSO  
SUBTRACTING 1.4393 AC.  
FOR PARCEL 5A.

# RANDALL JONES LEAGUE ABSTRACT 42

BARDEN E. PATTERSON &  
WIFE CAROLYN H. PATTERSON  
8.285 AC. RESIDUE OF CALLED  
18.204 AC.  
VOL. 656 PAGE 179, FBCDR  
AUGUST 19, 1975

B. TODD PATTERSON  
AMY A. PATTERSON  
CALLED 3.500 AC.  
FBCF 9806693, FBCOPR  
FEBRUARY 2, 1998



**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 5B

MASON ROAD FORT BEND  
NOVEMBER, 2009

PAGE 4 OF 5 SCALE: 1"=50'

R  
; N  
FOU

ER  
TES  
ORD

SK  
DTH  
OF

STA. 47+30.71

50.00' RT.  
25° 25' 17" E  
33.30'

P. I. STA. 45+59.70  
P. C. STA. 43+80.83  
P. T. STA. 47+38.43  
R=5,000.00'  
CA=4°05'52" (RT)

D=1° 08' 45"  
L=357.60'  
T=178.88'

CHD=N 04° 36' 11" W, 357.52'  
P.I. COORDINATES:  
X=3,003,0009.04  
Y=13,796,105.02

NOTE: WELLHEAD VENTURES CORP.  
110' R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBC  
(APPROXIMATE LOCATION)

(WIDTH VARIES;  
NO DEED OF RECORD FOUND)

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 5B

MASON ROAD FORT BEND  
NOVEMBER, 2009

PAGE 5 OF 5 SCALE: 1"=50'

# LEGEND

EXISTING R.O.W.  
PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE



⊙ PROPERTY CORNER (FOUND AS NOTED)

- SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"
- PHONE MANHOLE
- STORM MANHOLE
- ▢ 'BB' INLET
- POWER POLE
- ⊗ WATER VALVE
- ⊙ WATER METER
- ← GUY
- ⊠ PED BOX
- ⊕ FIRE HYDRANT
- STREET LIGHT
- METER POLE
- ↑ SIGN
- ▲ WATER MARKER
- ▲ PHONE MARKER
- ▲ GAS MARKER
- PHONE BOX

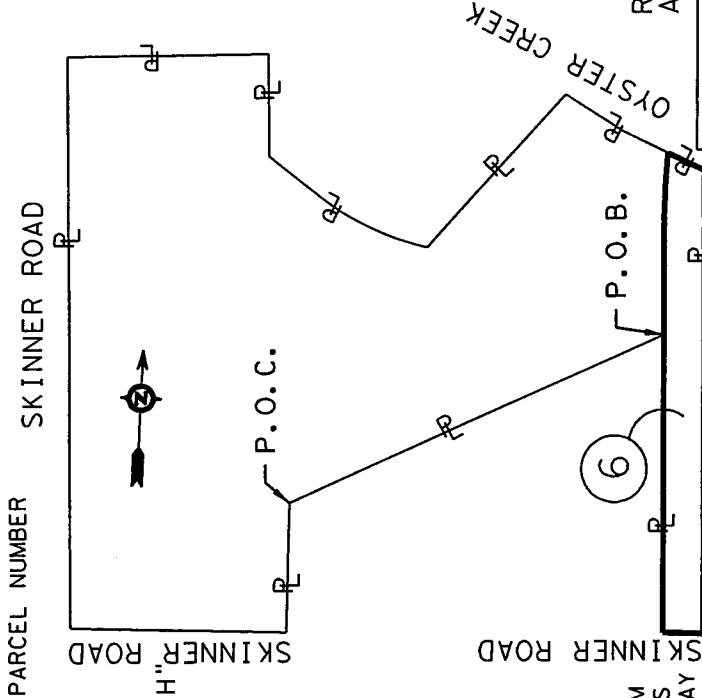
## NOTES:

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4. SURVEY LINE LOCATIONS ARE APPROXIMATE.
5. RIGHT-OF-WAY MAP COMPLETED NOVEMBER, 2009.
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SURVEY DATE: JULY - NOVEMBER, 2009

*Norman G. McCord* 11-25-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS



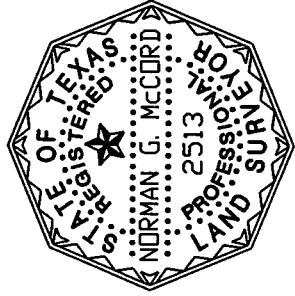
REVISED: 11/25/09  
ADD PIPE LINE PAGE 9

| AREA TABLE (ACRES) |                   |           |       |
|--------------------|-------------------|-----------|-------|
| EXISTING           | TAKING AC./S.F.   | REMAINDER |       |
|                    |                   | LEFT      | RIGHT |
| 58.307             | 3.8398<br>167,263 | 54.467    |       |

