

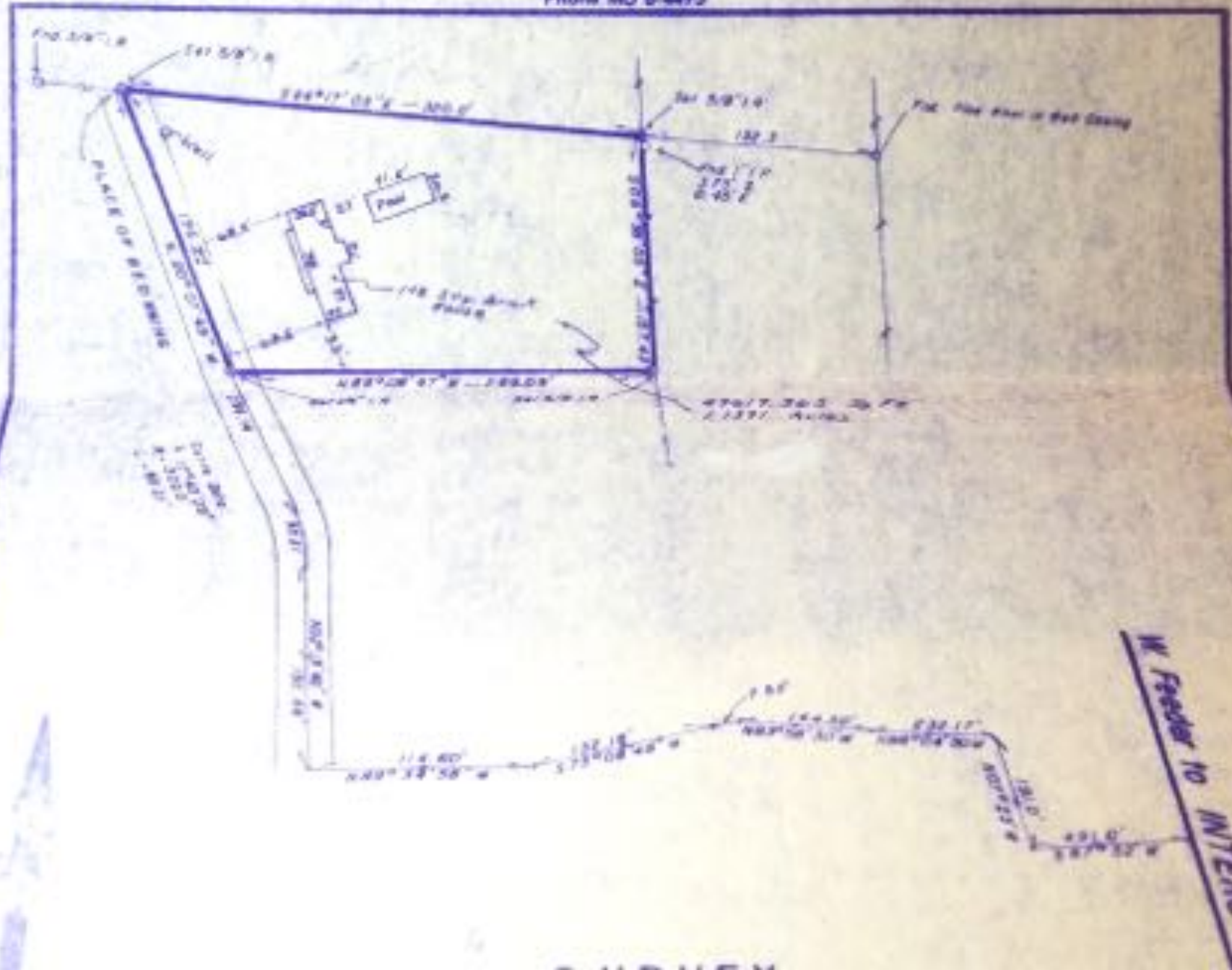
KIRKLAND/LANNING

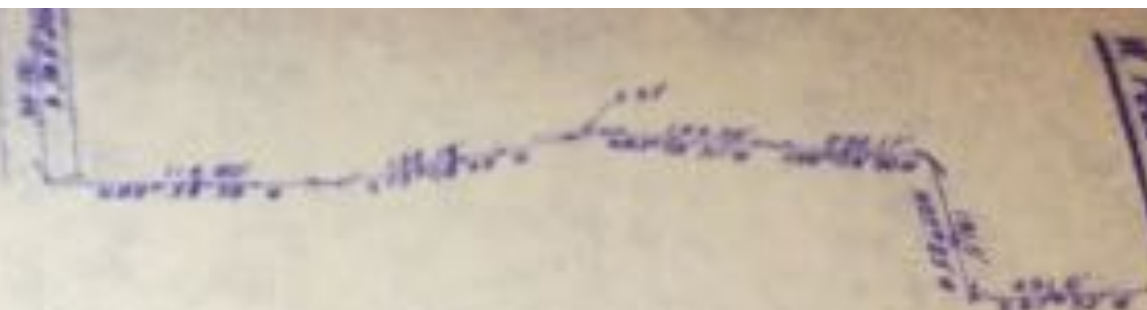
2206 BELLEFONTAINE HOUSTON, TEXAS 77025

P.O. BOX 20075

Phone MO B-4495

46083-30





W. Right-of-Way to INTERSTATE 45

SURVEY
1.1391 Ac. OUT OF A 7.6605 Ac. TRACT
IN THE ABRAHAM SCALES SURVEY, ABST. No. 687
Scale: 1"=100', KIRKLAND/LANNING, HARRIS COUNTY, TEXAS

LEGAL DESCRIPTION: The Northerly 1.1391 acres of land out of the 3.0265 acre tract conveyed to Grantors September 30, 1970 by deed of record in Volume 8174 Page 282 Deed Records of Harris County, Texas, being out of the Westerly 6.0530 acres of the 7.6605 acre tract in the Abraham Scales Survey, Abstract No. 687 in Harris County, Texas described in correction deed dated September 5, 1970, recorded in Volume 8176, Page 401 of the Deed Records of said county conveying said 7.6605 acre tract to C. W. Middleton the tract herein being described as follows, to-wit:

BEGINNING at a 1/2 inch iron rod set for the Northwesternly corner of the herein described tract, which point is located as follows from a 1 inch iron rod found marking the intersection of the Westerly Right-of-Way line of Interstate Highway No. 45 with the Southerly line of a 40.00 foot dedicated road as described by deed recorded in Volume 1367, Page 259 of the Deed Records of Harris County, Texas:

- South 87 deg. 52 min. 00 sec. West 491 feet along the Southerly line of the 40 foot road;
- North 07 deg. 23 min. 00 sec. West 191 feet to an iron rod;
