

May 5, 2014

STATE OF TEXAS

COUNTY OF MONTGOMERY

EXHIBIT "A"**DESCRIPTION FOR 2.705 ACRES OUT OF
LOTS 9 & 10 OF CLEAR CREEK FOREST SUBDIVISION**

Metes and bounds description for 2.705 acres of land out of Lot 9 and Lot 10 of Clear Creek Forest Subdivision. a plat of which is recorded in Cabinet B, Sheet 74A, Montgomery County Map Records, in Montgomery County, Texas. Said 2.705 acres being comprised of that certain called 0.681 acre tract recorded in Document No. 2010045 Official Public Records of Montgomery County (O.P.R.M.C.), Texas, and that certain called 2.027 acre tract recorded in Document No. 2006-130859 O.P.R.M.C., less that certain called 0.0035 acre tract recorded in Document No. 2010045765. Said 2.705 acre tract being more fully described as follows with all bearings based on the North line of said Lot 9 as monumented and called for on recorded plat:

BEGINNING at a found ½" iron rod marking the Northeast corner of said Lot 9 also being the Northeast corner of said called 0.681 acre tract and the Northeast corner of the herein described 2.705 acre tract;

THENCE, South 00°15'55" East, along the West line of said Lot 9 and Lot 10, at 151.30 feet pass a found ½" iron rod marking the Southeast corner of said 0.681 acre tract, continuing a total distance of 230.80 feet to a found 5/8" iron rod marking the Southeast corner of said 2.027 acre tract;

THENCE, South 72°26'36" West, a distance of 438.50 feet to a 5/8" iron rod found for the Southernmost corner of said 2.027 acre tract'

THENCE, North 63°39'03" West, a distance of 227.11 feet to a ½" iron rod found in the Southeast right of way line of Crooked Creek Drive, having a right of way width of 60 feet;

THENCE, N 32°12'53" East, along the Southeast right of way of said Crooked Creek Drive, a distance of 63.51 feet to a point of curvature, from which a found fence corner bears South 17°00'18" East, 2.40 feet;

THENCE, in a Northeasterly direction along the Southeast right of way of said Crooked Creek Drive and through a curve to the left having a radius of 430.00 feet, an arc length of 58.55 feet, a central angle of 07°48' 06", and a chord which bears North 28°18'51" East, 58.50' to a point, from which a found fence corner bears South 39°27'28" East, 0.93 feet;

THENCE, North 89°24'46" East, a distance of 137.79 feet to a 5/8" iron rod found for the West corner of said 0.0035 acre tract;

THENCE, South 77°21'29" East, a distance of 34.69 feet to a ½" iron rod found for the Southernmost corner of said 0.0035 acre tract;

THENCE, North 30°03'30" East, a distance of 9.23 feet to a 5/8" iron rod found for Northeast corner of said 0.0035 acre tract;

THENCE, North 89°24'46" East, a distance of 188.43 feet to a point in the centerline of Three Mile Creek;

THENCE, North 05°37'04" West, along the centerline of Three Mile Creek a distance of 65.23 feet to an angle point;

THENCE, North 11°46'05" West, along the centerline of Three Mile Creek, a distance of 75.60 feet to a point in the North line of said Lot 9;

THENCE, North 86°11'40" East, a distance of 216.51 feet to the **POINT OF BEGINNING** and containing 2.705 acres of land.

