

DESCRIPTION

4.7539 acres of land situated in the James McGee Survey, Abstract Number 588, Harris County, Texas, being all of that certain called Unrestricted Reserve "A" of Kuykendahl Commons Place, a subdivision as shown on map or plat recorded under Film Code Number 690094 of the Map Records of Harris County, Texas, said 4.7539 acres of land being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8 inch iron rod with cap found in the Northwesterly line of that certain called 4.3295 acres of land described in deed and recorded in the Official Public Records of Real Property of Harris County, Texas, under County Clerk's File Number RP-2016-56583, for the most Southerly corner of that certain called 0.9592 acres of land described in deed and recorded in the Official Public Records of Real Property of Harris County, Texas, under County Clerk's File Number RP-2016-57891 and the most Easterly corner of said Unrestricted Reserve "A";

Thence, S 33°15'33" W, along the Northwesterly line of said 4.3295 acre tract, a distance of 606.23 feet to a 5/8 inch iron rod with cap found in the Northeasterly right-of-way line of Kuykendahl Road (100 foot right-of-way), for the most Easterly corner of that certain called 10 foot Right-of-Way Easement described in deed and recorded in the Official Public Records of Real Property of Harris County, Texas, under County Clerk's File Number 20090079548 and the most Easterly corner of that certain called 0.0925 acres of land dedicated to the public under Film Code Number 690094 of the Map Records of Harris County, Texas;

Thence, N 44°07'26" W, along the Northeasterly right-of-way line of said Kuykendahl Road, a distance of 402.23 feet to a 5/8 inch iron rod with cap found in the Southeasterly line of that certain called 0.0623 acres of land described in deed and recorded in the Official Public Records of Real Property of Harris County, Texas, under County Clerk's File Number RP-2016-57891, for the most Northerly corner of said 10 foot Right-of-Way Easement, the most Northerly corner of said 0.0925 acre tract and the most Westerly corner of said Unrestricted Reserve "A";

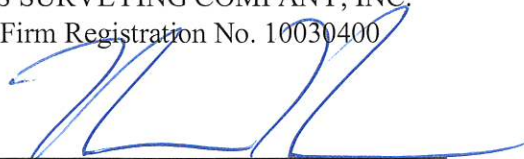
Thence, N 39°03'15" E, along the Southeasterly line of said 0.0623 acre tract and the Northwesterly line of said Unrestricted Reserve "A", a distance of 521.06 feet to a 5/8 inch iron rod with cap found for the most Northerly corner of said Unrestricted Reserve "A";

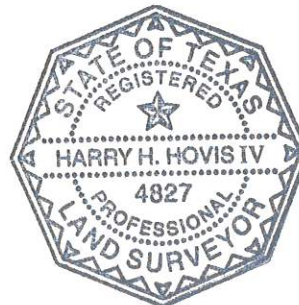
Thence, S 56°44'09" E, along the Northeasterly line of said Unrestricted Reserve "A" and the Southwesterly line of said 0.9592 acre tract, a distance of 339.91 feet to the POINT OF BEGINNING and containing 4.7539 acres of land.

BEARING ORIENTATION BASED ON TEXAS STATE PLANE COORDINATE GRID SYSTEM OF 1983 (SOUTH CENTRAL ZONE NO. 4204).

TRACT BEING SHOWN ON MAP (SEE HSC 02022-E)

HOVIS SURVEYING COMPANY, INC.
Texas Firm Registration No. 10030400

By: 



Date: June 15, 2021
Job No: 18-088-00
Dwg No: HCS 02022-E
File No: B18-088.00D
Drawing File: 1808800.dwg