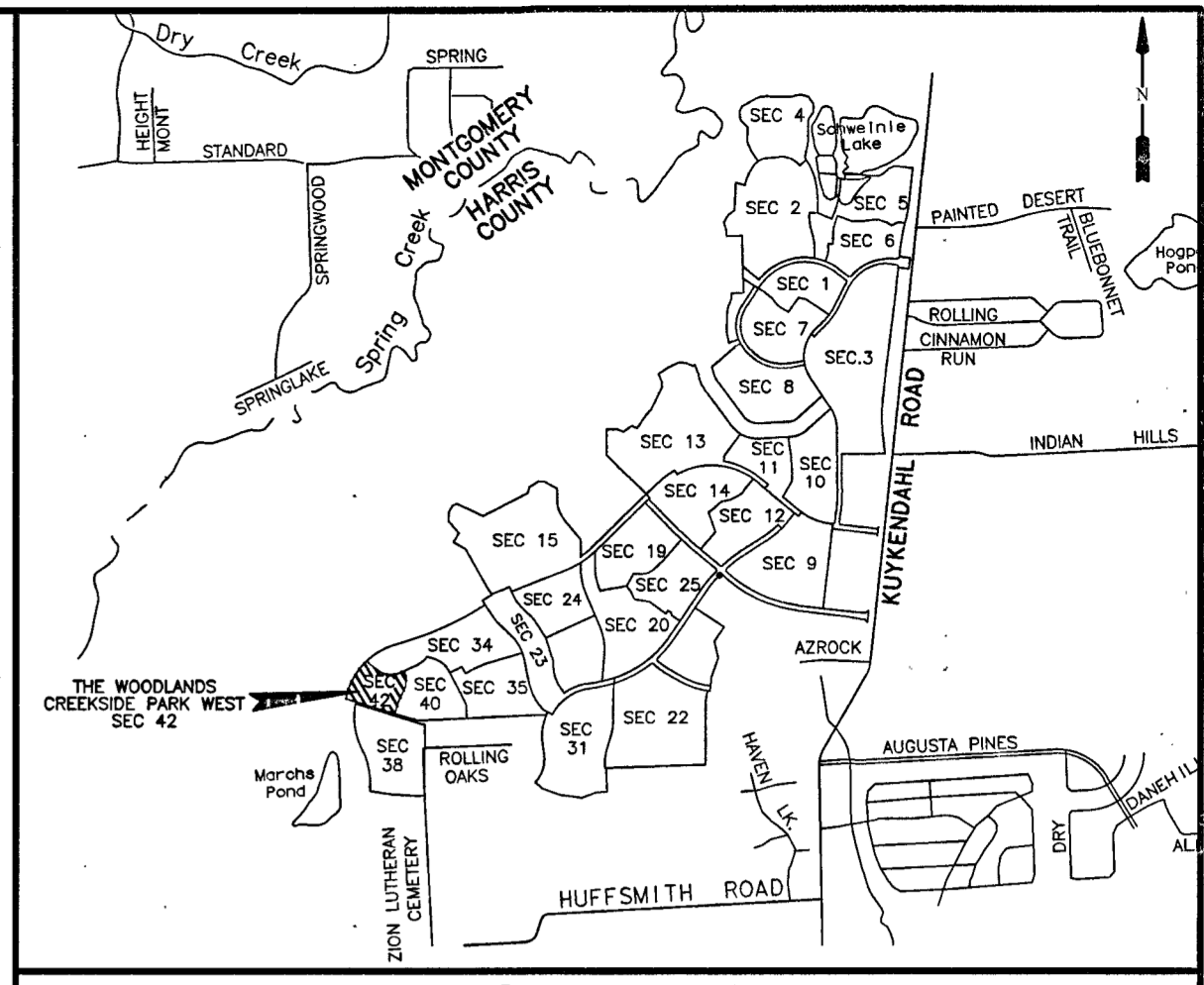


RP-2017-433250
10/2/2017 hccpirp1 110.00

FILED
10/2/2017 3:25 PM
Stan Stant
COUNTY CLERK



VICINITY MAP
SCALE: 1"=1/2 MILE
KEY MAP 249Q, 249U

STATE OF TEXAS
COUNTY OF HARRIS

*STREETS, OR PERMANENT ACCESS EASEMENTS).
WE, THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH TIM WELBES, AUTHORIZED REPRESENTATIVE OF THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP, OWNER, HERINAFTER REFERRED TO AS OWNERS, OF THE 8.583 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF THE WOODLANDS CREEKSIDE PARK WEST SEC 42, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION 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), 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, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE ON THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE 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 THE 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, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE 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, 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.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT IS HEREBY RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, PERMANENT ACCESS EASEMENT, ROAD OR ALLEY, OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN (15'0") FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS, SLOUGHS, OR OTHER NATURAL DRAINAGE COURSES LOCATED IN SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES GIVING THE CITY OF HOUSTON, HARRIS COUNTY, OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBY BE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, PLANTING AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY AND THAT SUCH ADJUTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS CERTIFY AND COVENANT THAT THEY HAVE COMPLIED WITH OR WILL COMPLY WITH EXISTING HARRIS COUNTY ROAD LAW, SECTION 31-C AS AMENDED BY CHAPTER 614, ACTS OF 1973, 63RD LEGISLATURE AND ALL OTHER REGULATIONS HERETOFORE ON FILE WITH THE HARRIS COUNTY ENGINEER AND ADOPTED BY THE COMMISSIONERS' COURT OF HARRIS COUNTY.

