

**AMENDMENT TO NOTICE TO SELLERS AND
PURCHASERS OF REAL ESTATE SITUATED IN
CROSBY MUNICIPAL UTILITY DISTRICT**

26
AMEND
✓

THE STATE OF TEXAS §
COUNTY OF HARRIS §
CROSBY MUNICIPAL UTILITY DISTRICT ("District") §

The Board of Directors of Crosby Municipal Utility District hereby make this Amendment to Notice to Sellers and Purchasers of Real Estate Situated in Crosby Municipal Utility District, pursuant to Sections 49.452 and 49.455 of the Texas Water Code, as amended. A complete and accurate legal description of the District and the map of the District as it exists as of this date are attached hereto as Exhibit "A," which exhibit is made a part hereof for all purposes. Also attached is Exhibit "B" which sets forth the authority and duty of a municipality that annexes the District.

10
lee

The most recent Amendment is recorded under File No. RP-2019-466930 in the Official Public Records of Real Property of Harris County, Texas. The Notice to Sellers and Purchasers of Real Estate Situated in Crosby Municipal Utility District shall be as follows:

1. The real property, described below, that you are about to purchase is located in the Crosby Municipal Utility District whose telephone number is 281-328-4242. The real property described below, which you are about to purchase, may also be located within a defined area ("defined area one") of the District and the land may be subject to defined area taxes in addition to the other taxes of the District. As of this date, the additional rate of taxes within the defined area one is \$0.86 on each \$100 of assessed valuation. The District has taxing authority separate from any other taxing authority and may, subject to voter approval, issue an unlimited amount of bonds and levy an unlimited rate of tax in payment of such bonds. As of this date, the rate of taxes levied by the District on real property located in the District is \$0.46 per \$100 of assessed valuation. The total amount of bonds, excluding refunding bonds and any bonds or any portion of bonds issued that are payable solely from revenues received or expected to be received under a contract with a governmental entity, approved by the voters and which have been or may, at this date, be issued is \$22,485,000 plus \$15,000,000 approved by the voters solely for defined area one, and the aggregate initial principal amounts of all bonds issued for one or more of the specified facilities of the District and payable in whole or in part from property taxes is \$19,435,000.

2. The District has the authority to adopt and impose a standby fee on property in the District that has water, sanitary sewer, or drainage facilities and services available but not connected and which does not have a house, building, or other improvement located thereon and does not substantially utilize the utility capacity available to the property. The District may exercise the authority without holding an election on the matter. As of this date, the most recent amount of the standby fee is \$-0-. An unpaid standby fee is a personal obligation of the person that owned the property at the time of imposition and is secured by a lien on the property. Any person may request a certificate from the District stating the amount, if any, of unpaid standby fees on a tract of property in the District.

3. The District is located in whole or in part in the extraterritorial jurisdiction of the City of Houston. Under certain circumstances, a district located in the extraterritorial jurisdiction of a municipality may be annexed without the consent of the district or the voters of the district. When a district is annexed, the district may be dissolved or may continue to exist but be subject to certain sales taxes imposed by the City.

4. The date of the creation of the District was May 28, 1965.

5. The purpose of this District is to provide water, sewer and drainage facilities and services within the District through the issuance of bonds payable in whole or in part from property taxes. The cost of these utility facilities is not included in the purchase price of your property, and these utility facilities are owned or to be owned by the District.

6. The legal description of the property you are acquiring is as follows:

_____ (Date)

_____ (Signature of Seller)

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ROUTINELY ESTABLISHES TAX RATES DURING THE MONTHS OF SEPTEMBER THROUGH DECEMBER OF EACH YEAR, EFFECTIVE FOR THE YEAR IN WHICH THE TAX RATES ARE APPROVED BY THE DISTRICT. PURCHASER IS ADVISED TO CONTACT THE DISTRICT TO DETERMINE THE STATUS OF ANY CURRENT OR PROPOSED CHANGES TO THE INFORMATION SHOWN ON THIS FORM.

7. The undersigned purchaser hereby acknowledges receipt of the foregoing notice at or prior to execution of a binding contract for the purchase of the real property described in such notice or at closing of purchase of the real property.

_____ (Date)

_____ (Signature of Purchaser)

Note: Correct district name, tax rate, bond amounts, standby fee amount and legal description are to be placed in the appropriate space. Except for notices included as an addendum or paragraph of a purchase contract, the notice shall be executed by the seller and purchaser, as indicated. If the district does not propose to provide one or more of the specified facilities and services, the appropriate purpose may be eliminated. If the district has not yet levied taxes, a statement of the district's most recent projected rate of tax is to be placed in the appropriate space. If the district does not have approval from the Commission to adopt and impose a standby fee, the second paragraph of the notice may be deleted. For the purposes of the notice form required to be given to the prospective purchaser prior to execution of a binding contract of sale and purchase, a seller and any agent, representative, or person acting on the seller's behalf may modify the notice by substitution of the words 'January 1, _____' for the words 'this date' and place the correct calendar year in the appropriate space."

This notice, given the 20th day of October, 2020, amends all other such notices and amendments thereto heretofore given by the Board of Directors of Crosby Municipal Utility District.

We, the undersigned, being duly chosen members of Crosby Municipal Utility District each for himself, affirm and declare that the above is true and correct to the best of our knowledge and belief.

