

GINGER GARNER MOON,  
 JODIE LYNN GARNER  
 SCHERER,  
 CHRISTY GARNER, AND  
 GERALD E. GARNER II  
 CALLED 2.51 ACRES  
 H.C.C.F. No.  
 RP-2019-57021  
 O.P.R.R.P.H.C.T.  
 JAN. 16, 2019

R. WINDT  
 SURVEY, A-1500

N87°27'37"E 132.90'  
 S87°27'37"W 124.38'

N03°28'54"W  
 30.00'  
 ABDEE SHARIFAN  
 TRACT I-CALLED 10.8769  
 ACRES (REMAINDER)  
 H.C.C.F. No. 20120566804  
 O.P.R.R.P.H.C.T.  
 DEC. 5, 2012

ERIN C. PARKER, MARY M. BATES,  
 KELLY S. SCHROEDER AND SHERAH L. BATES  
 (SUBJECT TO A LIFE ESTATE POSSESSION  
 BY GRANITOR SHERAH E. COLE)  
 CALLED FIVE ACRES  
 H.C.C.F. No. RP-2018-381771  
 O.P.R.R.P.H.C.T.  
 AUG. 15, 2018

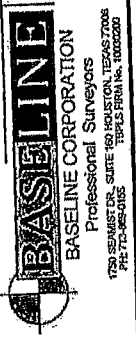
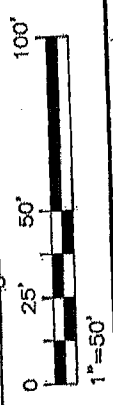
S62°33'55"E 235.81'  
 0.2544 ACRES  
 TRACT 25C-3 WLE  
 S65°28'54"E 54.87'  
 N62°33'55"W 243.74'

POINT OF BEGINNING  
 N=13,907,024.98  
 E=3,094,357.68

POINT OF COMMENCING  
 FOUND 5/8" IRON ROD  
 N=13,906,888.62  
 E=3,094,345.98

BELTWAY 8 (SAM HOUSTON TOLLWAY)  
 WIDTH VARIES - H.C.C.F. No. N613300, O.P.R.R.P.H.C.T.  
 EXISTING R.O.W.

UNITED TEXAS TRANSMISSION  
 COMPANY CENTERLINE EASEMENT  
 H.C.C.F. No. K421767, O.P.R.R.P.H.C.T.  
 (APPROX LOCATION)



TRACT 25C-3 WLE  
 (WATER LINE EASEMENT)  
 EXHIBIT MAP OF 0.2544 ACRE (11,082 S.F.)  
 IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
 HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
 DRAWN BY: UAR  
 APPROVED BY: ATG  
 JOB No.: 14,018.02  
 PAGE: 4 OF 4

**RIGHT OF WAY AND EASEMENT AGREEMENT**

THE STATE OF TEXAS                   §  
   §    KNOW ALL MEN BY THESE PRESENTS:  
 COUNTY OF HARRIS                   §

THAT FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Sherah E. Cole, Mary M. Bates, Erin C. Parker, Sherah L. Bates and Kelly S. Schroeder** (being referred to herein as "Grantor," whether one or more) do hereby grant, sell, and convey unto the **North Harris County Regional Water Authority** (the "Authority"), a governmental agency and body politic and corporate situated in Harris County, Texas, and having a mailing address of 3648 Cypress Creek Parkway, Suite 110, Houston, Texas 77068, Attention: General Manager, its successors and assigns, a perpetual, unobstructed right of way and easement to lay, construct, alter, maintain, inspect, operate, service, repair, replace, relocate, change the size of, protect, patrol, and remove one (1) underground pipeline for the transportation of water, together with appurtenances thereto and equipment ancillary to the operation thereof, including, but not limited to, fittings, valves, regulators, meters, cathodic protection equipment, and above-ground cathodic protection test stations, cathodic protection equipment, markers, air valve assemblies, service manholes, air vent pipes (not to exceed seventy-two inches [72"] in height, measured from final grade after construction), and protective bollards (such pipeline, appurtenances, and equipment being referred to herein collectively as the "Line"), over, through, under, and across a strip of land thirty feet (30') in width (the "Easement Area"), more particularly described on Exhibit A attached hereto and made a part hereof, together with the right of (i) unimpaired ingress and egress to and from said Easement Area on public and private roads and (ii) unimpaired access on, over, and through said Easement Area for any and all purposes necessary and incident to the exercise of the aforesaid rights.

During the initial construction of the Line, the Authority shall have the temporary right to use two (2) separate temporary work areas (the "Temporary Construction Easements") located parallel and adjacent to the Easement Area, as described on Exhibit B and Exhibit C attached hereto and made a part hereof. The Authority's rights in and to such temporary work areas, and its right to use the same, shall expire upon completion of construction or two (2) years from the date on of execution hereof, whichever occurs first.

TO HAVE AND TO HOLD said right of way and easement unto the Authority, its successors and assigns, until said right of way and easement is abandoned and released by the Authority, its successors or assigns, in a recordable instrument that is filed in the real property records of Harris County, Texas.

The above-described right of way and easement is subject to the following terms and conditions:

1. Subject to the conditions and limitations herein, Grantor reserves the right (i) to grant additional easements and rights of way across (but not along) the Easement Area to such other persons or entities and for such purposes as Grantor may desire, including the right to dedicate private and public roads across (but not along) the

Easement Area, (ii) to construct or locate upon or across the surface of the Easement Area landscaping (but not trees), irrigation systems, paved parking areas together with associated curbs, fences, private lighting, private electrical lines, jogging trails, sidewalks, and signage, and (iii) to construct or locate across (but not along) the Easement Area public and private roads and streets, underground water mains, storm water lines, sanitary sewer lines, and other utilities. The uses of and improvements permitted on the Easement Area, as specified in clauses (i) through (iii) above or as otherwise approved by the Authority pursuant to the terms of this Right of Way and Easement Agreement, are referred to herein as the "Permitted Encroachments."

