

**RAILROAD COMMISSION OF TEXAS  
HEARINGS DIVISION**

**OIL & GAS DOCKET NO. 03-0284497**

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**APPLICATION OF CRESCENT LHTX2012, LLC FOR APPROVAL OF A PROPOSED QUALIFIED SUBDIVISION PURSUANT TO STATEWIDE RULE 76 FOR A 400.85 ACRE TRACT IN THE VICTOR BLANCO SURVEY, A-2, HARRIS COUNTY, TEXAS.**

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**FINAL ORDER**

The Commission finds that after statutory notice the captioned proceeding was heard by the examiners on January 23, 2014. The proceeding having been duly submitted to the Railroad Commission of Texas at conference held in its offices in Austin, Texas, the Commission makes the following Findings of Fact and Conclusions of Law.

**FINDINGS OF FACT**

1. At least ten days notice was given to the applicant and owners of possessory mineral interests and mineral lessors in the proposed qualified subdivision. Notice of Hearing was published in The Baytown Sun, a newspaper of general circulation in Harris County, for four consecutive weeks, on December 22, 2013, December 29, 2013, January 5, 2014 and January 12, 2014.
2. Crescent LHTX2012, LLC (hereinafter "Crescent") own all of the surface acreage in the proposed qualified subdivision and thus all of the surface ownership in the proposed qualified subdivision is represented in this hearing.
3. The proposed qualified subdivision is located in Harris County, a county having a population in excess of 400,000 (4,250,000 per US Census Bureau).
4. The proposed qualified subdivision is being subdivided in a manner authorized by law by the surface owner for residential use, pursuant to ordinances relating to zoning, platting, and subdivisions.
5. The proposed qualified subdivision contains 400.85 acres in the Victor Blanco Survey, A-2, including two four acre operations sites and one 5.6 acre operations site, for a total of 13.6 acres. The operations sites have access to an east-west thoroughfare to the south. The operations sites may be used by possessory mineral interest owners to explore for and produce minerals. The operations sites are located within the proposed qualified subdivision and designated on the qualified subdivision plat which is attached as Exhibit I. A metes and bounds description for the 400.85-acre qualified subdivision is set forth in Exhibit II. Metes

and bounds descriptions for the two 4 acre operations sites are set forth as Exhibit III and a metes and bounds description for the 5.6 acre operations site is set forth as Exhibit IV. Metes and bounds descriptions of the two access easements are set forth as Exhibit V.

6. The proposed qualified subdivision plat contains provision for road and pipeline easements to allow use of the operations site within the proposed qualified subdivision.
7. There has been no mineral development within the boundaries of the proposed qualified subdivision. Only a single well has been drilled within the boundaries of the proposed qualified subdivision, drilled to a depth of 8,721 feet and plugged as a dry hole in 1980. Within the 2.5 mile radius of review from the subdivision boundary, there has been mineral development on the flanks of the Humble Salt Dome to the northwest of the qualified subdivision. Eighty-one wells have been drilled in fifteen fields, these being the Alco-Mag (7800), Alco-Mag (8000), Alco-Mag (8125), Alco-Mag (Cook Mt. 2 8900), Alco-Mag (Seg A Cook Mtn. 1 8700), Alco-Mag (Seg B Cook Mtn. 1 8700), Alco-Mag (Stringer 8550), Alco-Mag (Yegua 3<sup>rd</sup> A 8300), Alco-Mag (Yegua (A-1), Alco-Mag (Yegua -G- 8400), Alco-Mag (Yegua, 3<sup>rd</sup> -B-), Alco-Mag, West (8900), Alco-Mag, West (Yegua), Deusson Estate (Cook Mntn 2) and Lake Houston (Cockfield) Fields. Crescent presented expert testimony that any field extensions that may be found to underlie the proposed qualified subdivision in the future can be reached by directional drilling from the proposed pad site. The operations site has road access and a pipeline easement as required by the rule.
8. The proposed operations site and pipeline and road easements are adequate to ensure that any mineral resources under the proposed qualified subdivision may be fully and effectively exploited.
9. Applicants have waived the issuance of an examiner's proposal for decision in this docket.
10. All parties have agreed on the record that, pursuant to the provisions of Texas Government Code §2001.144(a)(4), this Final Order shall be effective on the date a Master Order relating to this Final Order is signed.

