

VICINITY MAP N.T.S.

Metes and Bounds Description
Of 1,000 Acres of Land
Being a Part of the
J. D. Owen Survey, Abstract 612
Houston, Harris County, Texas

BEING a 1,000 acre tract of land located in the J. D. Owen Survey, Abstract 612, said 1,000 acre tract being a portion of the 2,7463 acre tract (by deed) to Meyer Properties recorded under Clerk's File No. K282953, of the Official Public Records of Real Property of Harris County, Texas, said 1,000 acre tract being more particularly described by metes and bounds as follows:

BEGINNING a 5/8 inch iron rod with cap stamped "TEAM" found at the southeast corner of said 2,7463 acre tract and the southwest corner of Lot 6, Block 18 of Willow Meadows Section 2 according to the plat thereof recorded in Volume 49, Page 29 of the Map Records of Harris County, Texas and being located in the north line of the 15,809 acre Houston Lighting and Power Company 150 foot wide Fee Strip recorded in Volume 1206, Page 706 of the Deed Records of Harris County, Texas, said rod marking the southeast corner of the herein described 1,000 acre tract;

THENCE, South 87 degrees 27 minutes 10 seconds West, with said north line of the 15,809 acre Houston Lighting and Power Company 150 foot wide Fee Strip, for distance of 250.13 feet, to a 5/8 inch iron rod with cap stamped "TEAM" found in the current east right-of-way line of South Post Oak Road (a public right-of-way of varying width), at the southeast corner of the 0.4351 acre tract to be bought by Harris County for street widening purposes shown on the plat of said Willow Meadows Section 2 and being the southwest corner of the herein described 1,000 acre tract; said rod being a point on a curve to the right having a central angle of 07 degrees 05 minutes 46 seconds, a radius of 1145.92 feet and a chord bearing North 22 degrees 44 minutes 59 seconds East, for a chord length of 97.13 feet;

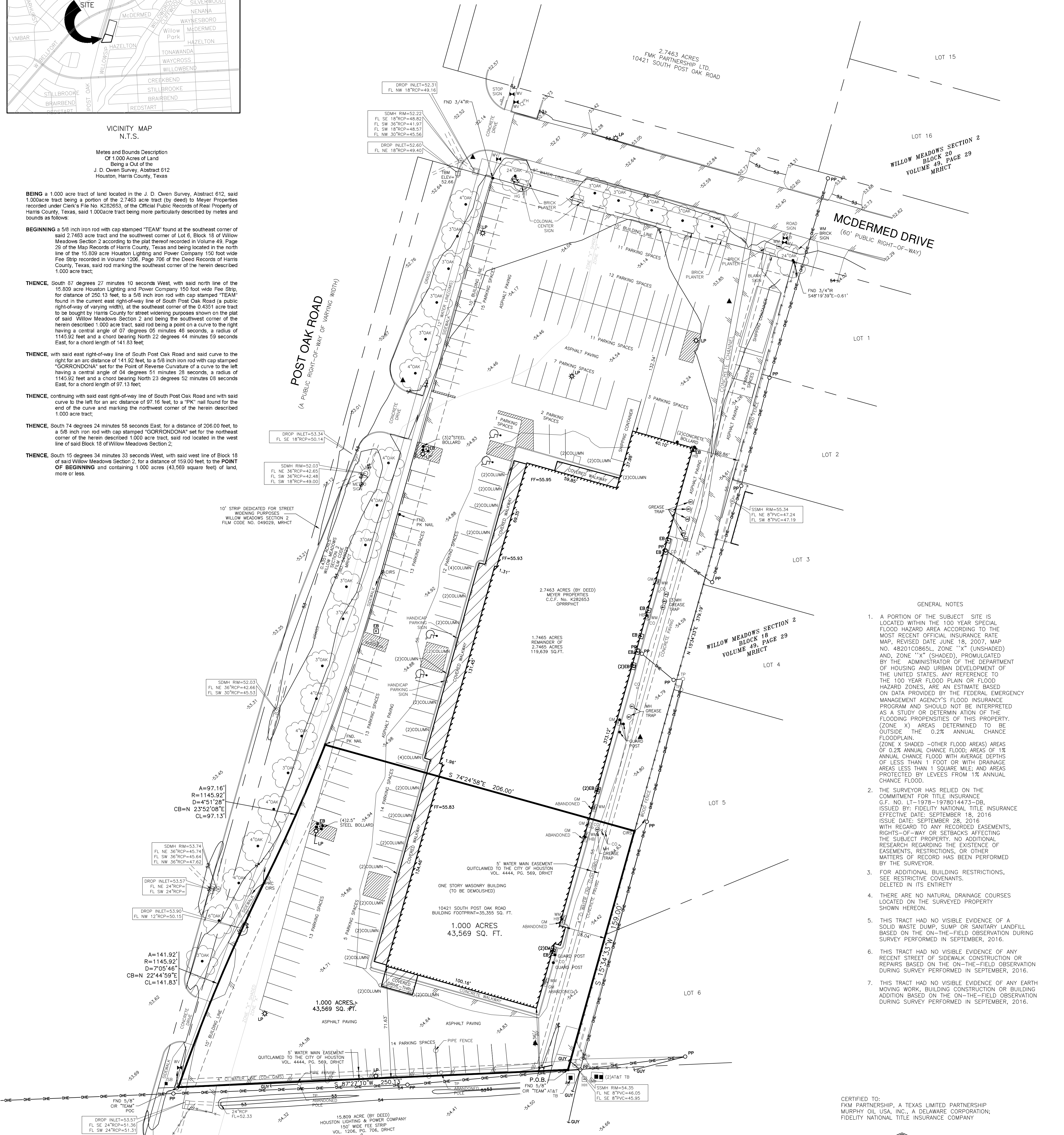
THENCE, with said east right-of-way line of South Post Oak Road and said curve to the right for an arc distance of 141.92 feet, to a 5/8 inch iron rod with cap stamped "GORRONDONA" set for the Point of Reverse Curvature of a curve to the left having a central angle of 04 degrees 51 minutes 28 seconds, a radius of 1145.92 feet and a chord bearing North 23 degrees 52 minutes 08 seconds East, for a chord length of 97.13 feet;

