





**2.500 ACRES**

**FORT BEND COUNTY, TEXAS**

Being a 2.500 acre tract or parcel of land situated in the A.G. Sharpless Survey, A-322, Fort Bend County, Texas, being all that certain tract or parcel of land called 2.500 acres and described in deed to Juan Emanuel Camirillo, as recorded in File Number 2011112453, Deed Records Fort Bend County, Texas (D.R.F.B.C.T.), also being referred to as Lot 19, Rosedale Unrecorded Subdivision; and being more particularly described by metes and bounds as follows:

**COMMENCING** at a 5/8 inch iron rod found at the Southeast corner of said 59.5845 acres being in the West right-of-way line of F.M. Highway 1463 (Variable Width R.O.W.);

**Thence** West, along the south line of said 59.5845 acres and with the ostensible north line of a called 59.82 acre tract described in deed to Bruce Harrison, et ux, recorded in Volume 543, Page 524 D.R.F.B.C.T., a distance of 1,322.21 feet to 1/2 inch iron pipe found for the southeast corner of a called 1.25 acre tract of land described as Tract 3 in deed to Syed Dinar and Evelyn Dinar, being described in File number 2012107544;

**Thence** N 00° 03' 15" E, along the east line of said Tract 3, at a distance of 299.45 feet passing a 5/8 inch iron rod with cap stamped "CSG-RPLS 6262" found marking the south line of Rose Lane (a 60 foot Roadway Easement, Volume 972, Page 323, D.R.F.B.C.T.), and continuing for a total distance of 329.45 feet to a point in the centerline of said Rose Lane for the **POINT OF BEGINNING**, and being the southeast corner of said 2.500 acre "Lot 19",


**Thence** West, along said centerline, and with the north line of said Tract 3, a distance of 330.56 feet to a point for the southwest corner of said 2.500 acre "Lot 19", being the Southeast corner of a called 2.500 acre tract "Lot 18" being described in deed to Seyed M. Alacinejad, et ux, recorded in File Number 2016070796, D.R.F.B.C.T.;

**Thence** N 00° 03' 15" E, along the common line between said "Lot 18" and "Lot 19", and at a distance of 30.00 feet passing a 1/2 inch iron pipe found at the north right-of-way line of said Rose Lane and continuing for a total distance of 329.45 feet to a 1/2 inch iron pipe found for the northwest corner of said Lot 19, being the northeast corner of said Lot 18, and being in the ostensible south line of a called 52.582 acre tract described in deed to Weiss Land and Development, LP, and recorded in File Number 2006048282, D.R.F.B.C.T.;

**Thence** East, along the north line of said "Lot 19" and with the ostensible south line of said 52.582 acre tract, a distance of 330.56 feet to a 1/2 inch iron pipe found for the northeast corner of said "Lot 19", and being the northwest corner of a called 2.500 acre tract "Lot 20" being described in deed to Anthony Green, recorded in File Number 2002079922, D.R.F.B.C.T.;

**Thence** S 00° 03' 15" W, along the east line of said Lot 19, and with the west line of said Lot 20, at a distance of 299.45 feet passing a 1/2 inch iron pipe found at the north right-of-way line of said Rose Lane and continuing for a total distance of 329.45 feet to the **POINT OF BEGINNING** and containing 2.500 acres of land;

This description was prepared in conjunction with a survey of even date, to which reference is hereby made. Bearings are based on the South line of said 2.500 acre tract, per deed recorded in File Number 2011112453 of the D.R.F.B.C.T..

  
Casey W. Faircloth, RPLS 6262  
Cornerstone Survey Group, LLC  
June 20th, 2017

