

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
1	202.27	563.73	203°38'28"	201.18	N101°14'03"W
2	122.47	50.00	140°20'25"	94.07	S01°38'01"E
3	125.32	50.00	143°38'27"	95.00	S00°00'00"E
4	125.32	50.00	143°38'27"	95.00	S00°00'00"E

METES AND BOUNDS DESCRIPTION
OF A
2.0594 ACRE TRACT
SECTION 12, H.T. & B. R.R. CO. SURVEY
ABSTRACT NO. 508
BRAZORIA COUNTY, TEXAS

A PARCEL OF LAND CONTAINING 2.0594 ACRES (89,709 SQUARE FEET) MORE OR LESS, BEING LOTS 7, 8, 9, 10, 17, 18, 25, 26, AND 27, BLOCK 4, AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE, AS RECORDED IN VOLUME 23, PAGE 301 AND 302, PLAT RECORDS, BRAZORIA COUNTY, TEXAS, SAID 2.0594 ACRE TRACT BEING SITUATED IN SECTION 12, H.T. & B. R.R. CO. SURVEY, ABSTRACT NO. 508, IN BRAZORIA COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A FOUND 5/8 INCH IRON ROD IN THE WEST LINE OF CURLEY MAPLE DRIVE, 50 FOOT RIGHT-OF-WAY, SAME BEING IN A NORTHERLY LINE OF A REMAINDER PORTION OF THAT CERTAIN 26.9655 ACRE TRACT, CONVEYED FROM FLYMA W. THOMPSON, TRUSTEE ET AL TO CHASE LODGE CORPORATION, AS RECORDED IN FILE NO. 00-033265, OFFICIAL RECORDS, BRAZORIA COUNTY, TEXAS, FOR AN INTERIOR CORNER IN THE SOUTH LINE OF SAID AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE, SAME BEING THE SOUTHEAST CORNER OF LOT 30, OF SAID BLOCK 4;

THENCE, WEST, WITH THE SAID NORTHERLY LINE OF A REMAINDER PORTION OF THE 26.9655 ACRE CHASE LODGE CORPORATION TRACT, SAME BEING THE SAID SOUTH LINE OF AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE, AND THE SOUTH LINE OF LOTS 30, 28, AND 26, OF SAID BLOCK 4, A DISTANCE OF 263.76 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE SOUTHWEST CORNER OF SAID LOT 28, SAME BEING THE SOUTHEAST CORNER OF SAID LOT 27, AND THE POINT OF BEGINNING;

THENCE, WEST, WITH THE SAID SOUTH LINE OF AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE, AND THE SOUTH LINE OF SAID LOT 27, A DISTANCE OF 97.91 FEET TO A FOUND 5/8 INCH IRON ROD, IN THE EAST LINE OF VETERANS ROAD, RIGHT-OF-WAY VARIES, FOR THE SOUTHWEST CORNER OF SAID LOT 27, AND THE SOUTHWEST CORNER OF SAID BLOCK 4, SAME BEING THE SOUTHEAST CORNER OF THAT CERTAIN 0.4292 ACRE TRACT, DEDICATED FOR RIGHT-OF-WAY PURPOSES, AS SHOWN ON SAID AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE;

THENCE, WITH THE SAID EAST LINE OF VETERANS ROAD, AND THE EAST LINE OF THE SAID 0.4292 ACRE TRACT, SAME BEING THE WEST LINE OF SAID BLOCK 4, THE FOLLOWING (2) TWO COURSES AND DISTANCES:

1. N 00° 00' 04" W, AT A DISTANCE OF 270.00 FEET, PASS A FOUND 5/8 INCH IRON ROD, FOR THE SOUTHWEST CORNER OF SAID LOT 25, AT A DISTANCE OF 540.00 FEET, PASS A FOUND 5/8 INCH IRON ROD, FOR THE SOUTHWEST CORNER OF SAID LOT 18, AND A TOTAL DISTANCE OF 512.01 FEET TO A FOUND 5/8 INCH IRON ROD, FOR A POINT OF CURVATURE, AND
2. A DISTANCE OF 202.27 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 563.73 FEET, A CENTRAL ANGLE OF 20° 39' 28", AND A CHORD WHICH BEARS, N 10° 14' 03" W, A DISTANCE OF 201.18 FEET TO A FOUND 5/8 INCH IRON ROD, IN A SOUTHERLY LINE OF A REMAINDER PORTION OF THAT CERTAIN 30.00 ACRE TRACT, CONVEYED FROM FLYMA W. THOMPSON, TRUSTEE, ET AL TO CHASE LODGE CORPORATION, AS RECORDED IN FILE NO. 00-010105, OFFICIAL RECORDS, BRAZORIA COUNTY, TEXAS, FOR THE NORTHEAST CORNER OF THE SAID 0.4292 ACRE TRACT, SAME BEING THE NORTHEAST CORNER OF SAID LOT 7, AND THE NORTHEAST CORNER OF SAID BLOCK 4;

THENCE, EAST, WITH THE SAID SOUTH LINE OF A REMAINDER PORTION OF THE 30.00 ACRE CHASE LODGE CORPORATION TRACT, SAME BEING THE SAID NORTHERLY LINE OF AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE, AND THE NORTH LINE OF SAID LOT 7, A DISTANCE OF 125.08 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 6, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 7;

THENCE, S 21° 27' 49" E, WITH THE WEST LINE OF SAID LOT 6, SAME BEING THE EAST LINE OF SAID LOT 7, A DISTANCE OF 95.08 FEET TO A FOUND 5/8 INCH IRON ROD, IN THE WEST LINE OF PINE MILL COURT, 50 FOOT RADIUS CURVE, 140° 20' 25", AND A CHORD WHICH BEARS, S 01° 38' 01" E, A DISTANCE OF 94.07 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 10, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 9;

THENCE, WITH THE SAID WEST LINE OF PINE MILL COURT, SAME BEING THE EAST LINE OF SAID LOTS 7, 8, AND 9, A DISTANCE OF 122.47 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 140° 20' 25", AND A CHORD WHICH BEARS, S 01° 38' 01" E, A DISTANCE OF 94.07 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 10, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 9;

THENCE, S 18° 11' 46" W, WITH THE WEST LINE OF SAID LOT 10, SAME BEING THE EAST LINE OF SAID LOT 9, A DISTANCE OF 92.11 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 15, OF SAID BLOCK 1, SAME BEING THE NORTHEAST CORNER OF SAID LOT 16, ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 10, AND ALSO BEING THE SOUTHEAST CORNER OF SAID LOT 9;

THENCE, S 18° 11' 46" E, WITH THE WEST LINE OF SAID LOT 15, SAME BEING THE EAST LINE OF SAID LOT 16, A DISTANCE OF 122.47 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 143° 35' 27", AND A CHORD WHICH BEARS, S 00° 00' 00" E, A DISTANCE OF 95.00 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 16, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 15;

THENCE, WITH THE SAID WEST LINE OF W. CEDAR TRAIL, SAME BEING THE EAST LINE OF SAID LOTS 16, 17, AND 18, A DISTANCE OF 125.32 FEET, ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 143° 35' 27", AND A CHORD WHICH BEARS, S 00° 00' 00" E, A DISTANCE OF 95.00 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 16, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 15;

THENCE, S 18° 11' 46" W, WITH THE WEST LINE OF SAID LOT 18, SAME BEING THE EAST LINE OF SAID LOT 17, A DISTANCE OF 92.11 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 24, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 25, ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 18, AND ALSO BEING THE SOUTHEAST CORNER OF SAID LOT 15;

