

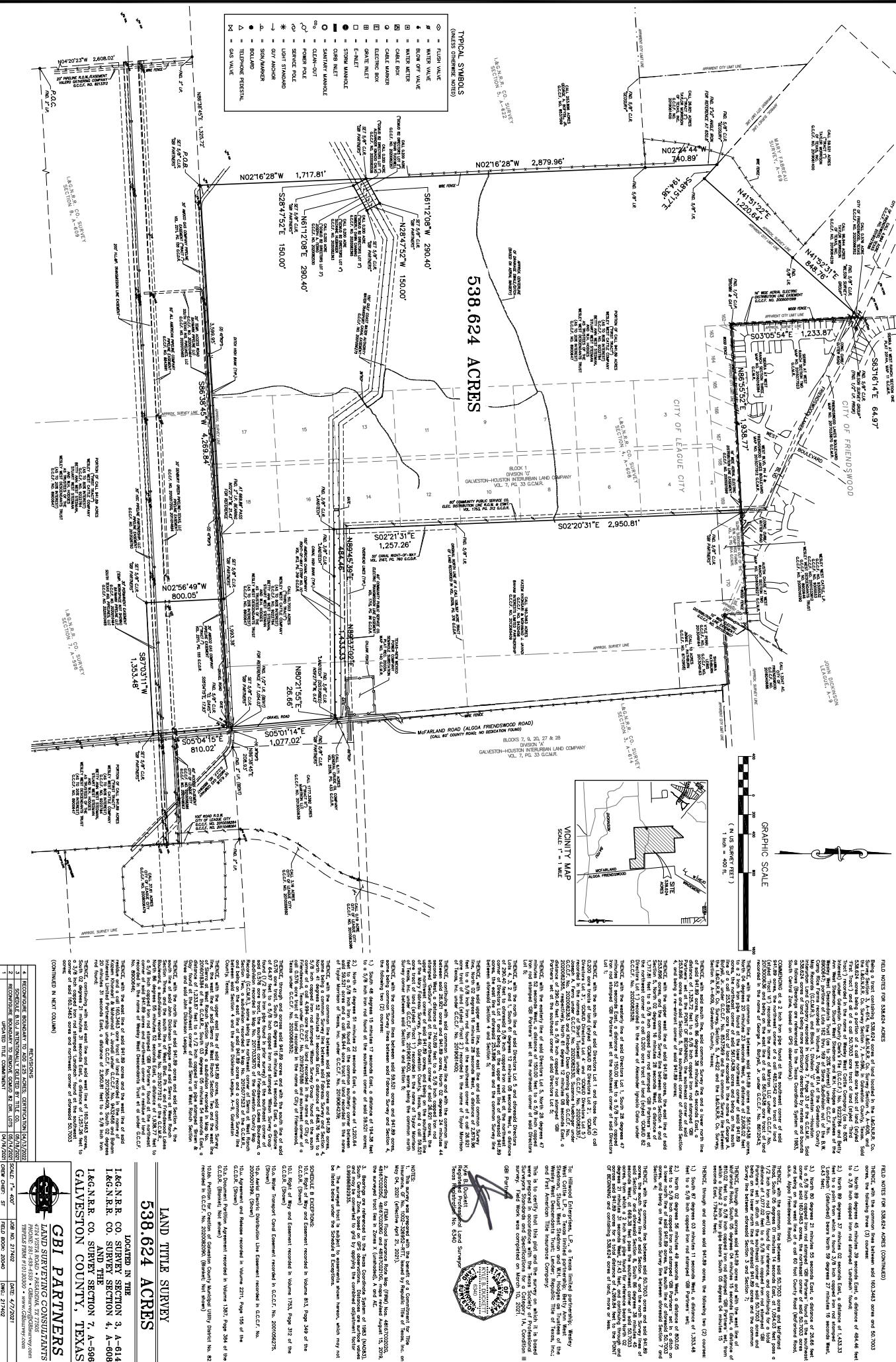


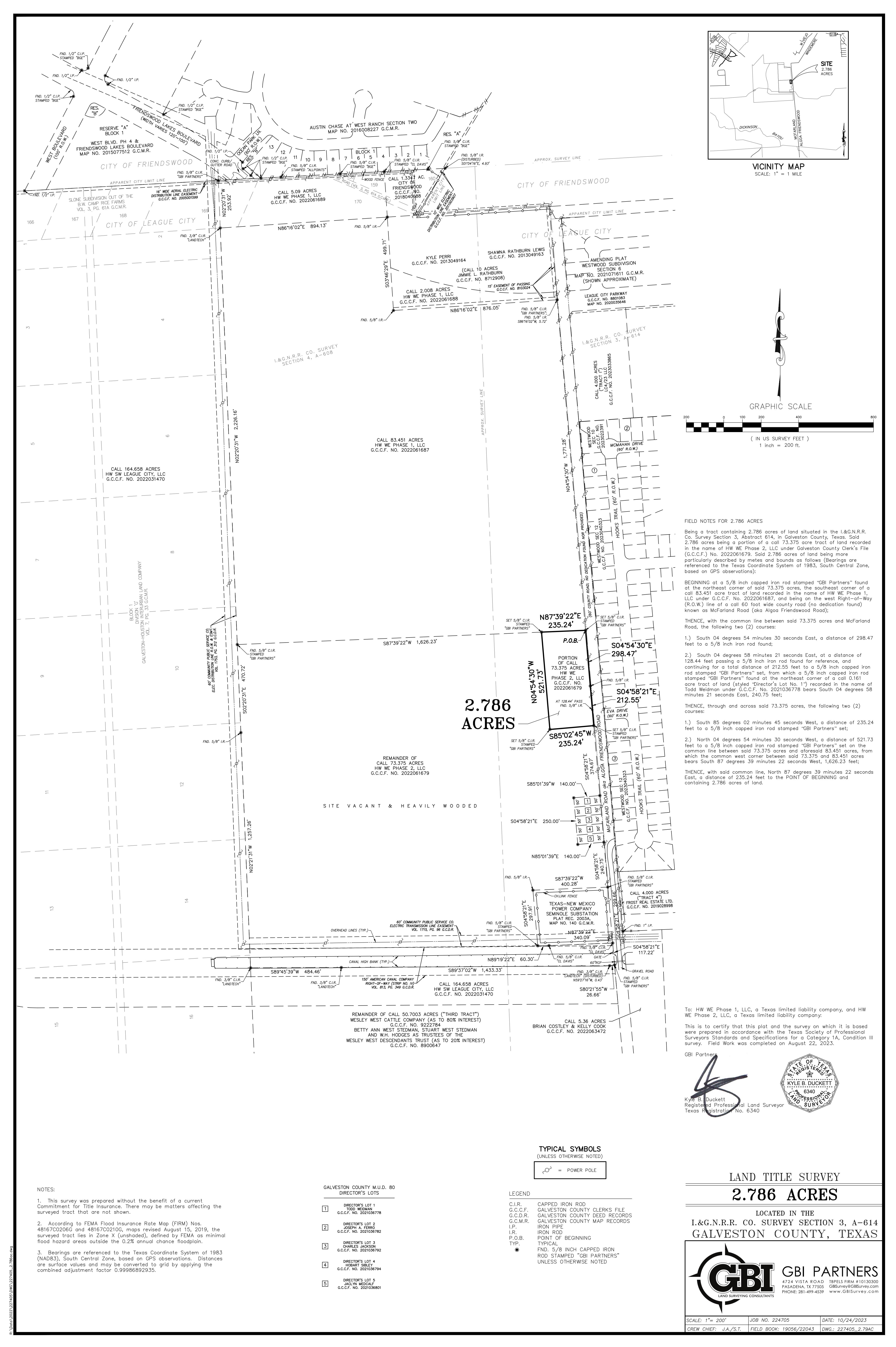
## Legacy



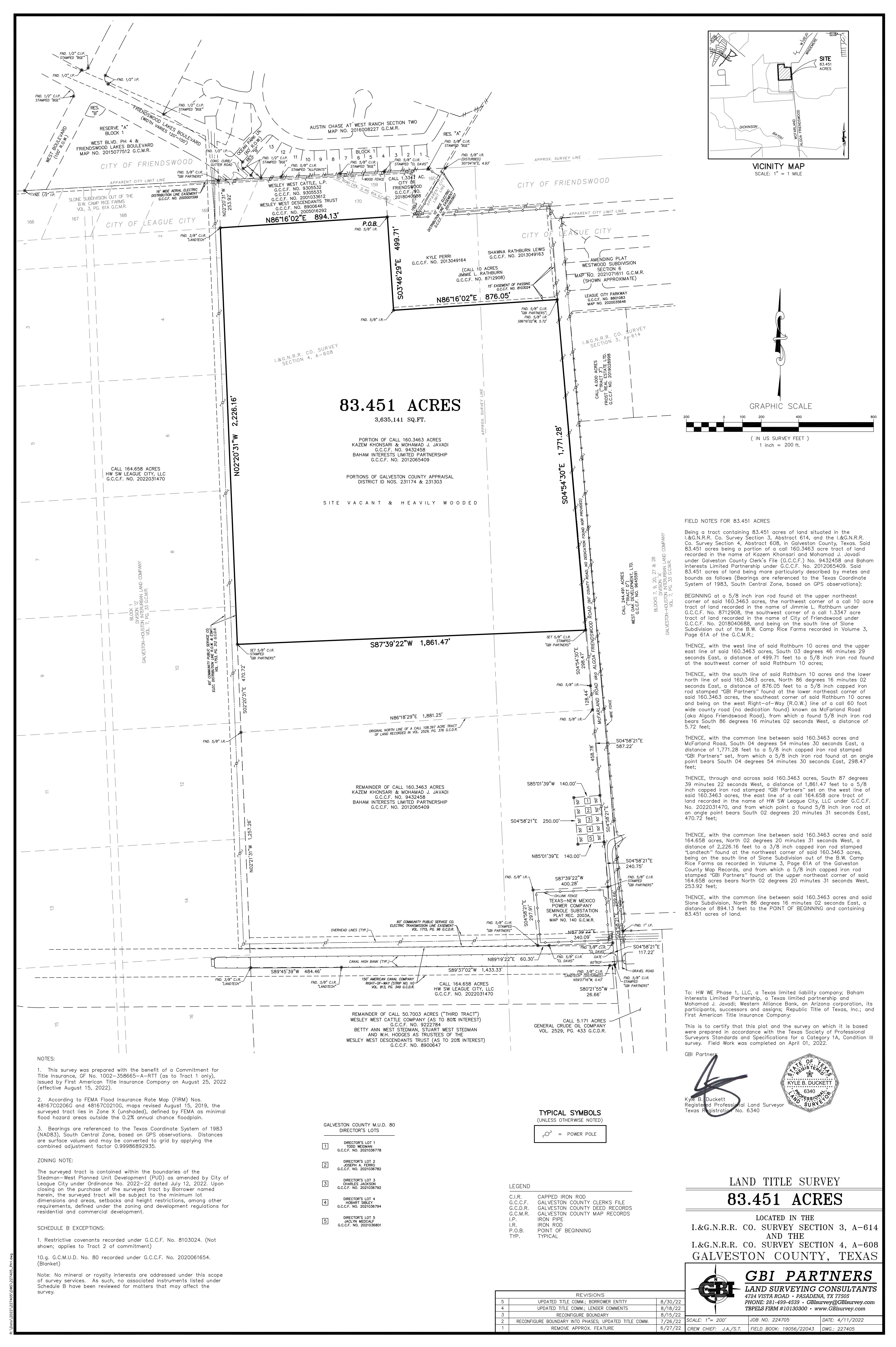
LCTX  
LEAGUE CITY

Geospatial or map data maintained by the City of League City is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and only represents the approximate 05/05/2025













County: Galveston  
 Project: GCMUD 82 (DL1)  
 Job No. 207403  
 MBS No. 20-570

### FIELD NOTES FOR 0.200 ACRE

Being a tract containing 0.200 acre of land located in the I.&G.N.R.R. Co. Survey, Section 4, Abstract 608, in Galveston County, Texas. Said 0.200 acre being a portion of a call 941.89 acre tract of land (styled "First Tract") recorded in the name of Wesley West Cattle Company under Galveston County Clerk's File (G.C.C.F.) No. 9222784. Said 0.200 acre of land being more particularly described by metes and bounds as follows (Bearings are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations):

**COMMENCING** at the southwest corner of said 941.89 acres, the northwest corner of a call 482.1542 acre tract of land (styled "Tract VI") recorded in the name of Martron LLC under G.C.C.F. No. 2013000636 and being on the east line of a call 561.0438 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8612043;

