



FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

ALICE M. DAWSON

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 20 day of FEBRUARY, A. D. 1913
Alice M. Dawson

AS PER ORIGINAL

THE STATE OF TEXAS

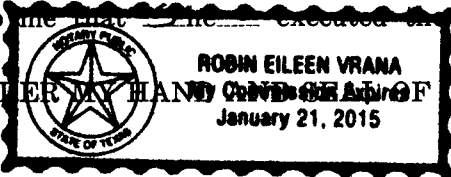
COUNTY OF Fort Bend

BEFORE ME Robin Vrana
Alice M. Dawson

_____, in and for
Fort Bend County, Texas, on this day personally appeared
Alice M. Dawson

known to me to be the person _____ whose name _____ subscribed to the foregoing instrument, and acknowledged to me that _____ executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 20th day of February,
A. D. 192013
(L. S.) Robin Vrana



THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of _____

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.) _____

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____

having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.) _____

ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19_____, with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.

By _____, Deputy

AS PER ORIGINAL

RECORDER'S MEMORANDUM
This page is not satisfactory for photographic recordation due to carbon or photocopy, discolored paper, etc. All block-outs, additions and changes were presented at time instrument was filed and recorded.

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:



"Exhibit A"

A **FIELD NOTE DESCRIPTION** of 0.048 acre of Land (2,087 square feet) being a portion of a call 0.617 acre tract (Volume 541, Page 617; Deed Records of Fort Bend County, Texas) out of an unrecorded subdivision of the original Charles Coffman call 6.3 acre tract of Land (Volume 315, Page 7; Deed Records of Fort Bend County, Texas), all being out of Lot No. Six (6) of South Richmond (Volume I, Page 620; Deed Records of Fort Bend County, Texas) and being in the Jane H. Long Survey, Abstract No. 55, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

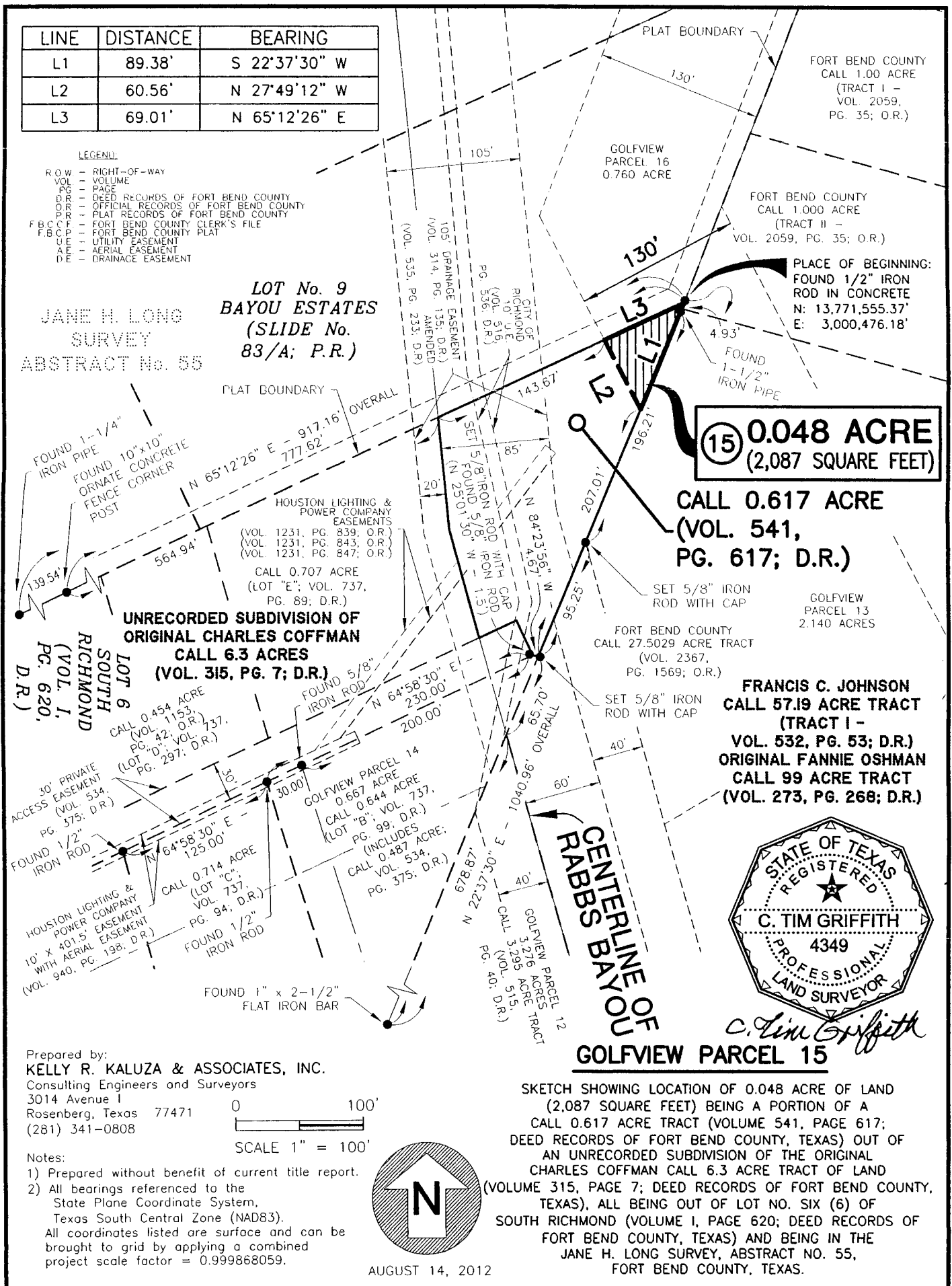
BEGINNING at a one-half inch diameter iron rod set in concrete found for the Northeast corner of said call 0.617 acre tract and for the Northeast corner of said original call 6.3 acre tract; Said corner being the Southeast corner of Lot No. Nine (9) of Bayou Estates subdivision (Slide No. 83/A; Plat Records of Fort Bend County, Texas), being the Southeast corner of a 0.760 acre tract of Land surveyed this day (Golfview Parcel 16), being an interior angle point corner in the Fort Bend County call 1.000 acre tract (Tract II - Volume 2059, Page 35; Official Records of Fort Bend County, Texas), and being an interior angle point corner in the Northwest line of a 2.140 acre tract of Land surveyed this day (Golfview Parcel 13); Said corner bears North 65 degrees, 12 minutes, 26 seconds East – 777.62 feet from a 10 inch by 10 inch ornate concrete fence corner post found for the Northwest corner of said original call 6.3 acre tract, bears North 65 degrees, 12 minutes, 26 seconds East – 917.16 feet from a one-and-one quarter inch inside diameter iron pipe found for the most Southerly corner of said Bayou Estates subdivision in the Easterly right-of-way line of Shady Lane (Volume 8, Page 12; Plat Records of Fort Bend County, Texas), and bears North 22 degrees, 37 minutes, 30 seconds East – 1040.96 feet from a one-inch by 2-1/2 inch flat iron bar found for the Southwest corner of said original call 6.3 acre tract; Said beginning corner being the Northeast corner of this 0.048 acre tract;

THENCE; South 22 degrees, 37 minutes, 30 seconds West, at 4.93 feet pass a one-and-one-half inch inside diameter iron pipe found for the Southwest corner of said call 1.000 acre tract and for a Northwest corner of the Fort Bend County call 27.5029 acre tract (Volume 2367, Page 1569; Official Records of Fort Bend County, Texas), in all 89.38 feet along the Southeasterly line of said call 0.617 acre tract along the Southeasterly line of said original call 6.3 acre tract to a point for the South corner of this tract; Said corner bears North 22 degrees, 37 minutes, 30 seconds East – 207.01 feet along the Southeasterly line of said original call 6.3 acre tract from a 5/8 inch diameter iron rod with plastic cap set for the Southmost corner of said call 0.617 acre tract, for the most Easterly Northeast corner of a call 0.644 acre tract (Lot "B" - Volume 737, Page 99; Deed Records of Fort Bend County, Texas), and for the most Easterly Northeast corner of a 0.667 acre tract of Land surveyed this day (Golfview Parcel 14); Said corner bears North 22 degrees, 37 minutes, 30 seconds East – 272.71 feet from a point in the existing centerline of Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 135 and Volume 535, Page 233; Deed Records of Fort Bend County, Texas);

THENCE; North 27 degrees, 49 minutes, 12 seconds West – 60.56 feet crossing said call 0.617 acre tract along a line being 130.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said 2.140 acre tract to a point for the Northwest corner of this tract in the Northerly line of said call 0.617 acre tract; Said corner being the most Southerly Southwest corner of said 0.760 acre tract and bears North 65 degrees, 12 minutes, 26 seconds East – 143.67 feet along the Northerly line of said original call 6.3 acre tract from a point in the existing centerline of said Rabbs Bayou;

THENCE; North 65 degrees, 12 minutes, 26 seconds East – 69.01 feet along the Northerly line of said call 0.617 acre tract along the Northerly line of said original call 6.3 acre tract being along the Southerly line of said Bayou Estates subdivision to the **PLACE OF BEGINNING** and containing 0.048 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

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040402



67



FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

CAROLYN CULPEPPER

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 17 day of January, A. D. 1913

Carley L. Culpepper

AS PER ORIGINAL

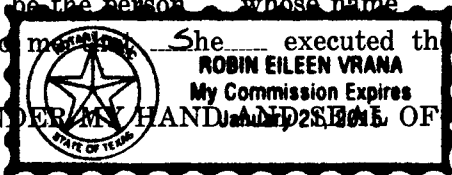
THE STATE OF TEXAS

COUNTY OF Fort Bend

BEFORE ME Robin Vrana
Carolyn Culpepper

_____, in and for
Fort Bend County, Texas, on this day personally appeared
Carolyn Culpepper

known to me to be the person whose name _____ subscribed to the foregoing instrument, and acknowledged to me that _____ She _____ executed the same for the purposes and consideration therein expressed.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 17 day of January,
A. D. 19 2013
(L. S.) Robin Vrana

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of _____

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19 _____
(L. S.) _____

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____ having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19 _____
(L. S.) _____

ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19 _____ with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.

