

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER 'S LICENSE NUMBER.

WATER LINE EASEMENT

STATE OF TEXAS }
 }
COUNTY OF GALVESTON }

KNOW ALL MEN BY THESE PRESENTS

THAT Wayne C. Fox, whose address is 1177 West Loop South, Suite 1670, Houston, TX 77027, and Grason Communities Ltd., whose address is 9804 Whithorn Drive, Houston, TX 77095, (hereinafter "Grantors"), of the County of Harris and State of Texas, for and in consideration of City of League City (hereinafter "Grantee") acceptance and maintenance of a proposed water line extension, the sufficiency of which is hereby acknowledged, has granted and conveyed, and by these presents does grant and convey unto said Grantee, its successors and assigns, a perpetual easement for a municipal water line, together with all necessary appurtenances, in, on, upon, over, across, under, and along that certain parcel or strip of land described in Exhibit "A" attached hereto and made a part hereof for all purposes, together with the right of ingress to and egress from parcel strip of land for the purpose of constructing, reconstructing, inspecting, maintaining, adding to and removing from parcel or strip said water line or appurtenances; the right to remove from said strip of land all trees or shrubs and/or parts thereof or other obstructions which may endanger or interfere with the efficiency of said water line or appurtenances; and the right of exercising all other rights hereby granted.

GRANTORS, Grantors' successors and assigns herein retain the right to fully use and enjoy the strip encumbered by the easement granted, except as same may be necessary for the purposes herein granted.

TO HAVE AND TO HOLD the rights described herein unto said City of League City, its successors and assigns.

WITNESS my hand this 10 day of march, 2016.

Wayne C. Fox

ACKNOWLEDGMENT

STATE OF TEXAS }

COUNTY OF Harris }

KNOW ALL MEN BY THESE PRESENTS

BEFORE ME, a notary public, on this day personally appeared Wayne C. Fox and _____, known to me or having proved to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that, on behalf of _____ he executed the same for the purposes and considerations therein expressed.

GIVEN MY hand and seal of office this 10 day of March, 2016.

(SEAL)

Callie Spry
Notary Public in and for the State of Texas

My Commission Expires: March 6, 2018



GRASON COMMUNITIES LTD.

By: Greg Hammonds
Greg Hammonds

ACKNOWLEDGMENT

STATE OF TEXAS }

COUNTY OF Travis }

KNOW ALL MEN BY THESE PRESENTS

BEFORE ME, a notary public, on this day personally appeared Greg Hammonds and _____, known to me or having proved to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that, on behalf of Grason Communities, LTD he executed the same for the purposes and considerations therein expressed.

GIVEN MY hand and seal of office this 14th day of March, 2016.

(SEAL)

Dawn R. Bayarena
Notary Public in and for the State of Texas

My Commission Expires: 08-21-18

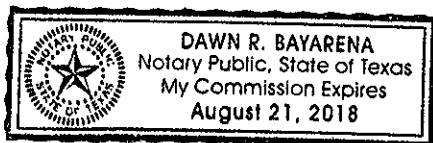


EXHIBIT "A"

TRACT 1

All of that certain 0.05 acre (2,366 square feet) tract or parcel of land situated in the **RAFAEL BASQUEZ SURVEY, Abstract Number 32**, Galveston County, Texas, and being out of and a part of that certain tract, called Tract 2, described in a Special Warranty Deed from L.C. Reflection Bay Development Ltd. to Grason Communities Ltd., dated December 28, 2012, recorded under Clerk's File Number 2013009420 and being out of and a part of that certain 50% undivided interest, called Tract 1, described in a Special Warranty Deed from Grason Communities Ltd. to Wayne C. Fox, individually, dated February 12, 2013, recorded under Clerk's File Number 2013009422, both in the Official Public Records of Galveston County, Texas; said 0.05 acre tract being more particularly described by metes and bounds as follows:

NOTE: ALL BEARINGS ARE LAMBERT GRID BEARINGS AND ALL COORDINATES REFER TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.071 OF THE NATURAL RESOURCES CODE OF THE STATE OF TEXAS, 1983 DATUM 1993 ADJUSTMENT). COORDINATES LISTED ARE GRID COORDINATES AND DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. ALL DISTANCES SHOWN HEREON MAY BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.999867577.

