

STATE OF TEXAS
COUNTY OF MONTGOMERY

ME, Richard P. Browne and Robert N. Hinton, Jr., Vice President and Secretary respectively of WOODLANDS DEVELOPMENT CORPORATION, owners of the property subdivided in the above and foregoing map of VILLAGE OF GROGAN'S MILL, SECTION 20, do hereby make subdivision of said property for and on behalf of said WOODLANDS DEVELOPMENT CORPORATION, according to the lines, streets, lots, alleys, parks, building lines and easements thereon shown and designate said subdivision as VILLAGE OF GROGAN'S MILL, SECTION 20, located in the Walker County School Land Survey, A-599 Montgomery County, Texas, and on behalf of said WOODLANDS DEVELOPMENT CORPORATION, and dedicate to public use, as such, the streets, alleys, parks and easements shown on the plat, and all rights and interests therein, and all easements and rights of any portion of streets or alleys in 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.

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 injunctions, as follows:

1. That drainage of septi-c tanks into road, street, alley or other public ditches, either directly or indirectly in stricted 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 (3/4) square feet 1 1/4 diameter pipe culverts. Culverts or bridges must be used for driveways and/or walks.

We hereby covenant and agree with the City of Houston and/or Montgomery County and/or any property owner that no dwelling unit shall be constructed and/or occupied on any lot having an area of less than seven thousand (7,000) square feet unless a sanitary sewer system meeting the approval of County and State health authorities shall first have been extended to the lot, plot or site; and in no case shall any dwelling be constructed upon a lot, plot, or site of less area than five thousand (5,000) square feet with less street frontage than fifty (50) feet.

IN TESTIMONY WHEREOF, WOODLANDS DEVELOPMENT CORPORATION has caused these presents to be signed by Richard P. Browne, Vice-President, thereunto authorized, and by its Secretary, Robert N. Hinton, Jr., and its common seal hereunto affixed this 6th day of July, 1976.

BY Richard P. Browne
Secretary
Richard P. Browne
Vice President

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Richard P. Browne and Robert N. Hinton, Jr., Vice President and Secretary, respectively, of WOODLANDS DEVELOPMENT CORPORATION, the corporation above named, 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, in the capacities therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 6th day of July, 1976.

WE, The Chase Manhattan Bank (National Association), Trustee of New York, New York, owner and holder of a lien against the above described property, sold item being evidenced by instruments of record in Volume 242, Pages 318 through 364, and Volume 364, Pages 528 through 554 of the Mortgage Records of Montgomery County, Texas, do hereby in all things subordinate to said subdivision and dedication said lien, and we hereby confirm that we are the present owner of said lien and have not assigned the same or any part thereof.

THE CHASE MANHATTAN BANK (NATIONAL ASSOCIATION)
Trustee

STATE OF NEW YORK
COUNTY OF NEW YORK

BEFORE ME, the undersigned authority, on this day personally appeared J. A. Payne, 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, in the capacity therein set out, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 23rd day of July, 1976.

STATE OF NEW YORK
COUNTY OF NEW YORK

THIS IS TO CERTIFY THAT I, Wilson Windle, a registered engineer of the State of Texas, have plotted the above plat from an actual survey of the land shown thereon, and that all lines are correctly marked with 5/8" x 3/4" long iron rods, and that the plat shown thereon and the lines thereon have not been 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.

Wilson Windle, Professional Engineer
Texas Registration No. 16457

THIS IS TO CERTIFY THAT THE CITY PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS HAS APPROVED THIS PLAT AND SUBDIVISION OF VILLAGE OF GROGAN'S MILL, SECTION 20, AS SHOWN HEREON.

IN TESTIMONY WHEREOF, witness the official signature of the Chairman and Secretary of the City Planning Commission of the City of Houston, Texas this 23rd day of October, 1976.

ROSCOE H. JONES, Chairman
Secretary - Engineer

I, H.W. Cooper, 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 the intercepting drainage artery of parent stream or on any other area of subdivision within the watershed.

H.W. Cooper, County Engineer
1st day of NOVEMBER, 1976.

APPROVED BY COMMISSIONERS' COURT OF MONTGOMERY COUNTY, THIS 1ST day of NOVEMBER, 1976.

