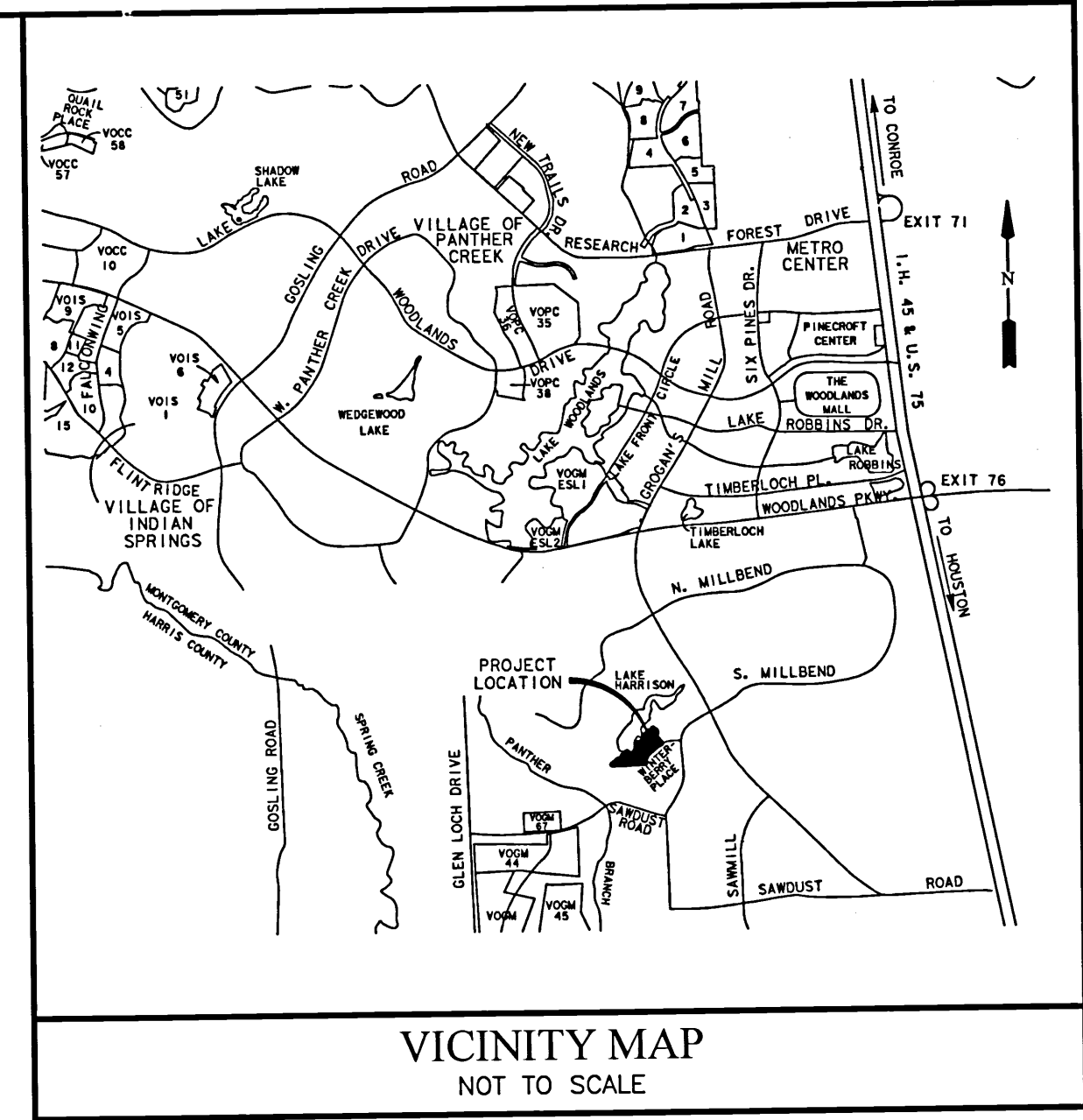
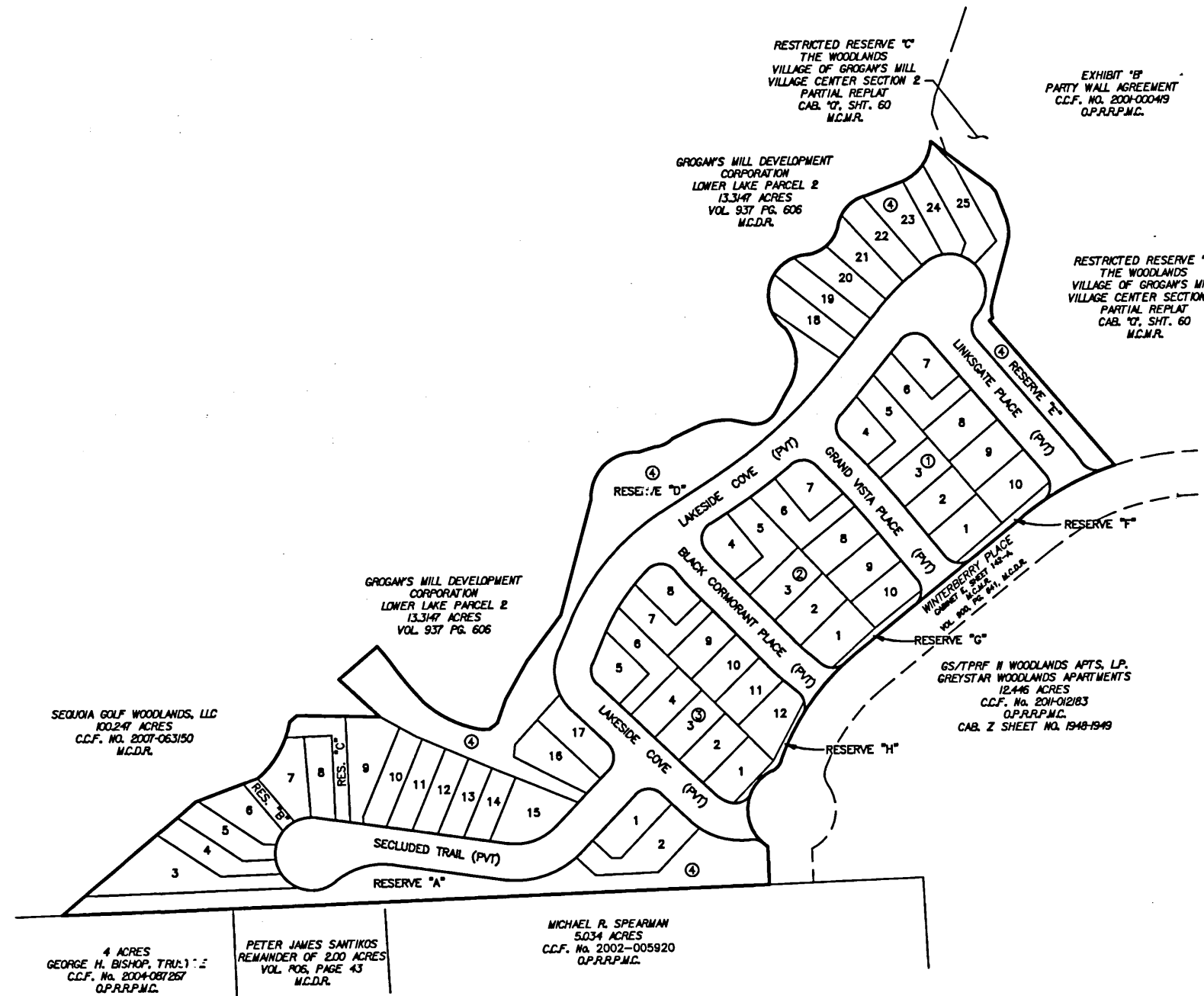