In all cases in which Grantor exercises rights specified in clauses (i) through (iii) above, Grantor shall grant, dedicate, or construct the Permitted Encroachments only in such a manner that: the Line is not endangered, obstructed, damaged, or interfered with; access to the Easement Area and the Line is not interfered with; the grade of the Easement Area is not changed and cover over the Line is not reduced below forty-eight inches (48"); the Line is left with proper, sufficient, and permanent support; use of the Easement Area for the purposes set forth herein is not unreasonably interfered with; and any easements, rights of way, road or street dedications, roads, streets, water mains, storm sewer lines, sanitary sewer lines, and other utilities shall cross the Easement Area at an angle of not less than seventy-five degrees (75°) nor more than 105 degrees (105°) to the Line. Further, in connection with the design and installation of any Permitted Encroachments, vertical and horizontal separation shall be maintained between the Permitted Encroachments and the Line as may be prescribed by law or good engineering practices, but in no event shall any Permitted Encroachments be constructed or installed so as to have separation of less than twenty-four inches (24") from the Line; provided, however, that with respect to roads, streets, and paved parking areas, there shall be maintained separation of not less than forty-eight inches (48") between the bottom of the road, street, or paved parking area and the top of the Line.

Grantor shall be required to submit construction plans to the Authority at least three (3) months prior to the commencement of construction of any Permitted Encroachments, and the Authority shall have two (2) months to review said plans and submit to Grantor construction requirements, if any, for the protection of the Line within the Easement Area or which are otherwise deemed necessary to avoid unreasonable interference with the Authority's exercise of the rights granted herein. If so submitted by the Authority, Grantor shall incorporate any such requirements in its plans for construction of the Permitted Encroachments and shall construct the Permitted Encroachments in a manner consistent with such requirements. Additionally, if the Line has not been constructed at the time the Authority receives such plans and the Authority then has the intention to commence construction (or cause the commencement of construction) of the Line anywhere within the Easement Area within the ensuing six (6) months, the Authority may require the Grantor to delay the commencement of construction of the proposed Permitted Encroachments until the completion of construction of that portion of the Line

where such proposed Permitted Encroachments are to be located. However, during such time period, Grantor shall not be precluded from proceeding with construction activities on portions of the property outside the Easement Area, and the Authority shall allow reasonable access across the Easement Area to such portions of the property.

Grantor must notify the Authority in writing at least one (1) week prior to the initiation of construction on the Easement Area. The Authority shall have the right to monitor such construction activities and may halt construction if any Permitted Encroachments are not being built to specifications.

2. Except for Permitted Encroachments, Grantor shall not build, create, construct, or install or permit to be built, created, constructed, or installed any house, building, obstruction, water-retaining structure, or other structure, facility, or improvement under, upon, in, or over the Line or the Easement Area without the prior written consent of the Authority. Absent such prior written consent, the Authority shall be entitled, at its option at any time, to remove the same without obligation to restore the same or any other liability to Grantor. The Authority also shall be entitled, at its option at any time, to remove Permitted Encroachments, subject to the obligation of the Authority to restore any such Permitted Encroachments as provided below.
3. Following any activities by Grantor on the Easement Area, whether in connection with the construction of Permitted Encroachments or otherwise, Grantor shall be responsible for restoring the surface of the Easement Area in a timely manner. Further, in the event Grantor's activities on the Easement Area, whether in connection with the construction of Permitted Encroachments or otherwise, cause damage to the Line, the Authority will be entitled to make the necessary repairs to the damaged portion of the Line, and Grantor shall compensate the Authority for the cost of repairing such damage.
4. The consideration that the Authority has paid to Grantor concurrent with the granting of the above-described right of way and easement and temporary work area includes payment for all damages and injuries necessarily caused by the laying, construction, alteration, maintenance, inspection, operation, service, repair, replacement, relocation, change in the size of, protection, patrol of, or removal of the Line within the Easement Area, including any damages or injuries to any property and improvements of the Grantor located outside the boundaries of the Easement Area and the Temporary Construction Easement resulting from the grant and conveyance of this right of way and easement and the proper exercise of the rights granted herein.
5. The Authority shall, at the time of construction, bury the Line (exclusive of appurtenances and equipment customarily located at or near ground level) to a depth of at least forty-eight inches (48") below the surface of the ground and thereafter shall not alter or change the Line such that it would permanently remain at a lesser depth. Notwithstanding anything herein to the contrary, there shall be no above-ground structures constructed within the Easement Area other than

above-ground cathodic protection test stations, cathodic protection equipment, markers, air valve assemblies, service manholes, air vent pipes (not to exceed seventy-two inches [72"] in height, measured from final grade after construction), and protective bollards.

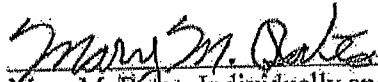
6. Within a reasonable time following completion of the construction of the Line, and thereafter following each entry upon the Easement Area for purposes authorized herein, the Authority shall, to the fullest extent reasonably practicable, (i) repair all damage to Permitted Encroachments directly caused by its activities and restore same to substantially their prior condition and (ii) clean up and restore the surface of the Easement Area and the Work Easement to the condition that existed immediately prior to such entry and activities on the Easement Area and the Work Easement by the Authority. The Authority shall at all times have the right, but not the obligation, to keep the Easement Area clear of trees, overhanging limbs, undergrowth, and brush.
7. Grantor reserves all rights, if any, in and to oil, gas, sulphur, uranium, fissional materials, and other minerals under the surface of the Easement Area; provided, however, that Grantor shall not be permitted to explore, drill, mine, produce, or operate for oil, gas, sulphur, uranium, fissional materials, or other minerals on the surface of the Easement Area, but will be permitted to extract such minerals and materials from under the Easement Area by directional drilling or other means from land located outside the boundaries of the Easement Area so long as the equipment (and any wells) used in connection therewith are no closer than three hundred feet (300') to the bottom of the Line and so long as the use of the Easement Area is not disturbed and the Line is left with proper, sufficient, and permanent support and is not endangered, obstructed, damaged, or interfered with.
8. It is the intention of Grantor and the Authority that the thirty feet (30') strip of land comprising the Easement Area shall extend completely across Grantor's property. Accordingly, it is understood and agreed that, in the event that it should ever be determined that either boundary line at which the Easement Area enters and exits Grantor's property has not been properly located or that there is a conflict between calls for the boundary lines included in Exhibit A hereto and the actual boundary lines as subsequently determined (including the boundaries of any strips, gores, rights-of-way, or other pieces of property in which Grantor owns an interest), the Easement Area shall be deemed to be extended in length in order that the intention of the parties will be effectuated.

