

PLAT RECORDING SHEET

PLAT NAME: Briarwood Crossing, Section 11

PLAT NO: _____

ACREAGE: 14.863

LEAGUE: Angus J. James Survey

ABSTRACT NUMBER: 37

NUMBER OF BLOCKS: 5

NUMBER OF LOTS: 50

NUMBER OF RESERVES: 3

OWNERS: Woodmere Development Co., Ltd., a Texas Limited Partnership

(DEPUTY CLERK)

STATE OF TEXAS
COUNTY OF FORT BEND

WE, WOODMERE DEVELOPMENT CO., LTD., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH RICHARD RUE, PRESIDENT, AND JASON ERVIN, VICE PRESIDENT, BOTH BEING OFFICERS OF WOODMERE GP, L.L.C., A LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER, OWNERS OF THE 14.863 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF BRIARWOOD CROSSING SECTION 11, 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, 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 THE 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, WE DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE 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, 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 DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY (20) FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS AND DRAINAGE DITCHES LOCATED IN SAID SUBDIVISION, AS EASEMENTS FOR DRAINAGE PURPOSES. FORT BEND COUNTY OR OTHER GOVERNMENTAL AGENCY SHALL HAVE THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSES OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

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, WE DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF ALL PROPERTY IMMEDIATELY ADJACENT TO THE BOUNDARIES OF THE ABOVE AND FOREGOING SUBDIVISION OF BRIARWOOD CROSSING SECTION 11 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.

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.

IN TESTIMONY WHEREOF, THE WOODMERE DEVELOPMENT CO., LTD., HAS CAUSED THESE PRESENTS TO BE SIGNED BY RICHARD RUE, ITS PRESIDENT, HEREUNTO AUTHORIZED, ATTESTED BY ITS VICE PRESIDENT, JASON ERVIN, BOTH BEING OFFICERS OF WOODMERE GP, L.L.C., A LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER, AND ITS COMMON SEAL HEREUNTO AFFIXED THIS _____ DAY OF _____, 2019.

WOODMERE DEVELOPMENT CO., LTD., A TEXAS LIMITED PARTNERSHIP
BY: WOODMERE GP, L.L.C., A LIMITED LIABILITY COMPANY
ITS GENERAL PARTNER

BY: RICHARD RUE, PRESIDENT

ATTEST: JASON ERVIN, VICE PRESIDENT

STATE OF TEXAS
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED RICHARD RUE, PRESIDENT AND JASON ERVIN, VICE PRESIDENT, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGE 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.

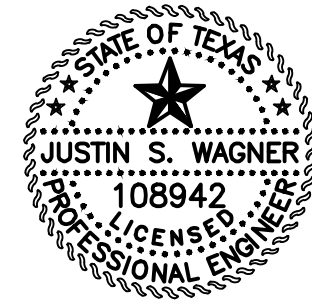
GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 2019.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
PRINT NAME:

MY COMMISSION EXPIRES: _____

I, JUSTIN S. WAGNER, A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT MEETS ALL REQUIREMENTS OF FORT BEND COUNTY AND VILLAGE OF PLEAK TO THE BEST OF MY KNOWLEDGE.

JUSTIN S. WAGNER
TEXAS REGISTRATION NO. 108942



I, CAROLYN J. QUINN, 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 CORRECT, WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND, AND THAT ALL BOUNDARY CORNERS, ANGLE POINTS AND POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON RODS HAVING AN OUTSIDE DIAMETER OF FIVE EIGHTH OF ONE INCH (5/8) AND A LENGTH OF THREE (3) FEET UNLESS OTHERWISE NOTED.

CAROLYN J. QUINN
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6033



STATE OF TEXAS
COUNTY OF FORT BEND

THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE VILLAGE OF PLEAK, TEXAS HAS APPROVED THIS PLAT AND SUBDIVISION OF BRIARWOOD CROSSING SECTION 11 IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE VILLAGE OF PLEAK AS SHOWN HEREON AND AUTHORIZES THE RECORDING OF THIS PLAT

THIS _____ DAY OF _____, 2019.

DAVID THELEMANN, CHAIRPERSON

GARY MILLER, VICE-CHAIRPERSON

THIS IS TO CERTIFY THAT THE CITY COUNCIL FOR THE VILLAGE OF PLEAK, TEXAS HAS APPROVED THIS PLAT AND SUBDIVISION OF BRIARWOOD CROSSING SECTION 11 IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE VILLAGE OF PLEAK AS SHOWN HEREON AND AUTHORIZES THE RECORDING OF THIS PLAT

THIS _____ DAY OF _____, 2019.