THENCE, continuing with said east right-of-way line of South Post Oak Road and with said curve to the left for an arc distance of 97.16 feet, to a "PK" nail found for the end of the curve and marking the northwest corner of the herein described 1,000 acre tract;

THENCE, South 74 degrees 24 minutes 58 seconds East, for a distance of 206.00 feet, to a 5/8 inch iron rod with cap stamped "GORRONDONA" set for the northeast corner of the herein described 1,000 acre tract, said rod located in the west line of said Block 18 of Willow Meadows Section 2;

THENCE, South 15 degrees 34 minutes 33 seconds West, with said west line of Block 18 of said Willow Meadows Section 2, for a distance of 159.00 feet, to the POINT OF BEGINNING and containing 1,000 acres (43,569 square feet) of land, more or less.

POST OAK ROAD
(A PUBLIC RIGHT-OF-WAY OF VARYING WIDTH)



LEGEND	
CO	CLEANOUT
PP	POWER POLE
SB	TRAFFIC SIGNAL BOX
EB	ELECTRIC PULL BOX
FM	FIRE HYDRANT
LP	LIGHT POLE
EM	ELECTRIC METER
SN	SANITARY SOWER MANHOLE
SL	SIGN
SL	SIGNAL LIGHT
DI	DROP INLET
SDMH	STORM DRAIN MANHOLE
FB	FIBEROPTIC HANDHOLE
TEL	TELEPHONE PEDESTAL
SV	SPRINKLER VALVE
WM	WATER METER
WV	WATER VALVE
HB	HOSE BIB
WMH	WATER MANHOLE
CIRS	IRON ROD SET WITH CAP STAMPED "GORRONDONA"
CIR	CAPPED IRON ROD
POC	POINT ON A CURVE
PRC	POINT OF REVERSE CURVATURE
B.L.	BUILDING LINE
C.F. NO.	CLERK'S FILE NUMBER
F.C. NO.	FILM CODE NUMBER
DRHCT	DEED RECORDS OF HARRIS COUNTY, TEXAS
MRHCT	MAP RECORDS OF HARRIS COUNTY, TEXAS
OPRRPHCT	OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF HARRIS COUNTY, TEXAS
TREE	TREE

HORIZONTAL DATUM

Basis of Coordinates

THE HORIZONTAL DATUM IS BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS SOUTH CENTRAL ZONE (4204)-NAD83.

COORDINATES ARE BASED ON HARRIS COUNTY FLOOD PLAIN REFERENCE MARK NO. 040335 AND SATELLITE OBSERVATIONS.

ALL COORDINATE VALUES ARE GRID. THE POSTED COMBINED SCALE FACTOR OF HARRIS COUNTY FLOODPLAIN REFERENCE MARK NO. 050335 IS 0.99988061.

VERTICAL DATUM

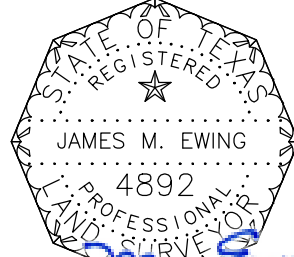
Benchmark:

Primary Benchmark:

BOX CUT ON "B" INLET LOCATED ON THE EAST BACK OF CURB OF SOUTH POST OAK ROAD, APPROXIMATELY 33 FEET SOUTHWEST OF THE CENTERLINE OF McDERMED DRIVE.

ELEVATION=52.66

CERTIFIED TO:
FKM PARTNERSHIP, A TEXAS LIMITED PARTNERSHIP
MURPHY OIL USA, INC., A DELAWARE CORPORATION;
FIDELITY NATIONAL TITLE INSURANCE COMPANY



09-17-2016
DATE

JAMES M. EWING

4892
R.P.L.S. NO.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 6(a), 7(a), 7(b), 8, 9, 11, 13, 14, 16, 17, 18, 19, 20 AND 21 THE FIELD WORK WAS COMPLETED ON 9-16-2016 DATE OF SURVEY: SEPTEMBER 17, 2016

10-03-2017; REVISED TO SHOW 4" WATER LINE & WATER LINE EASEMENT

ALTA/NSPS LAND TITLE SURVEY

OF A 1,000 ACRE TRACT OF LAND

OUT OF THE
J.D. OWEN SURVEY, A-612
IN THE
CITY OF HOUSTON, HARRIS COUNTY, TEXAS

GREENBERGFARROW

1430 WEST PEACHTREE STREET NW, SUITE 200
ATLANTA, GEORGIA 30309

GORRONDONA & ASSOCIATES, INC.

11710 NORTH FREEWAY SUITE 700
HOUSTON, TEXAS 77060
PHONE (281)469-3347 FAX (281)469-3594

JOB NO. GFAR1602.00

DATE: 9-17-2016

CHK BY: JME

DWN BY: JC