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FIELD NOTES OF A 15.86 ACRE TRACT OUT OF A CALLED 18.0002 ACRE TRACT OUT OF LOTS 28, 29, 36, AND 37 OF THE NEW YORK AND TEXAS LAND COMPANY SUBDIVISION IN THE T. S. LEE SURVEY, ABSTRACT 318, BRAZORIA COUNTY, TEXAS; SAID CALLED 18.0002 ACRE TRACT BEING DESCRIBED IN A DEED RECORDED IN VOLUME 740, PAGE 304 OF THE DEED RECORDS OF BRAZORIA COUNTY, TEXAS, AND SAID 15.86 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 3/4" iron pipe found in the East right-of-way line of Buchta Road (60 feet wide- City of Angleton); said pipe marking the Southwest corner of said called 18.0002 acre tract and the Northwest corner of Molina Subdivision, according to the recorded plat in Volume 15, Page 139 of the Plat Records of Brazoria County, Texas;

- THENCE; North, along the East right-of-way line of Buchta Road, 275.16 feet to a 1/2" iron rod set for the place of beginning of the herein described tract at the Northwest corner of a 1.43 acre tract out of said called 18.0002 acre tract;
- THENCE; North 164.84 feet, along the East right-of-way line of Buchta Road, to a 1/2" iron rod found for corner at the Southwest corner of a 0.16 acre tract as described in a deed recorded in File 2004-011271 of the Official Records of Brazoria County, Texas;
- THENCE; South 89° 55' 39" East 113.12 feet, along the South line of said 0.16 acre tract, to a 1/2" iron rod found for corner at the Southeast corner of said 0.16 acre tract;
- THENCE; North 0° 03' 58" East 175.69 feet, along the East line of said 0.16 acre tract, to a 1/2" iron rod found for corner at the Northeast corner of said 0.16 acre tract;
- THENCE; North 0° 03' 58" East 94.75 feet to a point for corner in the South right-of-way line of Henderson Road;
- THENCE; East 188.25 feet, along the South right-of-way line of Henderson Road, to a point for corner in the centerline of the channel of Brushy Bayou; said point also being in the North line of a drainage easement described in a deed recorded in Volume 1680, Page 925 of the Deed Records of Brazoria County, Texas;

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THENCE; Along the centerline of Brushy Bayou and the North line of said drainage easement with the following calls:

South 88° 37' 30" East 41.67 feet,
South 82° 49' 23" East 101.50 feet,
South 80° 28' 32" East 100.02 feet,
South 78° 46' 12" East 11.25 feet,
South 78° 20' 33" East 101.21 feet,
South 70° 29' 34" East 104.10 feet,
South 57° 53' 31" East 102.88 feet,
South 53° 59' 49" East 93.33 feet,
South 71° 35' 44" East 95.12 feet,
South 77° 51' 50" East 43.52 feet,
South 54° 08' 35" East 85.53 feet,
South 29° 45' 35" East 76.48 feet,
South 46° 47' 57" East 92.79 feet,
South 44° 39' 17" East 82.11 feet,
South 58° 25' 47" East 54.59 feet,
South 25° 32' 30" East 51.19 feet,
South 34° 44' 08" East 35.87 feet,
South 36° 09' 47" East 64.21 feet,
South 35° 38' 49" East 50.04 feet,
South 41° 21' 56" East 50.09 feet, and
South 50° 26' 25" East 1.96 feet to a point for corner at the Southeast corner of said called 18.0002 acre tract;

THENCE; West (Reference Bearing), along the South line of said called 18.0002 acre tract, at 49.43 feet pass the Northeast corner of Molina Subdivision, and continue along the North line of said Molina Subdivision and the South line of said called 18.0002 acre tract, to a total distance of 1244.34 feet to a 1/2" iron rod set for corner at the Southeast corner of a 1.43 acre tract out of said called 18.0002 acre tract;

THENCE; North 0° 29' 43" East 273.33 feet, along the East line of said 1.43 acre tract, to a 1/2" iron rod set for corner at the Northeast corner of said 1.43 acre tract;

THENCE; North 89° 32' 13" West 227.77 feet, along the North line of said 1.43 acre tract, to the place of beginning.

Said tract therein containing 15.86 acres of land.

CERTIFIED: *Randy L. Stroud*
Randy L. Stroud, P. E. Registered Professional Land Surveyor #2112

*See attached plat.

**All iron rods set for this survey have a plastic cap stamped "RPLS 2112 RPLS 6017"

4T26836BBB
August 29, 2017



