



207

EASEMENT

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

That **FORT BEND COUNTY**, a political subdivision of the State of Texas ("Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration to Grantor in hand paid by the **Fort Bend County Municipal Utility District No. 168**, a political subdivision of the State of Texas created pursuant to the authority of Article XVI, Section 59 of the Texas Constitution and operating pursuant to Chapters 49 and 54 of the Texas Water Code ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, has **GRANTED, BARGAINED, SOLD, AND CONVEYED** and by these presents hereby **GRANTS, BARGAINS, SELLS, AND CONVEYS** unto said Grantee, its successors and assigns, a permanent and perpetual non-exclusive easement and right of-way (the "Easement") for access and maintenance purposes, including but not limited to the construction, installation, repair, replacement, removal, maintenance of drainage culverts, upon, over, through and across that certain tract of land described on Exhibit "A" attached hereto (the "Easement Property").

Grantee shall have access upon, over, through and across the Easement Property to engage in all activities as may be necessary, requisite, convenient, or appropriate in connection therewith. Grantor, its successors and assigns, expressly reserves the right to the use and enjoyment of the Easement Property for any and all purposes, included but limited to crossing the Easement Property with any and all roads, lines, mains, bridges, and other facilities and structures for all public or private transportation and/or utility purposes, or to grant to others these same rights; provided that such use will not prevent or unreasonably interfere with Grantee's use. Accordingly, Grantee shall not utilize the Easement Property, or any other property or easements owned or operated by Grantee, in a manner that would unreasonably interfere with the Grantor's use of same.

This conveyance is made subject to any and all easements, conditions, restrictions, covenants, mineral or royalty interests, mineral reservations, surface waivers, utility conveyances, liens, encumbrances, regulations or orders of municipal and/or other governmental authorities, if any, or other matters of record in Fort Bend County, Texas, to the extent the same are validly existing and applicable to the Easement Property (collectively, the "Permitted Encumbrances").

TO HAVE AND TO HOLD, subject to the matters set forth herein, the Easement, together with all and singular the rights and appurtenances thereunto in anywise belonging, including all necessary rights of ingress, egress, and regress, unto Grantee, its successors and assigns, forever. Subject to the matters set forth herein, Grantor does hereby

bind itself, its successors and assigns, to WARRANT AND FOREVER DEFEND, all singular the Easement and other rights described herein unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise and subject to the Permitted Encumbrances.

Grantee's address is 9 Greenway Plaza, Ste 1000 Houston Tx 77046

IN WITNESS WHEREOF, this instrument is effective this 12th day of July, 2022.

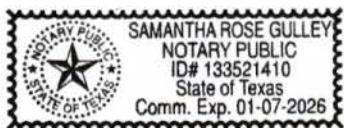
GRANTOR:

FORT BEND COUNTY

By: *KP George*
KP George, County Judge

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

This instrument was acknowledged before me on this 12th day of July, 2022, by KP George, County Judge of Fort Bend County, on behalf of said political subdivision.



Samantha Gulley
Notary Public in and for the State of Texas

(SEAL)

EXHIBIT A

**METES AND BOUNDS DESCRIPTION
OF A 3.765 ACRE (163,984 SQUARE FEET) TRACT OF
LAND SITUATED IN THE ELIJAH ROARK SURVEY,
ABSTRACT 77, FORT BEND COUNTY, TEXAS**

Being a 3.765 of acre (163,984 square feet) tract of land situated in the Elijah Roark Survey, Abstract 77, Fort Bend County, Texas, being out of the Northerly part of the residue of a called 152.586 acre tract of land (designated as Tract I) conveyed to FLC Parkway, LP by deed filed under Clerk's File Number 2014050617 of the Official Public Records of Fort Bend County, Texas, executed January 01, 2014, said 3.765 acre tract being more particularly described by metes and bounds description as follows, all bearings and surface coordinates recited herein are referenced to the Texas Coordinate System, South Central Zone, North American Datum of 1983, (NAD 83), 2011 adjustment, all surface coordinates and distances recited herein may be converted to grid by dividing surface values by a scale factor of 1.00013;

COMMENCING from a point for an interior corner a residue of a called 80.369 acre tract of land as described by deed filed under Clerk's File Number 2014039314 of the Official Public Records of Fort Bend County, Texas, executed April 09, 2014, being a Southwesterly corner of a residue of a called 472.1079 acre tract of land as described by deed filed under Clerk's File Number 2000089092 of the Official Public Records of Fort Bend County, Texas, executed October 12, 2000 and being on the Easterly line of said called 152.586 acre tract, from which a found 5/8 inch iron rod with cap (LJA Eng.) bears North 86° 47' 02" East, 0.66 feet;

THENCE, North 02° 37' 05" West along the common line between said residue of a called 472.1079 acre tract and said called 152.586 acre tract, a distance of 451.27 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for corner, being on the proposed Southerly Right-of-Way line of Lake Olympia Parkway (proposed 150 - foot width) and being the **POINT OF BEGINNING** and the Southeasterly corner of the herein described parcel, having surface coordinates of N = 13,767,066.04 and E = 3,082,934.74;

1. **THENCE**, in a Southwesterly direction along a non-tangent curve to the right, same being along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, having an arc distance of 150.55 feet, a delta of 04° 12' 28", a radius of 2,050.00 feet with a chord which bears South 88° 56' 54" West, 150.51 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for the point of tangency of said curve and being an interior corner of the herein described parcel;

2. **THENCE**, North 88° 56' 53" West along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, a distance of 109.67 feet to a set 5/8 inch iron rod with GeoSurv/TSC Surveying cap marking the point of curvature for a tangent curve to the left and being an interior corner of the herein described parcel;
3. **THENCE**, in a Southwesterly direction along said tangent curve to the left, same being along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, having an arc distance of 131.79 feet, a delta of 03° 52' 20", a radius of 1,950.00 feet with a chord which bears South 89° 06' 57" West, 131.77 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for the point of tangency of said curve and being an interior corner of the herein described parcel;
4. **THENCE**, South 87° 10' 47" West along said proposed Southerly Right-of-Way line of said Lake Olympia Parkway, a distance of 1,214.25 feet to a set 5/8-inch iron rod with GeoSurv/TSC Surveying cap for corner, being the Easterly line of the easterly residue of a called 116.302 acre tract of land (designated as Tract II) as described by deed filed under Clerk's File Number 2014050617 of the Official Public Records of Fort Bend County, Texas, executed January 01, 2014, being on the Westerly line of said called 152.586 acre tract and being the Southwesterly corner of the herein described parcel;
5. **THENCE**, North 03° 03' 23" West along the common line between said Easterly residue of said called 116.302 acre tract and said called 152.586 acre tract , a distance of 100.00 feet to a 5/8-inch iron rod with cap (LJA Eng.) found for corner, being on the Southerly line of the Thomas Habermacher Survey, Abstract 191 Fort Bend County, Texas, same being the Northerly line of aforementioned Elijah Roark Survey, same being on the Southerly line of a residue of a called 132.6 acre tract of land as described by deed filed under Clerk's File Number 2009052538 of the Official Public Records of Fort Bend County, Texas executed May 14, 2009, being the Northeasterly corner of said called 116.302 acre tract, being the Northwesterly corner of said called 152.586 acre tract and being the Northwesterly corner of the herein described parcel;
6. **THENCE**, North 87° 10' 47" East along the common line between said Thomas Habermacher Survey and said Elijah Roark Survey, a distance of 1,606.62 feet to a 5/8-inch iron rod with cap (Cotton Surveying) found for corner, being the Northwesterly corner of aforementioned residue of a called 472.1079 acre tract, being the Northeasterly corner of said called 152.586 acre tract and being the Northeasterly corner of the herein described parcel;

