



and all associated facilities; the right to relocate along the same general direction of said line or lines within this Easement; the right to remove from this Easement all trees and vegetation (wild or cultivated) and parts thereof (including overhang from trees and vegetation growing outside this Easement) which, in the opinion of Grantee, endanger or which may interfere with the construction, maintenance, operation, efficiency, or safety of the electric line or lines and associated facilities; and the right to exercise all other rights granted in this Easement.

All covenants of Grantor in this Easement shall be binding on Grantor's heirs and assigns, and shall be covenants running with the land described herein.

TO HAVE AND TO HOLD the above-described Easement and rights unto Grantee, its successors, and assigns, until said Easement shall be abandoned.

SIGNED this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

**BRAZORIA COUNTY, A POLITICAL  
SUBDIVISION OF THE STATE OF TEXAS**

\_\_\_\_\_  
**L.M. MATT SEBESTA, JR.  
BRAZORIA COUNTY JUDGE**





County: Brazoria County  
Project: 0.068 Acre  
Job No.: 14761

### FIELD NOTES FOR 0.068 ACRE EASEMENT

Being a 0.068 acre tract of land located within the M.C. Tobin Survey, Abstract No. 699, Brazoria County, Texas, being a portion of the Minor Plat, Brazoria County Parks Headquarters, as recorded in C.C.F.N. 2023049233 of the Official Public Records, Brazoria County, Texas (O.P.R.B.C.T.), referred to hereafter as the above referenced tract of land, said 0.068 acre tract being more particularly described by metes and bounds as follows (bearings are based on the Texas Coordinate System of 1983, (NAD83) South Central Zone, per GPS observations):

**COMMENCING** at a TxDOT concrete monument found, being on the West line of the above reference tract, same being the East R.O.W. line of State Highway 288;

**THENCE** North 67°08'14" East, over and across the above referenced tract, a distance of 331.68 feet to the **POINT OF BEGINNING** of the herein described tract of land;

**THENCE** over and across the above referenced tract the following calls:

North 87°06'01" East, a distance of 17.12 feet to a point for corner;

South 23°46'05" East, a distance of 99.46 feet to a point for corner;

North 87°06'01" East, a distance of 16.87 feet to a point for corner;

South 02°53'59" East, a distance of 37.00 feet to a point for corner;

South 87°06'01" West, a distance of 37.00 feet to a point for corner;

North 02°53'59" West, a distance of 37.00 feet to a point for corner;

North 87°06'01" East, a distance of 3.01 feet to a point for corner;

North 23°46'05" West, a distance of 99.46 feet to the **POINT OF BEGINNING** of the herein described tract of and containing 0.068 acre of land, more or less.

The field notes of the herein described tract of land, have been prepared along with a survey plat of the subject tract.

  
02/27/2024  
Darrel Heidrich  
Registered Professional Land Surveyor  
Texas Registration No. 5378



**Exhibit**

**A**

J:\14000s\14700s\14761\ENGINEERING-SURVEY\SURVEY\DRAFT\TX-NMX Esmt\Rev 1\14761 TXNM Esmt Rev 1.docx

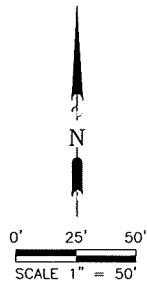
4005 Technology Drive, Suite 1530, Angleton, Texas 77515 • Phone: (979) 849-6681  
Texas Firm Registration No. 10052500