SCALE: 1"=200'



THE WOODLANDS VILLAGE OF GROGAN'S MILL LAKE HARRISON SEC 1

BEING 11.755 ACRES OUT OF THE
JOHN TAYLOR SURVEY, ABSTRACT 547
MONTGOMERY COUNTY, TEXAS

OWNERS: THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.,
BY: THE WOODLANDS OPERATING COMPANY, L.P.

24 WATERWAY AVE., STE. 1100, THE WOODLANDS,
TEXAS 77380 PH. (281) 719-6100

57 LOTS
4 BLOCKS
8 RESERVES
2.464 ACRES IN RESERVE

File No. 2013-029504 Cabinet Z Sheet 2415

ENGINEER:

DATE: SEPTEMBER, 2012

LJA Engineering, Inc.

2929 Briarpark Drive
Suite 600
Houston, Texas 77042

Phone 713.953.5200
Fax 713.953.5026

SHEET 1 OF 5

STATE OF TEXAS
COUNTY OF MONTGOMERY

WE, THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH TIM WELBES, PRESIDENT, BEING AN OFFICER 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, (HEREINAFTER REFERRED TO AS OWNER) OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS VILLAGE OF GROGANS MILL LAKE HARRISON SEC 1, 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, PARKS, BUILDING LINES AND EASEMENTS THEREON SHOWN AND DESIGNATE SAID SUBDIVISION AS THE WOODLANDS VILLAGE OF GROGANS MILL LAKE HARRISON SEC 1, LOCATED IN THE JOHN TAYLOR SURVEY, ABSTRACT 547, MONTGOMERY COUNTY, TEXAS, AND ON BEHALF OF SAID THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., AND DEDICATE TO PUBLIC USE, AS SUCH, THE STREETS (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREET, OR PERMANENT ACCESS EASEMENTS), 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., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH TIM WELBES, PRESIDENT, BEING AN OFFICER 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, OWNER OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS VILLAGE OF GROGANS MILL LAKE HARRISON SEC 1, HAS COMPLIED WITH 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, OWNER HAS DEDICATED AND BY THESE PRESENTS DOES 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 SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 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. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNER HAS DEDICATED AND BY THESE PRESENTS DOES 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 EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 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. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

FURTHER, OWNER DOES 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 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 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 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, OWNER DOES 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 THE SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

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 * 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 FIREFIGHTERS, FIRE FIGHTING EQUIPMENT, POLICE AND EMERGENCY VEHICLES OF WHATEVER NATURE AT ALL TIMES AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS ** ESTABLISHED AS PRIVATE STREETS OR PERMANENT ACCESS EASEMENTS.