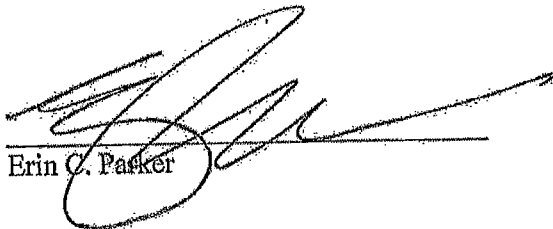
The foregoing terms, conditions, and provisions shall extend to and be binding upon the heirs, executors, administrators, successors, and assigns, as applicable, of Grantor and the Authority. The rights granted to the Authority (and the obligations of the Authority hereunder) may be assigned in whole or in part by the Authority.

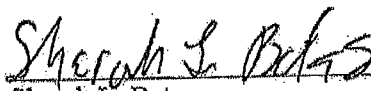
Grantor warrants that Grantor owns the land subject to the above-described right of way and easement in fee simple, that Grantor has the right, title, and power to convey the rights granted herein, and that Grantor shall execute any further assurance of title reasonably requested by the Authority, its successors or assigns.

This Right of Way and Easement Agreement may be executed in multiple counterpart originals that, when taken together, shall constitute one and the same instrument.

IN WITNESS WHEREOF, Grantor has hereunto set her hand this 3<sup>rd</sup> day of February, 2020.

  
\_\_\_\_\_  
Mary M. Bates, Individually and  
Attorney-in-Fact for Sherah E. Cole  
a/k/a Sherah Ellen Whitaker Bates  
a/k/a Sherah Ellen Bates  
a/k/a Sherah Bates Cole

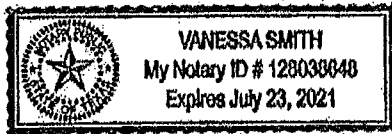
  
\_\_\_\_\_  
Erin C. Pasker

  
\_\_\_\_\_  
Sherah L. Bates

\_\_\_\_\_  
Kelly S. Schroeder

THE STATE OF TEXAS       §  
  §  
COUNTY OF HARRIS       §

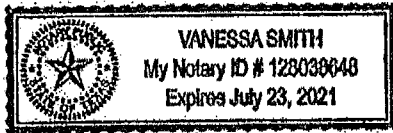
This instrument was acknowledged before me on the 3 day of February, 2020, by Mary M. Bates, Individually and Attorney-in-Fact for Sherah E. Cole a/k/a Sherah Ellen Whitaker Bates a/k/a Sherah Ellen Bates a/k/a Sherah Bates Cole.



Vanessa Smith  
Notary Public's Signature

THE STATE OF TEXAS       §  
  §  
COUNTY OF HARRIS       §

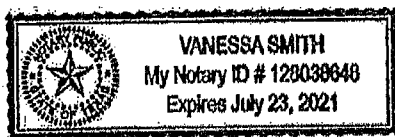
This instrument was acknowledged before me on the 3 day of February, 2020, by Erin C. Parker.



Vanessa Smith  
Notary Public's Signature

THE STATE OF TEXAS       §  
  §  
COUNTY OF HARRIS       §

This instrument was acknowledged before me on the 3 day of February, 2020, by Sherah L. Bates.



Vanessa Smith  
Notary Public's Signature

Grantor warrants that Grantor owns the land subject to the above-described right of way and easement in fee simple, that Grantor has the right, title, and power to convey the rights granted herein, and that Grantor shall execute any further assurance of title reasonably requested by the Authority, its successors or assigns.

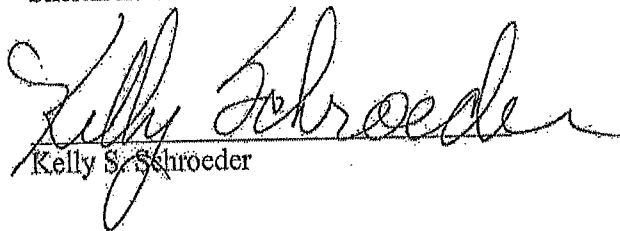
This Right of Way and Easement Agreement may be executed in multiple counterpart originals that, when taken together, shall constitute one and the same instrument.

IN WITNESS WHEREOF, Grantor has hereunto set her hand this 1<sup>st</sup> day of February, 2020.

\_\_\_\_\_  
Mary M. Bates, Individually and  
Attorney-in-Fact for Sherah E. Cole  
a/k/a Sherah Ellen Whitaker Bates  
a/k/a Sherah Ellen Bates  
a/k/a Sherah Bates Cole

\_\_\_\_\_  
Erin C. Parker

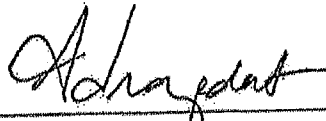
\_\_\_\_\_  
Sherah L. Bates

  
\_\_\_\_\_  
Kelly S. Schroeder



THE STATE OF GEORGIA       §  
  §  
COUNTY OF GWINNETT       §

This instrument was acknowledged before me on the 1<sup>st</sup> day of February, 2020,  
by Kelly S. Schroeder.



Notary Public's Signature

**ADNAN POLAT**  
NOTARY PUBLIC  
Gwinnett County  
State of Georgia  
My Comm. Expires March 05, 2021

WHEN RECORDED RETURN TO:

North Harris County Regional Water Authority  
c/o Universal Field Services, Inc.  
PO Box 7275  
The Woodlands, TX 77387

**Exhibit A**

April, 2019  
25C-3-WLE  
Page 1 of 4

**TRACT 25C-3-WLE  
N.H.C.R.W.A.  
WATER LINE EASEMENT (WLE)**

**METES AND BOUNDS OF  
0.2544 ACRES OF LAND SITUATED IN THE  
R. WINDT SURVEY, ABSTRACT NO. 1500  
HARRIS COUNTY, TEXAS**

Being a 0.2544 acre (11,082 square feet) tract of land situated in the R. Windt Survey, Abstract No. 1500, Harris County, Texas, and being out of and a part of a called five acre tract of land described in the deed executed August 15, 2018 to Erin C. Parker, Mary M. Bates, Kelly S. Schroeder, and Sherah L. Bates (subject to a life estate possession by grantor, Sherah E. Cole) and recorded in Harris County Clerk's File (H.C.C.F.) No. RP-2018-381771 of the Official Public Records of Real Property, Harris County, Texas (O.P.R.R.P.H.C.T.), said 0.2544 acre tract being more particularly described by metes and bounds as follows:

**COMMENCING** at a 5/8 inch iron rod (having surface coordinates of N=13,906,888.62, E=3,094,345.98) found for the common south corner of said five acre tract and of a called 2.51 acre tract described in the Affidavit of Heirship dated January 16, 2019 to Ginger Garner Moon, Jodie Lynn Garner Scherer, Christy Garner, and Gerald E. Garner II, and recorded in H.C.C.F. No. RP-2019-57021, O.P.R.R.P.H.C.T., and lying in the existing north right-of-way line of Beltway 8 (Sam Houston Tollway, a variable width right-of-way recorded in H.C.C.F. No. N613300, O.P.R.R.P.H.C.T.);

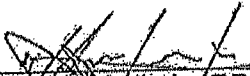
**THENCE**, North 03° 28' 54" West, with the common line of said five acre tract and said 2.51 acre tract, a distance of 136.62 feet to the **POINT OF BEGINNING** of the herein described tract, having surface coordinates of N=13,907,024.98, E=3,094,337.68;

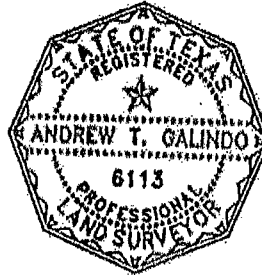
1. **THENCE**, North 62° 33' 55" West, a distance of 245.74 feet to a point for corner;
2. **THENCE**, South 87° 27' 37" West, a distance of 124.38 feet to a point for corner in the common line of said five acre tract and of that certain tract of land described as Tract I (a remainder of a called 10.8769 acre tract) in the deed executed December 5, 2012 to Abdee Sharifan, and recorded in H.C.C.F. No. 20120566604, O.P.R.R.P.H.C.T., and from which the common south corner of said five acre tract and said Tract I bears South 03° 28' 54" East, a distance of 260.42 feet; from said common south corner a 1/2 inch iron rod found bears South 03° 34' 00" East, a distance of 0.4 feet;
3. **THENCE**, North 03° 28' 54" West, with the common line of said five acre tract and said Tract I, a distance of 30.00 feet to a point for corner;
4. **THENCE**, North 87° 27' 37" East, a distance of 132.90 feet to a point for corner;

5. **THENCE**, South 62° 33' 55" East, a distance of 235.81 feet to a point for corner in the common line of said five acre tract and said 2.51 acre tract;
6. **THENCE**, South 03° 28' 54" East, with the common line of said five acre tract and said 2.51 acre tract, passing at a distance of 21.56 feet a point in the north line of a 150 foot wide, 5.125 acre easement tract described in the deed to Houston Lighting and Power Company (now known as CenterPoint Energy Houston Electric, LLC), and recorded in Volume 1468, Page 156 of the Deed Records of Harris County, Texas, and from which a 5/8 inch iron rod found bears South 02° 00' 05" East, a distance of 0.5 feet, continuing in all a distance of 34.97 feet to the **POINT OF BEGINNING**, and containing 0.2544 acres (11,082 square feet) of land.

All bearings and coordinates are based on the Texas Coordinate System, South Central Zone (4204), North American Datum of 1983 (NAD 83), CORS adjustment, based on redundant RTK GPS observations. Distances and coordinates shown are surface values and may be converted to grid by multiplying by a combined project adjustment factor of 0.99992513.

An exhibit map of even date was prepared in conjunction with this property description.

  
Andrew T. Galindo, RPLS  
Texas Registration No. 6113



Baseline Corporation  
1750 Seamist Drive, Suite 160  
Houston, TX 77008  
(713) 869-0155  
TBPLS Firm No. 10030200  
Proj.#14018-02

**Exhibit B**

April, 2019  
25C-3A-TCE  
Page 1 of 4

**TRACT 25C-3A-TCE  
N.H.C.R.W.A.  
TEMPORARY CONSTRUCTION EASEMENT (TCE)**

**METES AND BOUNDS OF  
0.1691 ACRES OF LAND SITUATED IN THE  
R. WINDT SURVEY, ABSTRACT NO. 1500  
HARRIS COUNTY, TEXAS**

Being a 0.1691 acre (7,365 square feet) tract of land situated in the R. Windt Survey, Abstract No. 1500, Harris County, Texas, and being out of and a part of a called five acre tract of land described in the deed executed August 15, 2018 to Erin C. Parker, Mary M. Bates, Kelly S. Schroeder, and Sherah L. Bates (subject to a life estate possession by grantor, Sherah E. Cole) and recorded in Harris County Clerk's File (H.C.C.F.) No. RP-2018-381771 of the Official Public Records of Real Property, Harris County, Texas (O.P.R.R.P.H.C.T.), said 0.1691 acre tract being more particularly described by metes and bounds as follows:

**COMMENCING** at a 5/8 inch iron rod (having surface coordinates of N=13,906,888.62, E=3,094,345.97) found for the common south corner of said five acre tract and of a called 2.51 acre tract described in the Affidavit of Heirship dated January 16, 2019 to Ginger Garner Moon, Jodie Lynn Garner Scherer, Christy Garner, and Gerald E. Garner II, and recorded in H.C.C.F. No. RP-2019-57021, O.P.R.R.P.H.C.T., and lying in the existing north right-of-way line of Beltway 8 (Sam Houston Tollway, a variable width right-of-way recorded in H.C.C.F. No. N613300, O.P.R.R.P.H.C.T.);


**THENCE**, North 03° 28' 54" West, with the common line of said five acre tract and said 2.51 acre tract, passing at a distance of 150.02 feet a point in the north line of a 150 foot wide, 5.125 acre easement tract described in the deed to Houston Lighting and Power Company (now known as CenterPoint Energy Houston Electric, LLC), and recorded in Volume 1468, Page 156 of the Deed Records of Harris County, Texas, and from which a 5/8 inch iron rod found bears South 02° 00' 05" East, a distance of 0.5 feet, and continuing in all a distance of 171.58 feet to the **POINT OF BEGINNING** of the herein described tract, having surface coordinates of N=13,907,059.89, E=3,094,335.55;

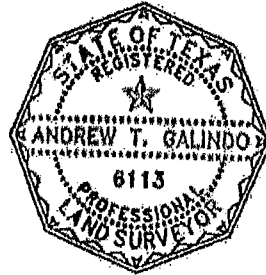
1. **THENCE**, North 62° 33' 55" West, a distance of 235.81 feet to a point for corner;
2. **THENCE**, South 87° 27' 37" West, a distance of 132.90 feet to a point for corner in the west line of said five acre tract, common with the east line of that certain tract of land described as Tract I (a remainder of a called 10.8769 acre tract) in the deed executed December 5, 2012 to Abdee Sharifan, and recorded in H.C.C.F. No. 20120566604, O.P.R.R.P.H.C.T., and from which the common south corner of said five acre tract and said Tract I bears South 03° 28' 54" East, a distance of 290.43 feet; from said common south corner a 1/2 inch iron rod found bears South 03° 34' 00" East, a distance of 0.4 feet;