THENCE, S 18° 11' 46" E, WITH THE WEST LINE OF SAID LOT 24, SAME BEING THE EAST LINE OF SAID LOT 25, A DISTANCE OF 92.11 FEET TO A FOUND 5/8 INCH IRON ROD, IN THE WEST LINE OF W. CEDAR TRAIL COURT, 50 FOOT RADIUS CURVE, 140° 20' 25", AND A CHORD WHICH BEARS, S 00° 00' 00" E, A DISTANCE OF 95.00 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF LOT 16, OF SAID BLOCK 4, SAME BEING THE NORTHEAST CORNER OF SAID LOT 15;

THENCE, WITH THE SAID WEST LINE OF W. CEDAR TRAIL, SAME BEING THE EAST LINE OF SAID LOTS 25, 26, AND 27, A DISTANCE OF 125.32 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 143° 35' 27", AND A CHORD WHICH BEARS, S 00° 00' 00" E, A DISTANCE OF 95.00 FEET, TO A FOUND 5/8 INCH IRON ROD, FOR THE NORTHEAST CORNER OF SAID LOT 28, SAME BEING THE NORTHEAST CORNER OF SAID LOT 27;

THENCE, S 18° 11' 46" W, WITH THE WEST LINE OF SAID LOT 28, SAME BEING THE EAST LINE OF SAID LOT 27, A DISTANCE OF 92.11 FEET, TO THE POINT OF BEGINNING AND CONTAINING 2.0594 ACRES (89,709 SQUARE FEET) OF LAND MORE OR LESS.

I, CLIFTON SEWARD, DO HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION ON THE GROUND IN ACCORDANCE WITH THE INFORMATION PROVIDED ME AND CORRECTLY REPRESENTS THE FACTS AS FOUND AT THE TIME OF SURVEY AND IS TRUE AND CORRECT, AND THAT ALL PERIMETER MONUMENTS HAVE BEEN MARKED WITH 5/8" IRON RODS OR AS NOTED AND ALL BLOCK CORNERS AND ANGLE POINTS, AND POINTS OF CURVATURE WILL BE PROPERLY MARKED WITH 5/8" IRON RODS.



Clifton Seward 08/08/05
CLIFTON SEWARD, R.P.L.S., 4337

THE STATE OF TEXAS
COUNTY OF BRAZORIA

WE, CHASE LODGE CORPORATION, OWNERS OF THE PROPERTY AS SHOWN ON THE FOREGOING MAP OF AMENDING PLAT NO. 2 OF THE AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE IN PEARLAND, TEXAS, DO HEREBY MAKE SUBDIVISION OF SAID PROPERTY ACCORDING TO THE LINES, STREETS, ALLEYS, PARKS, AND EASEMENTS THEREON SHOWN AND DESIGNATE SAID SUBDIVISION AS PEARLAND FARMS, SECTION ONE SAME BEING OUT OF THE H.T. & B.R.R. CO. SURVEY, SECTION 12, ABSTRACT NO. 508, LOCATED IN THE CITY OF PEARLAND, BRAZORIA COUNTY, TEXAS, AND DO HEREBY DEDICATE TO THE PUBLIC USE, AS SUCH, ALL OF THE STREETS, ALLEYS, PARKS, AND EASEMENTS SHOWN THEREON FOREVER AND DO HEREBY WAIVE ANY CLAIM FOR DAMAGES OCCASIONED BY THE ESTABLISHING OF GRADES AS APPROVED FOR THE STREETS AND ALLEYS DEDICATED OR OCCASIONED BY THE ALTERATION OF GRADES, AND DO HEREBY BIND OURSELVES AND SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

THIS IS TO CERTIFY THAT THE OWNERS OF THE PROPERTY SUBDIVIDED AS SHOWN UPON THE FOREGOING MAP OF AMENDING PLAT NO. 2 OF THE AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE HAVE COMPLIED OR WILL COMPLY WITH ALL RULES AND REGULATIONS OF THE CITY OF PEARLAND.

WE, HEREBY, COVENANT AND AGREE WITH THE CITY OF PEARLAND AND/OR ANY PROPERTY OWNER THAT BUILDING LINES SHOWN ON THIS PLAT ARE HEREBY ESTABLISHED AS SHOWN.

