

16 N



16 PGS
DEED

2012144699

22B

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

DEED WITHOUT WARRANTY

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

THAT, **FORT BEND COUNTY**, a body corporate and politic, hereinafter called "**Grantor**", for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration to the undersigned in hand paid by the Grantee herein named, the receipt and sufficiency of which are hereby acknowledged, has GRANTED, BARGAINED, SOLD, and CONVEYED, and by these presents does GRANT, BARGAIN, SELL, and CONVEY unto the **TEXAS DEPARTMENT OF CRIMINAL JUSTICE ("Grantee")**, and unto its successors, and assigns, forever, the following described tracts or parcels of land (the "Property") in Fort Bend County, Texas, being more particularly described as shown in Exhibit "A" attached hereto, incorporated herein and made a part hereof for all purposes:

- Parcel 4 Being 0.457 acre of land (19,916 square feet) being a portion of a call 6.615 acre tract of land for road right-of-way ("Harlem Road Parcel 3" – Fort Bend County Clerk's file no. 2011015403) being out the original State of Texas call 5656.65 acre tract ("Harlem State Farm" – Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas.
- Parcel 7B Being 1.098 acre of land (47,813 square feet) being a portion of the Fort Bend County 60 foot wide tract of land for Harlem Road right-of-way (call 32.7 acres – Volume 63, Page 203; Deed Records of Fort Bend County, Texas) and being located within the described boundaries of the original State of Texas call 5656.65 acre tract ("Harlem State Farm" – Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas.
- Parcel 7C Being 1.469 acre of land (63,983 square feet) being a portion of the Fort Bend County 60 foot wide tract of land for Harlem Road right-of-way (call 32.7 acres – Volume 63, Page 203; Deed Records of Fort Bend County, Texas) and being located within the described boundaries of the original State of Texas call 5656.65 acre tract ("Harlem State Farm" – Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas.

CCM 12-11-12 #220
Fort Bend County Clerk
Return Admin Serv Coord

12/19/12 original returned to Marcus at County Attorney

TO HAVE AND TO HOLD subject to the reservations and exceptions herein, the Property, together with all and singular the rights, improvements and appurtenances thereto in anywise belonging unto the said Grantee, its successors and assigns forever, without express or implied warranty. **All warranties that might arise by common law as well as the warranties in Section 5.023 of the Texas Property Code (or its successor) are excluded.**

GRANTEE AGREES AND ACKNOWLEDGES THAT GRANTOR IS SELLING THE PROPERTY STRICTLY ON AN "AS IS, WHERE IS" BASIS, WITHOUT WARRANTY, EXPRESS OR IMPLIED, WITH ANY AND ALL LATENT AND PATENT DEFECTS. GRANTEE HAS INSPECTED THE PHYSICAL CONDITION OF THE PROPERTY, INCLUDING ALL IMPROVEMENTS THEREON, AND ACCEPTS TITLE TO THE SAME "AS IS" IN ITS EXISTING PHYSICAL CONDITION AND TO THE EXTENT PERMITTED BY THE CONSTITUTION AND LAWS OF THE STATE OF TEXAS, ACCEPTS ANY LIABILITIES OR COSTS ARISING IN CONNECTION WITH THE CONDITION OF THE PROPERTY, INCLUDING, BUT NOT LIMITED TO ANY COSTS OR LIABILITIES PERTAINING TO ANY ENVIRONMENTAL CONDITION OF THE PROPERTY. GRANTEE ACKNOWLEDGES THAT IT IS NOT RELYING UPON ANY REPRESENTATION, WARRANTY, STATEMENT OR OTHER ASSERTION OF FORT BEND COUNTY, TEXAS, AS GRANTOR, OR ANY OFFICIAL, AGENT, REPRESENTATIVE OR EMPLOYEE OF THE FOREGOING, WITH RESPECT TO THE PROPERTY'S CONDITION. GRANTEE IS RELYING SOLELY AND WHOLLY ON GRANTEE'S OWN EXAMINATION OF THE PROPERTY. FORT BEND COUNTY DISCLAIMS ANY AND ALL EXPRESS OR IMPLIED WARRANTIES OF HABITABILITY, MERCHANTABILITY, SUITABILITY, FITNESS FOR ANY PURPOSE, OR ANY OTHER WARRANTY WHATSOEVER. GRANTEE IS PUT ON NOTICE THAT ANY PRIOR GRANT AND/OR ENCUMBRANCE MAY BE OF RECORD AND GRANTEE IS ADVISED TO EXAMINE ALL PUBLIC RECORDS AVAILABLE REGARDING THE PROPERTY.

This conveyance is made subject to any and all existing covenants, conditions, reservations, restrictions, rights of way, easements, and leases affecting the Property, if any.

[Remainder of this page intentionally left blank.]

Witness my hand and seal of office effective this the 11 day of December 2012.