**THENCE**, with the common line between said 941.89 acres and 561.0438 acres, North 04 degrees 20 minutes 23 seconds West, a distance of 2,608.02 feet to the northwest corner of said 941.89 acres, the northeast corner of said 561.0438 acres and being on the south line of a call 253.896 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8537569 and the common Survey line between the I.&G.N.R.R. Co. Survey, Section 5, Abstract 622 and the I.&G.N.R.R. Co. Survey, Section 8, Abstract 609, Galveston County, Texas;

**THENCE**, with said south line, said common Survey line and a lower north line of said 941.89 acres, North 86 degrees 38 minutes 45 seconds East, a distance of 1,325.72 feet to the southeast corner of said 253.896 acres and said Section 5, the southwest corner of aforesaid Section 4, and being a reentrant corner of said 941.89 acres;

**THENCE**, with the upper west line of said 941.89 acres, the east line of said 253.896 acres, and the common Survey line between said Section 4 and Section 5, North 02 degrees 16 minutes 28 seconds West, a distance of 1,717.80 feet to the **POINT OF BEGINNING** and northwest corner of a 150 foot wide Water Transport Canal Easement recorded in the name of Gulf Coast Water Authority under G.C.C.F. No. 2001056275, from which the northeast corner of said 253.896 acres and the southeast corner of a call 26.921 acre tract of land (styled "Tract 2") recorded in the name of Taylor Morrison of Texas, Inc. under G.C.C.F. No. 2019061400 bears North 02 degrees 16 minutes 28 seconds West, a distance of 2,879.96 feet;

**THENCE**, through and across said 941.89 acres, the following four (4) courses:

- 1.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet;
- 2.) South 28 degrees 47 minutes 52 seconds East, a distance of 150.00 feet;

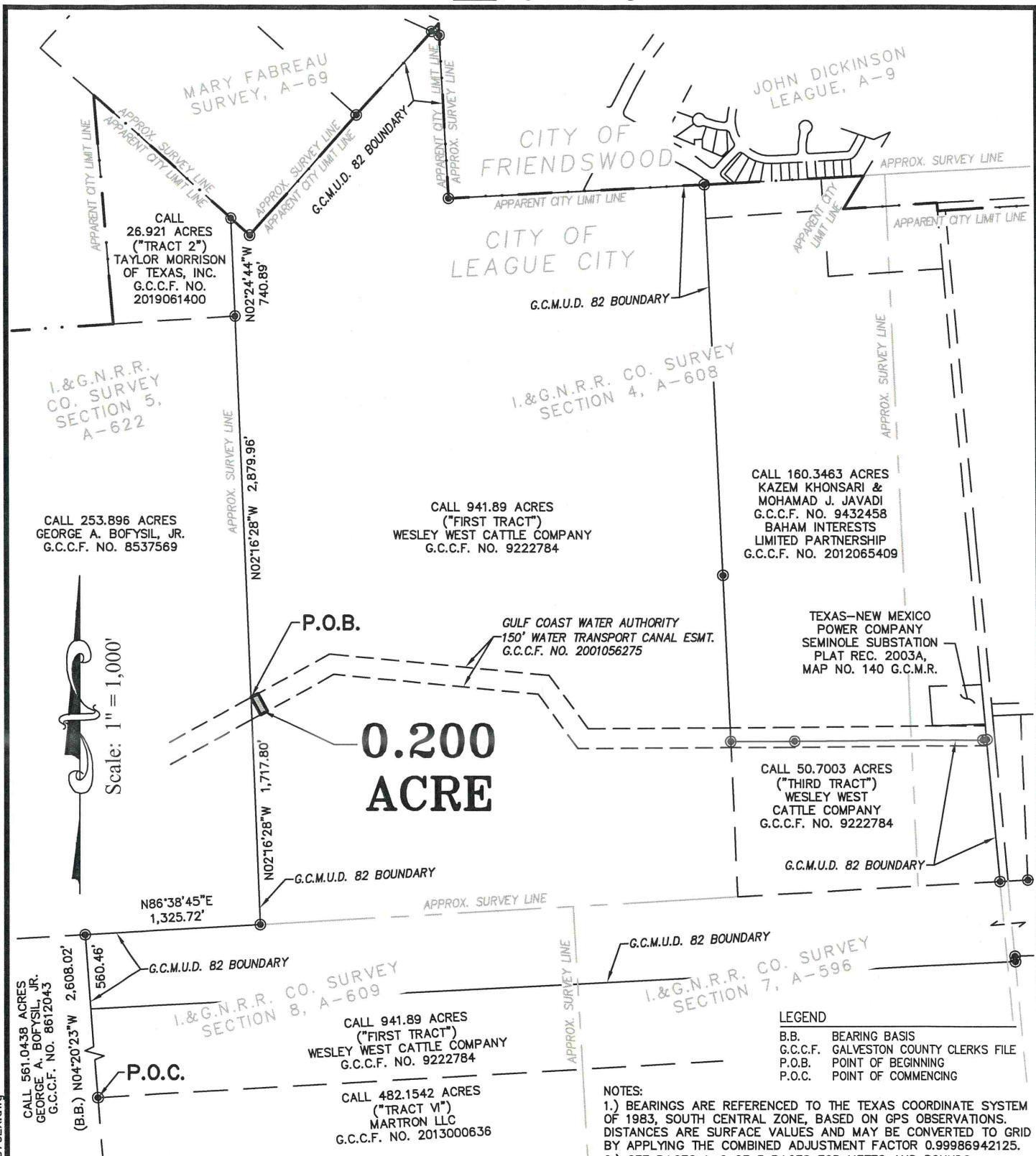
3.) South 61 degrees 12 minutes 08 seconds West, a distance of 58.08 feet;

4.) North 28 degrees 47 minutes 52 seconds West, a distance of 150.00 feet to the **POINT OF BEGINNING** and containing 0.200 acre of land, more or less.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

GBI Partners  
TBPELS Firm #10130300  
Ph: 281.499.4539  
December 07, 2020





GALVESTON COUNTY  
MUNICIPAL UTILITY DISTRICT 82  
DIRECTORS LOT 1

**0.200 ACRE**

LOCATED IN THE I.&G.N.R.R. CO. SURVEY, SECTION 4,  
ABSTRACT 608, GALVESTON COUNTY, TEXAS

## GBI PARTNERS

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## LAND SURVEYING CONSULTANTS

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4724 VISTA ROAD • PASADENA, TX 77505

PHONE: 281-499-4539 • GBIsurvey@GBIsurvey.com

TBPELS FIRM #10130300 • [www.GBIsurvey.com](http://www.GBIsurvey.com)