WITNESS OUR HAND IN THE CITY OF PEARLAND, TEXAS, THIS 5th DAY OF August, 2005.

BY: *Dwain Evans*
DWAIN EVANS, VICE-PRESIDENT
ATTEST: *Barbara Evans*
BARBARA EVANS, SECRETARY

THE STATE OF TEXAS
COUNTY OF BRAZORIA

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED DWAIN EVANS AND BARBARA EVANS KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 09 DAY OF August, 2005.



NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 01/30/08

CERTIFICATE OF CITY PLANNING COMMISSION

THIS IS TO CERTIFY THAT THE CITY PLANNING COMMISSION OF THE CITY OF PEARLAND, TEXAS HAS APPROVED THIS PLAT OF AMENDING PLAT NO. 2 OF THE AMENDING PLAT NO. 1 OF PEARLAND FARMS, SECTION ONE IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND ORDINANCES OF THE CITY OF PEARLAND AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAT THIS 09 DAY OF August, 2005.

Ruby Sanders
RUBY SANDERS, CHAIRPERSON
David Ransom
DAVID RANSOM, COMMISSIONER
Joe McMoner
JOE MCMONER, COMMISSIONER
Neil West
NEIL WEST, COMMISSIONER
Peter Dumont
PETER DUMONT, COMMISSIONER

SHERRY GREINER, COMMISSIONER

APPROVED FOR THE CITY OF PEARLAND, TEXAS, THIS 09 DAY OF August, 2005.

Darin Coker
DARRIN COCKER
CITY ATTORNEY
Doug Knepper
DOUG KNEPPER, JR.
CITY ENGINEER