**BRAZORIA COUNTY, TEXAS**

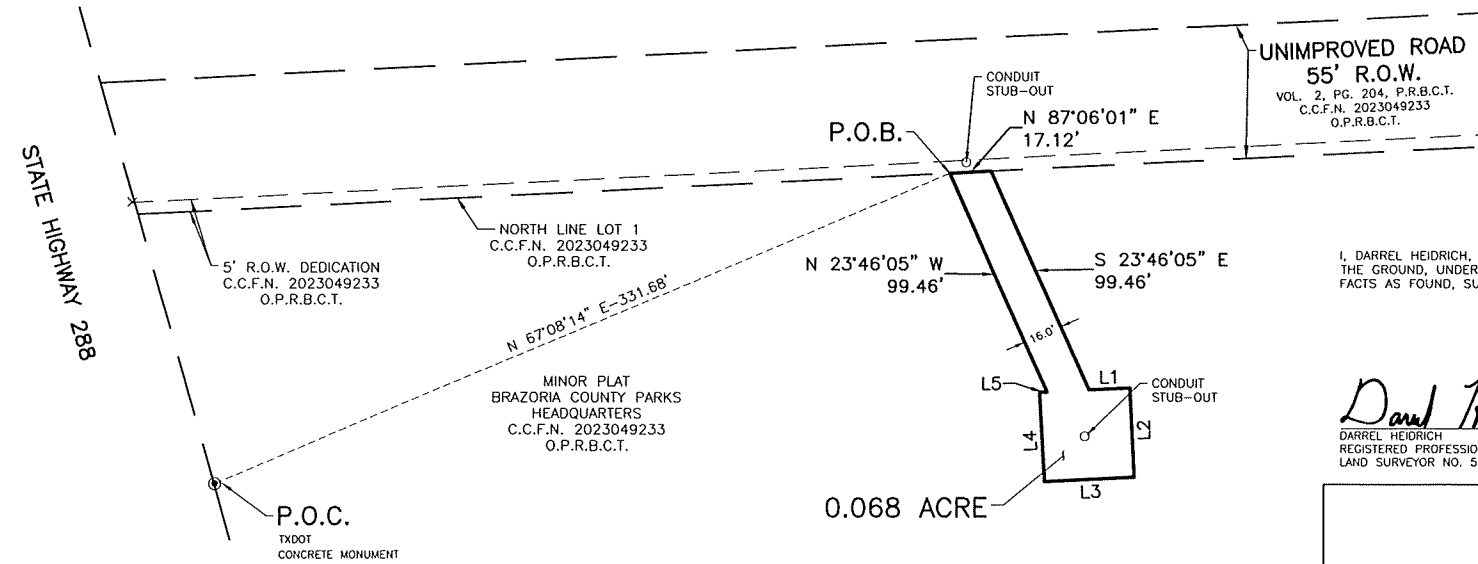
M.C. TOBIN SURVEY  
ABSTRACT NO. 699



VICINITY MAP



J:\140055\147055\14751\ENGINEERING-SURVEY\SURVEY\URDRAFT\TX-NEW MEX ESMT REV 1\14761.TX NEW MEX ESMT REV 1.DWG PLOT DATE:2/27/2024 Dheidrich



UNIMPROVED ROAD  
55' R.O.W.  
VOL. 2, PG. 204, P.R.B.C.T.  
C.C.F.N. 2023049233  
O.P.R.B.C.T.

I, DARREL HEIDRICH, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, UNDER MY SUPERVISION AND CORRECTLY REPRESENTS THE FACTS AS FOUND, SURVEYED ON FEBRUARY 6, 2024

*Darrel Heidrich* 02/27/2024  
DARREL HEIDRICH  
REGISTERED PROFESSIONAL LAND SURVEYOR  
LAND SURVEYOR NO. 5378



**0.068 ACRE EASEMENT**

BEING A PORTION OF  
THE MINOR PLAT  
BRAZORIA COUNTY PARKS  
HEADQUARTERS  
C.C.F.N. 2023049233, O.P.R.B.C.T.

M.C. TOBIN SURVEY  
ABSTRACT NO. 699  
BRAZORIA COUNTY, TEXAS

- SURVEYORS NOTES**
1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE WITH REGARD TO ANY RECORDED EASEMENTS, RIGHTS-OF-WAYS, SETBACKS, RESTRICTIONS OR OTHER ENCUMBRANCES AFFECTING THE SURVEYED PROPERTY. NO ADDITIONAL RESEARCH WAS PERFORMED BY THE SURVEYOR, ANY OF THESE ITEMS MAY EXIST THAT ARE NOT SHOWN HEREON.
  2. ALL BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS COORDINATE SYSTEM OF 1983, (NAD83) SOUTH CENTRAL ZONE, PER GPS OBSERVATIONS.
  3. THIS SURVEY PLAT HAS BEEN PREPARED ALONG WITH A METES & BOUNDS DESCRIPTION OF SUBJECT TRACT.

- LEGEND**
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BRAZORIA COUNTY, TEXAS
  - D.R.B.C.T. = DEED RECORDS BRAZORIA COUNTY, TEXAS
  - P.R.B.C.T. = PLAT RECORDS BRAZORIA COUNTY, TEXAS
  - C.C.F.N. = COUNTY CLERK'S FILE NUMBER
  - VOL, PG. = VOLUME, PAGE
  - P.O.B. = POINT OF BEGINNING
  - P.O.C. = POINT OF COMMENCEMENT

Line No.	Direction	Length
L1	N87°06'01"E	16.87'
L2	S02°53'59"E	37.00'
L3	S87°06'01"W	37.00'
L4	N02°53'59"W	37.00'
L5	N87°06'01"E	3.01'

REVISION TABLE		
REV. NO. 1	DATE: 02/27/2024	REVISED ESMT CONFIGURATION

**Baker & Lawson Inc.**  
4005 Technology Dr., Suite 1530  
Angleton, TX 77515  
Phone # 979-849-6661  
www.bakerlawson.com  
Licensed Surveying Firm No. 10052500

DRAWING NO.: 14761 TX NEW MEX ESMT REV 1	DRAWN BY: DH	CKED BY: AH
JOB NO.: 14761	SCALE: 1" = 50'	DATE: 2/27/2024
		REV. NO. 1

**Exhibit  
B**