3. **THENCE**, North 03° 28' 54" West, with the common line of said five acre tract and said Tract I, a distance of 20.00 feet to a point for corner;
4. **THENCE**, North 87° 27' 37" East, a distance of 138.58 feet to a point for corner;
5. **THENCE**, South 62° 33' 55" East, a distance of 229.18 feet to a point for corner in the common line of said five acre tract and said 2.51 acre tract;
6. **THENCE**, South 03° 28' 54" East, with the common line of said five acre tract and said 2.51 acre tract, a distance of 23.31 feet to the **POINT OF BEGINNING**, and containing 0.1691 acres (7,365 square feet) of land.

All bearings and coordinates are based on the Texas Coordinate System, South Central Zone (4204), North American Datum of 1983 (NAD 83), CORS adjustment, based on redundant RTK GPS observations. Distances and coordinates shown are surface values and may be converted to grid by multiplying by a combined project adjustment factor of 0.99992513.

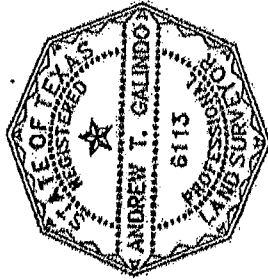
An exhibit map of even date was prepared in conjunction with this property description.

  
11/14/2019  
Andrew T. Galindo, RPLS  
Texas Registration No. 6113



Baseline Corporation  
1750 Seamist Drive, Suite 160  
Houston, TX 77008  
(713) 869-0155  
TBPLS Firm No. 10030200  
Proj.#14018-02

- ① 150' (S.125 AC.)  
H.L.&P. CO. ESMT.  
VOL. 1463, PG. 156  
D.R.H.C.T.  
H.C.C.F. No. E491179  
O.P.R.R.P.H.C.T.
- ② 50' EASEMENT AND ROW AGREEMENT  
MAGELLAN PIPELINE COMPANY, L.P.  
H.C.C.F. No. RP-2018-46984  
O.P.R.R.P.H.C.T.
- ③ 50' EASEMENT AND ROW AGREEMENT  
MAGELLAN PIPELINE COMPANY, L.P.  
H.C.C.F. No. RP-2018-123028  
O.P.R.R.P.H.C.T.
- ④ 50' EASEMENT AND ROW AGREEMENT  
MAGELLAN PIPELINE COMPANY, L.P.  
H.C.C.F. No. RP-2018-155409  
O.P.R.R.P.H.C.T.
- ⑤ 2' SEMINOLE PIPELINE CO. EASEMENT  
H.C.C.F. No. N805390  
O.P.R.R.P.H.C.T.
- ⑥ 2' SEMINOLE PIPELINE CO. EASEMENT  
H.C.C.F. No. N704382  
H.C.C.F. No. N758027  
O.P.R.R.P.H.C.T.
- ⑦ 10' R.O.W. EASEMENT TO UNITED TEXAS TRANSMISSION CO.  
H.C.C.F. No. H136183  
O.P.R.R.P.H.C.T.
- ⑧ 10' R.O.W. EASEMENT TO UNITED TEXAS TRANSMISSION COMPANY  
H.C.C.F. No. H14233  
O.P.R.R.P.H.C.T.
- ⑨ CENTERLINE OF HUMBLE OIL & REFINING COMPANY PIPELINE EASEMENT (UNDEFINED WIDTH, APPROX. LOCATION)  
VOL. 5561, PG. 244 (B810630)  
AMENDED IN 8665088 D.R.H.C.T.
- ⑩ 10' HUMBLE OIL & REFINING COMPANY PIPELINE EASEMENT  
VOL. 5561, PG. 175 (B806512)  
D.R.H.C.T.
- ⑪ 10' R.O.W. EASEMENT TO UNITED TEXAS TRANSMISSION COMPANY  
H.C.C.F. No. H14235  
O.P.R.R.P.H.C.T.



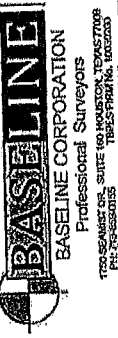
I HEREBY CERTIFY THAT THE PLAT HEREON AND THE ACCOMPANYING LEGAL DESCRIPTION REPRESENT AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION DURING FEBRUARY AND MARCH, 2019.

*Andrew T. Galindo*  
11/14/2019  
ANDREW T. GALINDO  
TEXAS REGISTRATION No. 6113

**LEGEND**  
D.R.H.C.T.  
H.C.C.F. No.  
M.R.H.C.T.  
O.P.R.R.P.H.C.T.  
H.L.&P.  
R  
R.O.W.  
O  
●  
①

DEED RECORDS OF HARRIS COUNTY, TEXAS  
HARRIS COUNTY CLERK'S FILE NUMBER  
MAP RECORDS OF HARRIS COUNTY, TEXAS  
OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, HARRIS COUNTY, TEXAS  
HOUSTON LIGHTING & POWER  
PROPERTY LINE  
RIGHT-OF-WAY  
FOUND MONUMENT AS DESCRIBED  
UNMARKED CORNER  
EASEMENT INFORMATION CROSS-REFERENCED TO TITLE COMMITMENT (IF APPLICABLE)

- NOTES**
- BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204) NAD83 CORRS ADJUSTMENT, AS DERIVED FROM REDUNDANT RTK GPS OBSERVATIONS. DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE DATUM. TO CONVERT TO GRID MULTIPLY BY A COMBINED PROJECT ADJUSTMENT FACTOR OF 0.99992513.
  - ABSTRACTOR'S CERTIFICATE PREPARED BY COURT HOUSE SPECIALISTS, EFFECTIVE DATE APRIL 21, 2019, No. 18314744-7. NO ADDITIONAL RESEARCH FOR EASEMENTS OR ENCUMBRANCES WAS PERFORMED BY THE SURVEYOR.
  - SEE ATTACHED METES AND BOUNDS DESCRIPTION (PAGES 1 AND 2 OF 4 HEREIN).



