



FIELD NOTES  
OF A SURVEY OF

A TRACT OR PARCEL CONTAINING 2.0935 ACRES, MORE OR LESS, BEING OUT OF AND A PART OF THAT CALLED 2.475 ACRE TRACT AS CONVEYED IN DEED RECORDED UNDER CLERK'S FILE NUMBER 2007027043, SAVE AND EXCEPT THAT CERTAIN 0.3815 ACRE TRACT FILED UNDER BRAZORIA COUNTY CLERK'S FILE NO. 2010020713 GRANTED TO THE CITY OF PEARLAND, AND BEING OUT OF AND A PART OF LOT ONE (1), SECTION TWENTY-FOUR (24) IN THE H.T. & B. R.R SURVEY, ABSTRACT NO. 549, BRAZORIA COUNTY, TEXAS, SAID 2.0935 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EAST LINE OF F.M. 1128 (BASED ON A WIDTH OF 100.00 FEET) WITH THE ORIGINAL SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD 101 (BASED ON A WIDTH OF 60.00 FEET);

THENCE EAST ALONG THE SAID RIGHT-OF-WAY LINE OF COUNTY ROAD 101, A DISTANCE OF 405.00 FEET TO A POINT FOR CORNER BEING THE NORTHWEST CORNER OF SAID CITY OF PEARLAND TRACT RECORDED IN CLERK'S FILE NUMBER 2010020713 AND BEING THE NORTHEAST CORNER OF A TRACT AS CONVEYED TO THE CITY OF PEARLAND IN DEED RECORDED IN/UNDER CLERK'S FILE NUMBER 2010006941;

THENCE SOUTH, ALONG AND WITH THE COMMON LINE OF SAID CITY OF PEARLAND TRACTS, A DISTANCE OF 41.17 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT FROM WHICH POINT A 5/8-INCH IRON ROD BEARS NORTH 09°18'29" EAST A DISTANCE OF 0.36 FEET;

THENCE NORTH 89°57'42" EAST ALONG THE COMMON LINE WITH SAID CITY OF PEARLAND TRACT RECORDED IN CLERK'S FILE NUMBER 2010020713, A DISTANCE OF 405.00 FEET TO A 2-INCH METAL POST FOUND FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT AND BEING THE NORTHWEST CORNER OF A CALLED 8.364 ACRE TRACT OF LAND AS CONVEYED TO PHUC MAI BY DEED RECORDED IN/UNDER CLERK'S FILE NUMBER 2000020272;

THENCE SOUTH ALONG THE COMMON LINE WITH SAID 8.364 ACRE TRACT, A DISTANCE OF 225.30 FEET TO A POINT FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, BEING ALSO THE NORTHEAST CORNER OF A CALLED 4.9463 ACRE TRACT AS CONVEYED TO PHUC MAI BY DEED RECORDED IN/UNDER CLERK'S FILE NUMBER 1985007763, AND FROM WHICH POINT A 1-INCH IRON PIPE BEARS NORTH 78°25'07" WEST A DISTANCE OF 0.67 FEET;

THENCE WEST, ALONG THE COMMON LINE WITH SAID 4.9463 ACRE TRACT, A DISTANCE OF 405.00 FEET TO A 3/4-INCH IRON ROD FOUND MARKING THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING ALSO THE SOUTHEAST CORNER OF A CALLED 2.0719 ACRE TRACT AS CONVEYED TO TOM BOULMAY BY DEED RECORDED IN/UNDER CLERK'S FILE NUMBER 2016033702;

THENCE NORTH, ALONG THE COMMON LINE WITH SAID 2.0719 ACRE TRACT, A DISTANCE OF 225.03 FEET, RETURNING TO THE POINT OF BEGINNING AND CONTAINING 2.0935 ACRES OF LAND, MORE OR LESS.