LARRY BITTNER, MAYOR

ERIN WALLEY, CITY SECRETARY

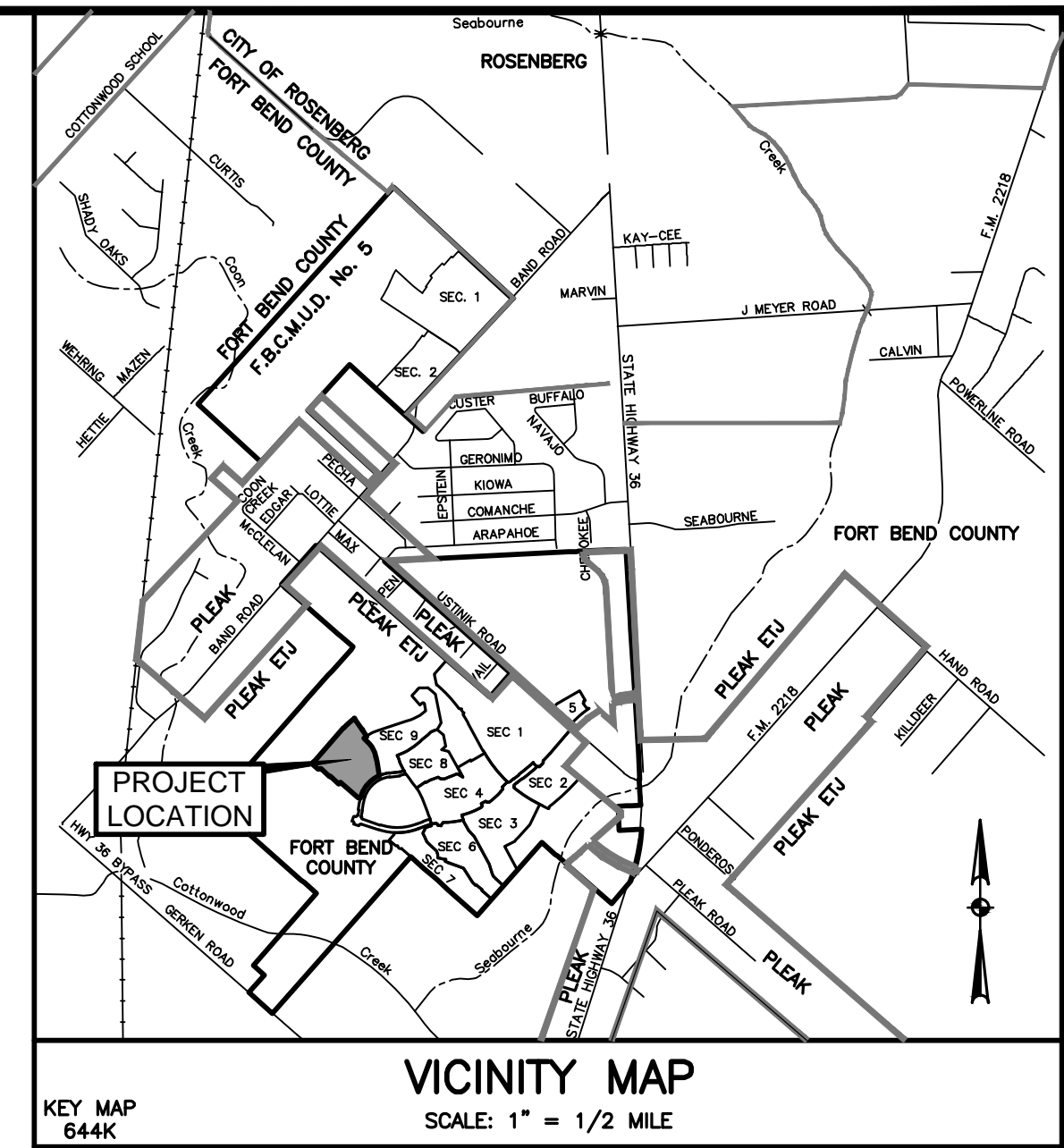
MICHAEL JOHN, MAYOR PRO-TEM

CAROLYN DELMAR, ALDERWOMAN

WADE A. GOATES, ALDERMAN

ANNE STARK, ALDERWOMAN

DAMON KUHN, ALDERMAN



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 ON ANY OTHER AREA OR SUBDIVISION WITHIN THE WATERSHED.

RICHARD W. STOLLEIS, P.E.
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONERS' COURT OF FORT BEND COUNTY, TEXAS, THIS _____ DAY OF _____, 2019.