* SHALL BE HEREBY ESTABLISHED AND MAINTAINED AS PRIVATE STREETS BY
** AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DESIGNATED AND STREETS BY

IN TESTIMONY WHEREOF, THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE WOODLANDS OPERATING COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, ITS AUTHORIZED AGENT, THE UNIT AUTHORIZED BY ITS PRESIDENT, TIM WELBES, THIS 23 DAY OF March, 2012.

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

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

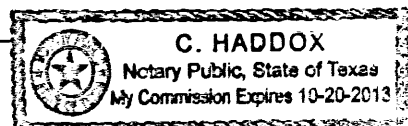
BY: TIM WELBES, PRESIDENT

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, 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 STATED, AND AS THE ACT AND DEED OF SAID PARTNERSHIP.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 23 DAY OF March, 2012.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 10-20-2013



File No. 2013-02934

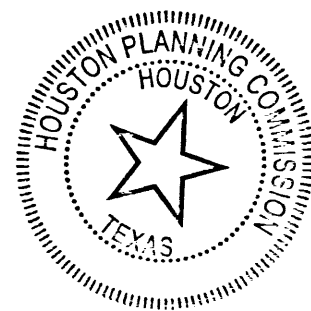
I, STEPHEN P. MATOVICH, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT THE ELEVATION BENCHMARK 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') (SEE NOTE 6); AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST SURVEY CORNER AND TO THE NAD83 TEXAS STATE PLANE COORDINATES.

Steph P. Matovich 10-2-12
STEPHEN P. MATOVICH, R.P.L.S.
TEXAS REGISTRATION NO. 5347



THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF THE WOODLANDS VILLAGE OF GROGANS MILL LAKE HARRISON SEC 1 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 30 DAY OF Dec, 2012.

BY: Mark A. Kilkenny, Chair
OR M. SONNY GARZA, VICE-CHAIR



BY: Marlene L. Gafrick, Secretary

I, MARK J. MOONEY, P.E., COUNTY ENGINEER OF MONTGOMERY COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL OF 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 INTERCEPTING DRAINAGE ARTERY OR PARENT STREAM OR ON ANY OTHER AREA OF SUBDIVISION WITHIN THE WATERSHED.

BY: Mark J. Mooney, P.E.
COUNTY ENGINEER

OWNERS: THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.,
BY: THE WOODLANDS OPERATING COMPANY, L.P.

24 WATERWAY AVE., STE. 1100, THE WOODLANDS,
TEXAS 77380 PH. (281) 719-6100

THE WOODLANDS
VILLAGE OF GROGANS MILL
LAKE HARRISON SEC 1

SHEET 2 OF 5

LINE TABLE with columns: LINE, BEARING, DISTANCE. Contains 51 line items (L1-L51).

CURVE TABLE with columns: CURVE, RADIUS, TANGENT, CHORD, ARC, DELTA, CHORD BEARING. Contains 37 curve items (C1-C37).

CURVE TABLE with columns: CURVE, RADIUS, TANGENT, CHORD, ARC, DELTA, CHORD BEARING. Contains 37 curve items (C38-C74).

APPROVED BY THE COMMISSIONERS COURT OF MONTGOMERY COUNTY, TEXAS, THIS DAY OF March 25, 2012, 2013.

BY: Mike Meador
COMMISSIONER, PRECINCT 1

BY: Craig Doval
COMMISSIONER, PRECINCT 2

ALAN B. SADLER
COUNTY JUDGE

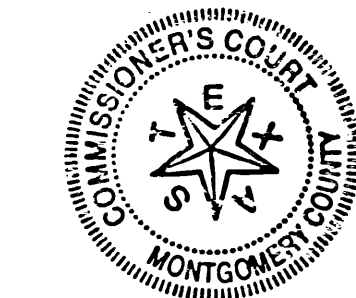
BY: James L. Noack
COMMISSIONER, PRECINCT 3

BY: Ed Rinehart
COMMISSIONER, PRECINCT 4

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 March 25, 2012, AT 11:30 O'CLOCK A.M., AND DULY RECORDED ON March 27, 2012, AT 8:26 O'CLOCK A.M., IN CABINET Z SHEET 2415-2419 OF RECORD OF MONTGOMERY COUNTY FOR SAID COUNTY.