IN TESTIMONY WHEREOF, THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P., A TEXAS LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AUTHORIZED REPRESENTATIVE, TIM WELBES, THIS 26 DAY OF June, 2017.

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

BY: Tim Welbes
TIM WELBES, AUTHORIZED REPRESENTATIVE

STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TIM WELBES, AUTHORIZED REPRESENTATIVE 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 STATED, AND AS THE ACT AND DEED OF SAID PARTNERSHIP.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 26 DAY OF June, 2017.

BY: Debra Thib
NOTARY PUBLIC AND FOR THE STATE OF TEXAS

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 ACCURATE; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT, EXCEPT AS SHOWN ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER OBJECTS OF A PERMANENT NATURE) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE EIGHTHS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.

BY: Stephen P. Matovich
STEPHEN P. MATOVICH, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
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 CREEKSIDE PARK WEST SEC 42 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 24 DAY OF July, 2017.

BY: Martha L. Stein
MARTHA L. STEIN, CHAIR
OR M. SONNY GARZA, VICE-CHAIR

BY: Patrick Walsh
PATRICK WALSH, P.E., SECRETARY

I, JOHN R. BLOUNT, COUNTY ENGINEER OF HARRIS COUNTY, HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE HARRIS COUNTY COMMISSIONERS' COURT AND THAT IT COMPLES OR WILL COMPLY WITH ALL APPLICABLE PROVISIONS OF THE HARRIS COUNTY ROAD LAW AS AMENDED AND ALL OTHER COURT ADOPTED DRAINAGE REQUIREMENTS.

BY: John R. Blount
JOHN R. BLOUNT, P.E., LEED AP
COUNTY ENGINEER

I, STAN STANART, COUNTY CLERK OF HARRIS COUNTY AND EX OFFICIO CLERK OF THE HARRIS COUNTY COMMISSIONERS' COURT, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS APPROVED AT A LEGALLY CONVENE MEETING OF THE HARRIS COUNTY COMMISSIONERS' COURT HELD ON September 20, 2017 BY AN ORDER ENTERED INTO THE MINUTES OF THE COURT.

STAN STANART
COUNTY CLERK
OF HARRIS COUNTY, TEXAS

BY: M. Mack
DEPUTY

I, STAN STANART, COUNTY CLERK OF HARRIS COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE ON Oct 2, 2017 AT 3:25 O'CLOCK P.M. AND DULY RECORDED ON Oct 2, 2017 AT 3:25 O'CLOCK P.M. AND AT FILM CODE NO. 082943 OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT HOUSTON, THE DAY AND DATE LAST ABOVE WRITTEN.

STAN STANART
COUNTY CLERK
OF HARRIS COUNTY, TEXAS

BY: Edwina V. Mack
DEPUTY



This certificate is valid only as to the instrument on which the original signature is affixed and only then to the extent that such instrument is not altered or changed after recording.

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

OFFICE OF
STAN STANART
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
FILM CODE 682943
THE WOODLANDS CREEKSIDE WEST PARK
SEC 42
THIS IS PAGE 1 OF 3 PAGES
SCANNER Context IQ4400
KEY MAP

THE WOODLANDS
CREEKSIDE PARK WEST SEC 42
A SUBDIVISION OF 8.583 ACRES OF LAND SITUATED IN THE
GEORGE GALBRAITH SURVEY, ABSTRACT 22,
HARRIS COUNTY, TEXAS.
34 LOTS 5 RESERVES (0.995 ACRES) 1 BLOCK
MAY 23, 2017 JOB NO. 0472-8042-310

OWNER:
THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.
A TEXAS LIMITED PARTNERSHIP
TIM WELBES, AUTHORIZED REPRESENTATIVE
1790 HUGHES LANDING BOULEVARD, SUITE 600, THE WOODLANDS, TEXAS 77380
PH. (281) 719-6100

