

FIELD NOTES  
OF A SURVEY OF

A PROPOSED ACCESS EASEMENT CONTAINING 0.4105 ACRES (17884.45 SQUARE FEET) OF LAND, BEING OUT OF AND A PART OF A CALLED 5.44 ACRE TRACT AS CONVEYED IN CLERK'S FILE NUMBER 1994000509 AND SITUATED IN THE WILLIAM H. SNYDER SURVEY, ABSTRACT NO. 370, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A POINT IN THE SOUTHEAST LINE OF THE WILLIAM H. SNYDER SURVEY, SAID POINT BEING THE SOUTH CORNER OF LOT 68 OF WEST FRIENDSWOOD SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN VOLUME 1, PAGE 96 OF THE MAP RECORDS OF BRAZORIA COUNTY, TEXAS.

THENCE SOUTH 45°00'00" WEST, WITH THE SAID SOUTHEAST LINE OF THE WILLIAM H. SNYDER SURVEY, A DISTANCE OF 1,674.20 FEET TO A POINT FOR CORNER IN THE SOUTHWEST LINE OF SAID SURVEY AND BEING LOCATED IN THE SOUTHWEST LINE OF SAID 5.44 ACRE TRACT;

THENCE NORTH 45°00'23" WEST, ALONG SAID SOUTHWEST LINE, A DISTANCE OF 491.50 FEET TO A 1/2 INCH CAPPED IRON ROD SET FOR THE SOUTH CORNER OF A CALLED 2.620 ACRE TRACT AS CONVEYED IN CLERK'S FILE NUMBER 1988035292;

THENCE NORTH 45°00'00" EAST, ALONG THE COMMON LINE OF SAID 2.620 AND 5.44 ACRE TRACTS, A DISTANCE OF 140.12 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE CONTINUING ALONG SAID COMMON LINE, A DISTANCE OF 35.15 FEET TO A POINT IN THE APPROXIMATE HIGH BANK OF COWARDS CREEK;

THENCE IN A SOUTHEASTERLY DIRECTION ALONG AND WITH SAID APPROXIMATE HIGH BANK THE FOLLOWING SIX (6) COURSES:

1. SOUTH 76°24'21" EAST, A DISTANCE OF 77.33 FEET TO AN ANGLE POINT IN SAID HIGH BANK
2. SOUTH 83°44'34" EAST, A DISTANCE OF 74.37 FEET TO AN ANGLE POINT IN SAID HIGH BANK
3. SOUTH 87°43'40" EAST, A DISTANCE OF 63.87 FEET TO AN ANGLE POINT IN SAID HIGH BANK
4. SOUTH 87°44'06" EAST, A DISTANCE OF 92.95 FEET TO AN ANGLE POINT IN SAID HIGH BANK
5. SOUTH 87°32'38" EAST, A DISTANCE OF 96.33 FEET TO AN ANGLE POINT IN SAID HIGH BANK
6. NORTH 84°58'09" EAST, A DISTANCE OF 190.58 FEET TO A 1/2 INCH CAPPED IRON ROD SET IN THE NORTHWEST LINE OF CLOVERFIELD DRIVE, ALSO KNOWN AS COUNTY ROAD 130, BASED ON A WIDTH OF 60.00 FEET.

THENCE SOUTH 45°00'00" WEST ALONG SAID NORTHWEST LINE, A DISTANCE OF 28.61 FEET TO A 1/2 INCH CAPPED IRON ROD SET FOR CORNER AT THE INTERSECTION OF SAID NORTHWEST LINE WITH THE SOUTHWEST LINE OF WEST CLOVER LANE, BASED ON A WIDTH OF 60.00 FEET;

THENCE IN A NORTHWESTERLY DIRECTION, PARALLEL TO AND 25.00 FEET DISTANT FROM PREVIOUSLY MENTIONED APPROXIMATE HIGH BANK OF COWARDS CREEK, THE FOLLOWING SIX (6) COURSES:

1. SOUTH 84°58'09" WEST, A DISTANCE OF 180.36 FEET TO AN ANGLE POINT
2. NORTH 87°32'38" WEST, A DISTANCE OF 98.24 FEET TO AN ANGLE POINT
3. NORTH 87°44'06" WEST, A DISTANCE OF 92.90 FEET TO AN ANGLE POINT
4. NORTH 87°43'40" WEST, A DISTANCE OF 64.92 FEET TO AN ANGLE POINT
5. NORTH 83°44'34" WEST, A DISTANCE OF 77.34 FEET TO AN ANGLE POINT
6. NORTH 76°24'21" WEST, A DISTANCE OF 97.57 FEET, RETURNING TO THE POINT OF BEGINNING AND CONTAINING 0.4105 ACRE, MORE OR LESS.

