

THE WOODLANDS VILLAGE OF COCHRAN'S CROSSING SECTION NINE

MONTGOMERY COUNTY, TEXAS
66 LOTS 4 BLOCKS 4 RESERVES

A SUBDIVISION CONTAINING 72.1408 ACRES
OUT OF THE
HENRY DUNMAN SURVEY, A-163 &
THE MONTGOMERY COUNTY SCHOOL
LAND SURVEY, A-666

SEPTEMBER, 1989
OWNER

THE WOODLANDS CORPORATION
ROGER L. GALATAS, PRESIDENT
G. DAVID BUMGARDNER, SECRETARY

FILED FOR RECORD

90 OCT -3 PM 2:16

Roy Harris
COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF MONTGOMERY

WE, THE WOODLANDS CORPORATION, ACTING BY AND THROUGH ROGER L. GALATAS AND G. DAVID BUMGARDNER, PRESIDENT AND SECRETARY, RESPECTIVELY OF THE WOODLANDS CORPORATION, OWNER, HERINAFTER REFERRED TO AS OWNERS OF THE 72.1408 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS, VILLAGE OF COCHRAN'S CROSSING, SECTION NINE, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAT 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 (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREETS), ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND DO HEREBY BIND OURSELVES, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

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') FOR TEN FEET (10'0") 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') IN WIDTH.

FURTHER, OWNERS 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.

FURTHER, OWNERS 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, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN (15) FEET WIDE ON EACH SIDE OF THE CENTERLINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS, SLOUGHS, OR OTHER NATURAL DRAINAGE COURSE LOCATED IN THE SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING THE CITY OF HOUSTON, MONTGOMERY COUNTY, OR ANY OTHER GOVERNMENTAL AGENCY THE RIGHT TO ENTER UPON SAID EASEMENTS AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

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, UNLESS OTHERWISE NOTED.

IN TESTIMONY WHEREOF, THE WOODLANDS CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ROGER L. GALATAS, ITS PRESIDENT THEREUNTO AUTHORIZED, ATTESTED BY ITS SECRETARY, G. DAVID BUMGARDNER, THIS 26 DAY OF March, 19 90.

THE WOODLANDS CORPORATION

BY: *Roger L. Galatas*
ROGER L. GALATAS
PRESIDENT
ATTEST: *G. David Bumgardner*
G. DAVID BUMGARDNER
SECRETARY

STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ROGER L. GALATAS, PRESIDENT AND G. DAVID BUMGARDNER, SECRETARY OF THE WOODLANDS 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 26 DAY OF March, 19 90.



Kathy L. Leibold
PRINTED NAME: _____
NOTARY PUBLIC
IN AND FOR THE STATE OF TEXAS

I, J.D. BLANTON, 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.

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 ON ANY OTHER AREA OF SUBDIVISION WITHIN THE WATERSHED.

J.D. Blanton
J.D. BLANTON, COUNTY ENGINEER

APPROVED BY THE COMMISSIONERS' COURT OF MONTGOMERY COUNTY, TEXAS, THIS 1st DAY OF October, 19 90.

John Martin *Malcolm Purvis*
JOHN MARTIN MALCOLM PURVIS
COMMISSIONER, PRECINCT 1 COMMISSIONER, PRECINCT 2
Alvin L. Stahl
ALVIN L. STAHL
COUNTY JUDGE
Ed Chance *Jim Simmons*
ED CHANCE JIM SIMMONS
COMMISSIONER, PRECINCT 3 COMMISSIONER, PRECINCT 4

I, JOHN G. DAVIDSON, 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 HAVE 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 CORNERS.



John G. Davidson
JOHN G. DAVIDSON
TEXAS REGISTRATION: 1792

THIS IS TO CERTIFY THAT THE CITY PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS HAS APPROVED THIS PLAT AND SUBDIVISION OF THE WOODLANDS, VILLAGE OF COCHRAN'S CROSSING, SECTION NINE, AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAT THIS 31st DAY OF August, 19 90.

