

FINDINGS AND DECLARATIONS:

WHEREAS, Commissioners Court of Harris County, Texas, has received and reviewed the survey(s) of property to be acquired for the public project known as Harris County Precinct Three for LMI Sidewalks and Trail Project, UPIN 22103MF2E801, for the purpose of sidewalk construction, fifteen (15) temporary construction easement tracts and eight (8) unobstructed visibility easement tracts in Harris County, Texas (referred to herein as “the Project”), it is **FOUND AND DECLARED** that:

Public necessity exists for the acquisition of the real property identified and/or described in the survey(s) attached hereto as exhibits and any improvements thereon (referred to herein as “the Property”).

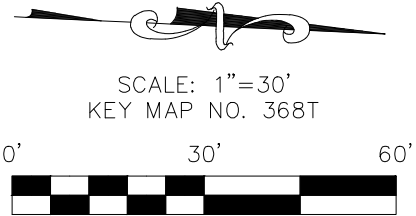
IT IS, THEREFORE, DECLARED that:

1. Public necessity exists for the Project and for the mandatory acquisition of the Property;
2. The Real Property Division is authorized and directed to obtain appraisal(s), survey(s), title information pertaining to the Property; that official purchase offer(s) be made based on appraised value and to negotiate for the purchase of temporary construction easements and unobstructed visibility easements in the Property, including, but not necessarily limited to closing costs;
3. The Real Property Division is authorized and directed to provide relocation assistance to displaced property owners or tenants;
4. The Real Property Division is authorized and directed to sign any and all documents required to close the transactions contemplated hereby;
5. The County Attorney of Harris County, Texas, is authorized the use of the power of eminent domain to acquire the Property in the event negotiations fail;
6. The County Judge, County Attorney, the County Clerk, the County Auditor, the County Treasurer; and Harris County Engineering Department are authorized and directed to perform any and all necessary acts, within their respective duties, toward the final acquisition of the Property within the Project and the payment of compensation therefor.

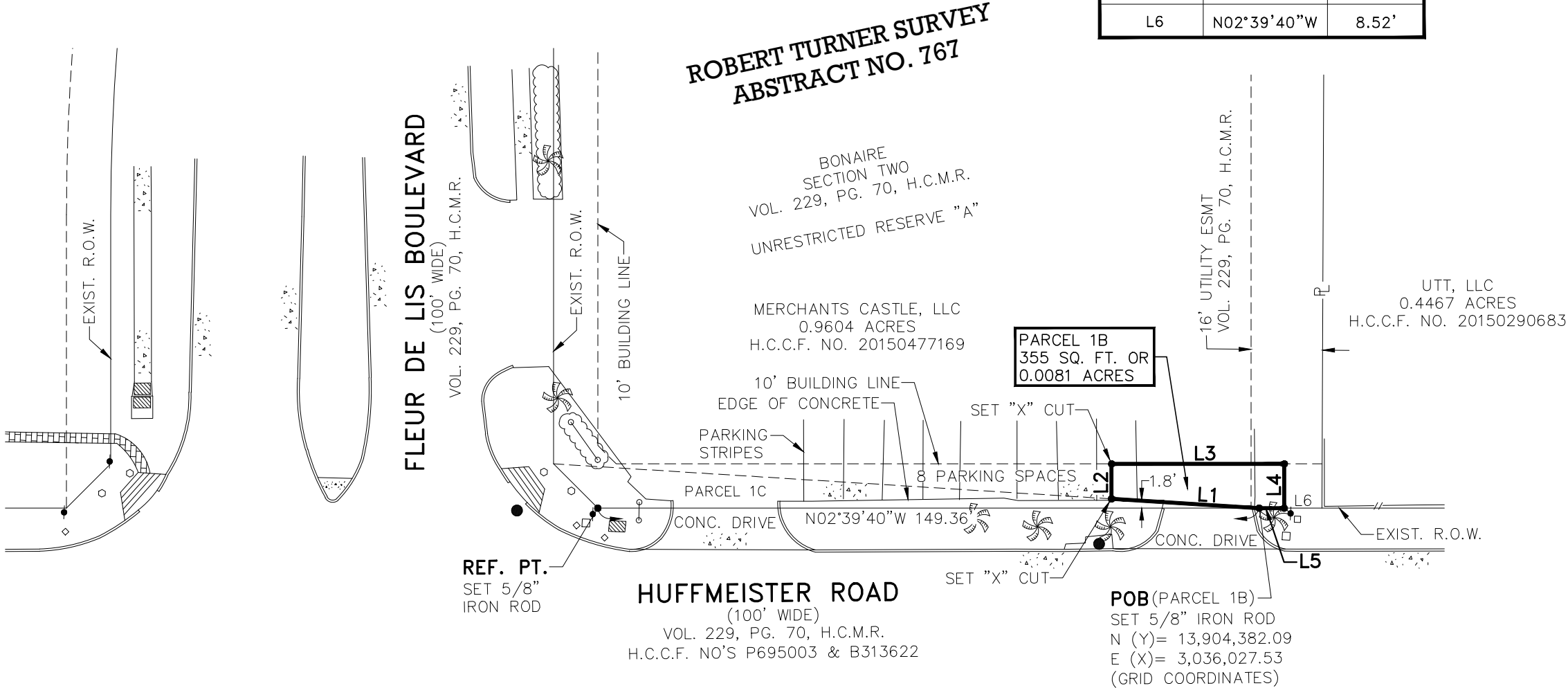
<u>Tract No.</u>	<u>Size</u>	<u>Property interest</u>
Parcel 1B	0.0081 acres	temporary construction easement
Parcel 1C	0.0171 acres	unobstructed visibility easement
Parcel 2A	0.0229 acres	temporary construction easement
Parcel 2C	0.0070 acres	unobstructed visibility easement
Parcel 3B	0.0103 acres	temporary construction easement
Parcel 3C	0.0277 acres	unobstructed visibility easement
Parcel 5A	0.0055 acres	temporary construction easement
Parcel 5B	0.0108 acres	temporary construction easement
Parcel 6	0.0094 acres	temporary construction easement
Parcel 7A	0.0103 acres	temporary construction easement
Parcel 7B	0.0092 acres	temporary construction easement
Parcel 7C	0.0051 acres	temporary construction easement
Parcel 7D	0.0023 acres	temporary construction easement
Parcel 7E	0.0029 acres	temporary construction easement
Parcel 8	0.0262 acres	temporary construction easement
Parcel 9A	0.0054 acres	temporary construction easement
Parcel 9B	0.0115 acres	temporary construction easement
Parcel 9C	0.0013 acres	unobstructed visibility easement
Parcel 10	0.0188 acres	unobstructed visibility easement
Parcel 11	0.0020 acres	unobstructed visibility easement
Parcel 12	0.0037 acres	unobstructed visibility easement
Parcel 13	0.0005 acres	unobstructed visibility easement
Parcel 14	0.0060 acres	temporary construction easement

TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 1B	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.9604 ACRES	355 SQ. FT. OR 0.0081 ACRES	0.9523 ACRES	MERCHANTS CASTLE, LLC	20150477169	1088420000028

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S00°55'47"W	33.37'
L2	S87°20'20"W	7.91'
L3	N02°39'40"W	39.00'
L4	N87°20'20"E	10.00'
L5	S02°39'40"E	5.70'
L6	N02°39'40"W	8.52'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHECKED BY: R.A.R.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
SCALE: 1"=30'	PARCEL 1B
DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1

Parcel 1B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 355 square feet or 0.0081 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 355-square foot tract being out of Unrestricted Reserve "A" in Bonaire Section Two Subdivision, a subdivision according to the map thereof recorded in Volume 229, Page 70 of the Harris County Map Records in said Harris County, Texas. Said 355-square foot tract being more particularly out of a 0.9604-acre tract conveyed unto Merchants Castle, LLC by deed recorded under Harris County Clerk's File No. 20150477169 of the Official Public Records for Real Property in said Harris County, Texas. Said 355-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 229, Page 70 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the common southeast corner of said Unrestricted Reserve "A" and said 0.9604-acre tract;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract, a distance of 149.36 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and an angle point of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,382.09 and East (X) = 3,036,027.53; Scale Factor = 0.9999169;

THENCE (L1) South 00°55'47" West, a distance of 33.37 feet to an "X" cut in concrete for the proposed southeast corner of said tract herein described;

THENCE (L2) South 87°20'20" West, a distance of 7.91 feet to an "X" cut in concrete for the proposed southwest corner of said tract herein described;

THENCE (L3) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract, a distance of 39.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;


THENCE (L4) North 87°20'20" East, a distance of 10.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract;

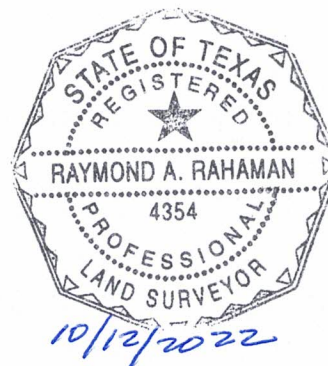
(see page 2 of 2)

Parcel 1B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L5) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract, a distance of 5.70 feet to the **POINT OF BEGINNING** and containing 355 square feet or 0.0081 acres of land.

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

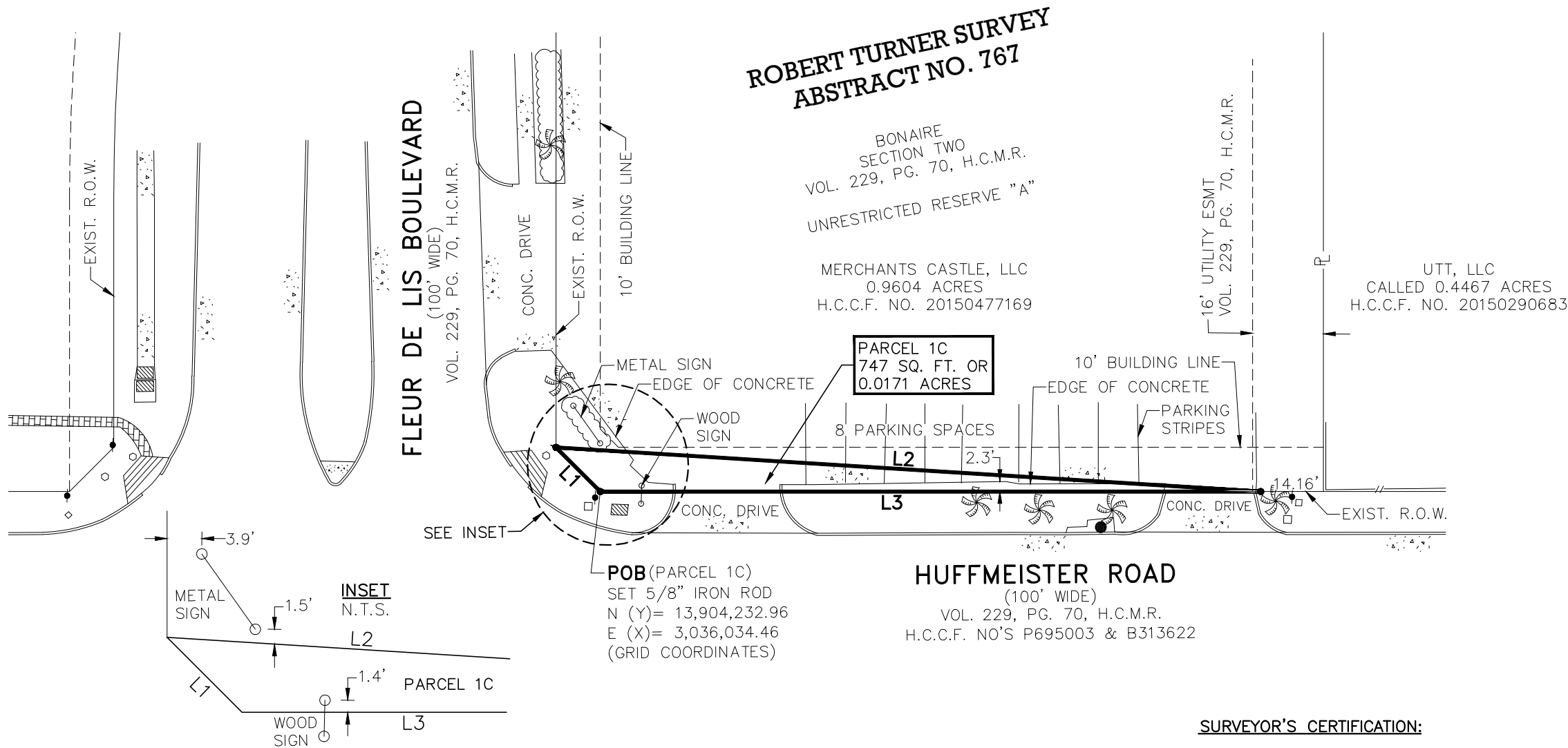
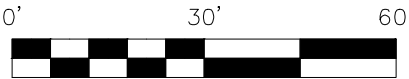


TRACT TABLE						
PARCEL NO.	ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 1C	0.9604 ACRES	747 SQ. FT. OR 0.0171 ACRES	0.9433 ACRES	MERCHANTS CASTLE, LLC	20150477169	1088420000028

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S42°20'20"W	14.14'
L2	N00°55'47"E	159.67'
L3	S02°39'40"E	149.36'



SCALE: 1"=30'
KEY MAP NO. 368T



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

NOTES:

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- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

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Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHKD BY: R.A.R.	UNOBSTRUCTED VISIBILITY EASEMENT
SCALE: 1"=30'	UPIN: 22103MF2E801
DATE: 10-12-2022	PARCEL 1C

Parcel 1C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 747 square feet or 0.0171 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 747-square foot tract being out of Unrestricted Reserve "A" in Bonaire Section Two Subdivision, a subdivision according to the map thereof recorded in Volume 229, Page 70 of the Harris County Map Records in said Harris County, Texas. Said 747-square foot tract being more particularly out of a 0.9604-acre tract conveyed unto Merchant's Castle, LLC by deed recorded under Harris County Clerk's File No. 20150477169 of the Official Public Records for Real Property in said Harris County, Texas. Said 747-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

BEGINNING at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 229, Page 70 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **POINT OF BEGINNING** also being the proposed southeast corner of said tract herein described, the common southeast corner of said Unrestricted Reserve "A" and said 0.9604-acre tract, and having grid coordinate values, North (Y) = 13,904,232.96 and East (X) = 3,036,034.46; Scale Factor = 0.9999169;

THENCE (L1) South 42°20'20" West with the cutback line of said intersection, a distance of 14.14 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described. Said point also being the southwest cutback corner of said intersection and the most southerly southeast corner of said Unrestricted Reserve "A" and said 0.9604-acre tract, located in the existing north right-of-way line of said Fleur De Lis Boulevard;


THENCE (L2) North 00°55'47" East, a distance of 159.67 feet to a 5/8-inch iron rod set for the proposed north corner of said tract herein described. Said point located in the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract. Said point also located in the existing west right-of-way line of said Huffmeister Road;

THENCE (L3) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 0.9604-acre tract, a distance of 149.36 feet to the **POINT OF BEGINNING** and containing 747 square feet or 0.0171 acres of land.

(see page 2 of 2)

Parcel 1C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

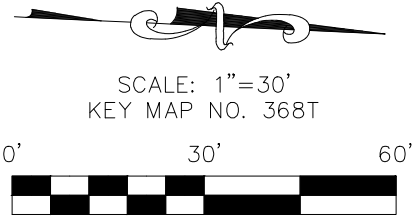
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

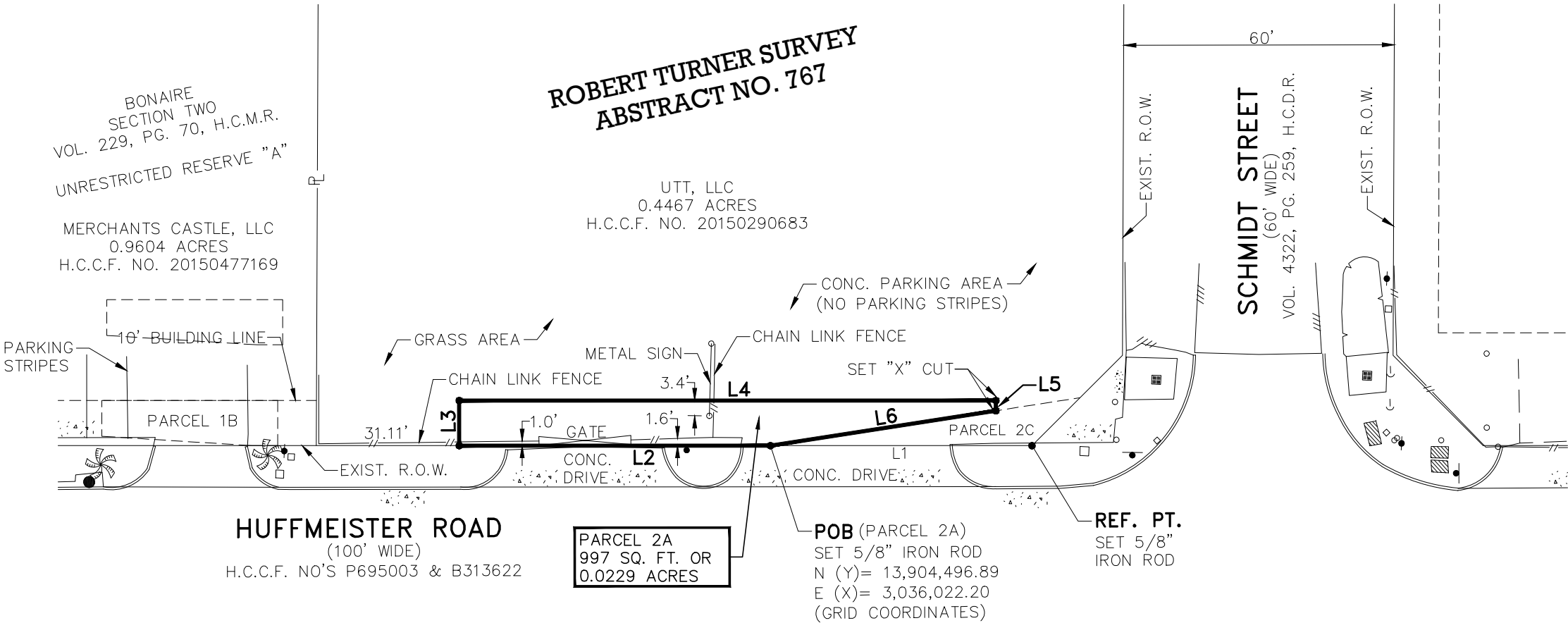


TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 2A	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.4467 ACRES	997 SQ. FT. OR 0.0229 ACRES	0.4238 ACRES	UTT, LLC	20150290683	0450710000023

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S02°39'40"E	58.00'
L2	S02°39'40"E	69.00'
L3	S87°20'20"W	10.00'
L4	N02°39'40"W	119.00'
L5	N87°20'20"E	2.26'
L6	S11°25'50"E	50.59'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



NOTES:

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- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

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Rayman

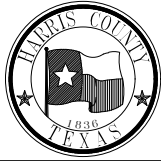
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHECKED BY: R.A.R.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
SCALE: 1"=30'	PARCEL 2A
DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1

Parcel 2A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 997 square feet or 0.0229 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 997-square foot tract being out of a 0.4467-acre tract conveyed unto UTT, LLC deed recorded under Harris County Clerk's File No. 20150290683 of the Official Public Records for Real Property in said Harris County, Texas. Said 997-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the southeast cutback corner of the intersection of the existing south right-of-way line of a public road known as Schmidt Street (60 feet wide per Volume 4322, Page 259 of the Harris County Deed Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the northeast corner of said 0.4467-acre tract;

THENCE South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the east line of said 0.4467-acre tract, a distance of 58.00 feet to a 5/8-inch iron rod set for a proposed angle point and **POINT OF BEGINNING** of said tract herein described, and having grid coordinate values, North (Y) = 13,904,496.89 and East (X) = 3,036,022.20; Scale Factor = 0.9999169;

THENCE (L2) South 02°39'40" East, continuing with the existing west right-of-way line of said Huffmeister Road and the east line of said 0.4467-acre tract, a distance of 69.00 feet to a 5/8-inch iron rod set for the proposed southeast corner of said tract herein described;

THENCE (L3) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L4) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road and the east line of said 0.4467-acre tract, a distance of 119.00 feet to an "X" cut in concrete for the proposed northwest corner of said tract herein described;


THENCE (L5) North 87°20'20" East, a distance of 2.26 feet to an "X" cut in concrete for the proposed northeast corner of said tract herein described;

THENCE (L6) South 11°25'50" East, a distance of 50.59 feet to the **POINT OF BEGINNING** and containing 997 square feet or 0.0229 acres of land.

