

## SIDEWALK EASEMENT

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

THAT, **Harris County Emergency Services District No. 50**, a political subdivision of the State of Texas, hereinafter referred to as GRANTOR (whether one or more) for and in consideration of Grantors' intention of making a gift as a charitable contribution, has GRANTED and CONVEYED and, by these presents, does GRANT and CONVEY unto the **County of Harris**, a body corporate and politic under the laws of the State of Texas, an easement for sidewalk and other related purposes in, along, upon and across the following described property in the County of Harris, State of Texas, more particularly described as follows, to wit:

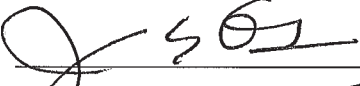
**0.0285 acres of land situated in the Spyer Singleton Survey, A-704, Harris County, Texas, said 0.0285 acres of land more or less being more particularly described in Exhibit "A" attached hereto and made a part hereof.**

TO HAVE AND TO HOLD the said easement, unto the County of Harris to be used for said purpose, forever; and GRANTOR does hereby bind itself, its successors and assigns TO WARRANT AND FOREVER DEFEND all and singular the said premises unto the said County of Harris, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

This conveyance is subject to all easements, restrictions and reservations of record in the County Clerk's Official Public Records of Real Property of Harris County, which affect the property herein conveyed, to the extent they are valid and subsisting and are enforceable against a political subdivision of the State of Texas.

EXECUTED this 5<sup>th</sup> day of June, 2023.

HARRIS COUNTY EMERGENCY SERVICES  
DISTRICT NO. 50, a political subdivision of  
the State of Texas

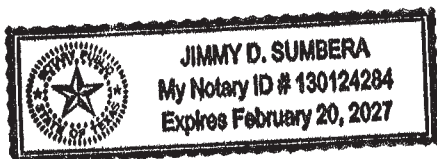
By:   
Name: JIMMY E. OWENS  
Title: President

ACKNOWLEDGMENTS

THE STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on June 5, 2023,  
by Jimmy E. Owens of the Harris County Emergency Services  
District No. 50, a political subdivision of the State of Texas, on behalf of said entity.



  
Notary Public signature

**Sidewalk Easement 1 – 0.0285 Acres**

Being a 0.0285-acre (1,243 square foot) tract of land situated in the Spyar Singleton Survey, A-704, Harris County, Texas, being a tract or parcel within Reserve "A" of Harris County Emergency Services District recorded in Film Code (F.C.) 677024 of the Harris County Map Records (H.C.M.R.), said Reserve "A" being also a called 6.792 acre tract conveyed to Harris County ESD No 50 recorded in Harris County Clerk File (H.C.C.F.) No. 20120349743, said 0.0285 acre being further described by metes and bounds as follows: (Bearings and distances are referenced to the Texas Coordinate System of 1983, South Central Zone No. 4204.)

**COMMENCING** at the northwest corner of a called 1.024 acre tract conveyed to Petromax Brazos LLC recorded in H.C.C.F. No. 20130499471, said point being the northwest corner of Unrestricted Reserve "A", said point being on the east Right-of-Way of Dell Dale Street, 100 feet wide (H.C.C.F. No. T596563), said point being a found 5/8-inch iron rod with cap, "MILLER SURVEY GROUP", said point being on a curve to the left having a radius of 1,950.00 feet, a chord bearing and distance of South 16°31'56" East, 195.35 feet;

**THENCE** Southeasterly along the arc of said curve 195.43 feet along the east Right-of-Way of said Dell Dale Street, along the west line of said Unrestricted Reserve "A", along the west line of said 1.024 acre tract, to the southwest corner of said Unrestricted Reserve "A", said point being the southwest corner of said 1.024 acre tract, said point being the northwest corner of said Reserve "A", said point being the northwest corner of said 6.792 acre tract, said point being a set 5/8-inch iron rod with cap, "MBCO ENG", said point being the **POINT OF BEGINNING** and the northwest corner of the herein described tract, (X: 3,192,059.49, Y: 13,857,056.33);