BY: *Burdette Keeland, Jr.*
BURDETTE KEELAND, JR., CHAIRMAN
ATTEST: *Patricia D. Knudson*
PATRICIA D. KNUDSON
ACTING SECRETARY

THE 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 Oct 3, 1990, 19 90, AT 2:16 PM O'CLOCK (A.M. OR P.M.), AND DULY RECORDED ON 19, AT 2:16 PM O'CLOCK (A.M. OR P.M.), AND IN CABINET F SHEET 150-151 OF THE MAP RECORDS 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.



Roy Harris
ROY HARRIS, CLERK, COUNTY COURT,
MONTGOMERY COUNTY, TEXAS

BY: _____

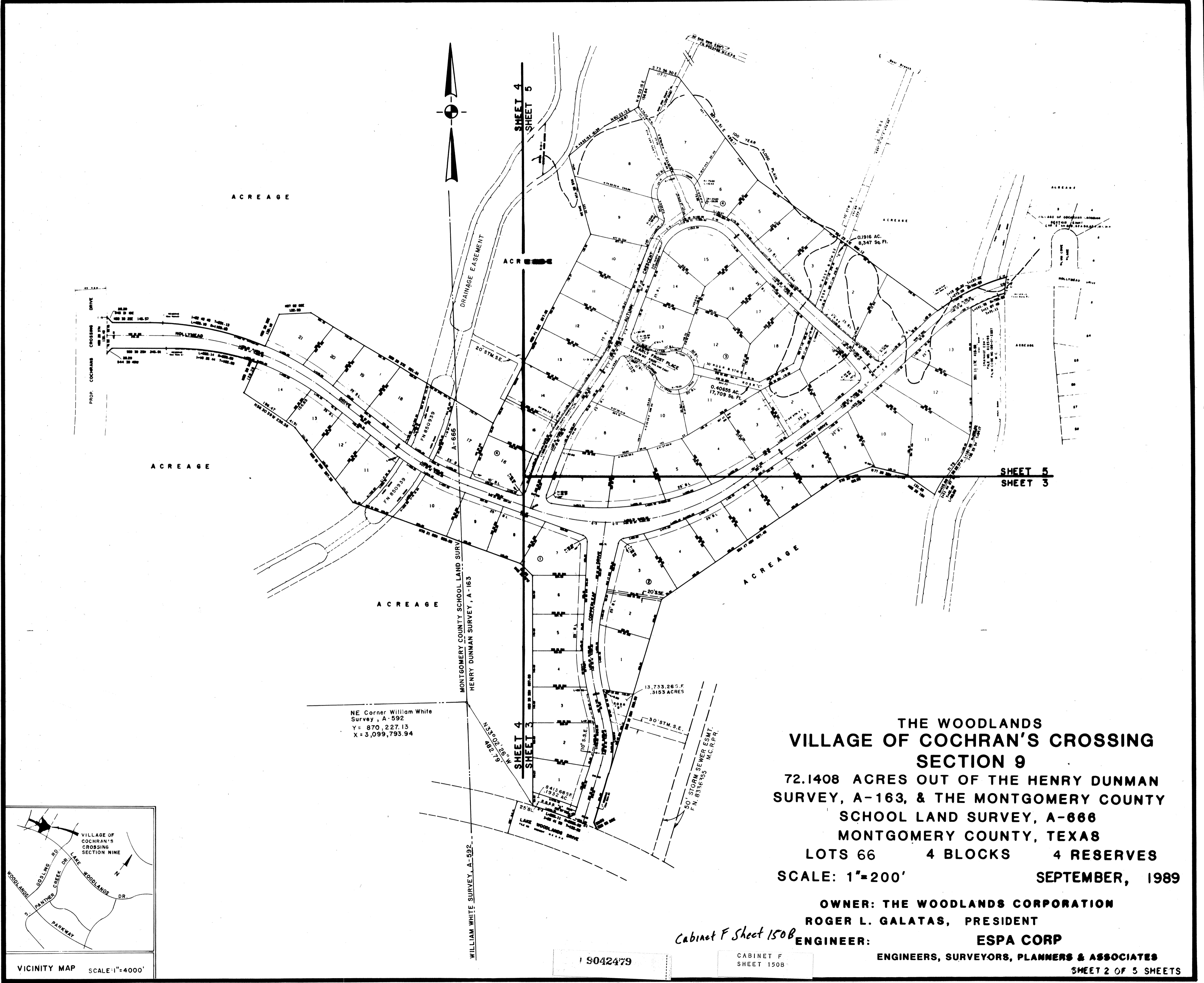
ESPA CORP
ENGINEERS, SURVEYORS, PLANNERS & ASSOCIATES
HOUSTON, TEXAS

9042479

CABINET F
SHEET 150A

Cabinet F Sheet 150 A

SHEET 1 OF 5 SHEETS



ACREAGE

ACREAGE

ACREAGE

ACREAGE

ACREAGE

ACREAGE

ACREAGE

