

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., ACTING HEREIN BY AND THROUGH THE WOODLANDS OPERATING COMPANY, L.P., ITS AUTHORIZED AGENT, ACTING HEREIN BY AND THROUGH ITS PRESIDENT, TIM WELBES, OWNER (HEREINAFTER REFERRED TO AS "OWNERS") OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS VILLAGE OF STERLING RIDGE, SECTION 85, DO HEREBY MAKE SUBDIVISION OF SAID PROPERTY FOR AND ON BEHALF OF SAID THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P. ACCORDING TO THE LINES, STREETS, LOTS, ALLEYS (EXCEPT THOSE DESIGNATED P.A.E.), PARKS, BUILDING LINES, AND EASEMENTS THEREON SHOWN, AND DESIGNATE SAID SUBDIVISION AS THE WOODLANDS VILLAGE OF STERLING RIDGE, SECTION 85, LOCATED IN THE DICKINSON GARRETT SURVEY, ABSTRACT 226, MONTGOMERY COUNTY, TEXAS, AND ON BEHALF OF SAID THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P. AND DEDICATE TO PUBLIC USE, AS SUCH, THE STREETS, ALLEYS, PARKS, AND EASEMENTS SHOWN THEREON 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 STREETS OR ALLEYS TO CONFORM TO SUCH GRADES, AND DO HEREBY BIND OURSELVES, OUR SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

THIS IS TO CERTIFY THAT THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., ACTING HEREIN BY AND THROUGH THE WOODLANDS OPERATING COMPANY, L.P., ITS AUTHORIZED AGENT, ACTING HEREIN BY AND THROUGH ITS PRESIDENT, TIM WELBES, OWNERS OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS VILLAGE OF STERLING RIDGE, SECTION 85, HAVE COMPLIED OR WILL COMPLY WITH ALL REGULATIONS HERETOFORE ON FILE WITH THE MONTGOMERY COUNTY ENGINEER AND ADOPTED BY THE COMMISSIONERS' COURT OF MONTGOMERY COUNTY, TEXAS.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11'-6") FOR TEN FEET (10'-0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5'-6") FOR SIXTEEN FEET (16'-0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16'-0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. & A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21'-6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10'-0") FOR TEN FEET (10'-0") BACK-TO-BACK GROUND EASEMENTS OR SEVEN FEET (7'-0") FOR SIXTEEN FEET (16'-0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16'-0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. & A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30'-0") IN WIDTH.

FURTHER, OWNERS DO HEREBY DEDICATE FOREVER TO THE PUBLIC A STRIP OF LAND, A MINIMUM OF FIFTEEN (15) FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL GULLIES, RAVINES, DRAWS, SLOUGHS, OR OTHER NATURAL DRAINAGE COURSES LOCATED IN THE SAID SUBDIVISION, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING MONTGOMERY COUNTY AND/OR ANY OTHER PUBLIC AGENCY THE RIGHT TO ENTER UPON SAID EASEMENTS AT ANY AND ALL TIMES FOR THE PURPOSES OF CONSTRUCTING AND/OR MAINTAINING DRAINAGE WORK AND/OR STRUCTURES.

FURTHER, OWNER DOES HEREBY COVENANT AND AGREE THAT THOSE STREETS LOCATED WITHIN THE BOUNDARIES OF THIS PLAT SPECIFICALLY NOTED AS PRIVATE STREETS OR PERMANENT ACCESS EASEMENTS, SHALL BE HEREBY ESTABLISHED AND MAINTAINED AS PRIVATE STREETS OR PERMANENT ACCESS EASEMENTS BY THE OWNERS, HEIRS, SUCCESSORS AND ASSIGNS TO PROPERTY LOCATED WITHIN THE BOUNDARIES OF THIS PLAT AND ALWAYS AVAILABLE FOR THE GENERAL USE OF SAID OWNERS AND TO THE PUBLIC FOR FIRE FIGHTERS, FIRE FIGHTING EQUIPMENT, POLICE AND EMERGENCY VEHICLES OF WHATEVER NATURE AT ALL TIMES AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DESIGNATED AND ESTABLISHED AS PRIVATE STREETS OR PERMANENT ACCESS EASEMENTS.

