

**DESCRIPTION OF A TRACT OF LAND CONTAINING
0.1137 ACRES (4,951 SQUARE FEET) SITUATED
IN THE R. O. W. MCMANUS SURVEY, ABSTRACT 532
HARRIS COUNTY, TEXAS**

Being a tract of land containing 0.1137 acres (4,951 square feet), situated in the R. O. W. McManus Survey, Abstract 532, Harris County, Texas, being part of a tract of land conveyed unto Texor IRA Trust by deed as recorded under County Clerk's File No. RP-2021-652007 of the Official Public Records of Harris County, Texas, being a portion of Lot 14, in Block 2, of Spring Creek Trails, an unrecorded subdivision in Harris County, Texas. Said 0.1137-acre tract being more particularly described by metes and bounds as follows:

COMMENCING at a point in the east line of a 16.00 feet wide road as recorded in Volume 5577, Page 575, of the Deed Records of Harris County, Texas, and for the southwest corner of a tract of land conveyed unto Kevin Andrews by deed as recorded under County Clerk's File No. 20090070925 of the Official Public records of Harris County, Texas;

THENCE East, a distance of 44.00 feet to TX-Dot disc for the northwest corner and POINT OF BEGINNING of said tract herein described;

THENCE East, a distance of 122.00 feet to a found 5/8-inch iron rod for the northeast corner of said tract herein described;

THENCE South, a distance of 40.58 feet to a found 5/8-inch iron rod in the north right-of-way line of Lisa Lane (60.00 feet wide) for the southeast corner of said tract herein described;

THENCE West, along said north right-of-way line, a distance of 122.00 feet to a set 1/2-inch iron rod with cap marked "Survey 1" for the southwest corner of said tract herein described;

THENCE North, a distance of 40.58 feet to the POINT OF BEGINNING and containing 0.1137 acres (4,951 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 Nov. 27, 2023, job number 11-129681-23.