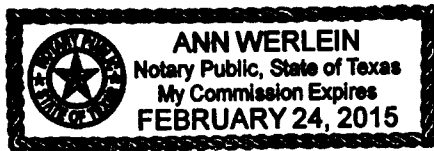
FORT BEND COUNTY

By: 
Robert E. Hebert, County Judge

STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

This instrument was acknowledged before me on this 11 day of December, 2012, by Robert Hebert, County Judge of Fort Bend County, Texas.

(NOTARY SEAL)





Notary Public, State of Texas

EXHIBIT A

LEGEND:

- R.O.W. - RIGHT-OF-WAY
VOL. - VOLUME
PAGE - PAGE
D.R. - DEED RECORDS OF FORT BEND COUNTY
O.R. - OFFICIAL RECORDS OF FORT BEND COUNTY
P.R. - PLAT RECORDS OF FORT BEND COUNTY
F.B.C.C.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
● (S) - SET 5/8" IRON ROD WITH CAP
◎ - ANGLE POINT CORNER (NO MONUMENT SET)

PLACE OF CONNECTION:

FOUND 5/8" IRON ROD WITH STATE OF TEXAS GENERAL LAND OFFICE CAP FOR NORTHWEST CORNER OF CALL 101.79 ACRE TRACT (TRACT TWO - F.B.C.C.F. No. 2004075320)

FOUND 5/8" IRON ROD FOR SOUTHWEST CORNER OF CALL 101.79 ACRE TRACT



0 500'
SCALE 1" = 500'

STATE OF TEXAS
TEXAS DEPARTMENT OF
CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM"
- VOL. 152, PG. 423; D.R.)

HARLEM ROAD PARCEL 7B
1.098 ACRE

PROPOSED ROAD R.O.W.

OYSTER
CREEK

N 02'26'14" W - 362.69'

HARLEM ROAD PARCEL 7A
0.146 ACRE

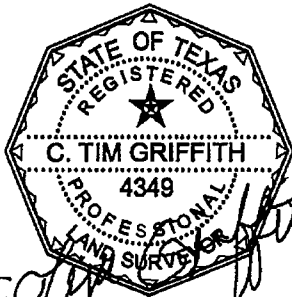
STATE OF TEXAS
CALL 723.13 ACRES FOR
THE USE AND BENEFIT OF
THE PERMANENT SCHOOL FUND
(TRACT ONE; F.B.C.C.F. No. 2004075320)

N 05'36'30" W - 212.80'

C13

C12

FORT BEND COUNTY
60' R.O.W.
CALL 32.7 ACRES
(VOL. 63,
PG. 203; D.R.)



JAMES BOWIE MIDDLE SCHOOL
RESTRICTED RESERVE "A"
FORT BEND I.S.D.
MIDDLE SCHOOL No. 14
(F.B.C.P. No. 20100028)

PLANTATION DRIVE

Prepared by:
KELLY R. KALUZA & ASSOCIATES, INC.
Consulting Engineers and Surveyors
3014 Avenue I
Rosenberg, Texas 77471
(281) 341-0808

Notes:

- 1) Prepared without benefit of current title report.
- 2) All bearings referenced to the Texas Coordinates System of 1983, South Central Zone. All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.99987872081.
- 3) Prepared in conjunction with right-of-way acquisition plan set by this office.

SURVEY LINE

HARLEM ROAD PARCEL 5
8.063 ACRES

N 87'33'46" E - 17.53'
FOUND 5/8" IRON ROD WITH CAP
FOR NORTHWEST CORNER
OF CALL 6.615 ACRE TRACT
N 87'33'46" E - 54.85'

PLACE OF BEGINNING (S)

N: 13,793,145.89'
E: 3,012,626.67'

N 87'33'46" E - 25.15'

FOUND 5/8" IRON ROD WITH CAP
FOR NORTHEAST CORNER OF CALL 6.615 ACRE TRACT

PROPOSED ROAD R.O.W.

S 02'26'14" E - 1058.63'

HARLEM
ROAD

STATE OF TEXAS
TEXAS DEPARTMENT OF
CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM"
- VOL. 152, PG. 423; D.R.)

FORT BEND COUNTY
CALL 6.615 ACRE ROAD R.O.W.
("HARLEM ROAD PARCEL 3";
F.B.C.C.F. No. 2011015403)

HARLEM ROAD PARCEL 3A
1.830 ACRE

ROAD R.O.W.

HARLEM ROAD PARCEL 4

SKETCH SHOWING LOCATION OF 0.457 ACRE OF LAND (19,916 SQUARE FEET) BEING A PORTION OF A CALL 6.615 ACRE TRACT OF LAND FOR ROAD RIGHT-OF-WAY ("HARLEM ROAD PARCEL 3" - FORT BEND COUNTY CLERK'S FILE NO. 2011015403) BEING OUT OF THE ORIGINAL STATE OF TEXAS CALL 5656.65 ACRE TRACT ("HARLEM STATE FARM" - VOLUME 152, PAGE 423; DEED RECORDS OF FORT BEND COUNTY, TEXAS) BEING IN THE JANE WILKINS SURVEY, ABSTRACT NO. 96, FORT BEND COUNTY, TEXAS.