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 MONTGOMERY COUNTY, BY MONTGOMERY COUNTY OR ANY CITIZEN THEREOF, BY INJUNCTION, AS FOLLOWS:

1. THAT DRAINAGE OF SEPTIC TANKS INTO ROAD, STREET, ALLEY, OR OTHER PUBLIC DITCHES, EITHER DIRECTLY OR INDIRECTLY, IS STRICTLY PROHIBITED.
2. 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 CULVERT).

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE ORIGINALLY INTENDED FOR THE CONSTRUCTION OF SINGLE-FAMILY RESIDENTIAL DWELLING UNITS THEREON AND SHALL BE RESTRICTED FOR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY, UNLESS OTHERWISE NOTED.

IN TESTIMONY WHEREOF, THE WOODLANDS OPERATING COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING IN ITS CAPACITY AS AUTHORIZED AGENT OF THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY TIM WELBES, ITS PRESIDENT, THEREUNTO AUTHORIZED THIS 16th DAY OF October, 2007.

THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.
A TEXAS LIMITED PARTNERSHIP

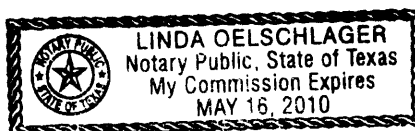
BY: THE WOODLANDS OPERATING COMPANY, L.P.
A TEXAS LIMITED PARTNERSHIP
ITS AUTHORIZED AGENT

BY: TIM WELBES
PRESIDENT

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TIM WELBES, PRESIDENT OF THE WOODLANDS OPERATING COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, AUTHORIZED AGENT OF THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN AND HEREIN SET OUT, AND AS THE ACT AND DEED OF SAID LIMITED PARTNERSHIP.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 16th DAY OF October, 2007.



Linda M. Oelschlagher
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

MY COMMISSION EXPIRES: _____

I, STEPHEN P. MATOVICH, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT THE ELEVATION BENCHMARK REFLECTED ON THE FACE OF THE PLAT WAS ESTABLISHED AS REQUIRED BY REGULATION; THAT ALL CORNERS AND ANGLE POINTS OF THE BOUNDARIES OF THE ORIGINAL TRACT TO BE SUBDIVIDED OF REFERENCE HAVE BEEN MARKED WITH IRON RODS HAVING A DIAMETER OF NOT LESS THAN FIVE-EIGHTHS OF AN INCH (5/8") AND A LENGTH OF NOT LESS THAN THREE FEET (3'); AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST SURVEY CORNER.

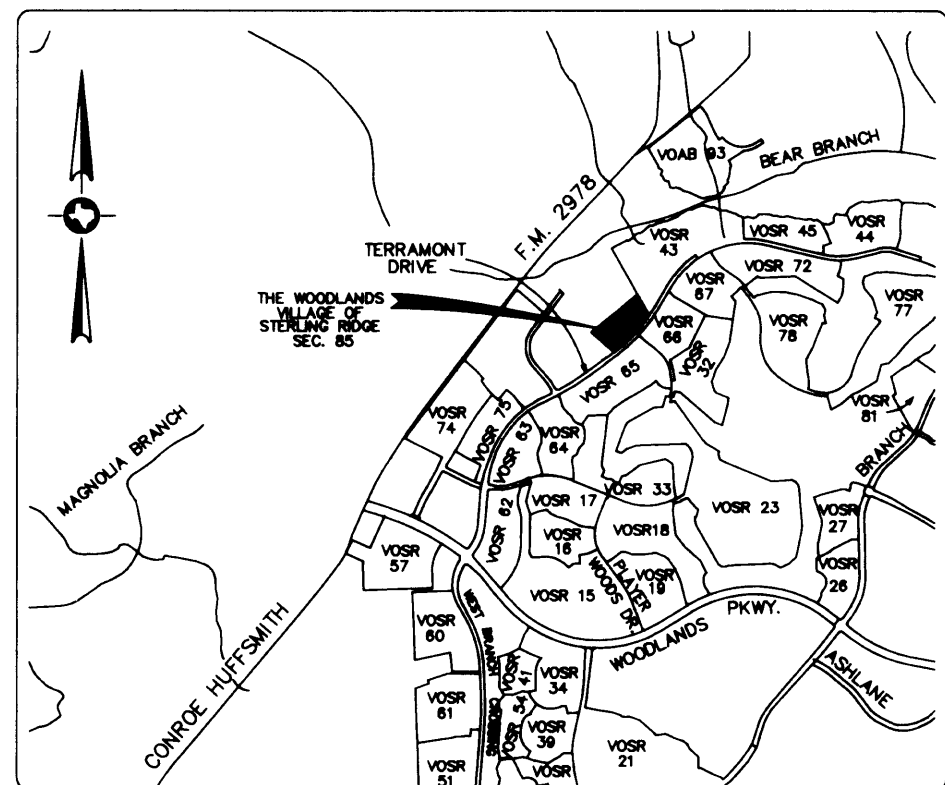
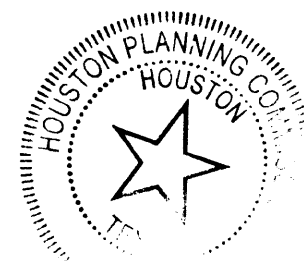