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 6

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 5 OF 9 SCALE: 1"=50'



# RANDALL JONES LEAGUE ABSTRACT 42



0 25 50 100

SKINNER ROAD  
(WIDTH VARIES; NO DEED  
OF RECORD FOUND)  
NORTH LINE  
10' R.O.W.  
FOR SKINNER ROAD  
PER SLIDE 2142A,  
FBCPR  
CALL 16.500 AC.  
FBCPR 1999041592, FBCPR  
APRIL 23, 1999  
FBCCF 9722234, FBCPR  
APRIL 7, 1997  
MATCH LINE STA. 52+00

LAMAR C.I.S.D.  
ELEMENTARY SCHOOL NO. 16  
RESTRICTED RESERVE "A"  
RESTRICTED TO SCHOOL SITE  
CALLED 16.500 AC.  
FBCPR 2142A, FBCPR  
SLIDE 2142A, FBCPR  
CALL 16.500 AC.  
FBCCF 2000077566, FBCPR  
APRIL 7, 1997

LAMAR CONSOLIDATED INDEPENDENT  
SCHOOL DISTRICT  
CALLED 16.500 AC.  
FBCCF 1999041592, FBCPR  
APRIL 23, 1999

PROPOSED R.O.W LINE  
(EAST LINE 16.500 AC. TRACT)  
PROPOSED BASELINE  
MASON ROAD

WELLHEAD VENTURES CORP.  
10' R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBCDR  
(APPROXIMATE LOCATION)  
FBCCF 9722234, FBCPR  
APRIL 7, 1997

OLD SOUTH PLANTATION, INC.  
58.307 AC. RESIDUE OF  
CALLED 79.027 AC.  
FBCCF 9722234, FBCPR  
APRIL 7, 1997

TRACT 2, GROVE SECTION 6, SLIDE 631A, FBCPR  
PECAN GROVE M.U.D. LEVEE TRACT, VOL. 878, PG. 9, FBCDR  
PROPOSED R.O.W LINE  
(WEST LINE GROVE  
SECTION 6,  
SLIDE 631A, FBCPR)

SEE  
NOTE 3

STA. 48+23.14  
70.87.RT.

## NOTES:

1. 10' U.E./D.E., SLIDE 2142A, FBCPR
2. 10' AE, SLIDE 2142A, FBCPR
3. 30' EXXON PIPELINE ESMT.  
VOL. 1640, PG. 715, FBCDR

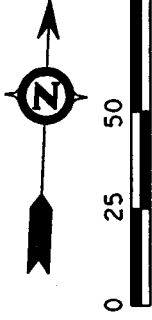
**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 6

MASON ROAD FORT BEND  
NOVEMBER, 2009

PAGE 6 OF 9 SCALE: 1"=50'

