

STATE OF TEXAS §
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COUNTY OF HARRIS §

Metes & Bounds Property Description

A tract of land containing 1.5183 Acres, being part of Unrestricted Reserve "A", Block One of Family Christian Center Assembly of God Cypress a subdivision in Harris County, Texas according to the map or plat thereof recorded under Film Code No. 625139 of the Map Records of Harris County, Texas (M.R.H.C.T.), being a portion of a tract recorded in the name of Cy-Fair Assembly of God of Cypress under Harris County Clerk's File (H.C.C.F.) No. U438396 of the Real Property Records of Harris County, Texas (R.P.R.H.C.T.), and being more particularly described by metes and bounds as follows: (Bearings based on Film Code No. 625139 of the M.R.H.C.T.)

BEGINNING at a an iron rod found on the north right-of-way line of Cypress North Houston Road, being the southeast corner of said Unrestricted Reserve "A", and being the southeast corner of this tract (from which a second iron rod found bears South 74° 29' 32" West, a distance of 614.23 Feet);

THENCE, **SOUTH 74° 26' 33" WEST**, with said north right-of-way line, a distance of **275.96 Feet** to a 1/2 Inch iron rod with a "Precision" cap set at the southwest corner of this tract;

THENCE, **NORTH 15° 33' 27" WEST**, passing at a distance of 118.87 Feet a wood stake found, and continuing and additional distance of 120.91 Feet for a total distance of **239.78 Feet** to a 1/2 Inch iron rod with a "Precision" cap set at the northwest corner of this tract from which a 3/4 Inch iron rod found at Telge Road bears South 74° 52' 24" West, a distance of 489.37 Feet;

THENCE, **NORTH 74° 52' 24" EAST**, with the south line of First Choice Collision as recorded under Film Code No. 677001 of the M.R.H.C.T., a distance of **278.10 Feet** to a point at the northeast corner of the aforementioned Reserve "A" from which a fence post bears North 53° 31' West, a distance of 1.4 Feet;

THENCE, **SOUTH 15° 02' 38" EAST**, with the west line of a tract recorded in the name of NSA Property Holdings, LLC. under H.C.C.F. No. RP-2020-642752 of the R.P.R.H.C.T., a distance of **237.71 Feet** to the POINT OF BEGINNING and containing 1.5183 Acres of land.

(See attached drawing)



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