Stephen P. Matovich 10/16/07
STEPHEN P. MATOVICH
TEXAS REGISTRATION NO. 5347

THIS IS TO CERTIFY THAT THE HOUSTON PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS SUBDIVISION OF THE WOODLANDS VILLAGE OF STERLING RIDGE, SECTION 85 IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAT THIS 19 DAY OF NOV, 2007.

Carol A. Lewis, Ph.D., Chair or
Mark A. Kilkenny, Vice-Chairman

Marlene L. Gafriek
SECRETARY



VICINITY MAP
NOT TO SCALE

THE WOODLANDS VILLAGE OF STERLING RIDGE SECTION 85

BEING A SUBDIVISION OF 7.126 ACRES OUT OF THE
DICKINSON GARRETT SURVEY, ABSTRACT NO. 226
MONTGOMERY COUNTY, TEXAS

42 LOTS IN 1 BLOCK
1 RESERVE TOTALING 1.80 ACRES

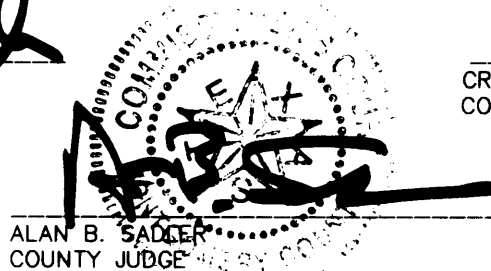
I, MARK J. MOONEY, COUNTY ENGINEER OF MONTGOMERY COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE MONTGOMERY COUNTY COMMISSIONERS' COURT.

I FURTHER CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH REQUIREMENTS FOR INTERNAL SUBDIVISION DRAINAGE AS ADOPTED BY COMMISSIONERS' COURT; HOWEVER, NO CERTIFICATION IS HEREBY GIVEN AS TO THE EFFECT OF DRAINAGE FROM THIS SUBDIVISION ON THE INTERCEPTING DRAINAGE ARTERY OR PARENT STREAM OR ANY OTHER AREA OF SUBDIVISION WITHIN THE WATERSHED.

Mark J. Mooney
MARK J. MOONEY, P.E.
MONTGOMERY COUNTY ENGINEER

APPROVED BY THE COMMISSIONERS' COURT OF MONTGOMERY COUNTY, TEXAS THIS 28th DAY OF January, 2007.

Mike Meador
MIKE MEADOR
COMMISSIONER, PRECINCT 1



Craig Doyal
CRAIG DOYAL
COMMISSIONER, PRECINCT 2

Ed Chance
ED CHANCE
COMMISSIONER, PRECINCT 3

Ed Rinehart
ED RINEHART
COMMISSIONER, PRECINCT 4

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

I, MARK TURNBULL, CLERK OF THE COUNTY COURT OF MONTGOMERY COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE ON 01-28, 2007 AT 9:30 O'CLOCK, A.M., AND DULY RECORDED ON 02-05, 2007 AT 11:03 O'CLOCK, A.M., IN CABINET 7, SHEET 1091-1092 OF RECORD OF Maps FOR SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT CONROE, MONTGOMERY COUNTY, TEXAS THE DAY AND DATE LAST ABOVE WRITTEN.

