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DEDICATION OF RIGHT-OF-WAY AND EASEMENT

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

THAT FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 163, a political subdivision of the State of Texas ("Dedicator"), for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged has DEDICATED, and by these presents does DEDICATE, unto FORT BEND COUNTY, TEXAS, a body politic and corporate under the laws of the State of Texas ("Dedicatee"), a right-of-way and easement (the "Right-of-Way") upon, over, and across a certain portion of real property owned by Grantor, such portion being shown and labeled as the "Dedicated Tract" on Exhibit A attached hereto and incorporated herein for all purposes (the "Dedicated Tract"), in order for Dedicatee to use the Right-of-Way and Dedicated Tract for the purpose of widening the existing public right-of-way, currently named Katy Flewellan Road, located along and adjacent to Grantor's property.

TO HAVE AND TO HOLD, subject to all matters of record appearing in the public records of Fort Bend County, Texas, the Right-of-Way, together with, all and singular, the rights and appurtenances thereunto in anywise belonging, unto Dedicatee, its successors and assigns, forever, and Dedicator does hereby bind itself, its successors and assigns, to WARRANT AND FOREVER DEFEND, all and singular, the Right-of-Way unto Dedicatee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Dedicator, but not otherwise.

Dedicator, on behalf of itself and its successors and assigns, hereby reserves and retains all rights to lay, construct, install, maintain, repair, relocate, replace, remove, modify and operate underground public water lines, sewer lines, and sanitary sewer lines, and other underground utilities, and connections and appurtenances related thereto, upon, across, under, over, and within the Dedicated Tract, provided that none of the foregoing facilities of Dedicator obstructs or interferes with Dedicatee's use and enjoyment of the Right-of-Way for the purpose for which it is granted herein.

EXCEPT FOR THE WARRANTY OF TITLE EXPRESSLY SET FORTH HEREIN, DEDICATOR MAKES NO REPRESENTATIONS OR WARRANTIES, EXPRESS OR IMPLIED, TO DEDICATEE, INCLUDING, WITHOUT LIMITATION, AS TO THE PHYSICAL CONDITION OF THE DEDICATED TRACT OR ITS SUITABILITY FOR ANY PARTICULAR PURPOSE.

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CCM 8-09-16 #22B
Fort Bend County Clerk RAL
Return Admin Serv Coord

8/12/2016 - Original sent to Jillian Peterson, Engineering

Dedicatee understands, acknowledges, and agrees that this Dedication of Right-of-Way, and the dedication and other provisions contained herein, do not, in any way, grant or convey unto Dedicatee, or any other party whatsoever, any part of the fee simple estate of any real property owned by Dedicator.

[Signature pages follow this page.]

Attachment:

Exhibit A - Sketch of the Dedicated Tract

After recording, please return to:

Jeanette Harris
Allen Boone Humphries Robinson LLP
3200 Southwest Freeway, Suite 2600
Houston, Texas 77027

Ret At Counter to:
Fort Bend County Clerk
Ret Admin Serv Coord

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Laura Richard

Laura Richard, County Clerk
Fort Bend County, Texas

August 12, 2016 03:16:39 PM

FEE: \$0.00 TD1
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