7. **THENCE**, South 02° 37' 05" East along the aforementioned common line between said residue of a called 472.1079 acre tract and said called 152.586 acre tract, a distance of 116.50 feet to the **POINT OF BEGINNING** and containing a computed 3.765 of acre (163,984 square feet) of land.

The above description was prepared in conjunction with a Parcel Map of the same date and submitted to Fort Bend County Engineer's Office of Fort Bend County, Texas.

Area of Conflict: 0.4637 of one acre (20,200 square feet) located in the Northeasterly corner of the herein described parcel overlaps the boundary for Parcel 11 which is all of a a called 1.9409 acre tract of land (designated as Tract II, Exhibit B, Page 2) as described by deed recorded in Volume 1048, Page 276 of the Deed Records of Fort Bend County, Texas dated May 06, 1982.

Daniel Paul Coyer

Daniel Paul Coyer, R.P.L.S.
Registered Professional Land Surveyor No. 4867
GeoSurv, Inc. Company d/b/a TSC Surveying
10970 Stancliff Road
Houston, Texas 77099
(713) 784-4466 - Office
Texas Firm Registration No. 10083100



10/31/2017
DPC

SET 5/8" I.R. W/GEOSURV/TSC SURVEYING CAP ●
 UNLESS OTHERWISE NOTED
 FOUND PROPERTY CORNER ○
 UNLESS OTHERWISE NOTED
 POINT ◦
 PROPERTY LINE ℞

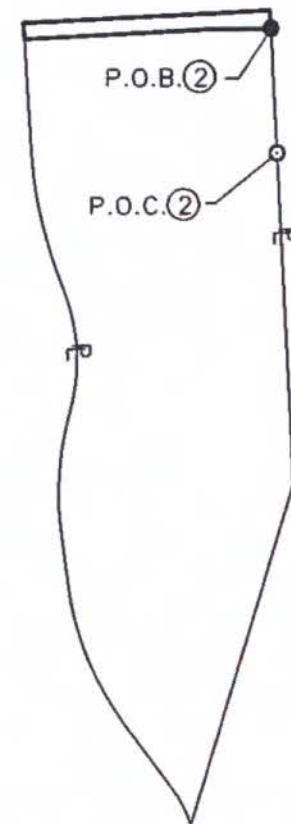
NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM 1983, (2011 ADJUSTMENT) EPOCH 2010.00. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.00013.

THE BEARINGS & COORDINATES ESTABLISHED FOR THIS PROJECT IS TIED TO THE TXDOT GPS(VRS) NETWORK.

2. **THE MONUMENT DESCRIBED AND SET MAY BE REPLACED WITH A TXDOT TYPE II RIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRUCTION PROJECT UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY TXDOT.

3. PROPERTY DESCRIPTIONS OF EVEN DATE WERE MADE IN CONJUNCTION WITH THIS MAP HAVING SAME DATE.



PARENT TRACT INSET PARCEL 2
 N.T.S.

EXISTING ACRES	TAKING ACRES/ S.F.	REMAINDER ACRES
CALL	3.765	
152.586	163,984	148.821



TSC Surveying
 "A GeoSurv, Inc. Company"

GeoSurv, Inc. d/b/a TSC Surveying
 TBPLS Firm No. 10083100
 10970 STANCLIFF RD. HOUSTON, TEXAS 77099
 TEL. 713-784-4466

PARCEL PLAT

SHOWING PROPERTY OF

PARCEL 02

TSC SURVEYING

LAKE OLYMPIA
 FORT BEND COUNTY
 OCTOBER, 2017

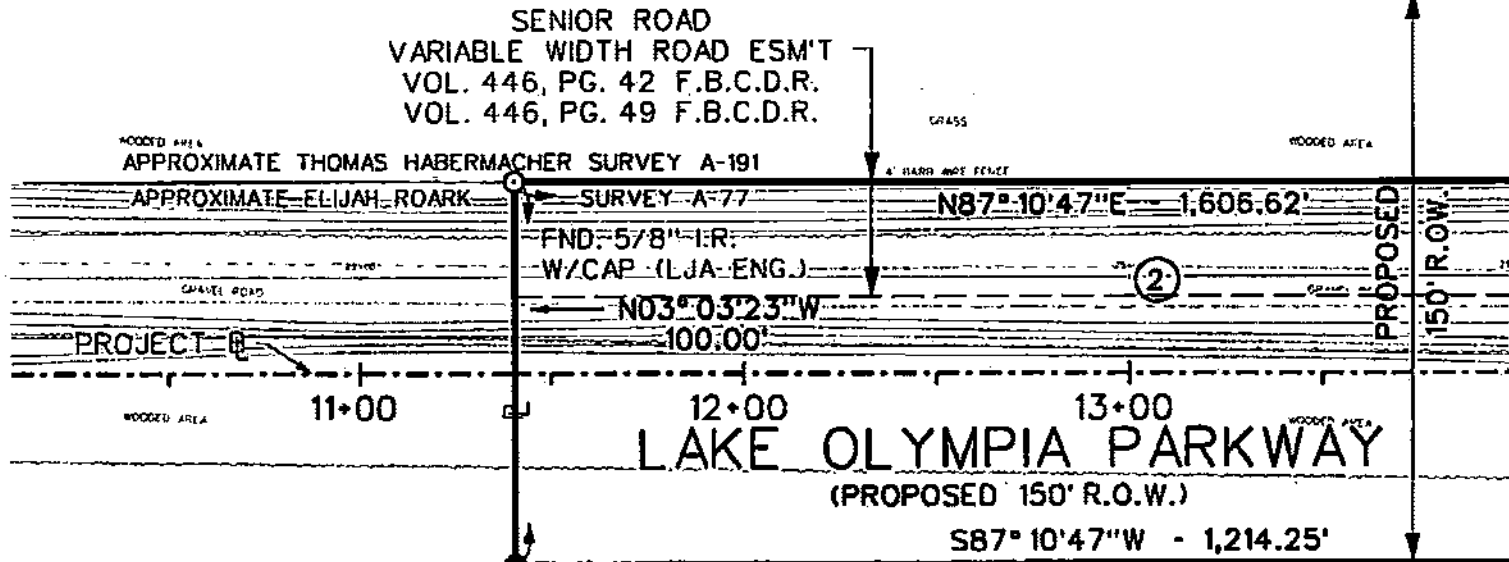
SCALE: 1=50'