BEGINNING at an iron rod with cap stamped "GeoSurv" found for the most Northerly corner of both said Tract 1 and of said Tract 2, said point also being the most Westerly corner of Restricted Reserve "A" of MAR BELLA PARKWAY, STREET AND RESERVES DEDICATION, a Subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Plat Record 2006A, Map Numbers 109-11 of the Map Records of Galveston County, Texas; being at the Southeast line of League City Parkway, also known as Texas State Highway 96, a variable width public roadway right-of-way; and having Texas State Plane Coordinate Values of Y = 13,757,448.69 and X = 3,233,049.73;

THENCE S 42°26'05" E, along the Northeast line of both said Tract 1 and Tract 2 and the Southwest line said Restricted Reserve "A", a distance of 10.00 feet to a point for the most Easterly corner of the herein described tract;

THENCE S 47°33'55" W, a distance of 232.66 feet to a point for the most Southerly corner of the herein described tract, said point being at the Southwest line of said Tract 2;

THENCE N 80°46'32" W, a distance of 12.75 feet to a Texas Department of Transportation (TXDOT) monument found for the most Westerly corner of both the herein described tract and of said Tract 2, said point being at the Northwest line of said Tract 1 and the Southeast line of said League City Parkway;

THENCE N 47°33'55" E, along the Northwest line of both Said Tract 1 and of said Tract 2 and the Southeast line of said League City Parkway, a distance of 240.57 feet to the **POINT OF**

BEGINNING and containing within said boundaries a calculated area of 0.05 acre (2,366 square feet) of land.

PREPARED
MARCH 2, 2016
BY

DALE L. HARDY / GEOSURV

REGISTERED PROFESSIONAL LAND SURVEYORS

P.O. BOX 246, LEAGUE CITY, TEXAS 77574

PH 281-554-7739 FAX 281-554-6928 E-MAIL dhardy@geosurvlc.com

(A.K.A. STATE HIGHWAY 96)
LEAGUE CITY PARKWAY

P.O.B. - TR. 1
N: 13,757,448.69
E: 3,233,049.73

240.57' - 232.66' - 232.66' - 240.57'

TRACT 1
0.05 Acres
2,366 Sq. Ft.

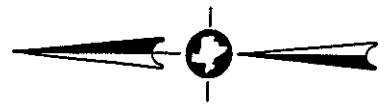
TRACT 2
L.C. REFLECTION BAY LTD.
TO
GRASON COMMUNITIES LTD.
(G.C.C.F. #2013009420)

RAFAEL BASQUEZ NO. 32
ABSTRACT

WEEMS & KELSEY
MANAGEMENT
COMPANY NO. 2 LTD.
TO
L.C. REFLECTION BAY
INVESTMENTS LTD.
(G.C.C.F. #2004009420)

50% UNDIVIDED INTEREST
TRACT 1
GRASON COMMUNITIES, LTD.
TO
WAYNE C. FOX
(G.C.C.F. #2013009422)

MAR BELLA PARKWAY
(VARIABLE WIDTH
R.O.W.)
MAR BELLA RESERVES
STREET DEDICATION 2006A
(PLAT REC. 109-110)
MAP NO. 109-110



60'
0
60'
SCALE: 1" = 60'

LINE TABLE	
LINE	BEARING
L1	S 42°26'05" E
L2	N 80°46'32" W
L3	N 47°33'55" E
L4	S 42°26'05" E
L5	S 87°26'02" E
L6	S 42°39'02" E
L7	N 47°33'55" E
L8	N 66°02'37" E



P.O. Box 246, League City, Texas 77574
281-554-7798 408-765-8090 Fax: 281-554-8928

EXHIBIT "A"

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WATER LINE EASEMENT

STATE OF TEXAS }
 }
COUNTY OF GALVESTON } KNOW ALL MEN BY THESE PRESENTS

THAT Wayne C. Fox 182540, held by IRA Services Trust Company, Custodian FBO Wayne Fox IRA 182540, whose address is 1160 Industrial Road, Suite I, P.O. Box 7080, San Carlos, CA, 94070, and Grason Communities Ltd., whose address is 9804 Whithorn Drive, Houston, TX, 77095, (hereinafter "Grantors"), of the County of Harris and State of Texas, for and in consideration of City of League City (hereinafter "Grantee") acceptance and maintenance of a proposed water line extension, the sufficiency of which is hereby acknowledged, has granted and conveyed, and by these presents does grant and convey unto said Grantee, its successors and assigns, a perpetual easement for a municipal water line, together with all necessary appurtenances, in, on, upon, over, across, under, and along that certain parcel or strip of land described in Exhibit "A" attached hereto and made a part hereof for all purposes, together with the right of ingress to and egress from parcel strip of land for the purpose of constructing, reconstructing, inspecting, maintaining, adding to and removing from parcel or strip said water line or appurtenances; the right to remove from said strip of land all trees or shrubs and/or parts thereof or other obstructions which may endanger or interfere with the efficiency of said water line or appurtenances; and the right of exercising all other rights hereby granted.