# RANDALL JONES LEAGUE ABSTRACT 42

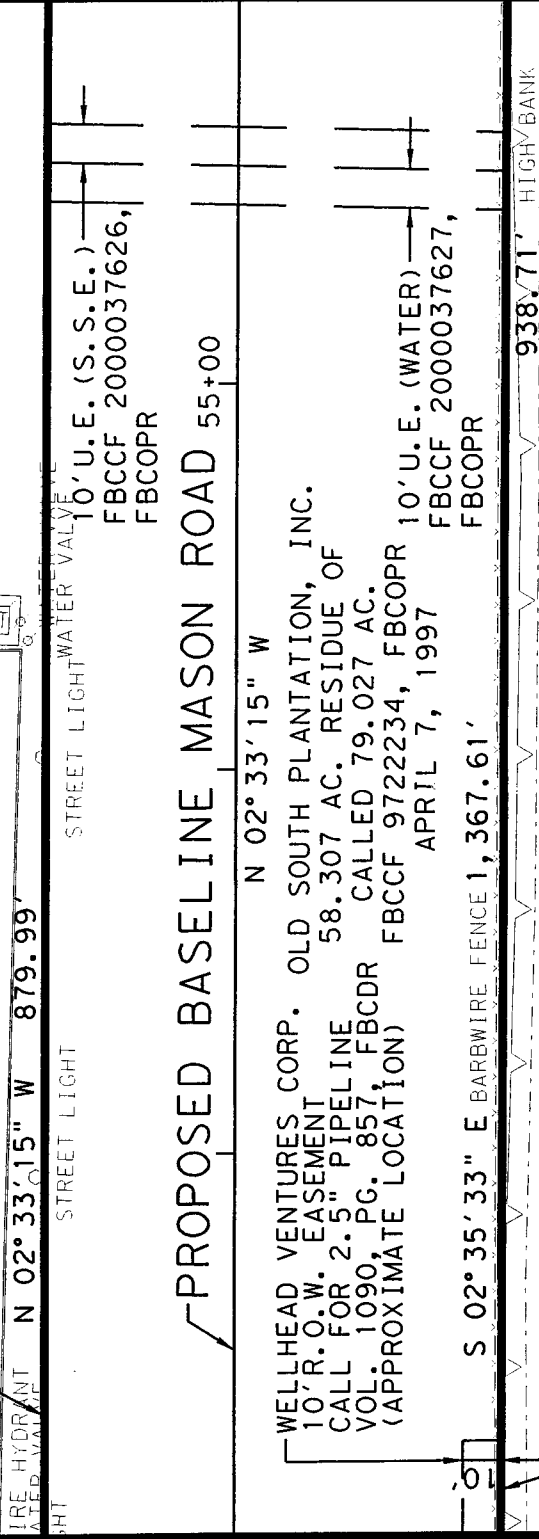


GRATE INLET  
FIRE HYDRANT  
PROPOSED R.O.W LINE  
(EAST LINE 16.500 AC. TRACT)

LAMAR CONSOLIDATED INDEPENDENT  
2.5-4 VAULT SCHOOL DISTRICT  
FBCCF 1999041592, FBCOPR  
C-STAND PIPE APRIL 23, 1999

MATCH LINE STA. 52+00

MATCH LINE STA. 56+00



PROPOSED BASELINE MASON ROAD 55+00

N 02° 33' 15" W

WELLHEAD VENTURES CORP. OLD SOUTH PLANTATION, INC.  
10'R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE 58.307 AC. RESIDUE OF  
VOL. 1090, PG. 857, FBCCR  
(APPROXIMATE LOCATION) FBCCF 9722234, FBCOPR  
APRIL 7, 1997

10' U.E. (WATER)  
FBCCF 2000037627,  
FBCOPR

S 02° 35' 33" E BARBED WIRE FENCE 1,367.61'

938.71' HIGH BANK

TRACT 2, GROVE SECTION 6, SLIDE 631A, FBCPR  
PECAN GROVE M.U.D. LEVEE TRACT, VOL. 878, PG. 9, FBCCR

PROPOSED R.O.W LINE  
(WEST LINE GROVE SECTION 6,  
SLIDE 631A, FBCPR)

NOTE: 7 (FROM SHEET 9)  
JAMES L. GRESHAM AND WIFE,  
LINDA D. GRESHAM  
LOT 1, BLOCK 1  
CALLED 9.638 AC.  
FBCCF 1999044856, FBCOPR  
MAY 25, 1999

AND  
FARMER ROAD ESTATE  
LOT 1, BLOCK 1  
CALLED 9.638 AC.  
SLIDE 1648A, FBCPR

**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 6

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 7 OF 9 SCALE: 1"=50'

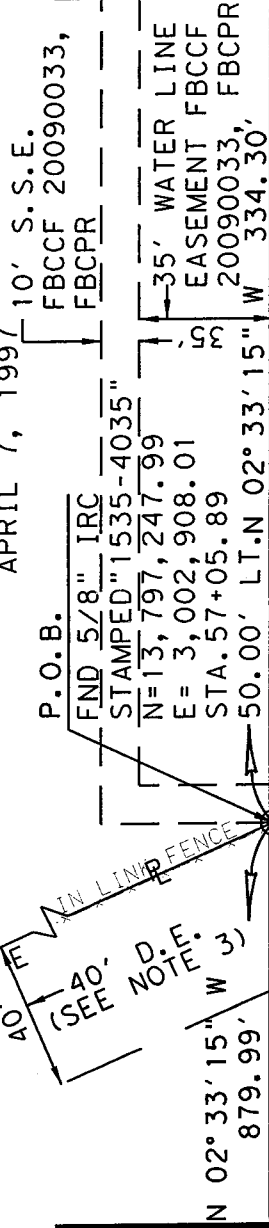
# RANDALL JONES LEAGUE ABSTRACT 42

OLD SOUTH PLANTATION, INC.  
58.307 AC. RESIDUE OF  
CALLED 79.027 AC.  
FBCCF 9722234, FBCOPR  
APRIL 7, 1997

SUBJECT TO:  
(SEE NOTE 1 & 2)

LAMAR C.I.S.D. NO. 16  
ELEMENTARY SCHOOL NO. 16  
RESTRICTED RESERVE "A"  
RESTRICTED TO SCHOOL SITE  
CALLED 16.500 AC.  
SLIDE 2142A, FBCPR