THOMAS HABERMACHER SURVEY
A-191

BLUE RIDGE TOWER CORPORATION
RESIDUE OF A CALLED 132.6 AC. TRACT
F.B.C.F. No. 2009052538
MAY 14, 2009

PROPOSED R.O.W.

PROPOSED R.O.W.



MATCHLINE STA 14+00



PROPOSED R.O.W.
ELIJAH ROARK SURVEY
A-77

FLC PARKWAY, L.P.
116.302 ACRES
TRACT 2
F.B.C.F. No. 2014050617
JANUARY 01, 2014

FLC PARKWAY, L.P.
RESIDUE OF A
CALLED 152.586 ACRE
TRACT 1
F.B.C.F. No. 2014050617
JANUARY 01, 2014

PROPOSED R.O.W.



SCALE: 1"=50'



TSC Surveying
"A GeoSurv, Inc. Company"

GeoSurv, Inc. d/b/a TSC Surveying

TBPLS Firm No. 10083100

10970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4166

PARCEL PLAT

SHOWING PROPERTY OF

PARCEL 02

TSC SURVEYING

LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017

SCALE: 1-50'

THOMAS HABERMACHER SURVEY

A-191

BLUE RIDGE TOWER CORPORATION
RESIDUE OF A CALLED 132.6 AC. TRACT
F.B.C.F. No. 2009052538
MAY 14, 2009

PROPOSED R.O.W.

SENIOR ROAD
VARIABLE WIDTH ROAD ESM'T
VOL. 446, PG. 42 F.B.C.D.R.
VOL. 446, PG. 49 F.B.C.D.R.

APPROXIMATE THOMAS HABERMACHER SURVEY A-191

APPROXIMATE ELIJAH ROARK SURVEY A-77 N87°10'47"E - 1,606.62'

LAKE OLYMPIA PARKWAY (2)

(PROPOSED 150' R.O.W.)

PROJECT 6

15+00

16+00

17+00

S87°10'47"W - 1,214.25'

FLC PARKWAY, L.P.
RESIDUE OF A
CALLED 152.586 ACRE
TRACT 1
F.B.C.F. No. 2014050617
JANUARY 01, 2014

PROPOSED R.O.W.

ELIJAH ROARK SURVEY
A-77

MATCHLINE STA. 14+00

MATCHLINE STA. 18+00



SCALE: 1"=50'



TSC Surveying
"A GeoSurv, Inc. Company"

GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 18083100

11970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466

PARCEL PLAT

SHOWING PROPERTY OF
PARCEL 02

TSC SURVEYING

LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017

SCALE: 1"=50'

BLUE RIDGE TOWER CORPORATION
RESIDUE OF A CALLED 132.6 AC. TRACT
F.B.C.F. No. 2009052538
MAY 14, 2009

THOMAS HABERMACHER SURVEY A-191

PROPOSED R.O.W.

SENIOR ROAD
VARIABLE WIDTH ROAD ESM'T
VOL. 446, PG. 42 F.B.C.D.R.
VOL. 446, PG. 49 F.B.C.D.R.

APPROXIMATE THOMAS HABERMACHER SURVEY A-191

APPROXIMATE ELIJAH ROARK SURVEY A-77 $N87^{\circ}10'47''E = 1,606.62'$

LAKE OLYMPIA PARKWAY ②

(PROPOSED 150' R.O.W.)

PROJECT B

19+00

20+00

21+00

$S87^{\circ}10'47''W - 1,214.25'$

FLC PARKWAY, L.P.
RESIDUE OF A
CALLED 152.586 ACRE
TRACT 1
F.B.C.F. No. 2014050617
JANUARY 01, 2014

PROPOSED R.O.W.

ELIJAH ROARK SURVEY A-77

20' DOW CHEMICAL PIPELINE ESM'T
VOL. 228, PG. 353 F.B.C.D.R.
CONVEYED TO ENTEX, INC.
VOL. 1405, PG. 44 F.B.C.D.R.



TSC Surveying
"A GeoSurv, Inc. Company"