GRANTORS, Grantors' successors and assigns herein retain the right to fully use and enjoy the strip encumbered by the easement granted, except as same may be necessary for the purposes herein granted.

TO HAVE AND TO HOLD the rights described herein unto said City of League City, its successors and assigns.

WITNESS my hand this 10 day of March, 2016.

WAYNE C. FOX 182540



Printed Name:

ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF Harris

KNOW ALL MEN BY THESE PRESENTS

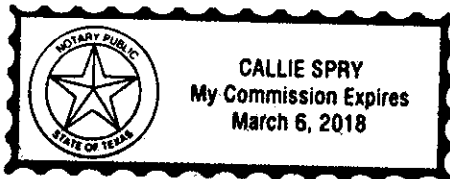
BEFORE ME, a notary public, on this day personally appeared Wayne C. Fox and _____, known to me or having proved to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that, on behalf of _____ he executed the same for the purposes and considerations therein expressed.

GIVEN MY hand and seal of office this 10 day of March, 2016.

(SEAL)

Callie Spry
Notary Public in and for the State of Texas

My Commission Expires: March 6, 2018



GRASON COMMUNITIES LTD.

By: [Signature]
Greg Hammonds

ACKNOWLEDGMENT

STATE OF TEXAS }
COUNTY OF Travis } KNOW ALL MEN BY THESE PRESENTS

BEFORE ME, a notary public, on this day personally appeared Greg Hammonds and _____, known to me or having proved to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that, on behalf of Grason Communities LTD he executed the same for the purposes and considerations therein expressed.

GIVEN MY hand and seal of office this 14th day of March, 2016

(SEAL)

[Signature]
Notary Public in and for the State of Texas

My Commission Expires: 08.21.18

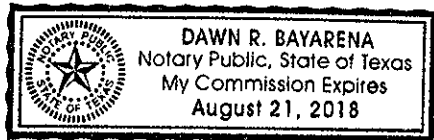


EXHIBIT "A"

TRACT 5

All of that certain 0.29 acre (12,456 square feet) tract or parcel of land situated in the **RAFAEL BASQUEZ SURVEY, Abstract Number 32**, Galveston County, Texas, and being out of and a part of that certain 50% undivided interest, called Tract 3, described in a Special Warranty Deed from Wayne C. Fox Profit Sharing & Money Purchase Plan to Wayne C. Fox IRA 182540, dated December 27, 2011, recorded under Clerk's File Number 2012002659, and out of and a part of that certain 50% undivided interest, called Tract 1, described in a Special Warranty Deed from L.C. Reflection Bay Development, Ltd. to Grason Communities Ltd., dated December 28, 2012, recorded under Clerk's File Number 2013009420, both in the Official Public Records of Galveston County, Texas, said 0.29 acre tract being more particularly described by metes and bounds as follows:

NOTE: ALL BEARINGS ARE LAMBERT GRID BEARINGS AND ALL COORDINATES REFER TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.071 OF THE NATURAL RESOURCES CODE OF THE STATE OF TEXAS, 1983 DATUM 1993 ADJUSTMENT). COORDINATES LISTED ARE GRID COORDINATES AND DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. ALL DISTANCES SHOWN HEREON MAY BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.999867577.

