

LEGEND / ABBREVIATIONS

I.R. = IRON ROD
I.P. = IRON PIPE
P.T.P. = PINCHED TOP PIPE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCING
R.R.P.H.C. = OFFICIAL PUBLIC RECORDS OF REAL
PROPERTY HARRIS COUNTY
H.C.D.R. = HARRIS COUNTY DEED RECORDS
H.C.C.F. = HARRIS COUNTY CLERK'S FILE
F.C. = FILE CODE
(C.M.) = CONTROL MONUMENT
R.O.W. = RIGHT OF WAY

■ = SET 5/8" I.R. W/LANDTECH CAP
(UNLESS NOTED OTHERWISE)
⊙ = FOUND AS NOTED
● = SET "X" IN CONCRETE

1. ALL COORDINATES AND BEARINGS ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD83/CORS (2011 ADJ.)/2010 EPOCH DATAS AS REFERENCED TO DANENBAUM ENGINEERING CORPORATION MONUMENT NOS. SCB-01, SCB-02, SCB-03, SCB-04, SCB-05, SCB-06, SCB-07, SCB-08, SCB-09, SCB-10 AND SCB-11.
2. ALL DISTANCES AND COORDINATES ARE SURFACE VALUES AND CAN BE CONVERTED TO GRID VALUES BY DIVIDING BY THE SURFACE ADJUSTMENT FACTOR OF 1.00013.
3. THIS PARCEL PLAT IS ACCOMPANIED BY A METES AND BOUNDS DESCRIPTION OF EVEN DATE.
4. THE STATION AND OFFSETS SHOWN HEREON ARE REFERENCED TO THE EXISTING BASELINE OF SH 225
5. FIELD SURVEYS WERE PERFORMED BETWEEN NOVEMBER, 2020, THROUGH TRJ.

CSH2252

PROPOSED BASELINE SH 225

N 89° 54' 00" E 3,446.98'

420+00

SH 225

(R.O.W. WIDTH VARIES PER
VOL. 4809, PG. 154, H.C.D.R.
H.C.C.F. NO. H023496, O.P.R.R.P.H.C.)

P.O.B. PARCEL
3 PART 1 TCE

N = 13,828,108.36
E = 3,192,328.98
STA. 420+73.78
OFF. 151.55' RT

EBOX

GUARDRAIL

P.O.C. PARCEL
3 PART 1 TCE

FND. "X" IN
CONCRETE

N 89° 47' 34" E
67.14'

INL 1209

TRAFFIC BARRELS

FND. 5/8" I.R. MKR 101
STA. 420+96.05
OFF. 151.51' RT

INL 1085

WIRE ELEV. 44.44

MKR 107

CM 104

MKR 103

MKR 105

MKR 106

MKR 113

MKR 110

3

PART 1 TCE

0.0818 AC.
3,563 SQ. FT.

N 00° 12' 26" W 160.00'

S 00° 12' 26" E 160.00'

S 89° 47' 34" W 22.27'

STA. 420+74.08
OFF. 311.55' RT

STA. 420+96.35
OFF. 311.51' RT

GSL FUND 21 SUB K, LLC
(A TEXAS LIMITED LIABILITY COMPANY)
H.C.C.F. NO. 20110543367, O.P.R.R.P.H.C.
EXECUTED: DECEMBER 23, 2011

CCI-B BELTWAY GREEN
F.C. NO. 642278, H.C.M.R.


RESERVE "A"
CALLED 4.9540 ACRES

DEERWOOD
BUSINESS F.
H.C.C.F. NO.
FILM CODE N
M.R.P.
MAY 22,

I HEREBY CERT
WAS PERFORM

DEERWOOD GLEN
BUSINESS PARK FOUR
C.F. NO. 20150218705
LM CODE NO. 674664
M. R. P. H. C.
MAY 22, 2015

I HEREBY CERTIFY THAT THIS SURVEY
WAS PERFORMED ON THE GROUND UNDER
MY SUPERVISION AND THAT THIS PARCEL
PLAT REPRESENTS THE FACTS AS FOUND
AT THE TIME OF THE SURVEY.

 AUGUST 18, 2023
RUSSELL HENDERSON DATE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 5641



CURVE CSH2252	
P. I. STATION	416+27.54
N	13,828,259.13
E	3,191,882.29
DELTA	= 03 20' 41" (LT)
TANGENT	= 334.56'
LENGTH	= 668.92'
RADIUS	= 11,459.16'
LONG CHORD	= 668.83'
CHORD BEAR	= S 88° 25' 40" E

REV. NO.	DATE	DESCRIPTION	BY	
 HCTRA Harris County Toll Road Authority				
				
<p>SAM HOUSTON TOLLWAY/SH 225 DIRECT CONNECTOR PROJECT</p> <p>PARCEL 3 PART 1 TCE</p>				
SHEET 3 OF				
DRAWN:	CONTROL NO.	SECTION NO.	JOB NO.	W/GR NO.
DESIGNED:	0502	01	217	SHIT
CHECKED:	STATE	DISTRICT	COUNTY	SHEET
APPROVED:	TEXAS	HOU	HARRIS	
CONTRACT:349				