LAMAR CONSOLIDATED  
INDEPENDENT  
SCHOOL DISTRICT  
FBCCF 1999041592,  
FBCOPR  
APRIL 23, 1999



MATCH LINE STA. 56+00

MATCH LINE STA. 59+20

PROPOSED BASELINE  
MASON ROAD

PROPOSED R.O.W. LINE  
(WEST LINE PECAN GROVE SECTION 6,  
SLIDE 631A, FBCPR)

938.71' TRACT 2, GROVE SECTION 6, SLIDE 631A, FBCPR  
PECAN GROVE M.U.D. LEVEE TRACT,  
VOL. 878, PG. 9, FBCDR

## NOTES:

SUBJECT TO:  
1. DRAINAGE EASEMENT AND OFFSITE DETENTION AGREEMENT  
BETWEEN OLD SOUTH PLANTATION, INC. AND  
LAMAR CONSOLIDATED INDEPENDENT SCHOOL DISTRICT  
FBCCF 2000001467, FBCOPR

2. NON-DELINEATED EASEMENT TO HOUSTON PIPELINE COMPANY  
VOL. 482, PAGE 688, FBCPR.

3. 40' D.E., FOR FUTURE  
DRAINAGE CHANNEL  
SLIDE 2142A, FBCPR



LANDTECH CONSULTANTS, INC.  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 6

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 8 OF 9 SCALE: 1"=50'

# LEGEND

EXISTING R.O.W.

PROPOSED R.O.W.

PROPERTY LINE

EXISTING FENCE



PARCEL NUMBER

⊙ PROPERTY CORNER (FOUND AS NOTED)

■ SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

● PHONE MANHOLE

● STORM MANHOLE

■ 'BB' INLET

● POWER POLE

✕ WATER VALVE

⊙ WATER METER

← GUY

⊠ PED BOX

⊙ FIRE HYDRANT

○ STREET LIGHT

● METER POLE

⬮ SIGN

⬮ WATER MARKER

⬮ PHONE MARKER

⬮ GAS MARKER

■ PHONE BOX

## NOTES:

1. DEED RESEARCH FOR THIS PROJECT WAS PERFORMED IN SEPTEMBER, 2009.

2. ALL COORDINATES AND BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), 1993 ADJUSTMENT. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY THE COMBINED ADJUSTMENT FACTOR OF 1.00013.

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4. SURVEY LINE LOCATIONS ARE APPROXIMATE.

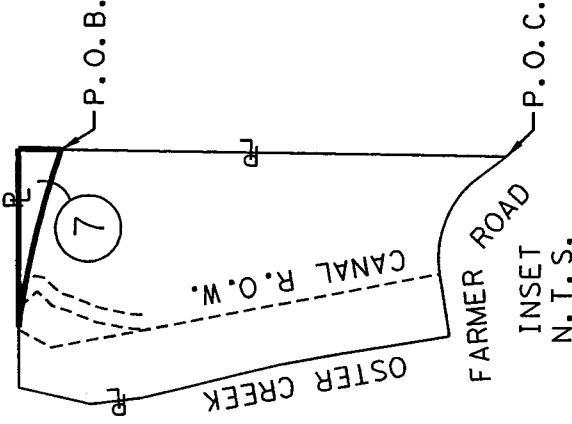
5. RIGHT-OF-WAY MAP COMPLETED NOVEMBER, 2009.

6. A PROPERTY DESCRIPTION OF EVEN DATE WAS PREPARED IN CONJUNCTION WITH THIS PARCEL PLAT.

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SURVEY DATE: JULY - NOVEMBER, 2009

*Norman G. McCord* 11-20-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS



## AREA TABLE (ACRES)

| EXISTING | TAKING<br>AC./S.F. | REMAINDER |        |
|----------|--------------------|-----------|--------|
|          |                    | LEFT      | RIGHT  |
| 9.6380   | 0.3319<br>14,457   |           | 9.3061 |

**LANDTECH CONSULTANTS, INC.**

2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING

PARCEL 7

MASON ROAD FORT BEND

NOVEMBER, 2009

PAGE 3 OF 4 SCALE: 1"=50'



# RANDALL JONES LEAGUE ABSTRACT 42

LM LAND HOLDINGS, LP  
CALLED 4.220 AC. (TRACT 8)  
FBCCF 2002106104, FBCOPR  
SEPTEMBER 30, 2002

PROPOSED R.O.W. LINE

PROPOSED BASELINE  
MASON ROAD

65+00

P.O.B.

N=13,798,234.75  
E=3,003,073.65  
STA.67+13.44  
50.00' RT.

