

EXECUTED this 11 day of 7, 2016.

GRANTOR:

BARBARA JONES, an individual

By: *Barbara Jones*
Barbara Jones

THE STATE OF TEXAS §

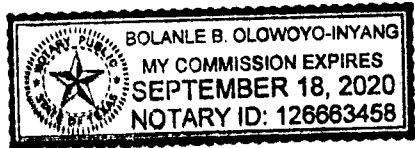
COUNTY OF fort bend §

Before me on this day, personally appeared **BARBARA JONES**, an individual, proved to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the instrument for the purposes and consideration expressed therein, by proper authority, and in the capacity stated in the instrument.

Given under my hand and seal of office this 7th day of November, 2016.

Bolanle B. Olowoyo-Inyang
Notary Public in and for the State of Texas

(NOTARY SEAL)



AGREED AND ACCEPTED as of the 6 day of December, 2016.

GRANTEE:

FORT BEND COUNTY, TEXAS,
a body politic organized under the laws of the State
of Texas

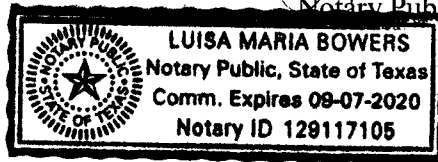
By: *Robert E. Hebert*
Robert E. Hebert, Fort Bend County Judge

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

This instrument was acknowledged before me on the 6th day of December
2016, by Robert E. Hebert, County Judge of Fort Bend County, Texas, a body politic
organized under the laws of the State of Texas, for and on behalf of such body politic.

Luisa Maria Bowers
Notary Public in and for the State of Texas

(NOTARY SEAL)



After recording return to:
Fort Bend County- Kendleton First Street Acquisition
c/o Johnson Petrov LLP
2929 Allen Parkway, Suite 3150
Houston, Texas 77019
Attention: Martye Kendrick

Attachments:
Exhibit "A"- Legal Description of the Right-of-Way Tract
Exhibit "B"- Survey of the Right-of-Way Tract

Exhibit "A"
Legal Description of the Right-of-Way Tract
EXHIBIT

PARCEL 15:

A TRACT OR PARCEL CONTAINING 0.0057 ACRES (250 SQ. FT.) OF LAND, SITUATED IN THE ISAAC MCGARY LEAGUE, ABSTRACT NO. 58, FORT BEND COUNTY, TEXAS, SAID 0.0057 ACRE TRACT BEING OUT OF AND A PORTION OF A CERTAIN CALLED 0.12 ACRE (50 FEET BY 100 FEET) TRACT OF LAND CONVEYED TO DAVID AND MATTHEW CRUMP AS DESCRIBED IN A DEED RECORDED IN VOLUME 272, PAGE 396 OF FORT BEND COUNTY DEED RECORDS (F.B.C.D.R.), SAID 0.0057 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS; ALL BEARINGS ARE BASED ON TEXAS STATE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD88:

COMMENCING AT A 5/8 INCH IRON ROD SET MARKING THE MOST WESTERLY END OF A CUTBACK LINE OF THE INTERSECTION OF THE NORTHEAST RIGHT-OF-WAY LINE OF F.M. 2919 (100 FEET IN WIDTH) AND THE NORTHWEST RIGHT-OF-WAY LINE OF BRAXTON ROAD (70 FEET IN WIDTH BASED ON TXDOT RIGHT-OF-WAY MAP), SAME BEING THE MOST WESTERLY SOUTHWEST CORNER OF A CALLED 2.000 ACRE TRACT CONVEYED TO THE CITY OF KENDLETON AS DESCRIBED IN A DEED RECORDED IN FORT BEND COUNTY CLERK'S FILE NUMBER (F.B.C.C.F. NO.) 9865229;

THENCE, NORTH 32 DEGREES 14 MINUTES 59 SECONDS EAST, ALONG THE NORTHEAST RIGHT-OF-WAY LINE OF SAID F.M. 2919, A DISTANCE OF 12.82 FEET TO A 5/8 INCH IRON PIPE SET MARKING THE BEGINNING OF A TANGENT CURVE TO THE LEFT:

THENCE, CONTINUING ALONG THE NORTHEAST RIGHT-OF-WAY LINE OF SAID F.M. 2919 IN A NORTHWESTERLY DIRECTION OF A CURVE TO THE LEFT, A DISTANCE OF 349.63 FEET HAVING A RADIUS OF 2914.93 FEET, SUBTENDING A CENTRAL ANGLE OF 06 DEGREES 52 MINUTES 20 SECONDS WITH A CHORD BEARING AND DISTANCE OF NORTH 35 DEGREES 48 MINUTES 43 SECONDS WEST, 349.42 FEET TO A 5/8 INCH IRON ROD SET MARKING THE NORTHWEST CORNER OF SAID CALLED 2.000 ACRE TRACT:

THENCE, NORTH 53 DEGREES 42 MINUTES 31 SECONDS EAST, DEPARTING THE NORTHEAST RIGHT-OF-WAY LINE OF SAID F.M. 2919, THROUGH AND ACROSS A CALLED 56 ACRE TRACT CONVEYED TO ERNEST TROY PETITT, ETAL AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 9533684, A DISTANCE OF 1078.01 FEET TO A 5/8 INCH IRON ROD SET MARKING THE BEGINNING TO A TANGENT CURVE TO THE LEFT:

THENCE, IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT AND CONTINUING THROUGH AND ACROSS SAID CALLED 56 ACRE TRACT, A DISTANCE OF 222.17 FEET HAVING A RADIUS OF 1235.00 FEET, SUBTENDING A CENTRAL ANGLE OF 10 DEGREES 18 MINUTES 26 SECONDS WITH A CHORD BEARING AND DISTANCE OF NORTH 48 DEGREES 33 MINUTES 17 SECONDS EAST, 221.87 FEET TO A 5/8 INCH IRON ROD SET MARKING THE END OF SAID CURVE AND FOR A POINT OF TANGENCY:

THENCE, NORTH 43 DEGREES 24 MINUTES 04 SECONDS EAST, CONTINUING THROUGH AND ACROSS SAID CALLED 56 ACRE TRACT, A DISTANCE OF 129.39 FEET TO A 5/8 INCH IRON PIPE SET MARKING THE BEGINNING OF A TANGENT CURVE TO THE RIGHT:

THENCE, IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT CONTINUING THROUGH AND ACROSS SAID CALLED 56 ACRE TRACT, AT 70.94 FEET HAVING A RADIUS OF 1235.00 FEET PASSING THE SOUTHWESTERLY LINE OF A CALLED 1.85 ACRE TRACT CONVEYED TO CARLYLE KING AS CALLED IN FORT BEND COUNTY APPRAISAL DISTRICT ACCOUNT NO. (F.B.C.A.D.) 0058-02-590-0000-908, AND CONTINUING THROUGH AND ACROSS SAID CALLED 1.85 ACRE TRACT FOR A TOTAL DISTANCE OF 225.95 FEET AND SUBTENDING A CENTRAL ANGLE OF 11 DEGREES 06 MINUTES 46 SECONDS WITH A CHORD BEARING AND DISTANCE OF NORTH 48 DEGREES 57 MINUTES 27 SECONDS EAST, 225.60 FEET TO A 5/8 INCH IRON ROD SET FOR A POINT OF TANGENCY:

THENCE, NORTH 54 DEGREES 30 MINUTES 50 SECONDS EAST, CONTINUING THROUGH AND ACROSS SAID CALLED 1.85 ACRE TRACT, A DISTANCE OF 33.26 FEET TO A 5/8 INCH IRON ROD SET FOR CORNER:

THENCE, NORTH 35 DEGREES 07 MINUTES 29 SECONDS WEST, CONTINUING THROUGH AND ACROSS SAID 1.85 ACRE TRACT, AT 25.25 FEET PASSING THE NORTHERLY LINE OF SAID CALLED 1.85 ACRE TRACT AND THE SOUTH CORNER OF THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF 1ST STREET AND THE SOUTHWESTERLY RIGHT-OF-WAY LINE LAWSON STREET, SAME BEING THE SOUTHEAST CORNER OF

First St.- Tract 15

A 0.1470 ACRE TRACT OF LAND CONVEYED TO JOHN L. JONES AS CALLED IN F.B.C.A.D. NO. 0058-03-100-0000-908. A CONTINUING IN ALL A TOTAL DISTANCE OF 47.50 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID LAWSON STREET AND THE PROJECTORY NORTHERLY RIGHT-OF-WAY LINE OF SAID 1ST STREET:

THENCE NORTH 54 DEGREES 30 MINUTES 50 SECONDS EAST, THROUGH AND ACROSS SAID LAWSON STREET, AT 14.86 FEET PASSING A 5/8 INCH IRON ROD SET ON THE NORTH CORNER OF SAID INTERSECTION FOR THE SOUTH CORNER OF A CALLED 0.18 ACRE TRACT CONVEYED TO JOHN L. JONES AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2012078590, AT 64.93 FEET PASSING A 5/8 INCH IRON ROD SET FOR THE SOUTH CORNER OF A CERTAIN 50 FEET BY 100 FEET TRACT OF LAND CONVEYED TO MILTON P. AYCOCK AS DESCRIBED IN A DEED RECORDED IN VOLUME 236, PAGE 319, F.B.C.D.R., AT 114.93 FEET PASSING A 5/8 INCH IRON ROD SET FOR THE EAST CORNER OF SAID TRACT, AT 181.91 FEET TO A 5/8 INCH IRON ROD SET FOR THE SOUTH CORNER OF A CERTAIN 50 FEET BY 100 FEET TRACT OF LAND CONVEYED TO BARBARA JONES AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2010127420, AT 227.54 FEET PASSING A 5/8 INCH IRON ROD SET FOR SOUTH CORNER OF A CALLED 0.1200 ACRE TRACT CONVEYED TO CRUMP ROSETTA AS CALLED IN F.B.C.A.D. NO. 0058-01-070-0000-908, AT 280.83 FEET PASSING A 5/8 INCH IRON ROD SET FOR THE SOUTH CORNER OF SAID A CALLED 0.1200 ACRE TRACT CONVEYED TO REGINALD AND BARBARA JONES AS CALLED IN F.B.C.A.D. NO. 0058-01-020-0000-908, AT 332.54 PASSING A 5/8 INCH IRON ROD SET FOR THE SOUTH CORNER A CALLED 0.1200 ACRE TRACT CONVEYED TO REGINALD AND BARBARA JONES AS CALLED IN F.B.C.A.D. NO. 0058-01-030-0000-908, AT 377.32 FEET PASSING THE SOUTH CORNER OF A CALLED 0.3000 ACRE TRACT CONVEYED TO E.C. JR. CRUMP AS DESCRIBED IN A DEED RECORDED IN VOLUME 833, PAGE 155, F.B.C.D.R., AT 435.97 FEET PASSING THE SOUTH CORNER OF CALLED 0.12 ACRE TRACT (50 FEET BY 100 FEET) CONVEYED TO REGINALD AND BARBARA JONES AS DESCRIBED IN A DEED RECORDED IN F.B.C.C.F. NO. 2009082016 AND CONTINUING IN ALL A TOTAL DISTANCE OF 485.97 FEET TO A 5/8 INCH IRON ROD SET FOR THE EAST CORNER OF SAID TRACT AND THE COMMON SOUTH AFORESAID DAVID AND MATTHEW CRUMP TRACT AND THE **POINT OF BEGINNING** OF THE HEREIN DESCRIBED PARCEL.

THENCE NORTH 36 DEGREES 05 MINUTES 25 SECONDS WEST, DEPARTING THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID 1ST STREET ALONG COMMON LINE OF SAID REGINALD AND BARBARA JONES TRACT AND DAVID AND MATTHEW CRUMP TRACT, A DISTANCE OF 5.00 FEET FOR THE WEST CORNER OF THE HEREIN DESCRIBED PARCEL.

THENCE NORTH 54 DEGREES 30 MINUTES 50 SECONDS EAST, THROUGH AND ACROSS SAID DAVID AND MATTHEW CRUMP TRACT AND RUNNING PARALLEL WITH THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID 1ST STREET, A DISTANCE OF 50.00 FEET TO A 5/8 INCH IRON ROD SET ON THE COMMON NORTHEASTERLY LINE OF SAID DAVID AND MATTHEW CRUMP TRACT AND THE SOUTHWESTERLY LINE OF A CALLED 0.17 ACRE (75 FEET BY 100 FEET) TRACT CONVEYED TO CARRIE WILKERSON AS DESCRIBED IN A DEED RECORDED IN VOLUME 2553, PAGE 854, F.B.C.D.R. FOR THE NORTH CORNER OF THE HEREIN DESCRIBED PARCEL:

THENCE SOUTH 36 DEGREES 05 MINUTES 25 SECONDS EAST, ALONG SAID COMMON LINE, A DISTANCE OF 5.00 FEET TO A 5/8 INCH IRON ROD SET ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID 1ST STREET FOR THE COMMON EAST CORNER OF SAID DAVID AND MATTHEW CRUMP TRACT AND OF THE HEREIN DESCRIBED PARCEL:

THENCE SOUTH 54 DEGREES 30 MINUTES 50 SECONDS WEST, ALONG THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID 1ST STREET, A DISTANCE OF 50.00 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.0057 ACRES OR 250 SQUARE FEET OF LAND.