NE Corner William White Survey, A-592
 Y = 870,227.13
 X = 3,099,793.94

13,733,265 S.F.
 .3153 ACRES

30' STORM SEWER ESMT
 F.N. 8316755 M.C.R.P.R.

WILLIAM WHITE SURVEY, A-592

MONTGOMERY COUNTY SCHOOL LAND SURVEY, A-163
 HENRY DUNMAN SURVEY, A-666

SHEET 4
 SHEET 5

SHEET 4
 SHEET 3

SHEET 5
 SHEET 3

**THE WOODLANDS
 VILLAGE OF COCHRAN'S CROSSING
 SECTION 9**
 72.1408 ACRES OUT OF THE HENRY DUNMAN
 SURVEY, A-163, & THE MONTGOMERY COUNTY
 SCHOOL LAND SURVEY, A-666
 MONTGOMERY COUNTY, TEXAS
 LOTS 66 4 BLOCKS 4 RESERVES
 SCALE: 1"=200' SEPTEMBER, 1989

**OWNER: THE WOODLANDS CORPORATION
 ROGER L. GALATAS, PRESIDENT**

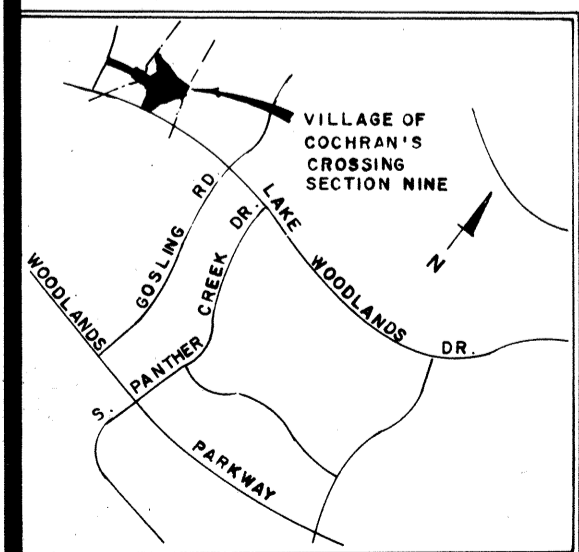
**ENGINEER: ESPA CORP
 ENGINEERS, SURVEYORS, PLANNERS & ASSOCIATES**