GeoSurv, Inc. d/b/a TSC Surveying

TBPLS Firm No. 10083100

110970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466

PARCEL PLAT

SHOWING PROPERTY OF
PARCEL 02

TSC SURVEYING

LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017

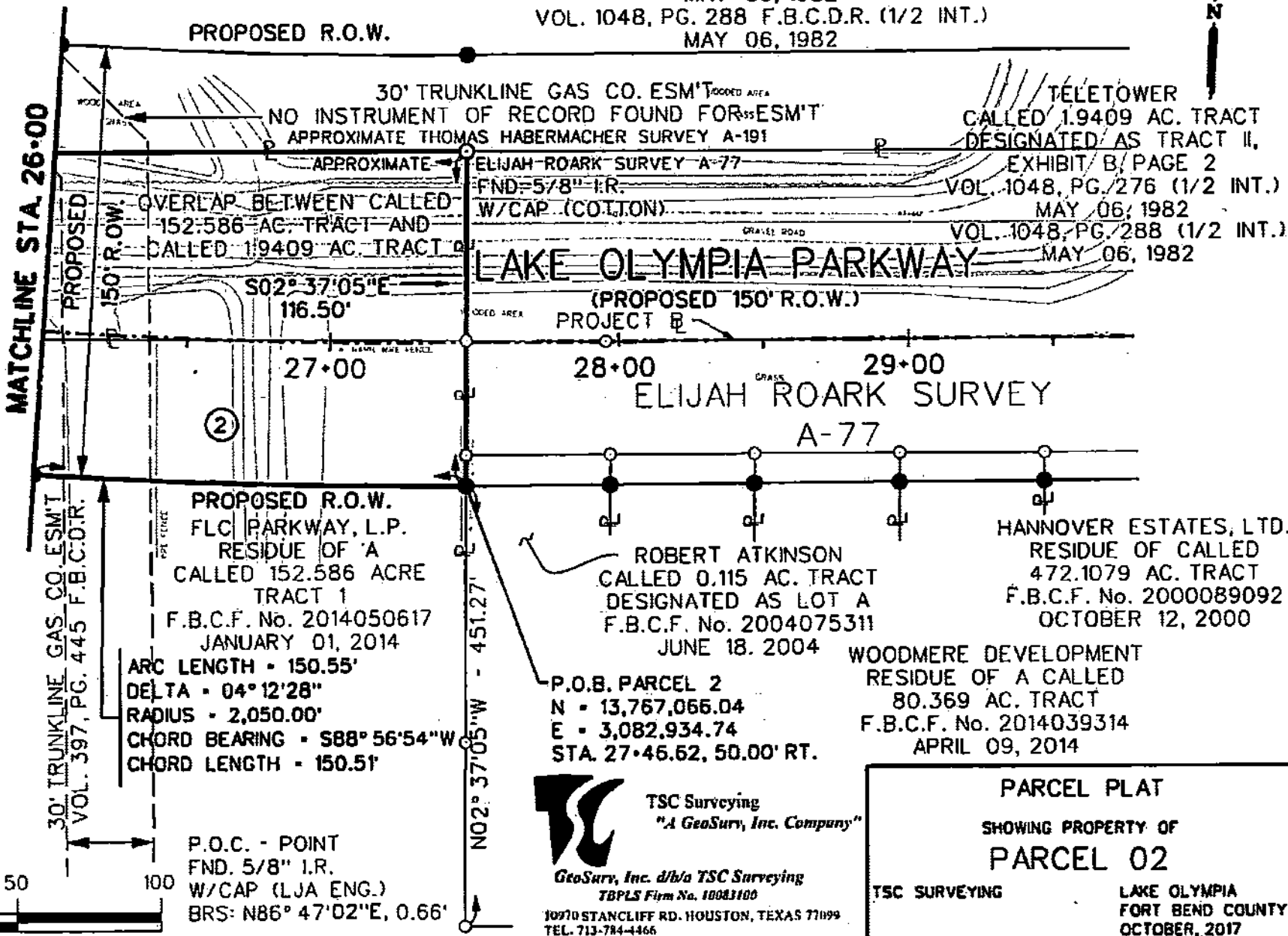
SCALE: 1"=50'



SCALE: 1"=50'

THOMAS HABERMACHER SURVEY
A-191

TELETOWER
CALLED 259.7067 AC. TRACT
DESIGNATED AS TRACT B - ONE OF TWO TRACTS - EXHIBIT "A", PAGE 3
VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982



SCALE: 1"=50'

TSC Surveying
"A GeoSurv, Inc. Company"
GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 10083100
10970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 02
TSC SURVEYING
LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017
SCALE: 1"=50'

PROPOSED R.O.W.
FLC PARKWAY, L.P.
RESIDUE OF 'A'
CALLED 152.586 ACRE
TRACT 1
F.B.C.F. No. 2014050617
JANUARY 01, 2014
ARC LENGTH - 150.55'
DELTA - 04°12'28"
RADIUS - 2,050.00'
CHORD BEARING - S88°56'54"W
CHORD LENGTH - 150.51'

P.O.B. PARCEL 2
N - 13,767,066.04
E - 3,082,934.74
STA. 27+46.62, 50.00' RT.

HANNOVER ESTATES, LTD.
RESIDUE OF CALLED
472.1079 AC. TRACT
F.B.C.F. No. 2000089092
OCTOBER 12, 2000

WOODMERE DEVELOPMENT
RESIDUE OF A CALLED
80.369 AC. TRACT
F.B.C.F. No. 2014039314
APRIL 09, 2014

P.O.C. - POINT
FND. 5/8" I.R.
W/CAP (LJA ENG.)
BRS: N86°47'02"E, 0.66'

**METES AND BOUNDS DESCRIPTION
OF A 1.161 ACRE (50,565 SQUARE FEET) TRACT OF
LAND SITUATED IN THE THOMAS HABERMACHER SURVEY,
ABSTRACT 191, FORT BEND COUNTY, TEXAS**

Being a 1.161 acre (50,565 square feet) tract of land situated in the Thomas Habermacher Survey, Abstract 191, Fort Bend County, Texas, being out of the Southerly part of a called 259.7067 acre tract of land (designated as Tract B – One of Two Tracts) as conveyed to Teletower by separate instruments recorded in Volume 1048, Page 276 of the Deed Records of Fort Bend County, Texas, executed May 06, 1982 (1/2 interest) and Volume 1048, Page 288 of the Deed Records of Fort Bend County, Texas, executed May 06, 1982 (1/2 interest) and said 1.161 acre tract being more particularly described by metes and bounds description as follows, all bearings and surface coordinates recited herein are referenced to the Texas Coordinate System, South Central Zone, North American Datum of 1983, (NAD 83), 2011 adjustment, all surface coordinates and distances recited herein may be converted to grid by dividing surface values by a scale factor of 1.00013;

COMMENCING from a point for the Northwesterly corner of said called 259.7067 acre tract, from which a found 1/2-inch iron rod with cap per parcel plat bears South 03° 35' 20" East, 0.46 feet;

THENCE, South 03° 35' 20" East along Westerly line of said called 259.7067 tract, in passing at a distance of 5,879.68 feet a point for the Northeasterly corner of the residue of a called 132.6 acre tract of land as described by deed filed under Clerk's File Number 2009052538 of the Official Public Records of Fort Bend County, Texas, executed May 14, 2009, continuing along the common line between said called 259.7067 acre tract and said residue of a called 132.6 acre tract, in all, a total distance of 7,931.02 feet to a set 5/8-inch iron rod with GeoSurv/TSC cap for corner, being on the proposed Northerly Right-of-Way line of Lake Olympia Parkway (proposed 150 – foot width) and being the **POINT OF BEGINNING** and the Northwesterly corner of the herein described parcel, having surface coordinates of N = 13,767,215.47 and E = 3,082,613.72;

1. **THENCE**, in a Southeasterly direction along a non-tangent curve to the right, same being along said proposed Northerly Right-of-Way line of said Lake Olympia Parkway, having an arc distance of 63.64 feet, a delta of 01° 44' 11", a radius of 2,100.00 feet with a chord which bears South 89° 48' 58" East, 63.63 feet to a set 5/8-inch iron rod with GeoSurv/TSC cap for the point of tangency of said curve and being an interior corner of the herein described parcel;