AUGUST 24, 2012

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C12	799.67	03°10'16"	44.26	22.14	N 04°01'22" W	44.25
C13	7940.00	03°10'16"	439.45	219.78	N 04°01'22" W	439.39

KELLY R. KALUZA & ASSOCIATES, INC.

Consulting Engineers & Surveyors

Engineering Firm No. F-1339

3014 Avenue I, Rosenberg, Texas 77471

(281) 341-0808 ■ FAX (281) 341-6333

August 24, 2012

Harlem Road Parcel 4

A FIELD NOTE DESCRIPTION of 0.457 acre of Land (19,916 square feet) being a portion of a call 6.615 acre tract of Land for road right-of-way ("Harlem Road Parcel 3" - Fort Bend County Clerk's File No. 2011015403) being out of the original State of Texas call 5656.65 acre tract ("Harlem State Farm" - Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas. The bearing basis for this description is referenced to the Texas Coordinates System of 1983, South Central Zone and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northwest corner of the State of Texas call 101.79 acre tract of Land for the Use and Benefit of the Permanent School Fund (Tract Two - Fort Bend County Clerk's File No. 2004075320) in the Easterly line of the Fort Bend County 60 foot wide tract of Land for Harlem Road right-of-way (call 32.7 acres - Volume 63, Page 203; Deed Records of Fort Bend County, Texas); Said corner being in the Southerly line of a call 5.5225 acre tract for Harlem Road right-of-way out of a call 509.5546 acre tract (Tract 1 - Part 1) of the State of Texas Department of Transportation Partition Plat (Slide Nos. 1819/A&B and 1820/A&B; Plat Records of Fort Bend County, Texas) and being the Northwest corner of Harlem Road Parcel 8 - 6.022 acre tract of Land surveyed this day; Thence; South 2 degrees, 39 minutes, 22 seconds East, at 856.87 feet pass a 5/8 inch diameter iron rod with plastic cap set for a Westerly re-entrant corner of said Harlem Road Parcel 8 - 6.022 acre tract, in all 2412.99 feet along the Westerly line of said call 101.79 acre tract along the Easterly line of said 60 foot wide tract of Land for Harlem Road right-of-way to a 5/8 inch diameter iron rod found for the Southwest corner of said call 101.79 acre tract and for the Northeast corner of Harlem Road Parcel 7C - 1.469 acre tract of Land surveyed this day; Thence; South 2 degrees, 39 minutes, 22 seconds East, at 831.15 feet pass a 5/8 inch diameter iron rod with plastic cap set for the most Easterly Southeast corner of said Harlem Road Parcel 7C - 1.469 acre tract and for a lower Northwesterly corner of Harlem Road Parcel 5 - 8.063 acre tract of Land surveyed this day, in all 4013.19 feet along the Easterly line of said 60 foot wide tract of Land for Harlem Road right-of-way to a point for the Southwest corner of said Harlem Road Parcel 5 - 8.063 acre tract and for the Northwest corner of Harlem Road Parcel 3A - 1.830 acre of Land surveyed this day; Thence; North 87 degrees, 33 minutes, 46 seconds East - 17.53 feet to a 5/8 inch diameter iron rod with plastic cap found for the Northeast corner of said Harlem Road Parcel 3A - 1.830 acre of Land and for the Northwest corner of said call 6.615 acre tract; Thence; North 87 degrees, 33 minutes, 46 seconds East - 54.85 feet along the Northerly line of said call 6.615 acre tract to a 5/8 inch diameter iron rod with plastic cap set for Southeast corner of said Harlem Road Parcel 5 - 8.063 acre tract in the proposed Easterly right-of-way line of Harlem Road (proposed 120 foot wide right-of-way at this point); Said corner being the Northwest corner of and **PLACE OF BEGINNING** for this 0.457 acre tract of Land;

THENCE; North 87 degrees, 33 minutes, 46 seconds East - 25.15 feet continuing along the Northerly line of said call 6.615 acre tract to a 5/8 inch diameter iron rod with plastic cap found for the Northeast corner of this tract; Said corner being the Northeast corner of said call 6.615 acre tract;

THENCE; South 2 degrees, 26 minutes, 14 seconds East - 1058.63 feet along the Easterly line of said call 6.615 acre tract to a 5/8 inch diameter iron rod with plastic cap set for the Southeast corner of this tract; Said corner bears North 2 degrees, 26 minutes, 14 seconds West - 315.43 feet from a 5/8 inch diameter iron rod with plastic cap set for reference at a point of curvature in the Easterly line of said call 6.615 acre tract;

A Field Note Description
Harlem Road Parcel 4
0.457 acres of Land
August 24, 2012
Page Two (2)

THENCE; Northerly, crossing said call 6.615 acre tract along the proposed Easterly right-of-way line of Harlem Road (proposed right-of-way width varies from this point) with the following courses and distances:

Northwesterly, along a tangent curve to the left with the following curve data:

Delta:	3 degrees, 10 minutes, 16 seconds
Radius:	799.67 feet
Length:	44.26 feet
Tangent:	22.14 feet
Chord:	North 4 degrees, 1 minute, 22 seconds West - 44.25 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

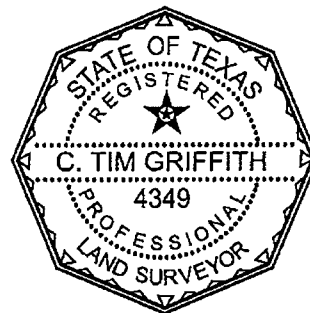
North 5 degrees, 36 minutes, 30 seconds West - 212.80 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

Northwesterly, along a tangent curve to the right with the following curve data:

Delta:	3 degrees, 10 minutes, 16 seconds
Radius:	7940.00 feet
Length:	439.45 feet
Tangent:	219.78 feet
Chord:	North 4 degrees, 1 minute, 22 seconds West - 439.39 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract (proposed 120 foot wide right-of-way from this point);

North 2 degrees, 26 minutes, 14 seconds West - 362.69 feet to the **PLACE OF BEGINNING** and containing 0.457 acre of Land.

C. Tim Griffith
C. Tim Griffith, R.P.L.S. No. 4349




R.O.W. - RIGHT-OF-WAY
VOL. - VOLUME
PG. - PAGE
D.R. - DEED RECORDS OF FORT BEND COUNTY
O.R. - OFFICIAL RECORDS OF FORT BEND COUNTY
P.R. - PLAT RECORDS OF FORT BEND COUNTY
F.B.C.C.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
● (S) - SET 5/8" IRON ROD WITH CAP
① - ANGLE POINT CORNER (NO MONUMENT SET)

FOUND 5/8" IRON ROD WITH
STATE OF TEXAS GENERAL LAND OFFICE CAP FOR
NORTHEAST CORNER OF CALL 723.13 ACRE TRACT
(TRACT ONE - F.B.C.C.F. No. 2004075320) & FOR
SOUTHEAST CORNER OF RESTRICTED RESERVE "A"
OF FORT BEND INDEPENDENT SCHOOL DISTRICT
HIGH SCHOOL No. 10 (F.B.C.P. No. 20040219)

FOUND 5/8" IRON ROD WITH
STATE OF TEXAS GENERAL LAND OFFICE CAP
FOR MOST NORTHERLY SOUTHEAST CORNER
OF CALL 723.13 ACRE TRACT



0 500'



SCALE 1" = 500'

WILLIAM HORTON SURVEY
ABSTRACT No. 62

JAMES MILKINS SURVEY
ABSTRACT No. 96

HARLEM ROAD
PARCEL 6
0.392 ACRE

- PROPOSED ROAD R.O.W.

— 120' PROPOSED

PLACE OF BEGINNING (S)
N: 13,795,004.03'
E: 3,012,407.95'

S 11°19'20" E - 173.79'

C23

PROPOSED ROAD R.O.W.

146' PROPOSED

S 01°56'24" E - 266.24'

C19

C18

STATE OF TEXAS
TEXAS DEPARTMENT OF
CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM" -
VOL. 152, PG. 423; D.R.)

STATE OF TEXAS
TEXAS DEPARTMENT OF
CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM" -
VOL. 152, PG. 423; D.R.)

N 02°39'22" W —
2005.65'

HARLEM ROAD PARCEL 5
8.063 ACRES

S 01°17'30" E —
907.72'

FORT BEND COUNTY
60' R.O.W. -
CALL 32.7 ACRES
(VOL. 63, PG. 203; D.R.)

120' PROPOSED
60'

FOUND 5/8" IRON ROD WITH
STATE OF TEXAS GENERAL LAND OFFICE CAP
FOR MOST SOUTHERLY NORTHEAST CORNER
OF CALL 723.13 ACRE TRACT

C15

S 02°26'14" E - 192.45'

HARLEM ROAD PARCEL 4 - 0.457 ACRES
FORT BEND COUNTY - CALL 6.615 ACRE ROAD R.O.W.
- ("HARLEM ROAD PARCEL 3"; F.B.C.C.F. No. 2011015403)

S 82°33'22" W - 11.89'

HARLEM ROAD PARCEL 7A
0.146 ACRE

Prepared by: 0.14
KELLY R. KALUZA & ASSOCIATES, INC.
 Consulting Engineers and Surveyors
 3014 Avenue I
 Rosenberg, Texas 77471
 (281) 341-0808

STATE OF TEXAS
 CALL 723.13
 THE USE AND
 THE PERMANENT

STATE OF TEXAS
CALL 723.13 ACRES FOR
THE USE AND BENEFIT OF
THE PERMANENT SCHOOL FUND
(TRACT ONE;
F.B.C.C.F. No. 2004075320)