Cabinet F Sheet 150B

19042479

CABINET F
 SHEET 150B

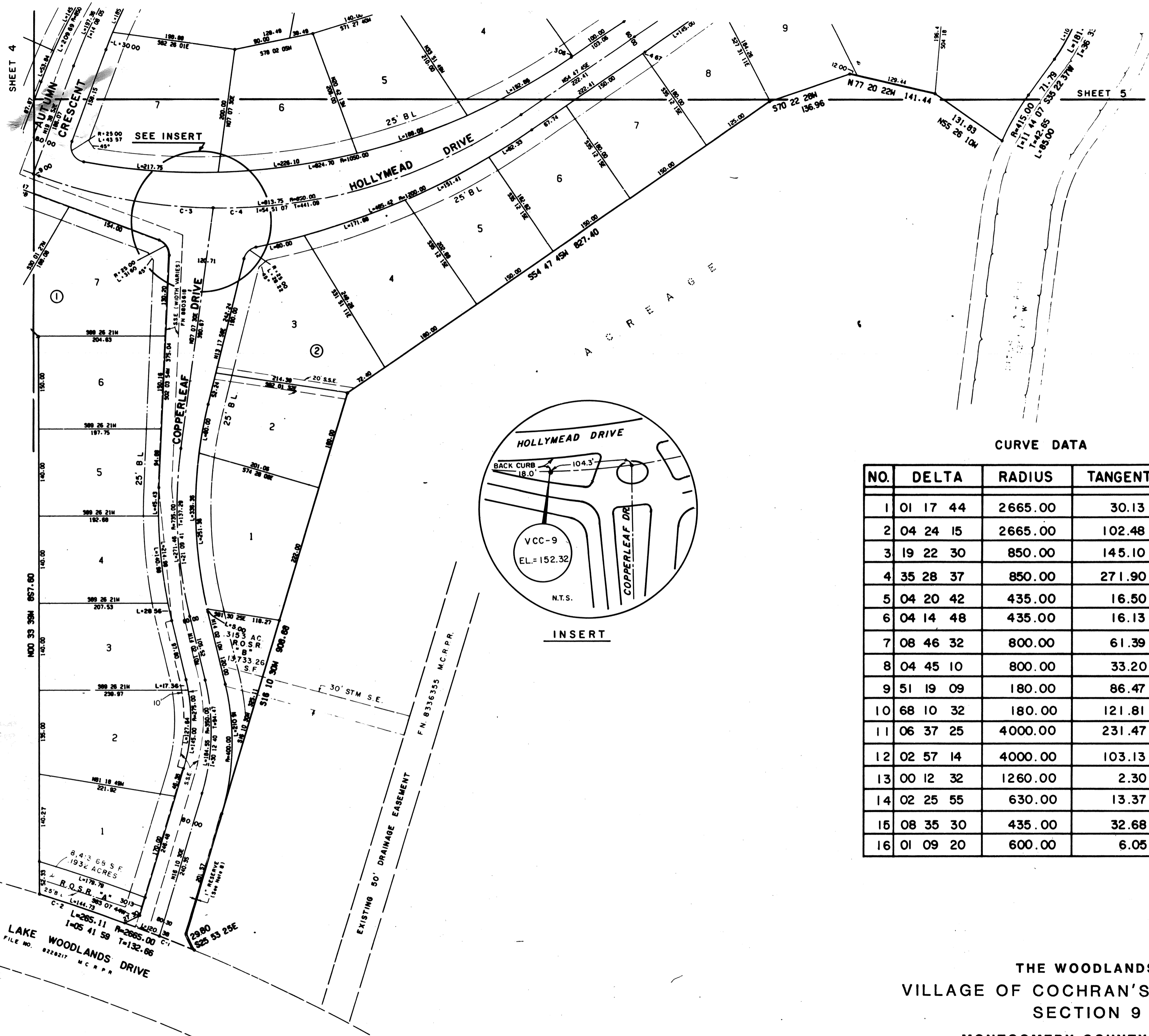
SHEET 2 OF 5 SHEETS



VICINITY MAP SCALE: 1"=4000'