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


BY: Mark Turnbull
MARK TURNBULL, CLERK, COUNTY COURT,
MONTGOMERY COUNTY, TEXAS



BY: Jeff Brunsler
DEPUTY

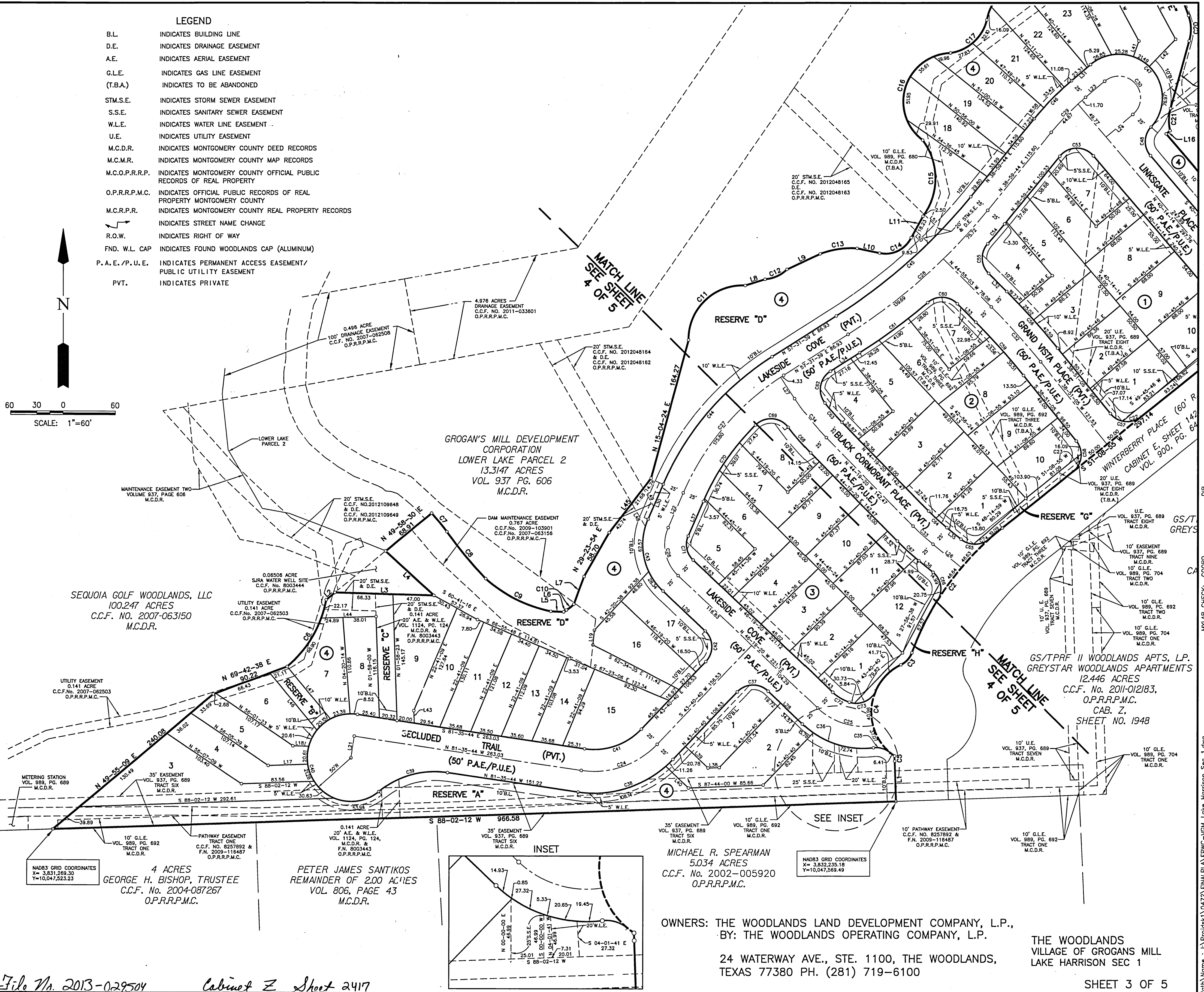
DIR. COORD. MYLAR CHECK: i:\p\proj\0472\FINAL\PLA\FPWC-VGM_Lake Harrison Sec 1.dwg