Oct. 20, 2020

Steven Schreiber
Steven Schreiber

_____, 2020

William Wilkinson

Oct. 20, 2020

Wesley Zarsky
Wesley G. Zarsky

Oct. 20, 2020

Donna Davenport
Donna Davenport

Oct. 20, 2020

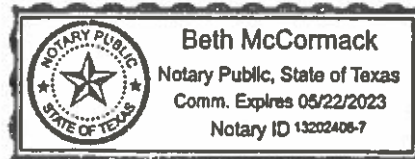
Billy E Foster
Billy E. Foster



THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on October 20, 2020 by Steven Schreiber, Wesley G. Zarsky, Donna Davenport, Billy E Foster, as Directors of Crosby Municipal Utility District

Beth McCormack
Notary Public in and for
the State of TEXAS



NOTICE TO PURCHASERS

The real property, described below, that you are about to purchase is located in the Crosby Utility District (the "District") whose telephone number is 281-328-4242. The real property described below, which you are about to purchase, may also be located within a defined area ("defined area one") of the District and the land may be subject to defined area taxes in addition to the other taxes of the District. As of this date, the additional rate of taxes within the defined area one is \$0.86 on each \$100 of assessed valuation. The District has taxing authority separate from any other taxing authority, and may, subject to voter approval, issue an unlimited amount of bonds and levy an unlimited rate of tax in payment of such bonds. As of this date, the rate of taxes levied by the District on real property located in the District is \$0.46 per \$100 of assessed valuation. The total amount of bonds excluding refunding bonds and any bonds or any portion of bonds issued that are payable solely from revenues received or expected to be received under a contract with a governmental entity, approved by the voters and which have been or may, at this date, be issued is \$22,485,000 plus \$15,000,000 approved by the voters solely for defined area one, and the aggregate initial principal amounts of all bonds issued for one or more of the specified facilities of the District and payable in whole or in part from property taxes is \$19,435,000.

The District has the authority to adopt and impose a standby fee on property in the District that has water, sanitary sewer or drainage facilities and services available but not connected and which does not have a house, building, or other improvement located thereon and does not substantially utilize the utility capacity available to the property. The District may exercise the authority without holding an election on the matter. As of this date, the amount of the standby fee is \$-0-. An unpaid standby fee is a personal obligation of the person that owned the property at the time of imposition and is secured by a lien on the property. Any person may request a certificate from the District stating the amount, if any, of unpaid standby fees on a tract of property in the District.

The District is located in whole or in part in the extraterritorial jurisdiction of the City of Houston. By law, a district located in the extraterritorial jurisdiction of a municipality may be annexed without the consent of the district or the voters of the district. When a district is annexed, the district is dissolved or may continue to exist but be subject to certain sales taxes imposed by the City.

The date of the creation of the District was May 28, 1965.

The purpose of this District is to provide water, sewer and drainage facilities and services within the District through the issuance of bonds payable in whole or in part from property taxes. The cost of these utility facilities is not included in the purchase price of your property, and these utility facilities are owned or to be owned by the District.

The legal description of the property which you are acquiring is as follows:

Date

Signature of Seller

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ROUTINELY ESTABLISHES TAX RATES DURING THE MONTHS OF SEPTEMBER THROUGH DECEMBER OF EACH YEAR, EFFECTIVE FOR THE YEAR IN WHICH THE TAX RATES ARE APPROVED BY THE DISTRICT. PURCHASER IS ADVISED TO CONTACT THE DISTRICT TO DETERMINE THE STATUS OF ANY CURRENT OR PROPOSED CHANGES TO THE INFORMATION SHOWN ON THIS FORM.

The undersigned purchaser hereby acknowledges receipt of the foregoing notice at or prior to execution of a binding contract for the purchase of the real property described in such notice or at closing of the purchase of the real property.

Date

Signature of Purchaser

Note: Correct district name, tax rate, bond amounts, standby fee amount and legal description are to be placed in the appropriate space. Except for notices included as an addendum or paragraph of a purchase contract, the notice shall be executed by the seller and purchaser, as indicated. If the district does not propose to provide one or more of the specified facilities and services, the appropriate purpose may be eliminated. If the district has not yet levied taxes, a statement of the district's most recent projected rate of tax is to be placed in the appropriate space. If the district does not have approval from the Commission to adopt and impose a standby fee, the second paragraph of the notice may be deleted. For the purposes of the notice form required to be given to the prospective purchaser prior to execution of a binding contract of sale and purchase, a seller and any agent, representative, or person acting on the seller's behalf may modify the notice by substitution of the words 'January 1, ____' for the words 'this date' and place the correct calendar year in the appropriate space.

Exhibit A
(see attached)

**CROSBY MUNICIPAL UTILITY DISTRICT
TRACTS "A" THROUGH "H"
1877.9868 ACRES**

1877.9868 acres of land, in the L.A. Levy Survey, Abstract Number 517, the B.F. Tankersly Survey, Abstract Number 770, the T. Walker Survey, Abstract Number 853, the A.I. Lewis Survey, Abstract Number 518, the J. Quinlan Survey, Abstract Number 641, the H. Jackson Survey, Abstract Number 37, the Thomas Toby Survey, Abstract Number 791, and the Charles Ware Survey, Abstract Number 784 in Harris County, Texas, said 1839.7168 acre tract being comprised of five (5) tracts: Tract "A" being 1511.24 acres, Tract "B" being 11.68 acres, Tract "C" being 0.6508 acres, Tract "D" being 122.552 acres, Tract "E" being 193.594 acres, Tract "F" being 7.4186 acres, Tract "G" being 4.3875 acres, Tract "H" being 26.4639 acres, said 1877.9868 acres being more particularly described by metes and bounds as follows:

**TRACT "A"
1511.24 ACRES**

BEING 1511.24 acres of land in the L.A. Levy Survey, Abstract Number 517, the B.F. Tankersly Survey, Abstract Number 770, the T. Walker Survey, Abstract Number 853, the A.I. Lewis Survey, Abstract Number 518, the J. Quinlan Survey, Abstract Number 641, the H. Jackson Survey, Abstract Number 37, the Thomas Toby Survey, Abstract Number 791, and the Charles Ware Survey, Abstract Number 784 in Harris County, Texas, and more particularly described by metes and bounds as follows with bearings based on the Texas Coordinate System of 1983, South Central Zone:

BEGINNING at the east end of the northeast right-of-way cutback curve to the right at the intersection of McKinney Lane and Beaumont Highway;

THENCE, in a northwesterly direction, with said northeast right-of-way cutback curve to the right, having a radius of 25.01 feet, a central angle of 84° 45' 58", a chord bearing and distance of North 66° 47' 09" West -33.71 feet, and an arc distance of 36.99 feet, to the north end of said northeast right-of-way cutback curve and being in the east right-of-way line of said McKinney Lane;

THENCE North 23° 39' 06" West - 338.16 feet, with the east right-of-way line of said McKinney Lane, to the beginning of a curve to the right;

THENCE, in a northerly direction, with the east right-of-way line of said McKinney Lane and said curve to the right, having a radius of 471.89 feet, a central angle of 26° 58' 48", a chord bearing and distance of North 10° 25' 39" West -220.16 feet, and an arc distance of 222.21 feet, to the end of curve;

THENCE North 02° 56' 09" West - 594.45 feet, continuing with the east right-of-way line of said McKinney Lane, to an angle corner of the herein described tract;

THENCE South 87° 44' 26" West - 61.34 feet, departing said east right-of-way line, to an angle corner of the herein described tract;

THENCE South 02° 28' 03" East - 46.28 feet to an angle corner of the herein described tract;

THENCE South 87° 19' 54" West - 374.85 feet to the most southerly southwest corner of the herein described tract;

THENCE North 02° 59' 44" West - 640.88 feet to an angle corner of the herein described tract;

THENCE North 07° 41' 43" West - 86.14 feet to an angle corner of the herein described tract;

THENCE North 02° 09' 42" West - 953.65 feet to an angle corner of the herein described tract;

THENCE North 88° 19' 30" East - 704.01 feet to an angle corner of the herein described tract;

THENCE North 03° 01' 13" West - 4751.61 feet to an angle corner of the herein described tract;

THENCE South 88° 07' 39" West - 2605.13 feet to the most westerly southwest corner of the herein described tract;

THENCE North 45° 36' 09" East - 312.89 feet to an angle corner of the herein described tract;

THENCE North 14° 40' 57" West - 826.46 feet to an angle corner of the herein described tract;

THENCE South 89° 01' 30" West - 2.91 feet to an angle corner of the herein described tract;

THENCE North 60° 44' 19" West - 173.31 feet to an angle corner of the herein described tract;

THENCE North 04° 07' 22" West - 100.75 feet to an angle corner of the herein described tract;

THENCE South 84° 56' 40" West - 51.33 feet to an angle corner of the herein described tract;

THENCE South 27° 40' 09" West - 33.32 feet to an angle corner of the herein described tract;

THENCE South 82° 39' 10" West - 47.69 feet to an angle corner of the herein described tract;

THENCE North 76° 44' 00" West - 27.02 feet to an angle corner of the herein described tract;

THENCE South 48° 49' 02" West - 183.35 feet to an angle corner of the herein described tract;

THENCE South 79° 48' 32" West - 25.94 feet to an angle corner of the herein described tract;

THENCE South 24° 54' 06" West - 115.90 feet to an angle corner of the herein described tract;

THENCE South 29° 36' 47" East - 11.40 feet to an angle corner of the herein described tract;

THENCE South 63° 17' 58" East - 22.01 feet to an angle corner of the herein described tract;

THENCE South 14° 22' 43" East - 19.07 feet to an angle corner of the herein described tract;

THENCE South 49° 53' 17" West - 66.76 feet to an angle corner of the herein described tract;

THENCE North 02° 55' 10" West - 205.66 feet to an angle corner of the herein described tract;

THENCE North 00° 48' 54" West - 14.34 feet to an angle corner of the herein described tract;

THENCE North 00° 49' 12" West - 7.89 feet to an angle corner of the herein described tract;

THENCE North 02° 41' 59" East - 15.09 feet to an angle corner of the herein described tract;

THENCE North 00° 57' 01" West - 222.33 feet to an angle corner of the herein described tract;

THENCE North 45° 37' 57" East - 569.31 feet to an angle corner of the herein described tract;

THENCE North 44° 51' 57" East - 85.55 feet to an angle corner of the herein described tract;

THENCE North 47° 43' 27" East - 756.98 feet to an angle corner of the herein described tract;

THENCE North 46° 15' 55" West - 77.38 feet to an angle corner of the herein described tract;

THENCE North 86° 56' 36" East - 1062.48 feet to an angle corner of the herein described tract;