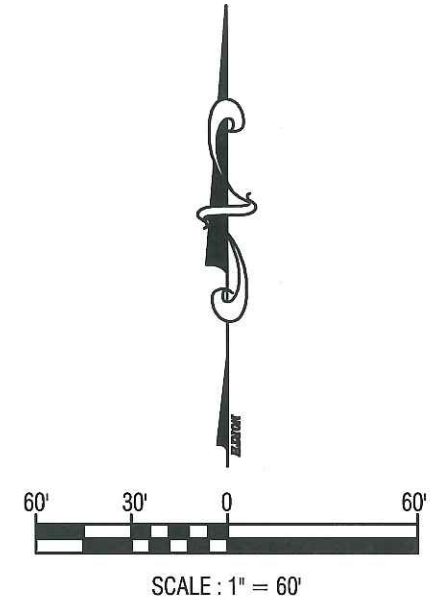
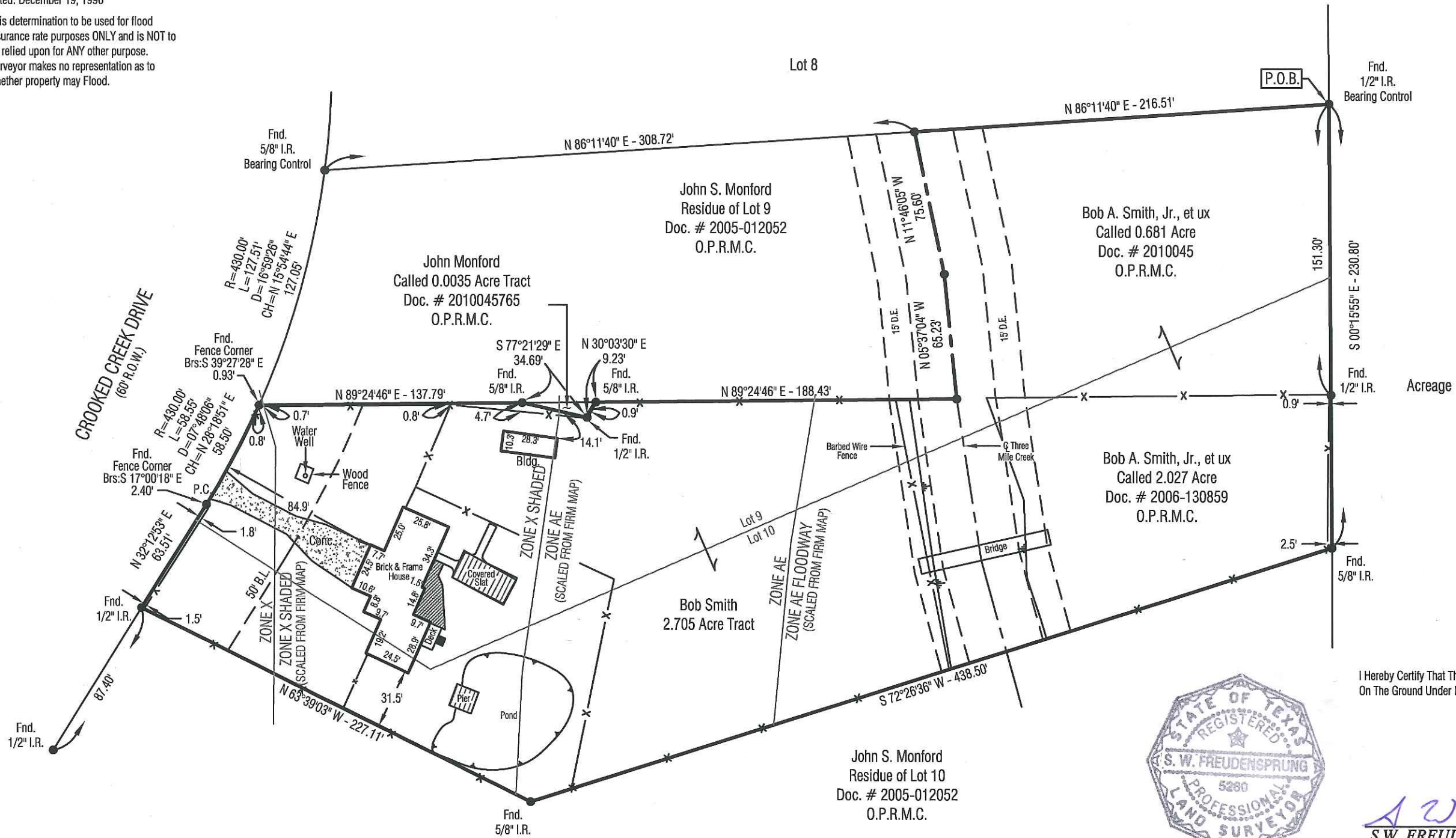
Plat attached.



S.W. Freudensprung 5/5/2014
S. W. Freudensprung R.P.L.S. No. 5260

This property is shown to be in Zone X, Zone X Shaded, Zone AE, and zone AE floodway, as per FIRM map 48339C0635 F Dated: December 19, 1996

This determination to be used for flood insurance rate purposes ONLY and is NOT to be relied upon for ANY other purpose. Surveyor makes no representation as to whether property may Flood.



I hereby Certify That This Plat Correctly Represents A Survey Done On The Ground Under My Supervision During April 2014.



S.W. Freudensprung 5/5/2014
S.W. FREUDENSPRUNG, R.P.L.S. No. 5260 Date

3221 Teal, Katy, Tx 77493 Tel No. 281-391-5647

This survey is certified for this transaction only, is not transferable to additional institutions or subsequent owners. If this survey does not bear an original BLUE seal it is invalid and should not be relied upon for any purpose.

Note :

- Basis for Bearings: North line of Lot 9 as monumented and called for on recorded plat.
- Distances shown are ground distances.
- All abstracting provided by Surveyor.
- All B.L.'s & U.E.'s taken from recorded plat unless otherwise noted.
- All fences are 6' wood unless otherwise noted.
- Dimension ties from improvements to property lines are calculated and should NOT be relied upon for construction and/or removal of any improvements including fences.
- Building dimensions may not be used to calculate square footage.
- This property subject to any and all recorded and unrecorded easements. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants or ownership title evidence.
- Improvements not shown.
- Subject to laws concerning platting & re-platting of real property.
- Subject to 20' utility easement centered on each lot line & 10' adjacent to street and 5' Aerial adjacent to all utility easement per recorded plat.
- See attached description of even survey date.
- Flood information shown in drawing is scaled from FIRM map; a drainage study was not performed.

* 2.705 ACRE TRACT LOCATED IN THE D. M. GOHEEN SURVEY, A-234.

LOT: * PART OF LOT 9 & 10	BLOCK: 3	SUBDIVISION: CLEAR CREEK FOREST SUBDIVISION	SECTION: 10
RECORDATION: CABINET B, SHEET 74A MONTGOMERY COUNTY MAP RECORDS	COUNTY: MONTGOMERY	STATE: TEXAS	
ADDRESS: 23910 CROOKED CREEK DRIVE	CITY: HOCKLEY	LENDER: -	
PURCHASER: -	TITLE COMPANY: -	G.F. # -	

File Date: 5/5/2014 7:39 AM ARC 3526205_1"=60'

DS
 CN JN