LEGEND

- B.L. INDICATES BUILDING LINE
- D.E. INDICATES DRAINAGE EASEMENT
- A.E. INDICATES AERIAL EASEMENT
- G.L.E. INDICATES GAS LINE EASEMENT
- (T.B.A.) INDICATES TO BE ABANDONED
- STM.S.E. INDICATES STORM SEWER EASEMENT
- S.S.E. INDICATES SANITARY SEWER EASEMENT
- W.L.E. INDICATES WATER LINE EASEMENT
- U.E. INDICATES UTILITY EASEMENT
- M.C.D.R. INDICATES MONTGOMERY COUNTY DEED RECORDS
- M.C.M.R. INDICATES MONTGOMERY COUNTY MAP RECORDS
- M.C.O.P.R.R.P. INDICATES MONTGOMERY COUNTY OFFICIAL PUBLIC RECORDS OF REAL PROPERTY
- O.P.R.R.P.M.C. INDICATES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY MONTGOMERY COUNTY
- M.C.R.P.R. INDICATES MONTGOMERY COUNTY REAL PROPERTY RECORDS
-  INDICATES STREET NAME CHANGE
- R.O.W. INDICATES RIGHT OF WAY
- FND. W.L. CAP INDICATES FOUND WOODLANDS CAP (ALUMINUM)
- P.A.E./P.U.E. INDICATES PERMANENT ACCESS EASEMENT/PUBLIC UTILITY EASEMENT
- PVT. INDICATES PRIVATE



60 30 0 60
SCALE: 1"=60'



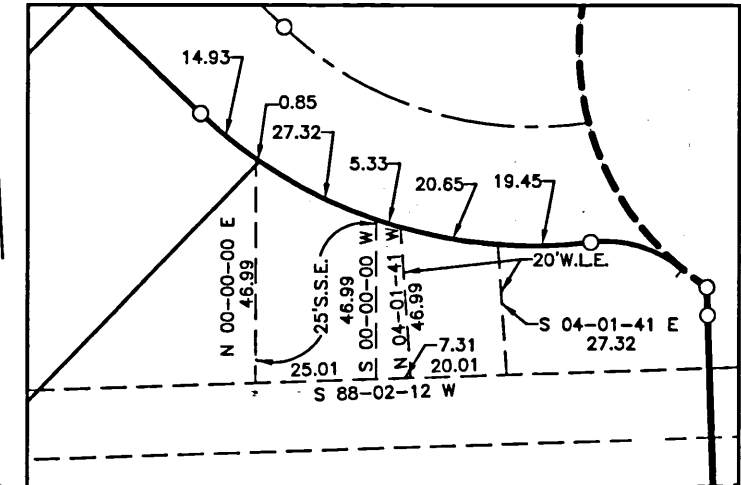
GROGAN'S MILL DEVELOPMENT
LOWER LAKE PARCEL 2
13.3147 ACRES
VOL. 937 PG. 606
M.C.D.R.

SEQUOIA GOLF WOODLANDS, LLC
100.247 ACRES
C.C.F. NO. 2007-063150
M.C.D.R.

PETER JAMES SANTIROS
REMAINDER OF 2.00 ACRES
VOL. 806, PAGE 43
M.C.D.R.

MICHAEL R. SPEARMAN
5.034 ACRES
C.C.F. No. 2002-005920
O.P.R.R.P.M.C.

GS/TPRF II WOODLANDS APTS, LP.
GREYSTAR WOODLANDS APARTMENTS
12.446 ACRES
C.C.F. No. 2011-012183,
O.P.R.R.P.M.C.
CAB. Z.
SHEET NO. 1948



OWNERS: THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.,
BY: THE WOODLANDS OPERATING COMPANY, L.P.
24 WATERWAY AVE., STE. 1100, THE WOODLANDS,
TEXAS 77380 PH. (281) 719-6100

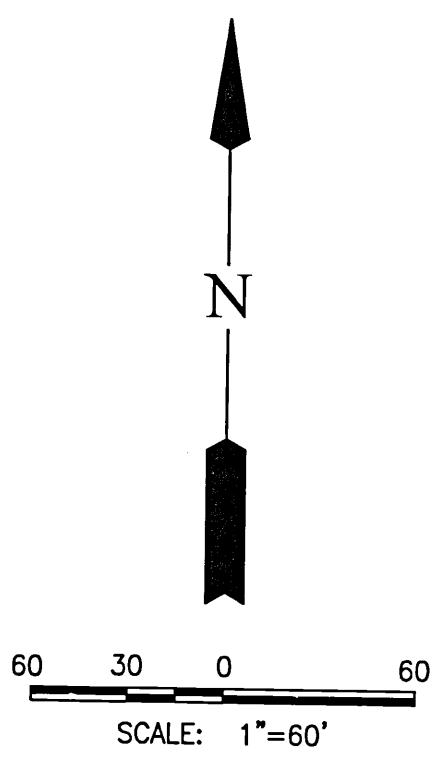
THE WOODLANDS
VILLAGE OF GROGAN'S MILL
LAKE HARRISON SEC 1

