

File SF 13997 1710

Harris County

SCHOOL LAND

M&G 4-19-38 (1107)

HP 226. ^{.95} Acres

Survey No. _____

Block No. _____

16. mi. N 86° E.

Surveyed for

B. N. Garrett

Chap 271. ~~APRIL 16, 1886~~ Acts 42 nd Law

CORRECT ON MAP FOR 226.35 ACRES
4-19-1938 title.

Patent Orig with M/R.
7-14-39 N.C.B.

REG. M'R'S. CTR.

MAP MK'D PTR.

Patented JUL 14 1939 V. E. Deane
No. 446 Vol. 72 a
Mailed Co. Clk. JUL 18 1939

135
237

abst vol 61
Patd. 62

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APR 30 1938
5.00 Pat Fee
1.00 Rec ✓

Am. Title Guaranty Co.
Houston

Paid in full for 226.35 acres
5-2-38 M.G.F.

1840

APPLICATION FOR SURVEY
(To Purchase)

To A. C. Stimson, County Surveyor of Harris County, Texas.

By virtue of an act approved May 29, 1931, I hereby apply for a survey of the following described area believed to be unsurveyed land belonging to the public free school fund, with a view to purchasing the same under said Act.

Situated in Harris County, Texas, about (17) seventeen miles nearly East from the county site. Said tract is bounded as follows:

On the West by the Peter J. Duncan Survey;

On the North by the Wm. W. Beuhler Patent;

On the East by Old River;

On the South by the North line of the Harris and Carpenter Survey, located as 5000.0 vs. North of Buffalo Bayou.

This application is made under the preferential rights granted in the said Act as the land is in my enclosure and I hold a deed to the same.

P. O. Channell

P. O. Channel View, Harris Co. Texas

I, A. C. Stimson, County Surveyor of Harris County, Texas, hereby certify that the above and foregoing application was filed for record on the 11TH day of FEBRUARY 1938 at 9.45 o'clock A M., and recorded in Vol. 9 page 53 in Surveyor's Office, Harris County, Texas.

A.C. Stimson
S.E. Smith

GENERAL FUND OFFICE

MAR 3 5 1938

RECEIVED

COMMISSIONER B. [unclear]

[Handwritten signature]

[Handwritten signature]

[Handwritten signature]

271322

1840

APPLICATION FOR SURVEY
(To Purchase)

To A. C. Stinson, County Surveyor of Harris County, Texas.
By virtue of an act approved May 29, 1931, I hereby apply
for a survey of the following described area believed to be
unsurveyed land belonging to the public free school fund,
with a view to purchasing the same under said Act.
Situated in Harris County, Texas, about (17) seventeen miles
nearly East from the county site. Said tract is bounded as

follows:

- On the West by the Peter J. Duncan Survey;
- On the North by the Wm. W. Benhler Patent;
- On the East by Old River;
- On the South by the North line of the Harris
and Carpenter Survey, located as 5000.0 va.
North of Buffalo Bayou.

This application is made under the preferential rights

granted in the said Act as the land is in my enclosure and

hold a deed to the same.

[Signature]

P. O. Channel View, Harris Co. Texas

A. C. Stinson, County Surveyor of Harris County, Texas,
repy certify that the above and foregoing application was
filed for record on the 11th day of FEBRUARY 1938 at
2:42 o'clock A. M., and recorded in Vol. 9 page 53
in Surveyor's Office, Harris County, Texas.

[Signature]
[Signature]

RECEIVED
MAR 2 2 1938
GENERAL LAND OFFICE

FILED March 22, 1938

[Signature]
COMMISSIONER BY *[Signature]*

SF 13997 ①

Application

1840

STATE OF TEXAS)
)
COUNTY OF HARRIS)

Field notes of 226.³⁵346 acres made for B. N. Garrett by virtue of his application for survey to purchase filed with the County Surveyor, Harris County, Texas, February 11th, 1938 at 9:45 o'clock A. M. and recorded in Vol. 9, page 53, Application for Survey Records in Harris County, Texas.

Said land is located on the waters of what is known as Old River about 16 miles North 86° East from the county site.

BEGINNING at a stake on the South edge of concrete pavement on the Market Street Road where the same crosses the Sheldon Road and being the Northeast corner of the Richard & Robert Vince Survey, the Southeast corner of the Peter J. Duncan Survey and the Northwest corner of the Wm. Harris & David Carpenter Survey located 4957.0 vs. from the edge of the water in Buffalo Bayou or the Houston Ship Channel and being due North of the same;

THENCE East along the North line of the Wm. Harris & David Carpenter Survey located as above stated. At 266.5 vs. cross the center line of a North and South shell road, at 399.5 vs. cross a fence, at 522.8 vs. cross a fence on West side of road, at 565.5 vs. fence on East side of road, at 637.0 cross a yard fence, at 685.9 vs. re-cross the same, at 781.5 vs. cross a fence on South side of road, at 864.0 vs. cross fence on North side of same, at 963.5 vs. cross fence on West side of road, at 1197.5 vs. cross the center line of another road, at 1417.0 vs. cross a gully, at 1522.5 vs. pass a fence corner, at 1830.0 vs. leave high bank on West side of gully, at 1981.5 vs. cross gully, at 2042.5 vs. cross a fence, at 2122.0 vs. top of bank on East side of gully, at 2395.5 vs. cross the center line of a curving road, at 2546.2 vs. set a stake 7.0 vs. West of the approximate mean high tide line of Old River, a 1" iron rod brs. North 24° 28' West 9.9 vs., a 5" Elm mkd. \sphericalangle brs. South 3½° West 3.5 vs.;

THENCE with the meanders of Old River on an offset to the mean high tide of same, North 7° 36' East 195.6 vs., North 6° 23' West 232.4 vs., North 4° 32' East 73.5 vs. to a ½" pipe on the South line of the Wm. W. Beuhler et al, 299.343 acres 1.5 vs. West of the approximate mean high tide line of Old River, a 12" Pin Oak mkd. W over X brs. North 34½° West 13.0 vs., an 8" Elm mkd. W over X brs. North 21° West 11.5 vs.;

THENCE along the South line of Beuhler et al, 299.343 acres North 89° 59' West along a fence and an old marked line. At 1576.4 vs. cross the center line of the concrete on the Market Street Road and in all 2549.5 vs. to a ½" galvanized pipe set in the Sheldon Road on the East line of the Peter J. Duncan Survey and at the Southwest corner of the said Beuhler et al 299.343 acres;

THENCE along the Sheldon Road on the East line of the said Peter J. Duncan Survey, South, at 119.0 vs. cross center line of a ditch and in all 499.06 vs. to the place of beginning.