BEGINNING a Texas Department of Transportation (TXDoT) monument found for the most Westerly corner of both said Tract 1 and said Tract 3, said point also being the most Northerly corner of that certain tract, called Parcel G-4, in an Eminent Domain Proceeding in the Galveston County Court at Law #1, Cause Number 47,264; being at the Northwest line of said Parcel G-4; being at the Southeast line of League City Parkway, also known as Texas State Highway 96, a variable width public roadway right-of-way; and having Texas State Plane Coordinate Values of Y = 13,758,420.81 and X = 3,234,113.04;

THENCE N 47°33'55" E, along the Northwest line of both said Tract 1 and said Tract 3 and the Southeast line of said League City Parkway, a distance of 1245.60 feet to an iron rod with cap stamped "GeoSurv" found for the most Northerly corner of the herein described tract, said point being the most Westerly corner of a cut-back curve to the right at the intersection of the Southeast line of said League City Parkway with the Southwest line of Isla Vista Drive, a variable width public roadway right-of-way as set forth in the plat of ISLA VISTA DRIVE FIRST EXTENSION, a Subdivision in Galveston County, Texas, according to the map or plat thereof recorded under Document Number 2014066149 of the Map Records of Galveston County, Texas, and at the Westerly terminus of the Northerly line of a 10 feet wide utility easement set forth in the plat of said ISLA VISTA DRIVE FIRST EXTENSION;

THENCE S 42°26'05" E, a distance of 10.00 feet to a point for the most Easterly corner of the herein described tract, said point being at the Westerly terminus of the Southerly line of said 10 feet wide utility easement set forth in the plat of said ISLA VISTA DRIVE FIRST EXTENSION;

THENCE S 47°33'55" W, a distance of 1245.61 feet to a point for the most Southerly corner of the herein described tract, said point being at the Southwest line of both said Tract 1 and said Tract 3 and being at the Northeast line of said Parcel G-4;

THENCE N 42°23'12" W, along the Southwest line of both said Tract 1 and said Tract 3 and the Northeast line of said Parcel G-4, a distance of 10.00 feet to the **POINT OF BEGINNING** and containing within said boundaries a calculated area of 0.29 acre (12,456 square feet) of land.

*PREPARED
APRIL 28, 2015
BY*

DALE L. HARDY / GEOSURV
REGISTERED PROFESSIONAL LAND SURVEYORS
P.O. BOX 246, LEAGUE CITY, TEXAS 77574
PH 281-554-7739 FAX 281-554-6928 E-MAIL dhardy@geosurvllc.com

LEAGUE CITY PARKWAY (A.K.A. STATE HIGHWAY 96)

P.O.B. - TR. 5
N: 13,758,420.81
E: 3,234,113.04

PARCEL G-4
CITY OF LEAGUE CITY
V.
WEEMS & KELSY MANAGEMENT
CO. NO. 2 LTD. et al
CAUSE NO. 47,264
COUNTY COURT AT LAW NO. 1
GALVESTON COUNTY, TEXAS

50% UNDIVIDED INTEREST
TRACT 3
WAYNE C. FOX IRA 182540
(G.C.C.F. #2012002659)
50% UNDIVIDED INTEREST
TRACT 1
GRASON COMMUNITIES, LTD.
(G.C.C.F. #2013009420)

TRACT 5
0.29 Acres
12,456 Sq. Ft.

S 47°33'55" W - 1245.61'

MATCHLINE

RAFAEL BASQUEZ SURVEY, ABSTRACT NO. 32

LEAGUE CITY PARKWAY (A.K.A. STATE HIGHWAY 96)

N 47°33'55" E - 1245.60'

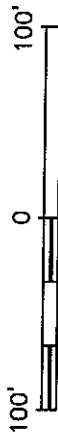
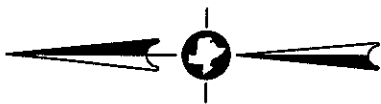
MATCHLINE

50% UNDIVIDED INTEREST
TRACT 3
WAYNE C. FOX IRA 182540
(G.C.C.F. #2012002659)
50% UNDIVIDED INTEREST
TRACT 1
GRASON COMMUNITIES, LTD.
(G.C.C.F. #2013009420)

RAFAEL BASQUEZ SURVEY, ABSTRACT NO. 32

ISLA VISTA DRIVE
(VARIABLE WIDTH R.O.W.,
DOC. NO. 2014066149,
G.C.M.R.)

LINE TABLE	
LINE	BEARING
L1	S 42°26'05" E
L2	N 42°23'12" W
L3	N 47°33'55" E



SCALE: 1" = 100'



P.O. Box 246, League City, Texas 77574
281-554-7739 409-765-8030 Fax: 281-554-6928

EXHIBIT "A"

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER 'S LICENSE NUMBER.

