

AJW961/fc

028-02-2399

93/01/91 00663402 N035536 \$ 11.00

QC D  
N035536

QUITCLAIM DEED

THE STATE OF TEXAS §

COUNTY OF HARRIS §

GRANTOR:

Aldine Independent School District

GRANTOR'S MAILING ADDRESS:

14910 Aldine Westfield Road  
Houston, Texas 77032

GRANTEE:

The City of Houston, a Municipal Corporation situated in Harris, Fort Bend and Montgomery Counties. *ll*

GRANTEE'S MAILING ADDRESS:

*ll*  
P.O. Box 1562  
Houston, Texas 77251

*N*  
CONSIDERATION:

One Thousand Six Hundred Thirty-Two and No/100 Dollars  
(\$1,632.00)

PROPERTY:

Tract I

An easement for street and road purposes upon and across a tract or parcel of land containing 865 square feet out of the Highland Acres Homes Addition, and being more particularly described by metes and bounds in Exhibit "A" consisting of one page, attached hereto and made a part hereof.

Tract II

An easement for street and road purposes upon and across a tract or parcel of land containing 422 square feet out of the Highland Acres Homes Addition, and being more particularly described by metes and bounds in Exhibit "B" consisting of one page, attached hereto and made a part hereof.

The further covenant, consideration and condition is that the following restrictions shall in all things be observed, followed and complied with:

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HARRIS COUNTY TEXAS

(a) The above described realty, or any part thereof, shall not be used in the operation of, or in conjunction with, any school or other institution of learning, study or instruction which discriminates against any person because of his race, color or national origin, regardless of whether such discrimination be effected by design or otherwise.

(b) The above described realty, or any part thereof, shall not be used in the operation of, or in conjunction with, any school or other institution of learning, study or instruction which creates, maintains, reinforces, renews or encourages, or which tends to create, maintain, reinforce, renew or encourage a dual school system.

These restrictions and conditions shall be binding upon City of Houston and its successors and assigns for a period of fifty (50) years from the date hereof; and in case of a violation of either or both of the above restrictions, the estate herein granted shall, without entry or suit, immediately revert to and vest in the grantor herein and its successors, this instrument shall be null and void, and grantor and its successors shall be entitled to immediate possession of such premises and the improvements thereon; and no act or omission upon the part of grantor herein and its successors shall be a waiver of the operation or enforcement of such condition.

The restriction set out in (a) above shall be construed to be for the benefit of any person prejudiced by its violation. The restriction specified in (b) above shall be construed to be for the benefit of any public school district or any person prejudiced by its violation.

Grantor for the consideration quitclaims to Grantee all of Grantor's right, title, and interest in and to the property, to have and to hold it to Grantee, Grantee's successors, or assigns forever. Neither Grantor nor Grantor's successors or assigns shall have, claim, or demand any right to title to the property or any part of it.

WITNESS WHEREOF, these presents have been executed by Grantor this 16 day of OCTOBER 1990.

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028-02-2401

ALDINE INDEPENDENT SCHOOL DISTRICT *102*

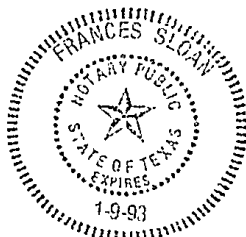
ATTEST:

*Walter D. Davis*  
Secretary of School Board

By *A. Maxdene Hall*  
President of School Board

THE STATE OF TEXAS §  
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 16th day  
of October, 1990, by A. Maxdene Hall,  
President of School Board.



*Frances Sloan*  
Notary Public in and for  
the State of Texas

(Print Name)  
My Commission Expires: 1-9-93

Approved:  
*April J. Walker*  
April J. Walker  
Assistant City Attorney

L. D. File No. 52-88133-10

028-02-2402

EXHIBIT A

PAGE 1 OF 1

METES AND BOUNDS DESCRIPTION OF 0.0199 (865 SQUARE FEET) OUT OF TRACT 14 OF AN UNRECORDED SUBDIVISION OF LOT-14, BLOCK-3, HIGHLAND-ACRE-HOMES, A SUBDIVISION RECORDED IN VOLUME 3, PAGE 45, H.C.M.R., SAID LOT CONVEYED BY DEED DATED SEPTEMBER 30, 1985, TO ALDINE INDEPENDENT SCHOOL DISTRICT AS RECORDED IN H.C.C. FILE NO. K-387534 AND THE SUBJECT PROPERTY BEING IN CONFORMANCE WITH TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, HARRIS COUNTY, TEXAS. D

COMMENCING: At a found City of Houston Monument No. 5262-0504 having State Plane Coordinates of X = 3,129,205.15 and Y = 757,952.29;

THENCE: S52°05'20"E, 588.89 feet to the point of BEGINNING in the intersection of the existing west line of Willow, a 40-foot right-of-way (to be widened to a 50-foot right-of-way) and the northeasterly line of West Montgomery Road, an 80-foot right-of-way;