### **CONCLUSIONS OF LAW**

1. Proper notice of hearing was timely issued to appropriate persons entitled to notice.
2. All things necessary to the Commission attaining jurisdiction have occurred.
3. The application of Crescent LHTX2012, LLC for Commission approval of their proposed qualified subdivision meets the requirements of Texas Natural Resources Code, Chapter 92, and Statewide Rule 76 [16 TEX. ADMIN. CODE §3.76].

4. Pursuant to §2001.144(a)(4) of the Texas Government Code, and the consent of the applicants, this Final Order is effective when a Master Order relating to this Final Order is signed on April 8, 2014.

**IT IS THEREFORE ORDERED** that the application of Crescent LHTX2012, LLC for approval of a qualified subdivision containing 400.85 acres of land in the Victor Blanco Survey, A-2, in Harris County, Texas, more particularly described by the metes and bounds descriptions in field notes and plats attached hereto and incorporated herein for all purposes, is hereby **APPROVED**.

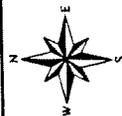
It is further **ORDERED** that this Final Order is effective on April 8, 2014 when the Master Order relating to this Final Order is signed.

All pending motions and requests for relief not previously granted or granted herein are denied.

Done this 8th day of April, 2014, in Austin, Texas.

**RAILROAD COMMISSION OF TEXAS**

**(Order approved and signatures affixed by  
Hearings Division Unprotected Master Order dated  
April 8, 2014)**



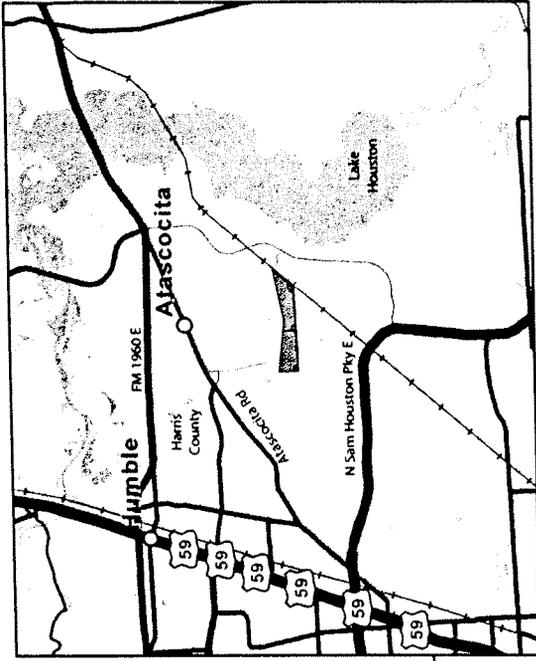
**EXHIBIT I**  
**Oil & Gas Docket No. 03-0284497**