(see page 2 of 2)

Parcel 2A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

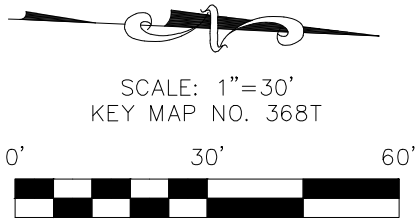
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Raymond A. Rahaman
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11111 Katy Freeway, Suite 520
Houston, Texas 77079

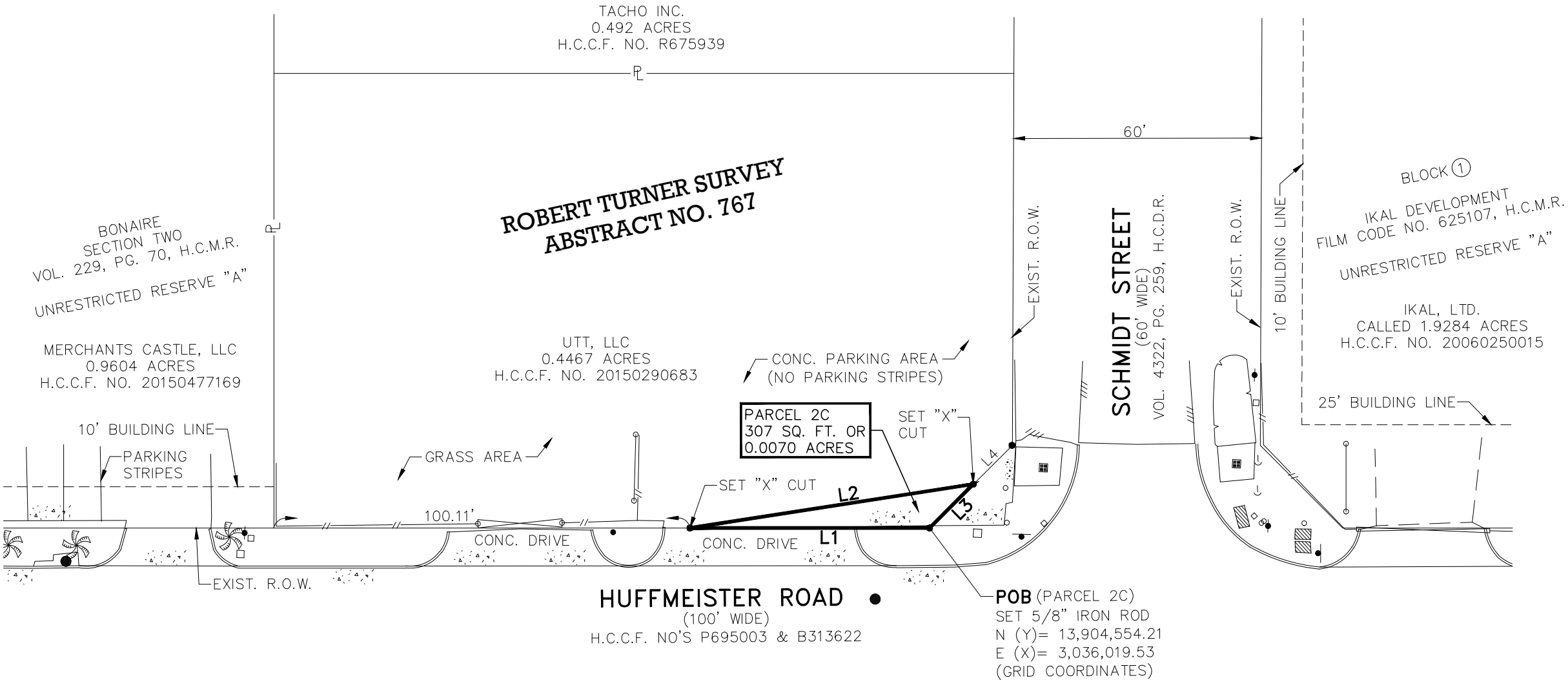


TRACT TABLE						
PARCEL NO.	ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 2C	0.4467 ACRES	307 SQ. FT. OR 0.0070 ACRES	0.4397 ACRES	UTT, LLC	20150290683	0450710000023

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S02°39'40"E	58.00'
L2	N11°25'50"W	69.44'
L3	S47°33'09"E	15.00'
L4	N47°33'09"W	13.34'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



NOTES:

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Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

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HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	UNOBSTRUCTED VISIBILITY EASEMENT
CHECK BY:	R.A.R.		
SCALE:	1"=30'	UPIN: 22103MF2E801	
DATE:	10-12-2022	APPROVED BY:	PARCEL 2C

Parcel 2C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 1

Being a tract of land containing 307 square feet or 0.0070 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 307-square foot tract being out of a 0.4467-acre tract conveyed unto UTT, LLC deed recorded under Harris County Clerk's File No. 20150290683 of the Official Public Records for Real Property in said Harris County, Texas. Said 307-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:


BEGINNING at a 5/8-inch iron rod set for the southeast cutback corner of the intersection of the existing south right-of-way line of a public road known as Schmidt Street (60 feet wide per Volume 4322, Page 259 of the Harris County Deed Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Harris County Clerk's File Nos. P695003 and B313622). Said **POINT OF BEGINNING** also being the northeast corner of said 0.4467-acre tract and the proposed northeast corner of said tract herein described tract. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,554.21 and East (X) = 3,036,019.53; Scale Factor = 0.9999169;

THENCE (L1) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the east line of said 0.4467-acre tract, a distance of 58.00 feet to an "X" cut in concrete for the proposed south corner of said tract herein described;

THENCE (L2) North 11°25'50" West, a distance of 69.44 feet to an "X" cut in concrete for the proposed northwest corner of said tract herein described. Said point located in the said cutback line of said intersection and in the northeasterly line of said 0.4467-acre tract;

THENCE (L3) South 47°33'09" East with the northeasterly line of said 0.4467-acre tract and the cutback line of said intersection, a distance of 15.00 feet to the **POINT OF BEGINNING** and containing 307 square feet or 0.0070 acres of land.

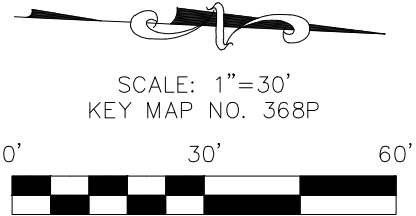
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
1111 Katy Freeway, Suite 520
Houston, Texas 77079



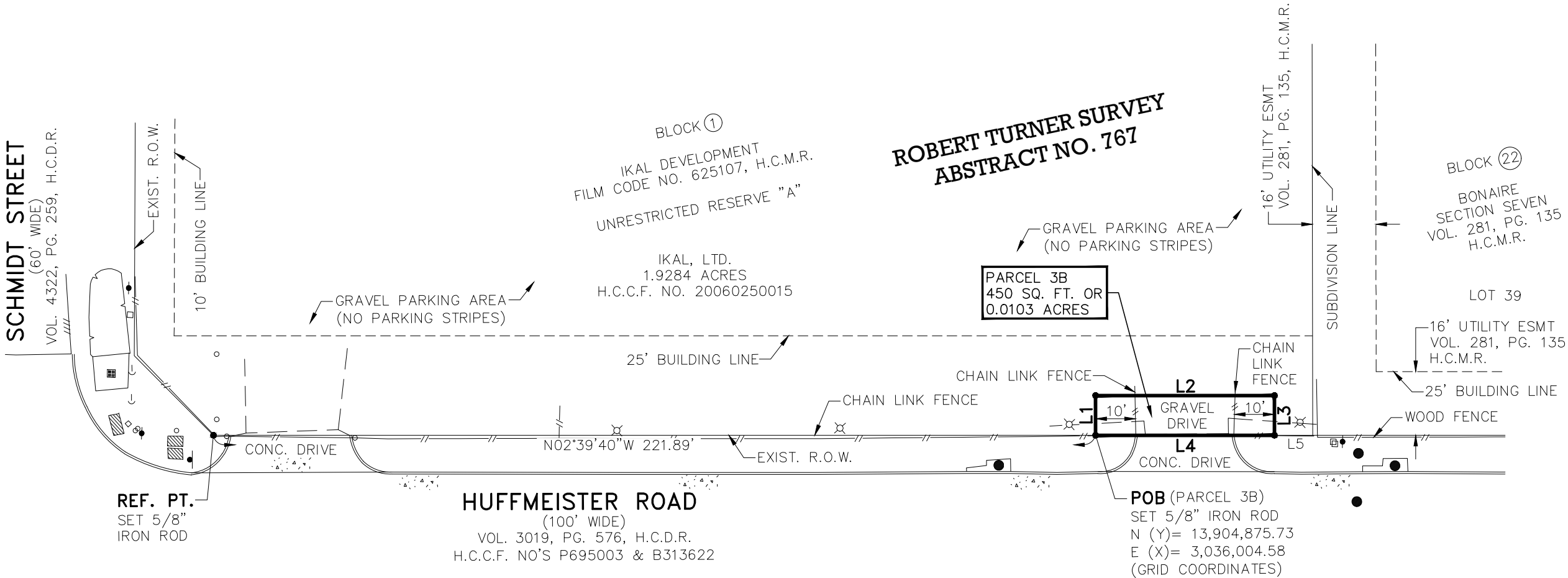
TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 3B	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	1.9284 ACRES	450 SQ. FT. OR 0.0103 ACRES	1.9181 ACRES	IKAL, LTD.	20060250015	1311850010001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°20'20"W	10.00'
L2	N02°39'40"W	45.00'
L3	N87°20'20"E	10.00'
L4	S02°39'40"E	45.00'
L5	N02°39'40"W	9.60'



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT			
PROJECT TITLE:	DRAWN BY: I.A.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT	
	CHECKED BY: R.A.R.	PARCEL 3B	
SCALE: 1"=30'	DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1	

Parcel 3B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 450 square feet or 0.0103 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 450-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Ikal Development Subdivision, a subdivision according to the map thereof recorded at Film Code No. 625107 of the Harris County Map Records in said Harris County, Texas. Said 450-square foot tract being more particularly out of a 1.9284-acre tract conveyed unto Ikal, Ltd. by deed recorded under Harris County Clerk's File No. 20060250015 of the Official Public Records for Real Property in said Harris County, Texas. Said 450-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Schmidt Street (60 feet wide per Volume 4322, Page 259 of said Harris County Deed Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the most easterly southeast corner of said Unrestricted Reserve "A" and said 1.9284-acre tract;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract, a distance of 221.89 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** proposed southeast corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,875.73 and East (X) = 3,036,004.58; Scale Factor = 0.9999169;

THENCE (L1) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract, a distance of 45.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;

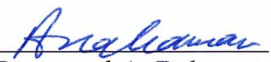
THENCE (L3) North 87°20'20" East, a distance of 10.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract;

(see page 2 of 2)

Parcel 3B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract, a distance of 45.00 feet to the **POINT OF BEGINNING** and containing 450 square feet or 0.0103 acres of land.

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

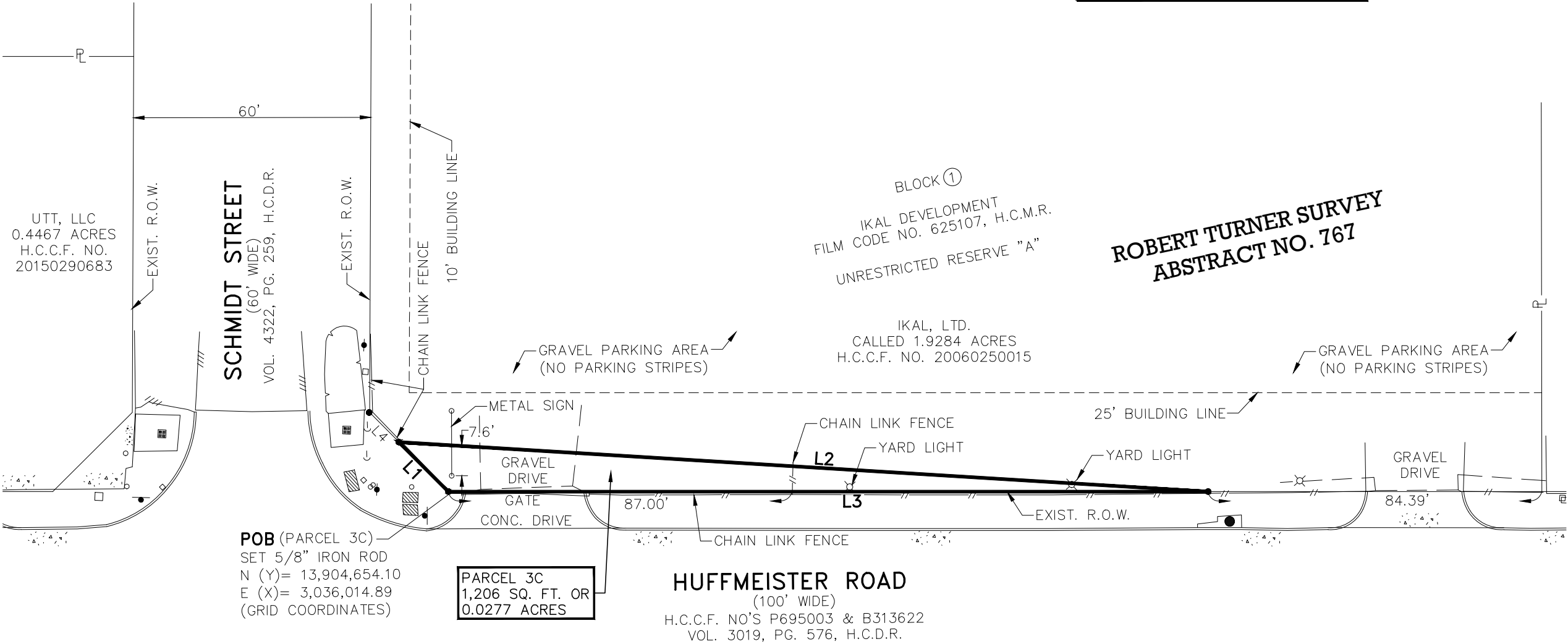
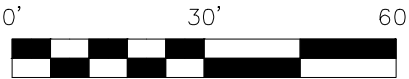


TRACT TABLE						
PARCEL NO.	ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 3C	1.9284 ACRES	1,206 SQ. FT. OR 0.0277 ACRES	1.9007 ACRES	IKAL, LTD.	20060250015	1311850010001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S42°27'09"W	17.72'
L2	N00°51'01"E	204.99'
L3	S02°39'40"E	192.10'
L4	S42°27'09"W	10.51'



SCALE: 1"=30'
KEY MAP NO. 368P



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

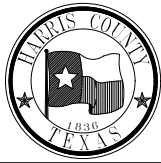
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	UNOBSTRUCTED VISIBILITY EASEMENT
CHECKED BY:	R.A.R.	UPIN:	22103MF2E801
SCALE:	1"=30'	APPROVED BY:	PARCEL 3C
DATE:	10-12-2022		

Parcel 3C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 1,206 square feet or 0.0277 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 1,206-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Ikal Development Subdivision, a subdivision according to the map thereof recorded at Film Code No. 625107 of the Harris County Map Records in said Harris County, Texas. Said 1,206-square foot tract being more particularly out of a 1.9284-acre tract conveyed unto Ikal, Ltd. by deed recorded under Harris County Clerk's File No. 20060250015 of the Official Public Records for Real Property in said Harris County, Texas. Said 1,206-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

BEGINNING at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Schmidt Street (60 feet wide per Volume 4322, Page 259 of said Harris County Deed Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **POINT OF BEGINNING** also being the proposed southeast corner of said tract herein described, the common most easterly southeast corner of said Unrestricted Reserve "A" and said 1.9284-acre tract. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,654.10 and East (X) = 3,036,014.89; Scale Factor = 0.9999169;


THENCE (L1) South 42°27'09" West with the cutback line of said intersection, a distance of 17.72 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 00°51'01" East, a distance of 204.99 feet to a 5/8-inch iron rod set for the proposed north corner of said tract herein described. Said point located in the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract. Said point also located in the existing west right-of-way line of said Huffmeister Road;

THENCE (L3) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the common east line of said Unrestricted Reserve "A" and said 1.9284-acre tract, a distance of 192.10 feet to the **POINT OF BEGINNING** and containing 1,206 square feet or 0.0277 acres of land.