Notes:

- Notes:
- 1) Prepared without benefit of current title report.
 - 2) All bearings referenced to the Texas Coordinates System of 1983, South Central Zone. All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.99987872081.
 - 3) Prepared in conjunction with right-of-way acquisition plan set by this office.
- | CURVE | RADIUS |
|-------|---------|
| C15 | 8060.00 |
| C18 | 1050.00 |
| C19 | 1250.00 |

SKETCH SHOWING LOCATION OF 1.098 ACRE OF LAND (47,813 SQUARE FEET) BEING A PORTION OF THE FORT BEND COUNTY 60 FOOT WIDE TRACT OF LAND FOR HARLEM ROAD RIGHT-OF-WAY (CALL 32.7 ACRES - VOLUME 63, PAGE 203; DEED RECORDS OF FORT BEND COUNTY, TEXAS) AND BEING LOCATED WITHIN THE DESCRIBED BOUNDARIES OF THE ORIGINAL STATE OF TEXAS CALL 5656.65 ACRE TRACT ("HARLEM STATE FARM" - VOLUME 152, PAGE 423; DEED RECORDS OF FORT BEND COUNTY, TEXAS) BEING IN THE JANE WILKINS SURVEY, ABSTRACT NO. 96, FORT BEND COUNTY, TEXAS.

AUGUST 24, 2012

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C15	8060.00	01°08'44"	161.15	80.58	S 01°51'52" E	161.15
C18	1050.00	06°29'14"	118.89	59.51	S 04°32'07" E	118.82
C19	1050.00	05°50'20"	107.00	53.55	S 04°51'34" E	106.96
C23	490.00	09°22'56"	80.24	40.21	S 06°37'52" E	80.15

KELLY R. KALUZA & ASSOCIATES, INC.

Consulting Engineers & Surveyors

Engineering Firm No. F-1339

3014 Avenue I, Rosenberg, Texas 77471

(281) 341-0808 ■ FAX (281) 341-6333

August 24, 2012

Harlem Road Parcel 7B

A FIELD NOTE DESCRIPTION of 1.098 acre of Land (47,813 square feet) being a portion of the Fort Bend County 60 foot wide tract of Land for Harlem Road right-of-way (call 32.7 acres - Volume 63, Page 203; Deed Records of Fort Bend County, Texas) and being located within the described boundaries of the original State of Texas call 5656.65 acre tract ("Harlem State Farm" - Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas. The bearing basis for this description is referenced to the Texas Coordinates System of 1983, South Central Zone and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northeast corner of the State of Texas call 723.13 acre tract of Land for the Use and Benefit of the Permanent School Fund (Tract One - Fort Bend County Clerk's File No. 2004075320) and for the Southeast corner of Restricted Reserve "A" of Fort Bend Independent School District High School No. 10 (Fort Bend County Plat No. 20040219) in the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way; Said corner bears South 86 degrees, 53 minutes, 29 seconds West - 60.00 feet from a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northwest corner of the State of Texas call 101.79 acre tract of Land for the Use and Benefit of the Permanent School Fund (Tract Two - Fort Bend County Clerk's File No. 2004075320) in the Easterly line of said 60 foot wide tract of Land for Harlem Road right-of-way; Said corner bears South 86 degrees, 53 minutes, 29 seconds West - 40.40 feet from a 5/8 inch diameter iron rod with State of Texas Department of Transportation aluminum disk found for the Southwest corner of a call 5.5225 acre tract for Harlem Road right-of-way out of a call 509.5546 acre tract (Tract 1 - Part 1) of the State of Texas Department of Transportation Partition Plat (Slide Nos. 1819/A&B and 1820/A&B; Plat Records of Fort Bend County, Texas) and for the Southeast corner of an original call 274.505 acre tract of Land (Tract 1, Part Three - Fort Bend County Clerk's File No. 2008070584); Thence; South 2 degrees, 39 minutes, 22 seconds East, at 54.97 feet pass a 5/8 inch diameter iron rod with plastic cap set for the Northwest corner of Harlem Road Parcel 7D - 2.642 acre tract of Land surveyed this day, at 2414.30 feet pass a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the most Northerly Southeast corner of said call 723.13 acre tract, for the Southwest corner of said Harlem Road Parcel 7D - 2.642 acre tract, and for the Northwest corner of Harlem Road Parcel 7C - 1.469 acre tract of Land surveyed this day, at 3682.93 feet pass a 5/8 inch diameter iron rod with plastic cap set for the Southwest corner of said Harlem Road Parcel 7C - 1.469 acre tract and for the Northeast corner of Harlem Road Parcel 6 - 0.392 acre tract, in all 4559.70 feet along the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way to a 5/8 inch diameter iron rod with plastic cap