Surveyed March 8th, 1938. Var. 9° 33' East.
J. E. Luitich - J. H. Fletcher, Chainmen

I, N. E. Wicklund, Surveyor of Harris County, Texas, do hereby certify that the foregoing survey was made by me on the ground according to law, that the limits, boundaries and corners, with the marks, natural and artificial, are truly described in the foregoing field notes, just as I found them on the ground.

N. E. Wicklund

N. E. Wicklund,
Licensed Land Surveyor

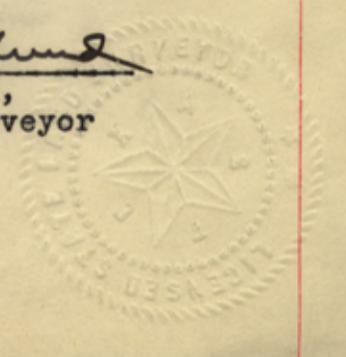
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3/8/38

RECEIVED - BUREAU
MAY 25 1938
HARRIS COUNTY TEXAS

(over)

COMMISSIONER BY
J. E. Luitich

FILED 1938



Field notes of S.E. 346 acres made for B. N. Garrett by virtue of his application for survey to purchase filed with the County Surveyor, Harris County, Texas, February 11th, 1938 at 9:45 o'clock A. M. and recorded in Vol. 9, page 53.

I, A. C. Stimson, County Surveyor of Harris County, Texas, certi-

fy that this instrument was filed for record in my office on the

8TH day of MARCH 1938, at 4:30 o'clock P.M.,

and recorded in Vol. M Page 230, of the Surveyor's

Records of Harris County, Texas.

A. C. Stimson

County Surveyor, Harris Co.,
Texas

PER *S. E. Smith* DEPUTY

Robert Vance Survey, the Southeast corner of the Richard & Sheldon Road and being the Northeast corner of the Richard & Sheldon Survey, the Southeast corner of the Wm. Harris & David Survey and the Northwest corner of the Wm. Harris & David Carpenter Survey located 457.0 va. from the edge of the water in Buffalo Bayou of the Houston Ship Channel and being due North of the same.

SF 13997 (2)

Field Notes

CORRECT ON MAP FOR 226.25 ACRES

4-19-1938

*Patented 7.14.39
Potter*

FILED March 22, 1938

Jim McDonald

COMMISSIONER BY *Annally*

4-19-38
c
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RECEIVED

MAR 22 1938

GENERAL LAND OFFICE

B. N. Garrett
J. E. Lutich
100 Houston, Tex
Coah

RECEIVED - GENERAL LAND OFFICE	REG. NO.
AMT. REC'D'S	
AMT. TO SUSPENSES	
ENTERED	
MAR 22 1938	
FUND No.	AMOUNT
1	157

R 1166

Annally

(over)

1380
1243

APPLICATION AND OBLIGATION TO PURCHASE SCHOOL LAND WITHOUT SETTLEMENT

_____ , Texas, April 25th 19 38

To the Commissioner of the General Land Office, Austin, Texas:

I hereby apply to purchase the following land under the provisions of the laws relating to the sale of school land without settlement and with a reservation of 1-8 of the sulphur and 1-16 of all the other minerals as a free royalty to the State. The land is situated in Harris, County Texas, about 16 miles (give course) North 86° East from the county site; and I agree to pay for said land the price per acre specified below:

Section	Block	Township	Certificate	GRANTEE	Acres	Price Per Acre Offered	Classification
			SF13997	B. N. Garrett	226.35	1.00	Min. & Graz.

I am over twenty-one years of age.

I agree that the sale to me is upon the express conditions of a reservation of 1-8 of the sulphur and one-sixteenth (1-16) of all other minerals as a free royalty to the State. I herewith enclose the sum of \$ 226.35 as the full (Insert whether "full" or "one-fortieth")

cash payment therefor, and subscribe to the following oath, to wit:

I, B. N. GARRETT, do solemnly swear that I desire to purchase the land for myself and that no other person or corporation is interested in the purchase thereof either directly or indirectly.

Post Office Channelview, Texas

B. N. Garrett

Applicant.

Sworn to and subscribed before me, this the 25th day of April, 19 38.

Carl J. Rector

Notary Public, Harris County, Texas.

NOTE—If applicant pays all cash, he should tear off the obligation below.

(Officer must not omit seal.)

RECEIVED

File No. SF13997

No. SF13997

3

APPLICATION OF

B. N. Garrett

P. O. Channel View, Texas

WITHOUT SETTLEMENT

Section	Block	Certificate	Acres
		SF13997	226.35

Township	Grantee
	<u>B. N. Garrett</u>

In Harris County.

Filed April 29 1938

W. H. McDonald
Commissioner General Land Office.

Awarded May 2nd 1938

Rejected W. H. McDonald 19
Commissioner General Land Office.

Roll

Class Min. & Graz.

Appr'm't \$1.00

Appl'n

Obligation

Seal

Map

Lease

On Market

Form 1540B-M340-631-10M

NOTE: If applicant pays all cash, he should pay off the application below.
Sworn to and subscribed before me, this the _____ day of _____, 1938.
Applicant: _____
Notary Public, Harris County, Texas.