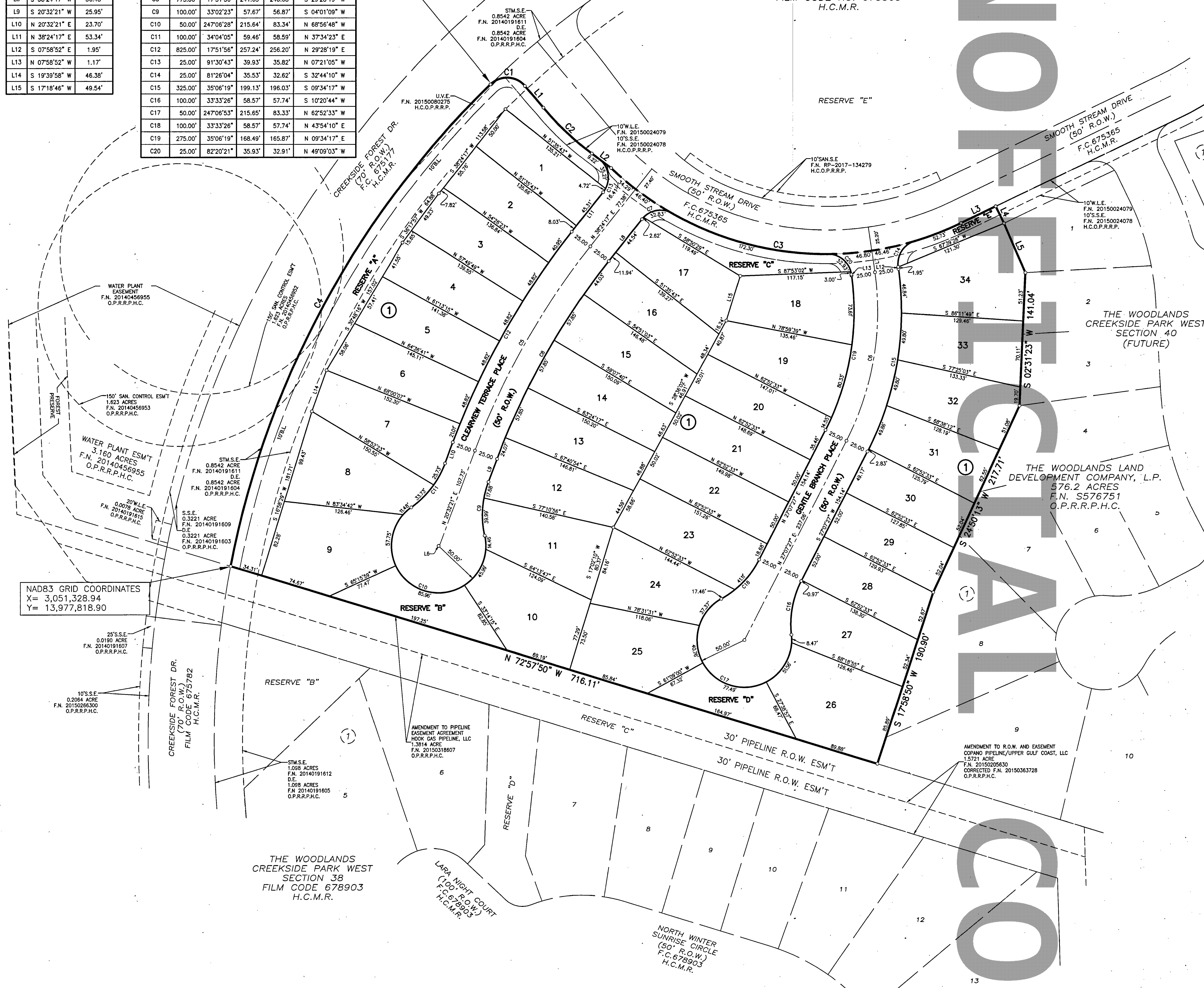
ENGINEER:
LJA Engineering, Inc.
2929 Briarpark Drive Suite 600 Houston, Texas 77042
Phone 713.953.5200 Fax 713.953.5026 FRN - F-1386

LINE	BEARING	DISTANCE
L1	S 40°14'21" E	30.19'
L2	S 53°06'27" E	25.64'
L3	N 64°16'40" E	40.78'
L4	S 29°43'20" E	20.00'
L5	S 23°28'40" E	56.85'
L6	S 69°27'39" E	0.74'
L7	S 07°58'52" E	23.01'
L8	S 38°24'17" W	56.48'
L9	S 20°32'21" W	25.95'
L10	N 20°32'21" E	23.70'
L11	N 38°24'17" E	53.34'
L12	S 07°58'52" E	1.95'
L13	N 07°58'52" W	1.17'
L14	S 19°39'58" W	46.38'
L15	S 17°18'46" W	49.54'

CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C1	25.00'	93°57'54"	41.00'	36.56'	S 87°13'18" E
C2	315.00'	12°52'06"	70.75'	70.60'	S 46°40'24" E
C3	329.30'	69°25'15"	398.98'	375.02'	S 81°00'42" E
C4	965.00'	34°56'12"	588.42'	579.35'	N 28°19'39" E
C5	800.00'	17°51'56"	249.45'	248.44'	S 29°28'19" W
C6	300.00'	35°06'19"	183.81'	180.95'	N 09°34'17" E
C7	25.00'	81°15'18"	35.45'	32.56'	S 79°01'55" W
C8	775.00'	17°51'56"	241.62'	240.68'	S 29°28'19" W
C9	100.00'	33°02'23"	57.67'	56.87'	S 04°01'09" W
C10	50.00'	247°06'28"	215.64'	83.34'	N 68°56'48" W
C11	100.00'	34°04'05"	59.48'	58.59'	N 37°34'23" E
C12	825.00'	17°51'56"	257.24'	256.20'	N 29°28'19" E
C13	25.00'	91°30'43"	39.93'	35.82'	N 07°21'05" W
C14	25.00'	81°26'04"	35.53'	32.62'	S 32°44'10" W
C15	325.00'	35°06'19"	199.13'	196.03'	S 09°34'17" W
C16	100.00'	33°33'26"	58.57'	57.74'	S 10°20'44" W
C17	50.00'	247°06'53"	215.65'	83.33'	N 62°52'33" W
C18	100.00'	33°33'26"	58.57'	57.74'	N 43°54'10" E
C19	275.00'	35°06'19"	168.49'	165.87'	N 09°34'17" E
C20	25.00'	82°20'21"	35.93'	32.91'	N 49°09'03" W

NAD83 GRID COORDINATES
X=3,051,604.39
Y=13,978,330.23

THE WOODLANDS
CREEKSIDE PARK WEST
SECTION 34
FILM CODE NO. 675365
H.C.M.R.



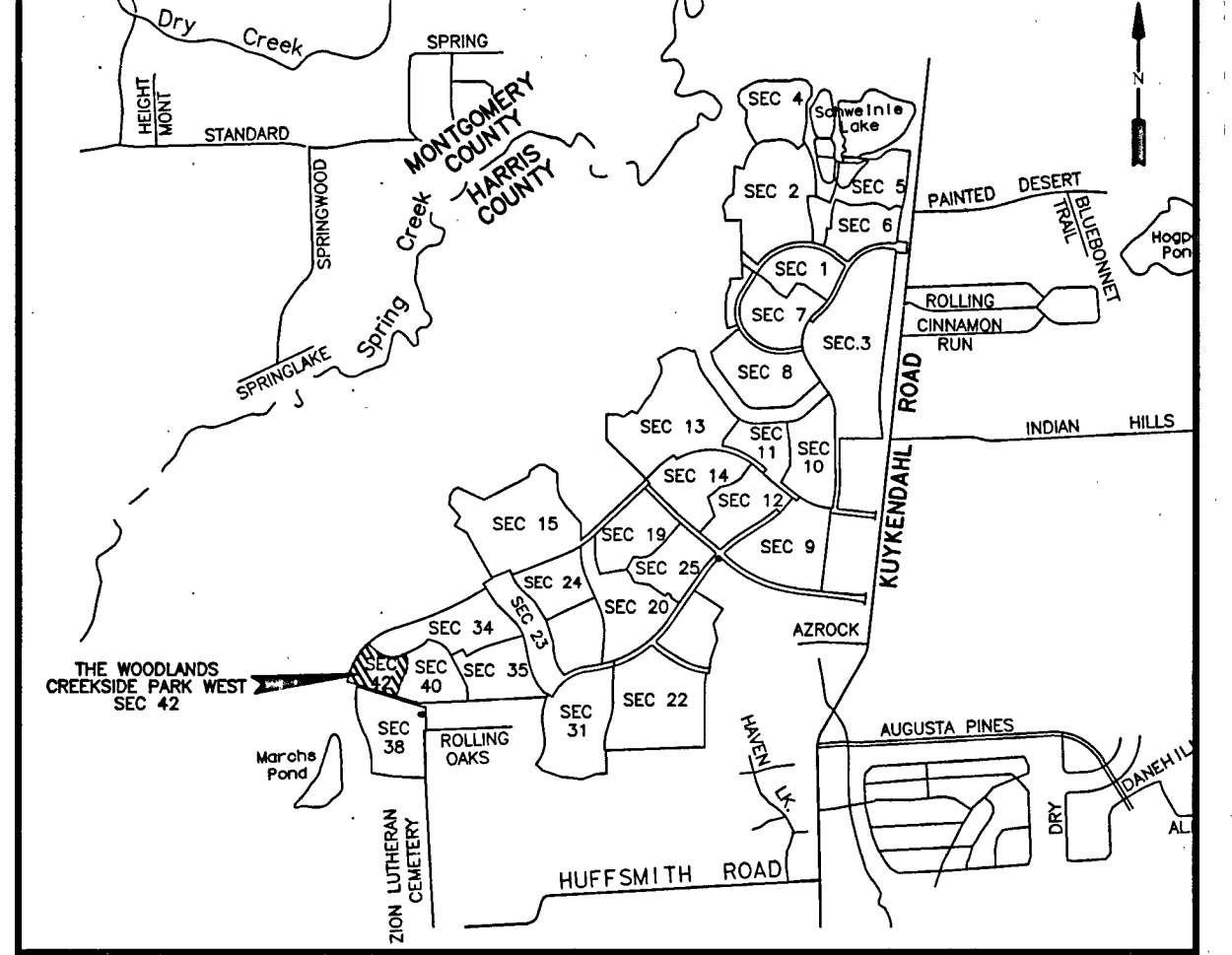
NAD83 GRID COORDINATES
X= 3,051,328.94
Y= 13,977,818.90

