

## PLAT RECORDING SHEET

PLAT NAME: Vanbrooke, Sec. 1

PLAT NO: \_\_\_\_\_

ACREAGE: 43.40

LEAGUE: Isaac N. Charles ½ League, Nathan Brookshire League

ABSTRACT NUMBER: 17, 14

NUMBER OF BLOCKS: 7

NUMBER OF LOTS: 171

NUMBER OF RESERVES: 9

OWNERS: Vanbrooke, LLC

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(DEPUTY CLERK)

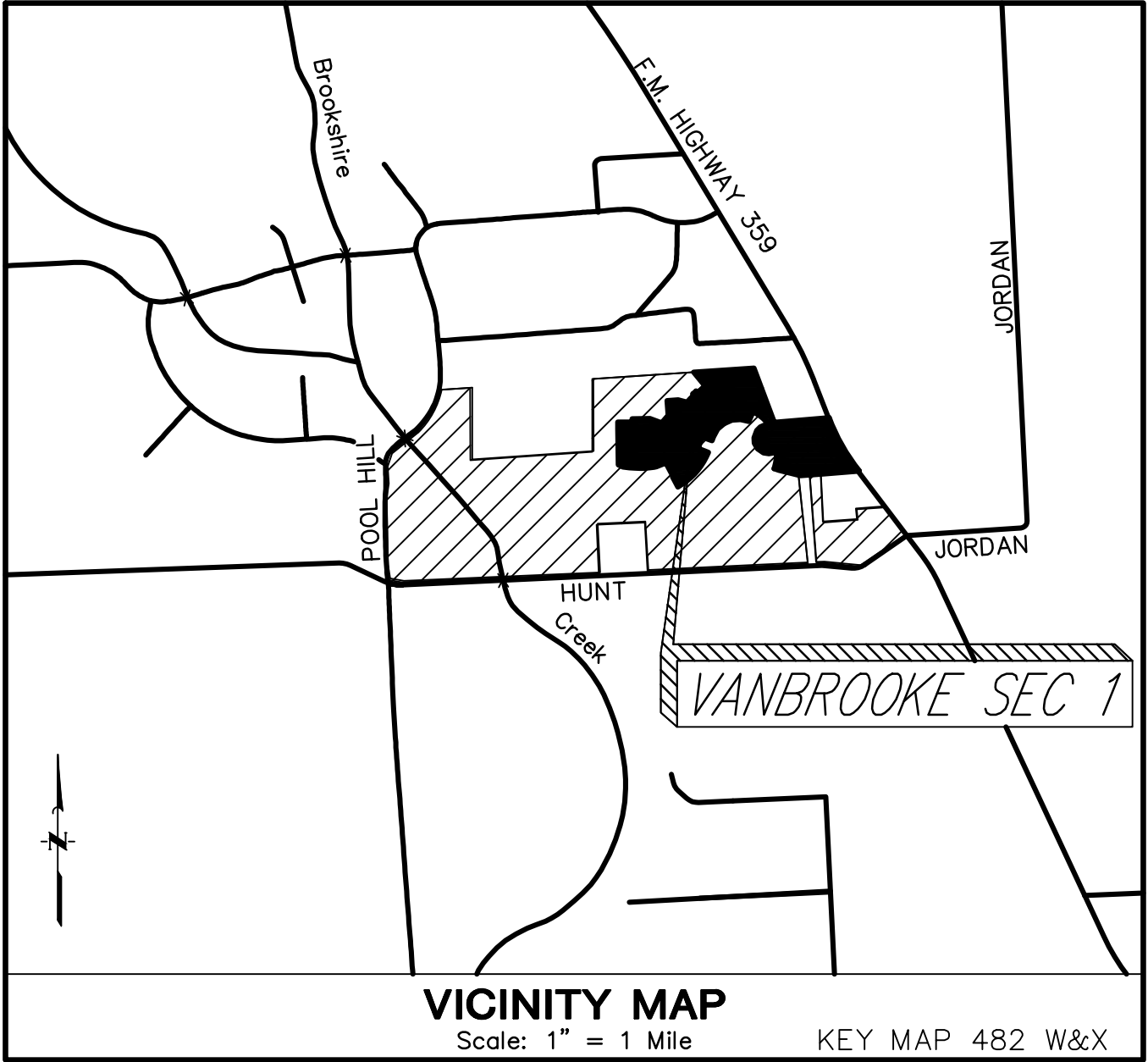
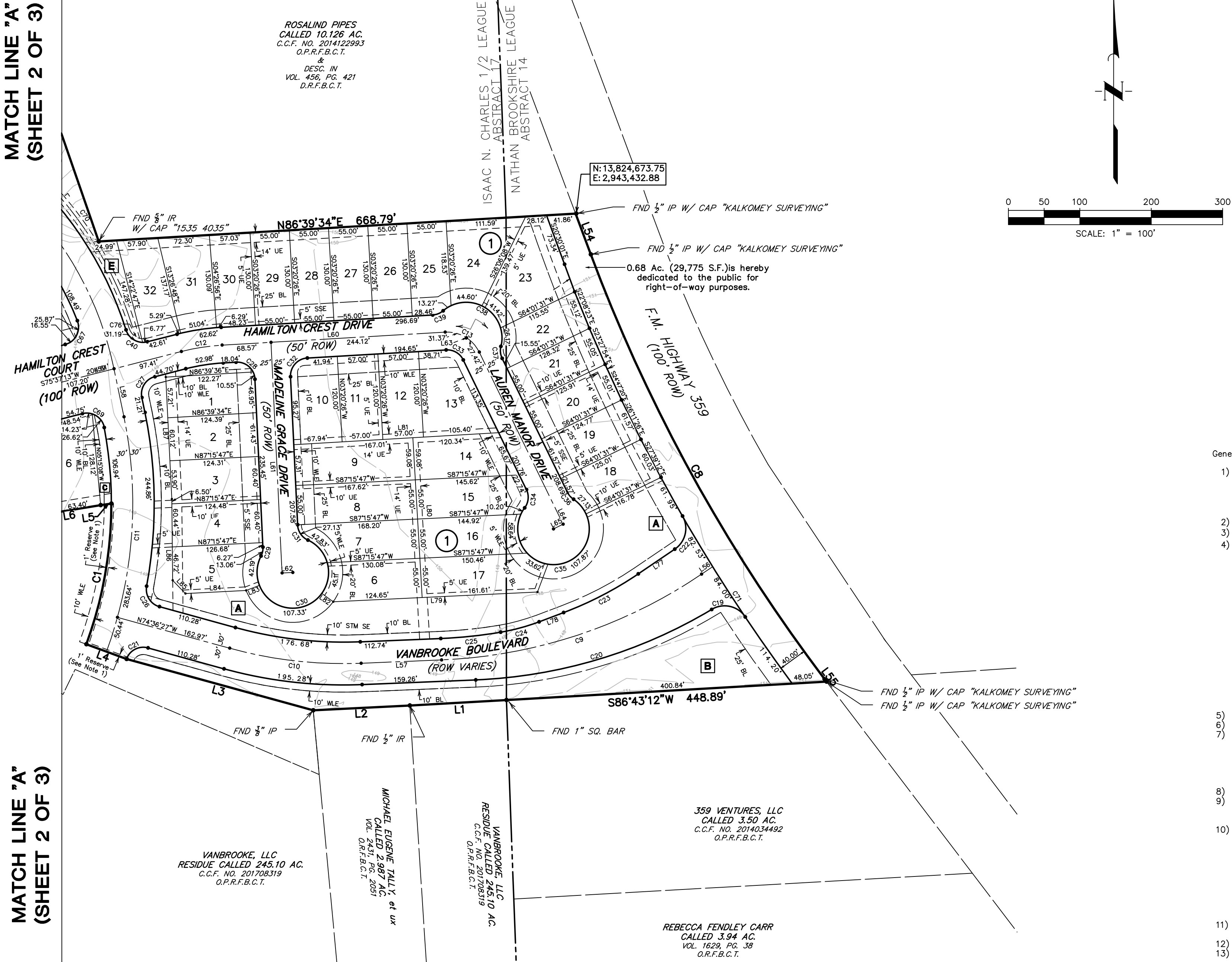
DISTRICT NAMES		
MUD	FBCMUD No. 220	
DID	FBCDD	
SCHOOL	LCISD	
FIRE	FBCESD No. 4	
UTILITIES CO.	CPE	