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

I, Roy Harris, Clerk of the County Court of Montgomery County, Texas, do hereby certify that the plat of this subdivision with its certificate of authorization was filed for registration in my office on the 1st day of NOVEMBER, 1976, at 10:00 o'clock, P.M., in Volume B, Sheet 137A, of the Plat Records of Montgomery County, Texas.

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

Roy Harris, Clerk, County Court,
Montgomery County, Texas

CORRECTION PLAT CERTIFICATE

I, Wilson Windle, hereby certify that the following corrections were necessary to eliminate errors which appear on the plat of The Woodlands, Village of Grogan's Mill, Section 20 recorded on December 3, 1976 in Cabinet B, Page 44 of the Plat Records of Montgomery County, Texas.

LOT	Block	DESCRIPTION	CHANGED FROM	To READ
10	1	N.E. Line	S28°06'57"W	N28°06'57"W
10	1	S.E. Arc	74.36'	74.34'
OSR G	1	N.W. Arc	4-24°36'34"	4-24°36'34"
4	2	S.W. Line	140.00'	140.62'
4	2	N.E. Line	140.00'	140.62'
8	2	South Arc	29.90'	30.00'
13	2	N.W. Line	61.52'	62.52'
14	2	Area	7882 #	7882 #
18	2	N.W. Arc	50'	45'
22	2	N.W. Arc	33.48'	33.45'
35	2	North Arc	64.62'	64.71'
46	2	West Line	23.89'	18.14'
50	2	West Line	56.25'	62.00'
52	2	N.E. Line	S 59°34'54"E	S 45°15'28"E
53	2	N.E. Line	S 45°15'28"E	S 30°15'20"E
OSR E	2	N.W. Line	30'	30.20'
OSR K	2	S.E. Arc	15'	15.05'
OSR H	2	North Arc	Omitted	2.08'
OSR I	2	North Line	20.01'	17.93'
OSR I	2	South Arc	Omitted	2.08'
OSR I	2	South Line	20.01	17.93'
	2	N.W. Line	N 77°58'29"W	N 77°58'29"E
	2	West End	N 54°31'01"W	N 65°27'02"W

Plat Boundary of Thimbleberry Ct.

Wilson Windle, Texas Registration No. 16352
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.

APPROVED BY THE MONTGOMERY COUNTY ENGINEER ON _____ of _____, 1978 A.D.

B. W. Cooper,
Montgomery County Engineer

APPROVED BY THE MONTGOMERY COUNTY COMMISSIONERS' COURT ON _____ of _____, 1978 A.D.

R.L. Garner, Commissioner Pct. 1
H.D. Alley, Commissioner, Pct. 2

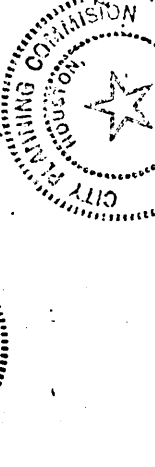
R.A. Deison, Jr., County Judge

Joe Corley, Commissioner Pct. 3
D.A. Wells, Commissioner Pct. 4

THIS PLAT SUPERCEDES THE ORIGINAL PLAT OF VILLAGE OF GROGAN'S MILL, SECTION 20, AS RECORDED IN CABINET B, SHEET 44 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS AS RECORDED NOVEMBER 3, 1976

CITY PLANNING COMMISSION CERTIFICATE

This is to certify that this plat, known as Village of Grogan's Mill, Section 20, is the plat of said subdivision as finally approved and certified for recording by the City Planning Commission of the City of Houston, Texas on the 27th day of October, 1976, which plat, with certain unapproved changes made thereon is recorded at Cabinet B, Sheet 44, of the Map Records of Montgomery County, Texas. Said Plat, in the form originally approved, is hereby reapproved, reaffirmed, ratified and recertified for recording on this the 30th day of May, 1978, as being in conformance with the laws of the State of Texas and the ordinances of the City of Houston, Texas.