RECEIVED
GENERAL LAND OFFICE
APR 29 1938

RECEIVED
GENERAL LAND OFFICE
APR 26 1938

SCHOOL LAND WITH
APPLICATION AND OBLIGATION

231-35
OK

RECEIVED - GENERAL LAND OFFICE
AMT. REC'D'S _____ REG. No. _____
AMT. TO SUSPENSES _____
ENTERED BY _____

APR 30 1938

FUND No.	CLASS No.	AMOUNT	ACRES
44	312	226.35	
1	216	500	

17139

Rd. 199

The price per acre specified below:

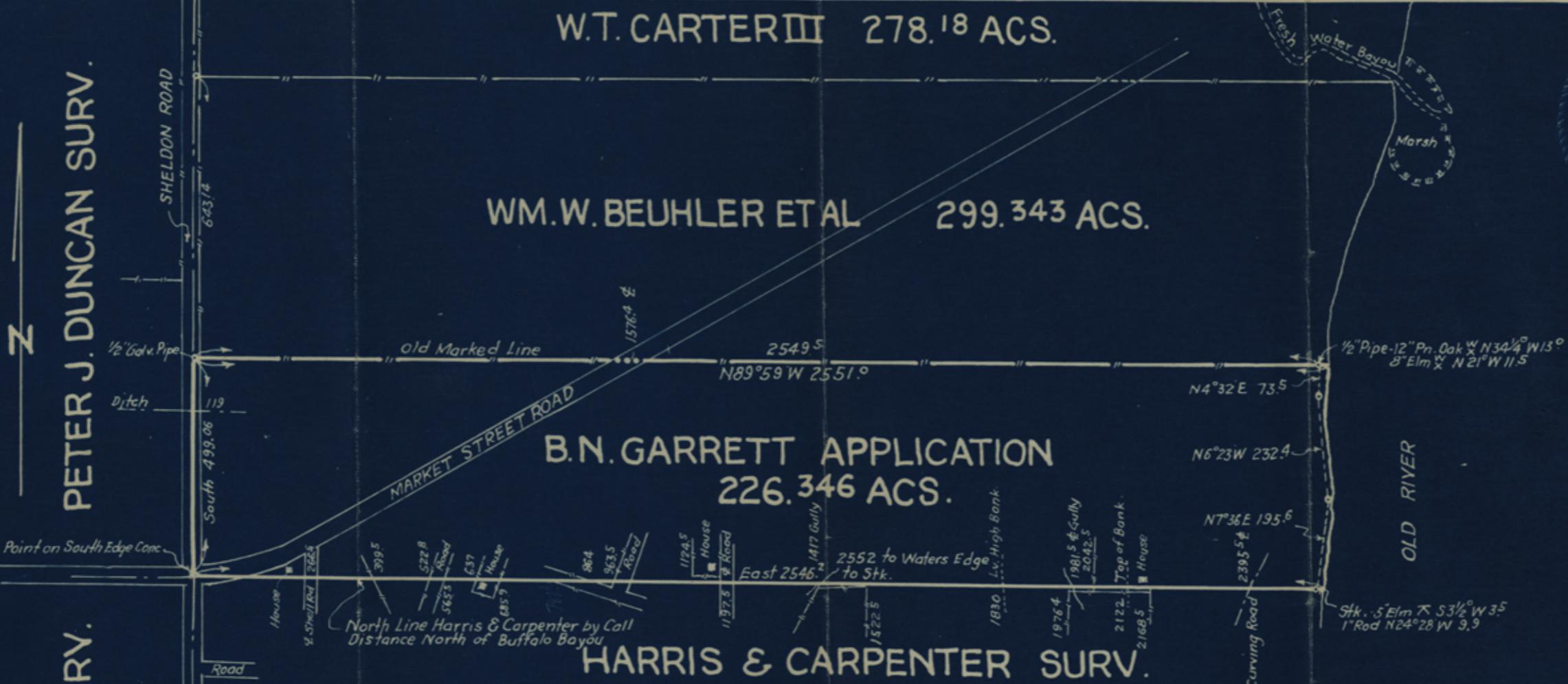
10 miles (five course) North 80° East from the county site; and I agree to pay for said land

as a free royalty to the State. The land is situated in Harris County, Texas, about
I hereby apply to purchase the following land under the provisions of the act of the Legislature of
the Commissioner of the General Land Office, Austin, Texas.

FORM 11

134
1380

R. & R. VINCE SURV. PETER J. DUNCAN SURV.



HARRIS & CARPENTER SURV.
MAP
 SHOWING SURVEY FOR B.N. GARRETT, HARRIS
 COUNTY, TEXAS. SCALE 300 VARAS TO 1 INCH.
 OFFICE OF J. S. BOYLES C.E. HOUSTON TEXAS.
 FIELD BOOK A-5 PG. 91 DATE 3-8-38 MAP NO. 4740-C

I, N.E. Wicklund, Licensed Land Surveyor of The State of Texas do hereby Certify that the above map is a true and Correct map of the area shown hereon according to a Survey made on the ground by me, Showing the location of the Corners and the boundary lines of the named Surveys, Just as I found them on the ground. Witness my hand and seal this 8th day of March 1938

N. E. Wicklund
 Surveyor

SF 13997

Ⓐ

RECEIVED
MAR 22 1938
GENERAL LAND OFFICE

FILED March 22, 1938

Wm M. McDonald
COMMISSIONER *Wm M. McDonald*

1840

STATE OF TEXAS)
)
COUNTY OF HARRIS)

I, N. E. Wicklund, Licensed State Land Surveyor
of the State of Texas and of Houston, Harris County, Texas,
do solemnly swear that the classification and market value
of the land included within the B. N. Garrett field notes
is as follows:

Soil - sandy loam
Reasonable market value - questionable
Dry or Watered - Watered
Kind of Timber - Cut over
Market value of Timber - none
Over flow - No Swamp - partially
Suitable for settlement - yes

I further certify that there is not now nor has
there ever been a producing oil or gas well within five (5)
miles of the B. N. Garrett 226.346 acres.

N. E. Wicklund
N. E. Wicklund,
Licensed Land Surveyor

Sworn to and subscribed before me this the 8 day
of March, 1938.