LINE	BEARING	DISTANCE
L1	S86°45'04"W	135.63
L2	S87°08'57"W	135.28
L3	N74°38'16"W	271.03
L4	N69°47'26"W	80.00
L5	S81°43'52"W	15.17
L6	S80°51'37"W	76.42
L7	N79°36'34"W	69.61
L8	N53°10'11"W	84.99
L9	N27°59'10"W	81.39
L10	N02°39'49"W	66.18
L11	N21°48'54"E	93.82
L12	N46°54'27"E	60.28
L13	N68°11'20"E	81.26
L14	N68°11'20"E	15.50
L15	S24°38'52"W	132.00
L16	N74°22'23"W	101.18
L17	S86°59'26"W	101.18
L18	S88°23'15"W	101.18
L19	S49°47'13"W	101.15
L20	S31°09'58"W	101.49
L21	S22°23'50"W	165.00
L22	N67°36'10"W	132.00
L23	S22°23'50"W	36.31
L24	S67°36'10"E	137.06
L25	S28°54'05"W	126.84
L26	S33°32'13"W	63.65
L27	S38°10'20"W	63.65
L28	S42°48'28"W	63.65
L29	S47°26'36"W	63.65
L30	S51°18'41"W	63.69
L31	S57°18'12"W	55.81
L32	S59°04'57"W	71.69
L33	N26°19'57"W	134.48
L34	N27°00°54"W	196.45
L35	S57°52'46"W	32.10
L36	S69°38'58"W	86.78
L37	S84°04'46"W	126.84
L38	S85°07'13"W	67.92
L39	N87°40'14"W	50.00
L40	N86°25'57"W	125.95
L41	N80°27'17"W	80.22
L42	N64°49'42"W	60.68
L43	N00°28'21"E	74.50
L44	S89°31'38"E	175.00
L45	N00°28'26"E	41.98
L46	S89°31'34"E	217.32
L47	S68°34'48"E	151.40
L48	N42°25'35"E	120.60
L49	N03°11'04"W	180.48
L50	N87°16'01"E	181.21
L51	S50°25'53"E	73.38
L52	N51°57'57"E	50.00
L53	N38°02'09"W	235.12
L54	S20°30'01"E	60.99
L55	S37°08'57"E	4.70
L56	N55°51'18"E	18.76
L57	N87°37'57"E	112.74
L58	N11°41'54"W	68.68
L59	N75°37'13"E	204.60
L60	N86°39'34"E	312.69

LINE	BEARING	DISTANCE
L61	N02°44'13"W	32.339
L62	N87°15'47"E	15.00
L63	N32°35'57"E	0.60
L64	N25°58'29"W	268.09
L65	N64°01'31"E	15.00
L66	N15°03'30"E	121.47
L67	N22°23'50"E	209.76
L68	N16°22'01"W	308.87
L69	N03°28'51"W	6.11
L70	N38°02'09"W	48.33
L71	N22°23'50"E	211.70
L72	N67°36'10"W	15.00
L73	N02°19'46"E	140.42
L74	N81°21'11"W	54.69
L75	N00°28'26"E	360.44
L76	N89°31'34"W	196.22
L77	N55°51'18"E	61.82
L78	N69°22'53"E	36.66
L79	N87°15'47"E	286.26
L80	N03°20'26"W	224.09
L81	N86°39'34"E	287.35
L82	N54°08'28"W	20.00
L83	N68°50'41"E	20.00
L84	N87°09'00"E	85.03
L85	N44°02'26"W	25.67
L86	N00°38'35"W	113.66
L87	N02°48'39"W	171.23
L88	N15°03'30"E	141.15
L89	N19°06'12"W	165.16
L90	N87°30'54"E	107.11
L91	N32°01'04"E	63.57
L92	N16°25'46"W	113.69
L93	N12°33'55"W	45.10
L94	N13°37'59"E	113.11
L95	N14°49'56"E	54.95
L96	N63°51'19"E	62.47
L97	N45°29'08"E	27.99
L98	N87°16'01"E	512.39
L99	N11°49'18"E	164.76
L100	N42°07'08"E	41.47
L101	N52°57'18"E	41.21
L102	N64°34'46"E	65.24
L103	N79°59'50"E	68.52
L104	N87°24'25"W	45.03
L105	N81°21'11"W	95.97
L106	N57°52'46"E	90.42
L107	N47°01'59"E	81.28
L108	N37°33'18"E	105.67
L109	N28°16'00"E	67.07
L110	N23°05'25"E	71.66
L111	N22°33'41"E	55.21
L112	N22°19'57"E	163.60
L113	N40°23'29"E	101.81
L114	N44°58'41"E	98.30
L115	N54°01'09"E	114.19
L116	N16°22'01"W	192.21
L117	N51°25'28"W	72.37
L118	N73°37'59"E	151.30
L119	N29°56'30"W	12.19