JOB NO. 207403

JOB NO. 207403 DATE: 12/07/2020  
TITLE: DOG1-00057 DIVISION: 00-55071



SCALE: 1" = 1,000'

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## LAND SURVEYING CONSULTANTS

4724 VISTA ROAD • PASADENA, TX 77505

PHONE: 281-499-4539 • GBIsurvey@GBIsurvey.com

TBPELS FIRM #10130300 • [www.GBIsurvey.com](http://www.GBIsurvey.com)

JOB NO. 207403

JOB NO. 207403 DATE: 12/07/2020  
TITLE: DOG1-00057 DIVISION: 00-55071

County: Galveston  
Project: GCMUD 82 (DL2)  
Job No. 207403  
MBS No. 20-571

### FIELD NOTES FOR 0.200 ACRE

Being a tract containing 0.200 acre of land located in the I.&G.N.R.R. Co. Survey, Section 4, Abstract 608, in Galveston County, Texas. Said 0.200 acre being a portion of a call 941.89 acre tract of land (styled "First Tract") recorded in the name of Wesley West Cattle Company under Galveston County Clerk's File (G.C.C.F.) No. 9222784. Said 0.200 acre of land being more particularly described by metes and bounds as follows (Bearings are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations):

**COMMENCING** at the southwest corner of said 941.89 acres, the northwest corner of a call 482.1542 acre tract of land (styled "Tract VI") recorded in the name of Martron LLC under G.C.C.F. No. 2013000636 and being on the east line of a call 561.0438 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8612043;

**THENCE**, with the common line between said 941.89 acres and 561.0438 acres, North 04 degrees 20 minutes 23 seconds West, a distance of 2,608.02 feet to the northwest corner of said 941.89 acres, the northeast corner of said 561.0438 acres and being on the south line of a call 253.896 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8537569 and the common Survey line between the I.&G.N.R.R. Co. Survey, Section 5, Abstract 622 and the I.&G.N.R.R. Co. Survey, Section 8, Abstract 609, Galveston County, Texas;

**THENCE**, with said south line, said common Survey line and a lower north line of said 941.89 acres, North 86 degrees 38 minutes 45 seconds East, a distance of 1,325.72 feet to the southeast corner of said 253.896 acres and said Section 5, the southwest corner of aforesaid Section 4, and being a reentrant corner of said 941.89 acres;

**THENCE**, with the upper west line of said 941.89 acres, the east line of said 253.896 acres, and the common Survey line between said Section 4 and Section 5, North 02 degrees 16 minutes 28 seconds West, a distance of 1,717.80 feet to the northwest corner of a 150 foot wide Water Transport Canal Easement recorded in the name of Gulf Coast Water Authority under G.C.C.F. No. 2001056275, from which the northeast corner of said 253.896 acres and the southeast corner of a call 26.921 acre tract of land (styled "Tract 2") recorded in the name of Taylor Morrison of Texas, Inc. under G.C.C.F. No. 2019061400 bears North 02 degrees 16 minutes 28 seconds West, a distance of 2,879.96 feet;

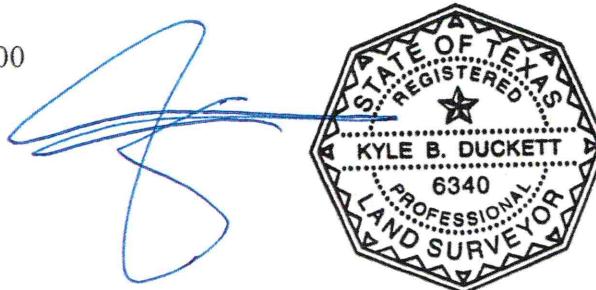
**THENCE**, through and across said 941.89 acres, the following five (5) courses:

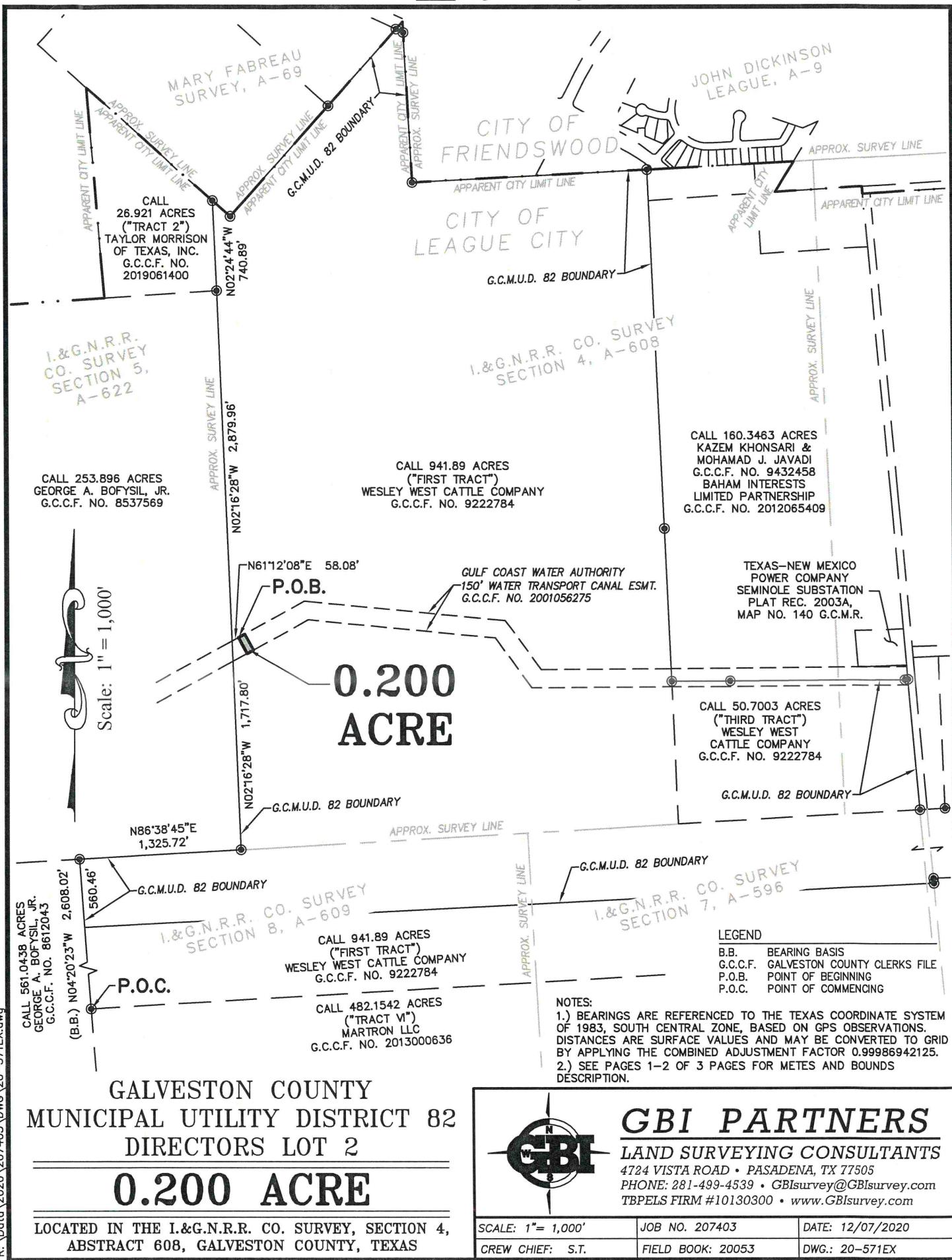
- 1.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet to the **POINT OF BEGINNING**;
- 2.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet;