LM LAND HOLDINGS, LP  
CALLED 287.764 AC.  
(TRACT 5)  
FBCCF 2002106104,  
FBCOPR  
SEPTEMBER 30, 2002  
P.O.C.

FND. 1" IP  
STA.66+85.81  
36.50' LT.

FARMER ROAD  
"COTTON"

PROPOSED R.O.W. LINE

7

CA=11°08'53"  
R=1,950.00'  
L=379.41'  
CB=S 11°09'34" W  
CD=378.81'

JAMES L. GRESHAM AND WIFE,  
LINDA D. GRESHAM  
LOT 1, BLOCK 1  
CALLED 9.638 AC.  
FBCCF 1999044856, FBCOPR  
MAY 25, 1999

FARMER ROAD ESTATE  
BLOCK 1  
LOT 1  
CALLED 9.638 AC.  
SLIDE 1648A, FBCPR

WILLIAM MORTON LEAGUE  
ABSTRACT 62

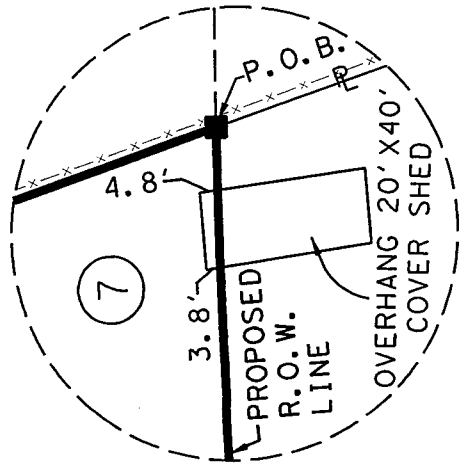
MASON ROAD FORT BEND

NOVEMBER, 2009

PAGE 4 OF 4 SCALE: 1"=50'

## PROPOSED BASELINE CURVE DATA

P.I. STA. 67+02.71  
P.C. STA. 60+40.18  
P.T. STA. 73+19.73  
R=2,000.00'  
CA=36°39'23" (RT)  
D=02°51'53"  
L=1,279.55'  
T=662.53'  
CHD=N 15°46'27" E, 1,257.84'  
P.I. COORDINATES:  
X=3,002,913.54  
Y=13,798,246.06



DETAIL  
N.T.S.

LANDTECH CONSULTANTS, INC.

2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
PARCEL 7

# LEGEND

EXISTING R.O.W. PARCEL NUMBER



PROPOSED R.O.W.  
PROPERTY LINE  
EXISTING FENCE

- ☉ PROPERTY CORNER (FOUND AS NOTED)
- SET 5/8" IR W/PLASTIC CAP STAMPED "LANDTECH"

- ☐ PHONE MANHOLE
- STORM MANHOLE
- 'BB' INLET
- POWER POLE
- ✕ WATER VALVE
- ⊙ WATER METER
- ← GUY
- ☒ PED BOX
- FIRE HYDRANT
- STREET LIGHT
- METER POLE
- ↑ SIGN
- ▲ WATER MARKER
- ▲ PHONE MARKER
- ▲ GAS MARKER
- PHONE BOX

## NOTES:

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3. FIELD WORK FOR THIS PROJECT WAS PERFORMED SEPTEMBER-NOVEMBER, 2009.

4. SURVEY LINE LOCATIONS ARE APPROXIMATE.

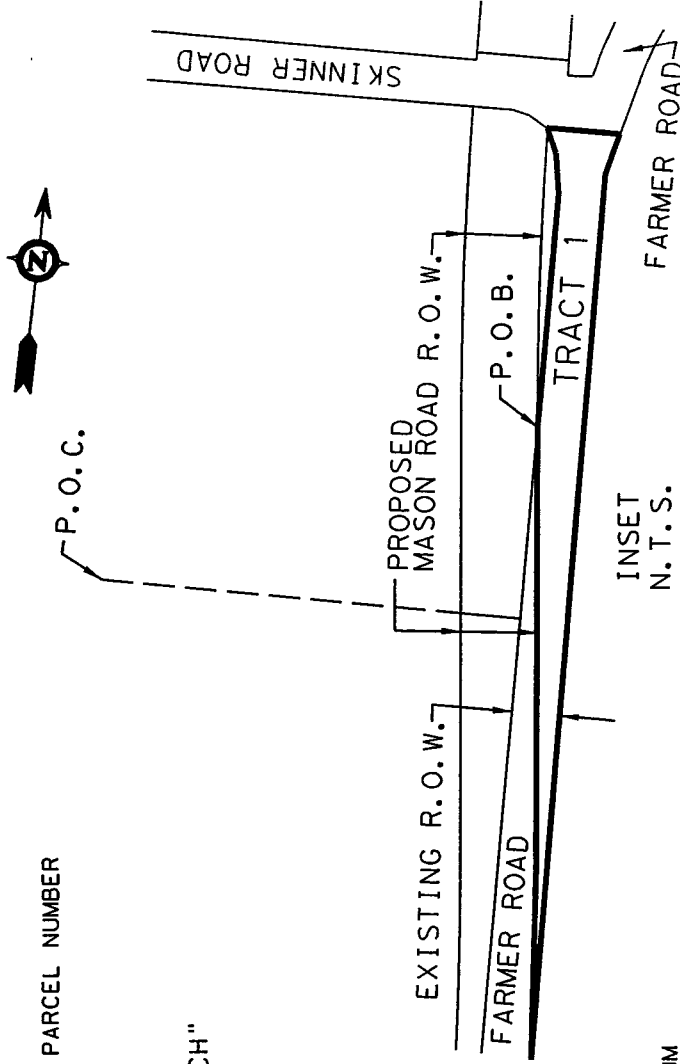
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*Norman G. McCord* 11-20-09