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C1	570.00	2°01'22"	201.04	N10°06'19"E	200.00	101.57
C2	445.00	2°32'39"	229.46	N50°19'58"W	226.93	117.34
C3	655.00	0°40'57"	7.80	N63°19'34"E	7.80	3.90
C4	725.00	08°34'23"	108.48	N43°51'18"E	108.38	54.34
C5	25.00	86°10'39"	37.60	N05°03'10"E	34.16	23.39
C6	25.00	86°10'39"	37.60	S81°07'29"E	34.16	23.39
C7	725.00	08°07'05"	102.72	N59°50'44"E	102.64	51.45
C8	2342.01	16°39'36"	680.99	S28°49'08"E	678.60	342.92
C9	700.00	31°46'39"	388.24	N71°44'38"E	383.28	199.25
C10	600.00	17°45'36"	185.98	N83°29'15"W	185.24	93.74
C11	600.00	31°54'08"	334.08	N04°18'00"E	329.18	171.49
C12	300.00	11°02'21"	57.80	N81°08'24"E	57.71	28.98
C13	50.00	67°21'56"	58.79	N89°39'28"W	55.46	33.32
C14	475.00	14°54'36"	1209.64	S84°38'52"E	908.27	1549.30
C15	625.00	40°35'15"	442.74	N42°41'28"E	433.54	231.12
C16	700.00	64°11'24"	784.23	N54°29'32"E	743.85	439.02
C17	400.00	7°14'59"	532.32	N60°31'20"E	493.90	313.92
C18	50.00	81°49'38"	71.41	N40°26'22"W	65.49	43.33
C19	35.00	90°06'14"	55.04	N78°56'49"W	49.54	35.06
C20	700.03	31°27'54"	386.47	N71°49'00"E	381.56	177.86
C21	25.00	85°11'00"	37.71	N62°48'04"E	33.84	22.98
C22	25.00	85°13'14"	36.01	N12°59'41"E	47.81	32.48
C23	500.00	13°31'34"	118.04	N62°37'05"E	117.78	59.29
C24	290.00	11°02'28"	55.88	N74°54'06"E	55.80	28.03
C25	670.00	07°12'37"	84.32	N84°01'39"E	84.26	42.21
C26	25.00	85°11'00"	37.71	N32°00'57"W	33.84	22.98
C27	25.00	85°18'46"	36.01	N71°57'40"E	34.52	23.85
C28	25.00	90°36'13"	39.53	N48°02'19"W	35.54	25.26
C29	25.00	29°55'35"	13.06	N121°33'55"E	12.91	6.68
C30	50.00	27°20'30"	237.46	N71°08'07"E	69.40	48.19
C31	25.00	62°10'55"	27.13	N33°49'40"W	25.82	15.08
C32	25.00	89°23'27"	36.01	N41°57'41"E	35.17	24.74
C33	25.00	67°21'56"	29.39	N59°39'28"W	27.73	16.66
C34	25.00	62°10'55"	27.13	N05°06'58"E	25.82	15.08
C35	50.00	27°20'30"	237.46	N80°09'10"E	69.40	48.19