By _____, Deputy

RECORDER'S MEMORANDUM
This page is not satisfactory for photographic recordation due to carbon or photocopy, discolored paper, etc. All block-outs, additions and changes were presented at time instrument was filed and recorded.

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:



Exhibit "A"

Golfview Parcel 18

A **FIELD NOTE DESCRIPTION** of 0.681 acre of Land (29,681 square feet) being a portion of Lot No. Ten (10) of Bayou Estates subdivision (Slide No. 83/A; Plat Records of Fort Bend County, Texas) being in the Jane H. Long Survey, Abstract No. 55, City of Richmond, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

BEGINNING at a one-and-one-half inch inside diameter iron pipe found for the Northeast corner of said Lot No. Ten (10) in the Westerly line of a call 2.416 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas); Said corner being the Southeast corner of a call 3.037 acre tract (Fort Bend County Clerk's File No. 2000071392) and being the Southeast corner of a 0.894 acre tract of Land surveyed this day (Golfview Parcel 19); Said beginning corner being the Northeast corner of this 0.681 acre tract of Land;

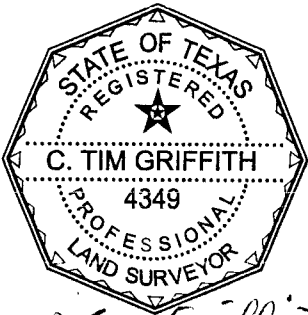
THENCE; South 25 degrees, 7 minutes, 50 seconds East, at 7.73 feet pass a 5/8 inch diameter iron rod with plastic cap found for the South corner of said call 2.416 acre tract and for the Southwest corner of a call 0.291 acre tract (Fort Bend County Clerk's File No. 2009041269), at 43.30 feet pass a 5/8 inch diameter iron rod with plastic cap found for the Westmost Southwest corner of the Fort Bend County call 8.00 acre tract (Volume 887, Page 698; Deed Records of Fort Bend County, Texas), in all 227.67 feet along the Easterly line of said Bayou Estates subdivision being along a Westerly line of said call 8.00 acre tract to a 5/8 inch diameter iron rod with plastic cap found for angle point corner of this tract;

THENCE; South 23 degrees, 6 minutes, 31 seconds East - 0.98 feet continuing along the Easterly line of said Bayou Estates subdivision along the Westerly line of said call 8.00 acre tract to a one-half inch diameter iron rod found for the Southeast corner of this tract; Said corner being the Southeast corner of said Lot No. Ten, being the Northeast corner of Lot No. Eleven (11) of said Bayou Estates subdivision, and being the Northeast corner of a 0.631 acre tract of Land surveyed this day (Golfview Parcel 17);

THENCE; South 65 degrees, 28 minutes, 52 seconds West – 130.00 feet along the Southerly line of said Lot No. Ten along the Northerly line of said Lot No. Eleven to a point for the Southwest corner of this tract; Said corner being the Northwest corner of said 0.631 acre tract, bears North 65 degrees, 28 minutes, 52 seconds East – 160.09 feet along the Southerly line of said Lot No. Ten from a point in the existing centerline of Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 124 and Volume 506, Page 781; Deed Records of Fort Bend County, Texas) and bears North 65 degrees, 28 minutes, 52 seconds East – 400.28 feet from a 3/4 inch inside diameter iron pipe found for the Westerly common corner of said Lot No. Ten and said Lot No. Eleven;

THENCE; North 25 degrees, 7 minutes, 50 seconds West – 227.88 feet crossing said Lot No. Ten along a line being 130.0 feet perpendicular distance Westerly of and parallel to the Easterly line of said Bayou Estates subdivision to a point for the Northwest corner of this tract in the Northerly line of said Lot No. Ten; Said corner being the Southwest corner of said 0.894 acre tract, bears North 65 degrees, 8 minutes, 31 seconds East – 84.09 feet along the Northerly line of said Lot No. Ten from a point in the existing centerline of said Rabbs Bayou and bears North 65 degrees, 8 minutes, 31 seconds East – 264.94 feet from a one-and-one-half inch inside diameter iron pipe found for the Southwest corner of said call 3.037 acre tract in the Northerly line of said Lot No. Ten;

THENCE; North 65 degrees, 8 minutes, 31 seconds East – 130.03 feet along the Northerly line of said Lot No. Ten along the Southerly line of said call 3.037 acre tract to the **PLACE OF BEGINNING** and containing 0.681 acre of Land.



C. Tim Griffith

LOT No. 2
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

ABSTRACT NO. 55

JANE H. LONG
SURVEY

PLAT BOUNDARY

LOT No. 10
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

FOUND 3/4" IRON PIPE
15' U.E. & A.E.
240.19'

LOT No. 11
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

CITY OF RICHMOND

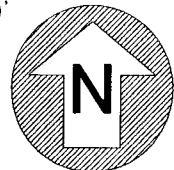
LOT No. 9
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

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

0 120'
SCALE 1" = 120'

Notes:

- 1) Prepared without benefit of current title report.
- 2) All bearings referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83). All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.999868059.



AUGUST 14, 2012

CALL 3.037 ACRES
(F.B.C.C.F. No.
2000071392)

GOLFVIEW
PARCEL 19
0.894 ACRE

PLACE OF BEGINNING:
FOUND 1-1/2" IRON PIPE
N: 13,772,227.71'
E: 3,000,404.75'

N 65°08'31" E
130.03'

N 25°07'50" E
130.00'

THE MEXICAN CORPORATION
CALL 2.416 ACRES
(VOL. 143, PG. 167, D.R.)
SAN GABRIEL CEMETERY
(F.B.C.C.F. No. 20050238)
(F.B.C.C.F. No. 2005134010)

FORT BEND COUNTY
CALL 0.291 ACRE
(F.B.C.C.F. No. 2009041269)

FRANCIS C. JOHNSON
CALL 57.19 ACRE TRACT
(TRACT I - VOL. 532, PG. 53; D.R.)
ORIGINAL FANNIE OSHMAN
CALL 99 ACRE TRACT
(VOL. 273, PG. 268; D.R.)

FORT BEND COUNTY
CALL 8.00 ACRE TRACT
(VOL. 887,
PG. 698; D.R.)

0.681 ACRE
(29,681 SQUARE FEET)

FOUND 5/8" IRON
ROD WITH CAP

S 23°06'31" E
0.98'

FOUND 1-1/2" IRON ROD

FOUND 1-1/4" IRON PIPE

S 23°06'31" E - 7.32'

FORT BEND COUNTY
CALL 1.00 ACRE
(TRACT I -
VOL. 2059,
PG. 35; O.R.)

FORT BEND COUNTY
CALL 1.000 ACRE
(TRACT II -
VOL. 2059,
PG. 35; O.R.)

LEGEND

- R.O.W. - RIGHT-OF-WAY
- VOL. - VOLUME
- PG. - PAGE
- 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
- U.E. - UTILITY EASEMENT
- A.E. - AERIAL EASEMENT
- D.E. - DRAINAGE EASEMENT

GOLFVIEW PARCEL 18

SKETCH SHOWING LOCATION OF 0.681 ACRE OF LAND
(29,681 SQUARE FEET) BEING A PORTION OF
LOT NO. TEN (10) OF BAYOU ESTATES SUBDIVISION
(SLIDE NO. 83/A; PLAT RECORDS OF
FORT BEND COUNTY, TEXAS) BEING IN THE
JANE H. LONG SURVEY, ABSTRACT NO. 55,
CITY OF RICHMOND, FORT BEND COUNTY, TEXAS.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas



April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040403



FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

William C. Butler

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 18th day of Jan., A. D. 18013.

Will C. B.

