

FEBRUARY 19, 2019

DESCRIPTION OF A 4.99 ACRE TRACT OF LAND SITUATED
IN THE J.A. DAVIS SURVEY, A-188
MONTGOMERY COUNTY, TEXAS

BEING a 4.99 acre tract of land situated in Montgomery County, Texas and being all of that called 2.00 acre tract of land described in Montgomery County Clerk Clerk's File Number (M.C.C.F.) 2013000218, and that called 3.00 acre tract of land described in M.C.C.F. No. 2002130740, said 4.99 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a 3/8-inch iron rod found for the Northeast corner of said 2.00 acre tract, same being the Northwest corner of a called 5.00 acre tract recorded under M.C.C.F. No. 8541950, and on the South right-of way line of Rocky Road (right of-way varies), from which a 3/8-inch iron rod found for the Northeast corner of said 5.00 acre tract bears N 86°00'46" E, a distance of 330.24 feet;

THENCE, S 03°31'22" E, with the line common to said 2.00 acre tract and said 5.00 acre tract, a distance of 658.46 feet to a 3/8-inch iron rod found for the South common corner of said 5.00 acre tract and said 3.00 acre tract, same being in the North line of a called 4.000 acre tract described in M.C.C.F. No. 2000-026674;

THENCE, S 86°30'07" W, with the line common to said 4.000 acre tract and said 3.00 acre tract, a distance of 329.83 feet to a railroad spike found next to a chain-link fence corner post for the West common corner of said 4.000 acre tract and said 3.00 acre tract, from which a sucker rod found at the South corner of a called 4.10 acre tract described in M.C.C.F. Document No. 296933 bears S 04°40'38" E, a distance of 46.93 feet;

THENCE, N 03°28'51" W, with the line common to said 3.00 acre tract and said 4.10 acre tract, a distance of 660.40 feet to a 3/8-inch iron rod found for the Northwest corner of said 3.00 acre tract, same being on the South right-of-way line of said Rocky Road;

THENCE, N 86°50'21" E, a distance of 329.36 feet to the **POINT OF BEGINNING** and containing 4.99 acres of land.

Bearing orientation is based upon GPS observations, Texas State Plane Coordinate System, Central Zone, NAD-83. This metes in bounds description is being issued in conjunction with a survey plat of even date.



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