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C36	25.00	29°55'35"	13.06	N40°58'17"W	12.91	6.68
C37	25.00	39°32'09"	17.25	N06°12'25"W	16.91	8.98
C38	25.00	143°46'17"	125.46	N58°19'29"W	95.04	152.85
C39	25.00	36°52'12"	16.09	N68°13'28"E	15.81	8.33
C40	25.00	87°00'02"	37.96	N60°52'46"W	34.42	23.72
C41	25.00	84°35'12"	36.91	N27°14°06"W	33.65	22.74
C42	25.00	48°11'23"	21.03	N39°09'12"E	20.41	11.18
C43	50.00	27°6'22"46"	241.19	S74°56'30"E	66.67	44.72
C44	25.00	48°11'23"	21.03	N09°02'11"W	20.41	11.18
C45	25.00	84°35'12"	36.91	N57°21°06"E	33.65	22.74
C46	25.00	84°35'12"	36.91	N53°29'18"E	33.65	22.74
C47	25.00	97°28'33"	42.53	N32°22'15"E	37.59	28.48
C48	25.00	56°49'05"	24.79	N70°11'35"W	23.79	13.52
C49	50.00	27°51'30"	240.17	N00°36'27"E	67.42	45.64
C50	25.00	39°38'07"	17.29	N62°49°00"E	16.95	9.01
C51	25.00	62°10'55"	27.13	N53°29'18"E	25.82	15.08
C52	50.00	124°21'46"	108.53	N22°23'50"E	88.44	94.76
C53	25.00	62°10'55"	27.13	N08°41'37"W	25.82	15.08
C54	25.00	81°49'38"	35.70	N40°26'22"W	32.75	21.67
C55	25.00	89°59'59"	39.27	N45°28'26"E	35.36	25.00
C56	25.00	48°11'23"	21.03	N65°25'53"W	20.47	11.18
C57	25.00	27°6'22"46"	241.19	N02°18'50"E	66.67	28.24
C58	25.00	48°11'23"	21.03	N66°22'45"E	20.41	11.18
C59	25.00	90°00'11"	39.27	N44°31'34"W	35.36	25.00
C60	25.00	33°56'56"	14.81	N17°26'55"E	14.60	7.63
C61	50.00	149°43'31"	130.66	N40°26'22"W	96.53	184.93
C62	25.00	33°56'56"	14.81	N81°40'21"E	14.60	7.63
C63	25.00	83°40'50"	36.51	N39°30'42"W	33.35	22.39
C64	25.00	83°47'09"	36.56	N44°13'21"E	33.39	22.43
C65	25.00	91°21'37"	39.86	N62°02'49"W	35.77	25.60
C66	25.00	84°35'12"	36.91	N25°35'35"E	33.65	22.74
C67	25.00	96°57'46"	42.31	N6°54'18"E	37.44	28.24
C68	50.00	167°05'18"	145.82	N13°50'01"W	99.37	442.08
C69	25.00	93°22'33"	40.74	N57°27'04"W	36.38	26.52
C70	520.00	39°42'52"	360.44	N35°20'45"W	353.26	187.80
C71	2342.01	03°15'14"	133.01	S35°31'19"E	132.99	66.52