File No. 2013-029504

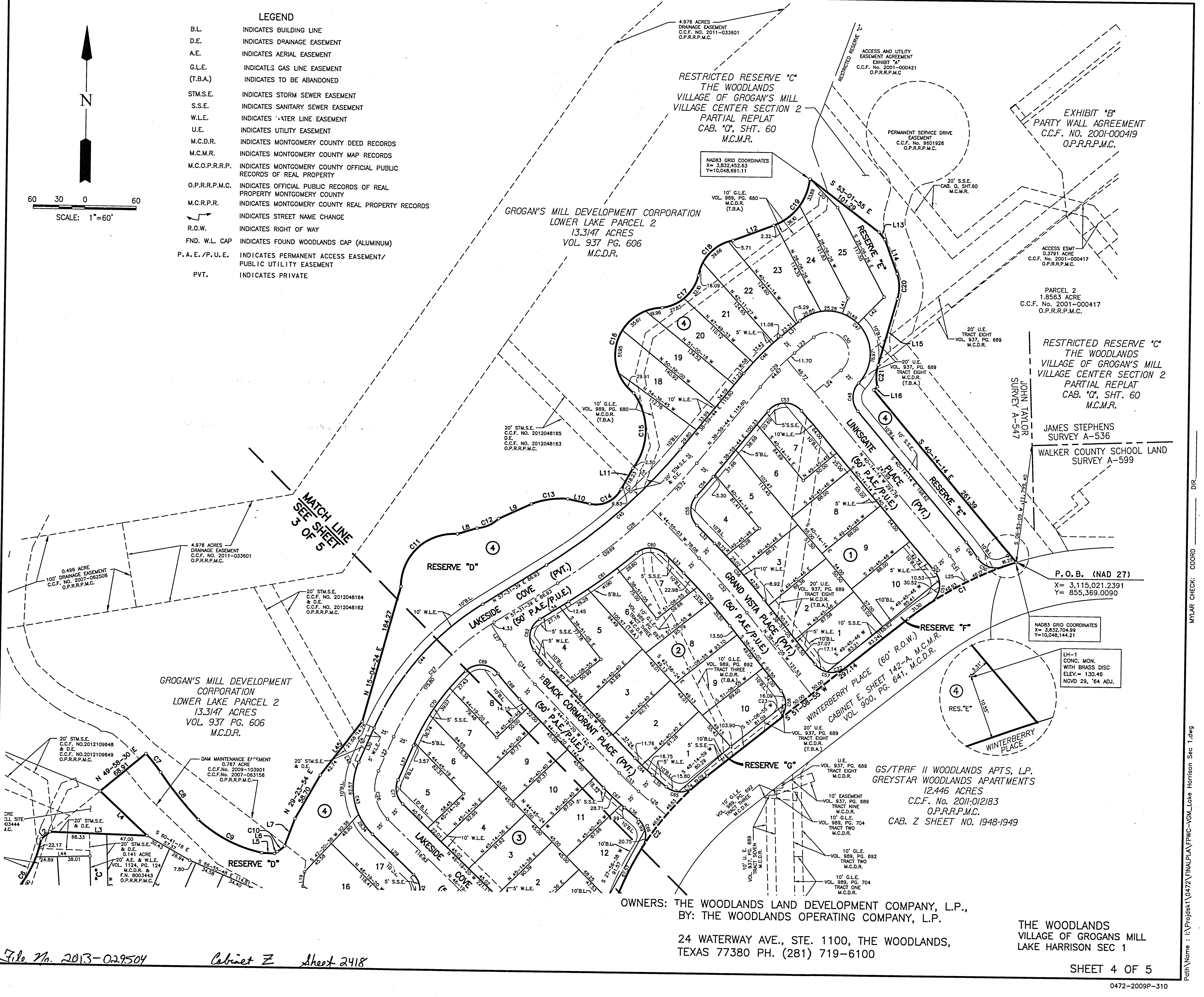
Cabinet Z Sheet 2417

SHEET 3 OF 5

Path\Name : I:\Proj\sk1\0472\FINAL\PLA\FW-VGM-Lake Harrison Sec 1.dwg



- LEGEND**
- B.L. INDICATES BUILDING LINE
 - D.E. INDICATES DRAINAGE EASEMENT
 - A.E. INDICATES AERIAL EASEMENT
 - G.L.E. INDICATES GAS LINE EASEMENT
 - (T.B.A.) INDICATES TO BE ABANDONED
 - STM.S.E. INDICATES STORM SEWER EASEMENT
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 - M.C.D.R. INDICATES MONTGOMERY COUNTY DEED RECORDS
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 - M.C.O.P.R.R.P. INDICATES MONTGOMERY COUNTY OFFICIAL PUBLIC RECORDS OF REAL PROPERTY
 - O.P.R.R.P.M.C. INDICATES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY MONTGOMERY COUNTY
 - M.C.R.P.R. INDICATES MONTGOMERY COUNTY REAL PROPERTY RECORDS
 - INDICATES STREET NAME CHANGE
 - R.O.W. INDICATES RIGHT OF WAY
 - FND. W.L. CAP INDICATES FOUND WOODLANDS CAP (ALUMINUM)
 - P.A.E./P.U.E. INDICATES PERMANENT ACCESS EASEMENT/PUBLIC UTILITY EASEMENT
 - PVT. INDICATES PRIVATE