TRACT 25C-3A-10E  
(TEMPORARY CONSTRUCTION EASEMENT)  
EXHIBIT MAP OF 0.1691 ACRE (7,366 S.F.)  
IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
DRAWN BY: UAR  
APPROVED BY: ATG  
JOB No.: 14.018.02  
PAGE: 3 OF 4

## Exhibit C

April, 2019  
25C-3B-TCE  
Page 1 of 4

### TRACT 25C-3B-TCE N.H.C.R.W.A. TEMPORARY CONSTRUCTION EASEMENT (TCE)

#### METES AND BOUNDS OF 1.151 ACRES OF LAND SITUATED IN THE R. WINDT SURVEY, ABSTRACT NO. 1500 HARRIS COUNTY, TEXAS

Being a 1.151 acre (50,133 square feet) tract of land situated in the R. Windt Survey, Abstract No. 1500, Harris County, Texas, and being out of and a part of a called five acre tract of land described in the deed executed August 15, 2018 to Erin C. Parker, Mary M. Bates, Kelly S. Schroeder, and Sherah L. Bates (subject to a life estate possession by grantor, Sherah E. Cole) and recorded in Harris County Clerk's File (H.C.C.F.) No. RP-2018-381771 of the Official Public Records of Real Property, Harris County, Texas (O.P.R.R.P.H.C.T.), said 1.151 acre tract being more particularly described by metes and bounds as follows:

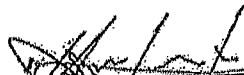
**BEGINNING** at a 5/8 inch iron rod (having surface coordinates of N=13,906,888.62, E=3,094,345.97) found for the common south corner of said five acre tract and of a called 2.51 acre tract described in the Affidavit of Heirship dated January 16, 2019 to Ginger Garner Moon, Jodie Lynn Garner Scherer, Christy Garner, and Gerald E. Garner II, and recorded in H.C.C.F. No. RP-2019-57021, O.P.R.R.P.H.C.T., and lying in the existing north right-of-way line of Beltway 8 (Sam Houston Tollway, a variable width right-of-way recorded in H.C.C.F. No. N613300, O.P.R.R.P.H.C.T.);

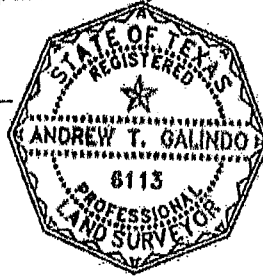
1. **THENCE**, South 87° 17' 13" West, with the existing north right-of-way line of said Beltway 8, a distance of 335.22 feet to point for the common south corner of said five acre tract and of that certain tract of land described as Tract I (a remainder of a called 10.8769 acre tract) in the deed executed December 5, 2012 to Abdee Sharifan, and recorded in H.C.C.F. No. 20120566604, O.P.R.R.P.H.C.T., and from which a 1/2 inch iron rod found bears South 03° 34' 00" East, as distance of 0.4 feet;
2. **THENCE**, North 03° 28' 54" West, with the common line of said five acre tract and said Tract I, a distance of 150.02 feet to a point for corner in the north line of a 150 foot wide, 5.125 acre easement tract described in the deed to Houston Lighting and Power Company (now known as CenterPoint Energy Houston Electric, LLC), and recorded in Volume 1468, Page 156 of the Deed Records of Harris County, Texas (D.R.H.C.T.);
3. **THENCE**, North 87° 17' 13" East, with the north line of said 5.125 acre easement tract, a distance of 312.31 feet to a point for corner;
4. **THENCE**, South 62° 33' 55" East, a distance of 26.70 feet to a point for corner in the common line of said five acre tract and said 2.51 acre tract;

5. **THENCE**, South 03° 28' 54" East, with the common line of said five acre tract and said 2.51 acre tract, a distance of 136.62 feet to the **POINT OF BEGINNING**, and containing 1.151 acres (50,133 square feet) of land.

All bearings and coordinates are based on the Texas Coordinate System, South Central Zone (4204), North American Datum of 1983 (NAD 83), CORS adjustment, based on redundant RTK GPS observations. Distances and coordinates shown are surface values and may be converted to grid by multiplying by a combined project adjustment factor of 0.99992513.

An exhibit map of even date was prepared in conjunction with this property description.

 11/14/2019  
Andrew T. Galindo, RPLS  
Texas Registration No. 6113



Baseline Corporation  
1750 Seamist Drive, Suite 160  
Houston, TX 77008  
(713) 869-0155  
TBPLS Firm No. 10030200  
Proj.#14018-02



① 150' (5.125 AC.)  
H.L.&P. CO. ESMIT.  
VOL. 1468, PG. 156  
D.R.H.C.T.  
H.C.C.F. No. E451179  
O.P.R.R.P.H.C.T.

② 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-49884  
O.P.R.R.P.H.C.T.

③ 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-123028  
O.P.R.R.P.H.C.T.

④ 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-155409  
O.P.R.R.P.H.C.T.

⑤ 2' SEMINGLE PIPELINE CO.  
EASEMENT  
H.C.C.F. No. N805390  
O.P.R.R.P.H.C.T.

⑥ 2' SEMINGLE PIPELINE  
COMPANY EASEMENT  
H.C.C.F. No. N704382  
H.C.C.F. No. N758027  
O.P.R.R.P.H.C.T.

⑦ 10' R.O.W. EASEMENT TO UNITED  
TEXAS TRANSMISSION CO.  
H.C.C.F. No. H136183  
O.P.R.R.P.H.C.T.

⑧ 10' R.O.W. EASEMENT TO UNITED  
TEXAS TRANSMISSION CO.  
H.C.C.F. No. H114233  
O.P.R.R.P.H.C.T.

⑨ CENTERLINE OF HUMBLE OIL &  
REFINING COMPANY PIPELINE  
EASEMENT (UNDEIGNED WIDTH,  
APPROX. LOCATION)  
VOL. 5391, PG. 244, (B816639)  
AMENDED IN B863068 D.R.H.C.T.

⑩ 10' HUMBLE OIL & REFINING  
COMPANY PIPELINE EASEMENT  
VOL. 5353, PG. 179, (B806812)  
D.R.H.C.T.

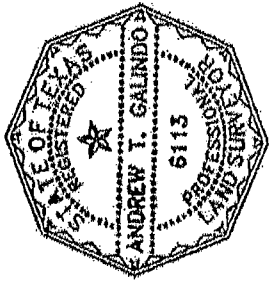
⑪ 10' R.O.W. EASEMENT TO  
UNITED TEXAS  
TRANSMISSION COMPANY  
H.C.C.F. No. H114235  
O.P.R.R.P.H.C.T.