**THENCE** North 86°35'05" East, along the south line of said Unrestricted Reserve "A", along the south line of said 1.024 acre tract, along the north line of said 6.792 acre tract, along the north line of said Reserve "A", 12.00 feet to a set iron rod with cap, "MBCO ENG", said point being on a non-tangent curve to the left having a radius of 1,938.47 feet, a chord bearing and distance of South 20°50'55" East, 91.17 feet, said point being the northeast corner of the herein described tract;

**THENCE** Southeasterly along the arc of said curve 91.18 feet, leaving said south line of said 1.024 acre tract, leaving said south line of Unrestricted Reserve "A", over and across said 6.792 acre tract, over and across said Reserve "A", to set a 5/8-inch iron rod with cap, "MBCO ENG", said point being the easterly corner of the herein described tract;



**THENCE** South  $01^{\circ}01'35''$  East, 31.33 feet, over and across said 6.792 acre tract, over and across said Reserve "A", to the east Right-of-Way of said Dell Dale Street, to the west line of said 6.792 acre tract, to the west line of said Reserve "A", said point being a 5/8-inch iron rod with cap, "MBCO ENG", said point being on the arc of a non-tangent curve to the right having a radius of 1,950.00 feet, a chord bearing and distance of North  $21^{\circ}13'44''$  West, 124.24 feet, said point being the south corner of the herein described tract;

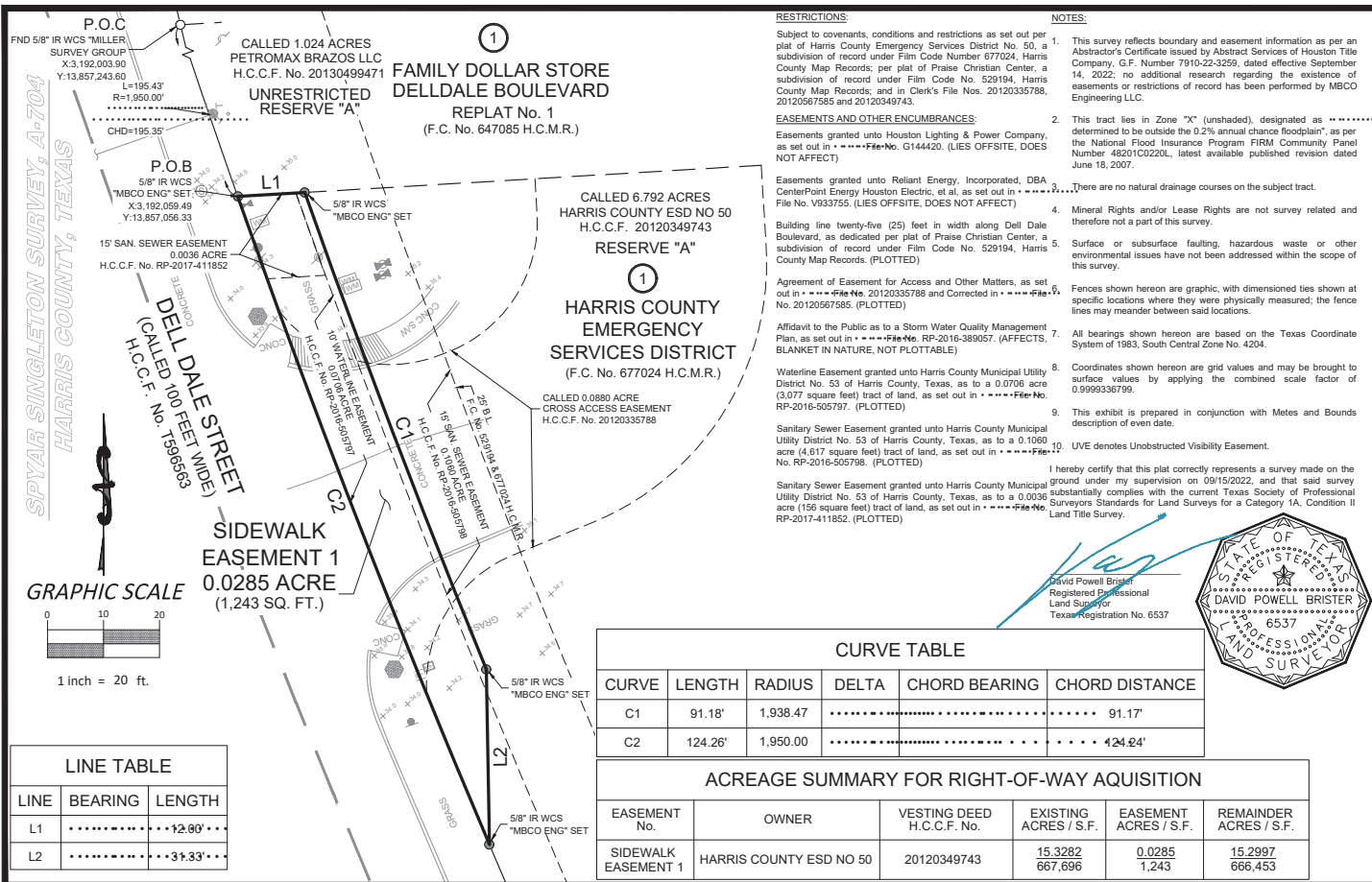
**THENCE** Northwesterly along the arc of said curve 124.26 feet, along said east Right-of-Way of said Dell Dale Street, along the west line of said 6.792 acre tract, along the west line of said Reserve "A", to the said **POINT OF BEGINNING**, said description containing 0.0285 acres (1,243 square feet) of land. This Metes and Bounds Description was prepared in conjunction with a Utility Easement Exhibit by MBCO Engineering, LLC of even date.