Parcel 3C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

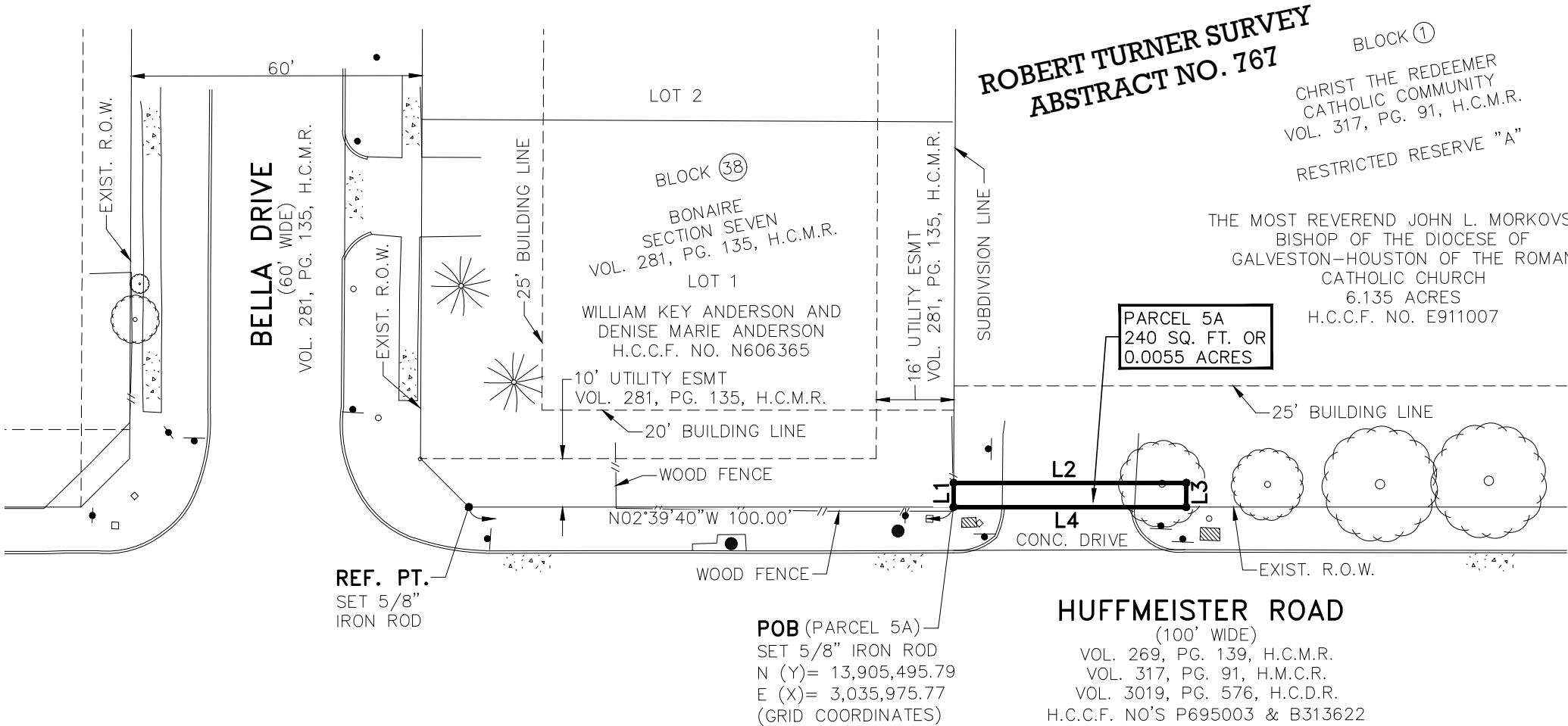
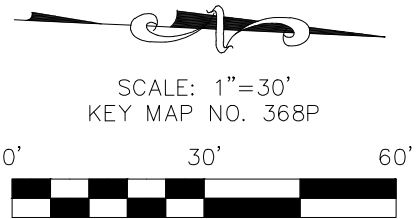
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 5A	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	6.135 ACRES	240 SQ. FT. OR 0.0055 ACRES	6.1295 ACRES	THE MOST REVEREND JOHN L. MORKOVSKY, BISHOP OF THE DIOCESE OF GALVESTON-HOUSTON OF THE ROMAN CATHOLIC CHURCH	E911007	1156500010001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°36'04"W	5.00'
L2	N02°39'40"W	48.00
L3	N87°36'04"E	5.00'
L4	S02°39'40"E	48.00'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	TEMPORARY CONSTRUCTION EASEMENT
CHECKED BY:	R.A.R.		
SCALE:	1"=30'		PARCEL 5A
DATE:	10-12-2022	APPROVED BY:	SHEET 1 OF 1

Parcel 5A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 240 square feet or 0.0055 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 240-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas. Said 240-square foot tract being more particularly out of a 6.135-acre tract conveyed unto The Most Reverend John L. Morkovsky, Bishop of the Diocese of Galveston-Houston of the Roman Catholic Church by deed recorded under Harris County Clerk's File No. E911007 of the Official Public Records for Real Property in said Harris County, Texas. Said 240-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road and the east line of said Lot 1, a distance of 100.00 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** also being the northeast corner of said Lot 1, located in the common south line of said 6.135-acre tract and said Unrestricted Reserve "A", and having grid coordinate values, North (Y) = 13,905,495.79 and East (X) = 3,035,975.77; Scale Factor = 0.9999169;

THENCE (L1) South 87°36'04" West with the north line of said Lot 1 and with the common south line of said 6.135-acre tract and said Unrestricted Reserve "A", a distance of 5.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 02°39'40" West with a line parallel to and located 5 feet west of the existing west right-of-way line of said Huffmeister Road, a distance of 48.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;


THENCE (L3) North 87°36'04" East, a distance of 5.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located the existing west right-of-way line of said Huffmeister Road;

(see page 2 of 2)

Parcel 5A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road, a distance of 48.00 feet to the **POINT OF BEGINNING** and containing 240 square feet or 0.0055 acres of land.

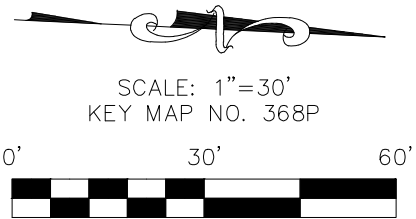
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



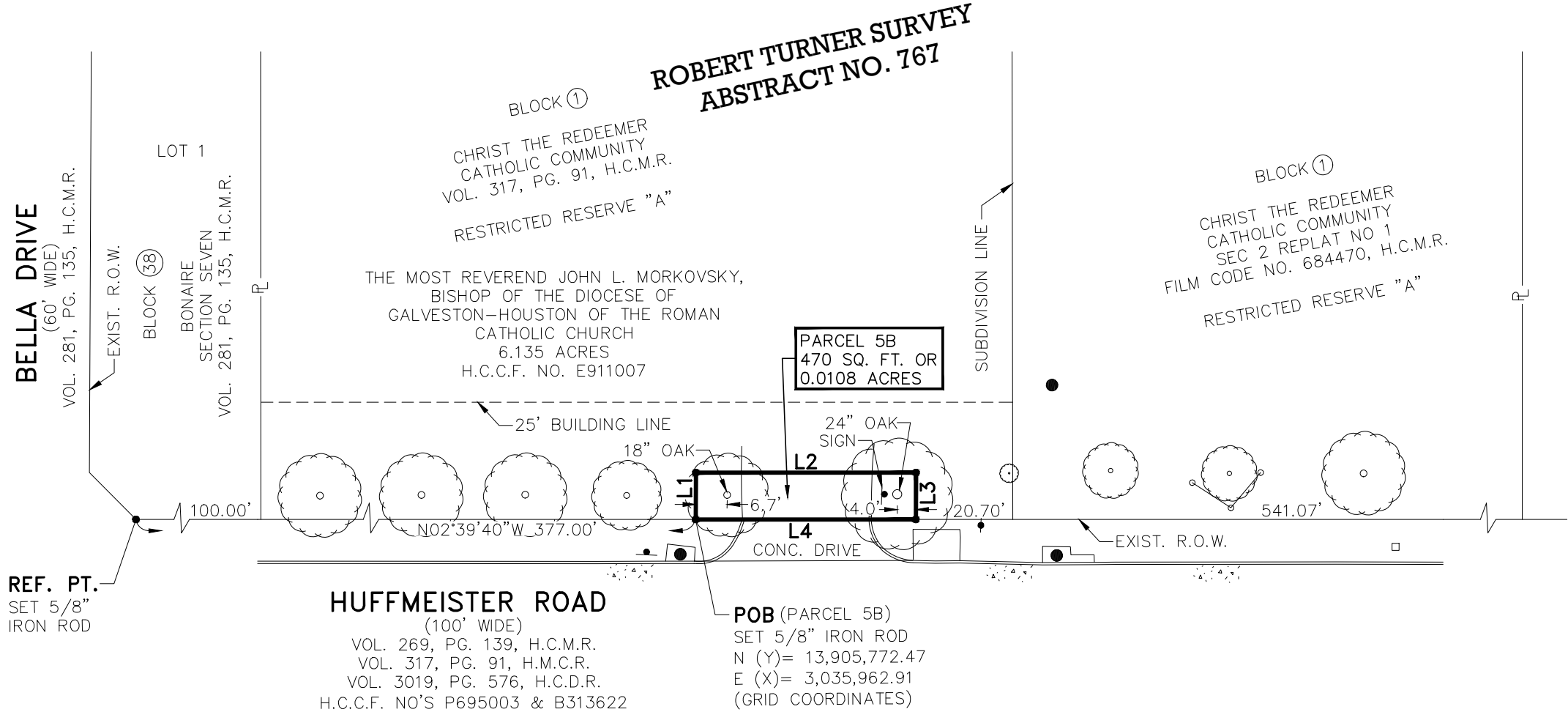
TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 5B	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	6.135 ACRES	470 SQ. FT. OR 0.0108 ACRES	6.1242 ACRES	THE MOST REVEREND JOHN L. MORKOVSKY, BISHOP OF THE DIOCESE OF GALVESTON-HOUSTON OF THE ROMAN CATHOLIC CHURCH	E911007	1156500010001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°20'20"W	10.00'
L2	N02°39'40"W	47.00'
L3	N87°20'20"E	10.00'
L4	S02°39'40"E	47.00'



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRWN BY:	I.A.
CHKD BY:	R.A.R.
SCALE:	1"=30'
DATE:	10-12-2022
HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT	
PARCEL 5B	
SHEET 1 OF 1	

Parcel 5B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 470 square feet or 0.0108 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 470-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas. Said 470-square foot tract being more particularly out of a 6.135-acre tract conveyed unto The Most Reverend John L. Morkovsky, Bishop of the Diocese of Galveston-Houston of the Roman Catholic Church by deed recorded under Harris County Clerk's File No. 911007 of the Official Public Records for Real Property in said Harris County, Texas. Said 470-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road and the east line of said Lot 1, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of said Unrestricted Reserve "A" and continuing for a total distance of 377.00 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described, having grid coordinate values, North (Y) = 13,905,772.46 and East (X) = 3,035,962.91; Scale Factor = 0.9999169;

THENCE (L1) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road, a distance of 47.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;


THENCE (L3) North 87°20'20" East, a distance of 10.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located the existing west right-of-way line of said Huffmeister Road;

(see page 2 of 2)

Parcel 5B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road, a distance of 47.00 feet to the **POINT OF BEGINNING** and containing 470 square feet or 0.0108 acres of land.

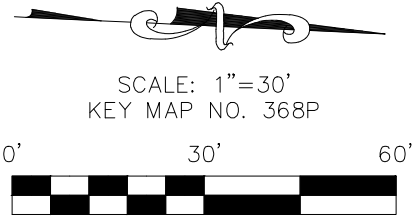
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

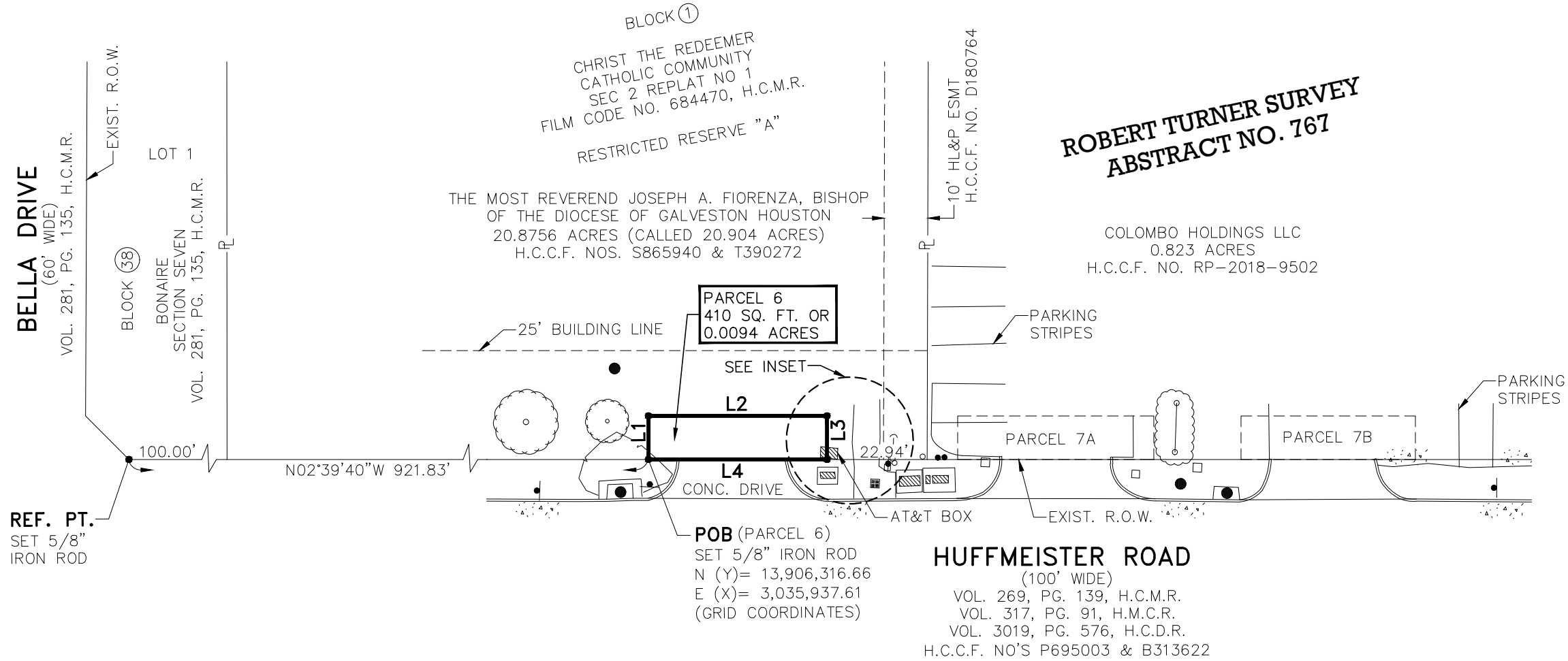


TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 6	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	20.8756 ACRES	410 SQ. FT. OR 0.0094 ACRES	20.8662 ACRES	THE MOST REVEREND JOSEPH A. FIORENZA, BISHOP OF THE DIOCESE OF GALVESTON HOUSTON	S865940 & T390272	1311900010001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°20'20"W	10.00'
L2	N02°39'40"W	41.00'
L3	N87°20'20"E	10.00'
L4	S02°39'40"E	41.00'

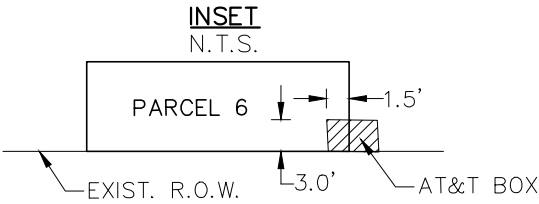


EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.



HUFFMEISTER ROAD
(100' WIDE)
VOL. 269, PG. 139, H.C.M.R.
VOL. 317, PG. 91, H.M.C.R.
VOL. 3019, PG. 576, H.C.D.R.
H.C.C.F. NO'S P695003 & B313622

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	TEMPORARY CONSTRUCTION EASEMENT
CHECK BY:	R.A.R.		
SCALE:	1"=30'		
DATE:	10-12-2022	APPROVED BY:	SHEET 1 OF 1

Parcel 6
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 410 square feet or 0.0094 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 410-square foot tract being out of Restricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Sec 2 Replat No 1 Subdivision, a subdivision containing 20.8756 acres according to the map thereof recorded at Film Code No. 684470 of the Harris County Map Records in said Harris County, Texas. Said 20.8756-acre (called 20.904 acres) conveyed unto The Most Reverend Joseph A. Fiorenza, Bishop of the Diocese of Galveston Houston, an undivided 1/2 interest of said 20.904-acre tract by deed recorded under Harris County Clerk's File No. S865940, and an undivided 1/2 interest of said 20.904-acre tract by deed recorded under Harris County Clerk's File No. T390272, respectively of the Harris County Deed Records in said Harris County, Texas. Said 410-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 921.83 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described, having grid coordinate values, North (Y) = 13,906,316.66 and East (X) = 3,035,937.61; Scale Factor = 0.9999169;

THENCE (L1) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road, a distance of 41.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;

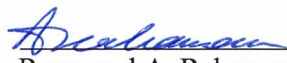
(see page 2 of 2)

Parcel 6
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L3) North 87°20'20" East, a distance of 10.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located the existing west right-of-way line of said Huffmeister Road;

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road, a distance of 41.00 feet to the **POINT OF BEGINNING** and containing 410 square feet or 0.0094 acres of land.