Jodland Hills Dr

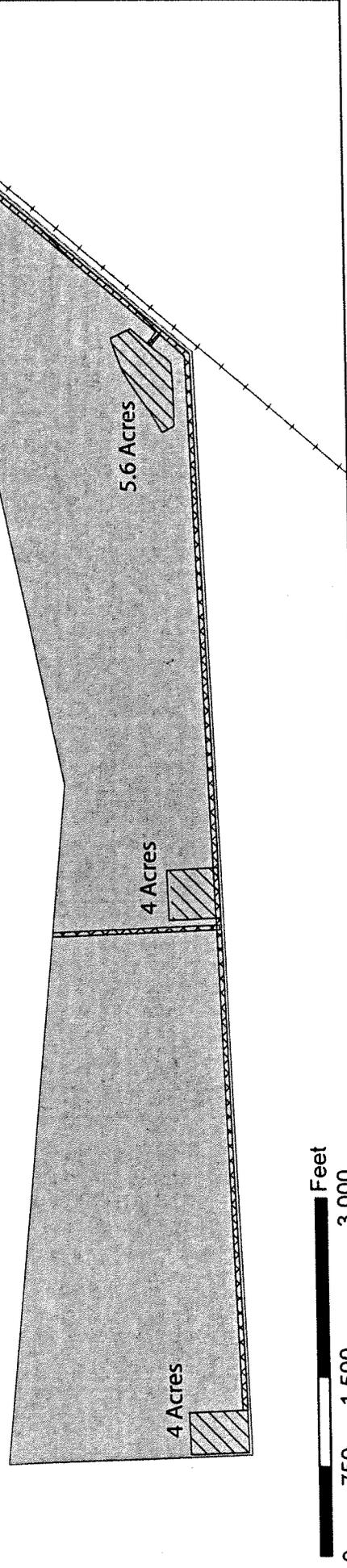
WT Charles A-218  
E Ruhl A-657

Victor Blanco A-2

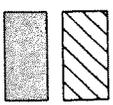
D Harris A-26



Winding Canyon Dr



**Legend**

-  Proposed Qualified Subdivision
-  Operations Sites
-  40' Wide Access and Pipeline Easement

CRESCENT LHTX2012, LLC

Exhibit No.: 1  
Docket No.: 03-0284497  
Date: 1/23/2014

**CRESCENT LHTX2012, LLC**

**Proposed Qualified Subdivision**  
Pursuant to Railroad Commission Statewide Rule 76  
For A  
**400.85 Acre Tract**  
In The  
**Victor Blanco Survey, Abstract No. 2**  
Harris County, Texas

**EXHIBIT II**  
**Oil & Gas Docket No. 03-0284497**

LAKE HOUSTON  
400.85 ACRES

APRIL 08, 2013  
JOB NO.1881-00

DESCRIPTION OF A 400.85 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 400.85 acre tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982 and all of Harris County Municipal Utility District (HCMUD) No. 505 Directors Lot 1 recorded under H.C.C.F. No. 20080277717, Directors Lot 2 recorded under H.C.C.F. No. 2008027720, Directors Lot 3 recorded under H.C.C.F. No. 2008027721, Directors Lot 4 recorded under H.C.C.F. No. 2008027722 and Directors Lot 5 recorded under H.C.C.F. No. 20080277719 and all of HCMUD No. 504 Directors Lot 1 recorded under H.C.C.F. No. 20080263965, Directors Lot 2 recorded under H.C.C.F. No. 20080263969, Directors Lot 3 recorded under H.C.C.F. No. 20080263967, Directors Lot 4 recorded under H.C.C.F. No. 20080263966 and Directors Lot 5 recorded under H.C.C.F. No. 20080263968, said 400.85 acre tract of land described by metes and bounds as follows:

**BEGINNING** at a 1/2-inch iron pipe with cap stamped "Brown & Gay" found for the southeast corner of said 866.00 acre tract same being the south corner of said HCMUD No. 504 Directors Lot 1 and lying on the northwest right-of-way line of a 100 foot wide railroad right-of-way as recorded under Vol. 194, Pg 58 of the H.C.D.R.

**THENCE**, along and with the south line of said 866.0 acre tract and the south line of said HCMUD No. 505 Directors Lot 5, Directors Lot 4, Directors Lot 3, Directors Lot 2 and Directors Lot 1 the following courses and distances:

S 87° 47' 37" W, a distance of 1,167.20 feet along and with the north line of a called 211.0505 acre tract recorded under H.C.C.F. No. Y326127 to a Concrete Monument found for corner;

S 87° 45' 45" W, a distance of 3,659.67 feet continuing along and with the north line of said 211.0505 acre tract to a concrete monument found for the northwest corner of said 211.0505 acre tract same being the northeast corner of a called 369.424 acre tract recorded under H.C.C.F. No. Y590680;