- General Notes
- A one-foot reserve (1' reserve) has been dedicated to the public in fee as a buffer separation between the side or end of streets in subdivision plots 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 title fee thereto shall revert to and revest in the dedicator, his heirs, assigns or successors.
  - All cul-de-sac radii are fifty feet (50'), unless otherwise noted.
  - All block corner and cul-de-sac return to tangent radii are twenty-five feet (25').
  - AE . . . . . "Aerial Easement"
  - BL . . . . . "Building Line"
  - COF . . . . . "County Clerk's File"
  - ESMT . . . . . "Easement"
  - DRFBCT . . . . . "Deed Records of Fort Bend County Texas"
  - PRFBCT . . . . . "Plat Records of Fort Bend County Texas"
  - OPFBCT . . . . . "Official Property Records of Fort Bend County Texas"
  - ORFBCT . . . . . "Official Records of Fort Bend County Texas"
  - No . . . . . "Number"
  - ROW . . . . . "Right-of-Way"
  - Sq Ft . . . . . "Square Feet"
  - SSE . . . . . "Sanitary Sewer Easement"
  - Slm SE . . . . . "Storm Sewer Easement"
  - UE . . . . . "Utility Easement"
  - Vol . Pg . . . . . "Volume and Page"
  - WLE . . . . . "Waterline Easement"
  - ⊙ . . . . . "Block Number"
  - . . . . . Set 3/4-inch Iron Rod ("with Cap Stamped Jones/Carter Property Corner") as Per Certification.
  - All easements are centered on lot lines unless shown otherwise.
  - All building lines along street rights-of-way as shown on the plat.
  - Single family residential shall mean the use of a lot with one building 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. (When applicable)
  - There are no pipeline easements within the platted area.
  - Sidewalks shall be built or caused to be built not less than five feet in width on both sides of all dedicated rights-of-way within said plat and on the contiguous rights-of-way of all perimeter roads surrounding said plat, in accordance with the A.D.A.
  - The minimum slab elevation for this section shall be 145.10 feet for Block 1, Lots 1-2, and 30-32; Block 2, Lots 1-6; 147.76 feet for Block 1, Lots 3-9; 147.40 feet for Block 1, Lots 10-13 and 22-29; 148.97 feet for Block 1, Lots 14-21; 145.18 feet for Block 1, Lots 33-39 and Block 3, Lots 1-5; 146.01 feet for Block 1, Lots 40-50 and Block 5, Lots 26-30; 146.82 feet for Block 1, Lots 51-53, and Block 5, Lots 24-25; 146.31 feet for Block 5, Lots 21-23; 144.78 feet for Block 5, Lots 14-20 and Block 7, Lots 24-31; 144.60 feet for Block 5, Lots 31-32 and Block 3, Lots 6-7; 143.22 feet for Block 5, Lots 33-41, Block 3, Lots 8-13 and Block 4, Lot 9; 141.12 feet for Block 5, Lots 42-46 and Block 4, Lots 1-8; 142.91 feet for Block 5, Lots 5-13 and Block 7, Lots 18-23; 140.49 feet for Block 5, Lots 1-4, Block 7, Lots 13-17 and Block 6, Lots 1-5; 141.63 feet for Block 6, Lots 4-10 and Block 7, Lots 7-12; 141.62 feet for Block 6, Lots 11-13 and Block 7, Lots 1-6. The top of slab elevation at any point on the perimeter of the slab shall not be less than eighteen (18) inches above natural ground.
  - 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 factor of 0.99988693
  - This Plat is located in lighting zone L23.
  - 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.
  - The drainage system for this subdivision is designed in accordance with the Fort Bend County Drainage Criteria Manual, which allows street ponding with intense rainfall events.
  - All drainage easements are to be kept clear of fences, buildings, vegetation, and other obstructions to the operation and maintenance



- A

RESTRICTED RESERVE "A"

Restricted to Landscape  
Purposes Only  
1.31 AC  
57,235 Sq Ft

B

RESTRICTED RESERVE "B"

Restricted to Landscape  
Purposes Only  
0.93 AC  
40,536 Sq Ft

C

RESTRICTED RESERVE "C"

Restricted to Landscape  
Purposes Only  
0.05 AC  
2,003 Sq Ft

D

RESTRICTED RESERVE "D"

Restricted to Landscape  
Purposes Only  
0.05 AC  
2,091 Sq Ft

E

RESTRICTED RESERVE "E"

Restricted to Landscape  
and Drainage Purposes Only  
0.63 AC  
27,605 Sq Ft

F

RESTRICTED RESERVE "F"

Restricted to Landscape  
Purposes Only  
0.07 AC  
3,194 Sq Ft

G

RESTRICTED RESERVE "G"

Restricted to Utility  
Purposes Only  
1.16 AC  
50,522 Sq Ft

H

RESTRICTED RESERVE "H"

Open Space Purposes Only  
0.14 AC  
6,227 Sq Ft
- 
- 
- MATCH LINE "A"  
(SHEET 1 OF 3)
- MATCH LINE "A"  
(SHEET 1 OF 3)
- 
- # VANBROOKE
- ## SEC 1
- A SUBDIVISION OF 43.40 ACRES OF LAND  
OUT OF THE
- ISAAC N. CHARLES  $\frac{1}{2}$  LEAGUE, A-17 AND  
THE NATHAN BROOKSHIRE LEAGUE, A-14,  
FORT BEND COUNTY, TEXAS  
171 LOTS      8 RESERVES      7 BLOCKS  
DECEMBER 2017
- OWNER:  
VANBROOKE, LLC  
A TEXAS LIMITED LIABILITY COMPANY  
2450 FONDREN, STE 210  
HOUSTON, TX 77063  
(713) 783-6702
- SURVEYOR:
- ENGINEER:
- 
- 
- SHEET 2 OF 3
- K:\15323\15323-0001-00 Vanbrooke Section 1 W&D\2 Design Phase\CAD\Plot\Final Plot\ACAD-Vanbrooke Sec 1\_Final Plot 1-23-18.dwg Jan 26,2018 - 2:46pm DAV