THENCE North 02° 46' 10" West - 376.02 feet to an angle corner of the herein described tract;

THENCE North 89° 11' 38" East - 227.46 feet to an angle corner of the herein described tract;

THENCE North 11° 13' 05" West - 118.73 feet to an angle corner of the herein described tract;

THENCE North 86° 46' 57" West - 103.56 feet to an angle corner of the herein described tract;

THENCE North 07° 54' 30" West - 68.12 feet to an angle corner of the herein described tract;
THENCE South 86° 14' 41" East - 99.74 feet to an angle corner of the herein described tract;
THENCE North 11° 37' 41" West - 629.64 feet to an angle corner of the herein described tract;
THENCE North 15° 25' 20" West - 144.59 feet to an angle corner of the herein described tract;
THENCE North 11° 25' 57" West - 635.13 feet to an angle corner of the herein described tract;
THENCE North 11° 14' 19" West - 78.63 feet to an angle corner of the herein described tract;
THENCE North 10° 40' 13" West - 475.72 feet to an angle corner of the herein described tract;
THENCE North 11° 23' 10" West - 91.13 feet to an angle corner of the herein described tract;
THENCE North 11° 53' 15" West - 280.65 feet to an angle corner of the herein described tract;
THENCE North 10° 14' 22" West - 477.98 feet to an angle corner of the herein described tract;
THENCE South 88° 32' 42" West - 101.20 feet to an angle corner of the herein described tract;
THENCE South 86° 37' 42" West - 104.89 feet to an angle corner of the herein described tract;
THENCE South 88° 16' 36" West - 256.99 feet to an angle corner of the herein described tract;
THENCE South 88° 26' 28" West - 59.02 feet to an angle corner of the herein described tract;
THENCE South 89° 58' 05" West - 136.98 feet to an angle corner of the herein described tract;
THENCE South 89° 16' 20" West - 414.07 feet to an angle corner of the herein described tract;
THENCE South 89° 09' 38" West - 141.13 feet to an angle corner of the herein described tract;
THENCE South 87° 31' 06" West - 20.40 feet to an angle corner of the herein described tract;
THENCE North 02° 39' 09" West - 214.14 feet to an angle corner of the herein described tract;
THENCE North 02° 35' 27" West - 289.16 feet to an angle corner of the herein described tract;
THENCE North 03° 03' 03" West - 126.07 feet to an angle corner of the herein described tract;

THENCE North 01° 15' 09" East - 45.48 feet to an angle corner of the herein described tract;

THENCE North 16° 35' 52" West - 16.58 feet to an angle corner of the herein described tract;

THENCE NORTH - 18.14 feet to an angle corner of the herein described tract;

THENCE North 02° 20' 27" West - 343.36 feet to an angle corner of the herein described tract;

THENCE North 01° 52' 08" West - 59.65 feet to an angle corner of the herein described tract;

THENCE North 01° 35' 28" West - 234.86 feet to the northwest corner of the herein described tract;

THENCE North 78° 14' 42" East - 519.17 feet to an angle corner of the herein described tract;

THENCE North 80° 54' 32" East - 481.22 feet to an angle corner of the herein described tract;

THENCE North 80° 50' 14" East - 111.48 feet to an angle corner of the herein described tract;

THENCE North 78° 49' 06" East - 986.62 feet to the beginning of a curve to the right;

THENCE, in a southeasterly direction, with said curve to the right, having a radius of 313.82 feet, a central angle of 45° 26' 58", a chord bearing and distance of South 81° 59' 42" East - 242.46 feet, and an arc distance of 248.94 feet, to the end of curve;

THENCE South 57° 56' 02" East - 1505.14 feet to the beginning of a curve to the right;

THENCE, in a southeasterly direction, with said curve to the right, having a radius of 396.66 feet, a central angle of 42° 43' 24", a chord bearing and distance of South 29° 33' 39" East - 288.97 feet, and an arc distance of 295.77 feet, to the end of curve;

THENCE South 05° 00' 01" East - 301.27 feet to the beginning of a curve to the left;

THENCE, in a southeasterly direction, with said curve to the left, having a radius of 312.00 feet, a central angle of 78° 07' 03", a chord bearing and distance of South 52° 21' 53" East - 393.19 feet, and an arc distance of 425.38 feet, to the end of curve;

THENCE South 85° 41' 44" East - 349.88 feet to an angle corner of the herein described tract;

THENCE South 81° 17' 34" East - 839.77 feet to an angle corner of the herein described tract;

THENCE North 02° 21' 02" West - 1107.24 feet to an angle corner of the herein described tract;

THENCE North 86° 25' 45" East - 886.73 feet to an angle corner of the herein described tract;

THENCE North 02° 35' 57" West - 46.36 feet to an angle corner of the herein described tract;

THENCE North 86° 43' 50" East - 810.47 feet to the most northerly northeast corner of the herein described tract;

THENCE South 02° 58' 28" East - 495.03 feet to an angle corner of the herein described tract;

THENCE South 47° 05' 32" West - 1072.16 feet to an angle corner of the herein described tract;

THENCE South 44° 54' 56" West - 175.06 feet to an angle corner of the herein described tract;

THENCE South 46° 49' 38" West - 65.93 feet to an angle corner of the herein described tract;

THENCE South 52° 44' 42" East - 60.86 feet to an angle corner of the herein described tract;

THENCE North 46° 57' 29" East - 1237.77 feet to an angle corner of the herein described tract;

