EXHIBIT C

Lot 3

A FIELDNOTE DESCRIPTION of a tract of land located in Fort Bend County, Texas, situated in the D. A. Conner Survey, Abstract No. 158, being Lot 3 of the Blake Subdivision (unrecorded), being out of that certain called 4.01 acre tract as recorded in Volume 1840, Page 1638 of the said County Deed Records, said tract being more particularly described by metes and bounds as follows:

COMMENCING at the southeast corner of that certain called 50 acre tract, said point on the North right-of-way line of Boss Gaston Road (60 feet wide);

THENCE, call West, along said North line, a call distance of 1407.24 feet to a point;

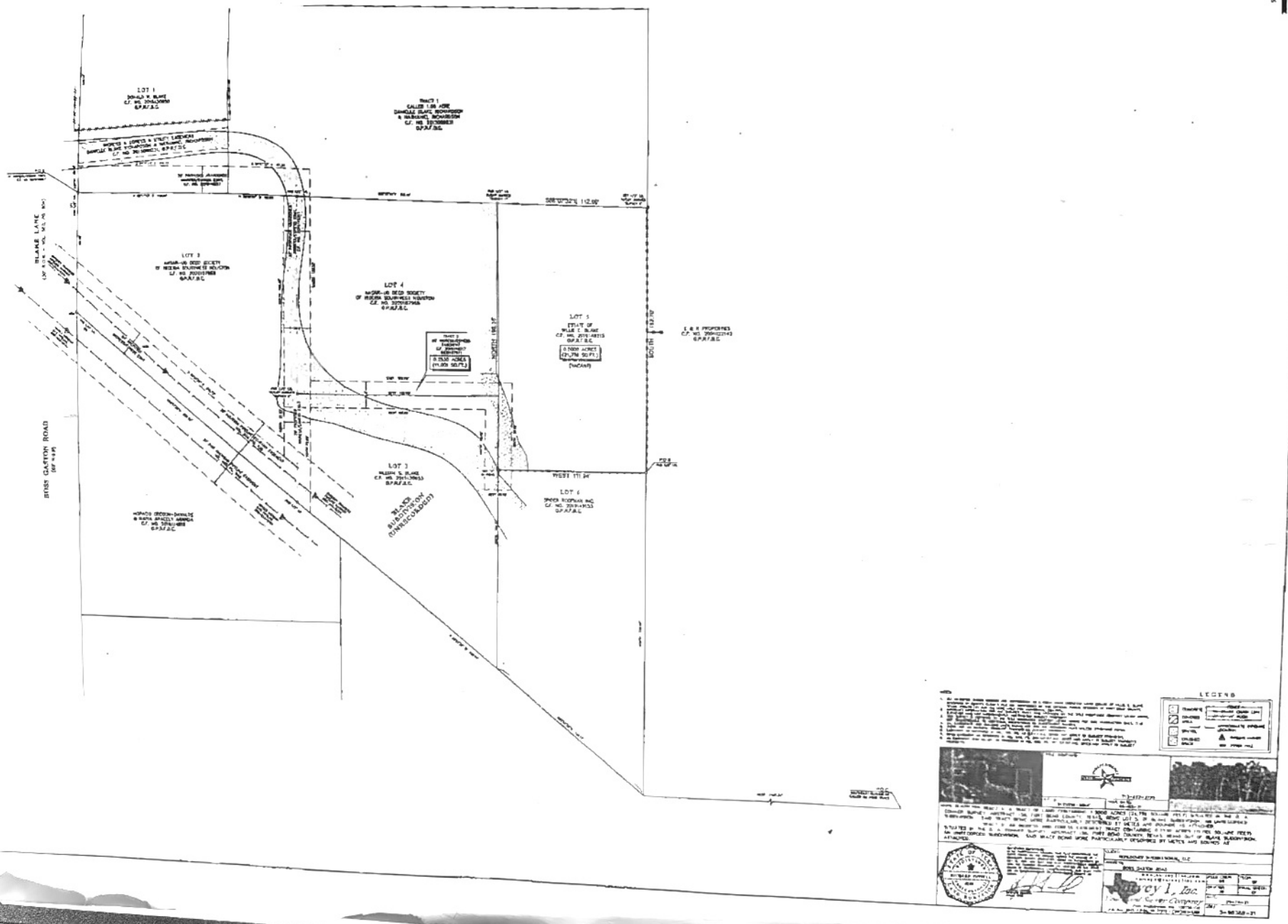
THENCE, North 50 deg. 57 min. 25 sec. West, along the south line of said 4.01 acre tract, a distance of 144.11 feet to a ½ inch iron rod with cap set for the POINT OF BEGINNING of the herein described tract;

THENCE, North 50 deg. 57 min. 25 sec. West, along the South line, a distance of 195.81 feet to a ½ inch iron rod with cap set for corner;

THENCE, North, along the common line of Lot 2 and Lot 3, a distance of 81.49 feet to a ½ inch iron rod with cap set for corner;

THENCE, East along the common line of Lot 4 and Lot 3, a distance of 152.08 feet to a ½ inch iron rod with cap set for an angle point;

THENCE, South, along the common line of Lot 5 and Lot 6 with said Lot 3, a distance of 204.83 feet to the POINT OF BEGINNING and containing 0.500 acre of land more or less.