2. **THENCE**, South $88^{\circ} 56' 53''$ East along said proposed Northerly Right-of-Way line of said Lake Olympia Parkway, a distance of 109.67 feet to a 5/8 inch iron rod with GeoSurv/TSC cap marking the point of curvature for a tangent curve to the left and being an interior corner of the herein described parcel;
3. **THENCE**, in Northeasterly direction along said tangent curve to the left, same being along said proposed Northerly Right-of-Way line of said Lake Olympia Parkway, having an arc distance of 141.18 feet, a delta of $04^{\circ} 15' 27''$, a radius of 1,900.00 feet with a chord which bears North $88^{\circ} 55' 24''$ East, 141.15 feet to a set 5/8-inch iron rod with GeoSurv/TSC cap for the point of tangency of said curve and being an interior corner of the herein described parcel;
4. **THENCE**, North $86^{\circ} 47' 40''$ East along said proposed Northerly Right-of-Way line of said Lake Olympia Parkway, a distance of 1,030.74 feet to a 5/8 inch iron rod with GeoSurv/TSC cap marking an angle point in said proposed Right-of-Way line and being an interior corner of the herein described parcel;
5. **THENCE**, North $86^{\circ} 52' 54''$ East along said proposed Northerly Right-of-Way line of said Lake Olympia Parkway, a distance of 1.08 feet to a set 5/8-inch iron rod with GeoSurv/TSC cap for corner, being in the Westerly line of a called 259.7066 acre tract of land (designated as Tract A – One of Two Tracts) as described by deed recorded in Volume 1048, Page 288 of the Deed Records of Fort Bend County, Texas, executed May 06, 1982 (herein after referred as "Tract A"), being on the Easterly line of aforementioned called 259.7067 acre tract (aforementioned Tract B) and being the Northeasterly corner of the herein described parcel;
6. **THENCE**, South $02^{\circ} 32' 28''$ East, 40.44 feet to a point for corner, being on the Northerly line of the Elijah Roark Survey, Abstract A-77, Fort Bend County, Texas, same being the Southerly line of aforementioned Thomas Habermacher Survey, same being the Northeasterly corner of a called 1.9409 acre tract of land (Designated as Tract II) as described by deed and recorded in Volume 1048, Page 288 of the Deed Records of Fort Bend County, Texas, executed May 06, 1982, Being the Southwesterly corner of said Tract A, being the Southeasterly corner of said called 259.7067 acre tract (Tract B) and being the Southeasterly corner of the herein described parcel;
7. **THENCE**, South $87^{\circ} 10' 47''$ West along the common line between said Thomas Habermacher Survey and said Elijah Roark Survey, a distance of 1,345.00 feet to a 2-inch iron pipe found for corner, being the Northwesterly corner of said called 1.9409 acre tract, being the Southeasterly corner of aforementioned residue of aforementioned called 132.6 acre tract, being the Southwesterly corner of said called 259.7067 acre tract (Tract B) and being the Southwesterly corner of the herein described parcel;

Project Name: Lake Olympia Parkway
Ft. Bend Toll Rd. to Chimney Rock
Parcel No.: 12
October, 2017

8. **THENCE**, North 03° 35 20 West" along the aforementioned common line between said called 259.7067 acre tract and said residue of a called 132.6 acre tract, a distance of 48.55 feet to the **POINT OF BEGINNING** and containing a computed 1.161 acres (50,565 square feet) of land.

The above description was prepared in conjunction with a Parcel Map of the same date and submitted to Fort Bend County Engineer's Office of Fort Bend County, Texas.

Daniel Paul Coyer

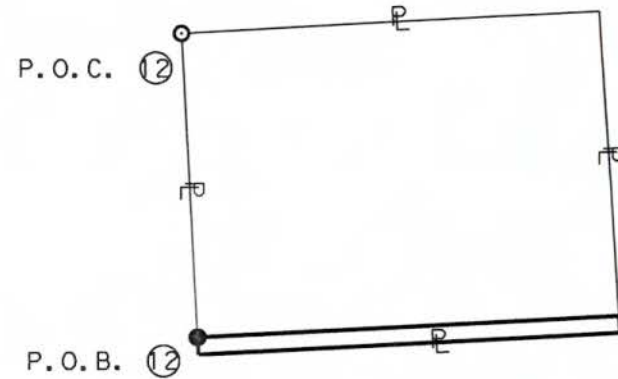
Daniel Paul Coyer, R.P.L.S.
Registered Professional Land Surveyor No. 4867
GeoSurv, Inc. Company d/b/a TSC Surveying
10970 Stancliff Road
Houston, Texas 77099
(713) 784-4466 - Office
Texas Firm Registration No. 10083100



Daniel Paul Coyer
10/31/2017
DPC

CURVE DATA TABLE					
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
12C-1	63.64'	2,100.00'	01° 44' 11"	S 89° 48' 58" E	63.63'
12C-2	141.18'	1,900.00'	04° 15' 27"	N 88° 55' 24" E	141.15'

FIELD	
LINE	BEARING & DISTANCE
12L-1	N 86° 52' 54" E - 1.08'



PARENT TRACT INSET PARCEL 12
N.T.S.

- SET 5/8" I.R. W/GEOSURV/TSC SURVEYING CAP ●
- UNLESS OTHERWISE NOTED
- FOUND PROPERTY CORNER ○
- UNLESS OTHERWISE NOTED
- POINT ◦
- PROPERTY LINE ℙ

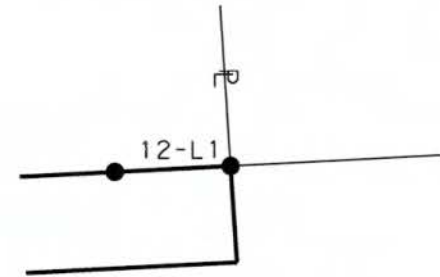
NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM 1983, (2011 ADJUSTMENT) EPOCH 2010.00. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED SCALE FACTOR OF 1.00013.

THE BEARINGS & COORDINATES ESTABLISHED FOR THIS PROJECT IS TIED TO THE TXDOT GPS(VRS) NETWORK.

2. **THE MONUMENT DESCRIBED AND SET MAY BE REPLACED WITH A TXDOT TYPE II RIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRUCTION PROJECT UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY TXDOT.