WATER LINE EASEMENT

STATE OF TEXAS }
 }
COUNTY OF GALVESTON } KNOW ALL MEN BY THESE PRESENTS

THAT Mar Bella Community, Inc., (hereinafter "Grantor"), of the County of Galveston and State of Texas, for and in consideration of City of League City (hereinafter "Grantee") acceptance and maintenance of a proposed water line extension, the sufficiency of which is hereby acknowledged, has granted and conveyed, and by these presents does grant and convey unto said Grantee, its successors and assigns, a perpetual easement for a municipal water line, together with all necessary appurtenances, in, on, upon, over, across, under, and along that certain parcel or strip of land described in Exhibit "A" attached hereto and made a part hereof for all purposes, together with the right of ingress to and egress from parcel strip of land for the purpose of constructing, reconstructing, inspecting, maintaining, adding to and removing from parcel or strip said water line or appurtenances; the right to remove from said strip of land all trees or shrubs and/or parts thereof or other obstructions which may endanger or interfere with the efficiency of said water line or appurtenances; and the right of exercising all other rights hereby granted.

GRANTOR, Grantor's successors and assigns herein retain the right to fully use and enjoy the strip encumbered by the easement granted, except as same may be necessary for the purposes herein granted.

TO HAVE AND TO HOLD the rights described herein unto said City of League City, its successors and assigns.

WITNESS my hand this 8 day of March, 2016.

MAR BELLA COMMUNITY, INC.



Robert Skinner, President

ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF Hall

KNOW ALL MEN BY THESE PRESENTS

BEFORE ME, a notary public, on this day personally appeared Robert Skinner, President, Mar Bella Community, Inc., known to me or having proved to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that, on behalf of said Mar Bella Community, Inc., he executed the same for the purposes and considerations therein expressed and in the capacity therein and herein set forth.

GIVEN MY hand and seal of office this 8 day of March, 2016.

(SEAL)



Brenda M. McCullah
Notary Public in and for the State of Texas

My Commission Expires: _____

EXHIBIT "A"

TRACT 2

All of that certain 0.02 acre (750 square feet) tract or parcel of land situated in the **RAFAEL BASQUEZ SURVEY, Abstract Number 32**, Galveston County, Texas, and being out of and a part of Restricted Reserve "A" of **MAR BELLA PARKWAY, STREET AND RESERVES DEDICATION**, a Subdivision in Galveston County, Texas according to the map or plat thereof recorded in Plat Record 2006A, Map Numbers 109-11 of the Map Records of Galveston County, Texas, said Restricted Reserve "A" being conveyed from Taylor Woodrow Communities – League City, Ltd. to Mar Bella Community, Inc. by that certain Special Warranty Deed recorded in Clerk's File Number 2009006003 of the Official Public Records of Galveston County, Texas; said 0.02 acre tract being more particularly described by metes and bounds as follows:

NOTE: ALL BEARINGS ARE LAMBERT GRID BEARINGS AND ALL COORDINATES REFER TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.071 OF THE NATURAL RESOURCES CODE OF THE STATE OF TEXAS, 1983 DATUM 1993 ADJUSTMENT). COORDINATES LISTED ARE GRID COORDINATES AND DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. ALL DISTANCES SHOWN HEREON MAY BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.999867577.

BEGINNING at an iron rod with cap stamped "GeoSurv" found for the most Westerly corner of said Restricted Reserve "A", said point also being the most Northerly corner of that certain tract, called Tract 2, described in a Special Warranty Deed from L.C. Reflection Bay Development Ltd. to Grason Communities Ltd., dated December 28, 2012, recorded under Clerk's File Number 2013009420 of the Official Public Records of Galveston County, Texas; being at the Southeast line of League City Parkway, also known as Texas State Highway 96, a variable width public roadway right-of-way; and having Texas State Plane Coordinate Values of Y = 13,757,448.69 and X = 3,233,049.73;

THENCE N 47°33'55" E, along the Southeast line of said League City Parkway, a distance of 70.00 feet to an iron rod with cap stamped "GeoSurv" found for the most Northerly corner of both the herein described tract and of said Restricted Reserve "A", said point being the most Westerly corner of a cut-back at the intersection of the Southeast line of said League City Parkway with the Southwest line of Mar Bella Parkway, a variable width public roadway right-of-way;

THENCE S 87°26'38" E, along said cut-back, a distance of 14.14 feet to a point for the most Easterly corner of the herein described tract;

THENCE S 47°33'55" W, a distance of 80.00 feet to a point for the most Southerly corner of the herein described tract, said point also being at the Southwest line of said Restricted Reserve "A" and the Northeast line of said Tract 2;

THENCE N 42°26'05" W, along the Southwest line of said Restricted Reserve "A" and the Northeast line of said Tract 2, a distance of 10.00 feet to the **POINT OF BEGINNING** and containing within said boundaries a calculated area of 0.02 acre (750 square feet) of land.