RESERVE	ACREAGE	SQ.FT.	TYPE
A	0.571	24,889	RESTRICTED TO OPEN SPACE/LANDSCAPE/DRAINAGE/UTILITIES
B	0.143	6,225	RESTRICTED TO OPEN SPACE/LANDSCAPE/UTILITIES
C	0.118	5,121	RESTRICTED TO OPEN SPACE/LANDSCAPE/UTILITIES
D	0.115	5,011	RESTRICTED TO OPEN SPACE/LANDSCAPE/UTILITIES
E	0.048	2,077	RESTRICTED TO OPEN SPACE/LANDSCAPE/UTILITIES
TOTAL	0.995	43,323	

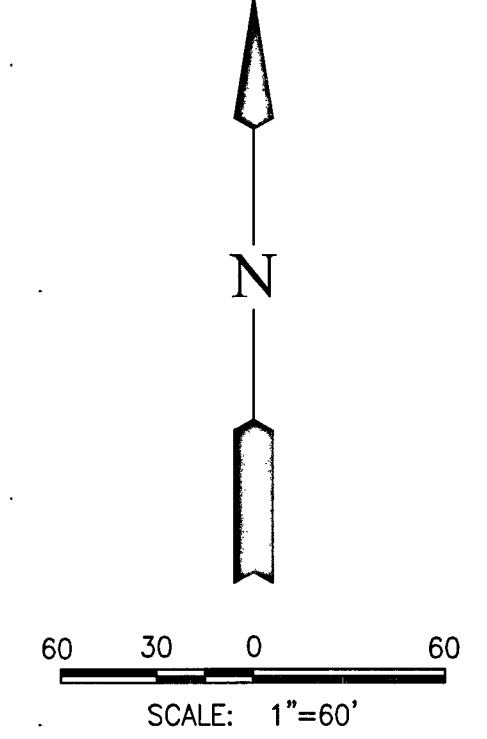
RECORDER'S MEMORANDUM
At the time of recording, the instrument was found to be in compliance with the best photographic reproduction because of illegibility, caption or photo copy, discolored paper, etc. All line-locations, additions and changes were present at the time the instrument was filed and recorded.

NOTES:

- 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.
- ALL BEARINGS ARE REFERENCED TO THE 1927 TEXAS STATE PLANE COORDINATE SYSTEM, LAMBERT PROJECTION, SOUTH CENTRAL ZONE.
- THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALE 0.999962773.
- 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.
- 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.
- ALL SPLIT UTILITY EASEMENTS EXTEND EQUAL DISTANCE EITHER SIDE OF PROPERTY LINES UNLESS OTHERWISE SHOWN.
- THIS PLAT REQUIRES COMPLIANCE WITH LANDSCAPING REQUIREMENTS PRIOR TO OCCUPANCY OF STRUCTURES AS MANDATED IN "REGULATIONS OF HARRIS COUNTY, TEXAS FOR THE APPROVAL AND ACCEPTANCE OF INFRASTRUCTURE".
- THREE FOURTHS (3/4) INCH IRON RODS THREE FEET (3') IN LENGTH WILL BE SET ON EACH PERIMETER BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
- LOTS ADJACENT TO RESERVES RESTRICTED TO OPEN SPACE ARE DENIED DIRECT DRIVEWAY ACCESS ACROSS SAID RESERVES.
- ABSENT WRITTEN AUTHORIZATION BY THE AFFECTED UTILITIES, ALL UTILITY AND AERIAL EASEMENTS MUST BE KEPT UNOBSTRUCTED FROM ANY NON-UTILITY IMPROVEMENTS OR OBSTRUCTIONS BY THE PROPERTY OWNER. ANY UNAUTHORIZED IMPROVEMENTS OR OBSTRUCTIONS MAY BE REMOVED BY ANY PUBLIC UTILITY AT THE PROPERTY OWNER'S EXPENSE. WHILE WOODEN POSTS AND PANELED WOODEN FENCES ALONG THE PERIMETER AND BACK TO BACK EASEMENTS AND ALONGSIDE REAR LOT LINES ARE PERMITTED, THEY TOO MAY BE REMOVED BY PUBLIC UTILITIES AT THE PROPERTY OWNER'S EXPENSE SHOULD THEY BE AN OBSTRUCTION PUBLIC UTILITIES MAY PUT SAID WOODEN POSTS AND PANELED WOODEN FENCES BACK UP, BUT GENERALLY WILL NOT REPLACE WITH NEW FENCING.
- ANY NEW DEVELOPMENT WITHIN THIS SUBDIVISION PLAT SHALL OBTAIN A STORM WATER QUALITY PERMIT BEFORE THE ISSUANCE OF ANY DEVELOPMENT PERMITS.
- ALL LOTS SHALL HAVE ADEQUATE WASTEWATER COLLECTION SERVICE.