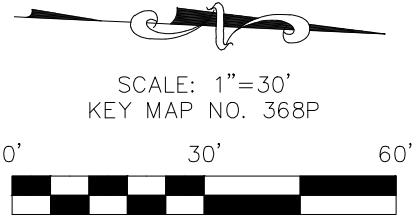
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



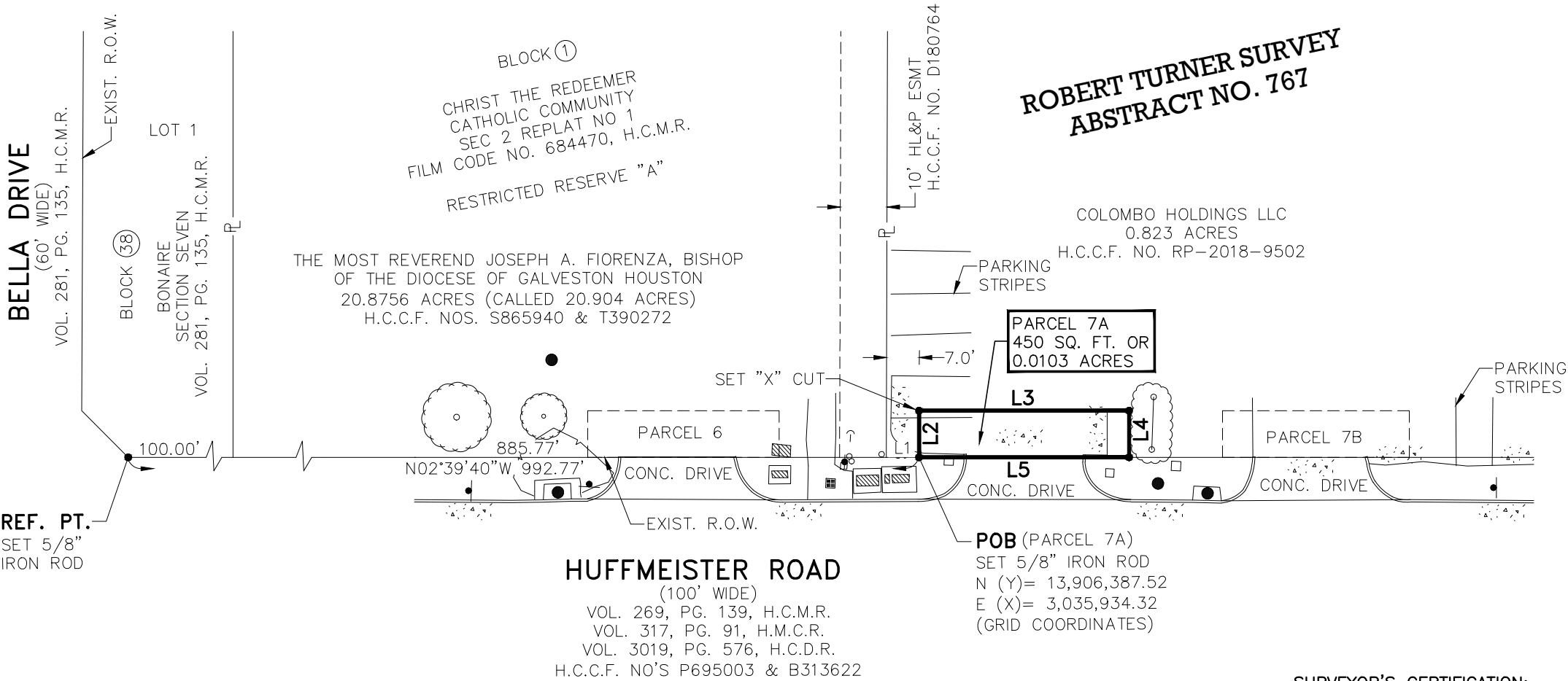
TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 7A	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.823 ACRES	450 SQ. FT. OR 0.0103 ACRES	0.8127 ACRES	COLOMBO HOLDINGS LLC	RP-2018-9502	0450710000022

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N02°39'40"W	7.00'
L2	S87°20'20"W	10.00'
L3	N02°39'40"W	45.00'
L4	N87°20'20"E	10.00'
L5	S02°39'40"E	45.00'



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



- NOTES:
- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
 - COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
 - ALL DISTANCES SHOWN ARE SURFACE VALUES.
 - SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
 - THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

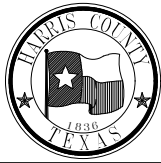
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT			
PROJECT TITLE:	DRAWN BY: I.A.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT	
	CHECKED BY: R.A.R.	PARCEL 7A	
SCALE: 1"=30'	DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1	

Parcel 7A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 450 square feet or 0.0103 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 450-square foot tract being out of a 0.823-acre tract conveyed unto Colombo Holdings LLC by deed recorded under Harris County Clerk's File No. RP-2018-9502 of the Harris County Deed Records in said Harris County, Texas. Said 450-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, at a distance of 985.77 feet passing the south line of said 0.823-acre tract and the north line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Sec 2 Replat No 1 Subdivision, a subdivision according to the map thereof recorded at Film Code No. 684470 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 992.77 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,906,387.52 and East (X) = 3,035,934.32; Scale Factor = 0.9999169;

THENCE (L2) South 87°20'20" West, a distance of 10.00 feet to an "X" cut in concrete for the proposed southwest corner of said tract herein described;

THENCE (L3) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road, a distance of 45.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described;

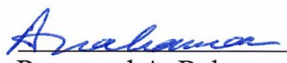
(see page 2 of 2)

Parcel 7A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) North 87°20'20" East, a distance of 10.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located in the east line of said 0.823-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L5) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 0.823-acre tract, a distance of 45.00 feet to the **POINT OF BEGINNING** and containing 450 square feet or 0.0103 acres of land.

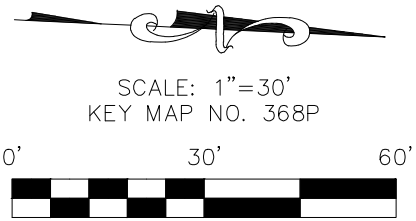
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



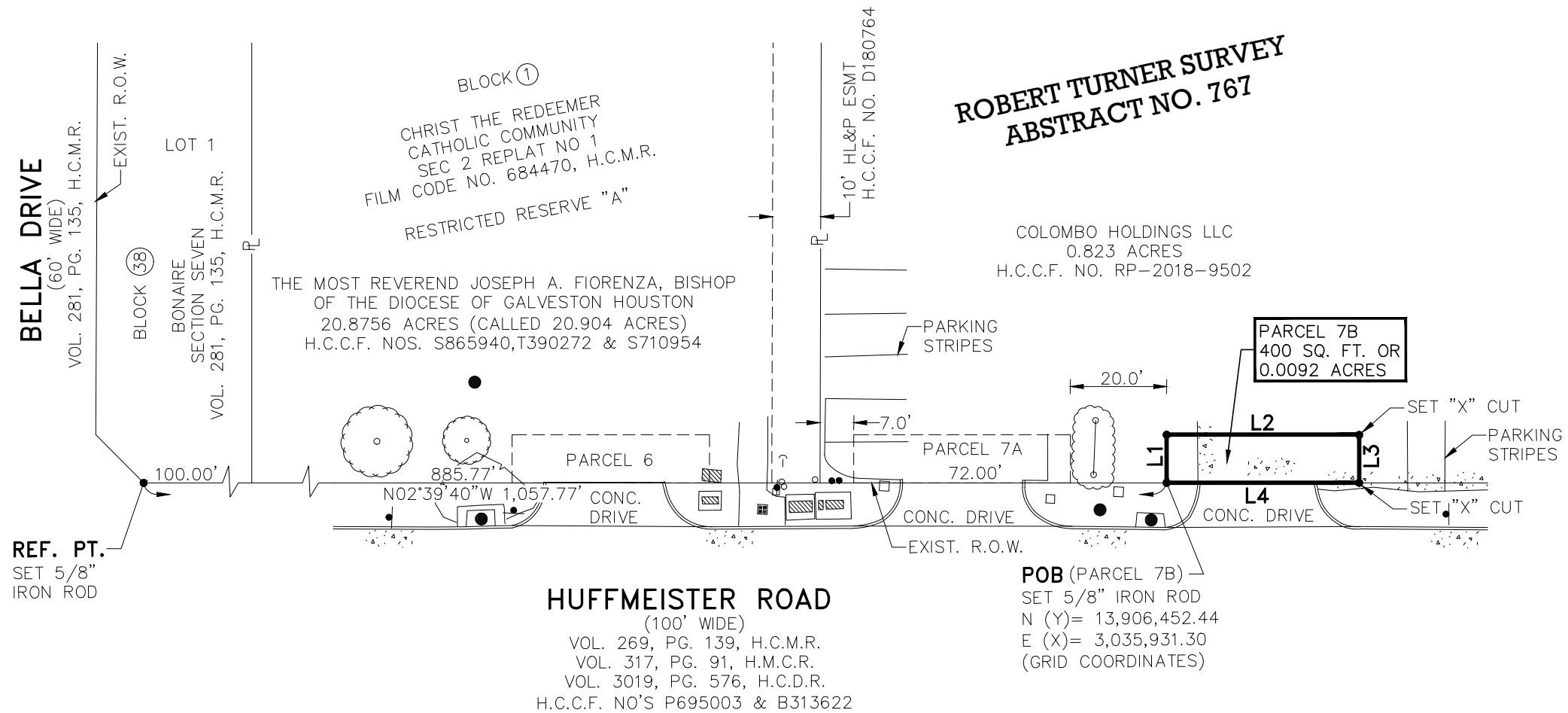
TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 7B	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.823 ACRES	400 SQ. FT. OR 0.0092 ACRES	0.8138 ACRES	COLOMBO HOLDINGS LLC	RP-2018-9502	0450710000022

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°20'20"W	10.00'
L2	N02°39'40"W	40.00'
L3	N87°20'20"E	10.00'
L4	S02°39'40"E	40.00'



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT			
PROJECT TITLE:		SHEET DESCRIPTION:	
DRAWN BY:	I.A.	TEMPORARY CONSTRUCTION EASEMENT	
CHECKED BY:	R.A.R.	PARCEL 7B	
SCALE:	1"=30'		
DATE:	10-12-2022	APPROVED BY:	
		SHEET 1 OF 1	

Parcel 7B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 400 square feet or 0.0092 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 400-square foot tract being out of a 0.823-acre tract conveyed unto Colombo Holdings LLC by deed recorded under Harris County Clerk's File No. RP-2018-9502 of the Harris County Deed Records in said Harris County, Texas. Said 400-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, at a distance of 985.77 feet passing the south line of said 0.823-acre tract and the north line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Sec 2 Replat No 1 Subdivision, a subdivision according to the map thereof recorded at Film Code No. 684470 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 1,057.77 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,906,452.44 and East (X) = 3,035,931.30; Scale Factor = 0.9999169;

THENCE (L1) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the east line of said 0.823-acre tract and the existing west right-of-way line of said Huffmeister Road, a distance of 40.00 feet to an "X" cut in concrete for proposed northwest corner of said tract herein described;


(see page 2 of 2)

Parcel 7B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L3) North 87°20'20" East, a distance of 10.00 feet to an "X" cut in concrete for proposed northeast corner of said tract herein described. Said point located in the east line of said 0.823-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 0.823-acre tract, a distance of 40.00 feet to the **POINT OF BEGINNING** and containing 400 square feet or 0.0092 acres of land.

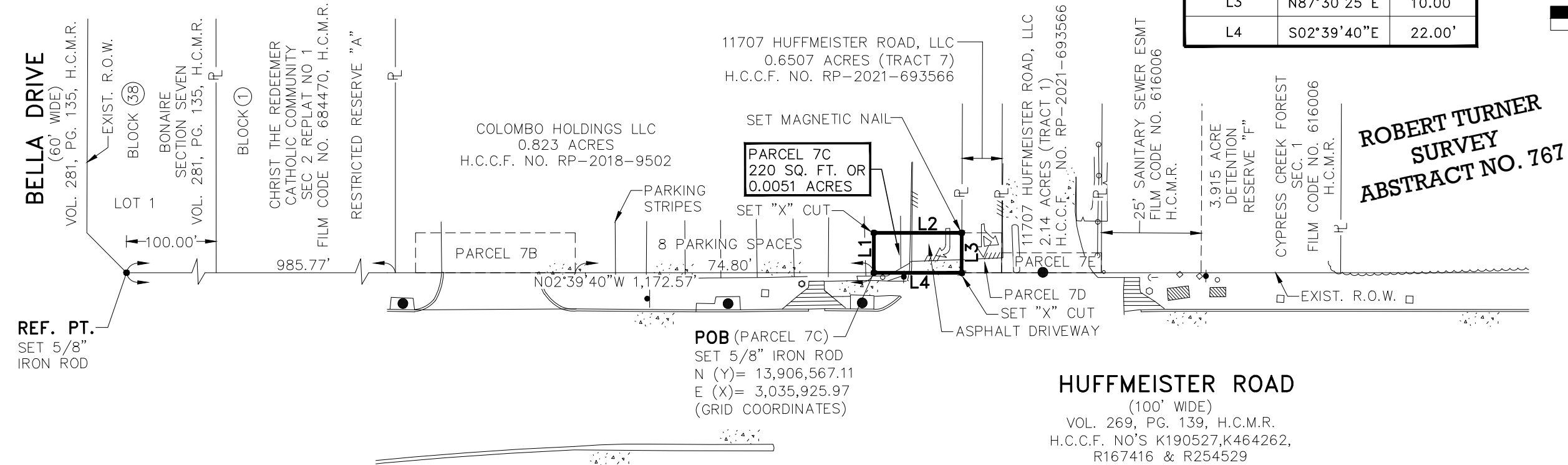
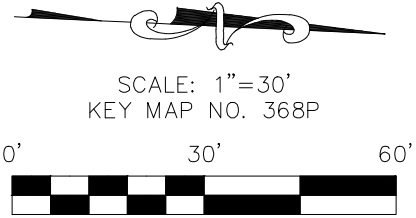
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 7C	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.823 ACRES	220 SQ. FT. OR 0.0051 ACRES	0.8179 ACRES	COLOMBO HOLDINGS LLC	RP-2018-9502	0450710000022

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°20'20"W	10.00'
L2	N02°39'40"W	22.03'
L3	N87°30'25"E	10.00'
L4	S02°39'40"E	22.00'



ROBERT TURNER
SURVEY
ABSTRACT NO. 767

EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



10-12-2022

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE: HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY: I.A.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
CHECKED BY: R.A.R.	PARCEL 7C
SCALE: 1"=30'	SHEET 1 OF 1
DATE: 10-12-2022	APPROVED BY:

Parcel 7C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 220 square feet or 0.0051 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 220-square foot tract being out of a 0.823-acre tract conveyed unto Colombo Holdings LLC by deed recorded under Harris County Clerk's File No. RP-2018-9502 of the Harris County Deed Records in said Harris County, Texas. Said 220-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, at a distance of 985.77 feet passing the south line of said 0.823-acre tract and the north line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Sec 2 Replat No 1 Subdivision, a subdivision according to the map thereof recorded at Film Code No. 684470 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 1,172.57 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,906,567.11 and East (X) = 3,035,925.97; Scale Factor = 0.9999169;

THENCE (L1) South 87°20'20" West, a distance of 10.00 feet to an "X" cut in concrete for the proposed southwest corner of said tract herein described;

(see page 2 of 2)


Parcel 7C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

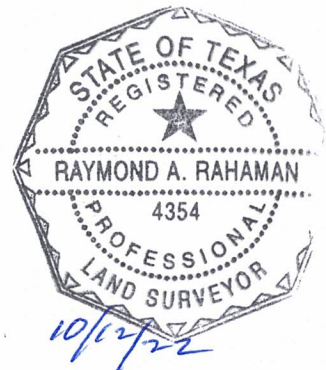
THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the east line of said 0.823-acre tract and the existing west right-of-way line of said Huffmeister Road, a distance of 22.03 feet to a magnetic nail set for proposed northwest corner of said tract herein described. Said point located in the north line of said 0.823-acre tract and in an upper south line of a 0.6507-acre tract (tract 7) conveyed unto 11707 Huffmeister Road, LLC by deed recorded under Harris County Clerk's File No. RP-2021-693566 of the Harris County Deed Records in said Harris County, Texas;

THENCE (L3) North 87°30'25" East with the upper south line of said 0.6507-acre tract and the north line of said 0.823-acre tract, a distance of 10.00 feet to an "X" cut in concrete for proposed northeast corner of said tract herein described. Said point located in the east line of said 0.823-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 0.823-acre tract, a distance of 22.00 feet to the **POINT OF BEGINNING** and containing 220 square feet or 0.0051 acres of land.

