



**APPLICATION**

**ABANDONMENT AND SALE OF EASEMENT**

Both the property owner (applicant) and the agent (if applicable) must sign this application where indicated. A signed original authorization letter may be substituted for the property owner's (applicant's) signature. Providing the requested information will ensure the timely review of your request.

- 1. **Applicant's Information:** Your name, address, title, daytime telephone and facsimile numbers, and email address.

Name: Property Holdings, LLC  
Address: 123 Smith Street, Suite 500  
Houston, Texas 77004  
Contact: John Smith  
Title: President  
Telephone No.: (713) 555-5555  
Facsimile No.: (713) 555-5556  
Email Address: john.smith@propertyholdings.com

- 2. **Agent (if applicable):** Name, address, daytime telephone and facsimile numbers, and email address of any agent who will represent you in this matter. The agent will be the sole representative and contact for this request. *(To be completed only if you are represented by an agent.)*

Name: Engineering Firm, Inc.  
Address: 400 Smith Street, Suite 120  
Houston, Texas 77004  
Contact: Steve Johnson  
Telephone No.: (713) 222-2222  
Facsimile No.: (713) 222-2223  
Email Address: steve.johnson@engineeringfirm.com

- 3. Key Map Location of area of your request (Example: 493X): 573U

- 4. Council District (Example: District A): D

- 5. Description and square footage of requested easement to be abandoned and sold (Example: Water line easement, 20 feet wide by 200 feet long; total of 4,000 square feet):

Utility Easement, 10-feet-wide by 370 feet long; total of 3,700 square feet.

6. Legal description and address of the property abutting the portion of the easement to be abandoned and sold, by lot and block, including the name of the subdivision. If the property is not located in a platted subdivision, provide the name of the survey and the abstract number (*Example: 123 First Street, Lot 5, Block 3, Western Heights Subdivision or Tracts 1A and 3C, Obedience Smith Survey, a-56*):

0 Murdock Street, Lots 45 through 56, Block 4, Holloway Heights Subdivision Section 1, John Holloway Survey

7. Statement of intended use and details of the requested easement to be sold:

A new town home community is to be constructed over the requested utility easement to be abandoned and the surrounding property.

8. Is there a site plan if the property will be redeveloped?

A preliminary site plan will be submitted as soon as it is completed.

9. What is the timeline for proposed redevelopment, if any?

As soon as the abandonment process is completed.

10. What is the timeline to vacate the property if the property is currently occupied?

All properties have been vacated, and demolition of the existing single family homes is schedule to begin in the next 60 days.

11. Description and square footage of any property interest to be conveyed to the City by the applicant (*Example: Sanitary sewer easement, from First Street to Second Street that is 10 feet wide by 50 feet long totaling 500 square feet*):

Utility Easement, from the proposed new terminus of the existing 10-foot-wide utility easement south along the western property line of Lot 56 that is 10-feet-wide by 180-feet long totaling 1,800 square feet.

12. Other abutting property owners (if applicable):

Name: N/A  
Address: \_\_\_\_\_  
\_\_\_\_\_  
Contact: \_\_\_\_\_  
Title: \_\_\_\_\_  
Telephone No.: \_\_\_\_\_  
Facsimile No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

Signatures

Applicant(s):

**John Smith** \_\_\_\_\_  
\_\_\_\_\_

Date: **3/18/2015** \_\_\_\_\_  
Date: \_\_\_\_\_

Abutting Property Owners (if applicable):