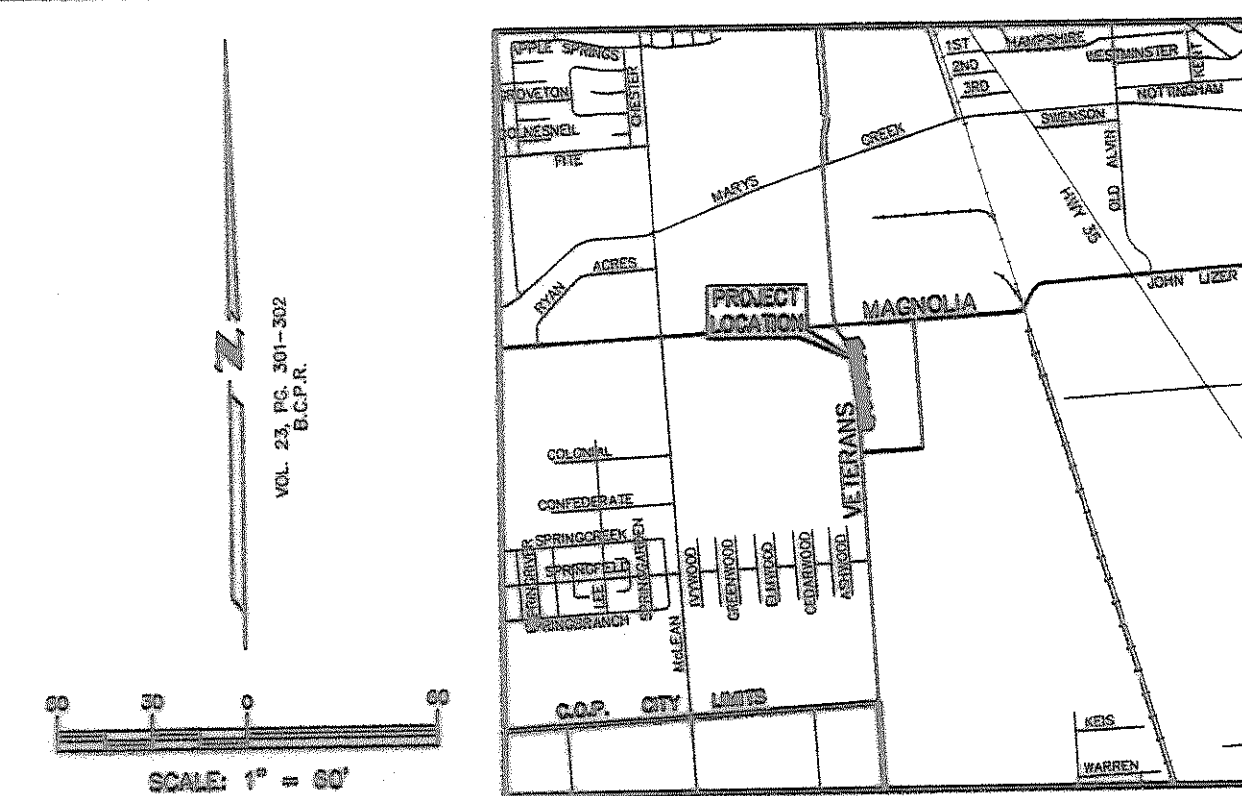
THE STATE OF TEXAS
COUNTY OF BRAZORIA

I, JOYCE HUDMAN, COUNTY CLERK OF BRAZORIA COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS DULY RECORDED ON 08/23/2005 AT 02:00 O'CLOCK IN VOLUME 23, PAGE 301-302, OF THE BRAZORIA COUNTY PLAT RECORDS.

WITNESS MY HAND AND SEAL OF OFFICE, BRAZORIA COUNTY, TEXAS, AND DAY AND DATE LAST WRITTEN ABOVE.

DEPUTY

COUNTY CLERK OF BRAZORIA COUNTY, TEXAS



VICINITY MAP
SCALE: 1" = 1/2 MI.

FLOOD STATEMENT:

FLOOD STATEMENT, I HAVE EXAMINED THE FEDERAL INSURANCE ADMINISTRATION'S FLOOD MAP FOR BRAZORIA COUNTY, TEXAS AND INCORPORATED AREAS, COMMUNITY NO. 480077 MAP REVISED, SEPTEMBER 22, 1995, AND THAT MAP INDICATES THAT THIS TRACT IS WITHIN ZONE "X" SHADED AREAS OF THE 500 YEAR FLOOD PLAIN SHOWN ON PANEL C0046J OF SAID MAP. THIS DETERMINATION HAS BEEN MADE BY SCALING THE PROPERTY ON THE ABOVE REFERENCED MAP AND IS NOT THE RESULT OF AN ELEVATION SURVEY. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

BENCHMARK ELEV. 47.07

BRASS CAP SET IN CONCRETE ON THE EAST SIDE OF CURLEY MAPLE DRIVE 18 FEET SOUTHEAST CENTERLINE INTERSECTION WITH W. TIMBER CUT COURT, 2.1 FEET NORTHWESTERLY FROM THE NORTHEAST CORNER OF A STORM SEWER INLET, AND 1.5 FEET EAST OF THE BACK OF CURB. BRASS CAP IS STAMPED ELEV 47.07 1976 ADJ RPLS NO 4337.

BENCHMARK ELEV. 46.27

BRASS CAP SET IN CONCRETE ON THE WEST SIDE OF HOLLY DRIVE, 16.2 FEET SOUTH OF THE CENTERLINE INTERSECTION WITH E. TIMBER CUT COURT, 3.7 FEET NORTHEAST FROM THE NORTHWEST CORNER OF A STORM SEWER INLET AND 0.6 FEET WEST OF THE BACK OF CURB. BRASS CAP IS STAMPED ELEV 46.27 1976 ADJ RPLS NO 4337.

