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THE STATE OF TEXAS §

COUNTY OF FORT BEND §

ORDER TO ABANDON AND CLOSE CABRERA ROAD (formerly known as Oilfield Road) FROM ITS INTERSECTION WITH LJ PARKWAY AND EXTENDING FOR APPROXIMATELY 669 FEET TO THE WEST OF SUCH INTERSECTION, AND TERMINATING AT ITS EXISTING CONNECTING POINT WITH CABRERA ROAD, IN FORT BEND COUNTY, TEXAS

On this 22nd day of March, 2016, at a regular meeting of the Commissioners Court of Fort Bend County, Texas, sitting as the governing body of Fort Bend County, Texas, upon motion of Commissioner Patterson, seconded by Commissioner Meyers, duly put and carried, by unanimous vote, Commissioners Court adopts the resolution to abandon and close Cabrera Road, also known as Cabrera Drive, from its intersection with LJ Parkway and extending for approximately 669 feet to the west of such intersection, and terminating at its existing connecting point with Cabrera Road, in Fort Bend County, Texas.

The name of each property owner who receives a conveyance under § 251.058, Texas Transportation Code, of the public road or portion of public road abandoned and closed pursuant to this order is: Hillsboro Estates, LLC.

The dimensions of the property conveyed and referenced herein are described in Exhibit A of the Resolution, incorporated herein for all purposes, and indexed by the County Clerk pursuant to § 251.058(b) of the Texas Transportation Code.

The County Clerk is ordered to index into the deed records of Fort Bend County in a manner that describes (a), the county conveying the property as

grantor and (b), the property owner receiving the conveyance as grantee, all as provided for by § 251.058(b).

After due consideration, the Court finds that the above described road has been replaced and the County's needs and that of the public interest would be better served if such above described road is abandoned and closed.

IT IS ORDERED that Cabrera Road (formerly known as Oilfield Road) be abandoned and closed as a county road for approximately 669 feet to the west of its intersection with LJ Parkway to the point joining existing Cabrera Road (formerly known as Oilfield Road) and the same is hereby abandoned and closed as a county road pursuant to Texas Transportation Code § 251.058b and § 251.051 and that this Order be hereby filed in the Deed Records of Fort Bend County, Texas forthwith.

Executed this 22 day of March, 2016.

Fort Bend County

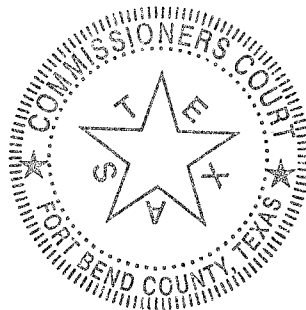
By: 

Robert E. Hebert, County Judge

ATTEST:



Laura Richard, County Clerk



THE STATE OF TEXAS §

COUNTY OF FORT BEND §

RESOLUTION TO ABANDON AND CLOSE CABRERA ROAD (FORMERLY KNOWN AS OILFIELD ROAD) AT THE FOLLOWING LOCATION:

CABRERA ROAD TO BE ABANDONED AND CLOSED FROM ITS INTERSECTION WITH LJ PARKWAY FOR A DISTANCE OF APPROXIMATELY 669 FEET TO THE WEST OF SUCH INTERSECTION AND TERMINATING AT ITS EXISTING CONNECTING POINT WITH CABRERA ROAD, IN FORT BEND COUNTY, TEXAS.

WHEREAS, Fort Bend County acquired Cabrera Road, also known as Cabrera Drive and formerly known as Oilfield Road, by prescriptive rights and accepted such road into the county road log and maintenance system April 28, 1986; and,

WHEREAS, the portion of Cabrera Road to be abandoned and closed runs approximately 669 feet to the west of its intersection with LJ Parkway; and

WHEREAS, the replacement road, also known as Cabrera Road is built and ready to accommodate the traffic; and

WHEREAS, the segment of Cabrera Road to be abandoned and closed is no longer needed, Fort Bend County desires to abandon and close same;

THEREFORE, on this date the Commissioners Court of Fort Bend County, Texas abandons and closes a segment of Cabrera Road, beginning at its intersection with LJ Parkway and extending for approximately 669 feet west of such intersection with LJ Parkway, all as shown on the field notes and exhibit attached hereto as Exhibit A.