Mark Turnbull
MARK TURNBULL, CLERK OF THE COUNTY COURT
MONTGOMERY COUNTY, TEXAS

By: Kimie Kemp
DEPUTY

FILED FOR RECORD
2007 FEB -5 AM 11:06
MONTGOMERY COUNTY, TEXAS

OWNER: THE WOODLANDS LAND
DEVELOPMENT COMPANY, L.P.
2201 TIMBERLOCH PLACE
THE WOODLANDS, TEXAS 77380
PH: (281) 719-6100
FAX: (800) 324-5215

ENGINEER: SCHAUMBURG & POLK, INC.
11767 KATY FREEWAY
SUITE 900
HOUSTON, TEXAS 77079
PH: (281) 920-0487
FAX: (281) 920-9924

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING	CHORD LENGTH
C1	125.00'	49.48'	25.07'	22'40'40"	N 58'05'38" E	49.15'
C2	1250.00'	133.23'	66.68'	06'06'24"	N 43'42'06" E	133.16'
C3	800.00'	129.66'	64.97'	09'17'10"	N 30'46'15" E	129.52'
C4	25.00'	39.76'	25.50'	91'07'58"	N 05'52'46" E	35.70'
C5	25.00'	33.18'	19.54'	76'01'54"	N 77'42'10" W	30.79'
C6	150.00'	5.51'	2.76'	02'06'17"	N 65'20'01" E	5.51'
C7	100.00'	53.68'	27.50'	30'45'14"	S 51'00'33" W	53.03'
C7a	100.00'	51.50'	26.33'	29'30'25"	S 51'37'58" W	50.93'
C8	1250.00'	114.20'	57.14'	05'14'04"	N 38'01'52" E	114.16'
C9	100.00'	94.15'	50.88'	53'56'38"	N 73'43'37" E	90.71'
C10	1275.00'	252.37'	126.60'	11'20'28"	N 41'05'04" E	251.96'
C11	775.00'	38.10'	19.05'	02'49'01"	N 34'00'20" E	38.10'
C12	100.00'	64.45'	33.39'	36'55'43"	N 14'07'58" E	63.34'
C15	825.00'	54.15'	27.08'	03'45'38"	N 33'32'01" E	54.14'
C17	25.00'	37.72'	23.49'	86'26'31"	N 03'32'02" E	34.24'
C18	25.00'	39.80'	25.54'	91'12'56"	N 85'17'41" W	35.73'
C19	25.00'	31.87'	18.51'	73'01'55"	N 00'21'48" E	29.75'
C20	100.00'	12.51'	6.26'	07'09'58"	N 39'39'44" W	12.50'
C21	1225.00'	242.48'	121.64'	11'20'28"	N 41'05'04" E	242.08'
C22	25.00'	30.77'	17.68'	70'31'44"	N 71'25'02" W	28.87'
C23	50.00'	23.89'	12.18'	27'22'50"	N 87'00'31" E	23.67'
C24	25.00'	39.27'	25.00'	90'00'00"	N 01'45'18" E	35.36'
C25	125.00'	15.63'	7.83'	07'09'57"	N 39'39'45" W	15.62'
C26	75.00'	9.38'	4.70'	07'09'56"	N 39'39'43" W	9.37'