File No. 2013-029504 Cabinet Z Sheet 2418

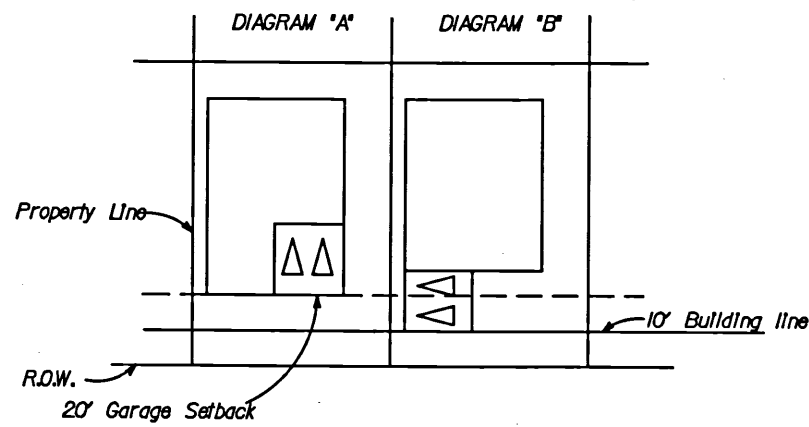
OWNERS: THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.,
 BY: THE WOODLANDS OPERATING COMPANY, L.P.
 24 WATERWAY AVE., STE. 1100, THE WOODLANDS,
 TEXAS 77380 PH. (281) 719-6100

THE WOODLANDS
 VILLAGE OF GROGANS MILL
 LAKE HARRISON SEC 1

Path Name : I:\Proj\sk1\0472\FINAL\PLA\FPWC-VGM-Lake Harrison Sec 1.dwg

NOTES:

1. 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.
2. THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES NAD83(86) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALE 0.99995980.
3. ALL BEARINGS ARE REFERENCED TO THE 1927 TEXAS STATE PLANE COORDINATE SYSTEM, LAMBERT PROJECTION, SOUTH CENTRAL ZONE NO. 4204.
4. 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.
5. EACH LOT SHALL PROVIDE A MINIMUM OF TWO OFF-STREET PARKING SPACES PER DWELLING UNIT ON EACH LOT. IN THOSE INSTANCES WHERE A SECONDARY UNIT IS PROVIDED ONLY ONE ADDITIONAL SPACE SHALL BE PROVIDED.
6. FIVE EIGHTHS (5/8) INCH IRON RODS THREE (3) FEET IN LENGTH WILL BE SET ON ALL PERIMETER BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
7. THIS SUBDIVISION CONTAINS ONE OR MORE PAVED PERMANENT ACCESS EASEMENTS THAT HAVE NOT BEEN DEDICATED TO THE PUBLIC OR ACCEPTED BY MONTGOMERY COUNTY OR THE CITY OF HOUSTON OR ANY OTHER LOCAL GOVERNMENTAL AGENCY AS PUBLIC RIGHT-OF-WAY. MONTGOMERY COUNTY AND THE CITY OF HOUSTON HAVE NO OBLIGATION, NOR DOES ANY OTHER LOCAL GOVERNMENTAL AGENCY HAVE ANY OBLIGATION, TO MAINTAIN OR IMPROVE ANY PAVED PERMANENT ACCESS EASEMENTS WITHIN THE SUBDIVISION, WHICH OBLIGATION SHALL BE THE SOLE RESPONSIBILITY OF THE OWNERS.
8. MONTGOMERY COUNTY MUNICIPAL UTILITY DISTRICT NO. 6 WILL MAINTAIN ALL STORM SEWERS SERVICING THIS PROJECT.
9. RESTRICTIONS FOR THIS PLAT ARE RECORDED IN VOLUME 841, PAGE 297, VOLUME 841, PAGE 372 AND VOLUME 848, PAGE 613 OF THE DEED RECORDS AND UNDER CLERK'S FILE NOS. 99009497 AND 2009-116493 OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS.
10. THIS PLAT IS SUBJECT TO AN ACCESS, OPERATIONS, AND EASEMENT AGREEMENT RECORDED IN C.F. NO. 2007-063171 OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS.
11. THE FOLLOWING RESTRICTIONS SHALL PERTAIN TO ANY DRAINAGE EASEMENTS CONTAINED WITHIN THE BOUNDARIES OF THIS PLAT:
 - A. PROHIBITS ALL PROPERTIES ABUTTING THE EASEMENT FROM THE CONSTRUCTION OF FENCES OR BUILDINGS, WHETHER TEMPORARY OR PERMANENT, AND THE INSTALLATION OR MAINTENANCE OF PLANTING OR OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY WITHIN THE DRAINAGE CHANNEL EASEMENT.
 - B. PROHIBITS ANY PROPERTY ABUTTING THE DRAINAGE CHANNEL EASEMENT FROM DRAINAGE DIRECTLY INTO THE DRAINAGE CHANNEL EXCEPT BY MEANS OF A DRAINAGE STRUCTURE APPROVED BY THE DIRECTOR OF PUBLIC WORKS AND ENGINEERING OR THE AUTHORIZED PUBLIC DRAINAGE OR FLOOD CONTROL OFFICIAL.
12. ALL LOTS WITHIN THIS SUBDIVISION ARE:
 - A. RESTRICTED TO A 20-FOOT CARPORT OR GARAGE SETBACK WHEN THE FACE IS PARALLEL TO THE STREET. THE REMAINDER OF THE STRUCTURE SHALL BE RESTRICTED TO A 20-FOOT BUILDING LINE (SEE DIAGRAM "A"); AND
 - B. RESTRICTED TO A 10-FOOT FRONT BUILDING LINE WHEN THE FACE OF ANY CARPORT OR GARAGE IS PERPENDICULAR TO THE STREET (SEE DIAGRAM "B").