THENCE: N44°47'27"W along the northeasterly line of West Montgomery Road a distance of 50.32 feet to a set 5/8-inch iron rod, the beginning of a curve to the left having a radius of 15.00 feet;

THENCE: In a southeasterly direction along said curve to the left having an arc length of 23.56 feet, subtending a central angle of 90°00'00", having a chord length of 21.21 feet bearing S89°47'27"E to a set 5/8-inch iron rod, a point of tangency;

THENCE: N45°12'33"E, 0.28 feet to a set 5/8-inch iron rod, the beginning of a curve to the left having a radius of 25.00 feet;

THENCE: In a northeasterly direction along said curve to the left having an arc length of 20.49 feet, subtending a central angle of 46°57'24", having a chord length of 19.92 feet bearing N21°43'51"E to a set 5/8-inch iron rod, a point of tangency;

THENCE: N01°44'51"W, 35.21 feet along the proposed west line of Willow to a set 5/8-inch iron rod marking the northwest corner of the herein described tract of land;

THENCE: N88°15'09"E, 5.00 feet to a point for corner in the existing west line of said Willow;

THENCE: S01°44'51"E, along the existing west line of said Willow, a distance of 89.73 feet to the place of BEGINNING and containing 0.0199 acre (865 square feet) of land, more or less.

EXHIBIT A

PAGE 1 OF 1

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EXHIBIT B

PAGE 1 OF 1

METES AND BOUNDS DESCRIPTION OF 0.0101 ACRE (442 SQUARE FEET) OF LAND OUT OF TRACT 3 OF AN UNRECORDED SUBDIVISION OF LOT 15, BLOCK 3, OF THE HIGHLAND ACRE HOMES AS RECORDED IN VOLUME 3, PAGE 45, H.C.M.R., SAID LOT CONVEYED BY DEED DATED FEBRUARY 4, 1986, TO ALDINE INDEPENDENT SCHOOL DISTRICT (CAUSE NO. 80-59205) AS RECORDED IN H.C.C. FILE NO. K-423146 AND THE SUBJECT PROPERTY BEING IN CONFORMANCE WITH TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, HARRIS COUNTY, TEXAS.

COMMENCING: At a found City of Houston Monument No. 5262-0504 having State Plane Coordinates of X = 3,129,205.15 and Y = 757,952.29;

THENCE: S43°58'27"E, 364.28 feet to a point in the existing west line of Sandle, a 45-foot right-of-way (to be widened to a 55-foot right-of-way) and the southwesterly line of West Montgomery Road, an 80-foot right-of-way, said point being the northeast corner of said Lot 15, Block 3;

THENCE: S02°16'38"E, along a common line being the west line of said Sandle and the east line of said Lot 15, Block 3, a distance of 58.20 feet to a set 5/8-inch iron rod, the point of BEGINNING of the herein described tract of land;

THENCE: S02°16'38"E, continue along said common line a distance of 56.79 feet to a point being the southeast corner of the herein described tract of land;

THENCE: S87°43'22"W, 10.00 feet to a set 5/8-inch iron rod in the proposed west line of Sandle, a 55-foot right-of-way and marking the southwest corner of the herein described tract of land;

THENCE: N02°16'38"W, along the proposed west line of Sandle a distance of 18.06 feet to a set 5/8-inch iron rod, the beginning of a curve to the right having a radius of 80.00 feet;

THENCE: In a northeasterly direction along the proposed west line of Sandle and said curve to the right having an arc length of 40.43 feet, subtending a central angle of 28°57'18", having a chord length of 40.00 feet bearing N12°12'01"E to the place of BEGINNING and containing 0.0101 acre (442 square feet) of land, more or less.

RETURN TO:  
CITY OF HOUSTON  
CAPITAL PROJECTS DEPARTMENT  
REAL ESTATE DIVISION  
500 JEFFERSON, SUITE 2000  
HOUSTON, TEXAS 77002

EXHIBIT B

PAGE 1 OF 1

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HARRIS COUNTY, TEXAS  
MAR 1 1991

028-02-2404

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL  
PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number  
Sequence on the date and at the time stamped hereon by me; and was  
duly RECORDED, in the Official Public Records of Real Property of  
Harris County, Texas on

MAR 1 1991



*Quita Roddenberry*  
COUNTY CLERK,  
HARRIS COUNTY, TEXAS

028-02-2405

CERTIFICATE OF LEGALITY AND AUTHENTICITY  
FOR MICROFILM RECORDS

OFFICIAL PUBLIC RECORDS OF REAL PROPERTY  
HARRIS COUNTY, TEXAS

028-02-2406

FILM TITLE PAGE  
FOR  
OFFICIAL PUBLIC RECORDS OF REAL PROPERTY  
HARRIS COUNTY, TEXAS