C27	25.00'	39.27'	25.00'	90'00'00"	N 88'14'42" W	35.36'
C28	1225.00'	14.29'	7.15'	00'40'07"	N 46'25'15" E	14.29'
C29	1225.00'	76.01'	38.02'	03'33'19"	N 44'18'32" E	76.00'
C30	25.00'	34.30'	20.47'	78'36'38"	N 03'13'33" E	31.67'
C31	25.00'	46.39'	33.36'	106'18'31"	N 89'14'02" W	40.01'
C33	1225.00'	47.00'	23.50'	02'11'53"	N 36'30'46" E	46.99'
C34	775.00'	19.21'	9.60'	01'25'13"	N 34'42'14" E	19.21'
C35	775.00'	18.89'	9.44'	01'23'48"	N 33'17'43" E	18.89'
C36	50.00'	156.20'	N/A	178'59'22"	N 85'09'47" E	100.00'
C36a	50.00'	215.44'	75.72'	246'52'49"	N 60'53'30" W	83.45'
C37	25.00'	21.02'	11.18'	48'10'30"	N 29'25'47" W	20.41'
C38	25.00'	33.92'	20.15'	77'44'27"	N 87'36'44" E	31.38'
C41	100.00'	29.72'	15.02'	17'05'19"	N 40'11'51" E	29.71'
C41a	100.00'	53.92'	27.63'	30'53'43"	S 47'06'04" W	53.27'
C42	825.00'	46.74'	23.37'	03'14'45"	N 33'16'35" E	46.72'
C43	825.00'	7.41'	3.70'	0'30'53"	N 35'09'23" E	7.41'
C44	1275.00'	67.43'	33.72'	03'01'49"	N 36'55'44" E	67.42'
C45	25.00'	38.31'	24.06'	87'47'44"	N 05'27'13" W	34.67'
C46	25.00'	38.31'	24.06'	87'47'45"	N 86'45'02" E	34.67'
C48	1275.00'	67.43'	33.72'	03'01'49"	N 44'22'04" E	67.42'
C49	1275.00'	7.09'	3.55'	00'19'08"	N 46'02'32" E	7.09'
C50	1275.00'	12.32'	6.16'	00'33'12"	N 46'28'42" E	12.31'
C51	25.00'	39.27'	25.00'	90'00'00"	N 01'45'18" E	35.36'
C52	25.00'	39.27'	25.00'	90'00'00"	N 88'14'42" W	35.36'
C53	2465.00'	632.87'	318.19'	14'42'37"	N 41'44'33" E	631.14'
C54	2465.00'	101.03'	50.52'	02'20'54"	N 50'16'18" E	101.02'
C55	2465.00'	103.31'	51.66'	02'24'05"	N 52'38'48" E	103.30'
C56	25.00'	39.27'	25.00'	90'00'00"	S 81'09'10" E	35.36'
C57	2465.00'	837.22'	422.68'	19'27'36"	N 44'07'02" W	833.20'
C58	50.00'	95.53'	70.71'	109'28'16"	S 18'34'58" W	81.65'
C59	50.00'	94.44'	69.09'	108'12'54"	S 89'44'23" W	833.20'
C59a	50.00'	213.86'	N/A	245'04'01"	S 21'50'04" E	84.31'