STATE OF TEXAS §  
COUNTY OF FORT BEND §

We, Vanbrooke, LLC, acting by and through Jerald A. Turboff, co-manager and Al P. Brenda, co-manager, hereinafter referred to as Owners of the 43.40 acre tract described in the above and foregoing map of VANBROOKE SEC 1, 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 (except those streets designated as private streets or permanent access easements), 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 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 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, 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 (or the placement of mobile home subdivision) 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, I (or we) do hereby dedicate to the public a strip of land twenty (20) feet wide on each side of the center line of any and all bayous, creek, gullies, ravines, draws and drainage ditches located in said subdivision, as easements for drainage purposes. Fort Bend County or any other governmental agency shall have the right to enter upon said easement at any time and all times for the purposes of construction and maintenance of drainage facilities and structures.

FURTHER, We do hereby acknowledge the receipt of the "Orders for Regulation of Outdoor Lighting in the Unincorporated Areas of Fort Bend County, Texas", and do hereby covenant and agree and shall comply with this order as adopted by Fort Bend County Commissioners Court on March 23, 2004, and any subsequent amendments.

FURTHER, We do hereby covenant and agree that all of the property within the boundaries of this subdivision 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, excessive vegetation and other obstructions to the operations and maintenance of the drainage facility and that such abutting property shall not be permitted to drain directly into this easement except by means of an approved drainage structure.

FURTHER, Owners do hereby certify that we are the owners of all property immediately adjacent to the boundaries of the above and foregoing subdivision of VANBROOKE SEC 1 where building setback lines or public utility easements are to be established outside the boundaries of the above and foregoing subdivision and do hereby make and establish all building setback lines and dedicate to the use of the public, all public utility easements shown in said adjacent acreage.

IN TESTIMONY WHEREOF, the Vanbrooke, LLC has caused these presents to be signed by \_\_\_\_\_ its \_\_\_\_\_ thereunto authorized this \_\_\_\_\_, day of \_\_\_\_\_, 2017.

Vanbrooke, LLC

By: \_\_\_\_\_  
Name, Title

STATE OF TEXAS §  
COUNTY OF FORT BEND §

BEFORE ME, the undersigned authority, personally appeared \_\_\_\_\_, known to be to be the person whose name is 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 stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this \_\_\_\_\_ day of \_\_\_\_\_, 2017.