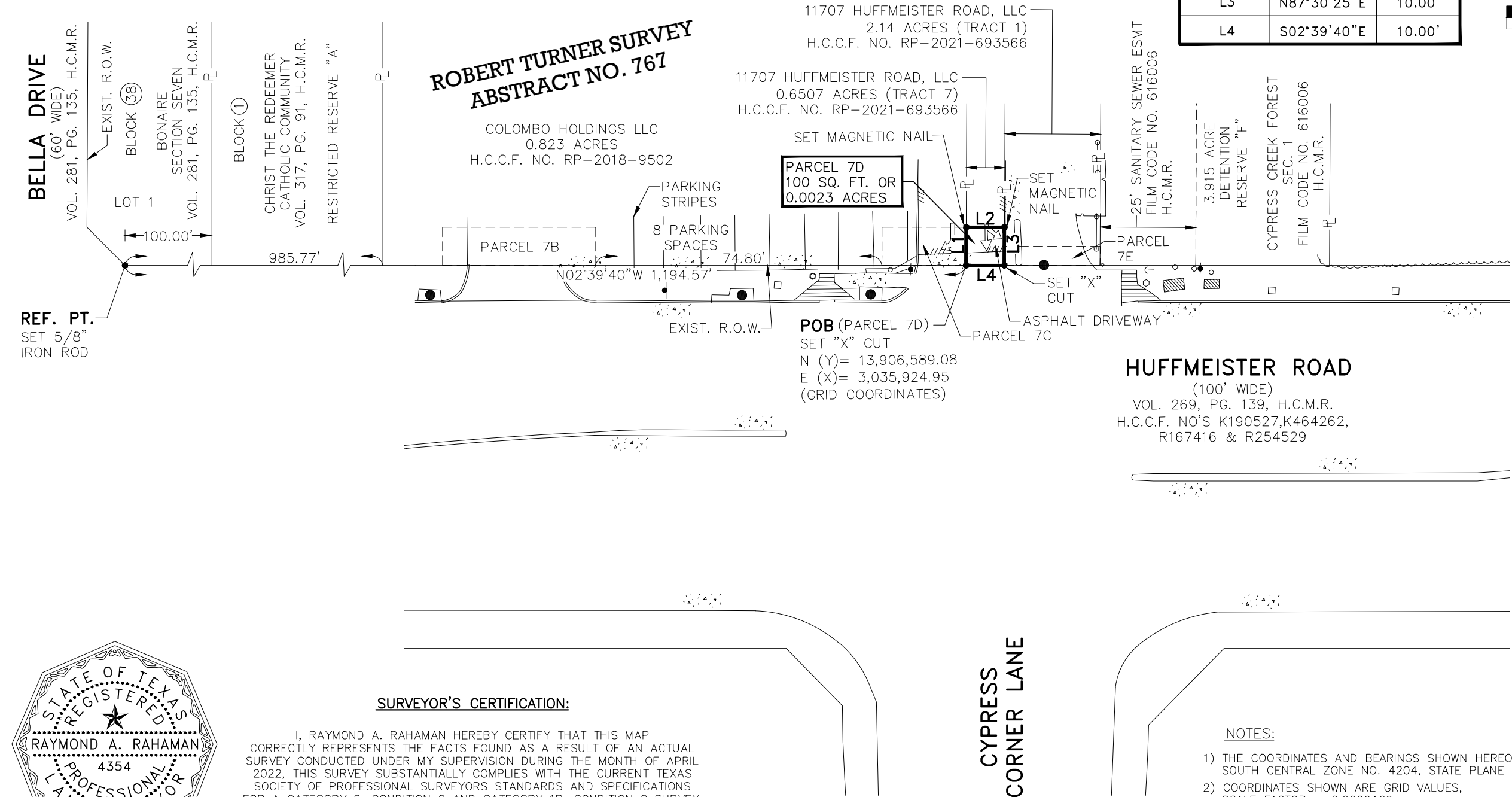
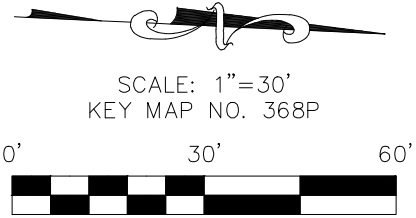
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 7D	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.6507 ACRES	100 SQ. FT. OR 0.0023 ACRES	0.6484 ACRES	11707 HUFFMEISTER ROAD, LLC	RP-2021-693566	0450710000147

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°30'25"W	10.00'
L2	N02°39'40"W	10.00'
L3	N87°30'25"E	10.00'
L4	S02°39'40"E	10.00'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



10-12-2022

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHECKED BY: R.A.R.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
SCALE: 1"=30'	PARCEL 7D
DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1

Parcel 7D
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 100 square feet or 0.0023 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 100-square foot tract being out of a 0.6507-acre tract (tract 7) conveyed unto 11707 Huffmeister Road, LLC by deed recorded under Harris County Clerk's File No. RP-2021-693566 of the Harris County Deed Records in said Harris County, Texas. Said 100-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 1,194.57 feet to an "X" cut in concrete for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** located in the north line of a 0.823-acre tract conveyed unto Colombo Holdings LLC by deed recorded under Harris County Clerk's File No. RP-2018-9502 of the Harris County Deed Records in said Harris County, Texas and in the upper south line of said 0.6507-acre tract. Said **POINT OF BEGINNING** having grid coordinate values, North (Y) = 13,906,589.08 and East (X) = 3,035,924.95; Scale Factor = 0.9999169;

THENCE (L1) South 87°30'25" West with the upper south line of a 0.6507-acre tract and the north line of said 0.823-acre tract, a distance of 10.00 feet to a magnetic nail set for the proposed southwest corner of said tract herein described;


Parcel 7D
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L2) North 02°39'40" West with a line parallel to and located 10 feet west of the east line of said 0.6507-acre tract and the existing west right-of-way line of said Huffmeister Road, a distance of 10.00 feet to a magnetic nail set for proposed northwest corner of said tract herein described. Said point located in the north line of said 0.6507-acre tract and in south line of a 2.14-acre tract (tract 1) conveyed unto 11707 Huffmeister Road, LLC by deed recorded under Harris County Clerk's File No. RP-2021-693566 of the Harris County Deed Records in said Harris County, Texas;

THENCE (L3) North 87°30'25" East with the north line of said 0.6507-acre tract and the south line of said 2.14-acre tract, a distance of 10.00 feet to an "X" cut in concrete for proposed northeast corner of said tract herein described. Said point located in the east line of said 0.6507-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 0.6507-acre tract, a distance of 10.00 feet to the **POINT OF BEGINNING** and containing 100 square feet or 0.0023 acres of land.

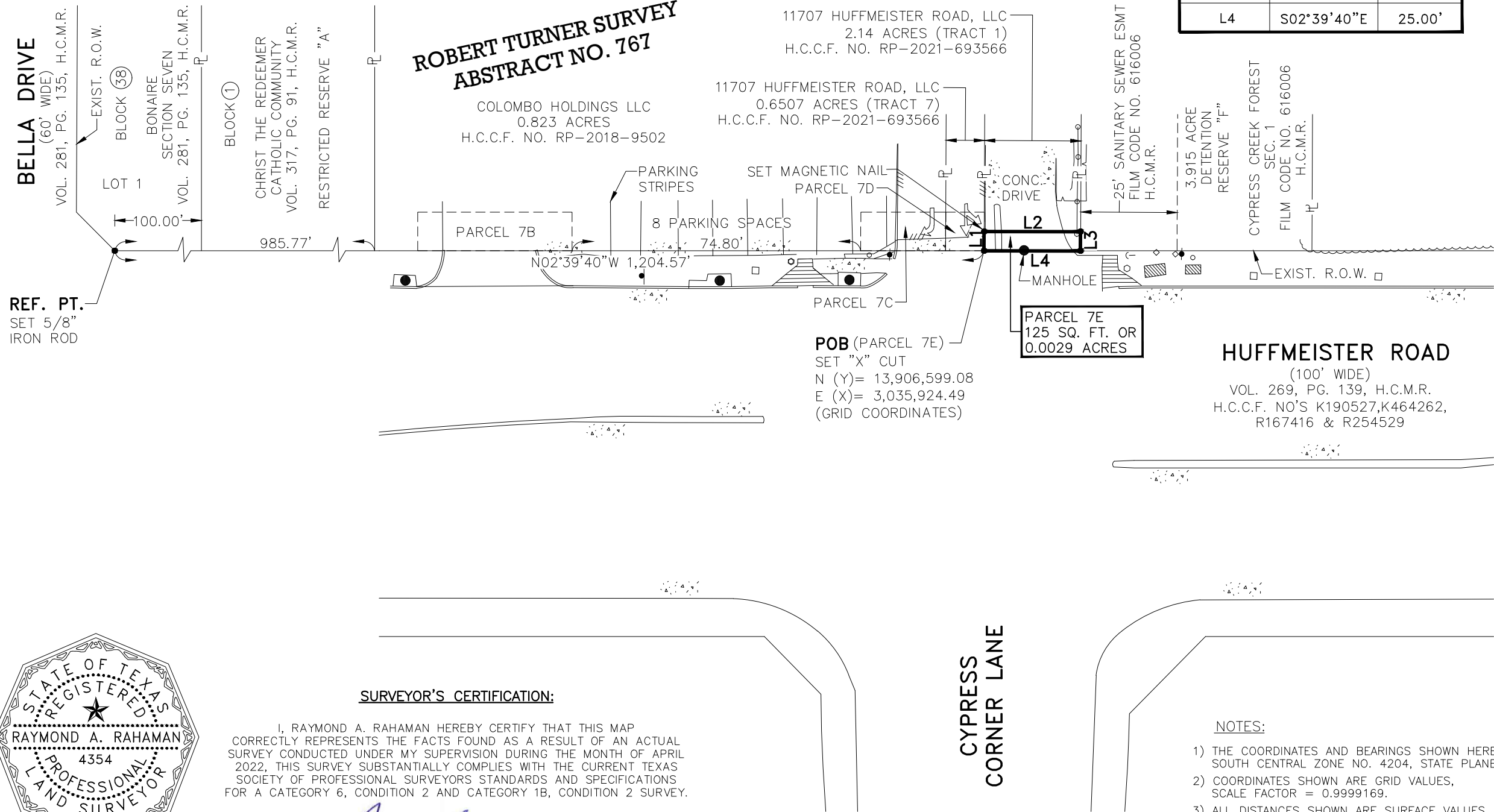
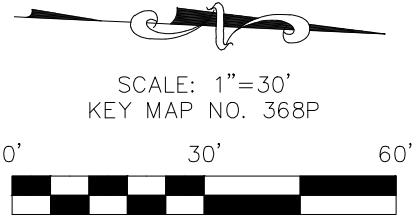
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 7E	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	2.14 ACRES	125 SQ. FT. OR 0.0029 ACRES	2.1371 ACRES	11707 HUFFMEISTER ROAD, LLC	RP-2021-693566	0450710000182

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S87°30'25"W	5.00'
L2	N02°39'40"W	25.00'
L3	N87°30'25"E	5.00'
L4	S02°39'40"E	25.00'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



10-12-2022

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

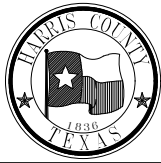
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PREFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHECKED BY: R.A.R.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
SCALE: 1"=30'	PARCEL 7E
DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1

Parcel 7E
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 125 square feet or 0.0029 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 125-square foot tract being out of a 2.14-acre tract (tract 1) conveyed unto 11707 Huffmeister Road, LLC by deed recorded under Harris County Clerk's File No. RP-2021-693566 of the Harris County Deed Records in said Harris County, Texas. Said 125-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, and continuing for a total distance of 1,204.57 feet to an "X" cut in concrete for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **BEGINNING POINT** located in the north line of a 0.6507-acre tract (tract 7) conveyed unto 11707 Huffmeister Road, LLC by deed recorded under Harris County Clerk's File No. RP-2021-693566 of the Harris County Deed Records in said Harris County, Texas and in the south line of said 2.14-acre tract. Said **POINT OF BEGINNING** having grid coordinate values, North (Y) = 13,906,599.08 and East (X) = 3,035,924.49; Scale Factor = 0.9999169;

THENCE (L1) South 87°30'25" West with the south line of said 2.14-acre tract and the north line of said 0.6507-acre tract, a distance of 5.00 feet to a magnetic nail set for the proposed southwest corner of said tract herein described;

(see page 2 of 2)


Parcel 7E
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L2) North 02°39'40" West with a line parallel to and located 5 feet west of the east line of said 2.14-acre tract and the existing west right-of-way line of said Huffmeister Road, a distance of 25.00 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described. Said point located in the north line of said 2.14-acre tract and in the south line of Detention Reserve "A" containing 3.915 acres in Cypress Creek Forest Sec. 1 Subdivision, a subdivision according to the map thereof recorded at Film Code No. 616006 of the Harris County Map Records in said Harris County, Texas;

THENCE (L3) North 87°30'25" East with the south line of said 3.915-acre tract and the north line of said 0.6507-acre tract, a distance of 5.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located in the east line of said 2.14-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L4) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 2.14-acre tract, a distance of 25.00 feet to the **POINT OF BEGINNING** and containing 125 square feet or 0.0029 acres of land.

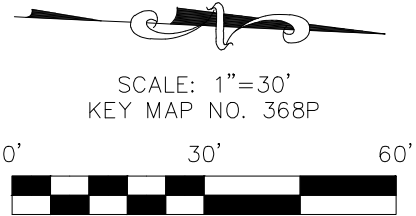
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
8	3.5937 ACRES	1,140 SQ. FT. OR 0.0262 ACRES	3.5675 ACRES	CYSAN PROPERTIES LLC	20070255039	0450710000137

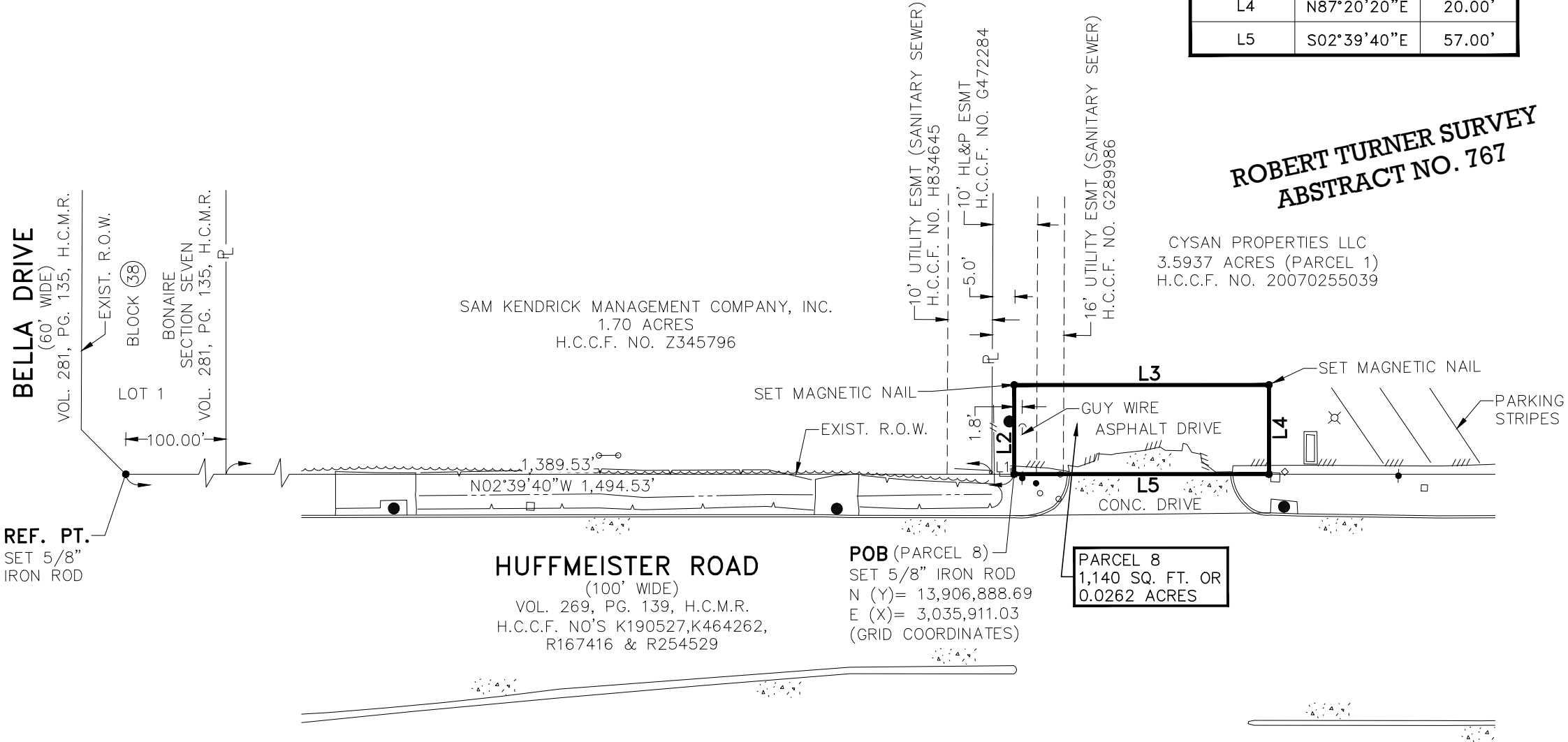
LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N02°39'40"W	5.00'
L2	S87°20'20"W	20.00'
L3	N02°39'40"W	57.00'
L4	N87°20'20"E	20.00'
L5	S02°39'40"E	57.00'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

ROBERT TURNER SURVEY
ABSTRACT NO. 767

CYSAN PROPERTIES LLC
3.5937 ACRES (PARCEL 1)
H.C.C.F. NO. 20070255039



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY:	I.A.
CHECKED BY:	R.A.R.
SCALE:	1"=30'
DATE:	10-12-2022
HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
TEMPORARY CONSTRUCTION EASEMENT	
PARCEL 8	
SHEET 1 OF 1	

Parcel 8
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 1,140 square feet or 0.0262 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 1,140-square foot tract being out of a 3.5937-acre tract conveyed unto Cysan Properties LLC by deed recorded under Harris County Clerk's File No. 20070255039 of the Harris County Deed Records in said Harris County, Texas. Said 1,140-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 317, Page 91 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the southeast corner of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas;

THENCE North 02°39'40" West with the existing west right-of-way line of said Huffmeister Road, at a distance of 100.00 feet passing north line of said Lot 1 and the south line of Unrestricted Reserve "A" in Block 1 of Christ the Redeemer Catholic Community Subdivision, a subdivision according to the map thereof recorded in Volume 317, Page 91 of the Harris County Map Records in said Harris County, Texas, at a distance of 1,489.53 feet passing the north line of a 1.70-acre tract conveyed unto Sam Kendrick Management Company, Inc. by deed recorded under Harris County Clerk's File No. Z345796 of the Harris County Deed Records in said Harris County, Texas, and continuing for a total distance of 1,494.53 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southeast corner of said tract herein described. Said **POINT OF BEGINNING** having grid coordinate values, North (Y) = 13,906,888.69 and East (X) = 3,035,911.03; Scale Factor = 0.9999169;

THENCE (L2) South 87°20'20" West, a distance of 20.00 feet to a magnetic nail set for the proposed southwest corner of said tract herein described;

THENCE (L3) North 02°39'40" West with a line parallel to and located 20 feet west of the east line of said 3.5937-acre tract and the existing west right-of-way line of said Huffmeister Road, a distance of 57.00 feet to a magnetic nail set for proposed northwest corner of said tract herein described;


(see page 2 of 2)

Parcel 8
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) North 87°20'20" East, a distance of 20.00 feet to a 5/8-inch iron rod set for proposed northeast corner of said tract herein described. Said point located in the east line of said 3.5937-acre tract and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L5) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and with the east line of said 3.5937-acre tract, a distance of 57.00 feet to the **POINT OF BEGINNING** and containing 1,140 square feet or 0.0262 acres of land.