LOT 1
LOT 2
LOT 3
LOT 4
LOT 5
LOT 6
BLAKE LANE
BISSY GASTON ROAD
WEST 111.94'
SOUTH 193.70'
0.5000 ACRE
(21,796 SQ.FT.)
(VACANT)
0.7530 ACRE
(11,809 SQ.FT.)
BLANCK SUBDIVISION
(UNRECORDED)
LEGEND

FORT BEND CO. FWSD NO.2
32259 Morton Rd
Brookshire, Texas 77423
512-552-5575
Fax 832-467-1610

Date: 04/09/2026

Noe Gomez
16516 Boss Gaston Rd
Sugarland Tx 77498

Re: Estimated Residential Tap & Inspection Fees for 16516 Boss Gaston Rd

Dear Customer,

After reviewing the field investigation, the district is providing you with estimated costs associated with the water tap and meter installations to include one (1) $^3/_4$" x 5/8" inch residential tap and meter. Below are the fees of service for the tap and meter installation:

• All Material, equipment and labor to install one (1) $^3/_4$" x 5/8" inch residential tap and meter.	$ 1,950.00
• All Material, equipment and labor to install one (1) residential sewer tap and meter.	$ 3,175.00
Tap and Meter Subtotal	**$ 5,125.00**

Following are fees associated with providing the minimum inspections required by the District's Rate Order. If additional inspections are requested or required due to failures or partial inspections, they will be billed at the rates described in the District's Rate Order.

• Customer Service Inspection	$	70.00
• Sewer Inspection	$	70.00
• Verification/Certification of Well and Septic Systems	$	50.00
Inspections Subtotal	**$**	**190.00**

The district requires a Security Deposit for each metered account.

• Customer Security Deposit (Owner)	$	150.00
• Customer Security Deposit (Renter)	$	250.00
• Application Fee	$	30.00
Security Deposit Subtotal (Owner)	**$**	**180.00**
Security Deposit Subtotal (Renter)	**$**	**280.00**
Total Fees (Owner)	**$**	**5,495.00**
Total Fees (Renter)	**$**	**5,595.00**

Please make payment to Fort Bend Co. FWSD #2. Payment should be returned to the address above with the Applications for Service and Service Agreements attached. These fees are subject to change once the actual tap and meter installation are complete. Any additional amount or credit will be adjusted to the account accordingly.

FORT BEND CO. FWSD NO.2
17495 Village Green Drive
Houston, Texas 77040
832-467-1599
Fax 832-467-1610

Payment arrangements can be made in person at the district monthly meeting or in writing. The water district board meets every Tuesday of the month, at 6:30 pm in the Four Corners Community Center and meetings are open to the public. Meeting is held inside the boundaries of the district, 15700 Old Richmond Rd Sugar Land, Texas. Please call if you plan to attend as meetings time and dates are subject to change.

The Districts Rate Order requires certain inspections to be performed prior to providing permanent water and sewer service. The inspections include (1) a Customer Service Inspection to include the inspection of all plumbing fixtures to determine cross connection control is adequate, and (2) a Sanitary Sewer Inspection, once plumbing lines are connected to the district's sewer line connection.

The above fees do not include any repairs to concrete, landscape or other improvements damaged during the tap installation. If these repairs are required, it will be at the sole cost of the applicant. Additionally, the above fees do not include any fees associated with permits, bonds, or the engineered plans required by the County for work to be performed in the County Right of Way to get water and/or wastewater service to this project. All the associated fees and/or plans will be the responsibility of the applicant.

The district completed the construction of the public water system, and it has completed construction of the sanitary sewer system. Any private system(s) must be abandoned according to the District Rate Order. Any private water well on your property must be abandoned. A licensed septic hauler must pump the septic tank out and a copy of the pumping manifest must be provided. The empty tank should either be filled with compacted clean soil or crushed in place and filled with clean soil. Improperly abandoned septic tanks can pose hazards and create undesirable situations. We will notify Fort Bend County Health Department of your abandoned septic system. Your assistance in this project is greatly appreciated. Please see **Section 2.03. Connections by District Operator** attached.

In accordance with the District's Rate Order, the installation of the water tap and the inspections cannot be performed until all the fees have been paid and the following documents requested by the District's Operator have been received:

1. Completed Application for Water Service
2. Completed Customer Service Agreement
3. Notarized Consent Agreement Form

Please feel free to contact the tap department or district at the number above should there be any questions regarding this matter.

Sincerely,

Amy Luna
512-552-5575
Inframark
Operator for the District

2019148217
ELECTRONICALLY RECORDED
Official Public Records
12/26/2019 3:05 PM

Laura Richard, County Clerk
Fort Bend County Texas
Pages: 15 Fee: $ 69.75

INGRESS AND EGRESS EASEMENT

THE STATE OF TEXAS §

COUNTY OF FORT BEND §

THIS INGRESS AND EGRESS EASEMENT ("*Agreement*") is made and entered into this 19TH day of December, 2019, by and between DONALD W. BLAKE; WILLIAM S. BLAKE; JAMES E. BLAKE; MELISSA BLAKE, Administratrix of the Estate of Willie Elton Blake, Deceased; MILLER B. BLAKE; and DANIELLE BLAKE RICHARDSON and NATHANIEL RICHARDSON (collectively called the "Parties").