WILLIAM WHITE SURVEY, A-592
 HENRY DUNMAN SURVEY, A-163
 MONTGOMERY COUNTY SCHOOL LAND SURVEY, A-666

A C R E A G E



CURVE DATA

NO.	DELTA	RADIUS	TANGENT	ARC
1	01 17 44	2665.00	30.13	60.26
2	04 24 15	2665.00	102.48	204.85
3	19 22 30	850.00	145.10	287.43
4	35 28 37	850.00	271.90	526.32
5	04 20 42	435.00	16.50	32.99
6	04 14 48	435.00	16.13	32.24
7	08 46 32	800.00	61.39	122.53
8	04 45 10	800.00	33.20	66.36
9	51 19 09	180.00	86.47	161.22
10	68 10 32	180.00	121.81	214.18
11	06 37 25	4000.00	231.47	462.42
12	02 57 14	4000.00	103.13	206.22
13	00 12 32	1260.00	2.30	4.60
14	02 25 55	630.00	13.37	26.74
15	08 35 30	435.00	32.68	65.23
16	01 09 20	600.00	6.05	12.10

THE WOODLANDS
 VILLAGE OF COCHRAN'S CROSSING
 SECTION 9

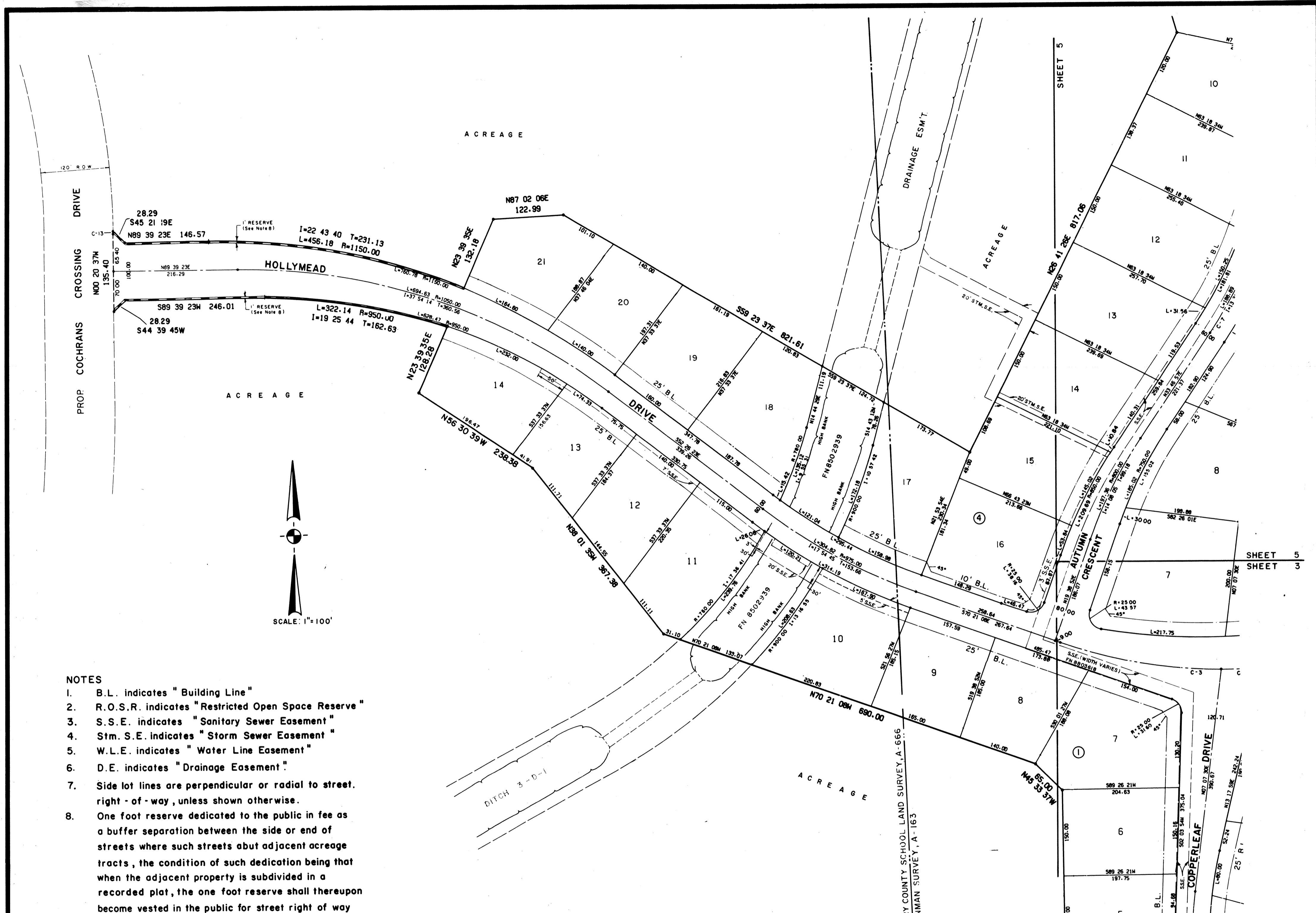
MONTGOMERY COUNTY, TEXAS
 66 LOTS 4 BLOCKS 4 RESERVES
 SEPTEMBER, 1989
 OWNER
 THE WOODLANDS CORPORATION
 ENGINEER
 ESPA CORP