NORMAN G. MCCORD  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2513, STATE OF TEXAS



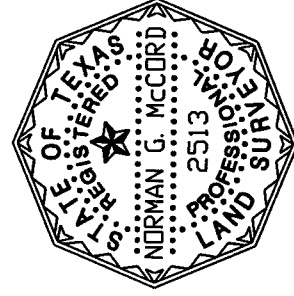
AREA SUMMARY  
0.0346 AC. IN ABSTRACT 42  
1.0411 AC. IN ABSTRACT 62  
(APPROXIMATE)

| AREA TABLE (ACRES) |                 |           |       |
|--------------------|-----------------|-----------|-------|
| EXISTING           | TAKING AC./S.F. | REMAINDER |       |
|                    |                 | LEFT      | RIGHT |
| 1.0757             | NA              | NA        | NA    |

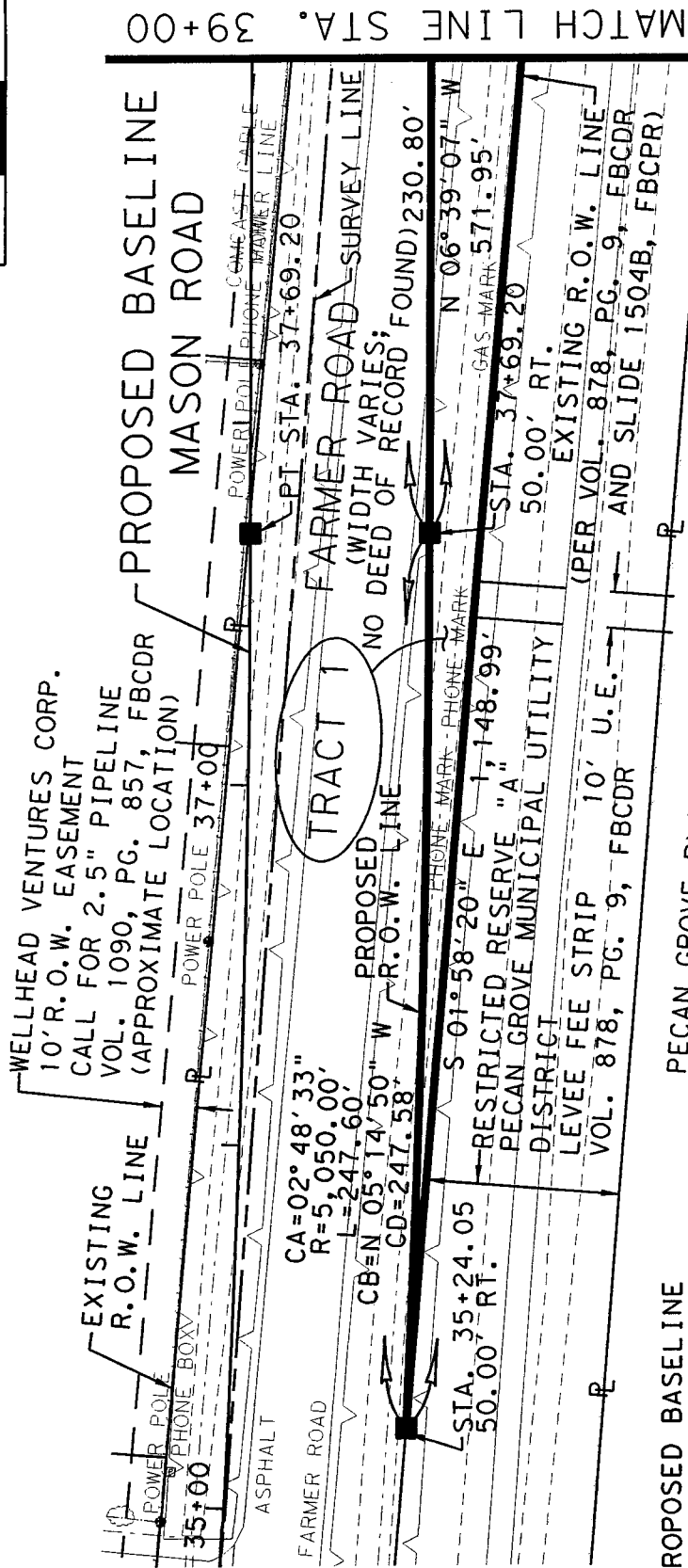
**LANDTECH CONSULTANTS, INC.**  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
TRACT 1