VINCENT M. MORALES, JR.
COMMISSIONER, PRECINCT 1

GRADY PRESTAGE
COMMISSIONER, PRECINCT 2

KP GEORGE
COUNTY JUDGE

W.A. "ANDY" MEYERS
COMMISSIONER, PRECINCT 3

KEN R. DAMERCHANT
COMMISSIONER, PRECINCT 4

I, LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON _____, 2019, AT _____ O'CLOCK _____ M., IN PLAT NUMBER _____ OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

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

BRIARWOOD CROSSING SECTION 11

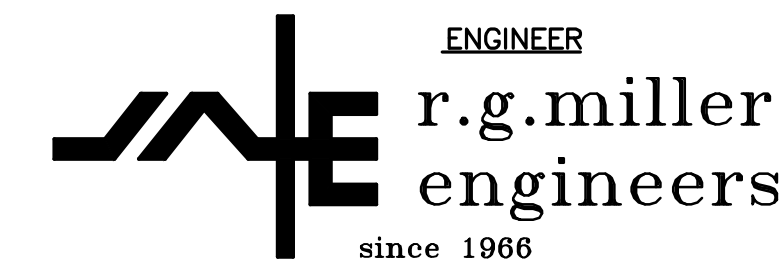
A SUBDIVISION OF 14.863 ACRES OF LAND
LOCATED IN THE ANGUS J. JAMES SURVEY, A-37
VILLAGE OF PLEAK
FORT BEND COUNTY, TEXAS

50 LOTS 5 BLOCKS 1.721 ACRES IN 3 RESERVES

DATE: FEBRUARY, 2019 SCALE: 1" = 60'

OWNER:
WOODMERE DEVELOPMENT CO., LTD.,
A TEXAS LIMITED PARTNERSHIP

15915 KATY FREEWAY, SUITE 405
HOUSTON, TEXAS 77064
PHONE: 281-646-1727
ROGER WEDORS, MANAGER



16340 Park Ten Place - Suite 350
Houston, Texas 77064
(713) 461-9600

TEXAS FIRM REGISTRATION NO. F-487
JACK P. MILLER, P.E.