3. PROPERTY DESCRIPTIONS OF EVEN DATE WERE MADE IN CONJUNCTION WITH THIS MAP HAVING SAME DATE.



DETAIL "A"

EXISTING ACRES	TAKING ACRES/ S.F.	REMAINDER ACRES
CALL	1.161	
259.7067	50,565	258.546

TSC TSC Surveying
"A GeoSurv, Inc. Company"
GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 10083100
10970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 12

TSC SURVEYING LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017

SCALE: 1"=50'

THOMAS HABERMACHER SURVEY

A-191

P.O.C. - POINT
FND. 1/2" I.R. W/CAP
BRS: S03° 35' 20"E - 0.46'

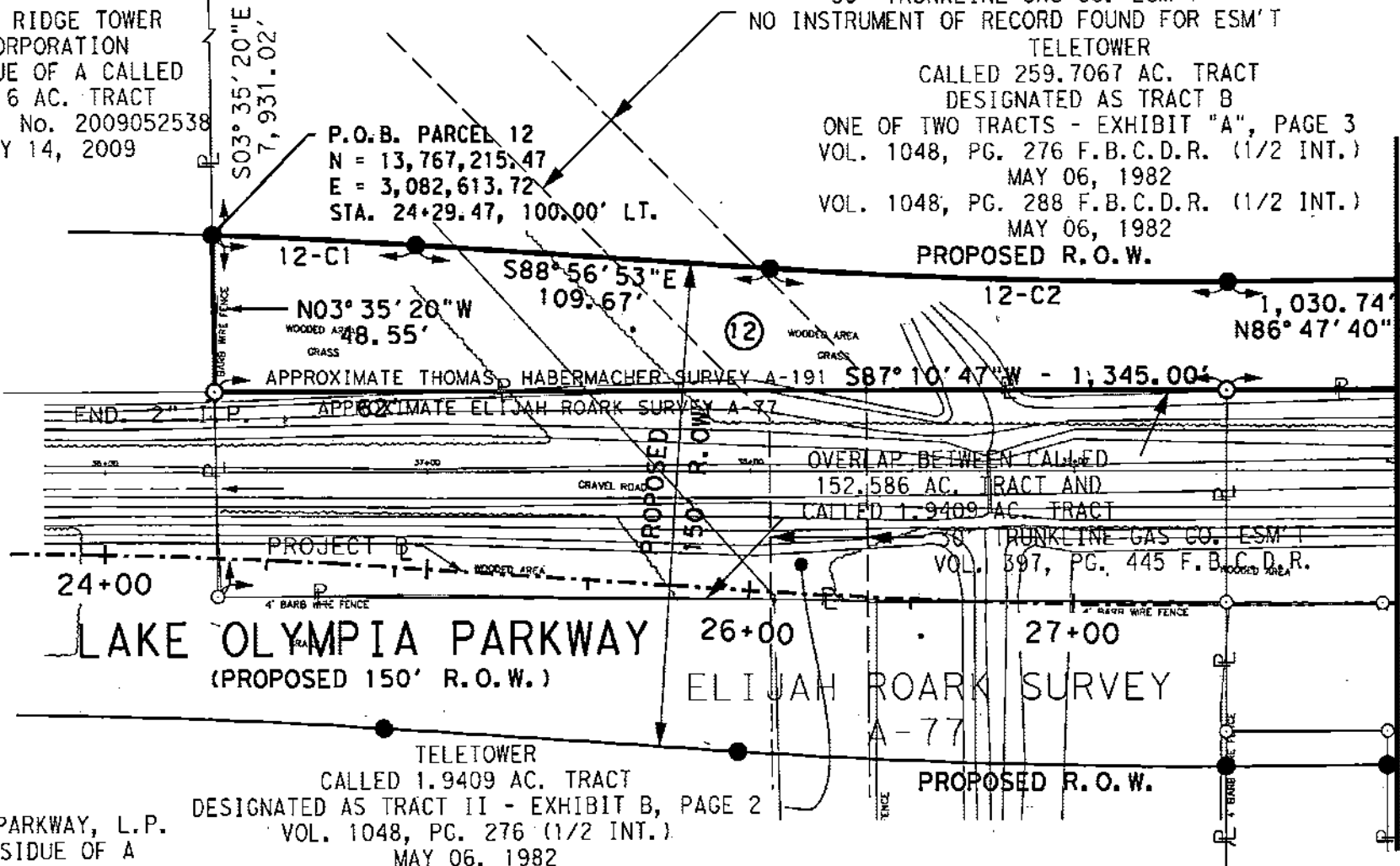
30' TRUNKLINE GAS CO. ESM'T
NO INSTRUMENT OF RECORD FOUND FOR ESM'T
TELETOWER

CALLLED 259.7067 AC. TRACT
DESIGNATED AS TRACT B
ONE OF TWO TRACTS - EXHIBIT "A", PAGE 3
VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982

BLUE RIDGE TOWER
CORPORATION
RESIDUE OF A CALLED
132.6 AC. TRACT
F.B.C.F. No. 2009052538
MAY 14, 2009

P.O.B. PARCEL 12
N = 13,767,215.47
E = 3,082,613.72
STA. 24+29.47, 100.00' LT.

PROPOSED R.O.W.



MATCHLINE STA. 28+00

FLC PARKWAY, L.P.
RESIDUE OF A
CALLED 152.586 ACRE
TRACT 1
F.B.C.F. No. 2014050617
JANUARY 03, 2014

TELETOWER
CALLLED 1.9409 AC. TRACT
DESIGNATED AS TRACT II - EXHIBIT B, PAGE 2
VOL. 1048, PG. 276 (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 (1/2 INT.)
MAY 06, 1982

TSC Surveying
"A GeoSurv, Inc. Company"



GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 10083100

10970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466



SCALE: 1"=50'

PARCEL PLAT

SHOWING PROPERTY OF
PARCEL 12

TSC SURVEYING

LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017

SCALE: 1"=50'

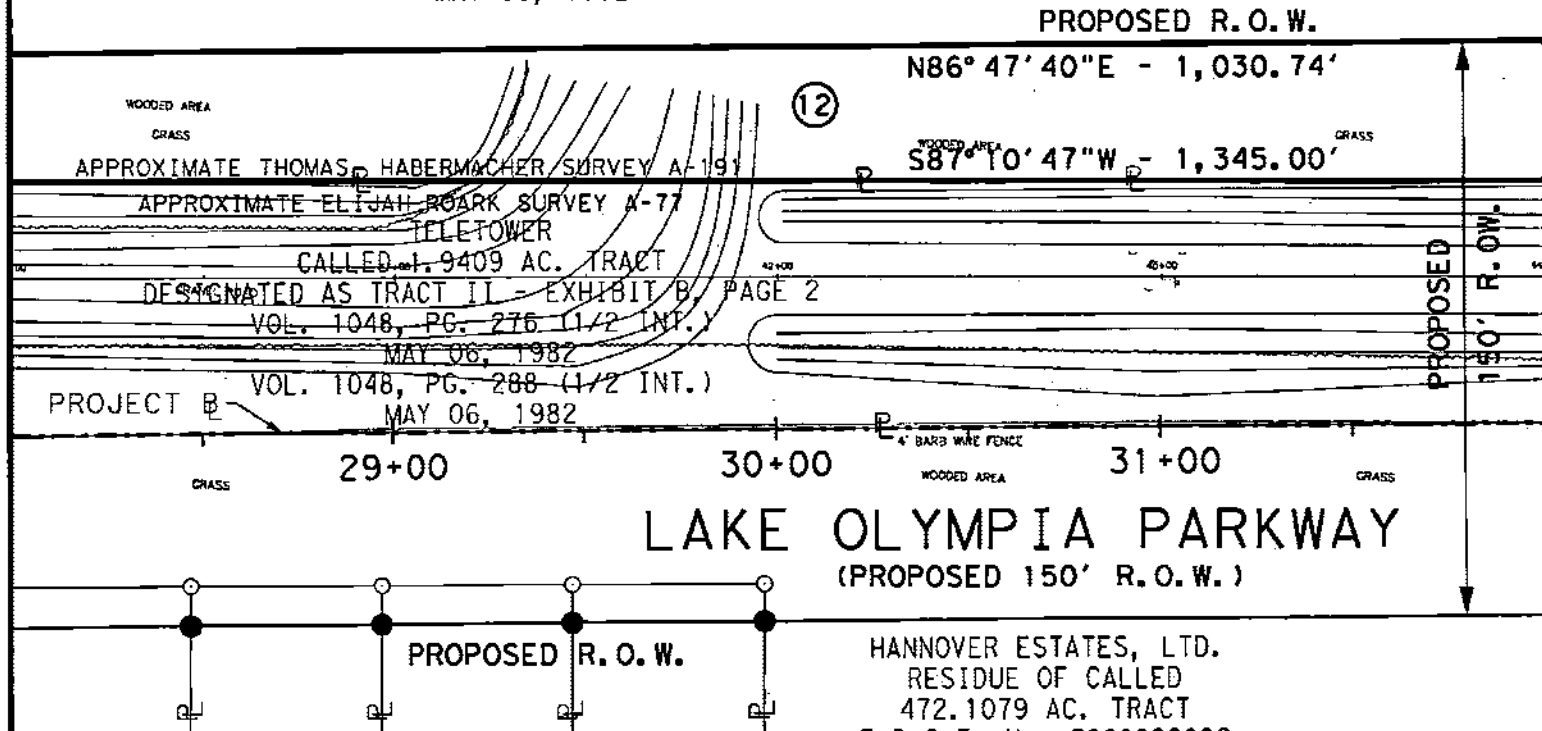
THOMAS HABERMACHER SURVEY
A-191

TELETOWER
CALLED 259.7067 AC. TRACT
DESIGNATED AS TRACT B
ONE OF TWO TRACTS - EXHIBIT "A", PAGE 3
VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982



MATCHLINE STA. 28+00

MATCHLINE STA. 32+00



APPROXIMATE THOMAS HABERMACHER SURVEY A-191
APPROXIMATE ELIJAH ROARK SURVEY A-77
TELETOWER
CALLED 1,9409 AC. TRACT
DESIGNATED AS TRACT II - EXHIBIT B, PAGE 2
VOL. 1048, PG. 276 (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 (1/2 INT.)
MAY 06, 1982
PROJECT B

LAKE OLYMPIA PARKWAY
(PROPOSED 150' R.O.W.)

PROPOSED R.O.W.

HANNOVER ESTATES, LTD.
RESIDUE OF CALLED
472.1079 AC. TRACT
F.B.C.F. No. 2000089092
OCTOBER 12, 2000

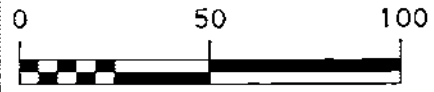
ELIJAH ROARK SURVEY
A-77



TSC Surveying
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GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 10083100
10970 STANCLIFF RD. HOUSTON, TEXAS 77099
TEL. 713-784-4466

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 12
TSC SURVEYING
LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017
SCALE: 1"=50'



SCALE: 1"=50'

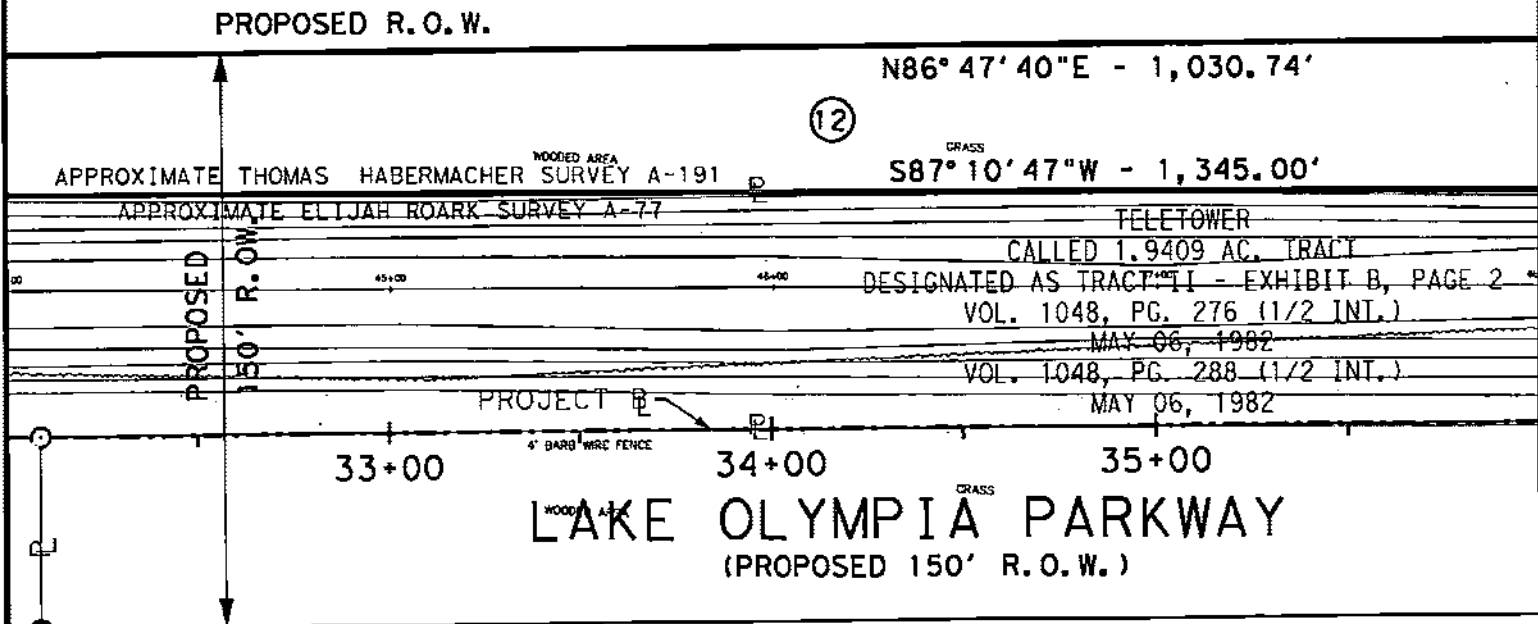
THOMAS HABERMACHER SURVEY
A-191

TELETOWER
CALLED 259.7067 AC. TRACT
DESIGNATED AS TRACT B
ONE OF TWO TRACTS - EXHIBIT "A", PAGE 3
VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982
VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
MAY 06, 1982