Marie Cobb
Notary Public, Harris Co.,
T e x a s

GENERAL LAND OFFICE
MAR 8 5 1938
RECEIVED

COMMISSIONER OF LANDS
J. W. ...
REGISTERED

REGISTERED

2
1938

1840

) STATE OF TEXAS
)
) COUNTY OF HARRIS

I, N. E. Wicklund, Licensed State Land Surveyor
of the State of Texas and of Houston, Harris County, Texas,
do solemnly swear that the classification and market value
of the land included within the B. N. Garrett field notes
is as follows:

Soil - sandy loam
Reasonable market value - questionable
Dry or Watered - Watered
Kind of Timber - Cut over
Market value of Timber - none
Over flow - No Swamp - partially
Suitable for settlement - Yes

I further certify that there is not now nor has
there ever been a producing oil or gas well within five (5)
miles of the B. N. Garrett 256.746 acres.

N. E. Wicklund
N. E. Wicklund,
Licensed Land Surveyor

Sworn to and subscribed before me this the 8 day
of March, 1938.

Marie Good
Notary Public, Harris Co.,
Texas

SF 13997 (5)

FILED March 22, 1938

Jim McConald
COMMISSIONER B
Annally

RECEIVED
MAR 22 1938
GENERAL LAND OFFICE

2089

No. 200913

J. S. Daugherty, et al To B. N. Garrett,
General Warranty Deed

The State of Texas, County of Harris. Know all men by these presents: That we, John G. Tod and J. S. Daugherty, of Harris County, Texas, and Reese S. Allen and C. J. Ferguson, of Wichita County, Texas, for and in consideration of the sum of Three Hundred Thousand (\$300,000) Dollars, to us in hand paid and to be paid by B. N. Garrett, of Harris County, Texas, as follows: Fifty Thousand (\$50,000) Dollars, paid in cash, the receipt of which is hereby acknowledged, and the assumption of the payment by the said B. N. Garrett of the following notes, together with interest that may accrue thereon. Nine (9) notes dated June 6th, 1916, executed by J. S. Daugherty and Reese S. Allen; One of said notes being for the sum of Seventeen thousand seven hundred (\$17,700.00) Dollars, payable to the order of J. B. Wilson, on or before one year from its date. One of said notes being for the sum of Eight Thousand Eight Hundred and Fifty (\$8850.00) Dollars, payable to the order of R. H. Stewart, on or before one year from its date; One of said notes being for the sum of Eight Thousand eight hundred and fifty (\$8850.00)- payable to the order of Mrs. Rosa Silberstein, on or before one year from its date; One of said notes being for the sum of Seventeen Thousand Six Hundred and fifty (\$17,650.00) Dollars, payable to the order of J. B. Wilson on or before two years from its date; One of said notes being for the sum of Eight Thousand eight hundred and twenty five (\$8825.00) Dollars, payable to the order of R. H. Stewart, on or before two years from its date. One of said notes being for the sum of Eight Thousand eight hundred and twenty-five (\$8825.00) Dollars, payable to the order of Mrs. Rosa Silberstein, on or before two years from its date. One of said notes being for the sum of Seventeen Thousand Six Hundred and fifty (\$17,650.00) Dollars,

payable to the order of J. B. Wilson, on or before three years after its date. One of said notes being for the sum of Eight Thousand eight hundred and twenty-five (\$8825.00) Dollars, payable to the order of R. H. Stewart, on or before three years from its date; One of said notes being for the sum of Eight Thousand eight hundred and twenty five (\$8825.00) Dollars, payable to the order of Mrs. Rosa Silberstein, on or before three years from its date; Of the above notes those maturing one year from date, have been extended for three years, so as to mature on June 5th, 1920, All of said notes bearing interest at the rate of seven (7) per cent per annum, payable semi-annually, and provide for the payment of ten (10) per cent attorneys fees in case default is made in their payment and they are placed in the hands of an attorney for collection. That certain note executed by John G. Tod on the 3rd day of December 1912, payable to the order of J. M. Parker and R. L. Parker, due one year after its date, for the sum of Eighteen Thousand one hundred (\$18,100.00) Dollars, with interest thereon at the rate of eight per cent per annum, payable semi-annually, said note providing for the payment of ten (10) per cent attorneys fees in case default is made in the payment thereof and is placed in the hands of an attorney for collection. On this note One Hundred (\$100.00) Dollars has been paid on the principal thereof, leaving the total amount of said note Eighteen Thousand (\$18,000.00) Dollars which by agreement with J. M. Parker and Grace Irene Parker, widow of R. L. Parker, deceased, they now being the owners and legal holders thereof, has been extended into three annual payments of Six Thousand (\$6,000.00) Dollars, each, payable on the 5th day of June, 1918, 1919, and 1920. And that certain promissory note executed by John G. Tod on June 9th, 1913, for the sum of Six Thousand five Hundred (\$6,500.00) Dollars, payable to the order of J. S. Daugherty, one year after date, with interest at the rate of eight per cent per annum, and providing for the payment of ten (10) per cent attorneys

fees on said note if default is made in the payment thereof and is placed in the hands of an attorney for collection, The payment of said note having been by agreement extended to one year from this date; All interest that has accrued on all of said notes up to this date having been paid by the grantors herein so that there is now due upon said notes nothing but the principal thereof, and In further consideration that the said B. N. Garrett has made, executed and delivered certain promissory notes to the grantors herein, as follows, One note for the sum of Twenty two hundred (\$2200.00) Dollars due on or before one year from date, payable to the order of John G. Tod; One note for the sum of Eighty seven Hundred (\$8700.00) Dollars, payable to the order of John G. Tod, on or before two years from date; One note payable to the order of John G. Tod, for the sum of Eighty Six Hundred (\$8600.00) Dollars, on or before three years from date; One note for the sum of Forty Thousand Dollars, payable to the order of J. S. Daugherty, on or before four years from date; One note for the sum of Ten Thousand (\$10,000.00) Dollars, payable to the order of Reece S. Allen, on or before four years from date; One note for the sum of Thirty Thousand (\$30,000.00) Dollars, payable to the order of Reece S. Allen, on or before five years from date. One note for the sum of Twenty Thousand (\$20,000.00) Dollars, payable to the order of John G. Tod, on or before five years from date; All of said notes bearing interest at the rate of six (6) per cent per annum, payable annually, and all of said notes providing that in case default is made in the payment thereof and they are placed in the hands of an attorney for collection, that ten per cent thereon shall be paid as attorneys fees. the grantors hereinabove named, have granted, sold and conveyed, and by these presents do grant, sell and convey unto the said B. N. Garrett, of the County of Harris, and State of Texas, all those certain tracts and parcels of land hereinafter described as follows, towit: Tract No. 1, consisting of the following described tracts, out of the Richard &

Robert Vince League, in Harris County, Texas, Ist A tract of 2518 acres conveyed by J. L. Massey and wife to John G. Tod and J. W. Jones by deed dated December 15th, 1893, recorded in Vol. 70, page 529, Deed Records of Harris County, Texas, to which deed and the record thereof reference is here made for a full description of said 2518 acres.