- North 88 deg. 04 min. 30 sec. West, 232.17 feet;
- North 63 deg. 58 min. 30 sec. West, 144.30 feet; and
- South 75 deg. 08 min. 48 sec. West, 7.52 feet to the Place of Beginning of said 6.0530 acre tract;

THENCE with a line bearing South 75 deg. 08 min. 48 sec. West, a distance of 132.

reference to minutes September 22, 1970 by deed of record in Volume 1174 Page 101 of the Deed Records of Harris County, Texas, being out of the Westerly 6.0530 acres of the 7.6605 acre tract in the Abraham Dealey Survey, Abstract No. 627 in Harris County, Texas described in correction deed dated September 2, 1970, recorded in Volume 1136, Page 101 of the Deed Records of said county conveying said 7.6605 acre tract to C. W. Whipple, the tract herein being described as follows, to-wit:

beginning at a 1/2 inch iron rod set for the Northwesterly corner of the herein described tract, which point is located as follows from a 1 inch iron rod found marking the intersection of the Westerly Right-of-Way line of Interstate Highway No. 45 with the Southerly line of a 40.00 foot dedicated road as described by deed recorded in Volume 1367, Page 150 of the Deed Records of Harris County, Texas:

South 67 deg. 52 min. 00 sec. West 491 feet along the Southerly line of the 40 foot road;
North 07 deg. 23 min. 00 sec. West 171 feet to an iron rod;
North 88 deg. 04 min. 30 sec. West, 232.17 feet;
North 83 deg. 50 min. 30 sec. West, 144.70 feet; and
South 75 deg. 08 min. 48 sec. West, 7.52 feet to the Place of Beginning of said 6.0530 acre tract;