S 87° 45' 04" W, a distance of 4,501.37 feet along and with the north line of said 369.424 acre tract to a 1-inch iron pipe found for the common southwest corner of said HCMUD No. 505 Directors Lot 1 and the herein described tract same being the southeast corner of a called 600.2414 acre tract as recorded under H.C.C.F. No. B871934;

**THENCE**, N 02° 18' 23" W, a distance of 2,125.99 feet along and with the west line of said HCMUD No. 505 Directors Lot 1 and the west line of said 866.0 acre tract same being the east line of said 600.2414 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northwest corner of the herein described tract;

**THENCE**, S 84° 11' 09" E, a distance of 5,746.17 feet over and across said 866.0 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for an angle point;

LAKE HOUSTON  
400.85 ACRES

APRIL 08, 2013  
JOB NO.1881-00

THENCE, N 79° 09' 31" E, a distance of 5,681.65 feet continuing over and across said 866.0 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northeast corner of the herein described tract and lying on the northwest right-of-way line of said 100 foot wide railroad right-of-way;

THENCE, S 40° 04' 43" W, a distance of 2,935.80 feet along and with the east line of said 866.0 acre tract and the east line of said HCMUD No. 504 Directors Lot 5, Directors Lot 4, Directors Lot 3, Directors Lot 2 and Directors Lot 1 to the POINT OF BEGINNING and containing 400.85 acres of land.

Bearing orientation is based on the Texas State Plane Coordinate System, South Central Zone 4204, NAD-83 and is referenced to monuments found along the South line of an 866.0 acre tract as cited herein.



  
Nicolas Vann RPLS No. 6393  
Brown & Gay Engineers, Inc.  
10777 Westheimer Road, Suite 400  
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Telephone: (281) 558-8700

EXHIBIT III  
Oil & Gas Docket No. 03-0284497

400.85 ACRE QUALIFIED SUBDIVISION  
4.017 ACRES  
PROPOSED DRILL SITE

REVISÉD: MARCH 03, 2014  
JOB NO. 1881-00

2014 MAR 19 6 PM 4: 11  
DOCKET SERVICES  
NATURAL RESOURCES  
COMMISSION  
AS

FILED

DESCRIPTION OF A 4.017 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 4.017 acre tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982, said 4.017 acre tract of land described by metes and bounds as follows:

COMMENCING at a concrete monument found for the northeast corner of a called 369.424 acre tract as recorded under H.C.C.F. No. Y590680 same being the northwest corner of a called 211.0505 acre tract as recorded under H.C.C.F. No. Y326127 same also being an angle point in the south line of said 866.0 acre tract;

THENCE, N 43° 42' 43" E, a distance of 35.96 feet over and across said 866.0 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the POINT OF BEGINNING and the southwest corner of the herein described tract;

THENCE, continuing over and across said 866.0 acre tract the following courses and distances:

N 02° 07' 47" W, a distance of 312.23 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 02° 02' 41" W, a distance of 95.64 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northwest corner of the herein described tract;

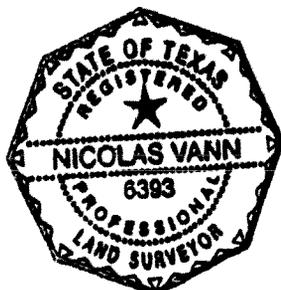
N 87° 23' 47" E, a distance of 425.82 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northeast corner of the herein described tract;

S 02° 36' 14" E, a distance of 410.60 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the southeast corner of the herein described tract;

S 87° 45' 45" W, a distance of 429.34 feet to the POINT OF BEGINNING and containing 4.017 acres (174,999 square feet) of land.

Bearing orientation is based on the Texas State Plane Coordinate System, South Central Zone 4204, NAD-83 and is referenced to monuments found along the South line of a 866.0 acre tract of land as cited herein.

Revision: Boundary dimensions.



A handwritten signature in black ink, appearing to read "Nicolas Vann".