A Field Note Description
Harlem Road Parcel 7B
1.098 acres of Land
August 24, 2012
Page Two (2)

set for the Southeast corner of said Harlem Road Parcel 6 - 0.392 acre tract in the proposed Westerly right-of-way line of Harlem Road (proposed right-of-way width varies at this point); Said corner being the Northwest corner of and **PLACE OF BEGINNING** for this 1.098 acre tract of Land;

THENCE; Southerly, crossing into said 60 foot wide tract of Land for Harlem Road right-of-way along the proposed Westerly right-of-way line of Harlem Road with the following courses and distances:

South 11 degrees, 19 minutes, 20 seconds East - 173.79 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

Southeasterly, along a tangent curve to the right with the following curve data:

Delta:	9 degrees, 22 minutes, 56 seconds
Radius:	490.00 feet
Length:	80.24 feet
Tangent:	40.21 feet
Chord:	South 6 degrees, 37 minutes, 52 seconds East - 80.15 feet to 5/8 inch diameter iron rod with plastic cap set for corner of this tract (proposed 120 foot wide right-of-way from this point);

South 1 degree, 56 minutes, 24 seconds East - 266.24 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract (proposed right-of-way width varies from this point);

Southeasterly, along a tangent curve to the left with the following curve data:

Delta:	5 degrees, 50 minutes, 20 seconds
Radius:	1050.00 feet
Length:	107.00 feet
Tangent:	53.55 feet
Chord:	South 4 degrees, 51 minutes, 34 seconds East - 106.96 feet to 5/8 inch diameter iron rod with plastic cap set for corner of this tract

A Field Note Description
Harlem Road Parcel 7B
1.098 acres of Land
August 24, 2012
Page Three (3)

Southeasterly, along a tangent curve to the right with the following curve data:

Delta:	6 degrees, 29 minutes, 14 seconds
Radius:	1050.00 feet
Length:	118.89 feet
Tangent:	59.51 feet
Chord:	South 4 degrees, 32 minutes, 7 seconds East - 118.82 feet to 5/8 inch diameter iron rod with plastic cap set for corner of this tract (proposed 120 foot wide right-of-way from this point);

South 1 degree, 17 minutes, 30 seconds East - 907.72 feet to a 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

Southeasterly, along a tangent curve to the left with the following curve data:

Delta:	1 degree, 8 minutes, 44 seconds
Radius:	8060.00 feet
Length:	161.15 feet
Tangent:	80.58 feet
Chord:	South 1 degree, 51 minutes, 52 seconds East - 161.15 feet to 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

South 2 degrees, 26 minutes, 14 seconds East - 192.45 feet to a 5/8 inch diameter iron rod with plastic cap set for the Southeast corner of this tract; Said corner being the Northeast corner of Harlem Road Parcel 7A - 0.146 acre tract of Land surveyed this day;

THENCE; South 82 degrees, 33 minutes, 22 seconds West - 11.89 feet to a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Southwest corner of this tract; Said corner being the most Southerly Northeast corner of said call 723.13 acre tract and being the Northwest corner of said Harlem Road Parcel 7A - 0.146 acre tract; Said corner bears North 82 degrees, 33 minutes, 22 seconds East - 698.90 feet from a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for angle point interior corner of said call 723.13 acre tract and bears North 2 degrees, 39 minutes, 22 seconds West - 919.35 feet along the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way along an Easterly line of said call 723.13 acre tract from a 5/8 inch diameter iron rod

A Field Note Description
Harlem Road Parcel 7B
1.098 acres of Land
August 24, 2012
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with plastic cap found for the Northeast corner of an original call 39.675 acre tract of Land (Fort Bend County Clerk's File No. 2008118739) and for the Northeast corner of Restricted Reserve "A" of Fort Bend I.S.D. Middle School No. 14 (Fort Bend County Plat No. 20100028);

THENCE; North 2 degrees, 39 minutes, 22 seconds West - 2005.65 feet along the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way to the **PLACE OF BEGINNING** and containing 1.098 acre of Land.

C. Tim Griffith
C. Tim Griffith, R.P.L.S. No. 4349



LEGEND:

R.O.W. - RIGHT-OF-WAY
VOL. - VOLUME
PG. - PAGE
D.R. - DEED RECORDS OF FORT BEND COUNTY
O.R. - OFFICIAL RECORDS OF FORT BEND COUNTY
P.R. - PLAT RECORDS OF FORT BEND COUNTY
F.B.C. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
● - SET 5/8" IRON ROD WITH CAP
⊙ - ANGLE POINT CORNER (NO MONUMENT SET)

PLACE OF CONNECTION:

FOUND 5/8" IRON ROD WITH
STATE OF TEXAS GENERAL LAND OFFICE CAP FOR
NORTHEAST CORNER OF CALL 723.13 ACRE TRACT
(TRACT ONE - F.B.C.C.F. No. 2004075320) & FOR
SOUTHEAST CORNER OF RESTRICTED RESERVE "A"
OF FORT BEND INDEPENDENT SCHOOL DISTRICT
HIGH SCHOOL No. 10 (F.B.C.P. No. 20040219)



0 500'
SCALE 1" = 500'

WILLIAM MORTON SURVEY
ABSTRACT No. 62

STATE OF TEXAS
CALL 723.13 ACRES FOR
THE USE AND BENEFIT OF
THE PERMANENT SCHOOL FUND
(TRACT ONE;
F.B.C.C.F. No. 2004075320)

HARLEM ROAD PARCEL 7D
2.642 ACRES

FORT BEND COUNTY
60' R.O.W. -
CALL 32.7 ACRES
(VOL. 63, PG. 203; D.R.)