TRACT 3

All of that certain 0.03 acre (1,196 square feet) tract or parcel of land situated in the **RAFAEL BASQUEZ SURVEY, Abstract Number 32**, Galveston County, Texas, and being out of and a part of Restricted Reserve "B" of **MAR BELLA PARKWAY, STREET AND RESERVES DEDICATION**, a Subdivision in Galveston County, Texas according to the map or plat thereof recorded in Plat Record 2006A, Map Numbers 109-11 of the Map Records of Galveston County, Texas, said Restricted Reserve "B" being conveyed from Taylor Woodrow Communities - League City, Ltd. to Mar Bella Community, Inc. by that certain Special Warranty Deed recorded in Clerk's File Number 2009006003 of the Official Public Records of Galveston County, Texas; said 0.03 acre tract being more particularly described by metes and bounds as follows:

NOTE: ALL BEARINGS ARE LAMBERT GRID BEARINGS AND ALL COORDINATES REFER TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.071 OF THE NATURAL RESOURCES CODE OF THE STATE OF TEXAS, 1983 DATUM 1993 ADJUSTMENT). COORDINATES LISTED ARE GRID COORDINATES AND DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. ALL DISTANCES SHOWN HEREON MAY BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.999867577.

BEGINNING at an iron rod with cap stamped "GeoSurv" found for the most Northerly corner of both the herein described tract and of said Restricted Reserve "B", said point also being at the Northwest line of that certain tract called Parcel G-4 in an Eminent Domain Proceeding in the Galveston County Court at Law #1, Cause Number 47,264; being at the Southeast line of League City Parkway, also known as Texas State Highway 96, a variable width public roadway right-of-way; and having Texas State Plane Coordinate Values of Y = 13,757,698.49 and X = 3,233,322.96;

THENCE S 02°53'17" W, along the East line of said Restricted Reserve "B", a distance of 14.22 feet to a point for the Southeast corner of the herein described tract;