Nicolas Vann RPLS No. 6393  
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400.85 ACRE QUALIFIED SUBDIVISION  
4.003 ACRES  
PROPOSED DRILL SITE

JUNE 19, 2013  
REVISED: FEBRUARY 27, 2014  
JOB NO. 1881-007

2014  
MAY 19  
PM 4: 12  
SERVICES  
MAY 19 2014  
MAY 19 2014  
MAY 19 2014

FILED

DESCRIPTION OF A 4.003 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 4.003 acre tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982 and a portion of Harris County Municipal Utility District (HCMUD) No. 505 Directors Lot 1 recorded under H.C.C.F. No. 20080277717, Directors Lot 2 recorded under H.C.C.F. No. 2008027720, Directors Lot 3 recorded under H.C.C.F. No. 2008027721, Directors Lot 4 recorded under H.C.C.F. No. 2008027722 and Directors Lot 5 recorded under H.C.C.F. No. 20080277719, said 4.003 acre tract of land described by metes and bounds as follows:

**COMMENCING** at a 1-inch iron pipe found for the southwest corner of Harris County Municipal Utility District No. 505 Directors Lot 1 as recorded under H.C.C.F. No. 20080277717, the southeast corner of a called 600.2414 acre tract as described in a conveyance to Harris County recorded under H.C.C.F. No. B871934 and lying in the north line of a called 369.424 acre tract as recorded in H.C.C.F. No. Y590680 from which a 1/2-inch iron pipe with cap stamped "Brown & Gay" found for the northwest corner of said Lot 1 same being the westerly southwest corner of said 866.0 acre tract bears N 02° 18' 23" W, 100.00 feet;

THENCE, N 42° 43' 15" E, a distance of 35.34 feet over and across said Lot 1 to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the **POINT OF BEGINNING** and the southwest corner of the herein described tract;

THENCE, over and across said 866.0 acre tract and over and across said Directors Lots 1, 2, 3, 4, 5 the following courses and distances:

N 02° 18' 23" W, a distance of 497.88 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northwest corner of the herein described tract;

N 87° 45' 04" E, a distance of 350.46 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northeast corner of the herein described tract;

S 02° 14' 56" E, a distance of 497.88 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the southeast corner of the herein described tract;

S 87° 45' 04" W, a distance of 349.96 feet to the **POINT OF BEGINNING** and containing 4.003 acres (174,363 square feet) of land.

400.85 ACRE QUALIFIED SUBDIVISION  
4.003 ACRES  
PROPOSED DRILL SITE

JUNE 19, 2013  
REVISED: FEBRUARY 27, 2014  
JOB NO. 1881-00

Bearing orientation is based on the Texas State Plane Coordinate System, South Central Zone 4204, NAD-83 and is referenced to monuments found along the West line of a 866.0 acre tract as cited herein.

Revision: Boundary dimensions.



A stylized, handwritten signature in black ink, appearing to read "NV".

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**EXHIBIT IV**  
**Oil & Gas Docket No. 03-0284497**

400.85 ACRE QUALIFIED SUBDIVISION  
5.658 ACRES  
PROPOSED DRILL SITE

2014 MAR 28 3 12 PM  
DOCKET SERVICES  
RAILROAD COMMISSION  
JUNE 19, 2013  
JOB NO. 1881-00

**FILED**

DESCRIPTION OF A 5.658 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 5.658 acre tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982, said 5.658 acre tract of land described by metes and bounds as follows:

**COMMENCING** at a 1/2-inch iron pipe with cap stamped "Brown & Gay" found for the most southerly southeast corner of said 866.0 acre tract same being the most southerly corner of Harris County Municipal Utility Districts No. 504 Directors Lot 1 as recorded under H.C.C.F. No. 20080263965 from which a 1/2-inch iron pipe found for the most westerly corner of said Directors Lot 1 bears N 49° 54' 29" W, 100.00 feet;

**THENCE**, N 75° 40' 07" W, a distance of 647.16 feet over and across said 866.0 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the **POINT OF BEGINNING** and the southwest corner of the herein described tract;

**THENCE**, continuing over and across said 866.0 acre tract the following courses and distances:

N 26° 04' 46" W, a distance of 116.62 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northwest corner of the herein described tract same being the beginning of a non-tangent curve to the left from which its center bears N 26° 04' 46" W, 1,250.00 feet;