NOTES:

- EACH LOT SHALL BE RESTRICTED TO SINGLE-FAMILY RESIDENTIAL USES AS DEFINED BY CHAPTER 42 (ORDINANCE 1999 -262).
- SINGLE-FAMILY RESIDENTIAL SHALL MEAN THE USE OF A LOT WITH ONE BUILDING DESIGNED FOR AND CONTAINING NOT MORE THAN TWO SEPARATE UNITS WITH FACILITIES FOR LIVING, SLEEPING, COOKING, AND EATING THEREIN. A LOT UPON WHICH IS LOCATED A FREE-STANDING BUILDING CONTAINING ONE DWELLING UNIT AND A DETACHED SECONDARY DWELLING UNIT OF NOT MORE THAN 900 SQUARE FEET ALSO SHALL BE CONSIDERED SINGLE-FAMILY RESIDENTIAL. A BUILDING THAT CONTAINS ONE DWELLING UNIT ON ONE LOT THAT IS CONNECTED BY A PARTY WALL TO ANOTHER BUILDING CONTAINING ONE DWELLING UNIT ON AN ADJACENT LOT SHALL BE SINGLE-FAMILY RESIDENTIAL.
- UNLESS OTHERWISE INDICATED, THE BUILDING LINES (B.L.), WHETHER ONE OR MORE, SHOWN ON THIS SUBDIVISION PLAT ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCES, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAT WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.
- EACH LOT SHALL PROVIDE A MINIMUM OF TWO OFF-STREET PARKING SPACES PER UNIT. IN THOSE INSTANCES WHERE A SECONDARY UNIT IS PROVIDED ONLY ONE ADDITIONAL SPACE SHALL BE PROVIDED.
- THIS SUBDIVISION CONTAINS ONE OR MORE PERMANENT ACCESS EASEMENTS THAT HAVE NOT BEEN DEDICATED TO OR ACCEPTED BY CITY OF HOUSTON AND MONTGOMERY COUNTY OR ANY OTHER LOCAL GOVERNMENTAL AGENCY AS PUBLIC RIGHT-OF-WAY. CITY OF HOUSTON AND MONTGOMERY COUNTY HAS NO OBLIGATION, NOR DOES ANY OTHER LOCAL GOVERNMENTAL AGENCY HAVE ANY OBLIGATION, TO MAINTAIN OR IMPROVE ANY PERMANENT ACCESS EASEMENT WITHIN THE SUBDIVISION, WHICH OBLIGATION SHALL BE THE SOLE RESPONSIBILITY OF THE OWNERS OF THE PROPERTY IN THIS SUBDIVISION.
- ALL OFF-SITE UTILITY EASEMENTS TO BE DEDICATED BY SEPARATE INSTRUMENT PRIOR TO RECORDATION.
- ALL BEARINGS ARE REFERENCED TO THE 1927 TEXAS STATE PLANE COORDINATE SYSTEM, LAMBERT PROJECTION, SOUTH CENTRAL ZONE.
- THE COORDINATES SHOWN HEREON ARE TEXAS CENTRAL ZONE NO. 4203 STATE PLANE SURFACE COORDINATES (NAD 83) AND MAY BE BROUGHT TO GRID COORDINATES BY MULTIPLY THE SURFACE COORDINATES BY 0.99997368.

COMPENSATING OPEN SPACE ANALYSIS
SUBURBAN AREA

- TOTAL NUMBERS OF LOTS < 5,000 S.F.: 42 LOTS
- TOTAL AREA OF LOTS < 5,000 S.F.: 128,626 S.F.
- AVERAGE LOT SIZE < 5,000 S.F. (B/A): 3,062 S.F.
- COMPENSATING OPEN SPACE REQUIRED PER LOT (BASE ON C): 1938 S.F.
- COMPENSATING OPEN SPACE REQUIRED (AXD): 81,396 S.F.
- TOTAL AREA OF COMPENSATING OPEN PROVIDED: 78,320 S.F.

LOT BLOCK 1

1	3871	11	2016	21	3705	31	3964	41	2031
2	2045	12	3744	22	4735	32	2077	42	4475
3	2018	13	3744	23	3744	33	2036		
4	3634	14	2016	24	2016	34	4377		
5	3705	15	2016	25	2016	35	4666		
6	1995	16	3821	26	4622	36	2016		
7	1995	17	4242	27	4377	37	2016		
8	3599	18	1995	28	2036	38	3744		
9	3806	19	1995	29	2077	39	3695		
10	2016	20	3705	30	3964	40	2058		

THE WOODLANDS
VILLAGE OF
STERLING RIDGE
SECTION 85

BEING A SUBDIVISION OF 7.126 ACRES OUT OF THE
DICKINSON GARRETT SURVEY, ABSTRACT NO. 226
MONTGOMERY COUNTY, TEXAS

42 LOTS IN 1 BLOCK
1 RESERVE TOTALING 1.80 ACRES

OWNER/
DEVELOPERS: THE WOODLANDS LAND
DEVELOPMENT COMPANY, L.P.
2201 TIMBERLOCH PLACE
THE WOODLANDS, TEXAS 77380
PH: (281) 719-6100
FAX: (800) 324-5215

ENGINEER: SCHAUMBURG AND POLK, INC.
11767 KATY FREEWAY
SUITE 900
HOUSTON, TEXAS 77079
PH: (281) 920-0487
FAX: (281) 920-9924