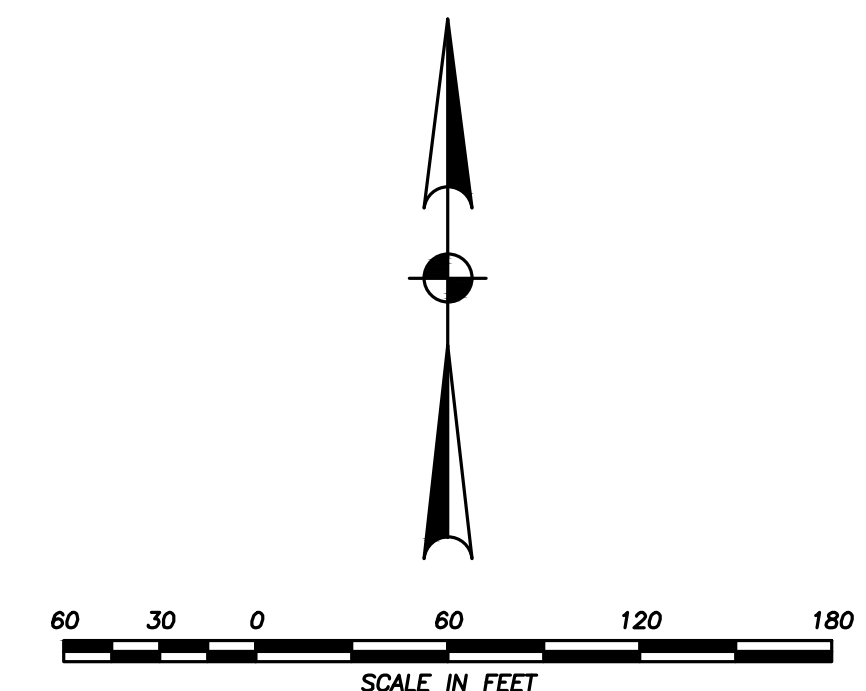
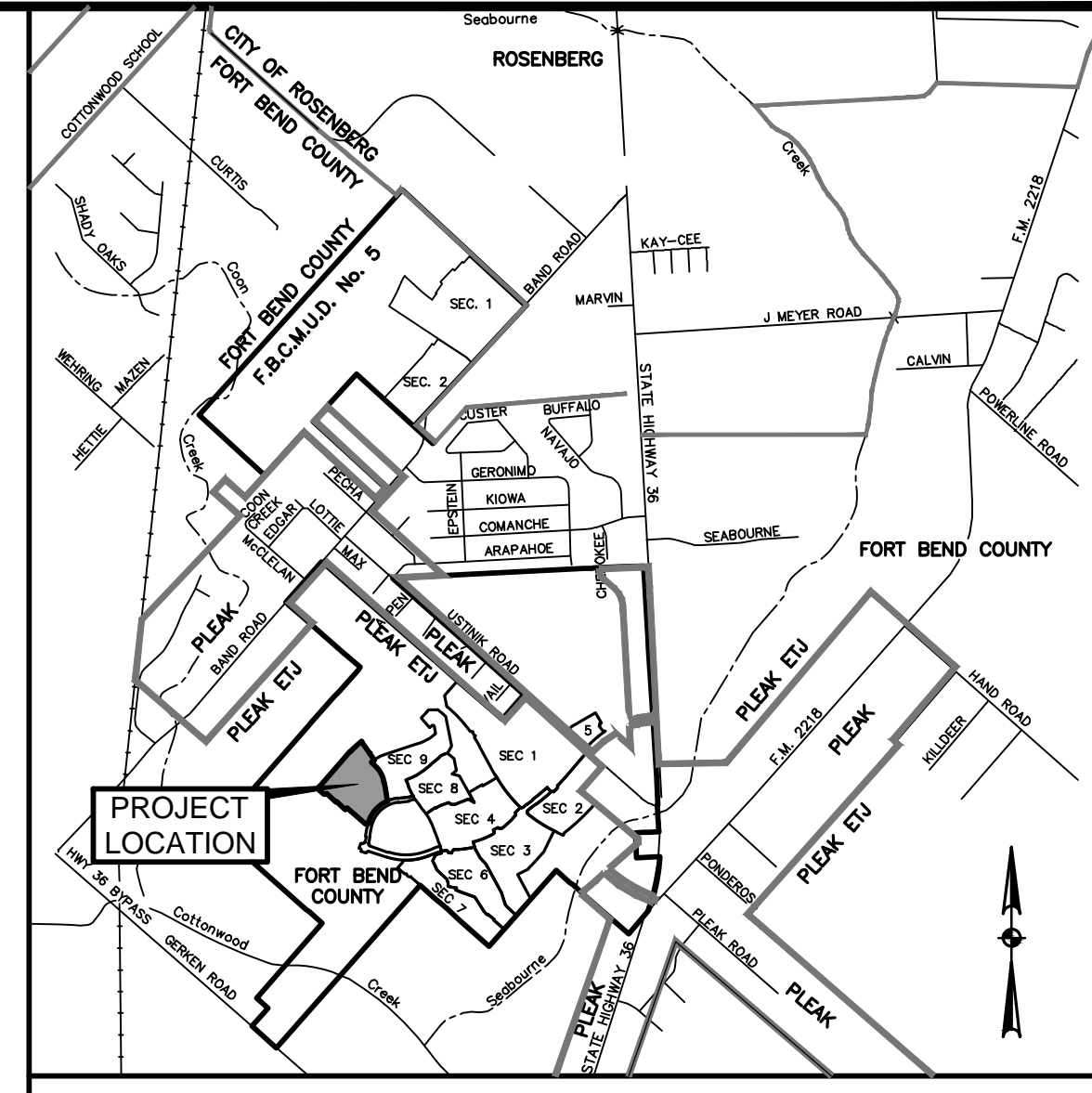