AS PER ORIGINAL

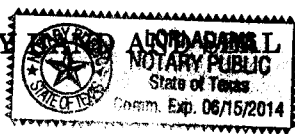
THE STATE OF TEXAS }
COUNTY OF FORT BEND

BEFORE ME LORI ADAM
William C. Butler

_____, in and for
FORT BEND County, Texas, on this day personally appeared

William C. Butler
known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 18th day of January,
A. D. 2013
(L. S.)



Lori Adam

THE STATE OF TEXAS }
COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.)

THE STATE OF TEXAS }
COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____ having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.)

ENDORSEMENTS

THE STATE OF TEXAS, }
County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19_____, with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.
By _____, Deputy

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:

Exhibit "A"

A **FIELD NOTE DESCRIPTION** of 0.894 acre of Land (38,945 square feet) being a portion of a call 3.037 acre tract of Land (Fort Bend County Clerk's File No. 2000071392) being out of Lot No. One (1) and Lot No. Two (2) of South Richmond subdivision (Volume I, Page 620; Deed Records of Fort Bend County, Texas) being in the Jane H. Long Survey, Abstract No. 55, City of Richmond, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

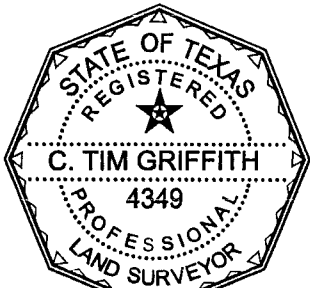
BEGINNING at a one-and-one-half inch inside diameter iron pipe found for the most Easterly Northeast corner of said call 3.037 acre tract and for the Southeast corner of a call 1.60 acre tract (Volume 470, Page 107; Deed Records of Fort Bend County, Texas) at an angle point corner in the Westerly line of a call 2.416 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas); Said corner bears South 24 degrees, 54 minutes, 14 seconds East – 484.65 feet along the Easterly line of said call 1.60 acre tract along the Westerly line of said call 2.416 acre tract from a 120d nail found for the North corner of said call 1.60 acre tract in the Easterly right-of-way line of Hillcrest Drive as monumented on the ground (width varies; called 50 feet wide – Volume 367, Page 407; Deed Records of Fort Bend County, Texas); Said beginning corner being the Northeast corner of this 0.894 acre tract of Land;

THENCE; South 24 degrees, 37 minutes, 31 seconds East – 299.71 feet along the Easterly line of said call 3.037 acre tract along the Westerly line of said call 2.416 acre tract to a one-and-one-half inch inside diameter iron pipe found for the Southeast corner of this tract; Said corner being the Southeast corner of said call 3.037 acre tract, being the Northeast corner of Lot No. Ten (10) of Bayou Estates subdivision (Slide No. 83/A; Plat Records of Fort Bend County, Texas), and being the Northeast corner of a 0.681 acre tract of Land surveyed this day (Golfview Parcel 18); Said corner bears North 25 degrees, 7 minutes, 50 seconds West - 7.73 feet from a 5/8 inch diameter iron rod with plastic cap found for the South corner of said call 2.416 acre tract and for the Southwest corner of a call 0.291 acre tract (Fort Bend County Clerk's File No. 2009041269);

THENCE; South 65 degrees, 8 minutes, 31 seconds West – 130.03 feet along the Southerly line of said call 3.037 acre tract along the Northerly line of said Lot No. Ten to a point for the Southwest corner of this tract; Said corner being the Northwest corner of said 0.681 acre tract, bears North 65 degrees, 8 minutes, 31 seconds East – 84.09 feet along the Southerly line of said call 3.037 acre tract from a point in the existing centerline of Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 82; Deed Records of Fort Bend County, Texas) and bears North 65 degrees, 8 minutes, 31 seconds East – 264.94 feet from a one-and-one-half inch inside diameter iron pipe found for the Southwest corner of said call 3.037 acre tract in the Northerly line of said Lot No. Ten;

THENCE; North 24 degrees, 37 minutes, 31 seconds West, at 199.75 feet pass a point in the existing centerline of said Rabbs Bayou, in all 299.31 feet crossing said call 3.037 acre tract along a line being 130.0 feet perpendicular distance Westerly of and parallel to the Easterly line of said call 3.037 acre tract to a point for the Northwest corner of this tract in the Southerly line of said call 1.60 acre tract;

THENCE; North 64 degrees, 57 minutes, 54 seconds East, at 20.03 feet pass a point for the most Southerly Southwest corner of a 0.596 acre tract of Land surveyed this day (Golfview Parcel 20), at 44.02 feet pass a point in the existing centerline of said Rabbs Bayou, at 110.03 feet pass a point for the Southeast corner of said 0.596 acre tract, in all 130.03 feet along an interior Northerly line of said call 3.037 acre tract along the Southerly line of said call 1.60 acre tract to the **PLACE OF BEGINNING** and containing 0.894 acre of Land.



C. Tim Griffith
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.C.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
U.E. - UTILITY EASEMENT
A.E. - AERIAL EASEMENT
D.E. - DRAINAGE EASEMENT

J. RANDON'S
5 ACRE RESERVE
SULLIVANS ADDITION TO
THE CITY OF RICHMOND
(VOL. B, PG. 387; D.R.)
(VOL. D, PG. 170; D.R.)

UNRECORDED SUBDIVISION OF
ORIGINAL H.R. CUMMINGS
CALL 10.1 ACRES
(VOL. 70, PG. 607; D.R.)

LOT No. 1
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

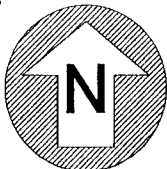
LOT No. 2
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

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 State Plane Coordinate System, Texas South Central Zone (NAD83). All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.999868059.

0 120'
SCALE 1" = 120'



AUGUST 14, 2012

FOUND 120D NAIL
N 06°45'25" W
76.22'
FOUND 1" IRON PIPE

HILLCREST DRIVE
N 14°24'49" E - 376.00'
CALLED "50' WIDE"
VOL. 367,
PG. 407; D.R.)

CENTERLINE OF
RABBS BAYOU

CALL 1.60 ACRE
(VOL. 470,
PG. 107; D.R.)

CALL 3.037 ACRES
(F.B.C.C.F. No.
2000071392)

HOUSTON LIGHTING & POWER COMPANY
105' DRAINAGE EASEMENT
(VOL. 82, PG. 314,
PG. 325; D.R.)
CALLED "0.762 ACRE"
(F.B.C.C.F. No. 2003095767)
(VOL. 2134, PG. 1251,
PG. 584; D.R.)

LOT No. 10
BAYOU ESTATES
(SLIDE No. 83/A; P.R.)

WILLIAMS WAY BOULEVARD
(FORMERLY RANSOM ROAD)
JANE H. LONG
SURVEY
ABSTRACT
No. 55
THE MEXICAN CORPORATION
CALL 2.416 ACRES
(VOL. 143, PG. 167; D.R.)
SAN GABRIEL CEMETERY
(F.B.C.C.F. No. 2005134010)
GOLFVIEW PARCEL 21
0.115 ACRE
SAN GABRIEL CEMENTERIO ASSN.
CALL 1.014 ACRE
(VOL. 90,
PG. 163; D.R.)

PLACE OF BEGINNING:
FOUND 1-1/2" IRON PIPE
N: 13,772,500.16'
E: 3,000,279.87'

0.894 ACRE
(38,945 SQUARE FEET)

PLAT
BOUNDARY

FOUND 1-1/2" IRON PIPE
N 25°07'50" W - 7.73'
FOUND 5/8" IRON
ROD WITH CAP

FORT BEND COUNTY
CALL 0.291 ACRE
(F.B.C.C.F. No. 2009041269)
FORT BEND COUNTY
CALL 8.00 ACRE TRACT
(VOL. 887,
PG. 698; D.R.)

GOLFVIEW
PARCEL 18
0.681 ACRE

CITY OF
RICHMOND

GOLFVIEW PARCEL 19

SKETCH SHOWING LOCATION OF 0.894 ACRE OF LAND
(38,945 SQUARE FEET) BEING A PORTION OF A
CALL 3.037 ACRE TRACT OF LAND (FORT BEND COUNTY
CLERK'S FILE NO. 2000071392) BEING OUT OF
LOT NO. ONE (1) AND LOT NO. TWO (2) OF
SOUTH RICHMOND SUBDIVISION (VOLUME I, PAGE 620;
DEED RECORDS OF FORT BEND COUNTY, TEXAS)
BEING IN THE JANE H. LONG SURVEY, ABSTRACT NO. 55,
CITY OF RICHMOND, FORT BEND COUNTY, TEXAS.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040404





FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

"SAN GABRIEL CEMETERY, OFFICIALLY KNOWN
AS THE MEXICAN CORPORATION"

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 19 day of MARCH, A. D. 2013.
[Signature]

AS PER ORIGINAL

AS PER ORIGINAL

THE STATE OF TEXAS

COUNTY OF

Fort Bend

BEFORE ME

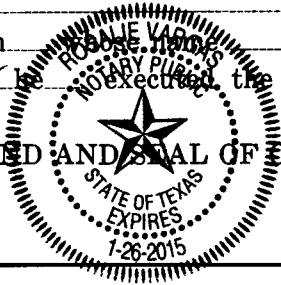
Rosalie Vargas

_____, in and for
Fort Bend County, Texas, on this day personally appeared

Robert Rivera

known to me to be the person _____ IS subscribed to the foregoing instrument, and acknowledged to me that _____ executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 19th day of March, A. D. 19 2013 (L. S.)
Rosalie Vargas



THE STATE OF TEXAS

COUNTY OF

BEFORE ME

_____, in and for
_____, County, Texas, on this day personally appeared
_____, wife of

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____, A. D. 19 _____ (L. S.)