Cabinet F Sheet 151A

19042479

CABINET F
 SHEET 151A

SHEET 3 OF 5 SHEETS



- NOTES**
1. B.L. indicates " Building Line "
 2. R.O.S.R. indicates " Restricted Open Space Reserve "
 3. S.S.E. indicates " Sanitary Sewer Easement "
 4. Stm. S.E. indicates " Storm Sewer Easement "
 5. W.L.E. indicates " Water Line Easement "
 6. D.E. indicates " Drainage Easement "
 7. Side lot lines are perpendicular or radial to street, right - of - way, unless shown otherwise.
 8. One foot reserve dedicated to the public in fee as a buffer separation between the side or end of streets 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 re-vest in the dedicator, his heirs, assigns, or successors.
 9. All bearings referenced to the Texas Coordinate System, South Central Zone.
 10. 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.

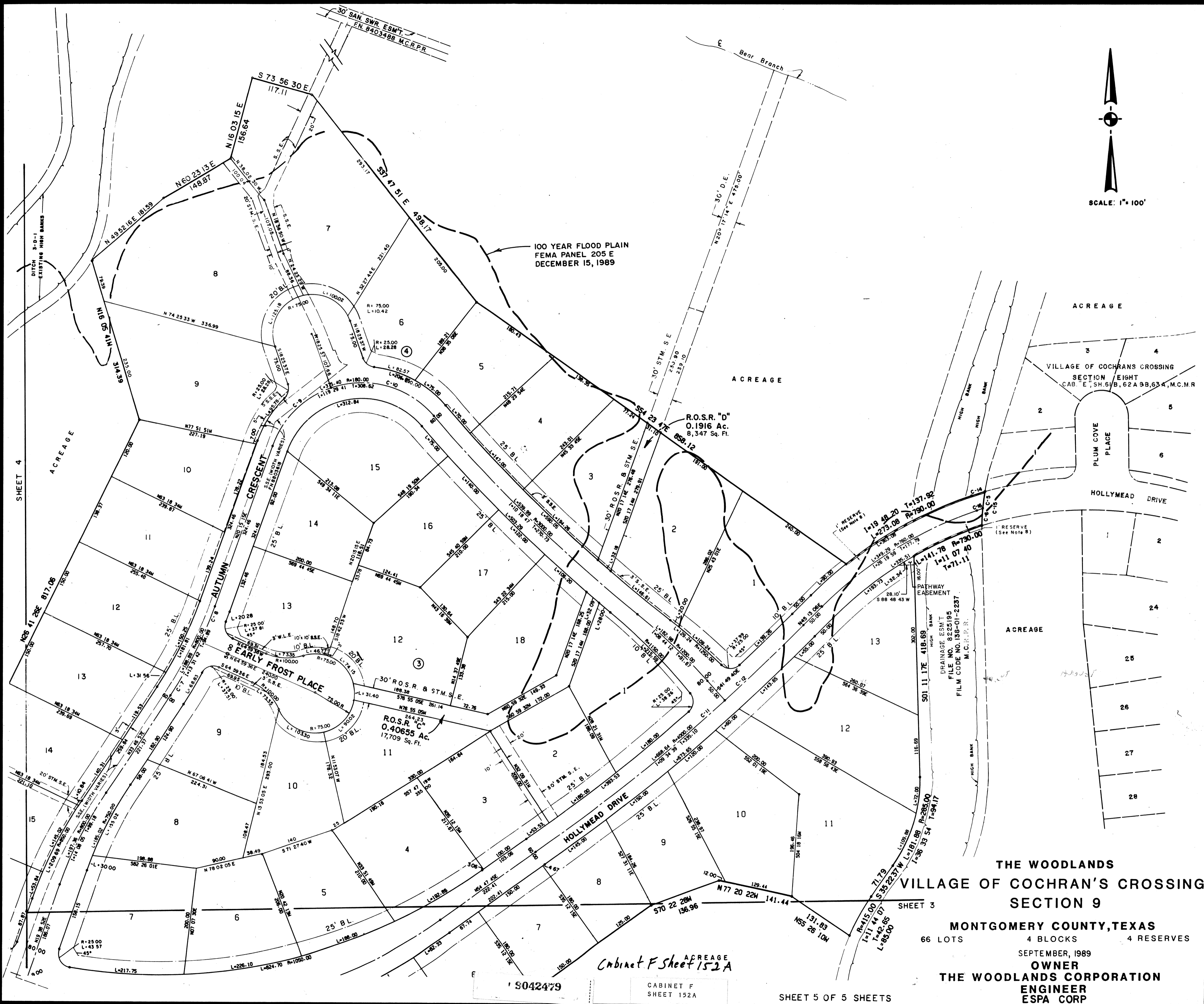
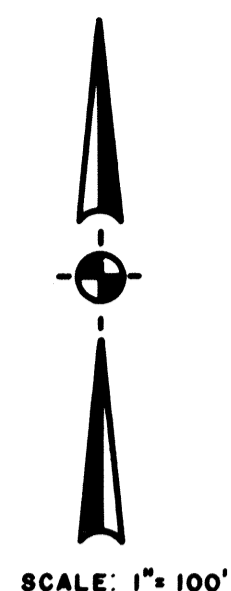
THE WOODLANDS
VILLAGE OF COCHRAN'S CROSSING
SECTION 9
MONTGOMERY COUNTY, TEXAS
 66 LOTS 4 BLOCKS 4 RESERVES
 SEPTEMBER, 1989
OWNER
THE WOODLANDS CORPORATION
ENGINEER
ESPA CORP

15042479

CABINET F
SHEET 151B

SHEET 4 OF 5 SHEETS

Cabinet F Sheet 151B



100 YEAR FLOOD PLAIN
FEMA PANEL 205 E
DECEMBER 15, 1989

ACREAGE
VILLAGE OF COCHRAN'S CROSSING
SECTION EIGHT
CAB. E., SH. 6, B, 62A, 6B, 63A, M.C.R.P.R.

RESERVE
(See Note 8)

RESERVE
(See Note 8)

ACREAGE

**THE WOODLANDS
VILLAGE OF COCHRAN'S CROSSING
SECTION 9**

MONTGOMERY COUNTY, TEXAS
66 LOTS 4 BLOCKS 4 RESERVES

SEPTEMBER, 1989
OWNER
THE WOODLANDS CORPORATION
ENGINEER
ESPA CORP

SHEET 4

SHEET 3

Cabinet F Sheet 152A

'S042479

CABINET F
SHEET 152A

SHEET 5 OF 5 SHEETS