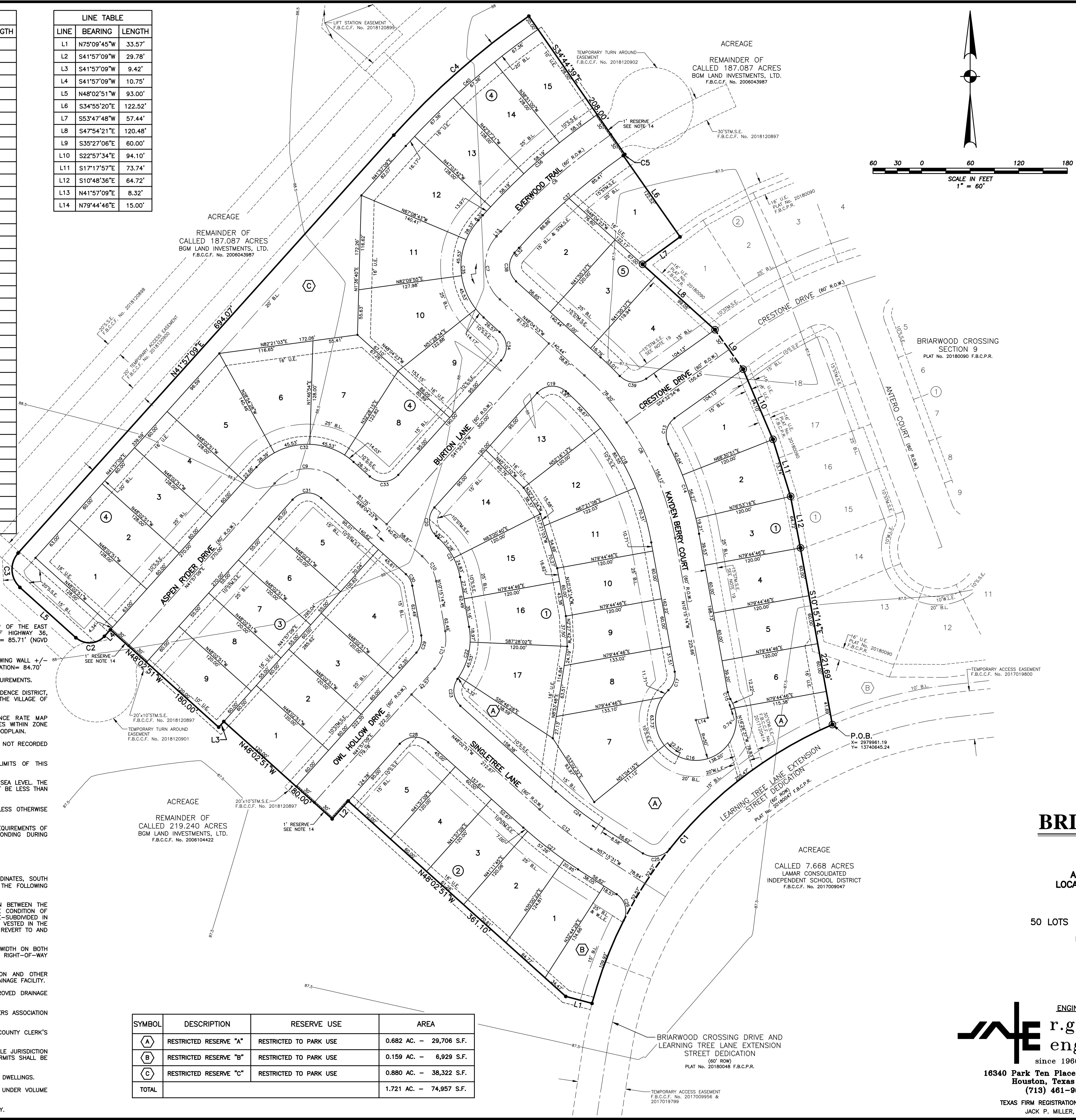