THE STATE OF TEXAS

COUNTY OF

BEFORE ME

_____, in and for
_____, County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____ having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____, A. D. 19 _____ (L. S.)

ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19 _____ with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.

By _____, Deputy

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19_____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19_____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:

Exhibit "A"

A FIELD NOTE DESCRIPTION of 0.115 acre of Land (5,022 square feet) being a portion of a call 2.146 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas) being in the Jane H. Long Survey, Abstract No. 55, City of Richmond, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

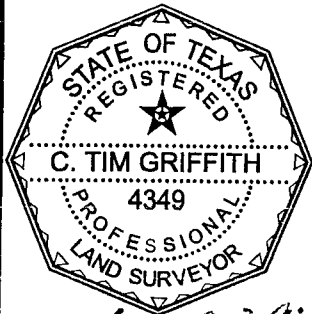
FOR CONNECTION, begin at a one-half inch inside diameter iron pipe found for the Northwest corner of a call 6.58 acre tract (Fort Bend County Clerk's File No. 2002130844) and for the West corner of the original Percy J. Hendee, Jr., call 47.84 acre tract (Tract "C" – Volume 1896, Page 111; Official Records of Fort Bend County, Texas) in the Easterly right-of-way line of Front Street (Williams Way Boulevard - width varies); Thence; South 24 degrees, 54 minutes, 14 seconds East – 899.35 feet along the Easterly line of Sullivan's Addition to the City of Richmond (Volume B, Page 387; Deed Records of Fort Bend County, Texas) being along the Easterly right-of-way line of said Front Street and then along a line in the road right-of-way of Williams Way Boulevard (formerly Ransom Road – width varies) to a point for the Northwest corner of said call 2.416 acre tract in the intersection of the Southerly right-of-way line of said Williams Way Boulevard with the Easterly right-of-way line of Hillcrest Drive as monumented on the ground (width varies; called 50 feet wide – Volume 367, Page 407; Deed Records of Fort Bend County, Texas); Said corner being the North corner of a 100-foot wide drainage easement for Rabbs Bayou (Volume 314, Page 120; Deed Records of Fort Bend County, Texas), bears North 61 degrees, 25 minutes, 30 seconds West – 90.86 feet from a two-inch inside diameter iron pipe fence corner post set in concrete found for reference in the Southerly right-of-way line of said Williams Way Boulevard and bears North 61 degrees, 25 minutes, 30 seconds West – 588.46 feet from a 5/8 inch diameter iron rod with plastic cap found for the Northeast corner of a call 1.014 acre tract of Land for San Gabriel Cemetery (Volume 90, Page 163; Deed Records of Fort Bend County, Texas) in the Southerly right-of-way line of said Williams Way Boulevard; Thence; South 24 degrees, 54 minutes, 14 seconds East, at 36.83 feet pass a point in the existing centerline of said Rabbs Bayou, at 68.62 feet pass a 120d nail found for the North corner of a call 1.60 acre tract (Volume 470, Page 107; Deed Records of Fort Bend County, Texas) and for the North corner of a 0.596 acre tract of Land surveyed this day (Golfview Parcel 20) in the Easterly right-of-way line of said Hillcrest Drive, in all 300.00 feet along the Westerly line of said call 2.416 acre tract to a point for the Southwest corner of said 100-foot wide drainage easement for Rabbs Bayou; Said corner being the Northwest corner of and **PLACE OF BEGINNING** for this 0.115 acre tract of Land;

THENCE; North 65 degrees, 5 minutes, 46 seconds East, at 15.23 feet pass a point in the existing centerline of said Rabbs Bayou, in all 54.00 feet crossing into said call 2.416 acre tract to a point for the Northeast corner of this tract;

THENCE; South 24 degrees, 54 minutes, 14 seconds East – 13.80 feet along a line being 54.00 feet perpendicular distance Easterly of and parallel to the Westerly line of said call 2.416 acre tract to a point for angle point corner of this tract;

THENCE; South 6 degrees, 4 minutes, 48 seconds East – 167.36 feet along a line being 90.00 feet perpendicular distance Easterly of and parallel to the Westerly line of said 0.596 acre tract to a point for the South corner of this tract in the Westerly line of said call 2.416 acre tract; Said corner being an angle point corner in the Easterly line of said 0.596 acre tract, bears North 24 degrees, 54 minutes, 14 seconds West – 81.06 feet from a one-and-one-half inch inside diameter iron pipe found for the Southeast corner of said call 1.60 acre tract, for the most Easterly Northeast corner of a call 3.037 acre tract (Fort Bend County Clerk's File No. 2000071392), for the Northeast corner of a 0.894 acre tract of Land surveyed this day (Golfview Parcel 19), and for an angle point corner in the Westerly line of said call 2.416 acre tract;

THENCE; North 24 degrees, 54 minutes, 14 seconds West, at 111.71 feet pass a point in the existing centerline of said Rabbs Bayou, in all 172.21 feet along the Westerly line of said call 2.416 acre tract along the Easterly line of said call 1.60 acre tract to the **PLACE OF BEGINNING** and containing 0.115 acre of Land.



C. Tim Griffith

JANE H. LONG
SURVEY
ABSTRACT
No. 55

PLACE OF BEGINNING:
N: 13,772,729.88'
E: 3,000,173.22'

(WIDTH VARIES;
CALLED "50' WIDE"
VOL. 367,
PG. 407; D.R.)

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
F.B.C.C.F. - PLAT RECORDS OF FORT BEND COUNTY
F.B.C.C.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.C.F. - FORT BEND COUNTY PLAT
U.E. - UTILITY EASEMENT
A.E. - AERIAL EASEMENT
D.E. - DRAINAGE EASEMENT

J. RANDON'S
5 ACRE RESERVE
SULLIVANS ADDITION TO
THE CITY OF RICHMOND
(VOL. B, PG. 387; D.R.)
(VOL. D, PG. 170; D.R.)

UNRECORDED SUBDIVISION OF
ORIGINAL H.R. CUMMINGS
CALL 10.1 ACRES
(VOL. 70, PG. 607; D.R.)

LOT No. 1
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

CALL 3.037 ACRES
(F.B.C.C.F. No. 2000071392)

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

0 120'
SCALE 1" = 120'

Notes:

- 1) Prepared without benefit of current title report.
- 2) All bearings referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83). All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.999868059.

PLACE OF CONNECTION:
FOUND 1/2" IRON PIPE FOR
NORTHWEST CORNER
OF CALL 6.58 ACRE TRACT
(F.B.C.C.F. No. 2002130844)
& FOR WEST CORNER OF
ORIGINAL PERCY J. HENDEE, JR.
CALL 47.84 ACRE TRACT
(TRACT "C" - VOL. 1896,
PG. 111; O.R.)

LINE	DISTANCE	BEARING
L1	13.80'	S 24°54'14" E
L2	167.36'	S 06°04'48" E

CUS GEORGE
ACADEMY
(F.B.C.P.
No. 20070233)

WILLIAMS WAY BOULEVARD
(FORMERLY RANSOM ROAD; WIDTH VARIES -
ORIGINAL 60' WIDE R.O.W. VOL. 8, PG. 26; D.R.)
FOUND 5/8" IRON ROD WITH CAP

21 0.115 ACRE
(5,022 SQUARE FEET)

SAN GABRIEL CEMETERY
CALL 1.014 ACRE
(VOL. 90,
PG. 163; D.R.)
(FB-C030; F.B.C.P. No. 20050233)
(F.B.C.C.F. No. 2005134010)

THE MEXICAN CORPORATION
CALL 2.416 ACRES
(VOL. 143, PG. 167; D.R.)

FORT BEND COUNTY
CALL 0.291 ACRE
(F.B.C.C.F. No. 2009041269)

FORT BEND COUNTY
CALL 8.00 ACRE TRACT
(VOL. 887,
PG. 698; D.R.)

LOT No. 2
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

GOLFOVIEW PARCEL 21

SKETCH SHOWING LOCATION OF 0.115 ACRE OF LAND
(5,022 SQUARE FEET) BEING A PORTION OF A
CALL 2.146 ACRE TRACT OF LAND FOR
SAN GABRIEL CEMETERY (VOLUME 143, PAGE 167;
DEED RECORDS OF FORT BEND COUNTY, TEXAS)
BEING IN THE JANE H. LONG SURVEY, ABSTRACT NO. 55,
CITY OF RICHMOND, FORT BEND COUNTY, TEXAS.