THENCE North 33° 29' 30" East - 111.25 feet to an angle corner of the herein described tract;

THENCE North 46° 13' 10" East - 420.25 feet to an angle corner of the herein described tract;

THENCE South 02° 51' 21" East - 2947.21 feet to an angle corner of the herein described tract;

THENCE North 87° 05' 05" East - 1623.48 feet to the most easterly northeast corner of the herein described tract;

THENCE South 21° 47' 15" West - 238.15 feet to an angle corner of the herein described tract;

THENCE South 27° 18' 34" West - 56.22 feet to an angle corner of the herein described tract;

THENCE South 24° 07' 19" West - 130.90 feet to an angle corner of the herein described tract;

THENCE South 24° 40' 28" West - 285.68 feet to an angle corner of the herein described tract;

THENCE South 25° 06' 36" West - 268.73 feet to an angle corner of the herein described tract;
THENCE South 26° 18' 37" West - 206.49 feet to an angle corner of the herein described tract;
THENCE South 26° 09' 56" West - 897.33 feet to an angle corner of the herein described tract;
THENCE South 24° 58' 37" West - 322.81 feet to an angle corner of the herein described tract;
THENCE South 24° 43' 01" West - 977.79 feet to an angle corner of the herein described tract;
THENCE South 28° 34' 18" West - 151.79 feet to an angle corner of the herein described tract;
THENCE South 25° 24' 10" West - 641.53 feet to an angle corner of the herein described tract;
THENCE South 22° 56' 03" West - 192.26 feet to an angle corner of the herein described tract;
THENCE South 27° 40' 28" West - 195.73 feet to an angle corner of the herein described tract;
THENCE South 25° 24' 59" West - 550.37 feet to an angle corner of the herein described tract;
THENCE South 25° 30' 09" West - 930.63 feet to an angle corner of the herein described tract;
THENCE South 27° 18' 24" West - 67.13 feet to an angle corner of the herein described tract;
THENCE South 25° 04' 26" West - 346.92 feet to an angle corner of the herein described tract;
THENCE South 17° 05' 22" West - 67.18 feet to an angle corner of the herein described tract;
THENCE South 26° 16' 13" West - 560.12 feet to an angle corner of the herein described tract;
THENCE South 26° 12' 08" West - 496.15 feet to an angle corner of the herein described tract;
THENCE South 24° 50' 42" West - 768.98 feet to an angle corner of the herein described tract;
THENCE South 57° 28' 20" West - 9.49 feet to an angle corner of the herein described tract;
THENCE South 24° 53' 45" West - 952.54 feet to an angle corner of the herein described tract;
THENCE South 24° 18' 56" West - 358.54 feet to an angle corner of the herein described tract;
THENCE South 54° 37' 20" West - 10.29 feet to an angle corner of the herein described tract;

THENCE South 25° 18' 04" West - 468.77 feet to an angle corner of the herein described tract;
THENCE South 28° 32' 59" West - 120.74 feet to an angle corner of the herein described tract;
THENCE South 25° 36' 01" West - 170.62 feet to an angle corner of the herein described tract;
THENCE South 16° 19' 17" West - 56.17 feet to an angle corner of the herein described tract;
THENCE South 26° 04' 42" West - 854.42 feet to an angle corner of the herein described tract;
THENCE North 04° 06' 27" West - 218.65 feet to an angle corner of the herein described tract;
THENCE South 89° 03' 17" West - 107.06 feet to an angle corner of the herein described tract;
THENCE South 83° 24' 13" West - 141.39 feet to an angle corner of the herein described tract;
THENCE South 84° 09' 56" West - 114.73 feet to an angle corner of the herein described tract;
THENCE South 83° 54' 22" West - 115.73 feet to an angle corner of the herein described tract;
THENCE South 85° 26' 45" West - 90.49 feet to an angle corner of the herein described tract;
THENCE South 85° 26' 44" West - 136.04 feet to an angle corner of the herein described tract;
THENCE South 86° 49' 51" West - 112.55 feet to an angle corner of the herein described tract;
THENCE South 03° 31' 22" East - 1049.05 feet to the beginning of a curve to the right;
THENCE, in a southwesterly direction, with said curve to the right, having a radius of 1562.18 feet, a central angle of 06° 26' 34", a chord bearing and distance of South 67° 50' 23" West - 175.57 feet, and an arc distance of 175.66 feet, to end of curve;
THENCE South 72° 46' 30" West - 180.49 feet to the **POINT OF BEGINNING** of the herein described tract and containing 1511.24 acres of land.

TRACT "B"
11.68 ACRES

BEING 11.68 acres of land in the T. Walker Survey, Abstract Number 853 in Harris County, Texas, and more particularly described by metes and bounds as follows with bearings based on the Texas Coordinate System of 1983, South Central Zone:

BEGINNING at the the northeast corner of the herein described tract in the north right-of-way line of Union Pacific Railroad;

THENCE South 46° 55' 38" West - 103.98 feet, with the north right-of-way line of said Union Pacific Railroad, to an angle corner of the herein described tract;

THENCE South 46° 43' 44" West - 965.98 feet, continuing with the north right-of-way line of said Union Pacific Railroad, to the southeast corner of the herein described tract;

THENCE South 87° 23' 18" West - 319.20 feet to the southwest corner of the herein described tract, in the east right-of-way line of Ramsey Lane;

THENCE North 02° 27' 06" West - 623.81 feet, with the east right-of-way line of said Ramsey Lane, to an angle corner of the herein described tract;

THENCE North 13° 23' 22" West - 81.26 feet, continuing with the east right-of-way line of said Ramsey Lane, to the northwest corner of the herein described tract;

THENCE North 87° 43' 38" East - 1144.57 feet to the **POINT OF BEGINNING** of the herein described tract and containing 11.68 acres of land.