THENCE with a line bearing South 75 deg. 08 min. 48 sec. West, a distance of 132.16 feet to a 1/2 inch iron rod set for corner;

THENCE with a line bearing North 89 deg. 34 min. 58 sec. West 114.6 feet to a 1/2 inch iron rod set for the Southwesterly corner of said 3.0265 acre tract;

THENCE with a line bearing North 02 deg. 19 min. 40 sec. West 150.66 feet to the beginning of a curve to the left;

THENCE with the arc of said curve to the left having a central angle of 17 deg. 43 min. 09 sec. a radius of 300 feet and a length of 93.21 feet to the Northerly end of said curve;

THENCE with a line bearing North 20 deg. 07 min. 49 sec. West 299.14 feet to a 1/2 inch rod set for corner and PLACE OF BEGINNING of the herein described tract;

THENCE with the Northerly line of said 7.6605 acres, 6.053 acres and 3.0265 acres, same also being the Northerly line of this tract, and bearing South 84 deg. 17 min. 05 sec. East 320 feet to an iron pipe set for the Northeasterly corner of this tract, and located North 84 deg. 17 min. 05 sec. West a distance of 152.30 feet from a pine knot in an old well casing marking the N&C of said 7.6605 acre tract;

THENCE with a line bearing South 06 deg. 30 min. 05 sec. East, 157.43 feet to the point and corner, being the Southeast corner of the herein described tract;

THENCE North 89 deg. 08 min. 47 sec. West, 269.09 feet to point for corner, being the Southwest corner of the herein described tract;

THENCE North 20 deg. 07 min. 49 sec. West, 196.22 feet to the PLACE OF BEGINNING, and being the Northerly 1.1391 acres of said 3.0265 acre tract out of the hereinabove mentioned 7.6605 acre tract, as surveyed by K. F. Carr, September 12, 1970.

THENCE with the arc of said curve to the left having a central angle of 17 deg. 57 min. 09 sec. a radius of 300 feet and a length of 97.21 feet to the Northerly end of said curve;

THENCE with a line bearing North 20 deg. 07 min. 49 sec. West 299.14 feet to a 1/2 inch rod set for corner and PLACE OF BEGINNING of the herein described tract;

THENCE with the Northerly line of said 7.6605 acres, 6.053 acres and 3.0265 acres, same also being the Northerly line of this tract, and bearing South 84 deg. 17 min. 05 sec. East 320 feet to an iron pipe set for the Northeastery corner of this tract, and located North 84 deg. 17 min. 05 sec. West a distance of 152.30 feet from a pine knot in an old well casing marking the EAC of said 7.6605 acre tract;

THENCE with a line bearing South 06 deg. 30 min. 05 sec. East, 157.43 feet to the point and corner, being the Southeast corner of the herein described tract;

THENCE North 89 deg. 08 min. 47 sec. West, 269.09 feet to point for corner, being the Southwest corner of the herein described tract;

THENCE North 20 deg. 07 min. 49 sec. West, 196.22 feet to the PLACE OF BEGINNING, and being the Northerly 1.1391 acres of said 3.0265 acre tract out of the hereinabove mentioned 7.6605 acre tract, as surveyed by K. P. Carr, September 12, 1970.

OWNER: DEAN Y. YEARD & CRUI Y. YEARD

ADDRESS:

TO: STATEWIDE HOMES

I, E. H. Lanning, Registered Public Surveyor No. 1368, in the State of Texas, do hereby certify that the foregoing plat was prepared from an actual survey made by me or under my supervision on the ground December 2, 1971, and that the corners, limits, boundaries, and the location the improvements are just as shown hereon, and I find no encroachments other than shown.

WITNESS MY HAND AND SEAL THIS THE 3 DAY OF December A.D. 19 71

E. H. Lanning

E. H. LANNING, REGISTERED PUBLIC SURVEYOR NO. 1368

CORNER STAKES NOT SET AT THE TIME OF THIS SURVEY.

FIELD BOOK: 214 PAGE: 101 REFERENCE: 171 457