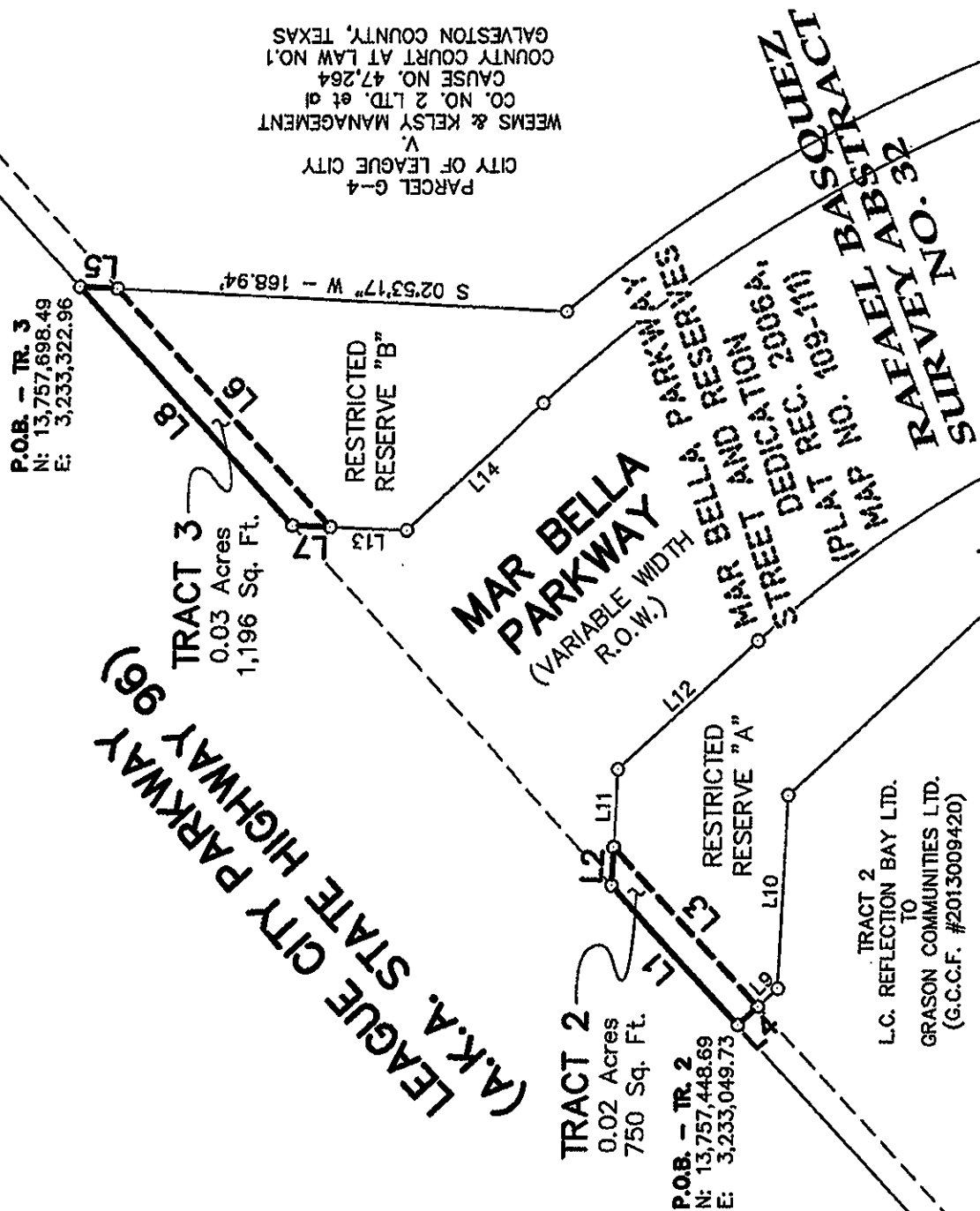
THENCE S 47°33'55" W, a distance of 119.52 feet to a point for the Southwest corner of the herein described tract, said point being at the West line of said Restricted Reserve "B" and being at a cut-back at the intersection of the Southeast line of said League City Parkway with the Northeast line of Mar Bella Parkway, a variable width public roadway right-of-way;

THENCE N 02°33'22" E, a distance of 14.14 feet to an iron rod with cap stamped "GeoSurv" found for the Northwest corner of both the herein described tract and of said Restricted Reserve "B", said point also being the most Northerly corner of said cut-back;

THENCE N 47°33'55" E, along the Northwest line of said Restricted Reserve "B" and the Southeast line of said League City Parkway, a distance of 119.64 feet to the **POINT OF BEGINNING** and containing within said boundaries a calculated area of 0.03 acre (1,196 square feet) of land.

PREPARED
MARCH 2, 2016
BY

DALE L. HARDY / GEOSURV
REGISTERED PROFESSIONAL LAND SURVEYORS
P.O. BOX 246, LEAGUE CITY, TEXAS 77574
PH 281-554-7739 FAX 281-554-6928 E-MAIL dhardy@geosurvlc.com

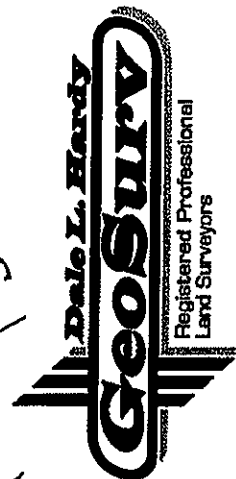


LINE	DISTANCE	BEARING
L1	70.00'	N 47°33'55" E
L2	14.14'	S 87°26'38" E
L3	80.00'	S 47°33'55" W
L4	10.00'	N 42°26'05" W
L5	14.22'	S 02°53'17" W
L6	119.52'	S 47°33'55" W
L7	14.14'	N 02°33'22" E
L8	119.64'	N 47°33'55" E
L9	10.00'	S 42°26'05" E
L10	71.44'	S 87°26'05" E
L11	28.79'	S 87°26'38" E
L12	69.87'	S 42°39'02" E
L13	28.64'	S 02°33'22" W
L14	69.52'	S 42°39'02" E



60' 0 60'

SCALE: 1" = 60'



P.O. Box 248, League City, Texas 77574
281-554-7739 409-785-8030 Fax: 281-554-6928