1760 WEST SAM HOUSTON PARKWAY NORTH, HOUSTON TEXAS 77043
PHONE 713-413-1900 FAX 713-413-1944

TEXAS FIRM REGISTRATION NO. 10047100
BRIAN E. WILSON, R.P.L.S.

| CURVE TABLE | | | | | |
|-------------|---------|-----------|------------|---------------|--------------|
| CURVE | RADIUS | DELTA | ARC LENGTH | CHORD BEARING | CHORD LENGTH |
| C1 | 520.00' | 51°50'43" | 470.53' | S40°45'36"W | 454.64' |
| C2 | 25.00' | 90°00'00" | 39.27' | N86°57'09"E | 35.36' |
| C3 | 30.00' | 90°00'00" | 47.12' | N3°02'51"W | 42.43' |
| C4 | 960.00' | 13°18'13" | 222.90' | N48°36'15"E | 222.40' |
| C5 | 752.00' | 0°10'41" | 2.34' | S55°10'01"W | 2.34' |
| C6 | 782.00' | 13°18'13" | 181.57' | S48°36'15"W | 181.16' |
| C7 | 55.00' | 90°01'31" | 86.42' | S3°03'37"E | 77.80' |
| C8 | 355.00' | 37°49'09" | 234.32' | N29°09'48"W | 230.09' |
| C9 | 55.00' | 89°58'29" | 86.37' | S86°56'23"W | 77.76' |
| C10 | 55.00' | 37°49'09" | 36.30' | N29°09'48"W | 35.65' |
| C11 | 55.00' | 52°12'23" | 50.11' | N15°50'58"E | 48.40' |
| C12 | 500.00' | 9°12'40" | 80.38' | S52°39'11"E | 80.29' |
| C13 | 25.00' | 82°17'27" | 35.91' | S13°24'11"W | 32.90' |
| C14 | 385.00' | 17°29'18" | 117.51' | N18°59'53"W | 117.06' |
| C15 | 25.00' | 21°02'22" | 9.18' | S20°46'25"E | 9.13' |
| C16 | 50.00' | 25°48'31" | 225.85' | S81°53'21"E | 77.27' |
| C17 | 25.00' | 57°46'09" | 25.21' | N18°37'51"E | 24.15' |
| C18 | 325.00' | 37°49'09" | 214.52' | N29°09'48"W | 210.65' |
| C19 | 25.00' | 90°00'00" | 39.27' | S86°55'37"E | 35.36' |
| C20 | 25.00' | 90°00'00" | 39.27' | S3°04'23"E | 35.36' |
| C21 | 85.00' | 37°49'09" | 56.11' | N29°09'48"W | 55.09' |
| C22 | 85.00' | 45°43'05" | 67.82' | N12°36'19"E | 66.04' |
| C23 | 25.00' | 83°30'42" | 36.44' | S6°17'30"E | 33.30' |
| C24 | 470.00' | 9°12'40" | 75.56' | S52°39'11"E | 75.48' |
| C25 | 25.00' | 84°12'29" | 36.74' | N8°38'15"E | 33.52' |
| C26 | 25.00' | 84°12'29" | 36.74' | N15°09'16"W | 33.52' |
| C27 | 530.00' | 9°12'40" | 85.20' | S52°39'11"E | 85.11' |
| C28 | 25.00' | 90°00'00" | 39.27' | S86°57'09"W | 35.36' |
| C29 | 25.00' | 52°12'23" | 22.78' | N15°50'58"E | 22.00' |
| C30 | 25.00' | 37°49'09" | 16.50' | N29°09'48"W | 16.20' |
| C31 | 25.00' | 89°58'29" | 39.26' | S86°56'23"W | 35.35' |
| C32 | 85.00' | 89°58'29" | 133.48' | S86°56'23"W | 120.18' |
| C33 | 25.00' | 90°00'00" | 39.27' | N86°55'37"E | 35.36' |
| C34 | 25.00' | 90°00'00" | 39.27' | N3°04'23"E | 35.36' |
| C35 | 85.00' | 90°01'31" | 133.56' | S3°03'37"E | 120.23' |
| C36 | 812.00' | 13°18'13" | 188.54' | S48°36'15"W | 188.11' |
| C37 | 752.00' | 13°18'13" | 174.61' | S48°36'15"W | 174.21' |
| C38 | 25.00' | 90°01'31" | 39.28' | S3°03'37"E | 35.36' |
| C39 | 25.00' | 82°17'27" | 35.91' | S84°18'22"E | 32.90' |
| C40 | 940.00' | 13°18'13" | 218.26' | S48°36'15"W | 217.77' |

| LINE TABLE | | |
|------------|-------------|---------|
| LINE | BEARING | LENGTH |
| L1 | N75°09'45"W | 33.57' |
| L2 | S41°57'09"W | 29.78' |
| L3 | S41°57'09"W | 9.42' |
| L4 | S41°57'09"W | 10.75' |
| L5 | N48°02'51"W | 93.00' |
| L6 | S34°55'20"E | 122.52' |
| L7 | S53°47'48"W | 57.44' |
| L8 | S47°54'21"E | 120.48' |
| L9 | S35°27'06"E | 60.00' |
| L10 | S22°57'34"E | 94.10' |
| L11 | S17°17'57"E | 73.74' |
| L12 | S10°48'36"E | 64.72' |
| L13 | N41°57'09"E | 8.32' |
| L14 | N79°44'46"E | 15.00' |



VICINITY MAP
SCALE: 1" = 1/2 MILE

LEGEND

| | |
|------------|--|
| AC. | = ACRE |
| A.E. | = AERIAL EASEMENT |
| B.L. | = BUILDING LINE |
| F.B.C.C.F. | = FORT BEND COUNTY CLERK'S FILE |
| F.B.C.D.R. | = FORT BEND COUNTY DEED RECORDS |
| F.B.C.P.R. | = FORT BEND COUNTY PLAT RECORDS |
| LTD. | = LIMITED |
| NO. | = NUMBER |
| PO. | = PAGE |
| R. | = RADIUS |
| R.O.W. | = RIGHT-OF-WAY |
| S.F. | = SQUARE FEET |
| S.S.E. | = SANITARY SEWER EASEMENT |
| STM.S.E. | = STORM SEWER EASEMENT |
| U.E. | = UTILITY EASEMENT |
| VOL. | = VOLUME |
| W.L.E. | = WATER LINE EASEMENT |
| X | = EASTING COORDINATE |
| Y | = NORTHING COORDINATE |
| ① | = BLOCK NUMBER |
| • | = SET 5/8-INCH IRON ROD W/MSG CAP (UNLESS OTHERWISE NOTED) |
| ⊙ | = FOUND 5/8-INCH IRON ROD W/MSG CAP (UNLESS OTHERWISE NOTED) |
| — | = STREET NAME CHANGE |

