

**DESCRIPTION OF A TRACT OF LAND CONTAINING
0.9998 ACRES (43,550 SQUARE FEET) SITUATED
IN THE OLIVER JONES SURVEY, ABSTRACT 78
BRAZORIA COUNTY, TEXAS**

Being a tract of land containing 0.9998 acres (43,550 square feet), situated in the Oliver Jones Survey, Abstract 78, Brazoria County, Texas, being out of a called 30-acre tract recorded in Volume 1495, Page 994 of the Deed Records of Brazoria County, Texas, being all of a tract of land conveyed unto Lionel Gomez by deed recorded under County Clerk's File No. 2009032140 of the Official Records of Brazoria County, Texas. Said 0.9998-acre tract being more particularly described by metes and bounds as follows:

COMMENCING at a found 1/2-inch iron rod in the southeast right-of-way line of County Road 332, for the north corner of said called 30-acre tract;

THENCE South 45°25'00" West, along the east line of said County Road 332, a distance of 124.90 feet to a found 1/2-inch iron rod for the north corner of the said tract herein described;

THENCE South 44°35'00" East, 238.50 feet to a found 1/2-inch iron rod with cap marked Precision Surveyors" for the east corner of the said tract herein described;

THENCE South 45°25'00" West, a distance of 182.60 feet to a found 1/2-inch iron rod with cap marked "RPLS 2112" for the south corner of the said tract herein described;

THENCE North 44°35'00" West, a distance of 238.50 feet with cap marked " RPLS 2112" for the west corner of the said tract herein described;

THENCE North 45°25'00" East, along the south line of said County Road 332, a distance of 182.60 feet to the POINT OF BEGINNING and containing 0.9998 acres (43,550 square feet), more or less.

Note: This metes and bounds description is referenced to a survey drawing prepared by Survey 1, Inc. (Firm Registration No. 100758-00) dated 7-29-22, job number 7-114862-22.