  
David Powell Brister, RPLS 6537  
9/16/2022



N:\500 - SURVEY DEPARTMENT\WIS\_0147\5-0147-2201 - Dell Dale (EXHIBITS).dwg

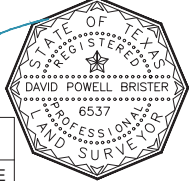


**RESTRICTIONS:** Subject to covenants, conditions and restrictions as set out per plat of Harris County Emergency Services District No. 50, a subdivision of record under Film Code Number 677024, Harris County Map Records; per plat of Praise Christian Center, a subdivision of record under Film Code No. 529194, Harris County Map Records and in Clerk's File Nos. 20120335788, 20120567585 and 20120349743.

**EASEMENTS AND OTHER ENCUMBRANCES:**  
 Easements granted unto Houston Lighting & Power Company, as set out in **File No. G14420**. (LIES OFFSITE, DOES NOT AFFECT)  
 Easements granted unto Reliant Energy, Incorporated, DBA CenterPoint Energy Houston Electric, et al, as set out in **File No. V933755**. (LIES OFFSITE, DOES NOT AFFECT)  
 Building line twenty-five (25) feet in width along Dell Dale Boulevard, as dedicated per plat of Praise Christian Center, a subdivision of record under Film Code No. 529194, Harris County Map Records. (PLOTTED)  
 Agreement of Easement for Access and Other Matters, as set out in **File No. RP-2016-389057** and Corrected in **File No. RP-2016-505797**. (PLOTTED)  
 Affidavit to the Public as to a Storm Water Quality Management Plan, as set out in **File No. RP-2016-389057**. (AFFECTS, BLANKET IN NATURE, NOT PLOTTABLE)  
 Waterline Easement granted unto Harris County Municipal Utility District No. 53 of Harris County, Texas, as to a 0.1060 acre (4,617 square feet) tract of land, as set out in **File No. RP-2016-505797**. (PLOTTED)  
 Sanitary Sewer Easement granted unto Harris County Municipal Utility District No. 53 of Harris County, Texas, as to a 0.1060 acre (4,617 square feet) tract of land, as set out in **File No. RP-2016-505798**. (PLOTTED)  
 Sanitary Sewer Easement granted unto Harris County Municipal Utility District No. 53 of Harris County, Texas, as to a 0.0036 acre (156 square feet) tract of land, as set out in **File No. RP-2017-411852**. (PLOTTED)