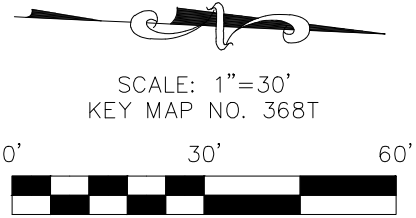
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 9A	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	1.4874 ACRES	235 SQ. FT. OR 0.0054 ACRES	1.4820 ACRES	HUFFMEISTER RETAIL, LLC	20060051548	1076260000001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N02°39'40"W	47.00'
L2	N87°20'10"E	5.00'
L3	S02°39'40"E	47.00'
L4	S87°20'10"W	5.00'

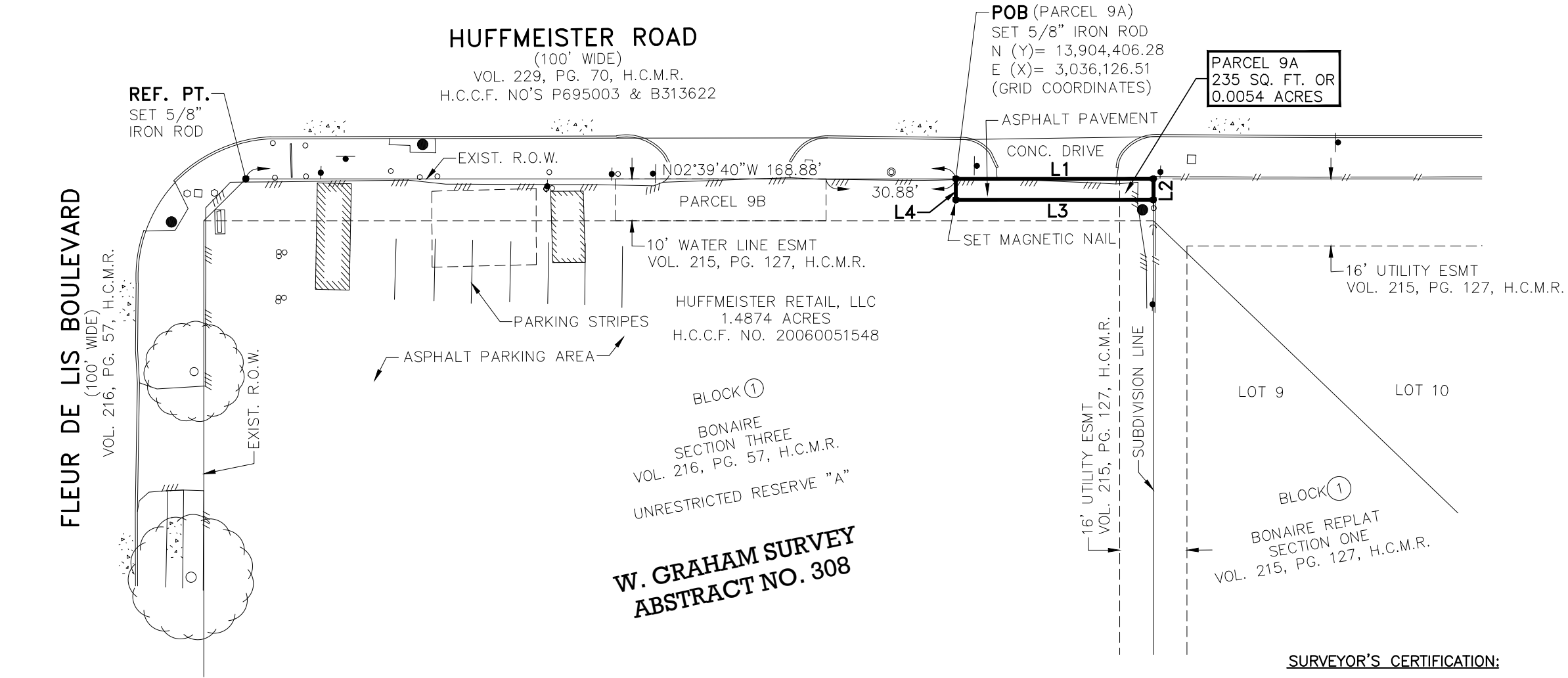


EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



10-12-2022



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

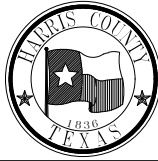
I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT			
PROJECT TITLE:			
DRAWN BY:	I.A.	SHEET DESCRIPTION:	TEMPORARY CONSTRUCTION EASEMENT
CHECKED BY:	R.A.R.		
SCALE:	1"=30'		PARCEL 9A
DATE:	10-12-2022	APPROVED BY:	SHEET 1 OF 1

Parcel 9A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 235 square feet or 0.0054 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 235-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Bonaire Section Three Subdivision, a subdivision according to the map thereof recorded in Volume 216, Page 57 of the Harris County Map Records in said Harris County, Texas. Said 235-square foot tract being more particularly out of a 1.4874-acre tract conveyed unto Huffmeister Retail, LLC by deed recorded under Harris County Clerk's File No. 20060051548 of the Official Public Records for Real Property in said Harris County, Texas. Said 235-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northwest cutback corner of the intersection of the existing north right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 216, Page 57 of said Harris County Map Records) with existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the common most westerly southwest corner of said Unrestricted Reserve "A" and said 1.4874-acre tract;

THENCE North 02°39'40" West with the existing east right-of-way line of said Huffmeister Road and the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 168.88 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southwest corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,406.28 and East (X) = 3,036,126.51; Scale Factor = 0.9999169;

THENCE (L1) North 02°39'40" West, continuing with the existing east right-of-way line of said Huffmeister Road and with the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 47.00 feet to a 5/8-inch iron rod set for the proposed northwest corner of said tract herein described, located in the common north line of said Unrestricted Reserve "A" and said 1.4874-acre tract. Said point also located in the south line of Lot 10 in Block 1 of Bonaire Replat Section One Subdivision, a subdivision according to the map thereof recorded in Volume 215, Page 127 of the Harris County Map Records in said Harris County, Texas;

THENCE (L2) North 87°20'10" East with the south line of said Lot 10 and the common north line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 5.00 feet to a 5/8-inch iron rod set for the proposed northeast corner of said tract herein described;

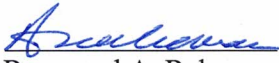
(see page 2 of 2)

Parcel 9A
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L3) South 02°39'40" East with a line parallel to and located 5 feet east of the existing east right-of-way line of said Huffmeister Road and the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 47.00 feet to a magnetic nail set for the proposed southeast corner of said tract herein described;

THENCE (L4) South 87°20'10" West, a distance of 5.00 feet to the **POINT OF BEGINNING** and containing 235 square feet or 0.0054 acres of land.

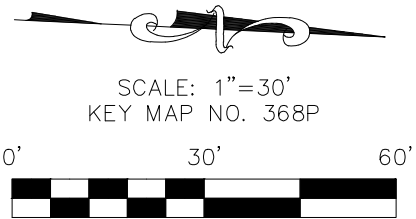
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



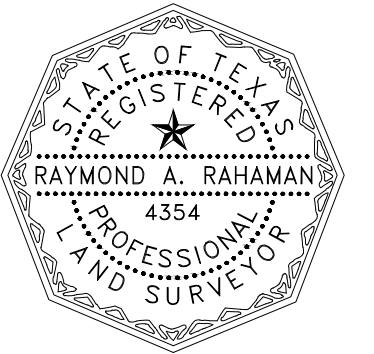
TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 9B	ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	1.4874 ACRES	500 SQ. FT. OR 0.0115 ACRES	1.4759 ACRES	HUFFMEISTER RETAIL, LLC	20060051548	1076260000001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N02°39'40"W	50.00'
L2	N87°20'10"E	10.00'
L3	S02°39'40"E	50.00'
L4	S87°20'10"W	10.00'

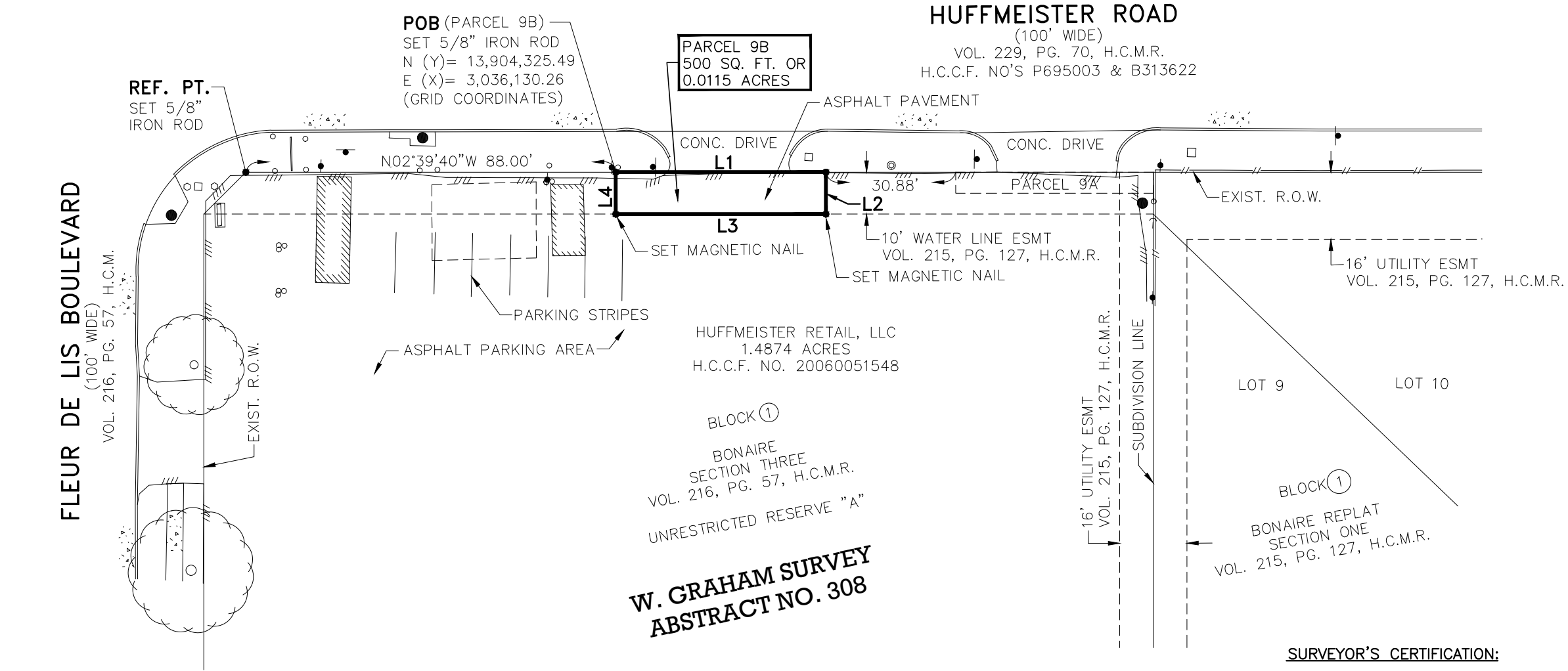


EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



10-12-2022



NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT			
PROJECT TITLE:			
DRAWN BY:	I.A.	SHEET DESCRIPTION:	TEMPORARY CONSTRUCTION EASEMENT
CHECKED BY:	R.A.R.		
SCALE:	1"=30'		PARCEL 9B
DATE:	10-12-2022	APPROVED BY:	SHEET 1 OF 1

Parcel 9B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 500 square feet or 0.0115 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 500-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Bonaire Section Three Subdivision, a subdivision according to the map thereof recorded in Volume 216, Page 57 of the Harris County Map Records in said Harris County, Texas. Said 500-square foot tract being more particularly out of a 1.4874-acre tract conveyed unto Huffmeister Retail, LLC by deed recorded under Harris County Clerk's File No. 20060051548 of the Official Public Records for Real Property in said Harris County, Texas. Said 500-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the northwest cutback corner of the intersection of the existing north right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 216, Page 57 of said Harris County Map Records) with existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the common most westerly southwest corner of said Unrestricted Reserve "A" and said 1.4874-acre tract;

THENCE North 02°39'40" West with the existing east right-of-way line of said Huffmeister Road and the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 88.00 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed southwest corner of said tract herein described. Said **BEGINNING POINT** having grid coordinate values, North (Y) = 13,904,325.49 and East (X) = 3,036,130.26; Scale Factor = 0.9999169;

THENCE (L1) North 02°39'40" West, continuing with the existing east right-of-way line of said Huffmeister Road and with the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 50.00 feet to a 5/8-inch iron rod set for the proposed northwest corner of said tract herein described;

THENCE (L2) North 87°20'10" East, a distance of 10.00 feet to a magnetic nail set for the proposed northeast corner of said tract herein described;


THENCE (L3) South 02°39'40" East with a line parallel to and located 10 feet east of the existing east right-of-way line of said Huffmeister Road and the common west line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 50.00 feet to a magnetic nail set for the proposed southeast corner of said tract herein described;

(see page 2 of 2)

Parcel 9B
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) South 87°20'10" West, a distance of 10.00 feet to the **POINT OF BEGINNING** and containing 500 square feet or 0.0115 acres of land.

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
PARCEL NO.	ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 9C	1.4874 ACRES	58 SQ. FT. OR 0.0013 ACRES	1.4861 ACRES	HUFFMEISTER RETAIL, LLC	20060051548	1076260000001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N47°39'39"W	3.70'
L2	S89°28'21"E	47.04'
L3	S87°20'21"W	44.35'
L4	S47°39'39"E	10.44'

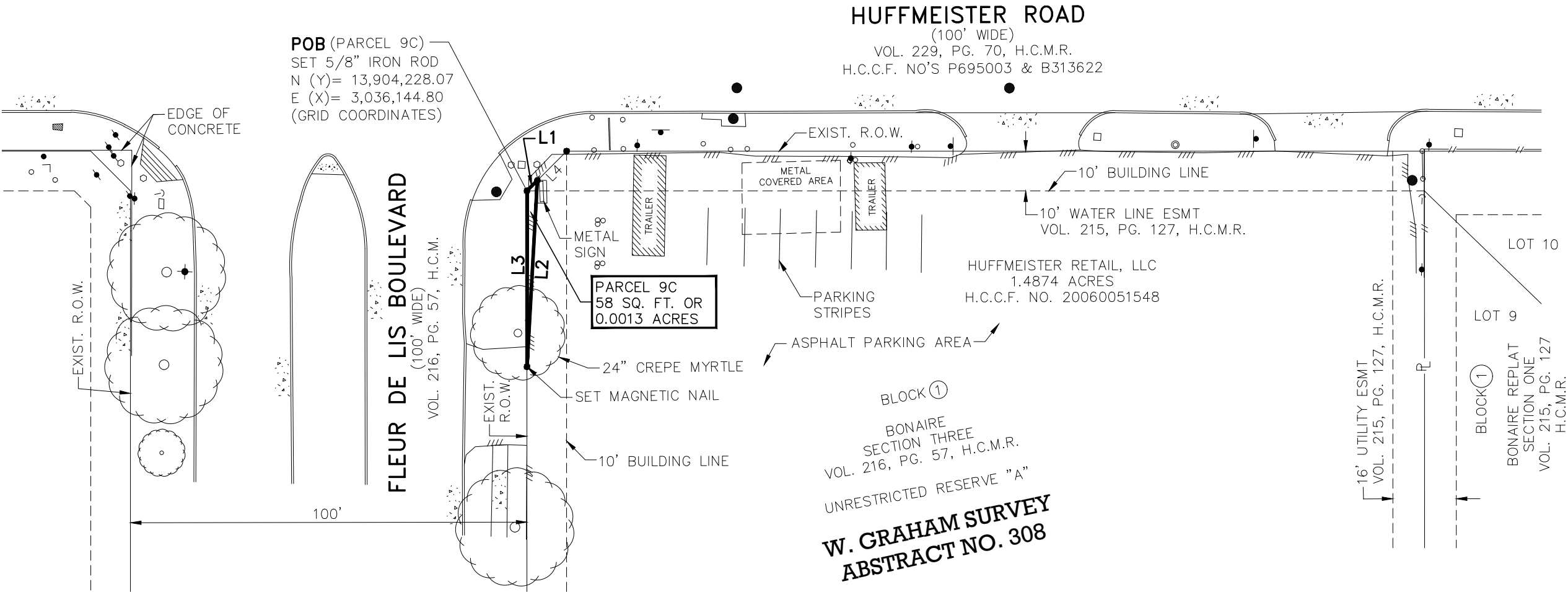


SCALE: 1"=30'
KEY MAP NO. 368T



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET MAGNETIC NAIL AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRWN BY:	I.A.
CHKD BY:	R.A.R.
SCALE:	1"=30'
DATE:	10-12-2022
HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
UNOBSTRUCTED VISIBILITY EASEMENT	
UPIN: 22103MF2E801	
APPROVED BY:	
PARCEL 9C	

Parcel 9C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 58 square feet or 0.0013 acres situated in the W. Graham Survey, Abstract No. 308 in Harris County, Texas. Said 58-square foot tract being out of Unrestricted Reserve "A" in Block 1 of Bonaire Section Three Subdivision, a subdivision according to the map thereof recorded in Volume 216, Page 57 of the Harris County Map Records in said Harris County, Texas. Said 58-square foot tract being more particularly out of a 1.4874-acre tract conveyed unto Huffmeister Retail, LLC by deed recorded under Harris County Clerk's File No. 20060051548 of the Official Public Records for Real Property in said Harris County, Texas. Said 58-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

BEGINNING at a 5/8-inch iron rod set for the southeast cutback corner of the intersection of the existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622 with existing north right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 216, Page 57 of said Harris County Map Records). Said **POINT OF BEGINNING** also being the proposed southwest corner of said tract herein described, the common southwest corner of said Unrestricted Reserve "A" and said 1.4874-acre tract, and having grid coordinate values, North (Y) = 13,904,228.07 and East (X) = 3,036,144.80; Scale Factor = 0.9999169;

THENCE (L1) North 47°39'39" West with the cutback line of said intersection, a distance of 3.70 feet to a magnetic nail set for the proposed most westerly southwest corner of said tract herein described;


THENCE (L2) South 89°28'21" East, a distance of 47.04 feet to a magnetic nail set for the proposed east corner of said tract herein described. Said point located in the common south line of said Unrestricted Reserve "A" and said 1.4874-acre tract. Said point also located in the existing north right-of-way line of said Fleur De Lis Boulevard;

THENCE (L3) South 87°20'21" West with the existing north right-of-way line of said Fleur De Lis Boulevard and the common south line of said Unrestricted Reserve "A" and said 1.4874-acre tract, a distance of 44.35 feet to the **POINT OF BEGINNING** and containing 58 square feet or 0.0013 acres of land.

