

MAY 20, 1999

STATE OF TEXAS

HARRIS COUNTY

METES AND BOUNDS DESCRIPTION

1457 BONANZA
HOUSTON, TEXAS

Being a tract of land commonly known as 1457 Bonanza Road out of Block 10 of Clear Lake City, Section 1, according to the map as recorded in Volume 100, Page 56 of the Map records of Harris County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at a point in the Northerly R.O.W. line of Saturn Land, based on 60.00 feet in width, said point being in the Southerly corner of the above said Block 10 and also being a point of curve;

THENCE in a Northwesterly direction following along a curve to the left, having a radius of 20.00 feet, a central angle of 90° 00 Min. 00 Sec., a length of 31.42 feet to a point of tangency in the Westerly R.O.W. line of Bonanza Road, based on 60.00 feet in width, said point being in the Easterly line of the above said Block 10;

THENCE North 23° 14 Min. 00 Sec. East, following along the Westerly R.O.W. line of the above said Bonanza Road and the Easterly R.O.W. line of the above said Block 10, a distance of 352.87 feet to a ½ inch iron rod found for corner and the **PLACE OF BEGINNING** of the tract of land herein described;

THENCE North 66° 46 Min. 00 Sec. West, a distance of 85.00 feet to a PK nail found for corner of the tract of land herein described;

THENCE North 23° 14 Min. 00 Sec. East a distance of 24.00 feet to a "v" in concrete found for corner of the tract of land herein described;

THENCE South 66° 46 Min. 00 Sec. East a distance of 85.00 feet to a ½ inch iron rod found for corner of the tract of land herein described, said point being in the Westerly R.O.W. line of the above said Bonanza Road and the Easterly line of the above said Block 10;

THENCE South 23) 14 Min. 00 Sec. West following along the Westerly R.O.W. of the above said Bonanza Road and the Easterly line of the above said Block 10, a distance of 24.00 feet to the **PLACE OF BEGINNING** of the tract of land herein described.


Charles O. Brandt R.P.L.S. #4344



Scale: 1" = 10'

30' Private Drive

N 23° 14' 00" E 24.0'

Fnd. 1/2" I.R.

Fnd. 1/2" I.R. in Conc.



Saturn Lane (60' R.O.W.)

Peter M. Ross
H.C.C.F.N. G119874

Robert Edmonds
R388592

N 66° 46' 00" E 85.0'
26.9'
17.0'
7.0'
1.5'
28.4'
S 66° 46' 00" E 85.0'

2 Story Brick & Frame

6.1' 2.0' 2.0' 12.9'

20' B/L

352.87'

POB
Fnd. 1/2" I.R.

S 23° 14' 00" W 24.0'

Fnd. 1/2" I.R.

Bonanza Road (60' R.O.W.)

POC
31.42'

Notes :

- Basis for Bearings: assumed as platted
- Distances shown are ground distances
- All abstracting done by title company
- All B.L.'s & U.E.'s taken from recorded plat unless otherwise noted
- All fences are 6' wood unless otherwise noted.
- This Survey Certified For This transaction Only.
- HL&P Agmt. H.C.C.F.N. D391141
- 2' HL&P Service Esmt. Vol. 100 Pg. 56 H.C.M.R.
- HL&P Agmt. H.C.C.F.N. D430095 Dose Not Effect
- 16' U.E. H.C.C.F.N C313730 Dose Not Effect
- 16' U.E.H..C.C.F.N. B812530 & C32877 Dose Not Effect

This property appears to be out of the 100 year flood plain, & in insurance rate map zone X, as per map 48201C1080J Dated 11/6/96

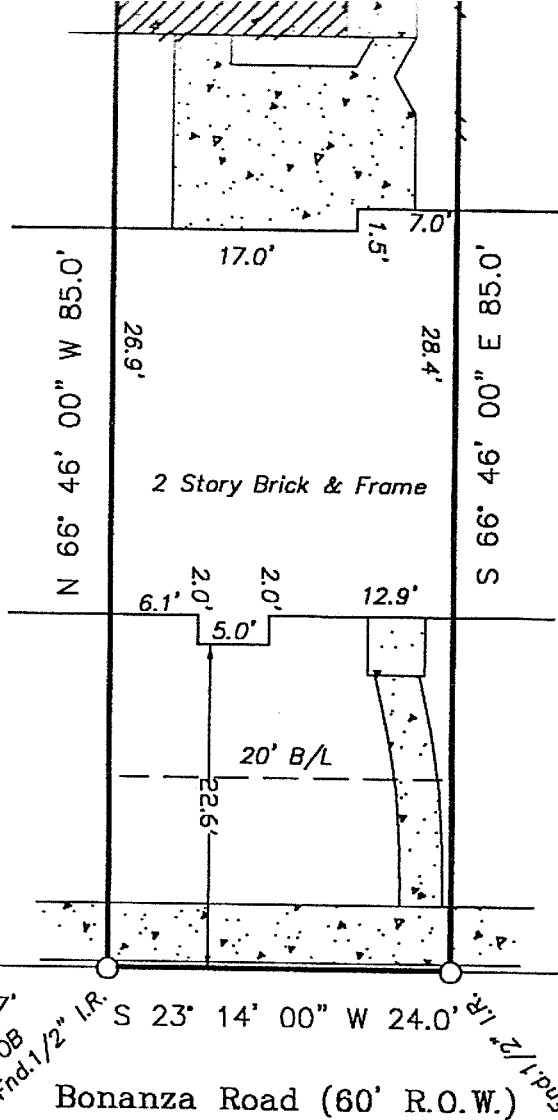
I hereby certify that this survey was made on the ground under



Saturn Lane (60' R.O.W.)

Peter M. Ross
H.C.C.F.N. G119874

Robert Edmonds
R388592



POB
Fnd: 1/2" I.R.
S 23° 14' 00" W 24.0' 1/2" I.R.
Bonanza Road (60' R.O.W.)

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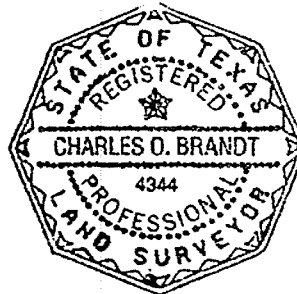
This property appears to be out of the 100 year flood plain, & in insurance rate map zone X, as per map 48201C1080J Dated 11/6/96

I hereby certify that this survey was made on the ground under my supervision on 5/20/99 and that this plat represents the facts found at the time of the survey.

Charles O. Brandt 5-21-99

Charles O. Brandt, R.P.L.S. No. 4344 Date

Inherent inaccuracies of FEMA or flood control maps preclude a surveyor from certifying to accuracies of locations based on such maps



LOT: -	BLOCK: 10	SUBDIVISION: Clear Lake City	SECTION: 1
RECORDATION: Volume 100, Page 56 of Map Records		COUNTY: Harris	STATE: Texas
ADDRESS: 1457 Bonanza Road		CITY: Houston	LENDER: Compass Bank
PURCHASER: Sandra S. Barrett & Don Barrett		TITLE COMPANY: Commonwealth title Company	G.F. # 9912260

G GULLETT & ASSOCIATES, INC.
P.O. BOX 230187
HOUSTON, TEXAS 77229