- 3.) South 28 degrees 47 minutes 52 seconds East, a distance of 150.00 feet;
- 4.) South 61 degrees 12 minutes 08 seconds West, a distance of 58.08 feet;
- 5.) North 28 degrees 47 minutes 52 seconds West, a distance of 150.00 feet to the **POINT OF BEGINNING** and containing 0.200 acre of land, more or less.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

GBI Partners  
TBPELS Firm #10130300  
Ph: 281.499.4539  
December 07, 2020





**GBI PARTNERS**

LAND SURVEYING CONSULTANTS

4724 VISTA ROAD • PASADENA, TX 77505

PHONE: 281-499-4539 • GBIsurvey@GBIsurvey.com

TBPELS FIRM #10130300 • www.GBIsurvey.com

SCALE: 1" = 1,000'	JOB NO. 207403	DATE: 12/07/2020
CREW CHIEF: S.T.	FIELD BOOK: 20053	DWG.: 20-571EX

County: Galveston  
Project: GCMUD 82 (DL3)  
Job No. 207403  
MBS No. 20-572

### FIELD NOTES FOR 0.200 ACRE

Being a tract containing 0.200 acre of land located in the I.&G.N.R.R. Co. Survey, Section 4, Abstract 608, in Galveston County, Texas. Said 0.200 acre being a portion of a call 941.89 acre tract of land (styled "First Tract") recorded in the name of Wesley West Cattle Company under Galveston County Clerk's File (G.C.C.F.) No. 9222784. Said 0.200 acre of land being more particularly described by metes and bounds as follows (Bearings are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations):

**COMMENCING** at the southwest corner of said 941.89 acres, the northwest corner of a call 482.1542 acre tract of land (styled "Tract VI") recorded in the name of Martron LLC under G.C.C.F. No. 2013000636 and being on the east line of a call 561.0438 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8612043;

**THENCE**, with the common line between said 941.89 acres and 561.0438 acres, North 04 degrees 20 minutes 23 seconds West, a distance of 2,608.02 feet to the northwest corner of said 941.89 acres, the northeast corner of said 561.0438 acres and being on the south line of a call 253.896 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8537569 and the common Survey line between the I.&G.N.R.R. Co. Survey, Section 5, Abstract 622 and the I.&G.N.R.R. Co. Survey, Section 8, Abstract 609, Galveston County, Texas;

**THENCE**, with said south line, said common Survey line and a lower north line of said 941.89 acres, North 86 degrees 38 minutes 45 seconds East, a distance of 1,325.72 feet to the southeast corner of said 253.896 acres and said Section 5, the southwest corner of aforesaid Section 4, and being a reentrant corner of said 941.89 acres;

**THENCE**, with the upper west line of said 941.89 acres, the east line of said 253.896 acres, and the common Survey line between said Section 4 and Section 5, North 02 degrees 16 minutes 28 seconds West, a distance of 1,717.80 feet to the northwest corner of a 150 foot wide Water Transport Canal Easement recorded in the name of Gulf Coast Water Authority under G.C.C.F. No. 2001056275, from which the northeast corner of said 253.896 acres and the southeast corner of a call 26.921 acre tract of land (styled "Tract 2") recorded in the name of Taylor Morrison of Texas, Inc. under G.C.C.F. No. 2019061400 bears North 02 degrees 16 minutes 28 seconds West, a distance of 2,879.96 feet;

**THENCE**, through and across said 941.89 acres, the following five (5) courses:

- 1.) North 61 degrees 12 minutes 08 seconds East, a distance of 116.16 feet to the **POINT OF BEGINNING**;
- 2.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet;

- 3.) South 28 degrees 47 minutes 52 seconds East, a distance of 150.00 feet;
- 4.) South 61 degrees 12 minutes 08 seconds West, a distance of 58.08 feet;
- 5.) North 28 degrees 47 minutes 52 seconds West, a distance of 150.00 feet to the **POINT OF BEGINNING** and containing 0.200 acre of land, more or less.

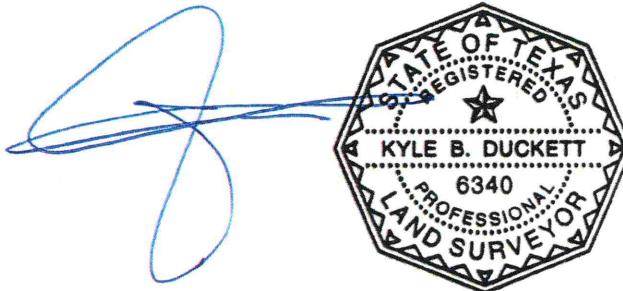
THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