AUGUST 14, 2012

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040405



67



FORT BEND COUNTY DRAINAGE DISTRICT
RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

DONALD + MADELINE LUNDE

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 8th day of March, A. D. 19²⁰ 13.

Madeline Lunde
Donald W. Lunde

AS PER ORIGINAL

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared

known to me to be the person _____ whose name _____ subscribed to the foregoing instrument, and acknowledged to me that _____ he _____ executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.) _____

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19_____
(L. S.) _____

THE STATE OF TEXAS

COUNTY OF Fort Bend

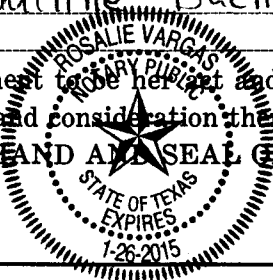
BEFORE ME Rosalie Vargas

_____, in and for
Fort Bend County, Texas, on this day personally appeared
Donald Welder Lunde and _____

Madeline Bache Lunde _____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Madeline Bache Lunde wife of the said Donald Welder Lunde having been examined by me, privily and apart from her husband, and having the same fully explained to her, she, the said Madeline Bache Welder Lunde

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 8th day of March,
A. D. 192013
(L. S.) _____



ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19_____, with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19_____, at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.

By _____, Deputy

AS PER ORIGINAL

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19_____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19_____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:

A **FIELD NOTE DESCRIPTION** of 0.631 acre of Land (27,472 square feet) being a portion of Lot No. Eleven (11) of Bayou Estates subdivision (Slide No. 83/A; Plat Records of Fort Bend County, Texas) being in the Jane H. Long Survey, Abstract No. 55, City of Richmond, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a one-and-one-half inch inside diameter iron pipe found for the Northeast corner of Lot No. Ten (10) of said Bayou Estates subdivision in the Westerly line of a call 2.416 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas); Thence; South 25 degrees, 7 minutes, 50 seconds East, at 7.73 feet pass a 5/8 inch diameter iron rod with plastic cap found for the South corner of said call 2.416 acre tract and for the Southwest corner of a call 0.291 acre tract (Fort Bend County Clerk's File No. 2009041269), at 43.30 feet pass a 5/8 inch diameter iron rod with plastic cap found for the Westmost Southwest corner of the Fort Bend County call 8.00 acre tract (Volume 887, Page 698; Deed Records of Fort Bend County, Texas), in all 227.67 feet along the Easterly line of said Bayou Estates subdivision being along a Westerly line of said call 8.00 acre tract to a 5/8 inch diameter iron rod with plastic cap found for angle point corner; Thence; South 23 degrees, 6 minutes, 31 seconds East - 0.98 feet continuing along the Easterly line of said Bayou Estates subdivision along the Westerly line of said call 8.00 acre tract to a one-half inch diameter iron rod found for the Southeast corner of said Lot No. Ten, for the Southeast corner of a 0.681 acre tract of Land surveyed this day (Golfview Parcel 18), for the Northeast corner of said Lot No. Eleven, and from which a 3/4 inch inside diameter iron pipe found for the Westerly common corner of said Lot No. Ten and said Lot No. Eleven bears South 65 degrees, 28 minutes, 52 seconds West – 530.28 feet; Said corner being the Northeast corner of and **PLACE OF BEGINNING** for this 0.631 acre tract of Land;

THENCE; South 23 degrees, 6 minutes, 31 seconds East – 201.90 feet continuing along the Easterly line of said Bayou Estates subdivision along the Westerly line of said call 8.00 acre tract to a point for the Southeast corner of this tract; Said corner being the Southeast corner of said Lot No. Eleven, being the Northeast corner of Lot No. Nine (9) of said Bayou Estates subdivision, and being the Northeast corner of a 0.760 acre tract of Land surveyed this day (Golfview Parcel 16); Said corner bears North 23 degrees, 6 minutes, 31 seconds West – 7.32 feet along the Easterly line of said Bayou Estates subdivision from a one-and-one-quarter inch inside diameter iron pipe found for the Southwest corner of said call 8.00 acre tract and for the Northwest corner of the Fort Bend County call 1.00 acre tract (Tract I – Volume 2059, Page 35; Official Records of Fort Bend County, Texas);

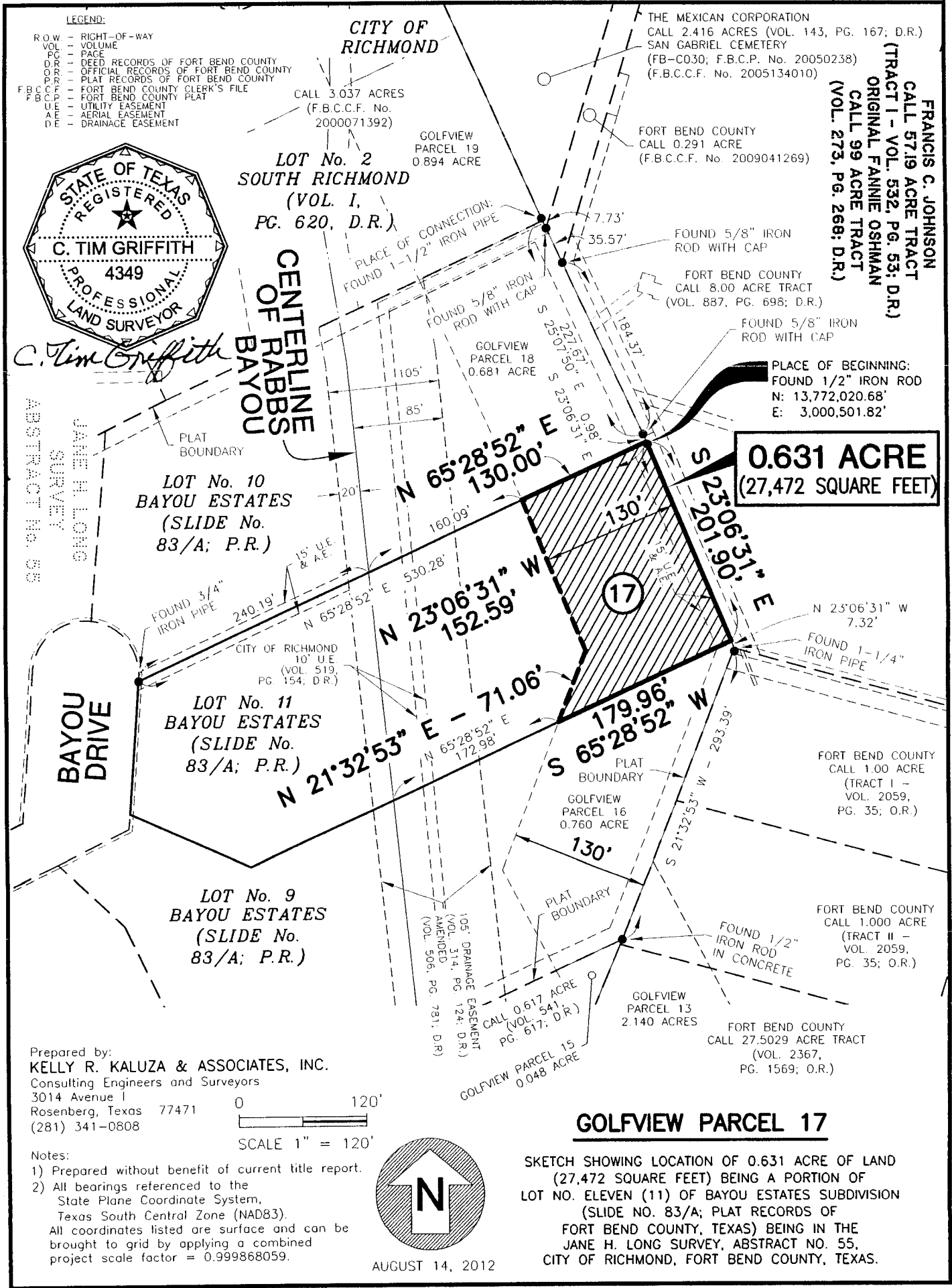
THENCE; South 65 degrees, 28 minutes, 52 seconds West – 179.96 feet along a Southerly line of said Lot No. Eleven along a Northerly line of said Lot No. Nine to a point for the Southwest corner of this tract; Said corner being the Northwest corner of said 0.760 acre tract and bears North 65 degrees, 28 minutes, 52 seconds East – 172.98 feet along a Southerly line of said Lot No. Eleven from a point in the existing centerline of Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 124 and Volume 506, Page 781; Deed Records of Fort Bend County, Texas);

THENCE; Northerly, crossing said Lot No. Eleven with the following courses and distances:

North 21 degrees, 32 minutes, 53 seconds East – 71.06 feet along a line being 130.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said Bayou Estates subdivision to a point for interior angle point corner of this tract;

North 23 degrees, 6 minutes, 31 seconds West – 152.59 feet along a line being 130.0 feet perpendicular distance Westerly of and parallel to the Easterly line of said Bayou Estates subdivision to a point for the Northwest corner of this tract in the Northerly line of said Lot No. Eleven; Said corner bears North 65 degrees, 28 minutes, 52 seconds East – 160.09 feet along the Northerly line of said Lot No. Eleven from a point in the existing centerline of said Rabbs Bayou;

THENCE; North 65 degrees, 28 minutes, 52 seconds East – 130.00 feet along the Northerly line of said Lot No. Eleven along a Southerly line of said Lot No. Ten to the **PLACE OF BEGINNING** and containing 0.631 acre of Land.