(see page 2 of 2)

Parcel 9C
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

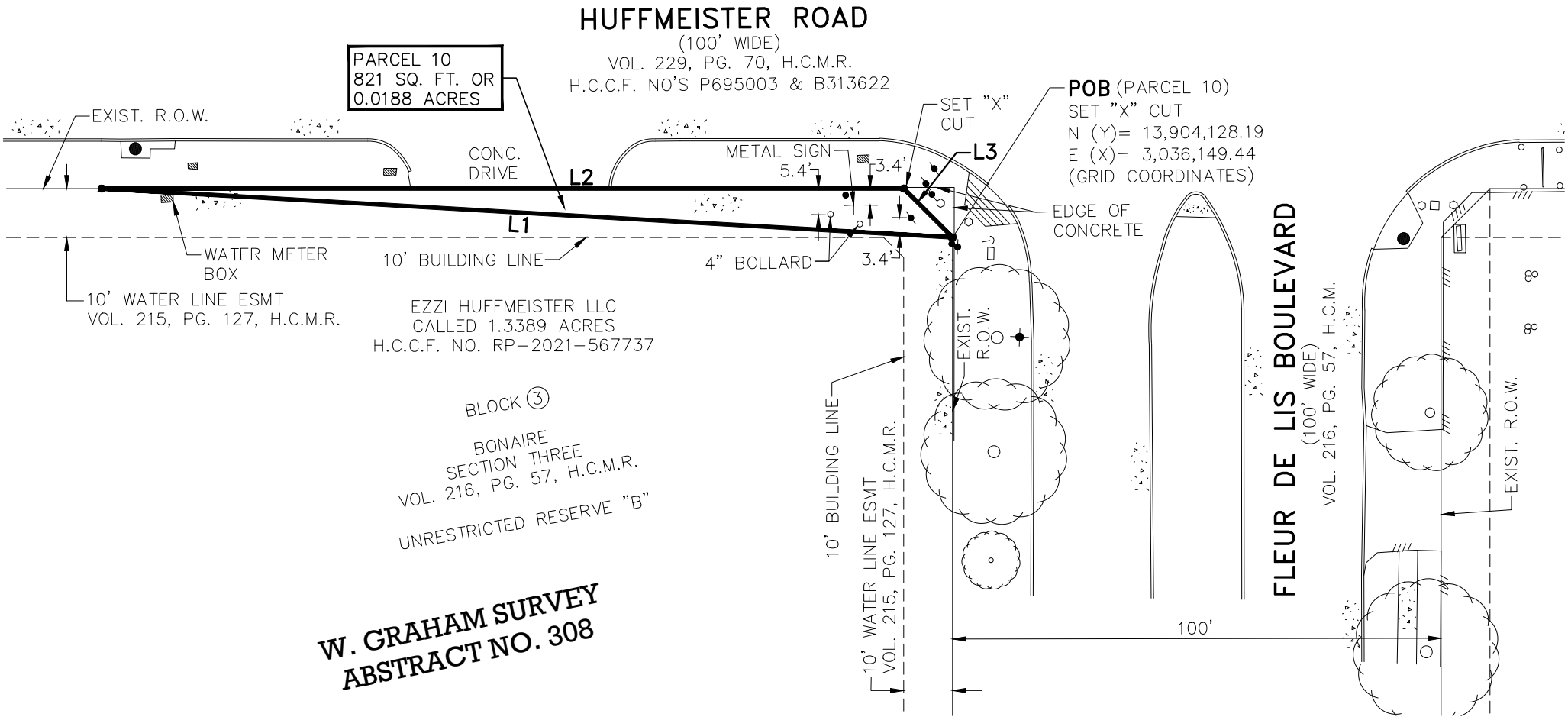
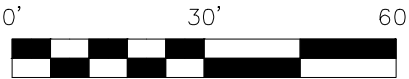


TRACT TABLE						
PARCEL NO.	ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 10	1.3389 ACRES	821 SQ. FT. OR 0.0188 ACRES	1.3201 ACRES	EZZI HUFFMEISTER LLC	RP-2021-567737	1076270000004

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S00°37'29"W	174.48'
L2	N02°39'40"W	164.19'
L3	N42°20'21"E	14.14'



SCALE: 1"=30'
KEY MAP NO. 368T



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

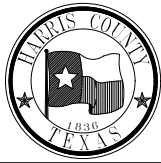
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC

WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	UNOBSTRUCTED VISIBILITY EASEMENT
CHECKED BY:	R.A.R.	DATE:	10-12-2022
SCALE:	1"=30'	APPROVED BY:	PARCEL 10

Parcel 10
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 821 square feet or 0.0188 acres situated in the W. Graham Survey, Abstract No. 308 in Harris County, Texas. Said 821-square foot tract being out of Unrestricted Reserve "B" in Block 3 of Bonaire Section Three Subdivision, a subdivision according to the map thereof recorded in Volume 216, Page 57 of the Harris County Map Records in said Harris County, Texas. Said 821-square foot tract being more particularly out of a 1.3389-acre tract conveyed unto Ezzi Huffmeister LLC by deed recorded under Harris County Clerk's File No. RP-2021-567737 of the Official Public Records for Real Property in said Harris County, Texas. Said 821-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

BEGINNING at an "X" cut in concrete for the northeast cutback corner of the intersection of the existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 229, Page 70 of said Harris County Map Records and per Harris County Clerk's File Nos. P695003 and B313622 with existing south right-of-way line of a public road known as Fleur De Lis Boulevard (100 feet wide per Volume 216, Page 57 of said Harris County Map Records). Said **POINT OF BEGINNING** also being the proposed northeast corner of said tract herein described, the common most easterly northwest corner of said Unrestricted Reserve "B" and said 1.3389-acre tract, and having grid coordinate values, North (Y) = 13,904,128.19 and East (X) = 3,036,149.44; Scale Factor = 0.9999169;

THENCE (L1) South 00°37'29" West, a distance of 174.48 feet to a 5/8-inch iron rod set for the proposed south corner of said tract herein described. Said point located in the common west line of said Unrestricted Reserve "B" and said 1.3389-acre tract. Said point also located in the existing east right-of-way line of said Huffmeister Road;


THENCE (L2) North 02°39'40" West with the existing east right-of-way line of said Huffmeister Road and the common west line of said Unrestricted Reserve "B" and said 1.3389-acre tract, a distance of 164.19 feet to an "X" cut in concrete for the proposed northwest corner of said tract herein described;

THENCE (L3) North 42°20'21" East with the cutback line of said intersection, a distance of 14.14 feet to the **POINT OF BEGINNING** and containing 821 square feet or 0.0188 acres of land.

(see page 2 of 2)

Parcel 10
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

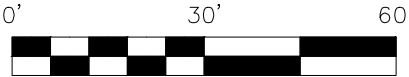


TRACT TABLE						
PARCEL NO.	CALCULATED ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 11	0.2411 ACRES	88 SQ. FT. OR 0.0020 ACRES	0.2391 ACRES	BRITTANY NICHOLE WURTS AND RYAN PAUL FONSECA	RP-2016-106466	1113910000001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N42°20'20"E	3.80'
L2	S00°24'55"E	68.57'
L3	N02°39'40"W	65.83'
L4	N42°20'20"E	10.34'

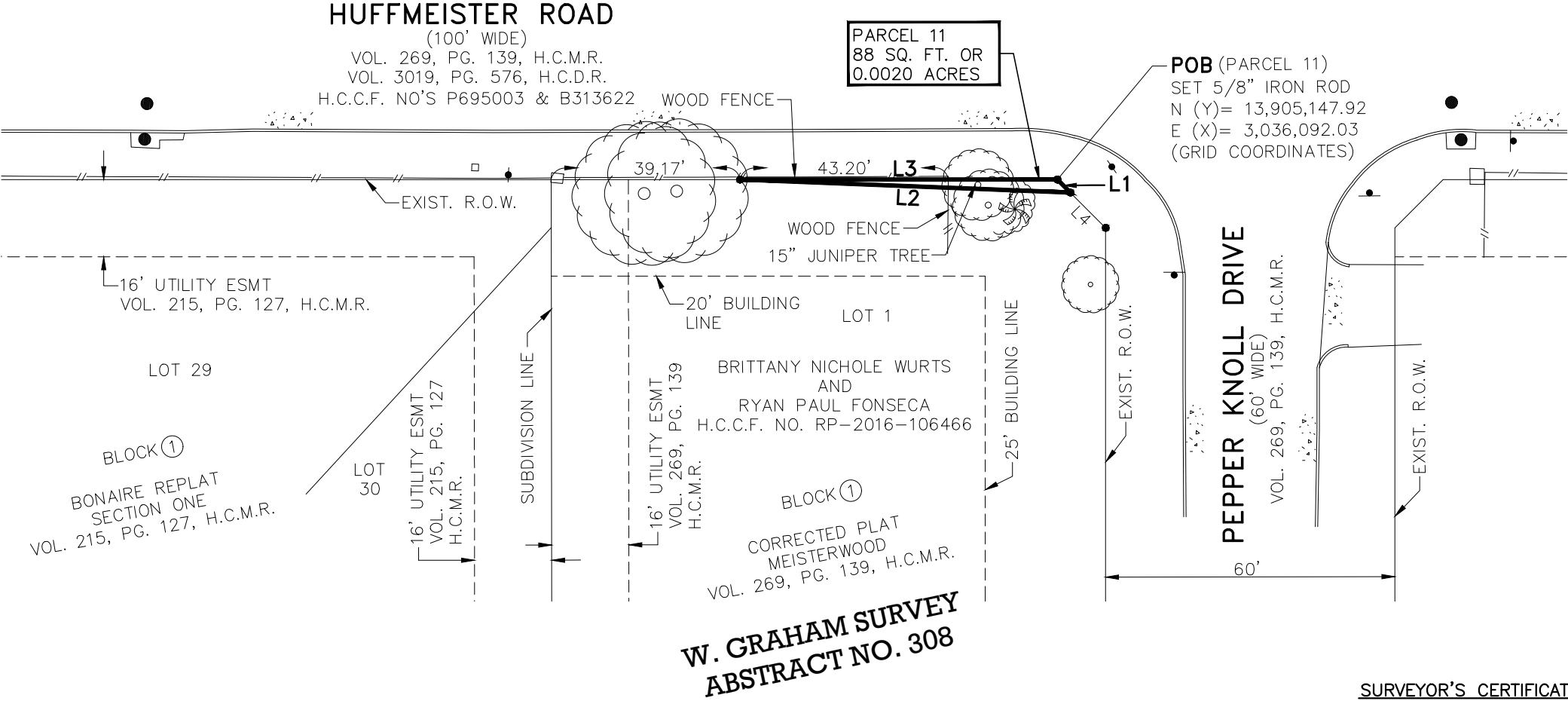


SCALE: 1"=30'
KEY MAP NO. 368P



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



- NOTES:
- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
 - COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
 - ALL DISTANCES SHOWN ARE SURFACE VALUES.
 - SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
 - THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	UNOBSTRUCTED VISIBILITY EASEMENT
CHECKED BY:	R.A.R.	UPIN:	22103MF2E801
SCALE:	1"=30'	APPROVED BY:	PARCEL 11
DATE:	10-12-2022		

Parcel 11
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 1

Being a tract of land containing 88 square feet or 0.0020 acres situated in the W. Graham Survey, Abstract No. 308 in Harris County, Texas. Said 88-square foot tract being out of Lot 1 in Block 1 of the corrected plat of Meisterwood Subdivision, a subdivision according to the map thereof recorded in Volume 269, Page 139 of the Harris County Map Records in said Harris County, Texas. Said Lot 1 conveyed unto Brittany Nichole Wurts and Ryan Paul Fonseca by deed recorded under Harris County Clerk's File No. RP-2016-106466 of the Official Public Records for Real Property in said Harris County, Texas. Said 88-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:


BEGINNING at a 5/8-inch iron rod set for the northwest cutback corner of the intersection of the existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of said Harris County Map Records, per Volume 3019, Page 576 of said Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622 with existing south right-of-way line of a public road known as Pepper Knoll Drive (60 feet wide per Volume 269, Page 139 of said Harris County Map Records). Said **POINT OF BEGINNING** also being the proposed northwest corner of said tract herein described and the northwest corner of said Lot 1, and having grid coordinate values, North (Y) = 13,905,147.92 and East (X) = 3,036,092.03; Scale Factor = 0.9999169;

THENCE (L1) North 42°20'20" East with the cutback line of said intersection, a distance of 3.80 feet to a 5/8-inch iron rod set for the proposed northeast corner of said tract herein described;

THENCE (L2) South 00°24'55" East, a distance of 68.57 feet to a 5/8-inch iron rod set for the proposed south corner of said tract herein described. Said point located in the west line of said Lot 1 and in the existing east right-of-way line of said Huffmeister Road;

THENCE (L3) North 02°39'40" West with the existing east right-of-way line of said Huffmeister Road and with the west line of said Lot 1, a distance of 65.83 feet to the **POINT OF BEGINNING** and containing 88 square feet or 0.0020 acres of land.

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
1111 Katy Freeway, Suite 520
Houston, Texas 77079

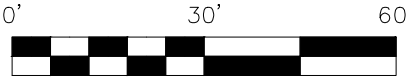


TRACT TABLE						
PARCEL NO.	CALCULATED ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 12	0.2002 ACRES	160 SQ. FT. OR 0.0037 ACRES	0.1965 ACRES	WILLIAM KEY ANDERSON AND DENISE MARIE ANDERSON	N606365	1142400380001

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S42°20'20"W	5.25'
L2	N00°17'36"W	89.86'
L3	S02°39'40"W	86.07'
L4	S42°20'20"W	8.89'

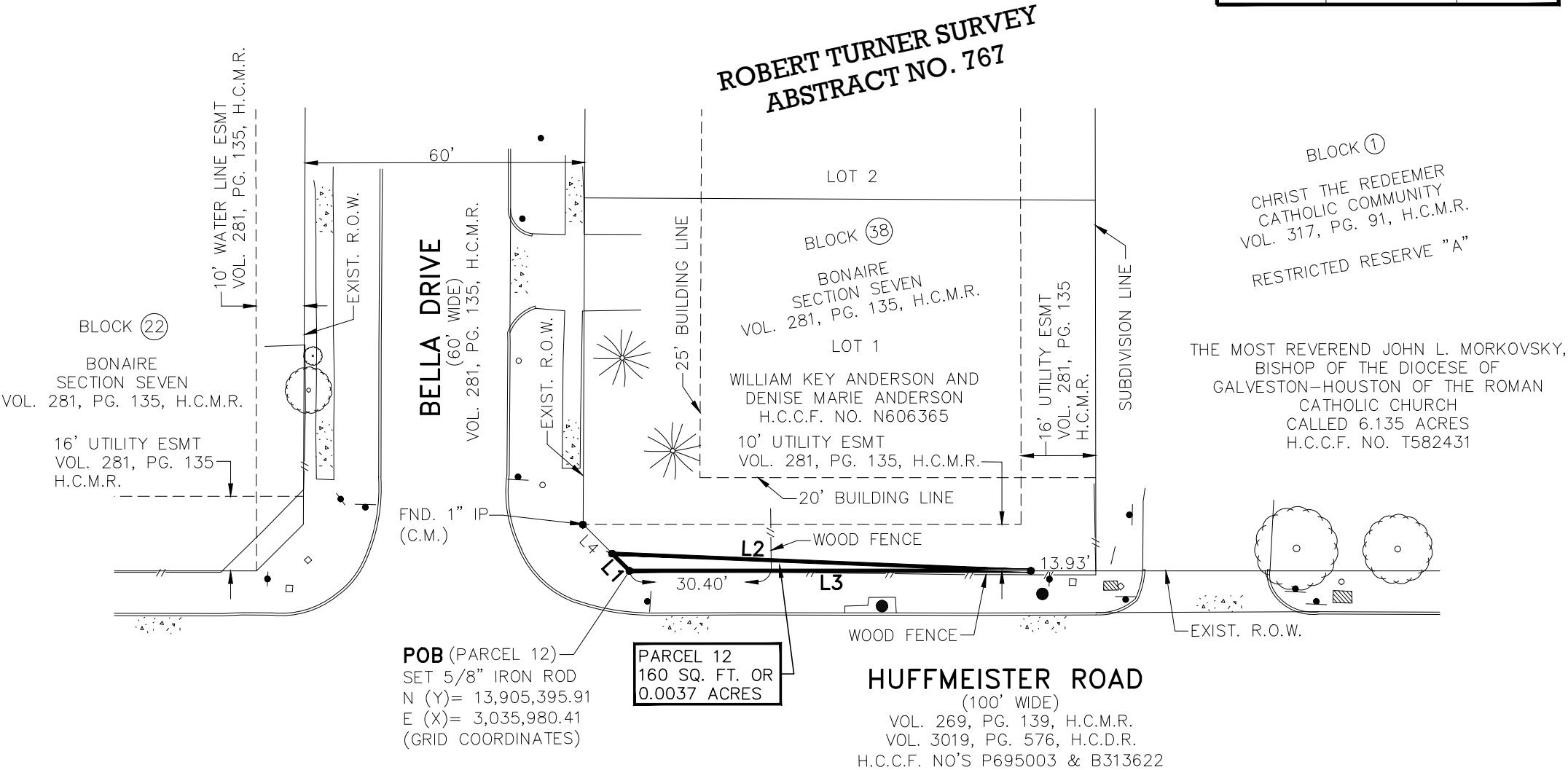


SCALE: 1"=30'
KEY MAP NO. 368P



EXISTING LEGEND

- POWER POLE
- DOWN GUY
- YARD LIGHT
- STREET LIGHT
- WATER METER
- WATER VALVE
- STORM MANHOLE
- "BB" INLET
- SANITARY MANHOLE
- CLEANOUT
- TELEPHONE PED
- TELEPHONE MARKER
- CABLE TV PED
- POST
- SIGN
- SPRINKLER HEAD
- TREE
- PALM TREE
- PINE TREE



NOTES:

- THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- ALL DISTANCES SHOWN ARE SURFACE VALUES.
- SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY:	I.A.
CHECKED BY:	R.A.R.
SCALE:	1"=30'
DATE:	10-12-2022
HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
UNOBSTRUCTED VISIBILITY EASEMENT	
UPIN: 22103MF2E801	
APPROVED BY: PARCEL 12	

Parcel 12
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 1

Being a tract of land containing 160 square feet or 0.0037 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 160-square foot tract being out of Lot 1 in Block 38 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas. Said Lot 1 conveyed unto William Key Anderson and Denise Marie Anderson by deed recorded under Harris County Clerk's File No. N606365 of the Official Public Records for Real Property in said Harris County, Texas. Said 160-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:


BEGINNING at a 5/8-inch iron rod set for the northeast cutback corner of the intersection of the existing north right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622. Said **POINT OF BEGINNING** also being the proposed southeast corner of said tract herein described, the most easterly southeast corner of said Lot 1, and having grid coordinate values, North (Y) = 13,905,395.91 and East (X) = 3,035,980.41; Scale Factor = 0.9999169;

THENCE (L1) South 42°20'20" West with the cutback line of said intersection, a distance of 5.25 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;

THENCE (L2) North 00°17'36" West, a distance of 89.86 feet to a 5/8-inch iron rod set for the proposed north corner of said tract herein described. Said point located in the east line of said Lot 1 and in the existing west right-of-way line of said Huffmeister Road;

THENCE (L3) South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the east line of said Lot 1, a distance of 86.07 feet to the **POINT OF BEGINNING** and containing 160 square feet or 0.0037 acres of land.

