

SCALE: 1" = 100'

METES & BOUNDS DESCRIPTION  
OF A  
0.148 ACRE ABANDONED PUE  
JOHN AUSTIN LEAGUE, A-2  
BRYAN, BRAZOS COUNTY, TEXAS

A METES & BOUNDS description of a 0.148 acre 15-foot wide public utility easement to be abandoned, situated in John Austin League, Abstract No. 2, Bryan, Brazos County, Texas, being part of the called 12.975 acre tract; Austin's Colony Phase 12A, recorded in Volume 10515, Page 291 of the Official Public Records of Brazos County, Texas, said 15-foot wide public utility easement being more particularly described as follows:

COMMENCING at a point on the northeasterly line of Thornberry Drive (80' R.O.W.), marking the Southwest corner of said 12.975 acre tract and being the Southwest corner of Block 1, Lot 1 of the Final Plat of Austin's Colony Phase 12A, as recorded in Volume 10515, Page 291 of the Official Public Records of Brazos County, Texas;

THENCE North 41°11'14" East, along the Northwest property line of said 12.975 acre tract, 15.00 feet to a point for corner marking the POINT OF BEGINNING of the herein described abandoned public utility easement;

THENCE North 41°11'14" East, continuing along said property line, for a distance of 434.18 feet to a point of corner marking the Northwest corner of the herein described abandoned public utility easement;

THENCE South 24°57'42" East, for a distance of 16.40 feet; to a point of corner marking the Northeast corner of the herein described abandoned public utility easement;

THENCE South 41°11'14" West, for a distance of 427.94 feet to a point of corner marking the Southeast corner of the herein described abandoned public utility easement;

THENCE North 46°03'42" West, for a distance of 15.00 feet to the POINT OF BEGINNING, containing 0.148 acres of land, more or less.

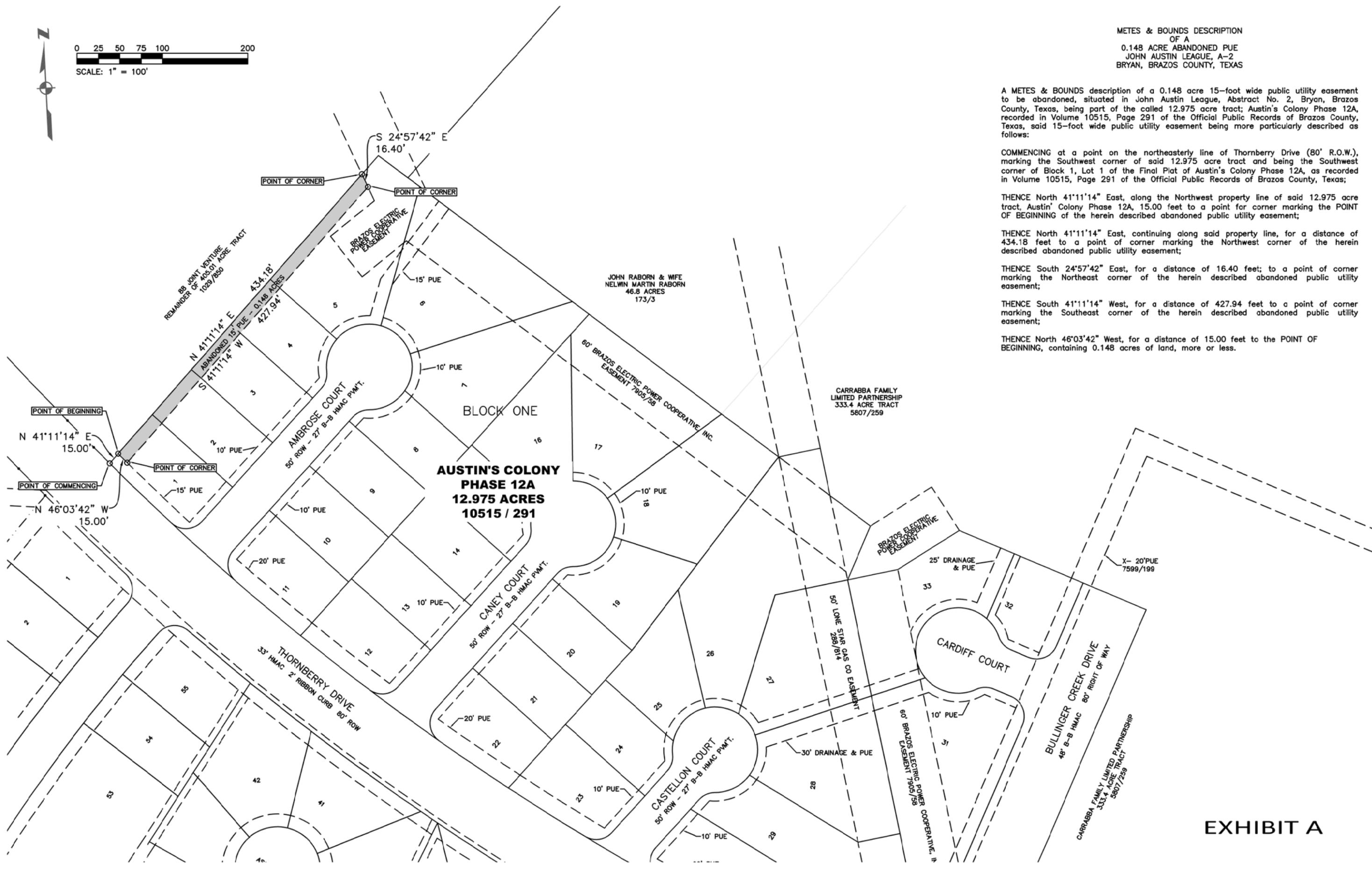


EXHIBIT A