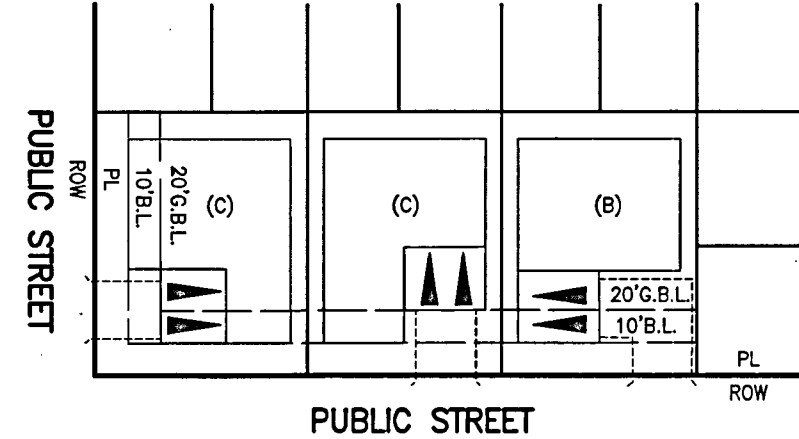
VICINITY MAP
SCALE: 1"=1/2 MILE
KEY MAP 2490, 249U



LEGEND

- B.L. INDICATES BUILDING LINE
- D.E. INDICATES DRAINAGE EASEMENT
- U.E. INDICATES UTILITY EASEMENT
- W.S.E. INDICATES WATER AND SEWER EASEMENT
- S.S.E. INDICATES SANITARY SEWER EASEMENT
- STM.S.E. INDICATES STORM SEWER EASEMENT
- W.L.E. INDICATES WATER LINE EASEMENT
- H.C.D.R. INDICATES HARRIS COUNTY DEED RECORDS
- H.C.M.R. INDICATES HARRIS COUNTY MAP RECORDS
- O.P.R.R.P.H.C. INDICATES OFFICIAL PUBLIC RECORDS OF REAL PROPERTY HARRIS COUNTY
- F.N. INDICATES FILE NUMBER
- S.N. INDICATES SEE NOTE
- P.A.E. INDICATES PERMANENT ACCESS EASEMENT
- P.U.E. INDICATES PUBLIC UTILITY EASEMENT
- R.O.W. INDICATES RIGHT-OF-WAY
- A.E. INDICATES ACCESS EASEMENT
- F.H. FIRE HYDRANT
- VOL. INDICATES VOLUME
- PG. INDICATES PAGE
- PVT. INDICATES PRIVATE
- RES. INDICATES RESERVE
- INDICATES STREET NAME CHANGE
- F.C. INDICATES FILM CODE
- G.B.L. INDICATES GARAGE BUILD LINE

TYPICAL LOT LAYOUT (10'B.L./20'G.B.L.)



- LOTS 1 - 34, BLOCK 1 ARE:
 - RESTRICTED TO SINGLE FAMILY USE.
 - RESTRICTED TO 10 FEET FRONT OR SIDE BUILDING LINE WHEN THE FACE OF ANY CARPORT OR GARAGE IS PERPENDICULAR TO THE PUBLIC STREET.
 - RESTRICTED TO 20 FEET CARPORT OR GARAGE SETBACK WHEN THE FACE OF ANY CARPORT OR GARAGE IS PARALLEL TO THE STREET. THE REMAINDER OF THE STRUCTURE SHALL BE RESTRICTED TO 10 FEET BUILDING LINE.
- REFERENCE ABOVE FOR TYPICAL LOT LAYOUT.

AS TO THE LOT TYPICAL, ANY LOTS WITH A 10' W.L.E. SHALL HAVE A MINIMUM 15' FRONT B.L. ANY LOTS WITH A 15' W.L.E. SHALL HAVE A MINIMUM 20' FRONT B.L. PER CHAPTER 42.156, ALL LOTS SHALL HAVE A 10' SIDE LOT B.L. FOR LOTS ADJACENT TO A COLLECTOR OR LOCAL STREET.

