

County: Harris
Job No.: 2208036107

Being a 0.2870 acre tract of land located in the Gilbert Brooks Survey, A-6, Harris County, Texas; said 0.2870 acre tract being all of Tract 204 of Water Wonderland, an unrecorded Subdivision in Harris County, Texas, and being described in Clerk's File Number R741824 of the Official Public Records of Real Property, Harris County (O.P.R.R.P.H.C.), Texas, said 0.2870 acre tract being more particularly described by metes and bounds as follows (bearings are based on south line of said Tract 204);


BEGINNING at 1/2-inch iron rod found for the northwest corner of said Tract 204, and the southwest corner of Tract 203, described in a deed to Thecia Nicole Kirkwood, in Clerk's File Number R741825 of the O.P.R.R.P.H.C., and being on the east right-of-way line of Waterfall Dr. (called 60 feet wide);

THENCE, North 89 degrees 04 minutes 15 seconds East, a distance of 125.00 feet, with the common line of said Tract 204 and said Tract 203, to a 1/2-inch iron rod with cap stamped "OSC" set for the common east corner of said Tract 204 and Tract 203 and the common west corner of Tract 200 and Tract 201 described in Volume 5457, Page 245 of the Deed Records of Harris County;

THENCE, South 00 degrees 55 minutes 45 seconds East, a distance of 100.00 feet, with the east line of said Tract 204, and the west lines of said Tract 201 and Tract 199 described in Volume 5457, Page 245 of the Deed Record of Harris County, to a 1/2-inch iron rod with cap stamped "OSC" set for the southeast corner of said Tract 204, and the southwest corner of said Tract 199, and being the northwest corner of Tract 198, described in a deed to Stephen Frank Mausek, in Clerk's File Number T220129 of the O.P.R.R.P.H.C., and the northeast corner of the north 1/2 of Tract 205, described in a deed to Thecia Nicole Kirkwood, in Clerk's File Number R741826 of the O.P.R.R.P.H.C.;

THENCE, South 89 degrees 04 minutes 15 seconds West, a distance of 125.00 feet, with the common line of said Tract 204 and said Tract 205, to the common west corner of said Tract 204 and Tract 205 on the east right-of-way line of said Waterfall Dr. from which a 1-inch iron pipe bears S60°52'06"E, 0.70'

THENCE, North 00 degrees 55 minutes 45 seconds West, a distance of 100.00 feet, with the west line of said Tract 204, and the east right-of-way line of said Waterfall Dr., to the **POINT OF BEGINNING** and containing 0.2870 acre of land.



Luther J. Daly
Registered Professional Land Surveyor
Texas Registration No. 6150