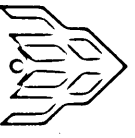
By: Wilson Windle
Secretary

I, Roy Harris, Clerk of the County Court of Montgomery County, Texas, do hereby certify that the attached plat with its certificate of authorization was filed for registration in my office on the 1st day of NOVEMBER, 1978, A.D., at 10:00 o'clock, P.M., in Cabinet B, Sheet 137A 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



VILLAGE OF GROGAN'S MILL
SECTION 20

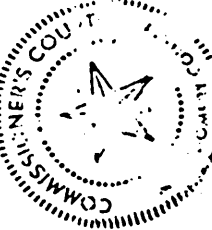
MONTGOMERY COUNTY, TEXAS
8 LOTS
2 BLOCKS
RESERVES
MAY 1976

OWNER
THE WOODLANDS DEVELOPMENT CORPORATION
ROBERT N. HINTON - VICE PRESIDENT
ROBERT N. HINTON - SECRETARY

WILSON WINDLE & ASSOCIATES
CONSULTING ENGINEERS & PLANNERS HOUSTON, TEXAS

Cabinet B
Sheet 137A

7823182



THIS PLAT SUPERCEDES THE ORIGINAL PLAT OF VILLAGE OF GROGAN'S MILL, SECTION 20, AS RECORDED IN CABINET B SHEET 44 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS, AS RECORDED November 3, 1976.

Summary of O.G.R. Areas

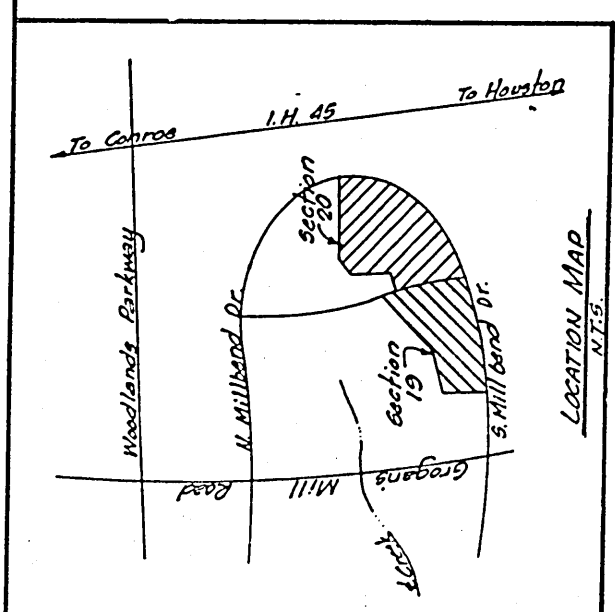
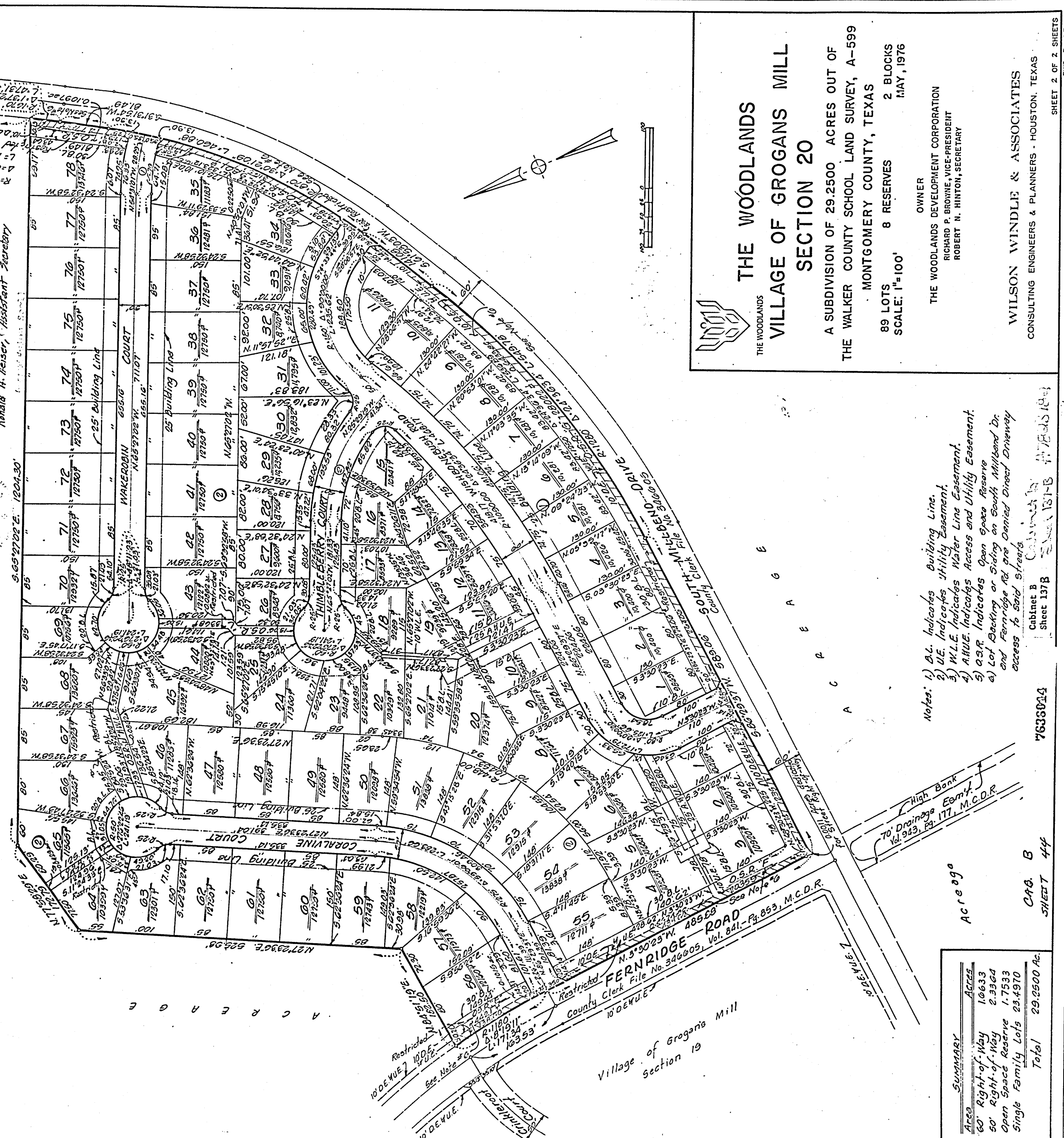
O.G.R.	Sq. Ft.	Acres
E	4421	0.1015
F	20,359	0.4674
G	28,022	0.6433
H	9,501	0.2250
I	4,718	0.1097
J	3,756	0.0862
K	1,870	0.0429
L	3,750	0.0862
TOTAL	76,763	1.7622