AS TO THE LOT TYPICAL, ANY LOTS WITH A 10' WILE SHALL HAVE A MINIMUM 15' BL. ANY LOTS WITH A 15' WILE SHALL HAVE A MINIMUM 20' BL.

LOT	BLOCK	SQ.FT.	ACRES
1	1	4,649	0.107
2	1	4,392	0.101
3	1	4,431	0.102
4	1	3,964	0.091
5	1	5,309	0.122
6	1	5,281	0.121
7	1	4,267	0.111
8	1	4,840	0.109
9	1	4,752	0.107
10	1	5,006	0.115
1	2	4,704	0.108
2	2	4,513	0.104
3	2	4,572	0.105
4	2	4,178	0.096
5	2	5,454	0.125
6	2	5,213	0.120
7	2	4,101	0.094
8	2	4,638	0.106
9	2	4,476	0.103
10	2	4,280	0.098
1	3	4,247	0.097
2	3	4,040	0.093
3	3	4,095	0.094
4	3	4,151	0.095
5	3	4,111	0.094
6	3	5,139	0.118
7	3	4,853	0.111
8	3	4,001	0.092
9	3	3,939	0.090
10	3	3,924	0.090
11	3	3,921	0.090
12	3	4,825	0.111

LOT	BLOCK	SQ.FT.	ACRES
1	4	4,777	0.110
2	4	6,827	0.157
3	4	10,198	0.234
4	4	4,916	0.113
5	4	4,374	0.100
6	4	4,426	0.102
7	4	5,033	0.116
8	4	4,038	0.093
9	4	6,631	0.152
10	4	4,692	0.108
11	4	4,343	0.100
12	4	4,010	0.092
13	4	3,711	0.085
14	4	3,412	0.078
15	4	6,330	0.145
16	4	5,198	0.119
17	4	4,848	0.111
18	4	5,018	0.115
19	4	4,818	0.111
20	4	4,456	0.102
21	4	4,472	0.103
22	4	4,647	0.107
23	4	5,162	0.119
24	4	4,277	0.098
25	4	6,005	0.138

COMPENSATING OPEN SPACE REQUIREMENT TABLE	
A.	TOTAL NUMBER OF LOTS LESS THAN 5,000 SQ.FT. = 42
B.	TOTAL AREA OF LOTS LESS THAN 5,000 SQ.FT. = 178,283 SQ.FT.
C.	AVERAGE LOT SIZE LESS THAN 5,000 SQ.FT.(B DIVIDED BY A) = 4,245 SQ.FT.
D.	COMPENSATING OPEN SPACE REQUIRED PER LOT = 200 SQ.FT.
E.	COMPENSATING OPEN SPACE REQUIRED (A X D) = 8,400 SQ.FT.

COMPENSATING OPEN SPACE PROVIDED TABLE	
A.	TOTAL AREA OF COMPENSATING OPEN SPACE PROVIDED BY THE WOODLANDS VILLAGE OF GROGANS MILL LAKE HARRISON SEC 1 = 50,942 SQ. FT.

RESERVE TABLE			
RESERVE	TYPE	ACREAGE	SQ.FT.
"A"	RESTRICTED TO OPEN SPACE	0.752	32,778
"B"	RESTRICTED TO OPEN SPACE	0.037	1,608
"C"	RESTRICTED TO OPEN SPACE	0.103	4,488
"D"	RESTRICTED TO COMPENSATING OPEN SPACE	1.169	50,942
"E"	RESTRICTED TO OPEN SPACE	0.304	13,234
"F"	RESTRICTED TO OPEN SPACE	0.041	1,788
"G"	RESTRICTED TO OPEN SPACE	0.031	1,370
"H"	RESTRICTED TO OPEN SPACE	0.027	1,167
TOTAL		2.464	107,375

OWNERS: THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.,
 BY: THE WOODLANDS OPERATING COMPANY, L.P.
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THE WOODLANDS
 VILLAGE OF GROGANS MILL
 LAKE HARRISON SEC 1