Second: A tract of 1054 acres of land, being the same land conveyed by J. M. Parker, et als, to Nicholas S. Schmitz by deed dated December 10th, 1908, recorded in Vol. 257, page 555, of the Harris County Deed Records, to which deed and the record thereof reference is here made for a full description of said 1054 acres. Third: A tract of 400 acres of land

conveyed by W. H. Campbell et als, to John G. Tod, by deed dated April 14th, 1910, recorded in Vol. 262, Harris County, Deed Records, page 240, to which deed and the record thereof reference is here made for a full description of said 400 acres. Fourth: A tract of land in said League

containing 65 acres of land, being the same tract conveyed by Nicholas S. Schmitz to John G. Tod, by deed dated February 12th, 1909, recorded in Vol. 237, Harris County Deed Records, page 419, to which deed and the record thereof, reference is here made for a full description of said 65 acres. Contained within the bounds of the above named four tracts,

4037.8 acres, more or less, are the following reservations which are not herein conveyed. Tract No. 1, A tract of 10 acres conveyed by the Penn City Land Company to the Texas Bridge & Equipment Company by deed recorded in vol. 238, Harris County Deed Records, on page 356, to which deed and the record thereof reference is made for a full description of said 10 acres

Tract No. 2, A tract of land being an extension of Avenue J, in the town of Penn City, extending south from the south line of Fourth Street, in Penn City, to Buffalo Bayou, being the same land conveyed by the Penn City Land Company to Harris County by deed dated May 4th, 1910, recorded in Vol -- on page -- Harris County, Deed Records, to which deed and the record thereof reference is here made for a full description of said tract of land. Tract No. 3; A tract of land being

an extension of Avenue J. in the town of Penn City, extending north from the north line of Twenty Seventh Street, in the town of Penn City to the north line of the property owned by the Penn City Land Company, in the Richard & Robert Vince League, being the same land conveyed by the Penn City Land Company to Harris County by deed dated May 4th, 1910 recorded in Vol. -- page -- Harris County Deed Records, to which deed and the record thereof reference is here made for a full description of said tract of land. Tract No. 4, All of the following lots and blocks within Penn City according to the plat thereof, recorded in the office of the County Clerk of Harris County, Texas, to wit: Lot No. Sixteen (16) Block 146; Lot 19, Block 147; Lots 30, 31, 32, in Block 166; Lot 14, in Block 167; Block 183; Lots 14, 15 and 16 in Block 195; Lots 17, 18, 31 and 32, in Block 215; Lots 1, 2, 3, 4, 5, 6, and 7, in Block 216; Lots 1, 2, 3, and 4, in Block 221; Lots 1, 2, 3 and 4 in Block 222, Block 223; Lots 1, 2, 3, 4, 17, 18, 19 and 20, in Block 225; Lot 18 in Block 228; Lots 17, 18, and 22, in Block 229; Lots 7, 8, 10, 11, 14, 15, 16, 17, 18, 19, 20, 21, 31 and 32, in Block 230; Lots 13, 14, 15, 16, 17, 19, 20, 22, 24, and 25, in Block 231; Lots 17, 18, 19, 20, 23, 27, 29, and 31, in Block 232, Lots 21, 24, 25, 26, and 27, in Block 233; Lots 14, 15, 16, 17 and 18 in Block 235, Lots 31, 32, in Block 237; Lots 31 and 32, in Block 238, Lots 1, 3, 4, 5, 17, 18, and 20, in Block 240; Block 241; Block 247; Block 248; Block 249, Block 250; Lots 29, 30, 31 and 32, in Block 260; Lots 1, 2, 14, 15 and 16, in Block 261; Lots 19 and 20, in Block 263, Lots 31 and 32 in Block 265; Lot 32 in Block 269; Lots 31 and 32, in Block 270; Lots 1, 2, 3, 4, 5, 26, 27, 28, 29, 30, 31, and 32, in Block 271; Lots 1, 15 and 16, in Block 280; Lots 29, 30, 31 and 32, in Block 281, Lots 29, 30, 31, and 32 in Block 300, Lots 1, 2, 15, and 16, in Block 301; Lot 1, in Block 306; Lots 1, 2, 3, 14, 15 and 16 in Block 310; Tract No. 5 A tract of 65 acres of land to be reserved for the use and benefit of J. S. Daughterty, and described as follows: Beginning at the North east corner of Block 230

of Subdivision of Penn City Townsite as surveyed and mapped, a map of which is recorded in Vol. 2, page 72, of the Map and addition records, to which map and the records thereof reference is here made to identify said homestead property. Thence west with the north line of Block 230 and 271 and continuing west in all 1364.3 feet, from said north east corner of said block 230; Thence south 245 feet to a cedar post 18" in diameter, said cedar post being the north west corner of the Daugherty 17 acre tract; Thence in a southerly direction with the west line as fenced, of the said Daugherty 17 acre tract, to the meantide line of the north shore of the Houston Ship Channel; Thence in an easterly direction with the said meantide line to a point, where if the west line of J street of said Penn City Townsite was extended south, would intersect said tide line; Thence north and with the west line of said J street when reached going north, to the place of beginning, and containing approximately 65 acres of land, more or less. A more particular description of the tract herein conveyed, covering and including all of the above mentioned reservations is as follows; 1st Tract; Beginning at the south west corner of the Eatman 400 acre tract, at the mouth of a gully, or small Bayou, on the east bank of Green's Bayou; Thence along the south line of the Eatman 400 acre tract 5062-1/2 varas to the South east corner of same, from which a pine 14 inches in diameter, marked E, bears North 8-1/2 E. 4-1/2 varas, a pine 14 inches in diameter bears N. 57 W. 6-1/8 varas. Thence north along Eatman's east line 432 varas to a stake from which a pine 12 inches in diameter, marked M, bears S. 21 E. 3 varas, a pine 6 inches, bears N. 33-1/2 W. 4-1/2 varas, a pine 12 inches, bears S. 80 W. 5-1/2 varas; Thence east along the north line of the Richard & Robert Vince League, crossing Carpenter's Bayou at 40 varas. 2221 vars, in all, to a stake set near the north side of the County Road, same being the north east corner of the Robert & Richard Vince League; Thence south along the east line of the Vince League and West line of the Harris & Carpenter League 1282 varas to a stake; set form the north east corner of 190 acre tract

