

STATE OF TEXAS

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COUNTY OF WALLER

Metes & Bounds Description

A tract of land containing 5.64 Acres situated in the John Kelly League, Abstract 40, Waller County, Texas being the same tract recorded in the name of Samuel T. Moore in Volume 1124, Page 177 (Second Tract) and in Volume 170, Page 620 (Second Tract) of the Waller County Deed Records (W.C.D.R.) and being more particularly described by metes and bounds as follows: (bearings based on said Volume 1124, Page 177 (Second Tract) of the W.C.D.R.)

BEGINNING at a 1/2 Inch iron rod set on the north line of Sadler Road approximately 560.62 Feet westerly of the intersection of the north line of Sadler Road and the westerly line of Buller Road being the southeast corner and POINT OF BEGINNING of this tract;

THENCE, NORTH 89° 00' 00" WEST, with the north line of Sadler Road, a distance of 581.37 Feet (called 581.00 Feet) to a 5/8 Inch iron rod found at the southwest corner of this tract;

THENCE, NORTH 01° 00' 00" WEST, with the east line of a tract recorded in the name of Sharon Boniaby in Volume 559, Page 496 of the W.C.D.R., a distance of 424.30 Feet to a 1 & 1/2 Inch iron rod pipe found at the northwest corner of this tract;

THENCE, NORTH 87° 50' 00" EAST, with the south line of the remainder of a tract recorded in the name of Susau Harris Prive in Volume 72, Page 44 (Tract No. 2) of the W.C.D.R., also being the remainder of a tract recorded in the name of Richard Jackson in Volume 27, Page 478 of the W.C.D.R., a distance of 536.60 Feet to a 1/2 Inch iron rod set at the northeast corner of this tract;

THENCE, SOUTH 06° 35' 00" EAST, with the west line of a the remainder of a tract recorded in the name of J.B. Blackwell and wife, Pearl Blackwell under Volume 68, Page 328 (Tract No. 3) of the W.C.D.R. and the west line of a tract recorded in the name of Beatrice Pryor Milligan in Volume 445, Page 720 (First Tract), a distance of 457.70 Feet to the POINT OF BEGINNING and containing 5.64 Acres of land.

(See attached drawing)



Terrance P. Mish
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Job No. 14-00830
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