OFFICE OF
STAN STANART
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
FILM CODE 682944
THE WOODLANDS CREEKSIDE PARK WEST PARK
SEC 42
THIS IS PAGE 2 OF 3 PAGES
SCANNER Context 104400
KEY MAP

THE WOODLANDS
CREEKSIDE PARK WEST SEC 42
A SUBDIVISION OF 8.583 ACRES OF LAND SITUATED IN THE
GEORGE GALBRAITH SURVEY, ABSTRACT 22,
HARRIS COUNTY, TEXAS.
34 LOTS 5 RESERVES (0.995 ACRES) 1 BLOCK
MAY 23, 2017 JOB NO. 0472-8042-310

OWNER:
THE WOODLANDS LAND DEVELOPMENT COMPANY, L.P.
A TEXAS LIMITED PARTNERSHIP
TIM WELBES, AUTHORIZED REPRESENTATIVE
1790 HUGHES LANDING BOULEVARD, SUITE 600, THE WOODLANDS, TEXAS 77380
PH. (281) 719-6100

ENGINEER:
LJA Engineering, Inc.
2929 Briarpark Drive
Suite 600
Houston, Texas 77042
Phone 713.953.5200
Fax 713.953.5026
FRN - F-1386
T.B.P.L.S. Firm No. 10110501

TAX CERTIFICATE



ANN HARRIS BENNETT
HARRIS COUNTY TAX ASSESSOR-COLLECTOR
1001 PRESTON, SUITE 100
HOUSTON, TEXAS 77002

Issued To:
WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING, TX 77387-5050

Legal Description:
TRS 1 2 11 12 13 14 17 17A 18
19 19A 19B 20 20A & 20B
ABST 22 G GALBRAITH

Parcel Address: 0 ZION LUTHERAN CEMETERY RD
Legal Acres: 552.8242

Account Number: 040-222-000-0001

Certificate No: 12088461
Certificate Fee: \$10.00

Print Date: 08/03/2017
Paid Date:
Issue Date: 08/03/2017
Operator ID: EAVILA

TAX CERTIFICATES ARE ISSUED WITH THE MOST CURRENT INFORMATION AVAILABLE. ALL ACCOUNTS ARE SUBJECT TO CHANGE PER SECTION 26.15 OF THE TEXAS PROPERTY TAX CODE. THIS IS TO CERTIFY THAT ALL TAXES DUE ON THE ABOVE DESCRIBED PROPERTY HAVE BEEN EXAMINED, UP TO AND INCLUDING THE YEAR 2016. ALL TAXES ARE PAID IN FULL.

Exemptions:

TIMBER

Certified Owner:

WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING, TX 77387-5050

Certified Tax Unit(s):

- 40 Harris County
- 41 Harris County Flood Control Dist
- 42 Port of Houston Authority
- 43 Harris County Hospital District
- 44 Harris County Dept. of Education
- 45 Lone Star College System
- 666 Emergency Service Dist #11 (E.M.S.)

2016 Value:	6,829,367
2016 Levy:	\$14,102.51
2016 Levy Balance:	\$0.00
Prior Year Levy Balance:	\$0.00
Total Levy Due:	\$0.00
P&I + Attorney Fee:	\$0.00
Total Amount Due:	\$0.00

Child 0402220000171 is a new account for tax year 2017. This account has not been certified or calculated. All taxes are paid in full on the above parent account.

Reference (GP) No: N/A
Issued By: *Epic Ariz*
ANN HARRIS BENNETT
HARRIS COUNTY TAX ASSESSOR-COLLECTOR

53.1.80

COMPOSITE TAX CERTIFICATE



ANN HARRIS BENNETT
HARRIS COUNTY TAX ASSESSOR-COLLECTOR
1001 PRESTON, SUITE 100
HOUSTON, TEXAS 77002

Certified Owner:

WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING, TX 77387-5050

Legal Description:

TRS 1 2 11 12 13 16 17 17A 18
19 19A 19B 20 20A & 20B
ABST 22 G GALBRAITH

Parcel Address: 0 ZION LUTHERAN CEMETERY RD
Legal Acres: 552.8242

Account No: 040-222-000-0001

Year: 2016
Deposit No: 201701262026
Base Levy: \$14,102.51

Print Date: 10/02/2017
Operator Code: DPURSLEY

Grand Total:
TAXES HAVE NOT BEEN CALCULATED FOR YEAR(S) 2017

LAST PAYER:

WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING, TX USA 77387-5050

Payment Receipt Date: 06/15/2017

LAST PAYMENT DATE: 06/15/2017

OFFICE OF
STAN STANART
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
MAP CODE 682945
FILM CODE

THE WOODLANDS CREEKSIDE WEST PARK
SEC 42

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SCANNER Context 104400

v1.54

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TAX CERTIFICATE FOR ACCOUNT: 0402220000001
AD NUMBER: 0402220000001
GF NUMBER:
CERTIFICATE NO: 2187404
COLLECTING AGENCY:
Brian Ludwig
PO Box 276
Tomball TX 77377-0276