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 4 OF 7 SCALE: 1"=50'



# RANDALL JONES LEAGUE ABSTRACT 42



## PROPOSED BASELINE CURVE DATA

P.I. STA. 35+51.17  
P.C. STA. 33+32.87  
P.T. STA. 37+69.20  
R=5,000.00'  
CA=5°00'00" (LT)  
D=1°08'45"  
L=436.32'  
T=218.30'  
CHD=N 04°09'07" W, 436.18'  
P.I. COORDINATES:  
X=3,003,125.90  
Y=13,795,103.01

PECAN GROVE PLANTATION  
SECTION 20  
SLIDE 1504B, FBCPR

WILLIAM MORTON LEAGUE  
ABSTRACT 62

LANDTECH CONSULTANTS, INC.  
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PARCEL PLAT SHOWING  
TRACT 1

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 5 OF 7 SCALE: 1"=50'

# RANDALL JONES LEAGUE ABSTRACT 42

B. TODD PATTERSON  
AMY A. PATTERSON  
CALLED 3.500 AC.  
FBCCF 9806693, FBCPR  
FEBRUARY 2, 1998

WELLHEAD VENTURES CORP.  
10'R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBCDR  
(APPROXIMATE LOCATION)  
40+00

BARDEN E. PATTERSON &  
WIFE CAROLYN H. PATTERSON  
8.285 AC. RESIDUE OF CALLED  
18.204 AC.  
VOL. 656 PAGE 179, FBCDR  
AUGUST 19, 1975

PROPOSED BASELINE  
MASON ROAD

TRACT 1

EXISTING R.O.W. LINE

SURVEY LINE

N 01° 36' 15" E 249.73'

FARMER ROAD  
N 06° 39' 07" W 571.95'

EXISTING R.O.W. LINE  
(PER VOL. 878, PG. 9, FBCDR  
AND SLIDE 1504B, FBCPR)

RESTRICTED RESERVE "A", 1,148.99'  
PECAN GROVE MUNICIPAL UTILITY  
DISIRICT  
LEVEE FEE STRIP  
VOL. 878, PG. 9, FBCDR

PECAN GROVE PLANTATION  
SECTION 20  
SLIDE 1504B, FBCPR

10' U.E.

METER POLE

PECAN GROVE PLANTATION  
SECTION 20  
N.W. CORNER

MATCH LINE STA. 39+00

MATCH LINE STA. 43+00



LANDTECH CONSULTANTS, INC.  
2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
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PARCEL PLAT SHOWING  
TRACT 1

WILLIAM MORTON LEAGUE  
ABSTRACT 62

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 6 OF 7 SCALE: 1"=50'

# RANDALL JONES LEAGUE ABSTRACT 42

BARDEN E. PATTERSON &  
WIFE CAROLYN H. PATTERSON  
8.285 AC. RESIDUE OF CALLED  
18.204 AC.  
VOL. 656 PAGE 179, FBCDR  
AUGUST 19, 1975

## PROPOSED BASELINE MASON ROAD

MATCH LINE STA. 43+00

PC STA. 43+80.83 POWER POLE

P.O.B.  
N=13,795.893.73  
E=3,003.084.02  
STA. 43+41.15  
50.00' RT

WELLHEAD VENTURES CORP.  
10' R.O.W. EASEMENT  
CALL FOR 2.5" PIPELINE  
VOL. 1090, PG. 857, FBCDR  
(APPROXIMATE LOCATION)

PT STA. 47+38.43  
STA. 47+30.71  
50.00' RT.  
N 25° 25' 17" W  
33.30'

PROPOSED  
R.O.W LINE

N 10° 48' 38" W  
52.67'

FARMER ROAD

(WIDTH VARIES; NO DEED OF RECORD FOUND)

SURVEY LINE

FND 3/4" IP (DISTURBED)  
BEARS S 89° 17' 21" E, 0.99'

