



STATE OF TEXAS

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COUNTY OF  
MONTGOMERY

Metes and Bounds Description

All that certain 2.403 acre tract of land situated in the E. N. Lee Survey, Abstract No. 709, Montgomery County, Texas, being out of and a part of that certain call 12.8 acre Tract described in Deed filed for record in Volume 902, Page 813 of the Deed Records of Montgomery County, Texas: said 2.403 acre tract being the same property described in Special Assumption Warranty Deed filed for record under Montgomery County Clerk's File (MCCF) No. 2006-064289 and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the West Right-Of-Way line of Alford Road (60' ROW) at the Southeast corner of Edward L. Terrasson 0.915 acre Tract III (MCCF No. 2001-039314) for the Northeast corner and POINT OF BEGINNING of the herein described tract, from which a found iron rod at the Northeast corner of said 0.915 acre Tract III bears North 10°02'00" East, 60.44 feet;

Thence South 10°02'00" West along the West line of Alford Road, a distance of 252.00 feet to an iron rod found at the Northeast corner of the Mark D. Henry 1.22 acre Tract 2 (MCCF No. 8325593) for the Southeast corner of the herein described tract;

Thence South 89°33'29" West along the North line of said 1.22 acre Tract 2, a distance of 396.00 feet to an iron rod found in the East line of the Edward L. Terrasson 0.911 acre Tract II (MCCF No. 2001-039314) at the Northwest corner of said 1.22 acre Tract 2 for the Southwest corner of the herein described tract;

Thence North 00°09'10" East along the East line of said 0.911 acre Tract II, a distance of 253.13 feet to a fence post found in the South line of said 0.915 acre Tract III and at the Northeast corner of said 0.911 acre Tract II for the Northwest corner of the herein described tract;

Thence South 89°44'53" East along the South line of said 0.915 acre Tract III, a distance of 439.22 feet to the POINT OF BEGINNING and containing 2.403 acres of land.



Allen D. Hughes  
Professional Land Surveyor, No. 3891  
May 19, 2009  
Job No. 09-05202

See drawing attached

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

File No.: 1333932977

All that certain 2.403 acre tract of land situated in the E. N. Lee Survey, Abstract No. 709, Montgomery County, Texas, being out of and a part of that certain call 12.8 acre Tract described in Deed filed for record in Volume 902, Page 813 of the Deed Records of Montgomery County, Texas: said 2.403 acre tract being the same property described in Special Assumption Warranty Deed filed for record under Montgomery County Clerk's File (MCCF) No. 2006-064289 and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the West Right-Of-Way line of Alford Road (60' ROW) at the Southeast corner of Edward L. Terrasson 0.915 acre Tract I (MCCF No. 2001-039314) for the Northeast corner and POINT OF BEGINNING of the herein described tract, from which a found iron rod at the Northeast corner of said 0.915 acre Tract III bears North 10°02'00" East, 60.44 feet;

Thence South 10°02'00" West along the West line of Alford Road, a distance of 252.00 feet to an iron rod found at the Northeast corner of the Mark D. Henry 1.22 acre Tract 2 (MCCF No. 8325593) for the Southeast corner of the herein described tract;

Thence South 89°33'29" West along the North line of said 1.22 acre Tract 2, a distance of 396.00 feet to an iron rod found in the East line of the Edward L. Terrasson 0.911 acre Tract I (MCCF No. 2001-039314) at the Northwest corner of said 1.22 acre Tract 2 for the Southwest corner of the herein described tract;

Thence North 00°09' 10" East along the East line of said 0.911 acre Tract U, a distance of 253.13 feet to a fence post found in the South line of said 0.915 acre Tract III and at the Northeast corner of said 0.911 acre Tract II for the Northwest corner of the herein described tract;

Thence South 89°44'53" East along the South line of said 0.915 acre Tract III, a distance of 439.22 feet to the POINT OF BEGINNING and containing 2.403 acres of land.

File No.: 1333932977  
Exhibit A Legal Description

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