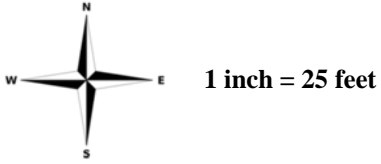
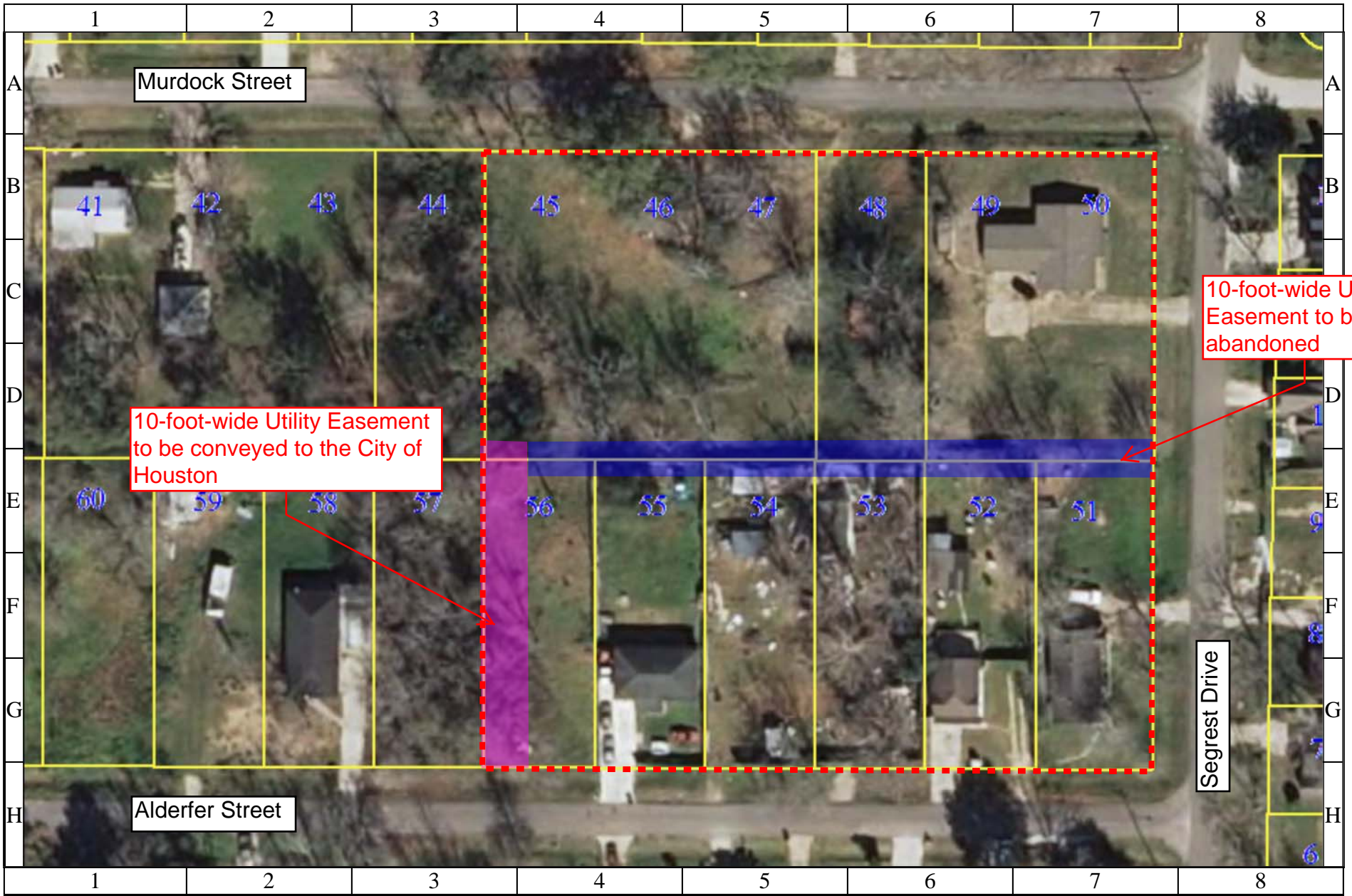
\_\_\_\_\_  
\_\_\_\_\_

Date: \_\_\_\_\_  
Date: \_\_\_\_\_

Agent:

**Steve Johnson** \_\_\_\_\_

Date: **3/18/2015** \_\_\_\_\_



**CITY OF HOUSTON**  
 Department of Public Works and Engineering  
 Geographic Information & Management System (GIMS)

DISCLAIMER: THIS MAP REPRESENTS THE BEST INFORMATION AVAILABLE TO THE CITY.  
 THE CITY DOES NOT WARRANT ITS ACCURACY OR COMPLETENESS.  
 FIELD VERIFICATIONS SHOULD BE DONE AS NECESSARY.