24" CMP

6 POSTS

3 POSTS

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

SIGN

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SIGN

### PROPOSED BASELINE CURVE DATA

P.I. STA. 45+59.70  
P.C. STA. 43+80.83  
P.T. STA. 47+38.43  
R=5,000.00'  
CA=4° 05' 52" (RT)  
D=1° 08' 45"  
L=357.60'  
T=178.88'  
CHD=N 04° 36' 11" W, 357.52'  
P.I. COORDINATES:  
X=3,003,009.04  
Y=13,796,105.02

## WILLIAM MORTON LEAGUE ABSTRACT 62

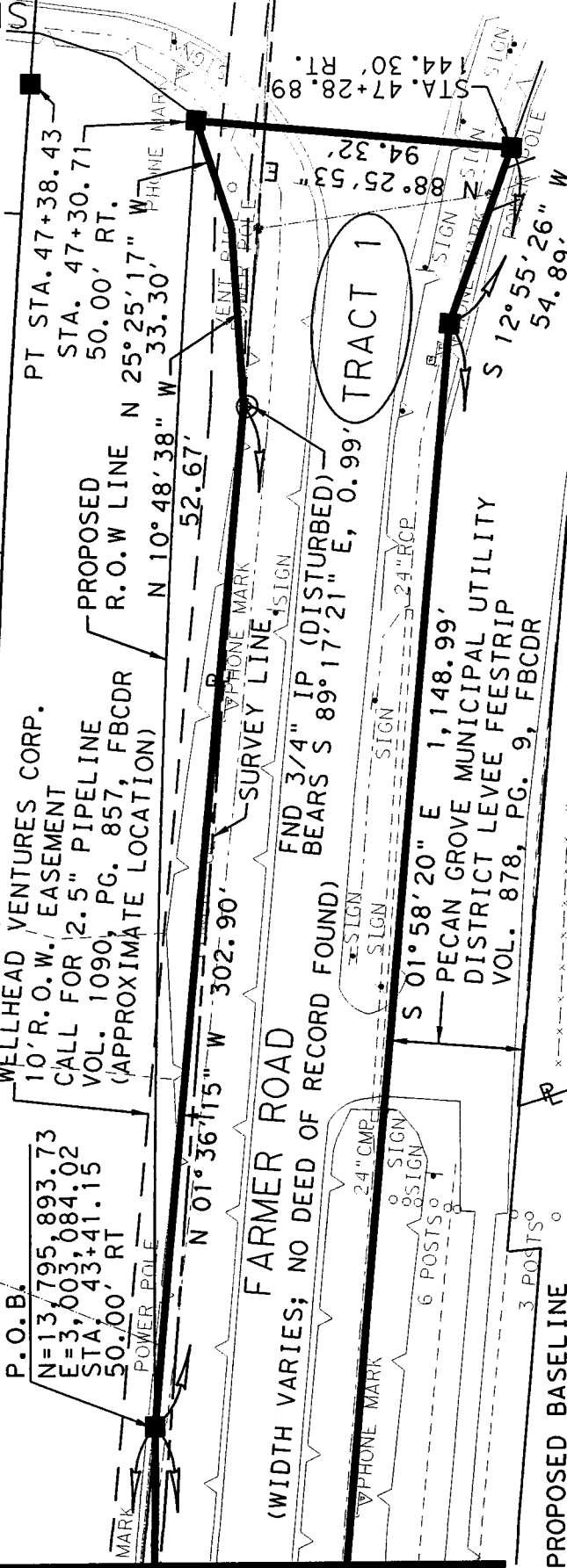
### LANDTECH CONSULTANTS, INC.

2525 NORTH LOOP WEST #300  
HOUSTON, TX 77008  
713-861-7068

PARCEL PLAT SHOWING  
TRACT 1

MASON ROAD FORT BEND  
NOVEMBER, 2009  
PAGE 7 OF 7 SCALE: 1"=50'

SKINNER ROAD  
(WIDTH VARIES; NO  
DEED OF RECORD FOUND)





**MASON ROAD  
SCHEMATIC**

STA 15+00 TO STA 119+75

| SHEET XX OF XX |               |                        |           |     |             |  |
|----------------|---------------|------------------------|-----------|-----|-------------|--|
| DN, BY         | REC. DIV. NO. | FEDERAL AID PROJECT NO | SHEET NO. |     |             |  |
| CR, BY         | STATE         | STATE DIST. NO.        | COUNTY    |     |             |  |
| DN, BY         | TEXAS         | CON.                   | SECT.     | JOB | HIGHWAY NO. |  |
| CR, BY         |               |                        |           |     |             |  |