- LOT SUMMARY:
- 598 TOTAL LOTS IN SECTIONS 1 - 9 AND 11
 - 9.643 ACRES IN PARK RESERVES IN SECTIONS 1 - 9 AND 11
 - 170 - 55' WIDE LOTS IN SECTIONS 1 - 9 AND 11
28.43% OF THE LOTS ARE 55' WIDE.

- NOTES:
- BENCH MARK: RM145A F.E.M.A. DISK LOCATED ON THE NORTH END OF THE TOP OF THE EAST CONCRETE HEADWALL OF A CENTER LINE OF HIGHWAY 36 APPROXIMATELY 3.7 MILES NORTH OF ITS INTERSECTION WITH F.M. 360. - ELEVATION= 85.71' (NGVD '29, 1987 ADJUSTMENT).
 - TEMPORARY BENCH MARK (T.B.M.): N.G.S. BRASS DISK ON TOP OF THE SIDE OF A WING WALL +/- 80' SOUTH OF USTINK ROAD AND ON THE WEST R.O.W. OF STATE HIGHWAY 36. ELEVATION= 84.70'
 - THIS PLAT WAS PREPARED TO MEET VILLAGE OF PLEAK AND FORT BEND COUNTY REQUIREMENTS.
 - THIS PLAT LIES WHOLLY WITHIN MUNICIPAL UTILITY DISTRICT NO. 5, FORT BEND SUBSIDENCE DISTRICT, FORT BEND COUNTY DRAINAGE DISTRICT, LAMAR CONSOLIDATED I.S.D., THE ETJ OF THE VILLAGE OF PLEAK AND FORT BEND COUNTY.
 - ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP NUMBER 481570400L REVISED DATE APRIL 2, 2014, THE SUBJECT PROPERTY LIES WITHIN ZONE "X" (UNSHADED), AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
 - APPROVAL OF THIS PLAT WILL EXPIRE ONE YEAR FROM CITY COUNCIL APPROVAL IF NOT RECORDED IN THE REAL PROPERTY RECORDS OF THE COUNTY OF FORT BEND.
 - THERE ARE NO KNOWN PIPELINES AND/OR PIPELINE EASEMENTS WITHIN THE LIMITS OF THIS SUBDIVISION.
 - THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 89.00 FEET ABOVE MEAN SEA LEVEL 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.
 - ALL RESIDENTIAL LOTS SHALL HAVE A FIVE (5) FOOT SIDE LOT BUILDING LINE UNLESS OTHERWISE NOTED.
 - THE DRAINAGE SYSTEM FOR THIS SUBDIVISION SHALL BE DESIGNED TO MEET THE REQUIREMENTS OF THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING DURING INTENSE RAINFALL EVENTS.
 - THIS PLAT LIES WITHIN FORT BEND COUNTY LIGHTING ORDINANCE ZONE L22.
 - ALL EASEMENTS ARE CENTERED ON LOT LINES UNLESS OTHERWISE INDICATED.
 - THE COORDINATES AND BEARINGS SHOWN HEREON ARE TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE (GRID NAD83) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALE FACTOR OF 0.999867.
 - ONE-FOOT RESERVE DEDICATED TO THE PUBLIC IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREETS WHERE SUCH STREETS ADJACENT PROPERTY, THE CONDITION OF THIS DEDICATION BEING THAT WHEN THE ADJACENT PROPERTY IS SUBDIVIDED OR RE-SUBDIVIDED IN A RECORDED SUBDIVISION PLAT, THE ONE-FOOT RESERVE SHALL THEREUPON BE VESTED IN THE PUBLIC FOR STREET RIGHT-OF-WAY PURPOSES AND THE FEE TITLE THERETO SHALL REVERT TO AND REVEST IN THE DEDICATOR, HIS HEIRS, ASSIGNS OR SUCCESSORS.
 - SIDEWALKS SHALL BE BUILT OR CAUSED TO BE BUILT NOT LESS THAN 5 FEET IN WIDTH ON BOTH SIDE OF ALL DEDICATED RIGHT-OF-WAY WITHIN SAID PLAT AND ON THE CONTIGUOUS RIGHT-OF-WAY OF ALL PERIMETER ROADS SURROUNDING SAID PLAT, IN ACCORDANCE WITH A.D.A..
 - ALL DRAINAGE EASEMENTS TO BE KEPT CLEAR OF FENCES, BUILDING, VEGETATION AND OTHER OBSTRUCTIONS FOR THE PURPOSE OF THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY.
 - ALL PROPERTY TO DRAIN INTO THE DRAINAGE EASEMENT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE.
 - RESTRICTED RESERVES "A", "B" AND "C" ARE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION TO BE ESTABLISHED BY DEED RESTRICTIONS AND COVENANTS.
 - REMAINDER OF A 30' STORM SEWER EASEMENT AS RECORDED UNDER FORT BEND COUNTY CLERK'S FILE NUMBER 2017120414.
 - SITE PLANS SHALL BE SUBMITTED TO FORT BEND COUNTY AND ANY OTHER APPLICABLE JURISDICTION FOR REVIEW AND APPROVAL. DEVELOPMENT PERMITS AND ALL OTHER APPLICABLE PERMITS SHALL BE OBTAINED FROM FORT BEND COUNTY PRIOR TO BEGINNING CONSTRUCTION.
 - A MINIMUM DISTANCE OF TEN (10) FEET SHALL BE MAINTAINED BETWEEN RESIDENTIAL DWELLINGS.
 - RIGHT OF WAY GRANT AS GRANTED TO TEXAS EASTERN TRANSMISSION CORPORATION UNDER VOLUME 264, PAGE 212 AND 214 IN THE OFFICIAL RECORDS IN FORT BEND COUNTY, TEXAS.
 - THE 10' UTILITY EASEMENTS (U.E.) SHOWN ON THE PLAT ARE FOR DRY UTILITIES ONLY.