in the name of Hiran Brown; Thence west along Hiran Brown's north line 752 varas to a stake set for his north west corner; Thence south along Brown's west line 1428 varas to stake set for the south west corner of said Brown, from which a post oak 16 inches in diameter bears N. 2-1/2 E. 5 varas; and another Post oak 10 inches in diameter, marked M, bears S. 77 W. 1-1/2 varas; Thence east along Brown's south line 752 varas to a stake on the dividing line between the Harris & Carpenter League on the east, and the Robert & Richard Vince League on the west; Thence south along said dividing line 1331-1/2 varas to the North east corner of a 35 acre tract of land. Thence due west along the north line of said 35 acre tract 600 varas to the north west corner of same; Thence south along the west line of said 35 acre tract 470 varas to the south west corner of same; Thence along the south line of same east 300 varas to the southern most, south east corner of same. Thence North 282 varas to a re-entrant corner of said 35 acre tract. Thence east along the south line of said 35 acre tract 300 varas to a point on the dividing line between the Robert & Richard Vince League on the west and the Harris & Carpenter League on the east; Thence south along said boundary line 912-1/2 varas to a point on the north bank of Buffalo Bayou. Thence in a north western direction along the north margin of said Buffalo Bayou, with its numerous meanderings to a point on the east bank of Green's Bayou, at its mouth. Thence along the margin of Green's Bayou; following its east bank, with its numerous meanderings to the south west corner of a 50 acre tract of land previously conveyed to Noofke; Thence N. 57 deg. E. along Noofke's south line 499 varas to Noofke's south east corner; Thence N. 33 deg. W. along Noofke's east line 531 varas to Noofke's North east corner; Thence along the north line of Noofke South 57 deg. W. 107 varas to the south east corner of said 50 acre tract previously conveyed to Paul Korge. Thence north 33 deg. W. along Korge's east line 586 varas to Korge's North east corner; Thence along Korge's north line south 57 deg. W. 587, varas to Korge's North west corner, on the east margin of Green's Bayou. Thence along the east margin of Green's Bayou, with its

meanderings to the place of beginning. Second Tract, out of the Harris & Carpenter League, containing 1450.2 acres of land, and consisting of the following three tracts or parcels of land, to wit: being situated in Harris County, Texas, and described as follows; Tract No. 1, That certain tract of land containing 506.2 acres of land, conveyed by J. J. Felder etals. to Nicholas S. Schmitz, by deed dated December 10th, 1908, recorded in Vol. 257, page 555 Harris County Deed Records, to which deed and the record thereof reference is here made, for further description of said 506.2 acres of land. Tract No. 2, That certain tract in said survey, containing 800 acres of land, more or less, conveyed by S.V. Eaton, by Attorney, to John G. Tod, by deed dated April 24th, 1900, recorded in Vol. 120, Deed Records of Harris County, on page 208, to which deed and the record thereof reference is here made for further description of said 800 acres. Tract No. 3; That certain tract of land containing 144 acres, conveyed by John Farmer to J. G. Tod, by deed dated April 16th, 1901, recorded in Vol. 127, of Harris County Deed Record, on page 449, to which deed and the record thereof reference is here made for further description of said 144 acre tract. The following is the description by metes and bounds of the above three tracts of land. Beginning at the south west corner of a 506.2 acre tract, known as thr Felder tract, at a point on the north margin of Buffalo Bayou, the same being the south east corner of a 675-1/2 acre tract, in the name of Abel White; Thence north 33 deg. 50' west along the east line of said White tract 2251.8 varas to stake on the south margin of Carpenter Bayou, from which a cypress 18 inches in diameter bears N. 60 W. 19.4 varas distant, and a pine bears S. 1/2 vara_. Thence along the meanderings of the center of Carpenter's Bayou in a westerly direction to a point where it intersects the dividing line between the Robert & Richard Vince League on the west and the Harris & Carpenter League on the east. Thence north along said dividing line, passing the north east corner of the Vince League, in all 2254 varas, to the north west corner of the 144 acre tract previously deeded to John J. Lynch; Thence east along the north line of said Lynch tract 2550

varas to a stake on the west margin of Old River; Thence along the margin of Old River, with its meanderings in a southerly direction to a point which is the north west corner of Zavala's 177 acre tract; Thence due south along the west line of Zavala tract 650 varas to the south west corner of the Zavala tract on Carpenter's Bayou; Thence along the margin of Carpenter's Bayou with its numerous meanderings to the mouth of same, on the north margin of Buffalo Bayou; Thence along the margin of Buffalo Bayou crossing Carpenter's Bayou, with its numerous meanderings in a south westerly direction to the place of beginning. The said J. S. Daugherty, Reese S. Allen, John G. Tod and C.J. Ferguson, do hereby guarantee and warrant that within the bounds describing the lands above conveyed that there are fifty three (5300) Hundred acres conveyed to the grantee herein by this conveyance, the county roads shall not be excepted from the acreage, within said bounds, said grantors do now here deliver over to and vest the title in the said B. N. Garrett to the above described premises.