PLACE OF BEGINNING:
FOUND 5/8" IRON ROD WITH
STATE OF TEXAS GENERAL LAND OFFICE CAP
FOR MOST NORTHERLY SOUTHEAST CORNER
OF CALL 723.13 ACRE TRACT
N: 13,797,147.13'
E: 3,012,308.52'

SURVEY LINE

HARLEM ROAD PARCEL 8
6.022 ACRES

STATE OF TEXAS
CALL 101.79 ACRES FOR
THE USE AND BENEFIT OF
THE PERMANENT SCHOOL FUND
(TRACT TWO;
F.B.C.C.F. No. 2004075320)

JANE WILKINS SURVEY
ABSTRACT No. 96

N 85°38'31" E - 60.03'

S 85°38'31" W - 5.00'

FOUND 5/8" IRON ROD
FOR SOUTHWEST CORNER
OF CALL 101.79 ACRE TRACT

STATE OF TEXAS
TEXAS DEPARTMENT OF
CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM" -
VOL. 152, PG. 423; D.R.)

S 02°39'22" E -
831.15'

PROPOSED ROAD R.O.W.

N 02°39'22" W -
1268.63'

HARLEM ROAD
DRAINAGE EASEMENTS
(TO BE DETERMINED)

HARLEM ROAD
PARCEL 5
8.063 ACRES

C35

S 05°51'44" W -
294.34'

STATE OF TEXAS
TEXAS DEPARTMENT OF CRIMINAL JUSTICE
ORIGINAL CALL 5656.65 ACRES
("HARLEM STATE FARM"
VOL. 152, PG. 423; D.R.)

OYSTER CREEK

HARLEM
ROAD

PROPOSED ROAD R.O.W.

Prepared by:
KELLY R. KALUZA & ASSOCIATES, INC.
Consulting Engineers and Surveyors
3014 Avenue I
Rosenberg, Texas 77471
(281) 341-0808

HARLEM ROAD
PARCEL 6
0.392 ACRE

HARLEM ROAD
PARCEL 7B
1.098 ACRE

Notes:

- 1) Prepared without benefit of current title report.
- 2) All bearings referenced to the Texas Coordinates System of 1983, South Central Zone. All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.99987872081.
- 3) Prepared in conjunction with right-of-way acquisition plan set by this office.

HARLEM ROAD PARCEL 7C

SKETCH SHOWING LOCATION OF 1.469 ACRE OF LAND
(63,983 SQUARE FEET) BEING A PORTION OF THE
FORT BEND COUNTY 60 FOOT WIDE TRACT OF LAND
FOR HARLEM ROAD RIGHT-OF-WAY (CALL 32.7 ACRES -
VOLUME 63, PAGE 203; DEED RECORDS OF FORT BEND
COUNTY, TEXAS) AND BEING LOCATED WITHIN THE
DESCRIBED BOUNDARIES OF THE ORIGINAL STATE OF TEXAS
CALL 5656.65 ACRE TRACT ("HARLEM STATE FARM" -
VOLUME 152, PAGE 423; DEED RECORDS OF FORT BEND
COUNTY, TEXAS) BEING IN THE JANE WILKINS SURVEY,
ABSTRACT No. 96, FORT BEND COUNTY, TEXAS.

AUGUST 24, 2012

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C35	1940.00	04°24'14"	149.11	74.59	S 03°39'37" W	149.08

KELLY R. KALUZA & ASSOCIATES, INC.