County: Fort Bend
Project: Riverstone; Cabrera Road abandonment
C.I. No.: 1552-14
Job Number: 2014195-01

METES AND BOUNDS DESCRIPTION FOR 1.38 ACRES

Being a 1.38 acre tract of land located in the William Stafford Survey, A-89 and the William Little Survey, Abstract No. 54, in Fort Bend County, Texas; said 1.38 acre tract being a portion of a call 2497.4 acre tract of land recorded in the name of Hillsboro Estates in Clerk's File Numbers 9819621, 1999013157 and 2002062645 of the Official Records of Fort Bend County (O.R.F.B.C.); said 1.38 acre tract being more particularly described by metes and bounds as follows; (all bearings are based on the Texas Coordinate System, South Central Zone and referenced to the north line of a call 14.6223 acre tract of land recorded in Clerk's File Number 2012109259 of the O.R.F.B.C.);

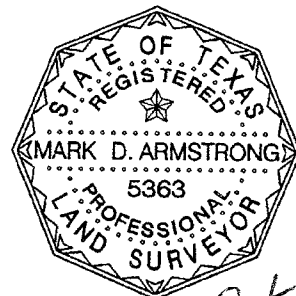
Commencing at a 5/8-inch iron rod with cap stamped "COSTELLO INC" found at the northeast corner of said 14.6223 acre tract, same being on the west Right-of-Way (R.O.W.) line of LJ Parkway as recorded in Plat Number 20120039 of the Fort Bend County Plat Records (F.B.C.P.R.);

Thence, with said R.O.W. line, 82.42 feet along the arc of a curve to the right, said curve having a central angle of 02 degrees 18 minutes 02 seconds, a radius of 2052.50 feet and a chord that bears North 22 degrees 39 minutes 27 seconds West, a distance of 82.41 feet to the **Point of Beginning** of the herein described tract of land, same being on the occupied south R.O.W. line of Cabrera Road (width varies);

1. Thence, with said south R.O.W. line, South 87 degrees 36 minutes 45 seconds West, a distance of 510.48 feet;
2. Thence, continuing with said south R.O.W. line, 174.08 feet along the arc of a curve to the left, said curve having a central angle of 12 degrees 41 minutes 24 seconds, a radius of 786.00 feet and a chord that bears South 81 degrees 29 minutes 15 seconds West, a distance of 173.73 feet to a westerly line of said 2497.4 acre tract;
3. Thence, with said westerly line, North 03 degrees 11 minutes 56 seconds West, a distance of 86.58 feet to the occupied north R.O.W. line of said Cabrera Road;
4. Thence, with said north R.O.W. line, 175.81 feet along the arc of a curve to the right, said curve having a central angle of 14 degrees 23 minutes 23 seconds, a radius of 700.00 feet and a chord that bears North 80 degrees 25 minutes 04 seconds East, a distance of 175.34 feet;



5. Thence, continuing with said north R.O.W. line, North 87 degrees 36 minutes 45 seconds East, a distance of 481.58 feet to the west R.O.W. line of aforesaid LJ Parkway (Plat No. 20140083);
6. Thence, with said west R.O.W. line, 94.53 feet along the arc of a curve to the left, said curve having a central angle of 02 degrees 38 minutes 20 seconds, a radius of 2,052.50 feet and a chord that bears South 20 degrees 11 minutes 16 seconds East, a distance of 94.52 feet to the **Point of Beginning** and containing 1.38 acres of land.



Mark Armstrong
11/05/2014

REMAINDER CALL 2497.4 ACRES
HILLSBORO ESTATES
C.F. NO.9819621
O.R.F.B.C.

669' ALONG CENTERLINE

EXISTING
CABRERA ROAD
1.38 ACRES

WILLIAM STAFFORD SURVEY, A-BB
WILLIAM LITTLE SURVEY, A-54

REMAINDER
CALL 2497.4 ACRES
HILLSBORO ESTATES
C.F. NO.2002062645
O.R.F.B.C.

FUTURE
CABRERA ROAD

FUTURE
DISCOVERY
AT RIVERSTONE

CALL 14.6223 ACRES
RIVERSTONE 250
C.F. NO.2012109259
O.R.F.B.C.



CALL 32.3429 ACRES
C.F. NO.2012145908
O.R.F.B.C.

CABRERA ROAD

LJ PARKWAY
PLAT NO.20120039
PLAT NO.20140083
F.B.C.P.R.

Costello



Engineering and Surveying
9980 Richmond Avenue, Suite 450 N
Houston, Texas 77042
(713) 783-7788 (713) 783-3560, Fax
TBPE FIRM REG. No. 280
TBPLS FIRM REG. No. 100486

EXHIBIT
1.38 ACRES
CABRERA ROAD ABANDONMENT

JOB NO. : 2014195-01 DATE: 11-05-2014 1"=100'

RETURN AT COUNTER:

FORT BEND COUNTY CLERK

ADMIN SERV COORD

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Laura Richard

Laura Richard, County Clerk
Fort Bend County, Texas

March 24, 2016 01:04:07 PM

FEE: \$0.00 MAM
ORDER

2016029672