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040406





FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

Darren Medlock & Kelly Medlock

503 Bayou Dr.

Richmond, TX 77469

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

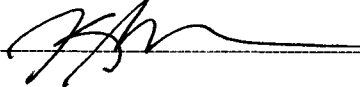
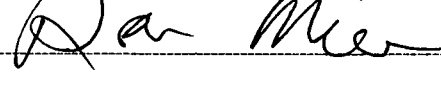
GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 12 day of March, A. D. ~~19~~ 2013.

	
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

AS PER ORIGINAL

AS PER ORIGINAL

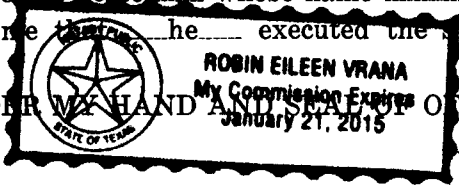
THE STATE OF TEXAS

COUNTY OF Fort Bend

BEFORE ME Robin Vrana
~~Kelly & Darren~~

~~Medlock~~
Fort Bend County
Kelly and Darren Medlock County, Texas, on this day personally appeared

known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 12th day of March,
A. D. 19 2013
(L. S.) Robin Vrana

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19 _____
(L. S.) _____

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME _____

_____, in and for
_____ County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____ having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,
A. D. 19 _____
(L. S.) _____

ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19 _____ with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.
By _____, Deputy

RECORDER'S MEMORANDUM
This page is not satisfactory for photographic recordation due to carbon or photocopy, discolored paper, etc. All block-outs, additions and changes were presented at time instrument was filed and recorded.

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19_____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19_____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:

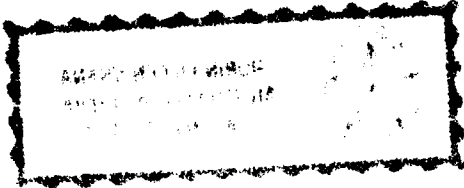


Exhibit "A"

A FIELD NOTE DESCRIPTION of 0.760 acre of Land (33,106 square feet) being a portion of Lot No. Nine (9) of Bayou Estates subdivision (Slide No. 83/A; Plat Records of Fort Bend County, Texas) being in the Jane H. Long Survey, Abstract No. 55, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a one-and-one-half inch inside diameter iron pipe found for the Northeast corner of Lot No. Ten (10) of said Bayou Estates subdivision in the Westerly line of a call 2.416 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas); Thence; South 25 degrees, 7 minutes, 50 seconds East, at 7.73 feet pass a 5/8 inch diameter iron rod with plastic cap found for the South corner of said call 2.416 acre tract and for the Southwest corner of a call 0.291 acre tract (Fort Bend County Clerk's File No. 2009041269), at 43.30 feet pass a 5/8 inch diameter iron rod with plastic cap found for the Westmost Southwest corner of the Fort Bend County call 8.00 acre tract (Volume 887, Page 698; Deed Records of Fort Bend County, Texas), in all 227.67 feet along the Easterly line of said Bayou Estates subdivision being along a Westerly line of said call 8.00 acre tract to a 5/8 inch diameter iron rod with plastic cap found for angle point corner; Thence; South 23 degrees, 6 minutes, 31 seconds East, at 0.98 feet pass a one-half inch diameter iron rod found for the Southeast corner of said Lot No. Ten, for the Northeast corner of Lot No. Eleven (11) of said Bayou Estates subdivision, and from which a 3/4 inch inside diameter iron pipe found for the Westerly common corner of said Lot No. Ten and said Lot No. Eleven bears South 65 degrees, 28 minutes, 52 seconds West – 530.28 feet, in all 202.88 feet continuing along the Easterly line of said Bayou Estates subdivision along the Westerly line of said call 8.00 acre tract to a point for the Southeast corner of said Lot No. Eleven, for the Southeast corner of a 0.631 acre tract of Land surveyed this day (Golfview Parcel 17), and for the Northeast corner of said Lot No. Nine; Said corner being the Northeast corner of and **PLACE OF BEGINNING** for this 0.760 acre tract of Land;

THENCE; South 23 degrees, 6 minutes, 31 seconds East – 7.32 feet continuing along the Easterly line of said Bayou Estates subdivision to a one-and-one-quarter inch inside diameter iron pipe found for angle point corner of this tract; Said corner being the Southwest corner of said call 8.00 acre tract and being the Northwest corner of the Fort Bend County call 1.00 acre tract (Tract I – Volume 2059, Page 35; Official Records of Fort Bend County, Texas);

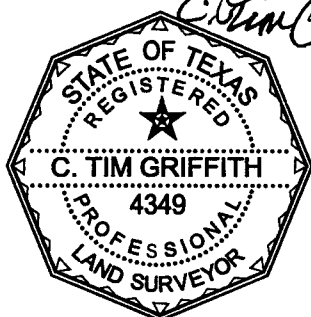
THENCE; South 21 degrees, 32 minutes, 53 seconds West, at 212.89 feet pass a point for the North corner of a 2.140 acre tract of Land surveyed this day (Golfview Parcel 13), in all 293.39 feet continuing along the Easterly line of said Bayou Estates subdivision along the Westerly line of said call 1.00 acre tract and then along the Westerly line of the Fort Bend County call 1.000 acre tract (Tract II – Volume 2059, Page 35; Official Records of Fort Bend County, Texas) to a one-half inch diameter iron rod set in concrete found for the Southeast corner of this tract; Said corner being the Southeast corner of said Lot No. Nine, being the Northeast corner of the original Charles Coffman call 6.3 acre tract of Land (Volume 315, Page 7; Deed Records of Fort Bend County, Texas), being the Northeast corner of a call 0.617 acre tract (Volume 541, Page 617; Deed Records of Fort Bend County, Texas), and being the Northeast corner of a 0.048 acre tract of Land surveyed this day (Golfview Parcel 15); Said corner bears North 65 degrees, 12 minutes, 26 seconds East – 777.62 feet from a 10 inch by 10 inch ornate concrete fence corner post found for the Northwest corner of said original call 6.3 acre tract and bears North 65 degrees, 12 minutes, 26 seconds East – 917.16 feet from a one-and-one quarter inch inside diameter iron pipe found for the most Southerly corner of said Bayou Estates subdivision in the Easterly right-of-way line of Shady Lane (Volume 8, Page 12; Plat Records of Fort Bend County, Texas);

- THENCE;** South 65 degrees, 12 minutes, 26 seconds West – 69.01 feet along the Southerly line of said Lot No. Nine along the Northerly line of said original call 6.3 acre tract to a point for the most Southerly Southwest corner of this tract; Said corner being the Northwest corner of said 0.048 acre tract and bears North 65 degrees, 12 minutes, 26 seconds East – 143.67 feet along the Southerly line of said Lot No. Nine from a point in the existing centerline of Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 124 and Volume 506, Page 781; Deed Records of Fort Bend County, Texas);
- THENCE;** North 27 degrees, 49 minutes, 12 seconds West – 108.53 feet crossing into said Lot No. Nine along a line being 130.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said 2.140 acre tract to a point for angle point corner of this tract;
- THENCE;** North 21 degrees, 32 minutes, 53 seconds East – 148.25 feet along a line being 130.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said Bayou Estates subdivision to a point for the Northwest corner of this tract in a Northerly line of said Lot No. Nine; Said corner bears North 65 degrees, 28 minutes, 52 seconds East – 172.98 feet along a Northerly line of said Lot No. Nine from a point in the existing centerline of said Rabbs Bayou;
- THENCE;** North 65 degrees, 28 minutes, 52 seconds East – 179.96 feet along a Northerly line of said Lot No. Nine along a Southerly line of said Lot No. Eleven to the **PLACE OF BEGINNING** and containing 0.760 acre of Land.

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



R.O.W. - RIGHT-OF-WAY
VOL. - VOLUME
VOL. - 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.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
U.E. - UTILITY EASEMENT
A.E. - AERIAL EASEMENT
D.E. - DRAINAGE EASEMENT



JANE H. LONG
SURVEY
ABSTRACT NO. 55

**BAYOU
DRIVE**

LOT No. 10
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

LOT No. 11
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

LOT No. 9
BAYOU ESTATES
(SLIDE No.
83/A; P.R.)