Consulting Engineers & Surveyors

Engineering Firm No. F-1339

3014 Avenue I, Rosenberg, Texas 77471

(281) 341-0808 ■ FAX (281) 341-6333

August 24, 2012

Harlem Road Parcel 7C

A FIELD NOTE DESCRIPTION of 1.469 acre of Land (63,983 square feet) being a portion of the Fort Bend County 60 foot wide tract of Land for Harlem Road right-of-way (call 32.7 acres - Volume 63, Page 203; Deed Records of Fort Bend County, Texas) and being located within the described boundaries of the original State of Texas call 5656.65 acre tract ("Harlem State Farm" - Volume 152, Page 423; Deed Records of Fort Bend County, Texas) being in the Jane Wilkins Survey, Abstract No. 96, Fort Bend County, Texas. The bearing basis for this description is referenced to the Texas Coordinates System of 1983, South Central Zone and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northeast corner of the State of Texas call 723.13 acre tract of Land for the Use and Benefit of the Permanent School Fund (Tract One - Fort Bend County Clerk's File No. 2004075320) and for the Southeast corner of Restricted Reserve "A" of Fort Bend Independent School District High School No. 10 (Fort Bend County Plat No. 20040219) in the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way; Said corner bears South 86 degrees, 53 minutes, 29 seconds West - 60.00 feet from a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northwest corner of the State of Texas call 101.79 acre tract of Land for the Use and Benefit of the Permanent School Fund (Tract Two - Fort Bend County Clerk's File No. 2004075320) in the Easterly line of said 60 foot wide tract of Land for Harlem Road right-of-way; Said corner bears South 86 degrees, 53 minutes, 29 seconds West - 40.40 feet from a 5/8 inch diameter iron rod with State of Texas Department of Transportation aluminum disk found for the Southwest corner of a call 5.5225 acre tract for Harlem Road right-of-way out of a call 509.5546 acre tract (Tract 1 - Part 1) of the State of Texas Department of Transportation Partition Plat (Slide Nos. 1819/A&B and 1820/A&B; Plat Records of Fort Bend County, Texas) and for the Southeast corner of an original call 274.505 acre tract of Land (Tract 1, Part Three - Fort Bend County Clerk's File No. 2008070584); Thence; South 2 degrees, 39 minutes, 22 seconds East, at 54.97 feet pass a 5/8 inch diameter iron rod with plastic cap set for the Northwest corner of Harlem Road Parcel 7D - 2.642 acre tract of Land surveyed this day, in all 2414.30 feet along the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way along an Easterly line of said call 723.13 acre tract to a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Southwest corner of said Harlem Road Parcel 7D - 2.642 acre tract; Said corner being the most Northerly Southeast corner of said call 723.13 acre tract and being the Northwest corner of and **PLACE OF BEGINNING** for this 1.469 acre tract of Land;

A Field Note Description
Harlem Road Parcel 7C
1.469 acres of Land
August 24, 2012
Page Two (2)

THENCE; North 85 degrees, 38 minutes, 31 seconds East - 60.03 feet crossing said 60 foot wide tract of Land for Harlem Road right-of-way to a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the Northeast corner of this tract; Said corner being the Southwest corner of said call 101.79 acre tract, being the Southeast corner of said Harlem Road Parcel 7D - 2.642 acre tract, and bears South 85 degrees, 38 minutes, 31 seconds West - 5.00 feet along the Southerly line of said call 101.79 acre tract from a 5/8 inch diameter iron rod with plastic cap set for the most Northerly Northwest corner of Harlem Road Parcel 5 - 8.063 acre tract of Land surveyed this day in the proposed Westerly right-of-way line of Harlem Road (proposed 120 foot wide right-of-way at this point);

THENCE; South 2 degrees, 39 minutes, 22 seconds East - 831.15 feet along the Easterly line of said 60 foot wide tract of Land for Harlem Road right-of-way to a 5/8 inch diameter iron rod with plastic cap set for the most Easterly Southeast corner of this tract; Said corner being a lower Northwesterly corner of said Harlem Road Parcel 5 - 8.063 acre tract;

THENCE; Southwesterly, crossing said 60 foot wide tract of Land for Harlem Road right-of-way along the proposed Westerly right-of-way line of Harlem Road (proposed 120 foot wide right-of-way from this point) with the following courses and distances:

Southwesterly, along a non-tangent curve to the right, the radius point bears North 88 degrees, 32 minutes, 30 seconds West, with the following curve data:

Delta:	4 degrees, 24 minutes, 14 seconds
Radius:	1940.00 feet
Length:	149.11 feet
Tangent:	74.59 feet
Chord:	South 3 degrees, 39 minutes, 37 seconds West - 149.08 feet to 5/8 inch diameter iron rod with plastic cap set for corner of this tract;

South 5 degrees, 51 minutes, 44 seconds West - 294.34 feet to a 5/8 inch diameter iron rod with plastic cap set for the Southwest corner of this tract; Said corner being the Northeast corner of Harlem Road Parcel 6 - 0.392 acre of Land surveyed this day and bears North 2 degrees, 39 minutes, 22 seconds West - 2882.42 feet along the

A Field Note Description
Harlem Road Parcel 7C
1.469 acres of Land
August 24, 2012
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Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way from a 5/8 inch diameter iron rod with State of Texas General Land Office plastic cap found for the most Southerly Northeast corner of said call 723.13 acre tract;

THENCE; North 2 degrees, 39 minutes, 22 seconds West - 1268.63 feet along the Westerly line of said 60 foot wide tract of Land for Harlem Road right-of-way to the **PLACE OF BEGINNING** and containing 1.469 acre of Land.

C. Tim Griffith

C. Tim Griffith, R.P.L.S. No. 4349



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

December 19, 2012 12:10:08

FEE: \$0.00
DEED

2012144699

RETURN TO:

FORT BEND COUNTY CLERK
ADMIN SERV COORDINATOR