To have and to hold the same together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said B. N. Garrett, his heirs and assigns forever, and we the said grantors herein do hereby bind ourselves, our heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said B. J. Garrett, his heirs and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

But it is expressly agreed and understood that a vendor's lien is retained upon all of said land and premises until all of the outstanding indebtedness against same is paid, as well as the indebtedness that the grantee herein owes the grantors herein which is represented by notes given to the various grantors herein aggregating the sum of \$119,500.00, the lien also being retained to secure all interest that may mature on all of said indebtedness and for attorney's fees that may become due on these several notes now outstanding against

the land and which were given to grantors by the grantee this day.

It is further agreed and understood that a failure to pay any one of the above described notes when due and payable under this agreement, or a failure to pay any installment of interest when due, shall give the holder of said notes or notes, an option to declare all of said notes then due and payable, and it is further agreed and understood that the grantee herein take the property conveyed subject to a mineral lease heretofore executed by the grantors to R. L. Morris, on 300 acres of land off of the east end of the 1450.2 acre tract so that should the said Morris carry out the provisions of said lease the grantee herein shall receive the benefits under said lease.

In Witness Whereof we have hereto signed our names,
this the 5th day of June, 1917.

J. S. Daugherty.
Reece S. Allen.
John G. Tod.
C. J. Ferguson.

The State of Texas,
County of Harris.

Before me, H. E. Kahn, a Notary Public, in and for Harris County, Texas, on this day personally appeared John G. Tod, J. S. Daugherty, Reece S. Allen, and C. J. Ferguson, known to me to be the persons whose names are subscribed to the foregoing instrument, and they acknowledged to me that they each executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this the 5th day of June, 1917.

(Seal)

H. E. Kahn, Notary Public,
in and for Harris County, Texas.

Filed for record June 6, 1917 at 10:00 o'clock A.M.
Recorded June 8, 1917 at 10:10 o'clock A. M.

Geo. Jones, Clerk,
County Court, Harris County, Texas.

By F. J. Reina, Deputy.

- - - - -

The State of Texas:

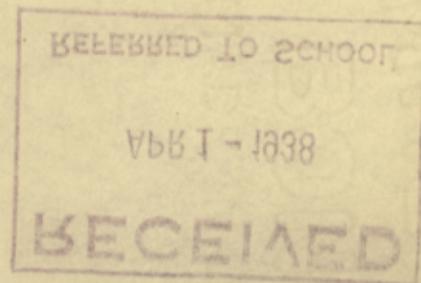
County of Harris:

I, Henry M. Dudley, Clerk County Court,
in and for said County and State, do

hereby certify that the above and foregoing is a true and correct copy
of a General Warranty Deed, dated June 5th, 1917, from J. S. Daugherty,
et al, to B. N. Garrett, as the same appears of record in my office in
records of Deeds, Volume 383, page 525. Given under my hand and
seal of said Court at office at Houston, Texas, this 22nd day of
March, A. D. 1938.

Henry M. Dudley, Clerk
County Court, Harris County, Texas.

By *Eunice Bergstrom* Deputy.



⑥

S.F. 13997

HAMMERBUILT
M22

James

FILED April 1st 1938

Wm. M. Donald

COMMISSIONER BY Annally

1

Ledger 135

LAND AWARD AND RECEIPT

File No. SF13997

Page 237

Date of Award May 2nd, 1938

GENERAL LAND OFFICE,
AUSTIN, TEXAS

WHEREAS, B. N. Garrett

of Channel View, Texas, has, in the manner and form prescribed by law,
filed in this office an application and obligation to purchase the following land, to-wit:

SECTION	BLOCK	TOWNSHIP	CERTIFICATE	GRANTEE	ACRES	PRICE	COUNTY
			<u>SF13997</u>	<u>B. N. Garrett</u>	<u>226.35</u>	<u>\$ 1.00</u>	<u>Harris</u>

Date of Sale April 29th, 1938

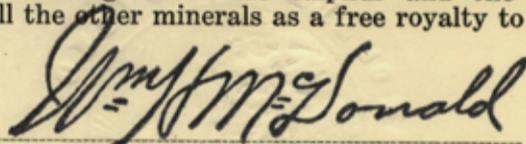
full

And the State having received \$ 226.35 as
~~cash~~ cash payment thereon, I do hereby award to said
applicant the survey of land described above with a
reservation of one-eighth of the sulphur and one-
sixteenth of all the other minerals as a free royalty to
the State.

Amount of Note \$ _____

Rate of Interest _____ Per Cent

Due November 1st Annually
SCHOOL LAND



Commissioner General Land Office.

SCHOOL LAND
Due November 1st Annually

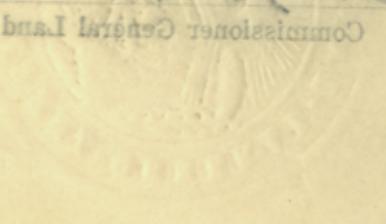
Rate of Interest _____ Per Cent

Amount of Note \$ _____

Date of Sale APRIL 29th, 1938

TULL

And the State having received \$ 220.35 as
 cash payment thereon, I do hereby award to said
 applicant the survey of land described above with a
 reservation of one-eighth of the surface and one-
 sixteenth of all the oil and gas minerals as a free royalty to
 the State.


 Commissioner General Land Office

- 13997

⑦

SECTION	BLOCK	TOWNSHIP	RANGE	GRANTEE	ACRES	PRICE	COUNTY
				B. H. Garrett	220.35	\$ 1.00	Harris

filed in this office an application and obligation to purchase the following land, to-wit:

of _____ Channel View _____, Texas, has, in the manner and form prescribed by law,

WHEREAS,

B. H. Garrett

GENERAL LAND OFFICE,
AUSTIN, TEXAS

Page

227

Date of Award

May 2nd

1938

Ledger

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LAND AWARD AND RECEIPT

File No. 271397

May 2, 1938

Mr. B. N. Garrett
Channel View, Texas

Dear Sir:

Enclosed herewith is original copy of land award and receipt, covering 226.35 acres of land in Harris County under SF13997, which has been issued today. Notice of this sale is being mailed to the county clerk of Harris County under even date herewith.

The file is now being passed to the patent division for attention.

Very truly yours,

Commissioner

Nunnally/va

File SF13997

enc: award and receipt

April 26, 1938

Mr. B. N. Garrett
Channel View, Texas

Dear Sir:

I am returning your application to purchase 226.35 acres of land in Harris County under SF13997, together with your check for \$232.39, which were received today.