CITY PLANNING COMMISSION CERTIFICATE

This is to certify that this plat, known as Village of Grogan's Mill, Section 20, is the plat of said subdivision as finally approved and certified for recording by the City Planning Commission of the City of Houston, Texas, on the 29th day of October, 1976, which plat, with certain unapproved changes made thereon, is recorded at Cabinet B, Sheet 44 of the Map Records of Montgomery County, Texas. Said plat, in the form originally approved, is hereby re-approved, reaffirmed, ratified and recertified for recording on this the 30th day of May, 1978, as being in conformance with the laws of the State of Texas and the ordinances of the City of Houston, Texas.

By: *[Signature]*
 E. Burdette Healy, Vice Chairman

Attest: *[Signature]*
 Ronald A. Heiser, Assistant Secretary



THE WOODLANDS
VILLAGE OF GROGAN'S MILL
SECTION 20

A SUBDIVISION OF 29.2500 ACRES OUT OF THE WALKER COUNTY SCHOOL LAND SURVEY, A-599 MONTGOMERY COUNTY, TEXAS

89 LOTS
 8 RESERVES
 2 BLOCKS
 MAY, 1976

OWNER
 THE WOODLANDS DEVELOPMENT CORPORATION
 RICHARD P. BROWNE, VICE-PRESIDENT
 ROBERT N. HINTON, SECRETARY

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

- Notes:
- 1) B.L. Indicates Building Line.
 - 2) U.E. Indicates Utility Easement.
 - 3) W.L.E. Indicates Water Line Easement.
 - 4) A.H.U.E. Indicates Access and Utility Easement.
 - 5) O.S.R. Indicates Open Space Reserve
 - 6) Lot Backing or Siding on South Millwood Dr. and Fernridge Rd. are Denied Direct Driveway access to said streets.

ACREAGE

Area	Summary	Acres
60'	Right-of-Way	1.0633
50'	Right-of-Way	2.3364
	Open Space Reserve	1.7533
	Single Family Lots	23.4970
	Total	29.2500 Ac.

CAB. B SHEET 44
 7633024
 Sheet 137B
 Cabinet B

31370.002