MATCHLINE STA. 32+00

MATCHLINE STA. 36+00



PROPOSED R. O. W.
WOODMERE DEVELOPMENT
RESIDUE OF A CALLED
80.369 AC. TRACT
F.B.C.F. No. 2014039314 RT.
APRIL 09, 2014

ELIJAH ROARK SURVEY
A-77



SCALE: 1"=50'



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GeoSurv, Inc. d/b/a TSC Surveying
TBPLS Firm No. 10083100
10970 STANCLIFF RD. HOUSTON, TEXAS 77059
TEL. 713-784-4466

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 12
TSC SURVEYING
LAKE OLYMPIA
FORT BEND COUNTY
OCTOBER, 2017
SCALE: 1"=50'

THOMAS HABERMACHER SURVEY

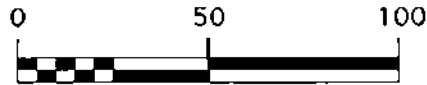
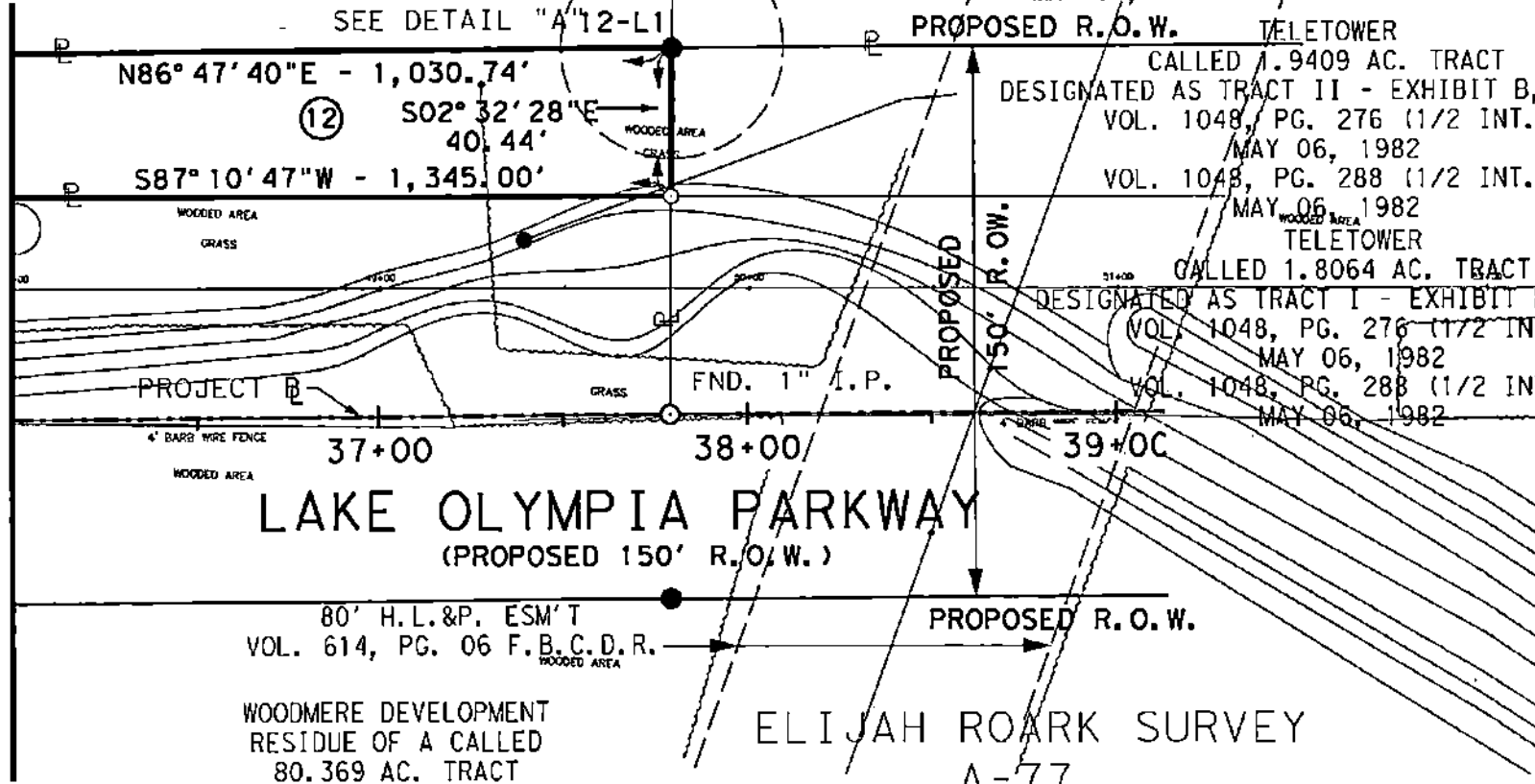
A-191

TELETOWER
 CALLED 259.7067 AC. TRACT
 DESIGNATED AS TRACT B
 ONE OF TWO TRACTS - EXHIBIT "A", PAGE 3
 VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
 MAY 06, 1982
 VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
 MAY 06, 1982

TELETOWER
 CALLED 259.7066 AC. TRACT
 DESIGNATED AS TRACT A
 ONE OF TWO TRACTS - EXHIBIT "A", PAGE 1
 VOL. 1048, PG. 276 F.B.C.D.R. (1/2 INT.)
 MAY 06, 1982
 VOL. 1048, PG. 288 F.B.C.D.R. (1/2 INT.)
 MAY 06, 1982



MATCHLINE STA. 36+00



SCALE: 1"=50'



TSC Surveying
 "A GeoSurv, Inc. Company"

GeoSurv, Inc. db/a TSC Surveying
 TBPLS Firm No. 10083100
 10970 STANCLIFF RD. HOUSTON, TEXAS 77069
 TEL. 713-784-4466

PARCEL PLAT

SHOWING PROPERTY OF
 PARCEL 12

TSC SURVEYING

LAKE OLYMPIA
 FORT BEND COUNTY
 OCTOBER, 2017

SCALE: 1"=50'

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Laura Richard

Laura Richard, County Clerk
Fort Bend County Texas

August 15, 2022 03:48:11 PM



FEE: \$0.00 DP2

2022106818