**LEGEND**

D.P.R.C.T.  
HARRIS COUNTY CLERK'S FILE NUMBER  
H.C.C.F. No. [ ]  
MAP RECORDS OF HARRIS COUNTY, TEXAS  
M.R.H.C.T.  
OFFICIAL PUBLIC RECORDS OF REAL  
PROPERTY HARRIS COUNTY, TEXAS  
HOLLISTON LIGHTING & POWER  
H.L.&P.  
RIGHT-OF-WAY  
FOUND MONUMENT AS DESCRIBED  
UNMARKED CORNER  
EASEMENT INFORMATION CROSS-REFERENCED  
TO TITLE COMMITMENT (IF APPLICABLE)

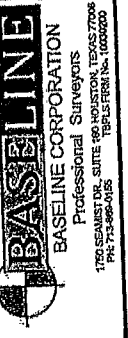
**NOTES**

- BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83) NAD83 CORRS ADJUSTMENT, AS REFINED FROM REDUNDANT RTK GPS OBSERVATIONS. DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE DATUM. TO CONVERT TO GRID MULTIPLY BY A COMBINED PROJECT ADJUSTMENT FACTOR OF 0.98992513.
- ASSTRACTOR'S CERTIFICATE PREPARED BY COURT HOUSE SURVEYISTS, EFFECTIVE DATE APRIL 2, 2018. NO ADDITIONAL RESEARCH FOR EASEMENTS OR ENCUMBRANCES WAS PERFORMED BY THE SURVEYOR.
- SEE ATTACHED METES AND BOUNDS DESCRIPTION (PAGES 1 AND 2 OF 4 HEREIN).



I HEREBY CERTIFY THAT THE PLAT HEREON AND THE ACCOMPANYING LEGAL DESCRIPTION REPRESENT AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION DURING FEBRUARY AND MARCH, 2018.

ANDREW I. GALANDO  
TEXAS REGISTRATION No. 6113



TRACT 25C-3-W/LE  
(WATER LINE EASEMENT)  
EXHIBIT MAP OF 0.2544 ACRE (11,082 S.F.)  
IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
DRAWN BY: UAR  
APPROVED BY: ATG  
JOB No.: 14.018.02  
PAGE: 3 OF 4

GINGER GARNER MOON,  
 JODIE LYNN GARNER  
 SCHERER,  
 CHRISTY GARNER, AND  
 GERALD E. GARNER II  
 CALLED 2.51 ACRES  
 H.C.C.F. NO.  
 RP-2019-57021  
 O.P.R.R.P.H.C.T.  
 JAN. 16, 2019

ERIN G. PARKER, MARY M. BATES,  
 KELLY S. SCHROEDER AND SHERAH L. BATES  
 (SUBJECT TO A LIFE ESTATE POSSESSION  
 BY GRANTOR, SHERAH E. COLE)  
 CALLED FIVE ACRES  
 H.C.C.F. NO. RP-2018-381771  
 O.P.R.R.P.H.C.T.  
 AUG. 15, 2018

ABDEE SHARIFAN  
 TRACT I-CALLED 10.8769  
 ACRES (REMAINDER)  
 H.C.C.F. NO. 20120566604  
 O.P.R.R.P.H.C.T.  
 DEC. 5, 2012

R. WINDT  
 SURVEY, A-1500

N87°17'13"E 312.31'

S62°33'55"E 26.70'

S03°28'54"W 136.62'

N03°28'54"W 150.02'

1.151 ACRES  
 TRACT 25C-3B-T0E

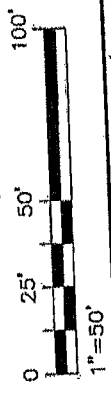
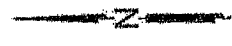
UNITED STATES TRANSMISSION  
 COMPANY (CONTRACTING EASEMENT)  
 H.C.C.F. No. N6713300  
 O.P.R.R.P.H.C.T.  
 (APPROX. LOCATION)

POINT OF BEGINNING  
 FOUND 5/8" IRON ROD  
 N=13,906,888.62  
 E=3,094,345.97

S87°17'13"W 335.22'  
**BELTWAY 8**  
**(SAM HOUSTON TOLLWAY)**  
 WIDTH VARIES  
 H.C.C.F. No. N6713300  
 O.P.R.R.P.H.C.T.

EXISTING R.O.W.

FOUND 1/2" IRON ROD  
 BEARS S03°34'00"E, 0.4'



**BASILINE**  
 BASELINE CORPORATION  
 Professional Surveyors  
 1788 SEASIDE DR., SUITE 160, HOUSTON, TEXAS 77058  
 PH: 713-868-0155  
 TXLS PERM. NO. 1006000



TRACT 25C-3B-T0E  
 (TEMPORARY CONSTRUCTION EASEMENT)  
 EXHIBIT MAP OF 1.151 ACRE (50,133 S.F.)  
 IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
 HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
 DRAWN BY: UAR  
 APPROVED BY: ATG  
 JOB No.: 14.018.02  
 PAGE: 4 OF 4

① 150' (5.125 AC.)  
ROW AGREEMENT  
H.L.&P. CO. ESMIT.  
VOL. 1468, PG. 156  
D.R.H.C.T.  
H.C.C.F. No. E451179  
O.P.R.R.P.H.C.T.

② 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-49984  
O.P.R.R.P.H.C.T.

③ 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-123028  
O.P.R.R.P.H.C.T.

④ 50' EASEMENT AND  
ROW AGREEMENT  
MAGELLAN PIPELINE  
COMPANY, L.P.  
H.C.C.F. No. RP-2018-155409  
O.P.R.R.P.H.C.T.

⑤ 2' SEMINOLE PIPELINE CO.  
EASEMENT  
H.C.C.F. No. N805390  
O.P.R.R.P.H.C.T.

⑥ 2' SEMINOLE PIPELINE  
COMPANY EASEMENT  
H.C.C.F. No. N70A382  
H.C.C.F. No. N758027  
O.P.R.R.P.H.C.T.

⑦ 10' R.O.W. EASEMENT TO UNITED  
TEXAS TRANSMISSION CO.  
H.C.C.F. No. H136185  
O.P.R.R.P.H.C.T.