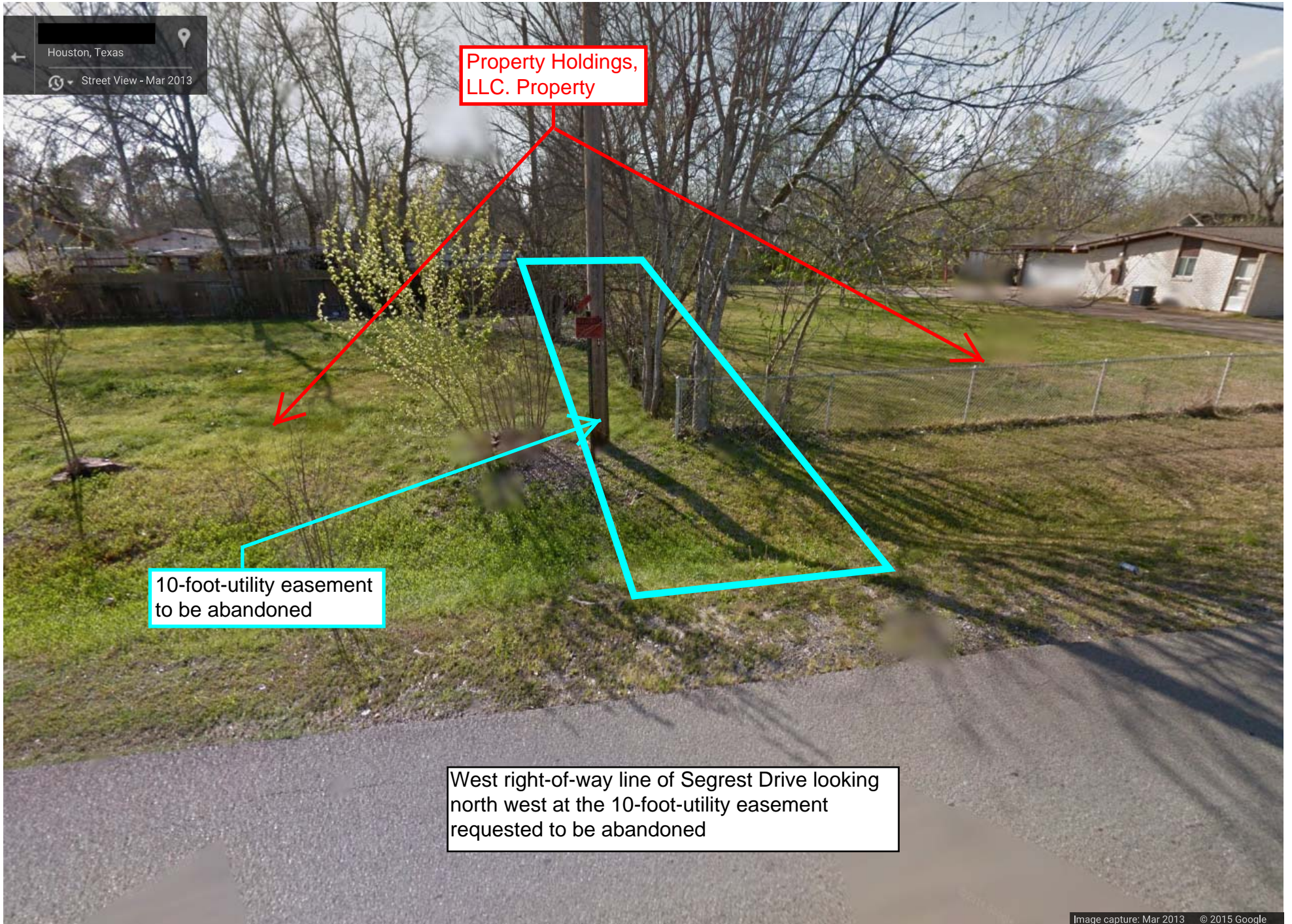
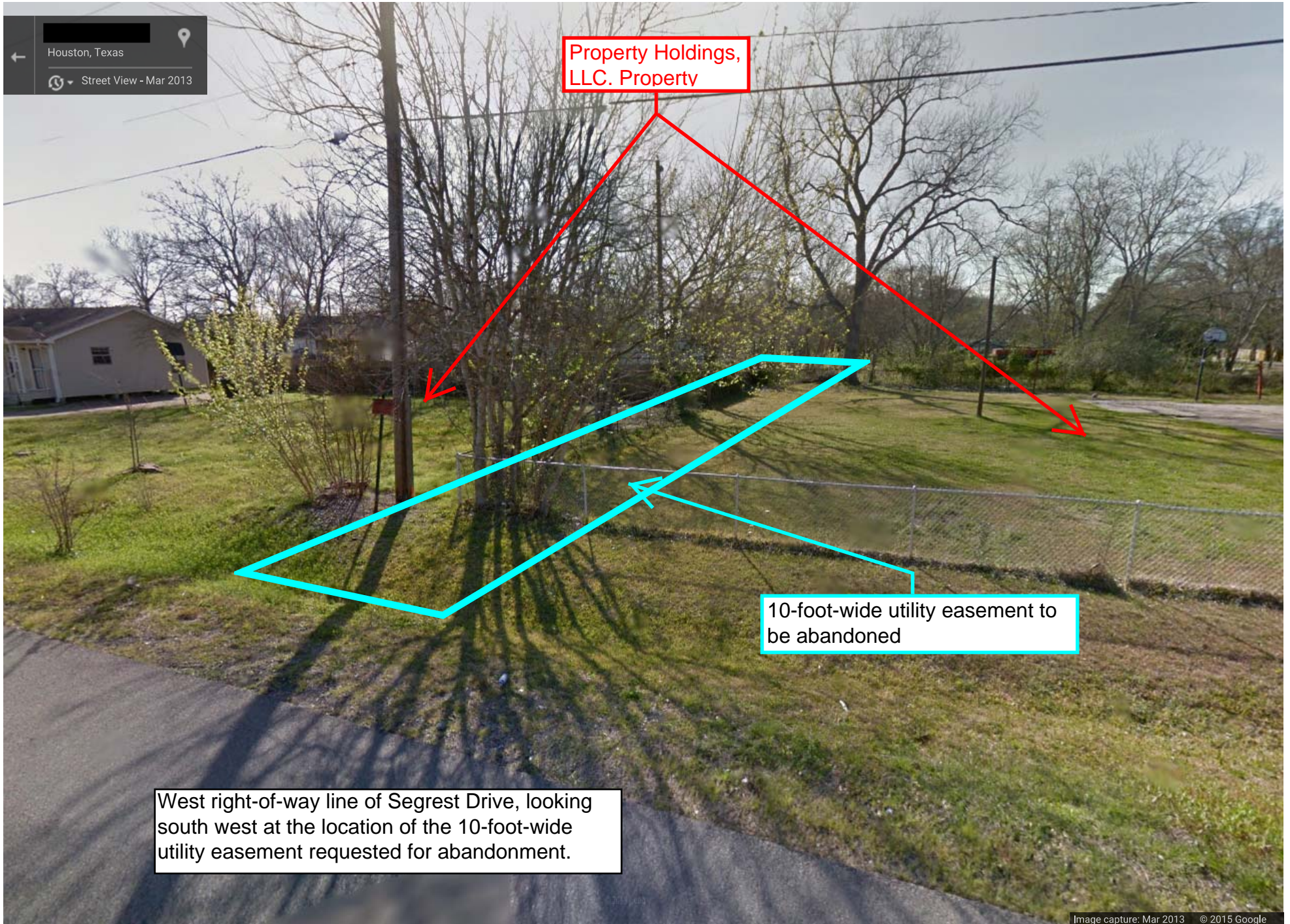