**UNRECORDED SUBDIVISION OF
ORIGINAL CHARLES COFFMAN
CALL 6.3 ACRES
(VOL. 315, PG. 7; D.R.)**

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 State Plane Coordinate System, Texas South Central Zone (NAD83).
- All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.999868059.

AUGUST 14, 2012

GOLFVIEW
PARCEL 19
0.894 ACRE

CALL 3.037 ACRES
(F.B.C.C.F. No.
2000071392)

PLACE OF CONNECTION:
FOUND 1-1/2" IRON PIPE

105' DRAINAGE EASEMENT
(VOL. 314, PG. 124; D.R.
AMENDED
(VOL. 506, PG. 781; D.R.

**CENTERLINE
OF RABBS**

THE MEXICAN CORPORATION
CALL 2.416 ACRES (VOL. 143, PG. 167; D.R.)
- SAN GABRIEL CEMETERY
(FB-C030; F.B.C.P. No. 20050238)
(F.B.C.C.F. No. 2005134010)

FORT BEND COUNTY
- CALL 0.291 ACRE
(F.B.C.C.F. No. 2009041269)

FORT BEND COUNTY
CALL 8.00 ACRE TRACT
(VOL. 887, PG. 698; D.R.)

FOUND 5/8" IRON
ROD WITH CAP

FOUND 1/
IRON PIPE

PLACE OF BEGINNING:
N: 13,771,834.98'
E: 3,000,581.06'

FORT BEND COUNTY
CALL 1.00 ACRE
(TRACT I -
VOL. 2059,
PG. 35: O.R.)

0.760 ACRE
(33,106 SQUARE FEET)

FORT BEND COUNTY
CALL 1.000 ACRE
(TRACT II -
VOL. 2059,
PG. 35: O.R.)

FORT BEND COUNTY
CALL 27.5029 ACRE TRACT
(VOL. 2367,
PG. 1569; O.R.)

GOLFVIEW
PARCEL 13
2.140 ACRES

LINE	DISTANCE	BEARING
L1	7.32'	S 23°06'31" E
L2	69.01'	S 65°12'26" W

GOLFVIEW PARCEL 16

SKETCH SHOWING LOCATION OF 0.760 ACRE OF LAND
(33,106 SQUARE FEET) BEING A PORTION OF
LOT NO. NINE (9) OF BAYOU ESTATES SUBDIVISION
(SLIDE NO. 83/A; PLAT RECORDS OF
FORT BEND COUNTY, TEXAS) BEING IN THE
JANE H. LONG SURVEY,
ABSTRACT NO. 55, FORT BEND COUNTY, TEXAS.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040407





FORT BEND COUNTY DRAINAGE DISTRICT

RIGHT OF WAY EASEMENT

THE STATE OF TEXAS,
COUNTY OF FORT BEND,

KNOW ALL MEN BY THESE PRESENTS: That the undersigned:

Nancy J. Johnson

103 Hillcrest Dr

Richmond, Tx 77469

whose address is as shown above (hereinafter called GRANTOR, whether one or more) for and in consideration of the benefits to be derived on account of and from the construction, operation and maintenance by Fort Bend County Drainage District, of the drainage canal and system upon and through the land hereafter described, the sufficiency of which is hereby acknowledged and confessed, has granted, bargained, sold and conveyed, and by these presents hereby grants, bargains, sells and conveys unto said Fort Bend County Drainage District, a corporation (hereinafter called the DISTRICT), of Fort Bend County, Texas, a right of way and easement for the purpose of constructing, maintaining, operating, repairing and re-constructing a drainage canal, including drains, ditches, laterals and levees, upon, over, through and across the land of GRANTOR along the route hereinafter designated, and said land being situated in Fort Bend County, Texas, to-wit:

The DISTRICT shall have an easement as shown in attached Exhibit "A".

The DISTRICT shall have all rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, with the right of ingress and egress to and from said drainage canal right of way, provided, however, that after construction of said drainage canal, said right of ingress and egress of the DISTRICT shall be limited to the said right of way and to existing roads and passageways. The DISTRICT is given the right from time to time to cut and remove all trees, undergrowth, and abate other obstruction, upon said canal right of way, that may injure, endanger, or interfere with the construction, operation, maintenance and repair of said drainage canal.

The DISTRICT agrees during the life of this easement to repair all damage to roads, passageways and fences resulting from the DISTRICT'S use in going to and from said easement and right of way, and to restore the same to the previously existing condition as near as possible.

GRANTOR reserves the right to use the facilities offered by the drainage canal for the disposal of surface waters, rain, or any excess waters collecting upon his land, and in such connection GRANTOR has the right in the manner provided by law and at his own expense to construct and provide ditches, drains and laterals connecting his said land or portions thereof with the drainage canal.

GRANTOR reserves the oil, gas and sulphur in and under the land covered by this easement, provided however, that during the life of this easement no mining or drilling operations shall be conducted upon the surface of the area included in the easement right of way above described.

It is agreed that if at a future time the DISTRICT, its successors or assigns, shall permanently cease to use said drainage canal right of way for the purposes herein contained, and shall permanently abandon the same, then and in such event the said right of way above described, together with all rights and interests held by the DISTRICT by reason of this instrument, shall revert, pass to and vest in the said GRANTOR, his heirs or assigns.

TO HAVE AND TO HOLD said right of way and easement herein granted, unto the said DISTRICT, its successors or assigns.

EXECUTED this the 24th day of January, A. D. 1920/3.
Nancy J. Johnson, individually and as trustee of the
Wesley S. Johnson Family Trust

AS PER ORIGINAL

THE STATE OF TEXAS

COUNTY OF Ft. Bend

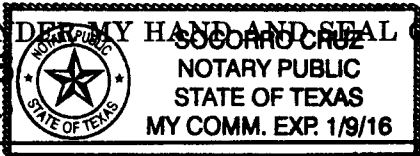
BEFORE ME

Socorro Cruz

Notary Public
State of Texas, Fort Bend County, Texas, on this day personally appeared
Nancy J. Johnson, Individually and as Trustee of
the WESLEY S. JOHNSON FAMILY TRUST

known to me to be the person in whose name it is subscribed to the foregoing instrument, and acknowledged to me that she has executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 24th day of January,
A. D. 2013
(L. S.)



THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME

_____, in and for
_____ County, Texas, on this day personally appeared
_____, wife of _____

known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____ acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,

A. D. 19 _____

(L. S.)

THE STATE OF TEXAS

COUNTY OF _____

BEFORE ME

_____, in and for
_____ County, Texas, on this day personally appeared
_____ and _____

_____, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said _____ wife of the said _____

having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said _____

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This _____ day of _____,

A. D. 19 _____

(L. S.)

ENDORSEMENTS

THE STATE OF TEXAS,

County of _____

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing, dated the _____ day of _____, A. D. 19 _____ with its authentication, was filed for record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., and duly recorded this the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M., in the Deed Records of said County, in Volume _____ on Page _____.

Witness my hand and the seal of the County Court of said County, at office in _____, Texas, the day and year last above written.

Clerk of Court, _____ County, Texas.

By _____, Deputy

AS PER ORIGINAL

**RIGHT-OF-WAY
EASEMENT**

BY

TO

**FORT BEND COUNTY
DRAINAGE DISTRICT**

Filed for Record

This _____ day of _____

A. D. 19____, at _____ o'clock _____ M.

Recorded

This _____ day of _____

A. D. 19____, in _____

County, Texas, Records of Deeds.

Book _____ Page _____

_____, Clerk

_____, Deputy

Return to:

"Exhibit A"

A FIELD NOTE DESCRIPTION of 0.620 acre of Land (26,994 square feet) being a portion of a call 1.60 acre tract of Land (Volume 470, Page 107; Deed Records of Fort Bend County, Texas) being out of J. Randon's 5 Acre Reserve of Sullivan's Addition to the City of Richmond (Volume B, Page 387; Deed Records of Fort Bend County, Texas) and being out of Lot No. One (1) of South Richmond subdivision (Volume I, Page 620; Deed Records of Fort Bend County, Texas), all being in the Jane H. Long Survey, Abstract No. 55, City of Richmond, Fort Bend County, Texas. The bearing basis for this description is referenced to the State Plane Coordinate System, Texas South Central Zone (NAD83) and was determined by Global Positioning System methods.