DATE: 9/28/2017
FEE: \$10.00

PROPERTY DESCRIPTION:
TRS 1 2 11 12 13 16 17 17A 181
9 19A 19B 20 20A & 20B ABST 22
G GALBRAITH

0000000 ZION LUTHERAN CEMETERY RD

REQUESTED BY

LJA ENGINEERING INC
2929 BRIARPARK DR STE 600
HOUSTON TX 77042

PROPERTY OWNER

WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING TX 773875050

THIS IS TO CERTIFY THAT THE AD VALOREM RECORDS OF THE TOMBALL ISD TAX ASSESSOR-COLLECTOR REFLECT THE TAX, INTEREST, AND OTHER STATUTORY FEES THAT HAVE BEEN ASSESSED AND ARE NOW DUE TO THE TAXING ENTITIES AND FOR THE YEARS SET OUT BELOW FOR THE DESCRIBED PROPERTY HEREIN. THE TAX ASSESSOR-COLLECTOR MAKES NO CERTIFICATION AS TO THE AMOUNT OF TAX, PENALTY, INTEREST, OR OTHER FEES ASSESSED BY OR DUE ANY TAXING ENTITY FOR THE YEAR OR YEARS FOR WHICH THE TAX ASSESSOR-COLLECTOR DID NOT HAVE THE STATUTORY DUTY TO COLLECT OR KEEP RECORDS OF SUCH COLLECTION. ADDITIONAL TAXES MAY BECOME DUE ON THE DESCRIBED PROPERTY, WHICH ARE NOT REFLECTED HEREIN, IF THE SAID DESCRIBED PROPERTY HAS OR IS RECEIVING ANY SPECIAL STATUTORY VALUATIONS THAT MAY TRIGGER TAX ROLLBACK PROVISIONS. THIS CERTIFICATE APPLIES TO ADVALOREM TAXES ONLY AND DOES NOT APPLY TO ANY SPECIAL ASSESSMENT LEVIES.

CURRENT VALUES	
LAND MKT VALUE:	1,831,096
AG LAND VALUE:	4,998,271
APPRAISED VALUE:	6,829,367
EXEMPTIONS:	Ag 1D1
LAWSUITS:	
IMPROVEMENT:	0
DEF HOMESTEAD:	0
LIMITED VALUE:	0

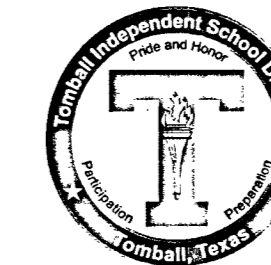
YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2016	TOMBALL I.S.D.	0.00	0.00	0.00	0.00	0.00	0.00
2016 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 9/2017: \$ 0.00

ISSUED TO: LJA ENGINEERING INC
ACCOUNT NUMBER: 0402220000001

CERTIFIED BY: *Jessica Mize* TOMBALL I.S.D.

This is a statement from the Tax Collector of Tomball I.S.D., indicating that the taxes to be imposed by Tomball Independent School District for the 2017 and 2018 tax years have not been calculated as of the above date.



Tomball Independent School District

Office of the Tax Assessor/Collector
PO Box 276
Tomball, Texas 77377
(281) 357-3100
Fax (281) 357-3111

September 28, 2017

RE: Account 0402220000171

This is a statement from Tomball I.S.D. that the taxes to be imposed on account number 0402220000171, formerly under parent account 0402220000001, by Tomball Independent School District for the 2016 tax year have not been calculated as of the above date. Account number 0402220000171 is a brand new account for 2017 and has not been certified by HCAD as of the above date.

Sincerely,

Jessica Mize
Jessica Mize
Property Tax Specialist

UNOFFICIAL COPY



Tammy J. McRae
Tax Assessor-Collector
Montgomery County

Certificate No: 1055
September 28, 2017

Tax Certificate

ACCOUNT: 00.0402.22.0000001
WOODLANDS LAND DEV CO LP
PO BOX 5050
SPRING, TX 77387-5050

I hereby certify that the tax records of Montgomery County show taxes paid through 2016 on the above referenced parent account. This account is not certified for 2017. An exception to this would be when there is a change in land use or a change in exemption status during the year. This certificate does not cover exemptions.

Account 000402220000171 is a split out of the above referenced parent account. This Account was created in 2017 and is not certified.

CERTIFIED TAX UNIT(S)
313 WOODLANDS TOWNSHIP

Fee: \$10.00

By *Eva Pena*
Eva Pena, P.D.A.C.
Montgomery County Tax Assessor-Collector

400 N. San Jacinto St.
Conroe, Texas 77301

(936) 539-7897
(281) 354-5511 ext 7897