You were advised in our letter of April 20th to send a separate check for \$1.04 patent recording fee. This fee will be forwarded together with the patent to the county clerk of Harris County; consequently, it cannot be made with the same check for the payment of the purchase price and the patent fee.

Send one check for \$231.35 and a separate check for \$1.04 together with your application to purchase, and your file will be given close attention toward a final disposition.

Very truly yours,

Commissioner

Nunnally/va
File SF13997
encs

April 20, 1938

Mr. B. N. Garrett
Channel View, Texas

Dear Sir:

Your file SF13997, covering 226.35 acres in Harris County, has been approved by this department. Enclosed herewith is application to purchase, which you may execute and return to this office together with your check for the purchase price of \$226.35 and patent fee of \$5.00 and a separate check for \$1.04 patent recording fee.

If you do not desire to pay the entire purchase price, send your check for one-fortieth cash payment of \$5.66 and make the obligation for \$220.69 with 5% interest compounded annually.

The land has been classified as mineral and grazing.

Very truly yours,

Commissioner

Nunnally/va

SF13997

enc

SF 13997



WM. H. McDONALD, COMMISSIONER
BERT V. BOLLINGER, CHIEF CLERK

General Land Office

State of Texas

Austin

April 26, 1938

Mr. B. N. Garrett
Channel View, Texas

Dear Sir:

I am returning your application to purchase 226.35 acres of land in Harris County under SF13997, together with your check for \$232.39, which were received today.

You were advised in our letter of April 20th to send a separate check for \$1.04 patent recording fee. This fee will be forwarded together with the patent to the county clerk of Harris County; consequently, it cannot be made with the same check for the payment of the purchase price and the patent fee.

Send one check for \$231.35 and a separate check for \$1.04 together with your application to purchase, and your file will be given close attention toward a final disposition.

Very truly yours,

Wm H McDonald
Commissioner

Nunnally/va

File SF13997

encs

1343

General Land Office

State of Texas
Austin



WM. H. McDONALD, COMMISSIONER
BERT V. BOLLINGER, CHIEF CLERK

April 26, 1938

Mr. B. N. Garrett
Channel View, Texas

S-13997

Dear Sir:

I am returning your application to purchase 286.35 acres of land in Harris County under 2713997, together with your check for \$232.39, which were received today. You were advised in our letter of April 20th to send a separate check for \$1.04 patent recording fee. This fee will be forwarded together with the patent to the county clerk of Harris County; consequently, it cannot be made with the same check for the payment of the purchase price and the patent fee. Send one check for \$231.35 and a separate check for \$1.04 together with your application to purchase, and your file will be given close attention toward a final disposition.

S.F. 13997

RECEIVED
APR 29 1938
GENERAL LAND OFFICE
Commissioner
Very truly yours,

Respectfully,
File 2713997
encs



General Land Office

BASCOM GILES, Commissioner
JOHN W. HAWKINS, Chief Clerk

Austin, Texas, July 18 1939

County Clerk Harris County

Houston, Texas

Dear Sir:

The enclosed Receiver's check for \$ 1.00 is for recording the enclosed patent in

Harris

County, issued to the Patentee shown therein.

The other check or checks, enclosed, if any, is the fee for the other county clerk, or clerks, as shown.

When recorded by you, kindly forward patent, and this letter, with balance of fees, if any, to other proper county clerk, and when record is fully completed deliver to the owner or his agent, in person or by registered mail, as required by Chapter 47, Acts April 2, 1918.

American Title Guaranty Co., Esperson Bldg. Houston, Tex. paid the fees as agent or owner.

Yours very truly,

Patent No. 446

Vol. No. 72A

File No. SF13997

Commissioner.



General Land Office

BARCOM GILLES, Commissioner
JOHN W. HAWKINS, Chief Clerk

Austin, Texas, July 18 1929

County Clerk _____ Harris
County _____ Houston
Texas _____

Dear Sir:

The enclosed Receiver's check for \$ 1.00 is for recording the enclosed patent in

Harris

County, issued to the Patentee shown therein.

The other check or checks, enclosed, if any, is the fee for the other county clerk, or clerks, as shown. When recorded by you, kindly forward patent, and this letter, with balance of fees, if any, to other proper county clerk, and when record is fully completed deliver to the owner or his agent, in person or by registered mail, as required by Chapter 47, Acts April 2, 1918.

American Title Guaranty Co., Garerson Bldg., Houston, Tex.

paid the fees as agent or owner.

Yours very truly,

448

Patent No. _____

75A

Vol. No. _____

8715297

File No. _____

Commissioner.

9-13997

2089

**American Title Guaranty Co.
Harris County Abstract Co.**

Niels Esperson Building
Houston, Texas

FRANK J. BREAKER, PRESIDENT

March 22, 1938

SF 13997

Mr. J. Stuart Boyles
Room 901 Driscoll Hotel
Austin, Texas

Dear Sir:

Enclosed herein we send you a certified
copy of the Deed from J. S. Daugherty et al to B. N.
Garrett as requested.

Yours very truly,

HARRIS COUNTY ABSTRACT CO.

By

Frank J. Breaker

FJB:PJ

RECEIVED

APR 1 - 1938

REFERRED TO SCHOOL

FILE NO: SF-13997
CERTIFICATE OF FACTS

DATE: 8-13-74

FOR: Batke, Binion, etc.
Houston, Texas

FILE NO: SF -13997
CERTIFICATE OF FACTS

DATE: 6-27-86

FOR: Stephen J. Owen
Petroleum Land Services

FILE NO: _____
CERTIFICATE OF FACTS

DATE: _____

FOR: _____

FILE NO: _____
CERTIFICATE OF FACTS

DATE: _____

FOR: _____

FILE NO: _____
CERTIFICATE OF FACTS

DATE: _____

FOR: _____

FILE NO: _____
CERTIFICATE OF FACTS

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FOR: _____

FILE NO: _____
CERTIFICATE OF FACTS

DATE: _____

FOR: _____

FILE NO: _____
CERTIFICATE OF FACTS

DATE: _____

FOR: _____