**NOTES:**  
 1. This survey reflects boundary and easement information as per an Abstractor's Certificate issued by Abstract Services of Houston Title Company, G.F. Number 7910-22-3259, dated effective September 14, 2022; no additional research regarding the existence of easements or restrictions of record has been performed by MBCO Engineering LLC.  
 2. This tract lies in Zone "X" (unshaded), designated as determined to be outside the 0.2% annual chance floodplain, as per the National Flood Insurance Program FIRM Community Panel Number 4820100220L, latest available published revision dated June 18, 2007.  
 3. There are no natural drainage courses on the subject tract.  
 4. Mineral Rights and/or Lease Rights are not survey related and therefore not a part of this survey.  
 5. Surface or subsurface faulting, hazardous waste or other environmental issues have not been addressed within the scope of this survey.  
 6. Fences shown hereon are graphic, with dimensioned lines shown at specific locations where they were physically measured; the fence lines may meander between said locations.  
 7. All bearings shown hereon are based on the Texas Coordinate System of 1983, South Central Zone No. 4204.  
 8. Coordinates shown hereon are grid values and may be brought to surface values by applying the combined scale factor of 0.9999336799.  
 9. This exhibit is prepared in conjunction with Metes and Bounds description of even date.  
 10. UVE denotes Unobstructed Visibility Easement.

David Powell Bristler  
 Registered Professional  
 Land Surveyor  
 Texas Registration No. 6537



| CURVE | LENGTH  | RADIUS   | DELTA | CHORD BEARING | CHORD DISTANCE |
|-------|---------|----------|-------|---------------|----------------|
| C1    | 91.18'  | 1,938.47 | ..... | .....         | 91.17'         |
| C2    | 124.26' | 1,950.00 | ..... | .....         | 424.24'        |

| EASEMENT No.        | OWNER                   | VESTING DEED H.C.C.F. No. | EXISTING ACRES / S.F. | EASEMENT ACRES / S.F. | REMAINDER ACRES / S.F. |
|---------------------|-------------------------|---------------------------|-----------------------|-----------------------|------------------------|
| SIDEWALK EASEMENT 1 | HARRIS COUNTY ESD NO 50 | 20120349743               | 15.3282<br>667,696    | 0.0285<br>1,243       | 15.2997<br>666,453     |

| LINE | BEARING | LENGTH |
|------|---------|--------|
| L1   | .....   | 12.90' |
| L2   | .....   | 31.33' |

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 Houston, Texas 77077  
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**MBCO ENGINEERING & SURVEYING**

SIDEWALK - DELL DALE STREET FROM WOODFOREST BOULEVARD TO WALLISVILLE ROAD - 22102MF2G901  
 UPIN: 22102MF2G901 TRACT NO. 1  
 DATE: 9-28-2022  
 DRAWN BY: S. SMITH  
 CHECKED BY: G. MATA  
 FIELD BOOK: 275  
 SCALE: 1" = 20'

## PROPOSED GIFT TO HARRIS COUNTY, TEXAS

**DEPARTMENT ACCEPTING GIFT AND SUBMITTING REQUEST TO COMMISSIONERS COURT**

| Department Name           | Fund | Department # |
|---------------------------|------|--------------|
| Harris County, Precinct 2 | 1070 | 10203003     |

**DEPARTMENT RETAINING GIFT UPON COMMISSIONERS COURT APPROVAL (IF DIFFERENT FROM ABOVE DEPARTMENT)**

| Department Name | Fund | Department # |
|-----------------|------|--------------|
|                 |      |              |

A Sidewalk Easement across a 0.0285 acre tract of land situated in the Spyar Singleton Survey A-704, Harris County, Texas.

\_\_\_\_\_  
Gift Description\*

\$           3,133.46            
Total Dollar Amount or Estimated Market Value\*

\_\_\_\_\_  
Harris County Emergency Services District No. 50

Name of Donor(s)

**\*Harris County's acceptance of this donation/gift does not represent Harris County's agreement with the property owner's appraised value or claimed fair market value.**

**Special Purposes/Restrictions:**

None

**NOTE:** If there are no restrictions, please indicate. If more space is required, please identify or summarize above and indicate that there is an attachment.

Accepted:

Harris County, Texas

By: Lina Hidalgo, County Judge

Per Commissioners Court Order:      Volume \_\_\_\_\_ Page \_\_\_\_\_ Date \_\_\_\_\_