In a Northeasterly direction along said curve to the left, a distance of 235.32 feet, having a radius of 1,250.00 feet, a central angle of 10° 47' 11" and a chord which bears N 58° 31' 39" E, 234.98 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 53° 08' 03" E, a distance of 155.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the beginning of a curve to the right;

In a Northeasterly direction along said curve to the right, a distance of 358.54 feet, having a radius of 1150.00 feet, a central angle of 17° 51' 48" and a chord which bears N 62° 03' 57" E, 357.09 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 70° 59' 51" E, a distance of 155.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the most northerly corner of the herein described tract;

S 24° 59' 21" E, a distance of 195.04 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the most easterly corner of the herein described tract;

S 40° 04' 43" W, a distance of 445.18 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 87° 45' 45" W, a distance of 531.36 feet to the **POINT OF BEGINNING** and containing 5.658 acres (246,459 square feet) of land.

**EXHIBIT V**  
**Oil & Gas Docket No. 03-0284497**

400.85 ACRE QUALIFIED SUBDIVISION  
6.726 ACRES  
PROPOSED 40' WIDE ACCESS EASEMENT

2016 JUN 19 6 PM 4:12  
FILED  
COUNTY CLERK  
HARRIS COUNTY  
TEXAS  
JOB NO. 88180

DESCRIPTION OF A 6.726 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 6.726 (292,962 square foot) acre tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982 and a portion of HCMUD No. 504 Directors Lot 1 recorded under H.C.C.F. No. 20080263965, Directors Lot 2 recorded under H.C.C.F. No. 20080263969, Directors Lot 3 recorded under H.C.C.F. No. 20080263967, Directors Lot 4 recorded under H.C.C.F. No. 20080263966 and Directors Lot 5 recorded under H.C.C.F. No. 20080263968, said 6.726 acre tract of land described by metes and bounds as follows:

**COMMENCING** at a concrete monument found for the northeast corner of a called 369.424 acre tract as recorded under H.C.C.F. No. Y590680 same being the northwest corner of a called 211.0505 acre tract as recorded under H.C.C.F. No. Y326127 same also being an angle point in the south line of said 866.0 acre tract;

THENCE, N 84° 37' 08" E, a distance of 455.87 feet over and across said 866.0 acre tract to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the **POINT OF BEGINNING** and the most southerly southwest corner of the herein described tract;

THENCE, continuing over and across said 866.0 acre tract and over and across said Directors Lots 1, 2, 3, 4 and 5 the following courses and distances:

N 02° 36' 14" W, a distance of 40.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 87° 45' 45" E, a distance of 3,204.76 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 87° 47' 37" E, a distance of 1,131.70 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 40° 04' 43" E, a distance of 275.03 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 49° 55' 17" W, a distance of 120.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 40° 04' 43" E, a distance of 40.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 49° 55' 17" E, a distance of 120.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

400.85 ACRE QUALIFIED SUBDIVISION  
6.726 ACRES  
PROPOSED 40' WIDE ACCESS EASEMENT

JUNE 19, 2013  
JOB NO. 1881-00

N 40° 04' 43" E, a distance of 2,510.38 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the most northerly northwest corner of the herein described tract;

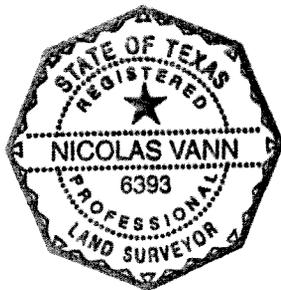
N 79° 09' 31" E, a distance of 63.45 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the most northerly northeast corner of the herein described tract;

S 40° 04' 43" W, a distance of 2,892.35 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the most southerly southeast corner of the herein described tract;

S 87° 47' 37" W, a distance of 1,149.39 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 87° 45' 45" W, a distance of 3,204.49 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the **POINT OF BEGINNING** and containing 6.726 acres (292,962 square feet) of land.