RECITALS

A. DONALD W. BLAKE is the owner of the real property more particularly described on Exhibit A attached hereto and made a part hereof ("*Lot 1*").

B. DONALD W. BLAKE, WILLIAM S. BLAKE, JAMES E. BLAKE, MELISSA BLAKE, Administratrix of the Estate of Willie Elton Blake, Deceased, and MILLER B. BLAKE are the owners of the real property more particularly described on Exhibit B attached hereto and made a part hereof ("*Lot 2*").

C. WILLIAM S. BLAKE is the owner of the real property more particularly described on Exhibit C attached hereto and made a part hereof ("*Lot 3*").

D. JAMES E. BLAKE is the owner of the real property more particularly described on Exhibit D attached hereto and made a part hereof ("*Lot 4*").

E. MELISSA BLAKE, Administratrix of the Estate of Willie Elton Blake, Deceased, is the owner of the real property more particularly described on Exhibit E attached hereto and made a part hereof ("*Lot 5*").

F. MILLER B. BLAKE is the owner of the real property more particularly described on Exhibit F attached hereto and made a part hereof ("*Lot 6*").

G. DANIELLE BLAKE RICHARDSON and NATHANIEL RICHARDSON are the owners of the real property more particularly described on Exhibit G attached hereto and made a part hereof ("*Remainder of 4.01 Acres*").

H. The Parties desire, by the execution of this document, to create a shared ingress and egress easement on and across Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Remainder of 4.01 Acres for their mutual benefit., and for the benefit of subsequent owners of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Remainder of 4.01 Acres, with certain rights and obligations with respect to such easement. The location of the shared ingress and egress easement is more particularly

described on Exhibit H attached hereto and made a part hereof. The shared ingress and egress easement traverses portions of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Remainder of 4.01 Acres. An illustration of the shared ingress and egress easement is attached hereto as Exhibit I.

NOW, THEREFORE, in consideration of the mutual covenants and agreements set out herein, the parties agree as follows:

Grant and Use of Easement

1. The Parties hereby grant to each other a private, perpetual, permanent, unobstructed and nonexclusive easement over, through, on and across the land described in Exhibit H and further illustrated in Exhibit I. The easement granted herein is for the exclusive use and benefit of the Parties, and the subsequent owners of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Remainder of 4.01 Acres, and their successors, assigns, tenants and invitees.

2. The Parties and their successors in interest shall be jointly and equally responsible for costs of maintenance related to the property upon which the easement granted herein is situated.

General Provisions

1. Duration. Unless otherwise canceled and terminated, this Agreement and all easements, rights and obligations set forth herein shall be perpetual from the date hereof.

2. No Dedication. Nothing contained in this Agreement shall be deemed to be a gift or dedication of any portion of the land described in Exhibit H and further illustrated in Exhibit I to the general public or for any public use of purpose whatever.

3. Rights and Responsibilities of Successors. The easements, restrictions, benefits and obligations set out herein create mutual covenants, benefits and servitudes which run with the respective parcels of land. This Agreement shall bind and inure to the benefit of the herein named owners of record of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Remainder of 4.01 Acres, and their respective successors, assigns, tenants and invitees.

4. Paragraph Headings. The Paragraph headings herein are inserted only as a matter of convenience and for reference and in no way define, limit, or describe the scope or intent of this Agreement, nor in any way affect the terms and provisions hereof.

IN WITNESS WHEREOF, the undersigned have caused this Agreement to be entered into as of the date firs written above.

DONALD W. BLAKE

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by DONALD. W. BLAKE.

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Notary Public, State of Texas

WILLIAM S. BLAKE

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by WILLIAM S. BLAKE.

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Notary Public, State of Texas

JAMES E. BLAKE

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by JAMES E. BLAKE.

Notary Public, State of Texas

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

MELISSA BLAKE, Administrator of the
Estate of Willie Elton Blake, Deceased

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by MELISSA BLAKE, Administrator of the Estate of Willie Elton Blake, Deceased.

Notary Public, State of Texas

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Miller B. Blake
MILLER B. BLAKE

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by MILLER B. BLAKE.

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Susan B Strickland
Notary Public, State of Texas

Danielle B. Richardson
DANIELLE BLAKE RICHARDSON

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by DANIELLE BLAKE RICHARDSON.

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Susan B Strickland
Notary Public, State of Texas

NATHANIEL RICHARDSON

THE STATE OF TEXAS {}

COUNTY OF FORT BEND {}

This instrument was acknowledged before me on December 14, 2019, by NATHANIEL RICHARDSON.

SUSAN B. STRICKLAND
My Notary ID # 3726891
Expires April 22, 2021

Notary Public, State of Texas