



- *Restrictive Covenants as set out in Film Code Number 476139 Map Records; Clerk's File No. V385704.
- *Easement 10 feet wide, being 5 feet on either side of centerline of all telecommunications facilities installed by Southwestern Bell Telephone Company as set out in Clerk's File No. U838965.
- *Agreement for underground/overhead electric service distribution system with Reliant Energy, HL&P as set out in Clerk's File No. U869422.
- *Non-exclusive easements for "Communications System" to Texas Cable Partners, L.P. dba Time Warner Communications, Houston Division by Agreement as set out in Clerk's File No. V008285.

Buyer: Larry Perry and Ann Perry

10106 Elderberry Park Lane
Tomball, Texas 77375

Described Property:

A tract or parcel of land containing 4,004 square feet being the Southwesterly 2.50 feet of Lot Eleven (11), and the Northeasterly 33.90 feet of Lot Twelve (12), in Block Four (4), of SUGARBERRY PLACE, PHASE TWO (2), in Harris County, Texas, according to the map or plat thereof recorded at County Clerk's Film Code No. 476139 of the Map Records of Harris County, Texas, in the Elizabeth Smith Survey, Abstract No. 70, in Harris County, Texas, said 4,004 square feet tract being more particularly described by metes and bounds as

Texas Surveyors, Inc.

P. O. Box 89, 1101 Houston, TX 77289
Phone: 281-331-8414 Fax: 281-331-8420

FIELD NOTES

A tract or parcel of land containing 4,004.00 square feet being the Southwesterly 2.50 feet of Lot 11 and the Northeasterly 33.90 feet of Lot 12, Block 4 of SUGARBERRY PLACE 2, PHASE A Subdivision of Harris County, Texas delineated on Map or Plat Recorded in Film Code 476139 of the Harris County Map Records out of the Elizabeth Smith Survey, Abstract 70 in Harris County, Texas, said 4,004.00 square feet tract being more particularly described by metes and bounds as follows to-wit:

COMMENCING at a 3/8 inch iron rod set at the South curve point of a 20.00 foot radius at the intersection of the Northwest right-of-way line of Elderberry Park Lane and Sweet River Lane (both 28.00 foot right-of-ways) and marking the Easterly corner of Block 4;

THENCE South 45 degrees 06 minutes 06 seconds West with the Northwest right-of-way line of Elderberry Park Lane, a distance of 27.50 feet to a 1/4 inch iron rod found marking the East corner and PLACE OF BEGINNING of the herein described tract;

THENCE South 45 degrees 06 minutes 06 seconds West with the Northwest right-of-way line of said Elderberry Park Lane passing the South corner of Lot 11 and the East corner of Lot 12 at 2.50 feet, in all a total distance of 36.40 feet to a 1/4 inch iron rod found at the South corner of the herein described 4,004.00 square foot tract;

THENCE North 44 degrees 53 minutes 54 seconds West crossing over Lot 12 and located Northeasterly and 11.10 feet and perpendicularly distant from the Southwest line of said Lot 12, a distance of 110.00 feet to a nail set at the West corner of the herein described tract and the Northwest boundary line of Lot 12;

THENCE North 45 degrees 06 minutes 06 seconds East with the Northwest boundary of Lot 12 passing its North corner at 33.90 feet marking the West corner of Lot 11, in all a total distance of 36.40 feet to a nail set at the North corner of the herein described tract;

THENCE South 44 degrees 53 minutes 54 seconds East crossing over Lot 11 and Northeasterly at 2.50 feet perpendicularly distant from the Southwest boundary line of Lot 11, a distance of 110.00 feet to the PLACE OF BEGINNING and containing 4,004.00 square feet of land and being known as 10106 Elderberry Park Lane, Tomball, Texas 77375.

H. T. Weber

H. T. Weber
R.P.L.S. #4101

