


VILLAGE OF GROGAN'S MILL
SECTION 8
CAB. A SHEET 196 M.C.M.R.

SUMMARY OF AREAS	
STREET RIGHT OF WAYS	1.9061 ac.
LOTS	9.3622 ac.
OPEN SPACE RESERVE "A"	0.5603 ac.
OPEN SPACE RESERVE "B"	0.2916 ac.
OPEN SPACE RESERVE "C"	0.0489 ac.
TOTAL	12.1691 ac.

- NOTES:
- 1) Construction of any building, structure, wall or fence, within the staff portion of flag lots is prohibited and said staff portion is restricted in its use for access only to the flag lot involved.
 - 2) "One-foot reserve dedicated to the public in fee as a buffer separation between the side or end of streets in subdivision plats where such streets abut adjacent acreage tracts, the condition of such dedication being that when the adjacent property is subdivided in a recorded plat, the one-foot reserve shall thereupon become vested in the public for street right-of-way purposes (and the fee title thereto shall revert to and revert in the dedicator, his heirs, assigns, or successors)."
 - 3) This Survey is not tied into the Official City of Houston Survey System in compliance with Ordinance No. 69-1978, because a City Survey Marker has not been established within 2,000 feet of this property.
 - 4) O.S.R. indicates Open Space Reserve
 - 5) B.L. " Building Line
 - 6) A.U.E. " Access of Utility Easement
 - 7) W.L.E. " Water Line Easement
 - 8) D.E. " Drainage Easement



THE WOODLANDS
VILLAGE OF GROGAN'S MILL
SECTION 22

A SUBDIVISION OF 12.1691 ACRES OUT OF THE WALKER COUNTY SCHOOL LAND SURVEY, A-599 INCLUDING A REPLAT OF 1.9836 ACRES OUT OF RESERVE "A", VILLAGE OF GROGAN'S MILL, SECTION 8 MONTGOMERY COUNTY, TEXAS

LOTS 40 3 RESERVES 2 BLOCKS
SCALE: 1"=100' APRIL, 1977

OWNER
THE WOODLANDS DEVELOPMENT CORPORATION
P. VERNON ROBBINS, SENIOR VICE-PRESIDENT
ROBERT N. HINTON, SECRETARY

WILSON WINDLE & ASSOCIATES
CONSULTING ENGINEERS & PLANNERS - HOUSTON, TEXAS

SHEET 1 OF 2 SHEETS

STATE OF TEXAS
COUNTY OF MONTGOMERY

8 08
Sheet
C 4
Captioned

We, P. Vernon Robbins, Senior Vice President and Robert N. Hinton, Jr., Secretary, being officers of WOODLANDS DEVELOPMENT CORPORATION, owner of the 12.1453 acre tract described on the attached map or plat entitled, VILLAGE OF GROGAN'S MILL, SECTION 22, do hereby make and establish said subdivision and development plan of said property according to all lines, dedications, restrictions and notations on said maps or plat and hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs and assigns to warrant and forever defend the title to the land so dedicated.

FURTHER, we do hereby declare that all parcels of land designated as lots on this plat are originally intended for the construction of residential dwelling units thereon and shall be restricted for same under the terms and conditions of such restrictions filed separately.

FURTHER, we do hereby covenant and agree that all of the property within the boundaries of this plat shall be restricted to prevent the drainage of any septic tanks into any public or private street, road or alley or any drainage ditch, either directly or indirectly.

FURTHER, we do hereby covenant and agree that all of the property within the boundaries of this plat shall be restricted to provide that 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 in no instance have a drainage opening of less than one and three quarters (1 3/4) square feet (18" diameter) with culverts or bridges to be provided for all private driveways or walkways crossing such drainage facilities.

IN TESTIMONY WHEREOF, the WOODLANDS DEVELOPMENT CORPORATION has caused these presents to be signed by P. Vernon Robbins, its Senior Vice President, thereunto authorized, attested by its Secretary, Robert N. Hinton, Jr., and its common seal hereunto affixed this _____ day of December, 1976.

ATTEST: Robert N. Hinton, Jr.
Secretary

WOODLANDS DEVELOPMENT CORPORATION
BY: P. Vernon Robbins
Senior Vice President

STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, the undersigned authority, on this day personally appeared P. Vernon Robbins and Robert N. Hinton, Jr., Senior Vice President and Secretary, respectively, of WOODLANDS DEVELOPMENT CORPORATION, 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 considerations therein expressed and in the capacity therein and herein set out, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 24th day of January, 1977.

John M. Ford
Notary Public in and for Montgomery County, Texas
My Commission Expires 24 of Jan, 1978.

I, Wilson Windle, am authorized under the laws of the State of Texas to practice the profession of engineering and hereby certify that the attached plat is true and correct, was prepared from an actual survey of the property made under my supervision on the ground; that all boundary corners, block corners, angle points, points of curvature and other points of reference have been marked with iron pipes or rods having an outside diameter of not less than one (1) inch and a length of not less than three (3) feet; and that the plat boundary corners have been tied to the nearest survey corner.

Wilson Windle
Wilson Windle, Professional Engineer
Texas Registration No. 16352

This is to certify that the City Planning Commission of the City of Houston, Texas has approved the attached plat 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 28th day of July, 1977.

ATTEST: Roscoe H. Jones
Secretary

BY: C. Jim Stewart
Chairman



I, B.W. Cooper, County Engineer of Montgomery County, 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.

B.W. Cooper
B.W. Cooper - County Engineer

APPROVED by the Commissioners' Court of Harris County, Texas, this 24th day of August, 1977.

Robert L. Garner
R. L. Garner, Commissioner
Precinct 1

Doug Alley
Doug Alley, Commissioner
Precinct 2

Lynn Zoker
Lynn Zoker, County Judge

D.A. Wells
D.A. Wells, Commissioner
Precinct 3

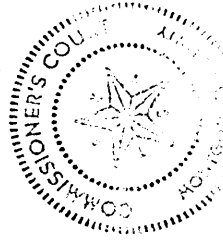
D.A. Wells
D.A. Wells, Commissioner
Precinct 4

STATE OF TEXAS
COUNTY OF MONTGOMERY

I, Roy Harris, 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 SEPTEMBER 6th, 1977, at 3:00 clock, P.M., and duly recorded on SEPTEMBER 6th 1977 at 3:00 clock, P.M., in Cabinet 8, Sheet 80, of record of PLATS of said county.

WITNESS my hand and seal of office, at Conroe, the day and date last above written.
Roy Harris, Clerk, County Court
Montgomery County, Texas

By Roy Harris Deputy



WOODLANDS
VILLAGE OF GROGAN'S MILL
SECTION 22

MONTGOMERY COUNTY, TEXAS
40 LOTS
SCALE: 1" = 100' 3 RESERVES
OWNER
1 BLOCKS
JULY, 1977

THE WOODLANDS DEVELOPMENT CORPORATION
P. VERNON ROBBINS - SENIOR VICE PRESIDENT
ROBERT N. HINTON - SECRETARY

WILSON WINDLE & ASSOCIATES
CONSULTING ENGINEERS & PLANNERS - HOUSTON, TEXAS