Bearing orientation is based on the Texas State Plane Coordinate System, South Central Zone 4204, NAD-83 and is referenced to monuments found along the South line of a 866.0 acre tract as cited herein.



A handwritten signature in black ink, appearing to read "Nicolas Vann".

Nicolas Vann                      RPLS No. 6393  
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400.85 ACRE QUALIFIED SUBDIVISION  
5.125 ACRES  
PROPOSED 40' WIDE ACCESS EASEMENT

2013  
JUNE 19, 2013  
JOB NO. 188100  
MARKET SERVICES  
HARRIS COUNTY CLERK  
HARRIS COUNTY, TEXAS

FILED

DESCRIPTION OF A 5.125 ACRE TRACT OF LAND SITUATED  
IN THE VICTOR BLANCO SURVEY, ABSTRACT NO. 2  
HARRIS COUNTY, TEXAS

BEING a 5.125 acre (223,249 square foot) tract of land situated in the Victor Blanco Survey, Abstract No. 2 of Harris County, Texas and being a portion of a called 866.0 acre tract of land as described in a conveyance to Crescent LHTX 2012, LLC recorded under Harris County Clerk's File Number (H.C.C.F. No.) 20120490982, said 5.125 acre tract of land described by metes and bounds as follows:

**COMMENCING** at a 5/8-inch iron rod with cap stamped "Brown & Gay" found for the northwest corner of said 866.0 acre tract, the northeast corner of a called 600.2414 acre tract as described in a conveyance to Harris County recorded under H.C.C.F. No. B871934 and lying in the south right-of-way line of Rankin Road (100 feet wide) as recorded in H.C.C.F. No. F230895;

**THENCE**, S 68° 45' 58" E, a distance of 4,844.43 feet over and across said 866.0 acre tract to the **POINT OF BEGINNING** and the northwest corner of the herein described tract;

**THENCE**, continuing over and across said 866.0 acre tract the following courses and distances:

S 84° 11' 09" E, a distance of 40.45 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 02° 44' 11" E, a distance of 70.96 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 02° 11' 46" E, a distance of 494.48 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 02° 02' 41" E, a distance of 588.30 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

S 02° 07' 47" E, a distance of 272.33 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 87° 45' 04" E, a distance of 24.07 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 87° 45' 45" E, a distance of 25.93 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northerly southeast corner of the herein described tract;

S 02° 07' 47" E, a distance of 40.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the southerly southeast corner of the herein described tract;

S 87° 45' 45" W, a distance of 25.86 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

400.85 ACRE QUALIFIED SUBDIVISION  
5.125 ACRES  
PROPOSED 40' WIDE ACCESS EASEMENT

JUNE 19, 2013  
JOB NO. 1881-00

S 87° 45' 04" W, a distance of 4,126.43 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the southerly southwest corner of the herein described tract;

N 02° 14' 56" W, a distance of 40.00 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for the northerly southwest corner of the herein described tract;

N 87° 45' 04" E, a distance of 4,062.37 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

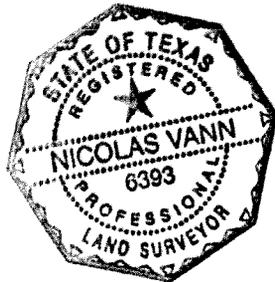
N 02° 07' 47" W, a distance of 272.44 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 02° 02' 41" W, a distance of 588.22 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 02° 11' 46" W, a distance of 494.48 feet to a 1/2-inch iron pipe with cap stamped "Brown & Gay" set for corner;

N 02° 44' 11" W, a distance of 76.59 feet to the **POINT OF BEGINNING** and containing 5.125 acres (223,249 square feet) of land.

Bearing orientation is based on the Texas State Plane Coordinate System, South Central Zone 4204, NAD-83 and is referenced to monuments found along the North line of a 866.0 acre tract as cited herein.



A handwritten signature in black ink, appearing to be "NV", written over a horizontal line.

Nicolas Vann RPLS No. 6393  
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Houston, Texas 77042  
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