TRACT "C"
0.6508 ACRE

BEING 0.6508 acre of land in the the Humphrey Jackson Survey, Abstract 37 in Harris County, Texas, and more particularly described by metes and bounds as follows with bearings based on the Texas Coordinate System of 1983, South Central Zone:

BEGINNING at the intersection of Crosby-Lynchburg Road (F.M. 2100) and Beaumont Highway;

THENCE South 26° 42' 25" West - 124.19 feet with the north right-of-way line of said Beaumont Highway, to an angle corner of the herein described tract;

THENCE South 31° 41' 20" West - 46.24 feet continuing with the north right-of-way line of said Beaumont Highway, to the south corner of the herein described tract;

THENCE North 29° 40' 07" West - 109.81 feet, to an angle corner of the herein described tract;

THENCE North 29° 40' 01" West - 6.54 feet, to an angle corner of the herein described tract;

THENCE North 04° 03' 44" West - 155.63 feet, to northwest corner of the herein described tract;

THENCE North 83° 05' 11" East - 43.78 feet, to an angle corner of the herein described tract;

THENCE North 83° 05' 58" East - 98.55 feet, to the northeast corner of the herein described tract, in the west right-of-way line of said Crosby-Lynchburg Road;

THENCE South 03° 26' 41" East - 7.80 feet with the north right-of-way line of said Crosby-Lynchburg Road, to an angle corner of the herein described tract;

THENCE South 03° 26' 47" East - 115.58 feet, continuing with the west right-of-way line of said Crosby-Lynchburg Road, to the **POINT OF BEGINNING** of the herein described tract and containing 0.6508 acres of land.

TRACT "D"
122.552 ACRES

BEING 122.552 acres of land in the Charles Ware Survey, Abstract Number 784 in Harris County, Texas, being a portion of the 145.89 acre tract described in the deed from James D. Broom and William L. Broom, Jr. to Crosby Independent School District recorded under File No. V853895 in the Official Public Records of Real Property of Harris County, Texas, a portion of the 9.0300 acre tract described in the deed from James D. Broom and William L. Broom, Jr. to Crosby Independent School District recorded under File No. H712960 in the Official Public Records of Real Property of Harris County, Texas, and a portion of the 30.0000 acre tract described in the deed from James D. Broom and William L. Broom, Jr. to Crosby Independent School District recorded under File No. H712961 in the Official Public Records of Real Property of Harris County, Texas, and more particularly described by metes and bounds as follows with bearings based on the Texas Coordinate System of 1983, South Central Zone:

BEGINNING at a 5/8-inch iron rod found for the northwest corner of the 20.00 acre tract described in the deed to H.M. Shell Family, Ltd. recorded under File No. W984001 in the Official Public Records of Real Property of Harris County, Texas, and the northeast corner of the herein described tract, in the south right-of-way line of Kennings Road (60' R.O.W.);

THENCE South 02° 20' 08" East - 1441.81 feet, with the common line between said 20.00 acre tract and the herein described tract, to a 5/8-inch iron rod found for the most easterly southeast corner of the herein described tract;

THENCE South 87° 27' 08" West - 1918.96 feet, with the north of the following tracts: the Robert L. Johnson Jr. and Angela S. Johnson Tract recorded under File No. 20130511745 in the Official Public Records of Real Property of Harris County, Texas, the Michael W. Eagleton and Wife, Lisa Eagleton Tract recorded under File No. 20120304982 in the Official Public Records of Real Property of Harris County, Texas, the Gary Glenn Eagleton Tract recorded under File No. V971749 in the Official Public Records of Real Property of Harris County, Texas, the Leon Eagleton Tract recorded under File No. 20090340186 in the Official Public Records of Real Property of Harris County, Texas, the Willie Eagleton Tract recorded under File No. D756541 in the Official Public Records of Real Property of Harris County, Texas, the Adam Eugene Harris Tract recorded under File No. 20100453949 in the Official Public Records of Real Property of Harris County, Texas, the Lois B. Johnson Tract recorded under File No. D756541 in the Official Public Records of Real Property of Harris County, Texas, and the Stella Rean Pearson Tract recorded under File No. D756541 in the Official Public Records of Real Property of Harris County, Texas, to a 5/8-inch iron rod found for an angle corner of the herein described tract;

THENCE South 02° 45' 47" East - 216.00 feet, with the west line of said Pearson, to a 5/8-inch iron rod found for the most southerly southeast corner of the herein described tract;

THENCE South 87° 14' 13" West - 900.00 feet to a 5/8-inch iron rod found for an angle corner of the herein described tract;

THENCE North 02° 45' 47" West - 346.27 feet to a 5/8-inch iron rod found for an angle corner of the herein described tract;

THENCE South 87° 14' 13" West - 100.00 feet to a 5/8-inch iron rod found for an angle corner of the herein described tract;

THENCE South 02° 45' 47" East - 346.27 feet to a 5/8-inch iron rod found for an angle corner of the herein described tract;

THENCE South 87° 14' 13" West - 420.40 feet to a 5/8-inch iron rod found for the southwest corner of the herein described tract;

THENCE North 02° 45' 30" West - 1806.46 feet to the northwest corner of the herein described tract, in the south right-of-way of said Kennings Road;

THENCE North 89° 54' 05" East - 3353.58 feet, with the south right-of-way line of said Kennings Road, to the **POINT OF BEGINNING** of the herein described tract and containing 122.552 acres of land.

TRACT "E"
193.5943 ACRES

Being 193.5943 acres of land being out of a called 264.2883 acres tract (TRACT ONE) conveyed by deed dated December 6, 2012 from Bill E. Murff to Murff Family Land L.L.C., as recorded in Harris County Clerk's File No. 20120574760 of the Deed Records of Harris County, Texas said 193.5943 acres being situated in the Humphrey Jackson Survey, Abstract 37, Harris County Texas, and being more particularly described by metes and bounds as follows: (All bearings are based on the Texas Coordinate System of 1983, South Central Zone)

COMMENCING at the northwest corner of CROSBY HIGH SCHOOL SEC 1, according to the plat filed for record under Film Code Numbers 677763 & 677764 of the Map Records of Harris County, Texas and being in the north line of Crosby Town Center Boulevard (100' R.O.W. Film Code 677764 H.C.M.R.);

THENCE South 02° 55' 25" East - 2.35 feet, with the west line of said CROSBY HIGH SCHOOL SEC 1, to the northeast corner and **PLACE OF BEGINNING** of the herein described tract;

THENCE South 02° 55' 25" East - 1958.79 feet, continuing with the west line of said CROSBY HIGH SCHOOL SEC 1, to corner in the north line of a called 344.5375 acres tract described in deed dated February 27, 1998 to Belleview Group Incorporated, as recorded in Harris County Clerk's File No. S900114 of the Deed Records of Harris County, Texas;

THENCE South 87° 54' 17" West - 4592.24 feet, with the north line of said 344.5375 acres, the north line of a called 0.500 acres tract described in deed dated January 4, 1990 to J. Gaven Fuchs as recorded in Harris County Clerk's File No. M465215 of the Deed Records of Harris County, Texas, and the north line of a called 10.120 acres tract described in deed dated January 31, 2002 to Ronald E. McAffety as recorded in Harris County Clerk's File No. V584965 of the Deed Records of Harris County, Texas, to the southwest corner of said 264.2883 acres;

THENCE North 12° 45' 05" East - 1392.93 feet, with the west line of said 264.2883 acres and the east line of a called 100' wide T. & N. O. Railroad right-of-way, to the beginning of a curve to the right;

THENCE with said curve to the right having a radius of 3170.40 feet, a central angle 11° 39' 51" a chord bearing and distance of N 17° 56' 06" E - 644.31 feet, and an arc length of 645.42 feet to the northwest corner of said 264.2883 acres;

THENCE North 87° 48' 24" East - 3986.33 feet, with the south line of a called 497.4 acres tract (Tract 3) described in deed dated November 29, 1996 to Lakewood Development Corporation as recorded in Harris County Clerk's File No. S302347 of the Deed Records of Harris County, Texas, to the **PLACE OF BEGINNING** of the herein described tract of land and containing within these calls 193.5943 acres of land.

TRACT "F"
7.4186 ACRES

Being a tract or parcel containing 7.4186 acres of land out of that certain called 45.7 acre tract of land conveyed to Sidonie Ulrich by Edna May Dunaway, et al. by deed recorded in Volume 5010, Page 592 of the deed records of Harris County, Texas and situated in the Humphrey Jackson Survey, Abstract No. 37 in Harris County, Texas. Said 7.4186 acre tract being more particularly described by metes and bounds as follows:

COMMENCING for reference at the southeast corner of the said 45.7 acre Ulrich Tract on the westerly right of way (R.O.W.) line of F.M. 2100 (Crosby-Lynchburg Road) 100 feet wide R.O.W.;

THENCE South 87° 55' 02" West, with the south line of the 45.7 acre Ulrich Tract, same being the north line of a 100 feet wide Harris County Flood Control District Drainage Easement recorded under Harris County Clerk's File (H.C.C.F.) No. C424308, Harris County Deed Records, a distance of 2,787.52 feet to the southeast corner and **POINT OF BEGINNING** of the herein described tract;

THENCE continuing South 87° 55' 02" West, with the same said south line of the 45.7 acre Ulrich tract and this described tract, a distance of 1,487.48 feet to the southwest corner;

THENCE North 43° 18' 08" West, with the southwesterly line of the herein described 7.4186 acre tract, a distance of 191.02 feet to the westerly most corner;

THENCE North 46° 40' 37" East, with the northwesterly line of this described 7.4186 acre tract, same being the southeasterly line of a 100 feet wide T. & N.O. Railroad right of way (R.O.W.), a distance of 159.46 feet to the northwest corner;

THENCE North 87° 55' 02" East, with the northerly line of this described tract, same being the southerly line of a called 4.0492 acre tract, a distance of 439.18 feet to a corner;

THENCE South 13° 13' 58" East, with an easterly line of the herein described tract, a distance of 61.15 feet at the southwest end of a 60.00 feet wide undeveloped right of way, called Ulrich Lane for an angle point for corner;

THENCE North 87° 55' 02" East, with the north line of this described tract, same being the south line of the aforementioned 60 feet wide Ulrich Lane (60 feet wide R.O.W.), a distance of 1,042.44 feet to the northeast corner;

THENCE South 02° 04' 58" East, with the east line of the herein described tract, a distance of 188.80 feet to the **POINT OF BEGINNING** and containing 7.4186 acres of land.

TRACT "G"
4.3875 ACRES

BEING 4.3875 acres of land in the Humphrey Jackson Survey, Abstract No. 37 in Harris County, Texas and being all of the 4.3875 acre tract described in the deed from Alaniz Deversified Interest, Inc. to WHS Interest, LLC recorded under File Number RP-2018-194043 in the Official Public Records of Harris County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at the northwest intersection of Highway 90 (Beaumont Highway) R.O.W. Varies and McKinney Lane (70' R.O.W.) for the southeast corner of said 4.3875 acre tract and the southeast corner of the herein described tract;

THENCE South 69° 15' 08" West – 485.14 feet, with north right-of-way line of said Highway 90 (Beaumont Highway), to an angle corner of the herein described tract;

THENCE North 20° 44' 52" West – 10.00 feet, continuing with said north right-of-way line, to an angle corner of the herein described tract;

THENCE South 69° 15' 08" West – 58.00 feet, continuing with said north right-of-way line, to the southwest corner of said 4.3875 acre tract and the southwest corner of the herein described tract;

THENCE North 04° 37' 52" West – 468.98 feet to the northwest corner of said 4.3875 acre tract and the northwest corner of the herein described tract;

THENCE North 85° 22' 08" East – 402.52 feet to the west right-of-way line of said McKinney Lane and being the northeast corner of said 4.3875 acre tract and the northeast corner of the herein described tract;

THENCE South 25° 03' 07" East – 349.80 feet, with the west right-of-way line of said McKinney Lane, to the **POINT OF BEGINNING** and containing 4.3875 acres of land.

TRACT "H"
26.4639 ACRES

BEING 26.4639 acres of land in the T. Walker Survey, Abstract No. 853 and the H.T. & B.R.R. CO. Survey, Abstract No. 1124 in Harris County, Texas and being all of the 22.685 acre tract described in the deed from GSL Invertments, Inc. to Nabors Drilling USA, Inc. recorded under File Number V042938 in the Official Public Records of Harris County, Texas and being all of the 3.7789 acre tract described in the deed from Danny Riggins et ux. to Nabors Drilling USA, Inc. recorded under File Number V042938 in the Official Public Records of Harris County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at the southwest intersection of Crosby-Dayton Road (R.O.W. Varies) and Lindstrom Road (70' R.O.W.) for the north corner of said 22.685 acre tract and the north corner of the herein described tract;

THENCE South 03° 25' 06" East – 1871.20 feet, with west right-of-way line of said Lindstrom Road, to the southeast corner of said 3.7789 acre tract and the southeast corner of the herein described tract;

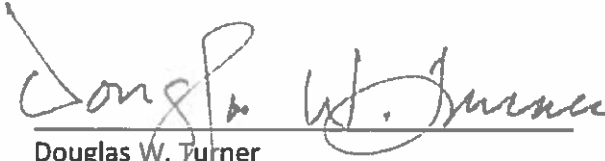
THENCE South 86° 32' 16" West – 410.66 feet, with the south line of said 3.7789 acre tract, to the southwest corner of said 3.7789 acre tract and the most southerly southwest corner of the herein described tract;

THENCE North 03° 05' 08" West – 399.11 feet, with the west line of said 3.7789 acre tract, to the northwest corner of said 3.7789 acre tract and an angle corner of the herein described tract, in the south line of said 22.685 acre tract;

THENCE South 85° 43' 13" West – 272.71 feet, with the south line of said 22.685 acre tract, to the southwest corner of said 22.685 acre tract and the most westerly southwest corner of the herein described tract;

THENCE North 42° 00' 43" West – 672.80 feet, with the southwest line of said 22.685 acre tract, to the west corner of said 22.685 acre tract and the west corner of the herein described tract, in the southeast right-of-way line of said Crosby-Dayton Road;

THENCE North 45° 45' 56" East – 1454.41 feet, with the southeast right-of-way line of said Crosby-Dayton Road, to the **POINT OF BEGINNING** and containing 26.4639 acres of land.



Douglas W. Turner
Registered Professional Land Surveyor
Texas Registration Number 3988



THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

THIS DESCRIPTION WAS COMPILED FROM VARIOUS SOURCES.

Exhibit B

The laws of the State of Texas contain provisions which allow the City of Houston, Texas to annex the District. A municipality of the State of Texas, including a Home Rule City, that annexes all of the area in a municipal utility district must take over all property and other assets of the District and assume all the debts, liabilities and obligations of such district, and perform all the functions of the district, including the provision of services. When a district is annexed and dissolved and the obligations thereof payable in whole or in part from ad valorem taxes become obligations of the annexing municipality, the governing body of such municipality is thereafter required to levy and collect taxes on all taxable property in the municipality sufficient to pay the principal of an interest on the bonds, warrants or other obligations of the district as they

FILED FOR RECORD

8:00:00 AM

Wednesday, November 4, 2020



COUNTY CLERK, HARRIS COUNTY, TEXAS

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me, and was duly RECORDED, in the Official Public Records of Real Property of Harris County Texas

Wednesday, November 4, 2020



COUNTY CLERK
HARRIS COUNTY, TEXAS