

By: Thompson

H.B. No. 3843

A BILL TO BE ENTITLED

AN ACT

relating to excluding certain territory from the Harris County Road Improvement District No. 2.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. EXCLUDING TERRITORY. (a) In this section, "district" means the Harris County Road Improvement District No. 2.

(b) The boundaries and field notes contained in Subsection (c) of this section form a closure and the remainder of the property in the district closes. A mistake made in the field notes or in copying the field notes in the legislative process does not affect the district's:

(1) organization, existence, or validity;

(2) right to issue any type of bond for the purposes for which the district is created or to pay the principal of and interest on a bond;

(3) right to impose a tax; or

(4) legality or operation.

(c) All of the territory in the following area is excluded from the district:

All that certain tract or parcel of land containing 59.785 acres, (2,604.219 square feet) out of a 89.8417 acre tract being situated in the James Strange Survey, 695, Harris County, Texas, being out of a called 500 acre tract that is described as "First Tract" in that conveyance to Invincible Oil Company by deed dated

1 December 1, 1961, and recorded in Volume 372, Page 388 of the Harris
2 County Deed Records, being out of a called 101.2965 acre tract as
3 described in Deed recorded under Harris County Clerks File No.
4 N-838827 and being out of a called 101.04907 acre tract of land as
5 described in deed recorded under Harris County Clerk's File No.
6 L-042670, Said 59.785 acre tract being all of a 9.662 acre tract as
7 described under Clerk's File No. V772991. A portion of a 55.503 as
8 described under Clerk's File No. V201632 and a portion of a 71.0561
9 as described under Clerk's File No. V324025 and being more
10 particularly described by metes and bounds as follows:

11 COMMENCING at a 5/8 inch iron rod found marking the
12 intersection of the west line of the James Strange Survey with the
13 northerly right-of-way line of Will Clayton Parkway (100 feet wide)
14 (call Jetero Boulevard) as recorded by Film Code Number 869-07-1604
15 in the Official Public Records of Real Property of Harris County,
16 Texas;

17 THENCE, North, 00 degrees 24 minutes 46 seconds East a
18 distance of 557.65 feet to a point from which a found 4" x 4"
19 concrete monument bears north 32 degrees 30 minutes 34 seconds
20 East, 0.35 feet, marking the most southerly southwest corner of a
21 37.002 acre tract as described in the deed from Cities Service
22 Company to Humble I.S.D. dated August 26, 1976 and recorded by Film
23 Code Number 133-37-1435 in the Harris County Deed Records;

24 THENCE, South, 89 degrees 35 minutes 31 seconds East along
25 the southerly line of said 37.002 acre tract a distance of 500.30
26 feet to the southeast corner of said 37.002 acre tract, from which a
27 1/2 inch iron rod found bears North 39 deg. 14 min. 25 sec. East,

1 0.40 feet;

2 THENCE, North, 00 degrees 24 minutes 36 seconds East, along
3 the easterly line of said 37.002 acre tract a distance of 104.46
4 feet to a 5/8 inch capped iron rod set for the southwest corner and
5 point of beginning of the herein described tract;

6 THENCE, North, 00 degrees 24 minutes 36 seconds East,
7 continuing along the easterly line of said 37.002 acre tract a
8 distance of 583.94 feet to a 5/8 inch capped iron rod set for corner
9 of the herein described tract;

10 THENCE, North, 88 degrees 36 minutes 14 seconds East, a
11 distance of 43.14 feet to a 5/8 inch capped iron rod set for corner;

12 THENCE, North, a distance of 128.15 feet to a 5/8 inch capped
13 iron rod set for corner of the herein described tract;

14 THENCE, South, 89 degrees 43 minutes 29 seconds West, a
15 distance of 42.21 feet to a 5/8 inch capped iron rod set in the
16 easterly line of aforesaid 37.002 acre tract;

17 THENCE, North, 00 degrees 24 minutes 36 seconds East, a
18 distance of 814.77 feet to a 1/2 inch iron rod found for corner of
19 the herein described tract;

20 THENCE, North, 89 degrees 12 minutes 30 seconds West with the
21 north line of said 37.002 acre tract a distance of 155.96 feet to a
22 3/4 inch iron rod found for corner marking the southeast corner of a
23 called 8.00 acre tract to Humble I.S.D. recorded under Harris
24 County Clerks File No. R-748181;

25 THENCE, North, 00 degrees 24 minutes 46 seconds east, along
26 the east line of said 8.00 acre tract, a distance of 712.36 feet to a
27 5/8 inch capped iron rod set for the northwest corner of the herein

1 described tract;

2 THENCE, South, 89 degrees 15 minutes 30 seconds east, a
3 distance of 1227.76 feet to a 5/8 inch capped iron rod set for the
4 most northerly northeast corner of the herein described tract;