FOR CONNECTION, begin at a one-half inch inside diameter iron pipe found for the Northwest corner of a call 6.58 acre tract (Fort Bend County Clerk's File No. 2002130844) and for the West corner of the original Percy J. Hendee, Jr., call 47.84 acre tract (Tract "C" – Volume 1896, Page 111; Official Records of Fort Bend County, Texas) in the Easterly right-of-way line of Front Street (Williams Way Boulevard - width varies); Thence; South 24 degrees, 54 minutes, 14 seconds East – 899.35 feet along the Easterly line of said Sullivan's Addition to the City of Richmond being along the Easterly right-of-way line of said Front Street and then along a line in the road right-of-way of Williams Way Boulevard (formerly Ransom Road – width varies) to a point for the Northwest corner of a call 2.416 acre tract of Land for San Gabriel Cemetery (Volume 143, Page 167; Deed Records of Fort Bend County, Texas) in the intersection of the Southerly right-of-way line of said Williams Way Boulevard with the Easterly right-of-way line of Hillcrest Drive as monumented on the ground (width varies; called 50 feet wide – Volume 367, Page 407; Deed Records of Fort Bend County, Texas); Thence; South 24 degrees, 54 minutes, 14 seconds East, at 36.83 feet pass a point in the existing centerline of Rabbs Bayou (100 foot wide drainage easement – Volume 314, Page 120; Deed Records of Fort Bend County, Texas), in all 68.62 feet along the Easterly right-of-way line of said Hillcrest Drive along the Westerly line of said call 2.416 acre tract to a 120d nail found for the North corner of said call 1.60 acre tract; Said corner being the North corner of and **PLACE OF BEGINNING** for this 0.620 acre tract of Land;

THENCE; South 24 degrees, 54 minutes, 14 seconds East, at 231.38 feet pass a point for the Northwest corner of a 0.115 acre tract of Land (Golfview Parcel 21), at 291.88 feet pass a point in the existing centerline of said Rabbs Bayou (105 foot wide drainage easement – Volume 314, Page 82; Deed Records of Fort Bend County, Texas), at 403.59 feet pass a point for the South corner of said 0.115 acre tract, in all 484.65 feet along the Easterly line of said call 1.60 acre tract along the Westerly line of said call 2.416 acre tract to a one-and-one-half inch inside diameter iron pipe found for the Southeast corner of this tract; Said corner being the Southeast corner of said call 1.60 acre tract and being an angle point corner in the Westerly line of said call 2.416 acre tract; Said corner being the most Easterly Northeast corner of a call 3.037 acre tract of Land (Fort Bend County Clerk's File No. 2000071392) and being the Northeast corner of a 0.894 acre tract (Golfview Parcel 19 – 130.0 feet wide);

THENCE; South 64 degrees, 57 minutes, 54 seconds West, at 86.01 feet pass a point in the existing centerline of said Rabbs Bayou, in all 110.00 feet along the Southerly line of said call 1.60 acre tract being along an interior Northerly line of said call 3.037 acre tract along the Northerly line of said 0.894 acre tract to a point for the most Southerly Southwest corner of this tract; Said corner bears North 64 degrees, 57 minutes, 54 seconds East – 20.03 feet from a point for the Northwest corner of said 0.894 acre tract;

THENCE; Northwesterly, crossing said call 1.60 acre tract with the following courses and distances:

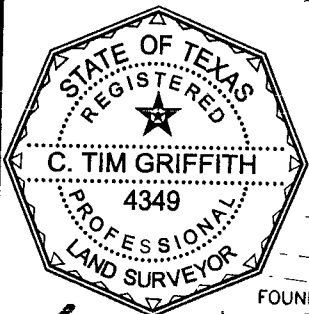
North 24 degrees, 37 minutes, 31 seconds West – 38.09 feet to a point for angle point corner of this tract;

North 6 degrees, 4 minutes, 48 seconds West – 216.38 feet along a line being 90.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said 0.115 acre tract to a point for interior angle point corner of this tract;

North 24 degrees, 54 minutes, 14 seconds West – 149.72 feet along a line being 40.00 feet perpendicular distance Westerly of and parallel to the Easterly line of said call 1.60 acre tract to a point for a Northwesterly angle point corner of this tract; Said corner being in the Northerly line of said call 1.60 acre tract and bears North 14 degrees, 24 minutes, 49 seconds East – 350.34 feet along the Southerly right-of-way line of said Hillcrest Drive from a one-and-one-half inch inside diameter iron pipe found for the Southwest corner of said call 1.60 acre tract;

THENCE; North 14 degrees, 24 minutes, 49 seconds East – 25.66 feet along a Northerly line of said call 1.60 acre tract along the Southerly right-of-way line of said Hillcrest Drive to a one-inch inside diameter iron pipe found for interior corner of this tract;

THENCE; North 6 degrees, 45 minutes, 25 seconds West – 76.22 feet continuing along a Northerly line of said call 1.60 acre tract along the Southerly right-of-way line of said Hillcrest Drive to the **PLACE OF BEGINNING** and containing 0.620 acre of Land.



FRONT STREET
S 24°54'14" E 89.35'
E 24°54'14" S 68.62'

PLACE OF BEGINNING:
FOUND 1200 NAIL
N: 13,772,939.74'
E: 3,000,075.78'

N 06°45'25" W - 76.22'

N 14°24'49" E - 25.66'

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.C.F. - FORT BEND COUNTY CLERK'S FILE
F.B.C.P. - FORT BEND COUNTY PLAT
U.E. - UTILITY EASEMENT
A.E. - AERIAL EASEMENT
D.E. - DRAINAGE EASEMENT

JANE H. LONG
SURVEY
ABSTRACT
No. 55

J. RANDON'S
5 ACRE RESERVE
SULLIVANS ADDITION TO
THE CITY OF RICHMOND
(VOL. B, PG. 387; D.R.)
(VOL. D, PG. 170; D.R.)

UNRECORDED SUBDIVISION OF
ORIGINAL H.R. CUMMINGS
(VOL. 70, PG. 607; D.R.)

LOT No. 1
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

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 State Plane Coordinate System, Texas South Central Zone (NAD83). All coordinates listed are surface and can be brought to grid by applying a combined project scale factor = 0.999868059.

0 120'
SCALE 1" = 120'

PLACE OF CONNECTION:
FOUND 1/2" IRON PIPE FOR
NORTHWEST CORNER
OF CALL 6.58 ACRE TRACT
(F.B.C.C.F. No. 2002130844)
& FOR WEST CORNER OF
ORIGINAL PERCY J. HENDEE, JR.
CALL 47.84 ACRE TRACT
(TRACT "C" - VOL. 1896,
PG. 111; O.R.)

LINE	DISTANCE	BEARING
L1	38.09'	N 24°37'31" W
L2	149.72'	N 24°54'14" W

FOUND 2" IRON
PIPE FENCE CORNER
POST IN CONCRETE
N 61°25'30" W - 588.46'
PLATTED ROAD
(NOT OPEN
WITH UNDEFINED
VOL. 8, PG. 387;
D.R.)

WILLIAMS WAY BOULEVARD
(FORMERLY RANDOM ROAD, WIDTH VARIES -
ORIGINAL 60' WIDE R.O.W., VOL. 8, PG. 26, D.R.)
FOUND 5/8" IRON ROD WITH CAP

0.620 ACRE
(26,994 SQUARE FEET)

100'x300' D.E.
(VOL. 314,
PG. 120, D.R.)
SAN GABRIEL CEMETERY
CEMENTERIO ASSN.
CALL 1.014 ACRE
(VOL. 90, PG. 163; D.R.)
(FB-C030; F.B.C.P. No. 20050238)
(F.B.C.C.F. No. 2005134010)

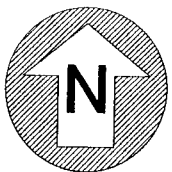
THE MEXICAN CORPORATION
CALL 2.416 ACRES
(VOL. 143, PG. 167; D.R.)
FOUND 1-1/4" IRON PIPE

BOUNDARY
N 24°37'31" W - 299.71'

LOT No. 2
SOUTH RICHMOND
(VOL. I,
PG. 620, D.R.)

GOLFVIEW PARCEL 20

SKETCH SHOWING LOCATION OF 0.620 ACRE OF LAND
(26,994 SQUARE FEET) BEING A PORTION OF A
CALL 1.60 ACRE TRACT OF LAND (VOLUME 470, PAGE 107;
DEED RECORDS OF FORT BEND COUNTY, TEXAS) BEING OUT OF
J. RANDON'S 5 ACRE RESERVE OF SULLIVAN'S ADDITION TO
THE CITY OF RICHMOND (VOLUME B, PAGE 387; DEED RECORDS
OF FORT BEND COUNTY, TEXAS) AND BEING OUT OF
LOT NO. ONE (1) OF SOUTH RICHMOND SUBDIVISION
(VOLUME I, PAGE 620; DEED RECORDS OF FORT BEND COUNTY,
TEXAS), ALL BEING IN THE JANE H. LONG SURVEY,
ABSTRACT NO. 55, CITY OF RICHMOND,
FORT BEND COUNTY, TEXAS.



AUGUST 14, 2012
REVISED: FEBRUARY 6, 2013
(INCREASED SIZE AT SOUTHEAST CORNER ONLY)

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dianne Wilson

Dianne Wilson, County Clerk
Fort Bend County, Texas

April 04, 2013 01:51:17 PM

FEE: \$0.00 DP2
EASEMENT

2013040408