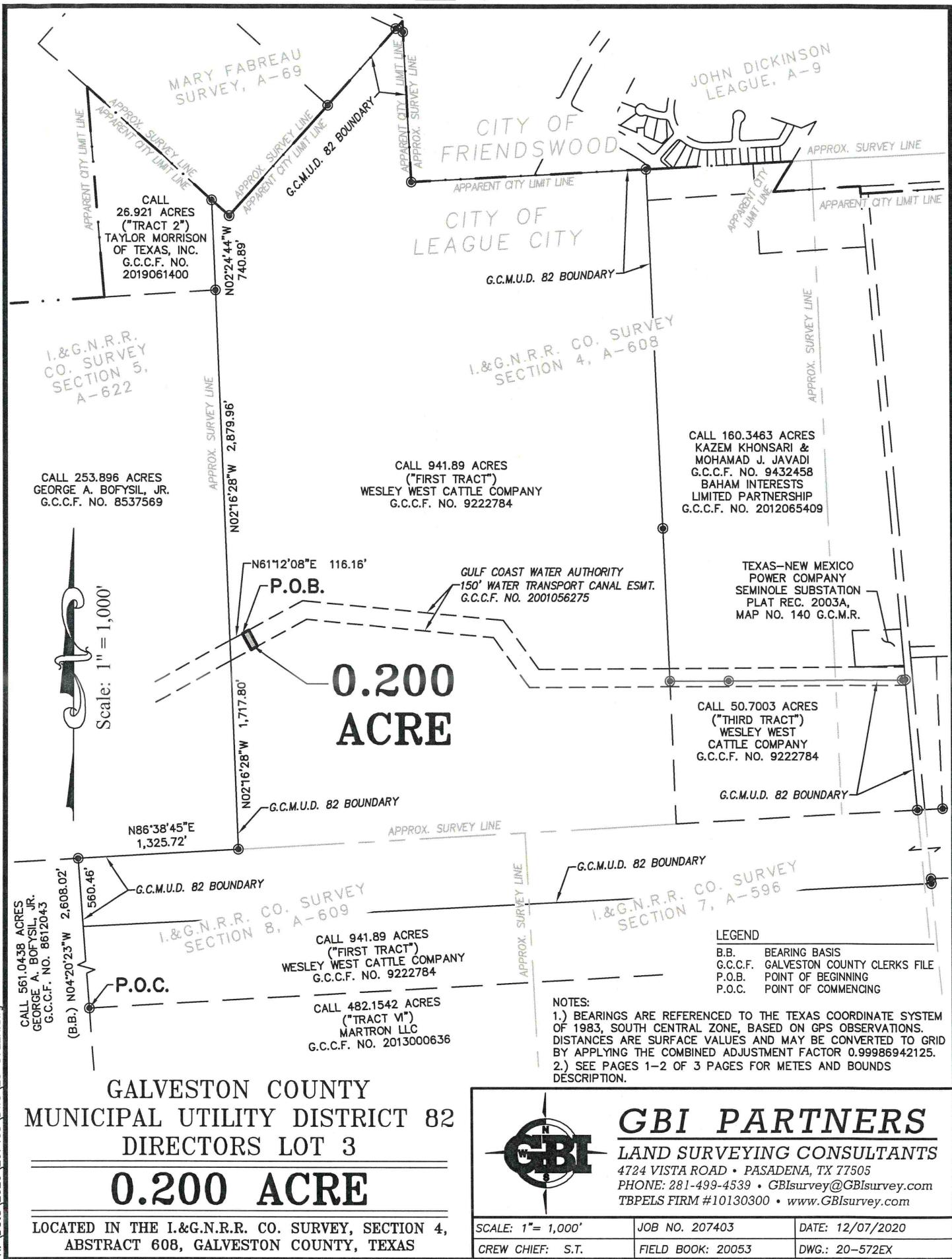
GBI Partners

TBPELS Firm #10130300

Ph: 281.499.4539

December 07, 2020





County: Galveston  
Project: GCMUD 82 (DL4)  
Job No. 207403  
MBS No. 20-573

**FIELD NOTES FOR 0.200 ACRE**

Being a tract containing 0.200 acre of land located in the I.&G.N.R.R. Co. Survey, Section 4, Abstract 608, in Galveston County, Texas. Said 0.200 acre being a portion of a call 941.89 acre tract of land (styled "First Tract") recorded in the name of Wesley West Cattle Company under Galveston County Clerk's File (G.C.C.F.) No. 9222784. Said 0.200 acre of land being more particularly described by metes and bounds as follows (Bearings are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations):

**COMMENCING** at the southwest corner of said 941.89 acres, the northwest corner of a call 482.1542 acre tract of land (styled "Tract VI") recorded in the name of Martron LLC under G.C.C.F. No. 2013000636 and being on the east line of a call 561.0438 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8612043;

**THENCE**, with the common line between said 941.89 acres and 561.0438 acres, North 04 degrees 20 minutes 23 seconds West, a distance of 2,608.02 feet to the northwest corner of said 941.89 acres, the northeast corner of said 561.0438 acres and being on the south line of a call 253.896 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8537569 and the common Survey line between the I.&G.N.R.R. Co. Survey, Section 5, Abstract 622 and the I.&G.N.R.R. Co. Survey, Section 8, Abstract 609, Galveston County, Texas;

**THENCE**, with said south line, said common Survey line and a lower north line of said 941.89 acres, North 86 degrees 38 minutes 45 seconds East, a distance of 1,325.72 feet to the southeast corner of said 253.896 acres and said Section 5, the southwest corner of aforesaid Section 4, and being a reentrant corner of said 941.89 acres;

**THENCE**, with the upper west line of said 941.89 acres, the east line of said 253.896 acres, and the common Survey line between said Section 4 and Section 5, North 02 degrees 16 minutes 28 seconds West, a distance of 1,717.80 feet to the northwest corner of a 150 foot wide Water Transport Canal Easement recorded in the name of Gulf Coast Water Authority under G.C.C.F. No. 2001056275, from which the northeast corner of said 253.896 acres and the southeast corner of a call 26.921 acre tract of land (styled "Tract 2") recorded in the name of Taylor Morrison of Texas, Inc. under G.C.C.F. No. 2019061400 bears North 02 degrees 16 minutes 28 seconds West, a distance of 2,879.96 feet;

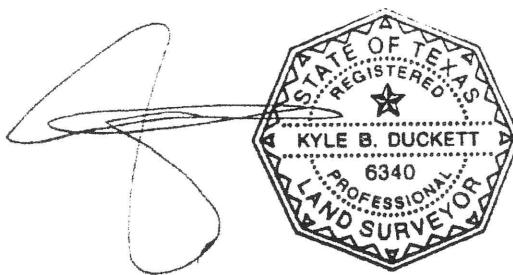
**THENCE**, through and across said 941.89 acres, the following five (5) courses:

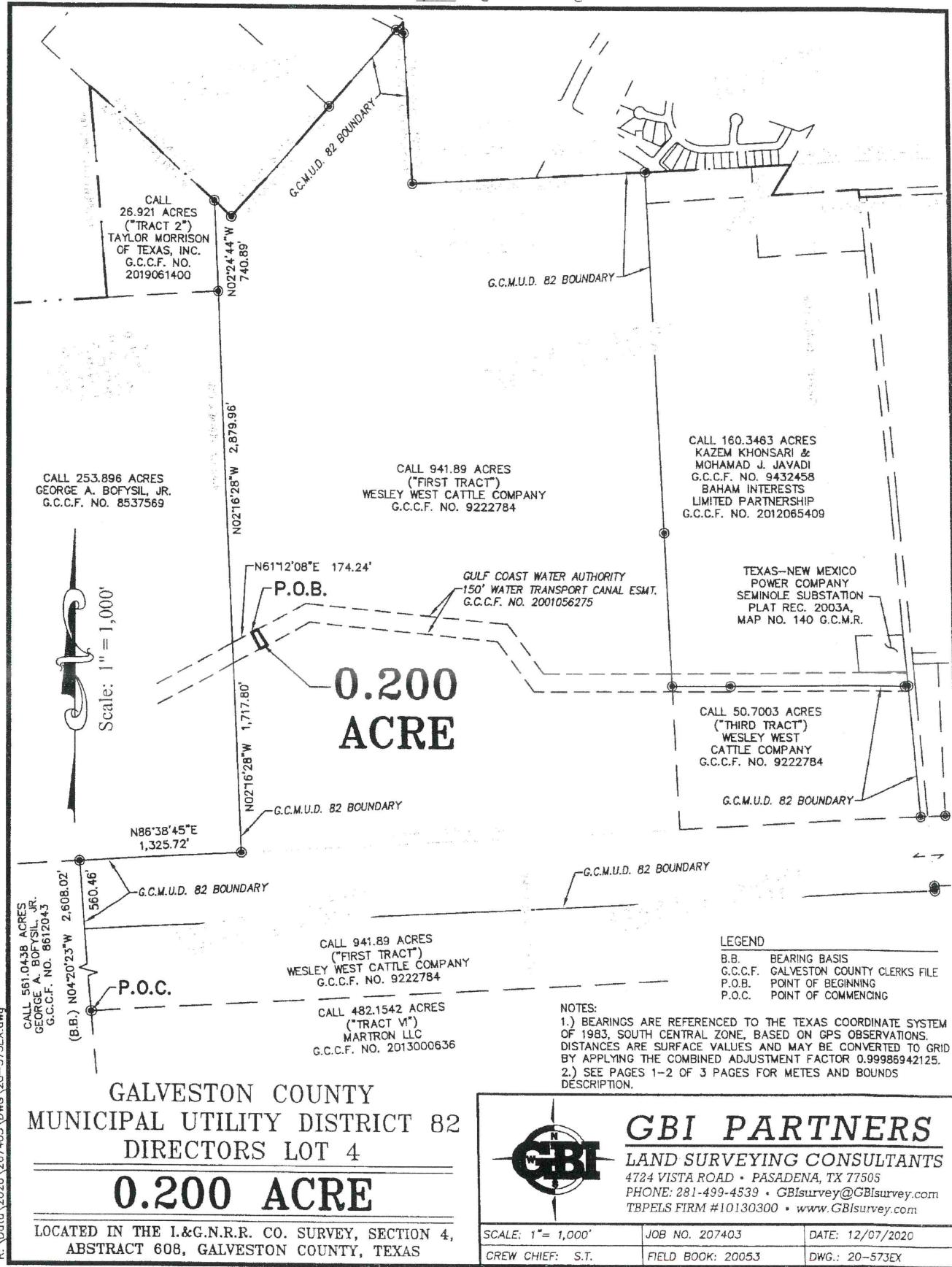
- 1.) North 61 degrees 12 minutes 08 seconds East, a distance of 174.24 feet to the **POINT OF BEGINNING**;
- 2.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet;

- 3.) South 28 degrees 47 minutes 52 seconds East, a distance of 150.00 feet;
- 4.) South 61 degrees 12 minutes 08 seconds West, a distance of 58.08 feet;
- 5.) North 28 degrees 47 minutes 52 seconds West, a distance of 150.00 feet to the **POINT OF BEGINNING** and containing 0.200 acre of land, more or less.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

GBI Partners  
TBPELS Firm #10130300  
Ph: 281.499.4539  
December 07, 2020





County: Galveston  
Project: GCMUD 82 (DL5)  
Job No. 207403  
MBS No. 20-574

#### FIELD NOTES FOR 0.200 ACRE

Being a tract containing 0.200 acre of land located in the I.&G.N.R.R. Co. Survey, Section 4, Abstract 608, in Galveston County, Texas. Said 0.200 acre being a portion of a call 941.89 acre tract of land (styled "First Tract") recorded in the name of Wesley West Cattle Company under Galveston County Clerk's File (G.C.C.F.) No. 9222784. Said 0.200 acre of land being more particularly described by metes and bounds as follows (Bearings are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations):

**COMMENCING** at the southwest corner of said 941.89 acres, the northwest corner of a call 482.1542 acre tract of land (styled "Tract VI") recorded in the name of Martron LLC under G.C.C.F. No. 2013000636 and being on the east line of a call 561.0438 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8612043;

**THENCE**, with the common line between said 941.89 acres and 561.0438 acres, North 04 degrees 20 minutes 23 seconds West, a distance of 2,608.02 feet to the northwest corner of said 941.89 acres, the northeast corner of said 561.0438 acres and being on the south line of a call 253.896 acre tract of land recorded in the name of George A. Bofysil, Jr. under G.C.C.F. No. 8537569 and the common Survey line between the I.&G.N.R.R. Co. Survey, Section 5, Abstract 622 and the I.&G.N.R.R. Co. Survey, Section 8, Abstract 609, Galveston County, Texas;

**THENCE**, with said south line, said common Survey line and a lower north line of said 941.89 acres, North 86 degrees 38 minutes 45 seconds East, a distance of 1,325.72 feet to the southeast corner of said 253.896 acres and said Section 5, the southwest corner of aforesaid Section 4, and being a reentrant corner of said 941.89 acres;

**THENCE**, with the upper west line of said 941.89 acres, the east line of said 253.896 acres, and the common Survey line between said Section 4 and Section 5, North 02 degrees 16 minutes 28 seconds West, a distance of 1,717.80 feet to the northwest corner of a 150 foot wide Water Transport Canal Easement recorded in the name of Gulf Coast Water Authority under G.C.C.F. No. 2001056275, from which the northeast corner of said 253.896 acres and the southeast corner of a call 26.921 acre tract of land (styled "Tract 2") recorded in the name of Taylor Morrison of Texas, Inc. under G.C.C.F. No. 2019061400 bears North 02 degrees 16 minutes 28 seconds West, a distance of 2,879.96 feet;