5 THENCE, South, 00 degrees 44 minutes 30 seconds west, a
6 distance of 284.30 feet to a 5/8 inch capped iron rod set for corner
7 of the here-in described tract;

8 THENCE, East, a distance of 704.97 feet to a 5/8 inch capped
9 iron rod set for the most easterly northeast corner of the herein
10 described tract;

11 THENCE, South, a distance of 450.38 feet to a 5/8 inch capped
12 iron rod set from the most easterly southeast corner of the herein
13 described tract;

14 THENCE, West, a distance of 544.41 feet to a 5/8 inch capped
15 set for corner of the herein described tract;

16 THENCE, along a curve to the left having a radius of 2350.00
17 feet, a central angle of 03 degrees 40 minutes 47 seconds an arc
18 length of 150.92 feet, having a chord bearing and distance of North
19 05 degrees 04 minutes 07 seconds, 150.90 feet to a 5/8 inched capped
20 iron rod set for corner of the herein described tract;

21 THENCE, West, a distance of 31.77 feet to a 5/8 inch capped
22 iron rod set for corner;

23 THENCE, South, a distance of 70.27 feet to a 5/8 inch capped
24 iron rod set for corner;

25 THENCE, West, a distance of 217.89 feet to a 5/8 inch capped
26 iron rod set for corner;

27 THENCE, South, a distance of 21.39 feet to a 5/8 inch capped

1 iron rod set for corner;

2 THENCE, South, 21 degrees 19 minutes 52 seconds East, a
3 distance of 129.87 feet to a 5/8 inch capped iron rod set for
4 corner;

5 THENCE, East, a distance of 180.68 feet to a 5/8 inch capped
6 iron rod set for corner on the East line of said 89.8401 acre tract
7 and being in a curve to the right;

8 THENCE, in a southerly direction along the arc of said curve
9 to the right having a radius of 2350.00 feet subtending a central
10 angle of 02 degrees 08 minutes 04 seconds an arc length of 87.55
11 feet and having a chord bearing of South 09 degrees 30 minutes 41
12 seconds West, a chord distance of 87.54 feet to a 3/4 inch iron pipe
13 found for corner;

14 THENCE, South, 10 degrees 48 minutes 08 seconds West, a
15 distance of 667.58 feet to a 5/8 inch capped iron rod set for
16 corner;

17 THENCE, North 85 degrees 27 minutes 18 second West, a
18 distance of 387.20 feet to a 5/8 inch capped iron rod set for
19 corner;

20 THENCE, South, a distance of 116.74 feet to a 5/8 inch capped
21 iron rod set for corner;

22 THENCE, South, 88 degrees 36 minutes 14 seconds West, a
23 distance of 390.60 feet to a 5/8 inch capped iron rod set for
24 corner;

25 THENCE, South, 01 degrees 23 minutes 46 seconds East, a
26 distance of 35.99 feet to a 5/8 inch capped iron rod set for corner;

27 THENCE, North, 88 degrees 36 minutes 14 seconds East, a

1 distance of 296.47 feet to a 5/8 inch capped iron rod set for
2 corner;

3 THENCE, South, 01 degrees 23 minutes 46 seconds East, a
4 distance of 118.15 feet to a 5/8 inch capped iron rod set for
5 corner;

6 THENCE, North, 88 degrees 36 minutes 14 seconds East, a
7 distance of 187.08 feet to a 5/8 inch capped iron rod set for
8 corner;

9 THENCE, South, 10 degrees 48 minutes 08 seconds West, a
10 distance of 462.67 feet to a 5/8 inch capped iron rod set for the
11 southeast corner of the herein described tract;

12 THENCE North, 89 degrees 35 minutes 24 seconds West, a
13 distance of 720.69 feet to the POINT OF BEGINNING and containing
14 59.785 acres, (2,604,219 square feet) of land.

15 SECTION 2. LEGAL NOTICE. (a) The legal notice of the
16 intention to introduce this Act, setting forth the general
17 substance of this Act, has been published as provided by law, and
18 the notice and a copy of this Act have been furnished to all
19 persons, agencies, officials, or entities to which they are
20 required to be furnished under Chapter 313, Government Code.

21 (b) All requirements of the constitution and laws of this
22 state and the rules and procedures of the legislature with respect
23 to the notice, introduction, and passage of this Act are fulfilled
24 and accomplished.

25 SECTION 3. EFFECTIVE DATE. This Act takes effect
26 immediately if it receives a vote of two-thirds of all the members
27 elected to each house, as provided by Section 39, Article III, Texas

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1 Constitution. If this Act does not receive the vote necessary for
2 immediate effect, this Act takes effect September 1, 2011.