01/15/16
GEORG R. LARDIZABAL, RPLS 6051
GGC SURVEY, PLLC, FIRM NO. 10146000
TEL. 832-729-7256
4419 ZIMMERLY COURT
SUGAR LAND, TX 77479

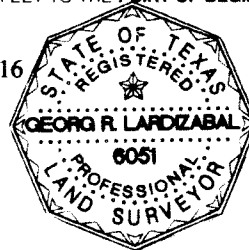
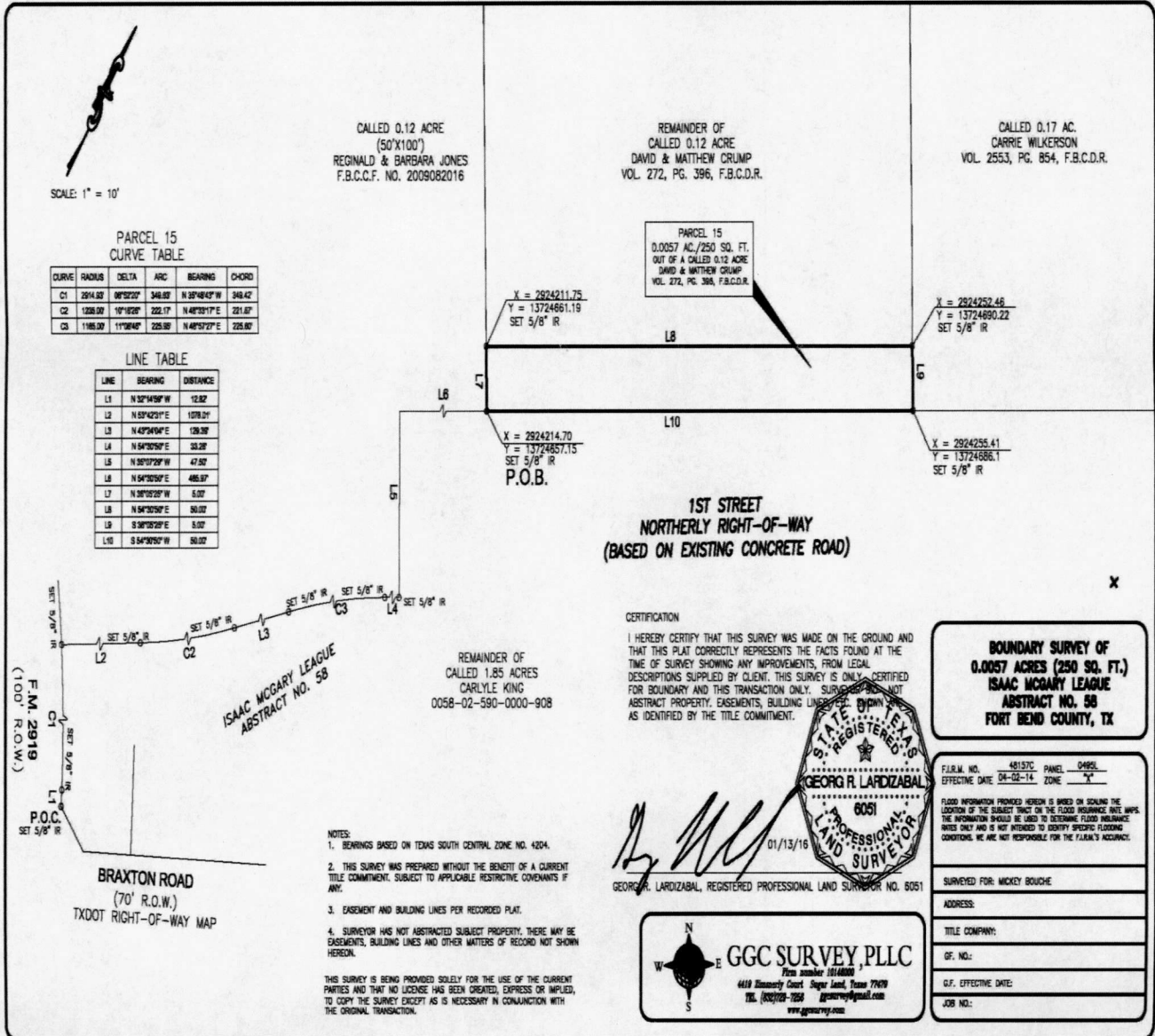


Exhibit "B" Survey of the Right-of-Way Tract



RETURN AT COUNTER:
Administrative Services Coordinator

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Laura Richard



Laura Richard, County Clerk
Fort Bend County, Texas

December 09, 2016 01:28:18 PM

FEE: \$0.00 RMM
ROW

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