| SYMBOL | DESCRIPTION | RESERVE USE | AREA |
|--------|------------------------|------------------------|-------------------------|
| (A) | RESTRICTED RESERVE "A" | RESTRICTED TO PARK USE | 0.682 AC. - 29,706 S.F. |
| (B) | RESTRICTED RESERVE "B" | RESTRICTED TO PARK USE | 0.159 AC. - 6,929 S.F. |
| (C) | RESTRICTED RESERVE "C" | RESTRICTED TO PARK USE | 0.880 AC. - 38,322 S.F. |
| TOTAL | | | 1.721 AC. - 74,957 S.F. |

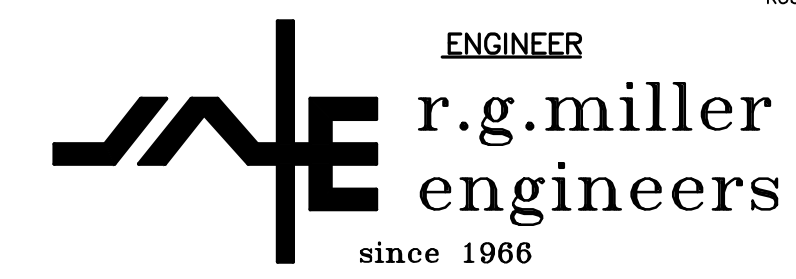
BRIARWOOD CROSSING SECTION 11

A SUBDIVISION OF 14.863 ACRES OF LAND
LOCATED IN THE ANGUS J. JAMES SURVEY, A-37
VILLAGE OF PLEAK
FORT BEND COUNTY, TEXAS

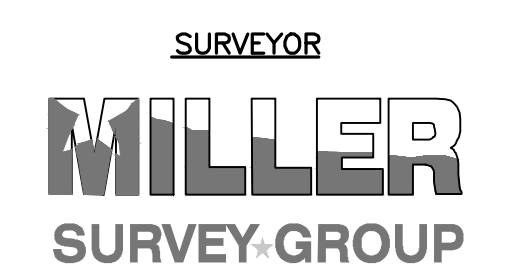
50 LOTS 5 BLOCKS 1.721 ACRES IN 3 RESERVES

DATE: FEBRUARY, 2019 SCALE: 1" = 60'

OWNER:
WOODMERE DEVELOPMENT CO., LTD.,
A TEXAS LIMITED PARTNERSHIP



16340 Park Ten Place - Suite 350
Houston, Texas 77084
(713) 461-9600
TEXAS FIRM REGISTRATION NO. F-487
JACK P. MILLER, P.E.



1760 WEST SAM HOUSTON PARKWAY NORTH, HOUSTON TEXAS 77043
PHONE 713-413-1900 FAX 713-413-1944
TEXAS FIRM REGISTRATION NO. 10047100
BRIAN E. WILSON, R.P.L.S.