Image capture: Mar 2013 © 2015 Google

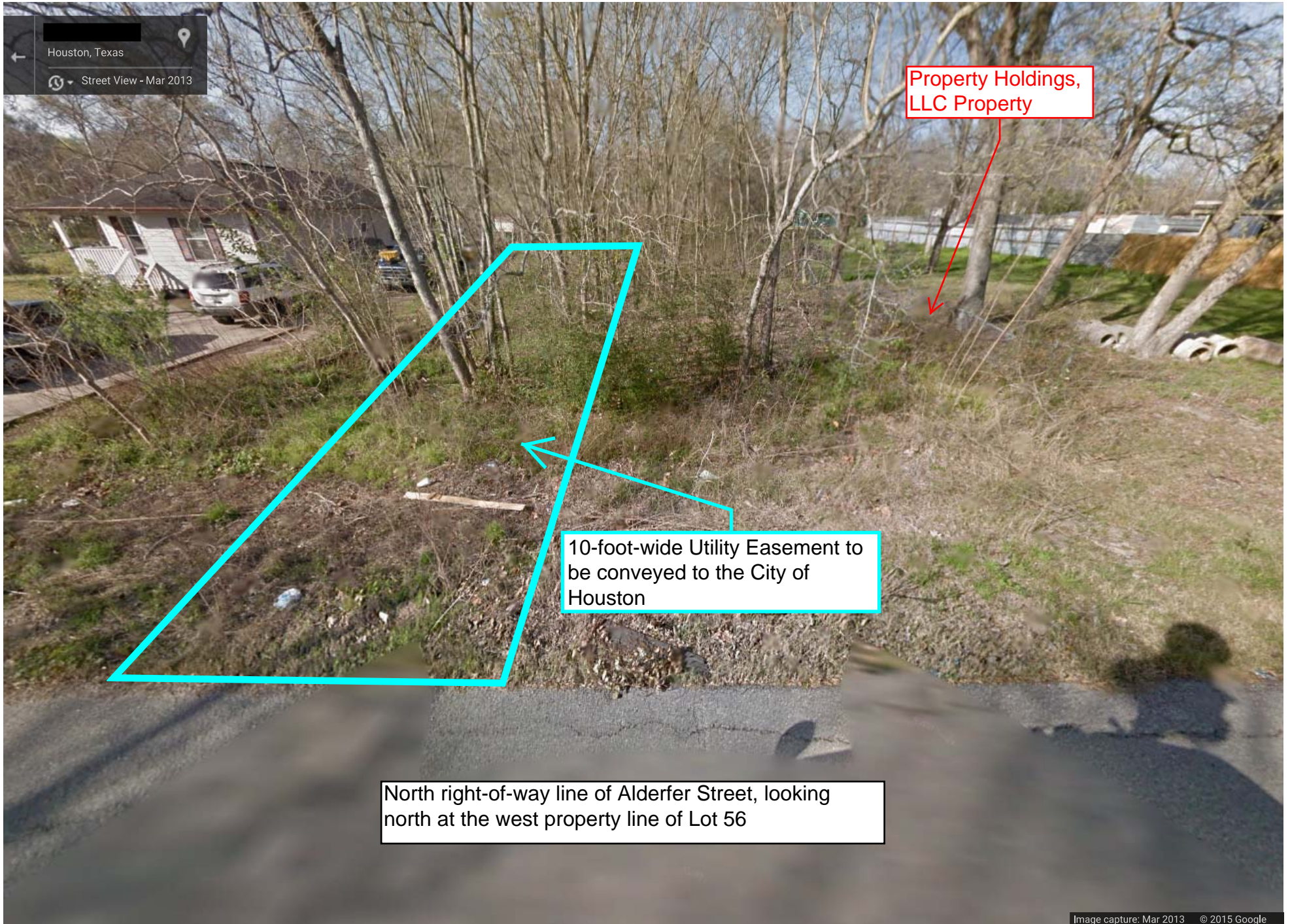


Property Holdings,  
LLC. Property

10-foot-wide utility easement to  
be abandoned

West right-of-way line of Segrest Drive, looking  
south west at the location of the 10-foot-wide  
utility easement requested for abandonment.

Image capture: Mar 2013 © 2015 Google





Account Number	Address	Owner Name	?
13-Digit Number	<input type="text"/>	<input type="text"/>	<input type="text"/>
			search

Tax Year: 2015 ▼

HARRIS COUNTY APPRAISAL DISTRICT  
REAL PROPERTY ACCOUNT INFORMATION

Print E-mail

- Similar Owner Name
- Nearby Addresses
- Same Street Name
- Related Map 5451C

**Ownership History**

Owner and Property Information

Owner Name & Mailing Address:	PROPERTY HOLDINGS, LLC 123 SMITH ST, SUITE 500 HOUSTON, TX 77004	Legal Description: Property Address:	LTS 45 THRU 56 <b>BLK 4</b> <b>HOLLOWAY HEIGHTS SEC 1</b> 0 MURDOCK ST <b>HOUSTON TX 77047</b>
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State Class Code

Land Use Code

A1 -- Real, Residential, Single-Family

1001 -- Residential Improved

Land Area	Total Living Area	Neighborhood	Neighborhood Group	Market Area	Map Facet	Key Map®
31,110 SF	630 SF	8446	1319	132 -- 1C South of 610	5451C	573U

Value Status Information

Capped Account

Value Status

Shared CAD

No

All Values Pending

No

Exemptions and Jurisdictions

Exemption Type	Districts	Jurisdictions	ARB Status	2014 Rate	2015 Rate	Online Tax Bill
<b>Residential Homestead Over-65</b>	001	HOUSTON ISD *	Not Certified	1.196700		
	040	HARRIS COUNTY	Not Certified	0.417310		
	041	HARRIS CO FLOOD CNTRL	Not Certified	0.027360		
	042	PORT OF HOUSTON AUTHY	Not Certified	0.015310		
	043	HARRIS CO HOSP DIST	Not Certified	0.170000		
	044	HARRIS CO EDUC DEPT	Not Certified	0.005999		
	048	HOU COMMUNITY COLLEGE	Not Certified	0.106890		
	061	CITY OF HOUSTON	Not Certified	0.631080		

\* Because the owner qualifies for an over-65 exemption, taxes may be frozen for this account.

Valuations

Value as of January 1, 2014

Value as of January 1, 2015



	Market	Appraised	Market	Appraised
Land		Land		
Improvement		Improvement		
Total		Total	Pending	Pending

**5-Year Value History**

Land												
Market Value Land												
Line	Description	Site Code	Unit Type	Units	Size Factor	Site Factor	Appr O/R Factor	Appr O/R Reason	Total Adj	Unit Price	Adj Unit Price	Value
1	1001 -- Res Improved Table Value	SF5	SF	9,000	1.00	1.00	1.00	--	1.00	Pending	Pending	Pending
2	1001 -- Res Improved Table Value	SF2	SF	18,000	1.00	1.00	1.00	--	1.00	Pending	Pending	Pending
3	1001 -- Res Improved Table Value	SF2	SF	4,110	1.00	1.00	1.00	--	1.00	Pending	Pending	Pending

Building											
Building	Year Built	Type	Style	Quality	Impr	Sq Ft	Building Details				
1	1949	Residential Single Family	101 -- Residential 1 Family	Low		630 *	Displayed				

\* All HCAD residential building measurements are done from the exterior, with individual measurements rounded to the closest foot. This measurement includes all closet space, hallways, and interior staircases. Attached garages are not included in the square footage of living area, but valued separately. Living area above *attached* garages is included in the square footage living area of the dwelling. Living area above *detached* garages is not included in the square footage living area of the dwelling but is valued separately. This method is used on all residential properties in Harris County to ensure the uniformity of square footage of living area measurements district-wide. There can be a reasonable variance between the HCAD square footage and your square footage measurement, especially if your square footage measurement was an interior measurement or an exterior measurement to the inch.

**Building Details (1)**

Texas law prevents us from displaying residential sketches on our website.  
 You can see the sketch or get a copy at [HCAD's information center at 13013 NW Freeway.](#)

Building Data		Building Areas	
Element	Details	Description	Area
Cond / Desir / Util	Poor	BASE AREA PRI	630
Foundation Type	Slab	CARPOR PRI	200
Grade Adjustment	D	ENCL FRAME PORCH PRI	104
Heating / AC	None		
Physical Condition	Fair		
Exterior Wall	Shake Shingle		
Element	Units		
Room: Total	4		
Room: Full Bath	1		
Room: Bedroom	2		

# Harris County Appraisal District

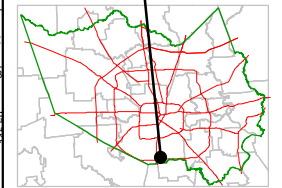


0 100 200

PUBLICATION DATE:  
1/29/2014

Geospatial or map data maintained by the Harris County Appraisal District is for informational purposes and may not be prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and only represents the approximate location of property boundaries.

MAP LOCATION



## FACET 5451C

1	2	3	4
5	6	7	8
9	10	11	12

5451A10

Property Holdings, LLC. Property

10-foot-wide Utility Easement requested to be abandoned

MURDOCK STREET

ALDERFER STREET

FUQUA ROAD

CITY OF HOUSTON

5451C6

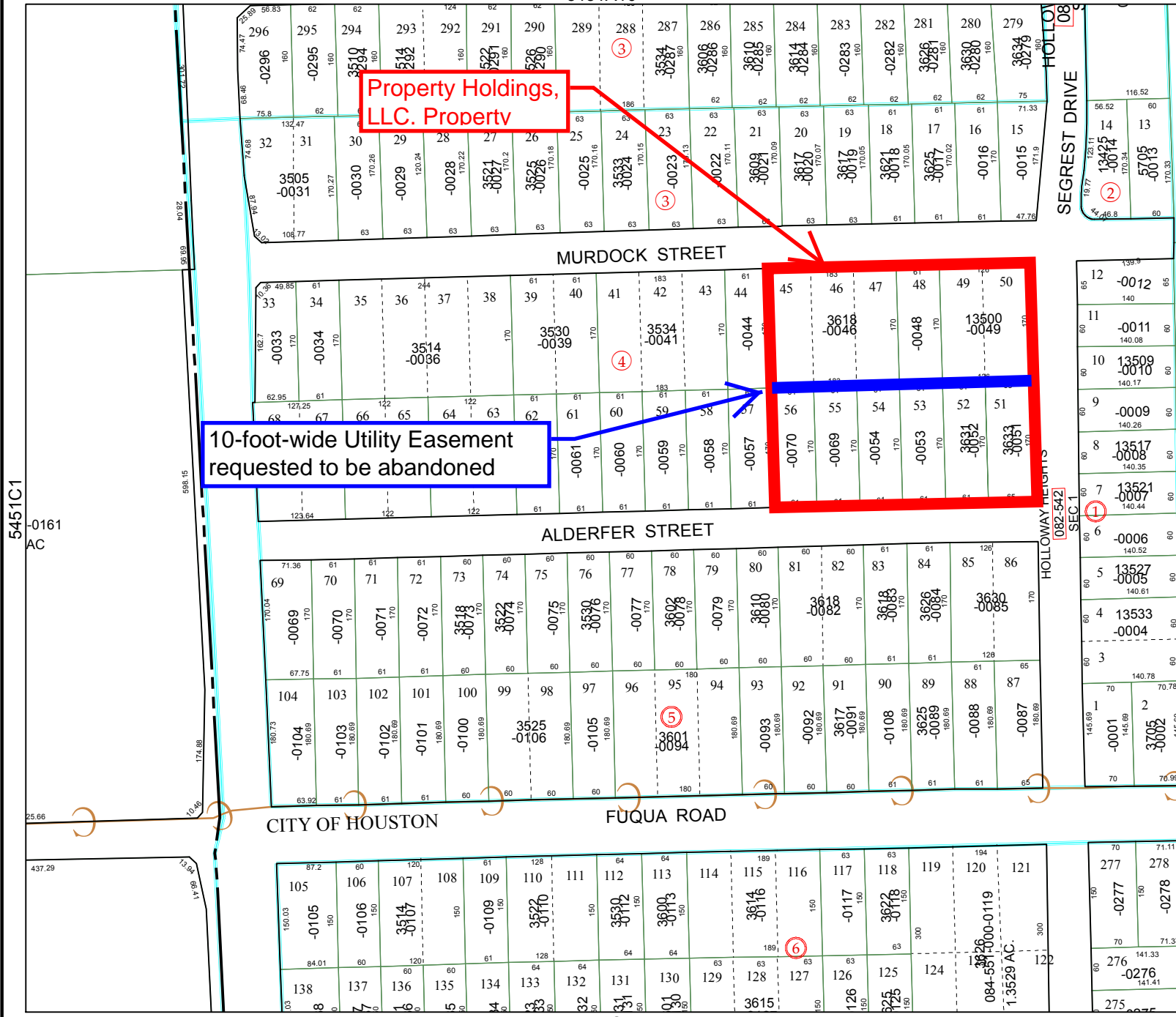
5451C1

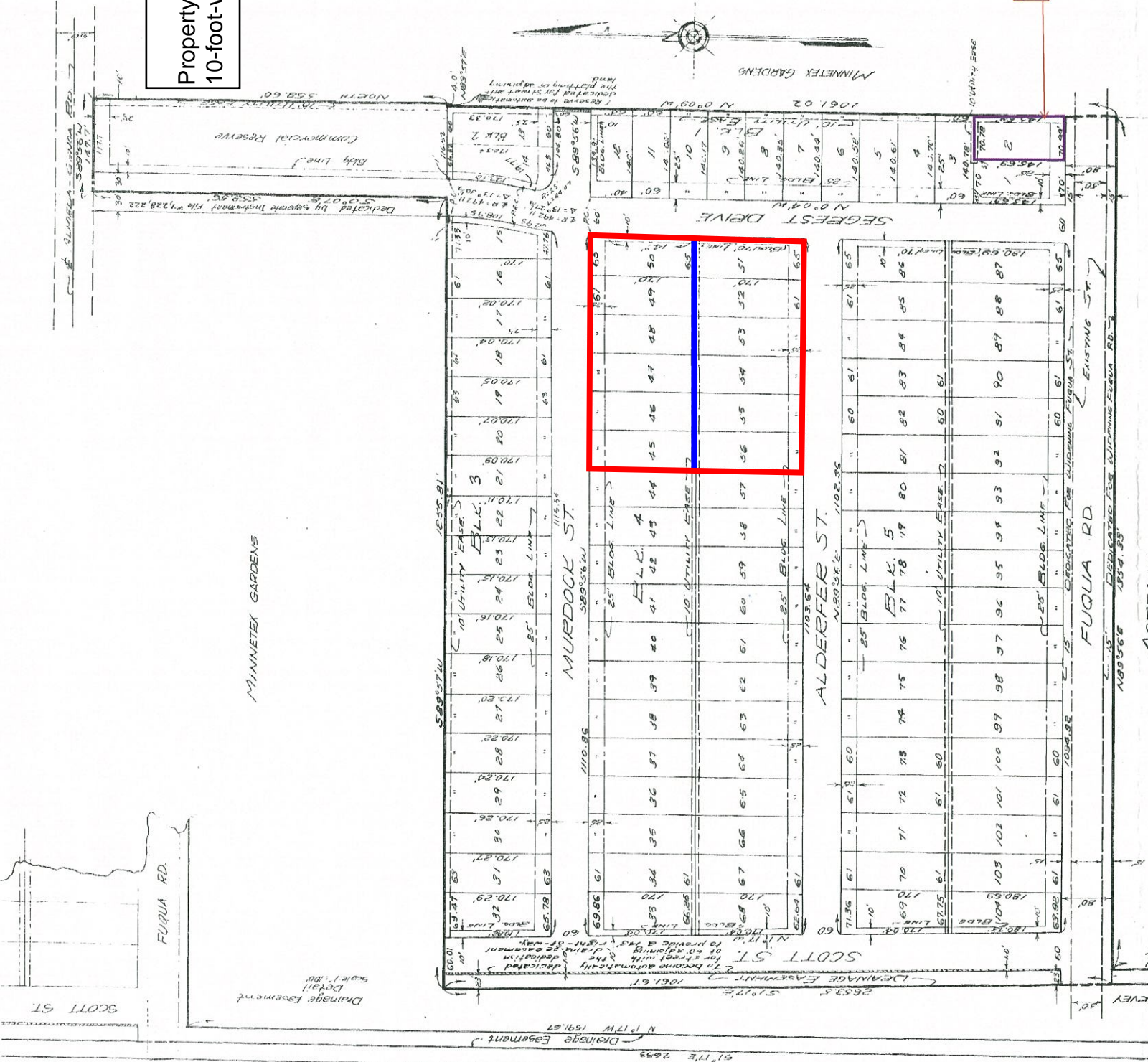
-0161 AC

SEGREST DRIVE

HOLLOWAY HEIGHTS

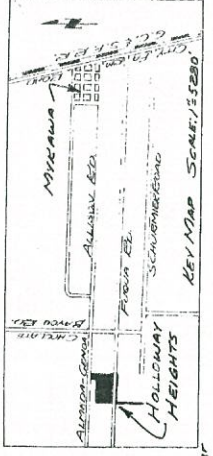
SEC 1





Legend  
 Property Holdings, LLC: [Red Line]  
 10-foot-wide Utility Easement: [Blue Line]

Johnson Property



1241475  
 10/5  
 MAR 24 1954

**HOLLOWAY HEIGHTS SEC. 1**  
**A SUBDIVISION OF 36.53 ACRES**  
**JOHN HOLLOWAY SUEVEY**  
**HARRIS COUNTY, TEXAS**  
**FOR HOME-OWNED PROPERTIES, INC.**  
**E. G. REINHOLD, C.E. Sept 3, 1953**  
 Scale: 1" = 100'

Note: All lot lines are either radial or perpendicular to street frontage unless otherwise noted.

STATE OF TEXAS:  
 COUNTY OF HARRIS:  
 I, William M. Dickey and Emma Ruth Sparks, President and Assistant Secretary respectively of Holloway Heights Cooperation, owner of the property subdivided in the above and foregoing map of HOLLOWAY HEIGHTS, do hereby make subdivision of said property for and on behalf of said Holloway Heights Cooperation according to the lines, lots, building lines, streets, alleys, and easements thereon shown and designate said subdivision, as HOLLOWAY HEIGHTS, located in the JOHN HOLLOWAY SUEVEY in Harris County, Texas, and on behalf of said Holloway Heights Cooperation, dedicate to the public use, as such, all the streets, alleys, and easements shown hereon forever and do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys dedicated, or occasioned by the alteration of the surface of any portion of the streets and alleys to conform to such grades and do hereby bind ourselves, our successors and assigns to warrant and defend the title to the land so dedicated.

There is also dedicated for utilities an undivided servient easement, five (5) feet wide from a plane twenty (20) feet above the ground upward located adjacent to all easements shown hereon.

Further, Holloway Heights Cooperation, does hereby dedicate forever to the public a strip of land fifteen (15) feet wide on each side of the center line of any and all alleys, ravines, draws, sloughs, or other natural drainage courses located in the said subdivision, as easements for drainage purposes, giving Harris County and/or any other public agency the right to enter upon, said easements at any and all times for the purpose of constructing and/or maintaining drainage work and/or structures.

Further, all of the property subdivided in the above and foregoing map shall be restricted in its use, which restrictions shall run with the title to the property and shall be enforceable, at the option of Harris County, by Harris County or any citizen thereof by injunction as follows:

- The drainage of surface tanks into road, streets, alleys, or other public ditches, either directly or indirectly, is strictly prohibited.
- Drainage structures under private driveways shall have a net drainage opening area of sufficient size to permit the free flow of water without backwater and shall be a minimum of one and three-quarters (1 3/4) square feet (18" diameter pipe cover). Culverts, or bridges, must be used for driveways and/or walks.

WITNESSETH: JOHN WHEBEOF, the Holloway Heights Cooperation has caused these presents to be signed by William M. Dickey, its president, therewith authorized, attested by its assistant secretary, Emma Ruth Sparks, and its commission hereunto affixed this 3<sup>rd</sup> day of Sept. A.D. 1953.

HOLLOWAY HEIGHTS COOPERATION  
 By: William M. Dickey President  
Emma Ruth Sparks Assistant Secretary (SEAL)

STATE OF TEXAS:  
 Before me, the undersigned authority, on this day personally appeared William M. Dickey, president, and Emma Ruth Sparks, assistant secretary of the Holloway Heights Cooperation, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed, and in the capacity therein and herein set out, and at the act and deed of said corporation.

Given under my hand and seal of office this 15<sup>th</sup> day of SEPT. A.D. 1953. W. D. Miller

STATE OF TEXAS:  
 I, W. D. Miller, Clerk of the County Court of Harris County, Texas, do hereby certify that the within instrument with certificate of authentication was filed for recording in my office on MARCH 22, 1954, at 10:15 o'clock A.M., and duly recorded on Vol. 44 Page 58 of record of Map 8 Block 1 for said County.

WITNESS my hand and seal of office, at Houston, the day and date last above written.

W. D. Miller  
 Clerk County Court, Harris County, Texas

This is to certify that I, Edward G. Pearson, a registered engineer of the State of Texas, have plotted the above subdivision from an actual survey on the ground and that all block corners, angle points, and points of curve are properly marked with iron rods, and that this plat correctly represents that survey made by me.

Edward G. Pearson  
 Engineer No. 6850  
 (SEAL)

This is to certify that the City Planning Commission of the City of Houston, Texas, has approved this plat and subdivision of HOLLOWAY HEIGHTS as shown hereon.

In testimony whereof witness the official signature of the chairman and secretary of City Planning Commission of the City of Houston, Texas, this 9<sup>th</sup> day of October A.D. 1953.

Rudolph S. Sapp Vice Chairman  
William M. Dickey Secretary  
Emma Ruth Sparks Assistant Secretary

This is to certify that the Holloway Heights Cooperation, owner of HOLLOWAY HEIGHTS has complied or will comply with the existing Harris County Flood Law as amended in House Bill 2536, 23rd Legislature and all other regulations hereinafter on file with the Harris County Engineer and adopted by the Commissioners Court of Harris County, Texas.

William M. Dickey President  
Emma Ruth Sparks Assistant Secretary

I, Hugo M. H. Zepf, County Engineer of Harris County, Texas, do hereby certify that the plat of this subdivision complies with all existing rules and regulations of this office as adopted by Harris County Commissioners Court and further that it complies with all of the laws included in the Harris County Flood Law as amended by House Bill 2536 of the 53rd Legislature.

APPROVED: H. Zepf County Engineer  
W. D. Miller County Judge

APPROVED by the Commissioners Court of Harris County, Texas, this 22 day of MARCH A.D. 1954.

W. U. Ramsey Commissioner Precinct 1  
Bob Lacey County Judge

P. B. Daynes Commissioner Precinct 3  
W. D. Miller Commissioner Precinct 2

THE STATE OF TEXAS  
 COUNTY OF HARRIS  
 I, W. D. Miller, Clerk of the County Court of Harris County, Texas, do hereby certify that the within instrument with certificate of authentication was filed for recording in my office on MARCH 22, 1954, at 10:15 o'clock A.M., and duly recorded on Vol. 44 Page 58 of record of Map 8 Block 1 for said County.

WITNESS my hand and seal of office, at Houston, the day and date last above written.

W. D. Miller  
 Clerk County Court, Harris County, Texas