⑧ 10' R.O.W. EASEMENT TO UNITED  
TEXAS TRANSMISSION CO.  
H.C.C.F. No. H114233  
O.P.R.R.P.H.C.T.

⑨ CENTERLINE OF HUMBLE OIL &  
REFINING COMPANY PIPELINE  
EASEMENT (UNDEFINED WIDTH,  
APPROX. LOCATION)  
VOL. 5361, PG. 244; (8810830)  
AMENDED IN B863068 D.R.H.C.T.

⑩ 10' HUMBLE OIL & REFINING  
COMPANY PIPELINE EASEMENT  
VOL. 5353, PG. 179; (8806812)  
D.R.H.C.T.

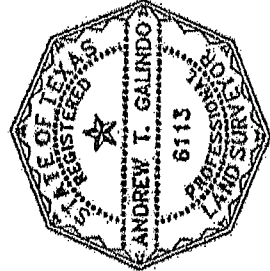
⑪ 10' R.O.W. EASEMENT TO  
UNITED TEXAS  
TRANSMISSION COMPANY  
H.C.C.F. No. H114235  
O.P.R.R.P.H.C.T.

**NOTES**

- BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204) NAD83. CORRS ADJUSTMENT, AS DERIVED FROM REDUNDANT RTK GPS OBSERVATIONS. DISTANCES AND COORDINATES SHOWN HEREON ARE SURFACE DATUM, TO CONVERT TO GRID MULTIPLY BY A COMBINED PROJECT ADJUSTMENT FACTOR OF 0.99892513.
- ASSTRACTOR'S CERTIFICATE PREPARED BY COURT HOUSE SPECIALISTS, EFFECTIVE DATE APRIL 2, 2019, No. 19314748-7. NO ADDITIONAL RESEARCH OR ENCUMBRANCES WAS PERFORMED BY THE SURVEYOR.
- SEE ATTACHED METES AND BOUNDS DESCRIPTION (PAGES 1 AND 2 OF 4 HEREIN).

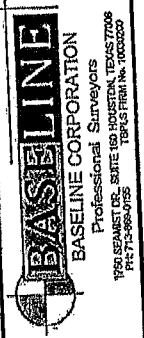
**LEGEND**

- D.R.H.C.T. DEED RECORDS OF HARRIS COUNTY, TEXAS
- H.C.C.F. No. HARRIS COUNTY CLERK'S FILE NUMBER
- M.A.P. No. MAP RECORDS OF HARRIS COUNTY, TEXAS
- O.P.R.R.P.H.C.T. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY HARRIS COUNTY, TEXAS
- H.L.&P. HOUSTON LIGHTING & POWER
- PROPERTY LINE
- RIGHT-OF-WAY
- FOUND MONUMENT AS DESCRIBED
- UNMARKED CORNER
- EASEMENT INFORMATION CROSS-REFERENCED TO TITLE COMMITMENT (IF APPLICABLE)
- ①



I HEREBY CERTIFY THAT THE PLAT HEREON AND THE ACCOMPANYING LEGAL DESCRIPTION REPRESENT AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION DURING FEBRUARY AND MARCH, 2019.

Andrew T. Galindo  
Texas Registration No. 6113



TRACT 25C-38-TCE  
(TEMPORARY CONSTRUCTION EASEMENT)  
EXHIBIT MAP OF 1.151 ACRE (50,133 S.F.)  
IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
DRAWN BY: UAR  
APPROVED BY: ATG  
JOB No.: 14.018.02  
PAGE: 3 OF 4

GINGER GARNER MOON,  
JODIE LYNN GARNER  
SCHERER,  
CHRISTY GARNER, AND  
GERALD E. GARNER II  
CALLED 2.51 ACRES  
H.C.C.F. No.  
RP-2019-57021  
O.P.R.R.P.H.C.T.  
JAN. 16, 2019

ERIN C. PARKER, MARY M. BATES,  
KELLY S. SCHROEDER AND SHERAH L. BATES  
(SUBJECT TO A LIFE ESTATE POSSESSION  
BY GRANTOR, SHERAH E. COLE)  
CALLED FIVE ACRES  
H.C.C.F. No. RP-2018-381771  
O.P.R.R.P.H.C.T.  
AUG. 15, 2018

N87°27'37"E 138.58'  
S87°27'37"W 132.90'

0.1691 ACRES  
TRACT 25C-3A-TCE

R. WINDT  
SURVEY, A-1500

ABDEE SHARIFAN  
TRACT I--CALLED  
10.8769 ACRES  
(REMAINDER)  
H.C.C.F. No. 20120566604  
O.P.R.R.P.H.C.T.  
DEC. 5, 2012

POINT OF BEGINNING  
N=13,907,059.89  
E=3,094,335.55

FOUND 5/8" IRON ROD  
BEARS S02°00'05"E, 0.5'

POINT OF COMMENCING  
FOUND 5/8" IRON ROD  
N=13,906,888.62  
E=3,094,345.97

FOUND 1/2" IRON ROD  
BEARS S03°34'00"E, 0.4'

N03°28'54"W 171.88'

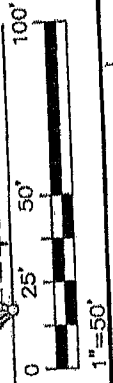
150.02'

EXISTING R.O.W.

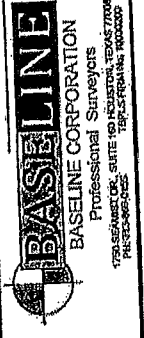
UNITED TEXAS TRANSMISSION  
COMPANY CENTERLINE EASEMENT  
H.C.C.F. No. K421767, O.P.R.R.P.H.C.T.  
(APPROX LOCATION)

S03°28'54"E 280.43'

S03°28'54"E  
23.31'



**BELTWAY 8 (SAM HOUSTON TOLLWAY)**  
WIDTH VARIES - H.C.C.F. No. N613300, O.P.R.R.P.H.C.T.



TRACT 25C-3A-TCE  
(TEMPORARY CONSTRUCTION EASEMENT)  
EXHIBIT MAP OF 0.1691 ACRE (7,965 S.F.)  
IN THE R. WINDT SURVEY, ABSTRACT No. 1500,  
HARRIS COUNTY, TEXAS

DATE: APRIL 16, 2019  
DRAWN BY: UAR  
APPROVED BY: ATG  
JOB No.: 14.018.02  
PAGE: 4 OF 4