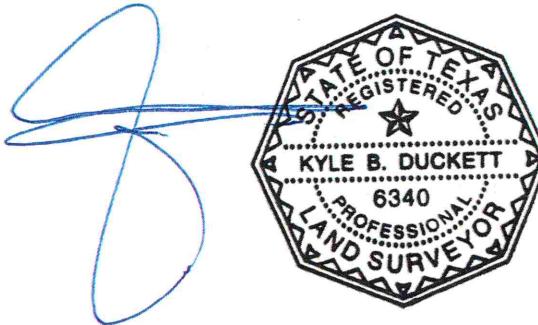
**THENCE**, through and across said 941.89 acres, the following five (5) courses:

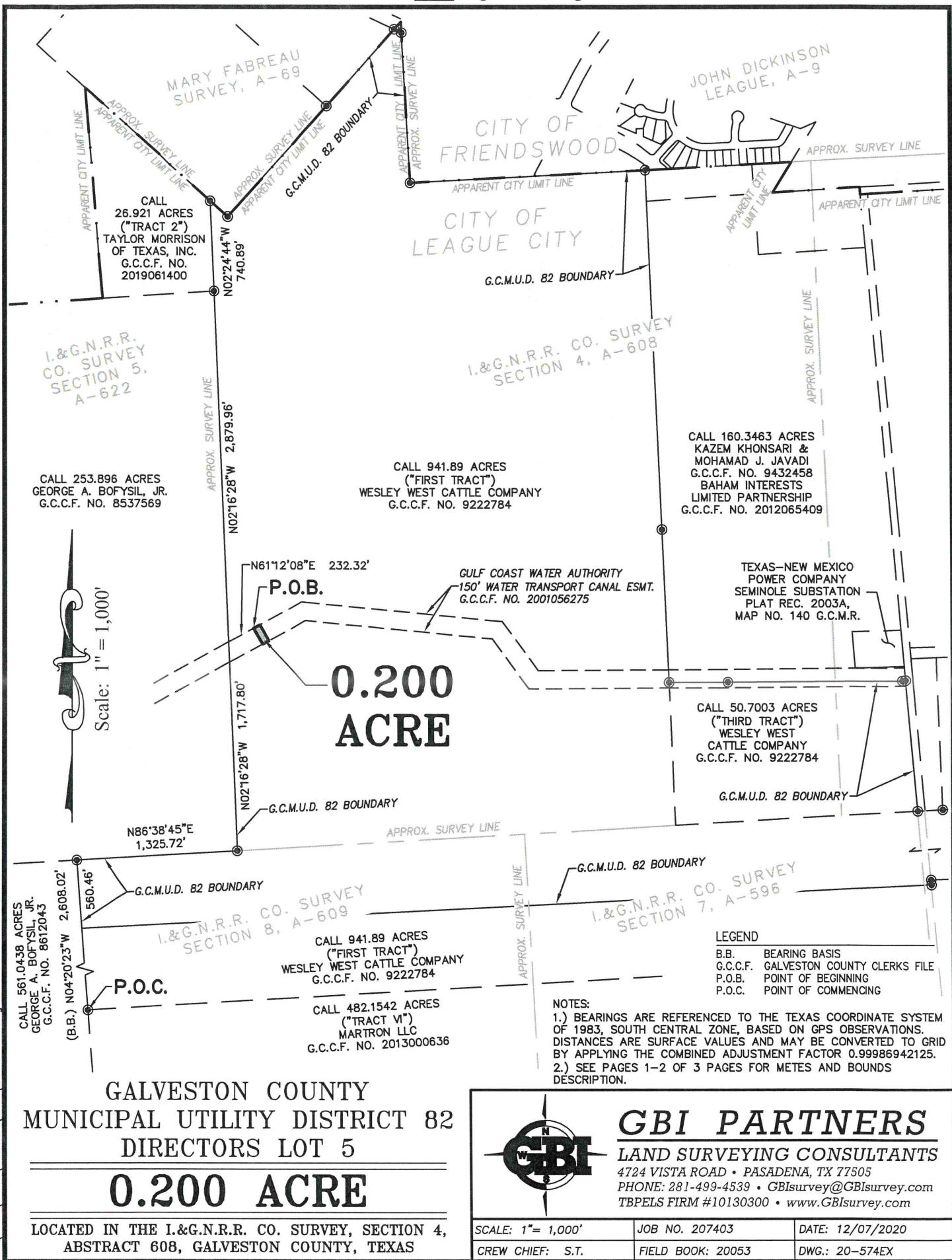
- 1.) North 61 degrees 12 minutes 08 seconds East, a distance of 232.32 feet to the **POINT OF BEGINNING**;
- 2.) North 61 degrees 12 minutes 08 seconds East, a distance of 58.08 feet;

- 3.) South 28 degrees 47 minutes 52 seconds East, a distance of 150.00 feet;
- 4.) South 61 degrees 12 minutes 08 seconds West, a distance of 58.08 feet;
- 5.) North 28 degrees 47 minutes 52 seconds West, a distance of 150.00 feet to the **POINT OF BEGINNING** and containing 0.200 acre of land, more or less.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

GBI Partners  
TBPELS Firm #10130300  
Ph: 281.499.4539  
December 07, 2020





GALVESTON COUNTY  
MUNICIPAL UTILITY DISTRICT 82  
DIRECTORS LOT 5

**0.200 ACRE**

LOCATED IN THE I.&G.N.R.R. CO. SURVEY, SECTION 4,  
ABSTRACT 608, GALVESTON COUNTY, TEXAS



## GBI PARTNERS

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LAND SURVEYING CONSULTANTS

LAND SURVEYING CONSULTANTS  
4724 VISTA ROAD • PASADENA, TX 77505  
PHONE: 281-499-4539 • [GBIsurvey@GBIsurvey.com](mailto:GBIsurvey@GBIsurvey.com)  
TBEPLS FIRM #10130300 • [www.GBIsurvey.com](http://www.GBIsurvey.com)

SCALE: 1" = 1,000'	JOB NO. 207403	DATE: 12/07/2020
CREW CHIEF: S.T.	FIELD BOOK: 20053	DWG.: 20-574EX