NOTES:

1. B.L. INDICATES "BUILDING LINE".
2. U.E. INDICATES "UTILITY EASEMENT".
3. W.S.E. INDICATES "WATER & SEWER EASEMENT".
4. P.B.M. INDICATES "PERMANENT BENCHMARK".
5. PERMANENT STRUCTURES, INCLUDING FENCES, SHALL NOT BE ERECTED IN OR ACROSS THE DRAINAGE EASEMENT WHICH WILL INHIBIT FREE FLOW OF WATER IN DITCHES OR ACCESS TO THE EASEMENT BY DRAINAGE DEVICES OR EQUIPMENT. FENCES ON ON SIDE LOT LINES ARE EXCEPTED.
6. D.E. INDICATES "DRAINAGE EASEMENT".
7. B.C.D.R. INDICATES "BRAZORIA COUNTY DEED RECORDS".
8. B.C.P.R. INDICATES "BRAZORIA COUNTY PLAT RECORDS".
9. THERE ARE NO PIPELINES ON THE TRACT UNLESS OTHERWISE NOTED.
10. DRAINAGE EASEMENTS MAY BE USED BY ANY GOVERNMENTAL BODY FOR PURPOSES OF DRAINAGE WORK, PROVIDED THE DISTRICT IS PROPERLY NOTIFIED.
11. E.E. INDICATES "ELECTRIC EASEMENT".
12. A TREE DISPOSITION PLAN MUST BE SUBMITTED AND APPROVED AT THE TIME BUILDING PERMITS ARE REQUESTED FOR EACH LOT.
13. ALL SIDE LOT LINES ARE THE CENTERLINE OF 8' D.E. TO EACH ADJACENT LOT PERTAINING TO THE COMMON LOT LINES BETWEEN LOTS 7&9, 16&18, 25&27, BLOCK 4, ALL OTHERS TO BE RETAINED PER VOL. 23, PG. 30, B.C.P.R.
14. NO LOTS ARE ALLOWED DIRECT ACCESS TO VETERANS ROAD PER VOL. 23, PG. 301-302 B.C.P.R.
15. PROPERTY IS ZONED R-2 AT TIME OF THIS PLAT APPROVAL.
16. THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE PLAT OF AMENDING PLAT NO. 1 OF PEARLAND FARMS SECTION ONE, AS RECORDED IN VOLUME 23, PAGE 301-302, PLAT RECORDS, BRAZORIA COUNTY, TEXAS.
17. THERE ARE 22 EXISTING STREET LIGHTS ON THIS SUBDIVISION AND WILL REMAIN IN THEIR CURRENT LOCATION.
18. A 6' SIDEWALK WILL BE REQUIRED ALONG VETERANS ROAD AT THE TIME OF DEVELOPMENT.

REASON FOR AMENDING PLAT, TO REMOVE LOT LINES, 5' ELECTRICAL ESMT., AND 6' DRAINAGE ESMT. ON LOTS 8, 17, AND 26, BLOCK 4, TO INCREASE THE SQUARE FOOTAGE OF LOTS 7, 9, 16, 18, 25, AND 27, BLOCK 4.

AMENDING PLAT NO. 2
OF
2.0594 ACRES
OUT OF THE
AMENDING PLAT NO. 1
PEARLAND FARMS
SECTION ONE
VOL. 23, PG. 301-302
B.C.P.R.

H.T. & B. R.R. CO. SURVEY
ABSTRACT NO. 508
CITY OF PEARLAND, BRAZORIA COUNTY, TEXAS
6 LOTS 1 BLOCK
AUGUST 8, 2005

OWNER:
CHASE LODGE CORPORATION
DWAIN EVANS
4615 SOUTHWEST FREEWAY, SUITE 11025
HOUSTON, TEXAS 77027
(713) 993-0733; FAX (713) 993-0416

ENGINEER:
LENTZ ENGINEERING, L.C.
AL LENTZ, P.E., R.P.L.S.
4710 BELLAIRE BLVD. SUITE 250
BELLAIRE, TEXAS 77401
(713) 639-8800; FAX (713) 639-9020

SURVEYOR:
CIVIL-SURV LAND SURVEYING, L.C.
CLIF SEWARD, R.P.L.S.
4710 BELLAIRE BLVD. SUITE 250
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(713) 639-9181; FAX (713) 639-9020

Pearland Farms Sect 1
Amending #2