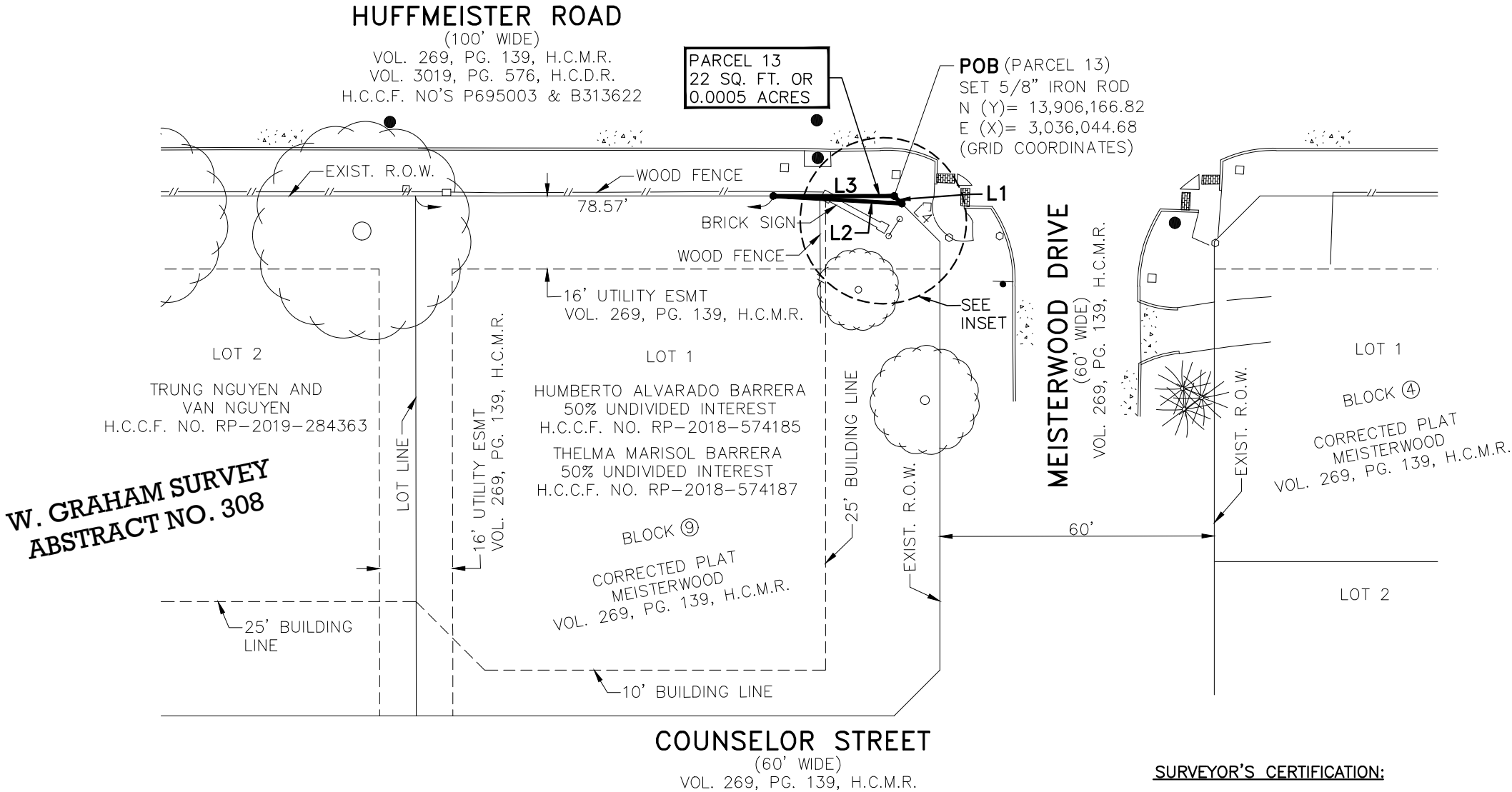
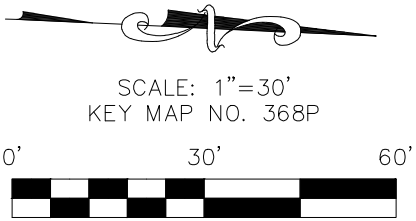
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079



TRACT TABLE						
PARCEL NO.	CALCULATED ACREAGE	TAKING	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
PARCEL 13	0.2981 ACRES	22 SQ. FT. OR 0.0005 ACRES	0.2976 ACRES	HUMBERTO ALVARADO BARRERA	RP-2018-574185	1113990000001
				THELMA MARISOL BARRERA	RP-2018-574187	

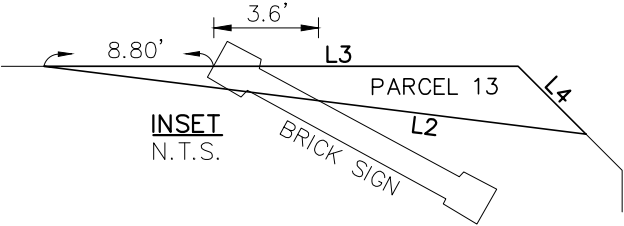
LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N42°20'20"E	2.37'
L2	S00°45'05"W	28.16'
L3	N02°39'40"W	26.43'
L4	N42°20'20"E	11.77'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE

NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.



SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Rayman

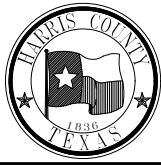
RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:		HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT	
DRAWN BY:	I.A.	SHEET DESCRIPTION:	UNOBSTRUCTED VISIBILITY EASEMENT
CHECKED BY:	R.A.R.		
SCALE:	1"=30'	PARCEL 13	
DATE:	10-12-2022	APPROVED BY:	SHEET 1 OF 1

Parcel 13
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 22 square feet or 0.0005 acres situated in the W. Graham Survey, Abstract No. 308 in Harris County, Texas. Said 22-square foot tract being out of Lot 1 in Block 9 of the corrected plat of Meisterwood Subdivision, a subdivision according to the map thereof recorded in Volume 269, Page 139 of the Harris County Map Records in said Harris County, Texas. Said Lot 1 conveyed unto Humberto Alvarado Barrera (50% undivided interest) by deed recorded under Harris County Clerk's File No. RP-2018-574185 and unto Thelma Marisol Barrera (50% undivided interest) by deed recorded under Harris County Clerk's File No. RP-2018-574187 respectively of the Official Public Records for Real Property in said Harris County, Texas. Said 22-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

BEGINNING at a 5/8-inch iron rod set for the northwest cutback corner of the intersection of the existing east right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of said Harris County Map Records, per Volume 3019, Page 576 of said Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622 with existing south right-of-way line of a public road known as Meisterwood Drive (60 feet wide per Volume 269, Page 139 of said Harris County Map Records). Said **POINT OF BEGINNING** being the proposed northwest corner of said tract herein described and also being the northwest corner of said Lot 1, and having grid coordinate values, North (Y) = 13,906,166.82 and East (X) = 3,036,044.68; Scale Factor = 0.9999169;

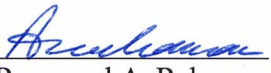
THENCE (L1) North 42°20'20" East with the cutback line of said intersection, a distance of 2.37 feet to a 5/8-inch iron rod set for the proposed northeast corner of said tract herein described;

THENCE (L2) South 00°45'05" West, a distance of 28.16 feet to a 5/8-inch iron rod set for the proposed south corner of said tract herein described. Said point located in the west line of said Lot 1 and in the existing east right-of-way line of said Huffmeister Road;

THENCE (L3) North 02°39'40" West with the existing east right-of-way line of said Huffmeister Road and with the west line of said Lot 1, a distance of 26.43 feet to the **POINT OF BEGINNING** and containing 22 square feet or 0.0005 acres of land.

Parcel 13
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

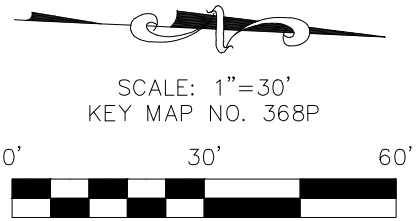
A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

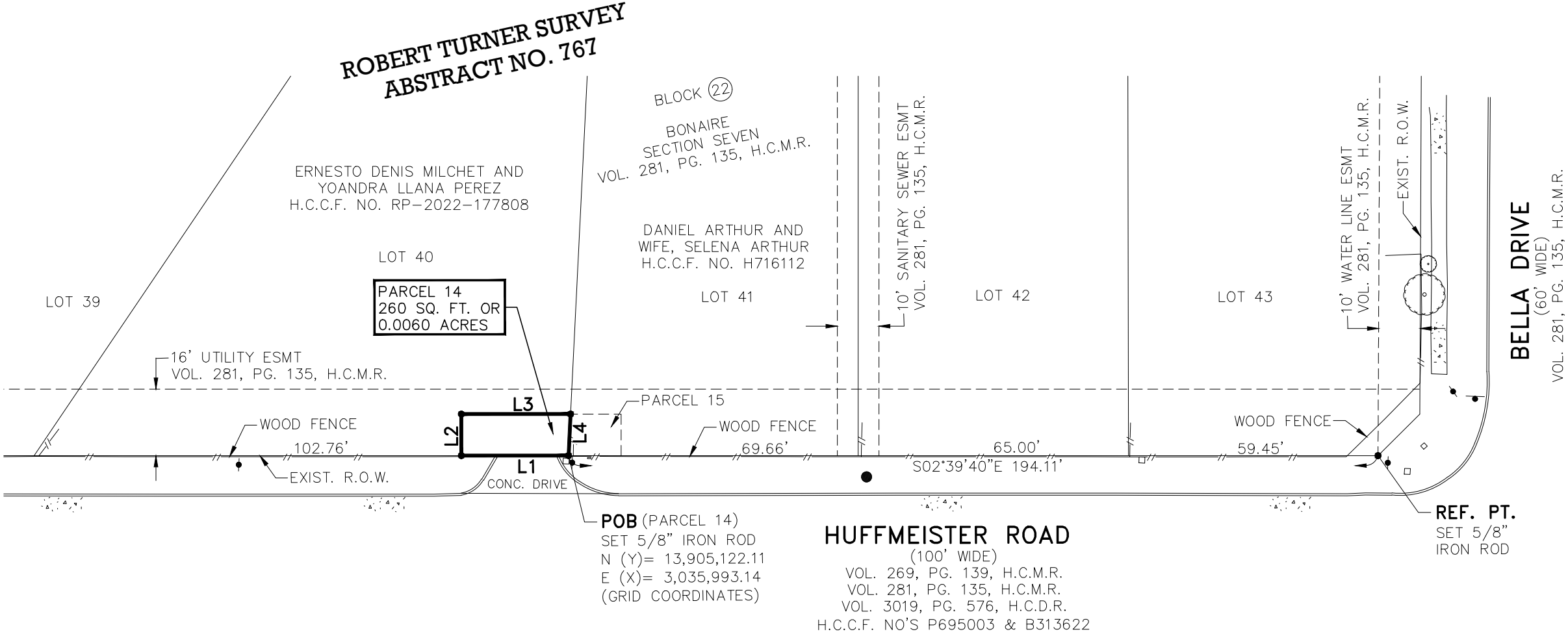


TRACT TABLE						
TEMPORARY CONSTRUCTION EASEMENT 14	CALCULATED ACREAGE	EASEMENT AREA	REMAINING ACRES	PROPERTY OWNER	HARRIS COUNTY DEED NUMBER	HCAD ACCOUNT NUMBER
	0.2572 ACRES	260 SQ. FT. OR 0.0060 ACRES	0.2512 ACRES	ERNESTO DENIS MILCHET AND YOANDRA LLANA PEREZ	RP-2022-177808	1142400220040

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S02°39'40"E	25.78'
L2	S87°20'20"W	10.00'
L3	N02°39'40"W	26.27'
L4	S89°51'18"E	10.01'



EXISTING LEGEND	
	POWER POLE
	DOWN GUY
	YARD LIGHT
	STREET LIGHT
	WATER METER
	WATER VALVE
	STORM MANHOLE
	"BB" INLET
	SANITARY MANHOLE
	CLEANOUT
	TELEPHONE PED
	TELEPHONE MARKER
	CABLE TV PED
	POST
	SIGN
	SPRINKLER HEAD
	TREE
	PALM TREE
	PINE TREE



NOTES:

- 1) THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED UPON TEXAS SOUTH CENTRAL ZONE NO. 4204, STATE PLANE GRID COORDINATES (NAD83).
- 2) COORDINATES SHOWN ARE GRID VALUES, SCALE FACTOR = 0.9999169.
- 3) ALL DISTANCES SHOWN ARE SURFACE VALUES.
- 4) SET 5/8" IRON RODS AT ALL CORNERS UNLESS OTHERWISE SHOWN.
- 5) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. DEED ABSTRACTING WAS PROVIDED BY TITLE HOUSTON HOLDINGS.

SURVEYOR'S CERTIFICATION:

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY CONDUCTED UNDER MY SUPERVISION DURING THE MONTH OF APRIL 2022, THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION 2 AND CATEGORY 1B, CONDITION 2 SURVEY.

Raymond A. Rahaman

RAYMOND A. RAHAMAN, R.P.L.S. NO. 4354
TEXAS FIRM REGISTRATION NO. 10038100



10-12-2022

NO.	REVISIONS	DATE	NAME

HARRIS COUNTY
ENGINEERING DEPARTMENT



WGC
WESTERN GROUP CONSULTANTS
11111 Katy Freeway, Suite 520
Houston, Texas 77079
Phone: 713/465-6655

PROJECT TITLE:	
DRAWN BY: I.A.	HARRIS COUNTY PRECINCT THREE FOR LMI SIDEWALKS AND TRAIL PROJECT
CHECKED BY: R.A.R.	SHEET DESCRIPTION: TEMPORARY CONSTRUCTION EASEMENT
SCALE: 1"=30'	PARCEL 14
DATE: 10-12-2022	APPROVED BY: SHEET 1 OF 1

Parcel 14
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 1 of 2

Being a tract of land containing 260 square feet or 0.0060 acres situated in the Robert Turner Survey, Abstract No. 767 in Harris County, Texas. Said 260-square foot tract being out of Lot 40 in Block 22 of Bonaire Section Seven Subdivision, a subdivision according to the map thereof recorded in Volume 281, Page 135 of the Harris County Map Records in said Harris County, Texas. Said Lot 40 conveyed unto Ernesto Denis Milchet and Yoandra Llana Perez by deed recorded under Harris County Clerk's File No. RP-2022-177808 of the Official Public Records for Real Property in said Harris County, Texas. Said 260-square foot tract being more particularly described by metes and bounds as follows; all bearings recited herein are referenced to the Texas Coordinate System of 1983, South central Zone NAD83 Datum:

COMMENCING FOR REFERENCE at a 5/8-inch iron rod set for the southeast cutback corner of the intersection of the existing south right-of-way line of a public road known as Bella Drive (60 feet wide per Volume 281, Page 135 of said Harris County Map Records) with existing west right-of-way line of a public road known as Huffmeister Road (100' wide per Volume 269, Page 139 of the Harris County Map Records, per Volume 281, Page 135 of the Harris County Map Records, per Volume 3019, Page 576 of the Harris County Deed Records and per Harris County Clerk's File Nos. P695003 and B313622). Said **REFERENCE POINT** also being the most easterly northeast corner of Lot 43 in said Block 22;

THENCE South 02°39'40" East with the existing west right-of-way line of said Huffmeister Road and the east line of said Block 22, at a distance of 59.45 feet passing the southeast corner of said Lot 43 and the northeast corner of Lot 42 in said Block 22, at a distance of 124.45 feet passing the southeast corner of said Lot 42 and the northeast corner of Lot 41 in said Block 22, and continuing for a total distance of 194.11 feet to a 5/8-inch iron rod set for the **POINT OF BEGINNING** and proposed northeast corner of said tract herein described. Said **BEGINNING POINT** also being the southeast corner of said Lot 41 and the northeast corner of said Lot 40 and having grid coordinate values, North (Y) = 13,905,122.11 and East (X) = 3,035,993.14; Scale Factor = 0.9999169;

THENCE (L1) South 02°39'40" East, continuing with the existing west right-of-way line of said Huffmeister Road and the common east line of said Lot 40 and said Block 22, a distance of 25.78 feet a 5/8-inch iron rod set for the proposed southeast corner of said tract herein described;

THENCE (L2) South 87°20'20" West, a distance of 10.00 feet to a 5/8-inch iron rod set for the proposed southwest corner of said tract herein described;


THENCE (L3) North 02°39'40" West with a line parallel to and located 10 feet west of the existing west right-of-way line of said Huffmeister Road and the east line of said Lot 40, a distance of 26.27 feet to a 5/8-inch iron rod set for proposed northwest corner of said tract herein described. Said point located in the divisional line of said Lot 40 and said Lot 41;

(see page 2 of 2)

Parcel 14
Harris County Precinct Three for LMI Sidewalks and Trail Project
UPIN 22103MF2E801
Page 2 of 2

THENCE (L4) South 89°51'18" East with the divisional line of said Lot 40 and said Lot 41, a distance of 10.01 feet to the **POINT OF BEGINNING** and containing 260 square feet or 0.0060 acres of land.

A parcel map of even date (10/12/2022) was prepared in conjunction with this property description.


Raymond A. Rahaman
Registered Professional Land Surveyor No. 4354
Western Group Consultants
11111 Katy Freeway, Suite 520
Houston, Texas 77079