Notary Public in and for the State of Texas

Print Name

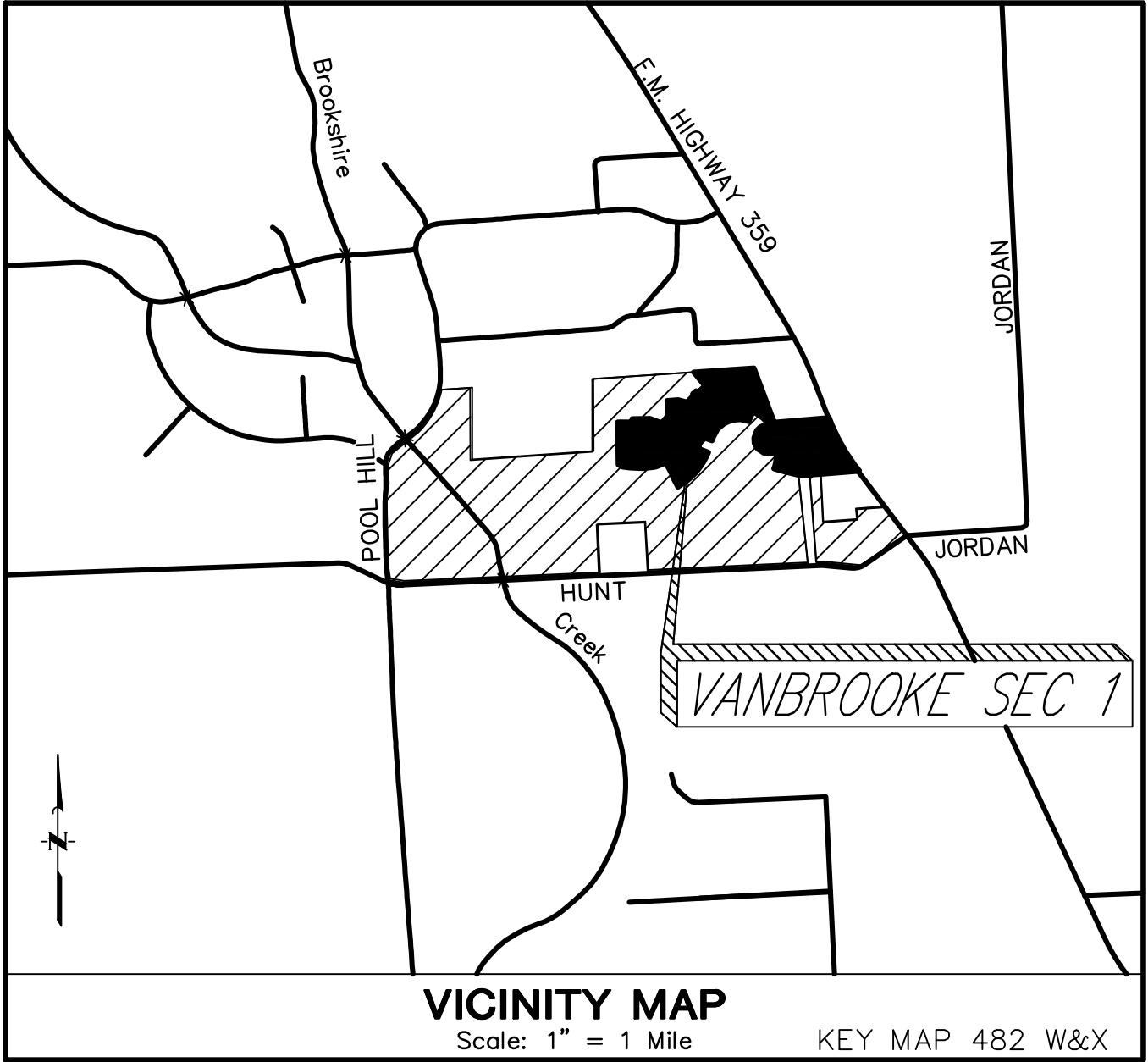
My commission expires: \_\_\_\_\_

I, Chris D. Kalkomey, 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 of 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.

Chris D. Kalkomey  
Registered Professional Land Surveyor  
Texas Registration No. 5869

I, Angela K. Sanchez, a Professional Engineer registered in the State of Texas, do hereby certify that this plat meets all requirements of Fort Bend County, to the best of my knowledge.

Angela K. Sanchez, P.E.  
Professional Engineer No. 117443



I, Richard W. Stolleis, P.E., Fort Bend County Engineer, 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 Fort Bend County 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 any other area or subdivision within the watershed.

Richard W. Stolleis, P.E. Date  
Fort Bend County Engineer

APPROVED by the Commissioners' Court of Fort Bend County, Texas, this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

Vincent M. Morales, Jr.  
Commissioner, Precinct 1

Grady Prestage  
Commissioner, Precinct 2

Robert E. Hebert  
County Judge

W. A. "Andy" Meyers  
Commissioner, Precinct 3

James Patterson  
Commissioner, Precinct 4

I, Laura Richard, County Clerk in and for Fort Bend County, hereby certify that the foregoing instrument with its certificate of authentication was filed for recordation in my office on \_\_\_\_\_, 2018, at \_\_\_\_\_ o'clock \_\_\_\_\_ in Plat No. \_\_\_\_\_ of the Plat Records of said County.

Witness my hand and seal of office, at Richmond, Texas, the day and date last above written.

Laura Richard, County Clerk  
Fort Bend County, Texas

By: \_\_\_\_\_  
Deputy

# VANBROOKE SEC 1

A SUBDIVISION OF 43.40 ACRES OF LAND  
OUT OF THE

ISAAC N. CHARLES  $\frac{1}{2}$  LEAGUE, A-17 AND  
THE NATHAN BROOKSHIRE LEAGUE, A-14,  
FORT BEND COUNTY, TEXAS  
171 LOTS 8 RESERVES 7 BLOCKS  
DECEMBER 2017

OWNER:  
VANBROOKE, LLC  
A TEXAS LIMITED LIABILITY COMPANY  
2450 FONDREN, STE 210  
HOUSTON, TX 77063  
(713) 783-6702

SURVEYOR:



ENGINEER:

