

**PLAT RECORDING SHEET**

**PLAT NAME:** Peek Entrepreneurs Replat No 1

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**PLAT NO:**

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**ACREAGE:** 7.7119

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**LEAGUE:** George Fields Survey

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**ABSTRACT NUMBER:** 591

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**NUMBER OF BLOCKS:** 1

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**NUMBER OF LOTS:** 0

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**NUMBER OF RESERVES:** 4

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**OWNERS:** Peek Entrepreneurs, LLC, DAD Entrepreneurs, LLC & Westpark  
Entrepreneurs LLC and Westpark Hospitality, Inc.

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**(DEPUTY CLERK)**

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WE, FEEK ENTREPRENEURS, LLC, ACTING BY AND THROUGH NICK DHANANI, ITS MANAGING MEMBER, OF FEEK ENTREPRENEURS, LLC, HAVE CAUSED THESE PRESENTS TO BE SIGNED BY NICK DHANANI, ITS MANAGING MEMBER, HERETOBY AUTHORIZED, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED NICK DHANANI, MANAGING MEMBER OF FEEK ENTREPRENEURS, LLC AND PEKX ENTREPRENEURS, LLC, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS  
PRINT NAME \_\_\_\_\_  
BY: NICK DHANANI, MANAGING MEMBER \_\_\_\_\_  
COUNTY OF FORT BEND

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NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS  
PRINT NAME \_\_\_\_\_  
BY: NICK DHANANI, MANAGING MEMBER \_\_\_\_\_  
COUNTY OF FORT BEND

NOTES  
1. RESERVES AND CORPORATE SIGNATURE ARE SHOWN BASED ON THE TITLE STATE PLAT CORPORA...  
2. UNLESS OTHERWISE INDICATED, THE BUILDING LINES (B.L.) WHETHER ONE OR MORE, SHOWN ON THE SUBDIVISION...  
3. ASSENT WRITTEN APPROVATION BY THE AFFECTED UTILITIES, ALL UTILITY AND AERIAL EXAMINERS MUST BE...  
4. THE DESIGNER HAS NOT ABSTRACTED THIS PROPERTY. BEED INFORMATION SHOWN WAS RESEARCHED AND...  
5. ACCORDING TO THE FEDERAL ENERGY REGULATORY COMMISSION (FERC) UNIFORM RATE AND FEE SCHEDULE...  
6. SEPARATE SHALL BE BUILT OR CONSIDERED TO BE BUILT NOT LESS THAN ONE (1) FEET IN WIDTH ON BOTH SIDES...  
7. THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 106.50 FEET ABOVE MEAN SEA LEVEL. (NAVD 88...  
8. ALL DRAINAGE EXISTENTS ARE TO BE KEPT CLEAR OF TREES, BUILDINGS, VEGETATION AND OTHER...  
9. DRAINAGE SYSTEM SHALL ALLOW STREET DRAINAGE WITHIN RESERVE AREAS TO DRAIN TO THE STREET...  
10. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME. DELAYED COMMENCEMENT...  
11. THIS PROPERTY LIES WITHIN HOUSTON EXTRA-TERRITORIAL JURISDICTION.  
12. SUBDIVISION LIGHTING AND SIGNALS.  
13. THIS PLAT LIES ENTIRELY WITHIN FORT BEND COUNTY LIGHTING ORDINANCE ZONE NO. L23.  
14. THIS PROPERTY LIES WITHIN THE CITY OF HOUSTON/ELI, FORT BEND COUNTY, FORT BEND COUNTY BRANKE...  
15. 10' LANDSCAPE EXEMPT AS SET FORTH PER PLAT RECORDED IN PLAT NO. 20160231 OF...  
16. 25' COMMON ACCESS AND BRANKE EXEMPT AS SET FORTH PER PLAT RECORDED IN PLAT NO. 20160231 OF...  
17. DETENTION POND AND BRANKE EXEMPT AS SET FORTH PER PLAT RECORDED IN PLAT NO. 20160231 OF...  
18. TERMS, CONDITIONS AND PROVISIONS AS RECORDED IN VOLUME 1700, PAGE 447 OF THE OFFICIAL RECORDS OF...  
19. ALL PROPERTY TO DRAIN INTO THE DRAINAGE EXEMPT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE.

WE, COMMUNITY BANK OF TEXAS, NA, OWNER AND HOLDER OF A LIEN AGAINST THE PROPERTY DESCRIBED IN THE PLAT KNOWN AS FEEK ENTREPRENEURS REPLAT NO. 1, SAID LIEN BEING ENFORCED BY RECORD IN THE CLERK'S FILE NO. 2016034228 OF THE CLERK OF FORT BEND COUNTY, TEXAS, HAVE CAUSED THESE PRESENTS TO BE SIGNED BY HENRY M. SANTOS, PRESIDENT OF COMMUNITY BANK OF TEXAS, NA, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS  
PRINT NAME \_\_\_\_\_  
BY: HENRY M. SANTOS \_\_\_\_\_  
COUNTY OF FORT BEND

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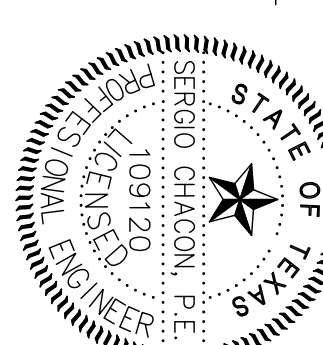
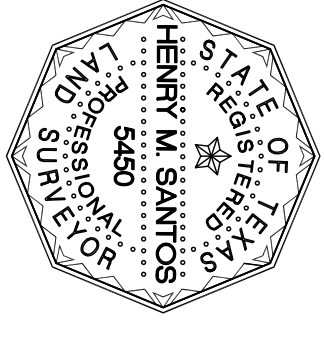
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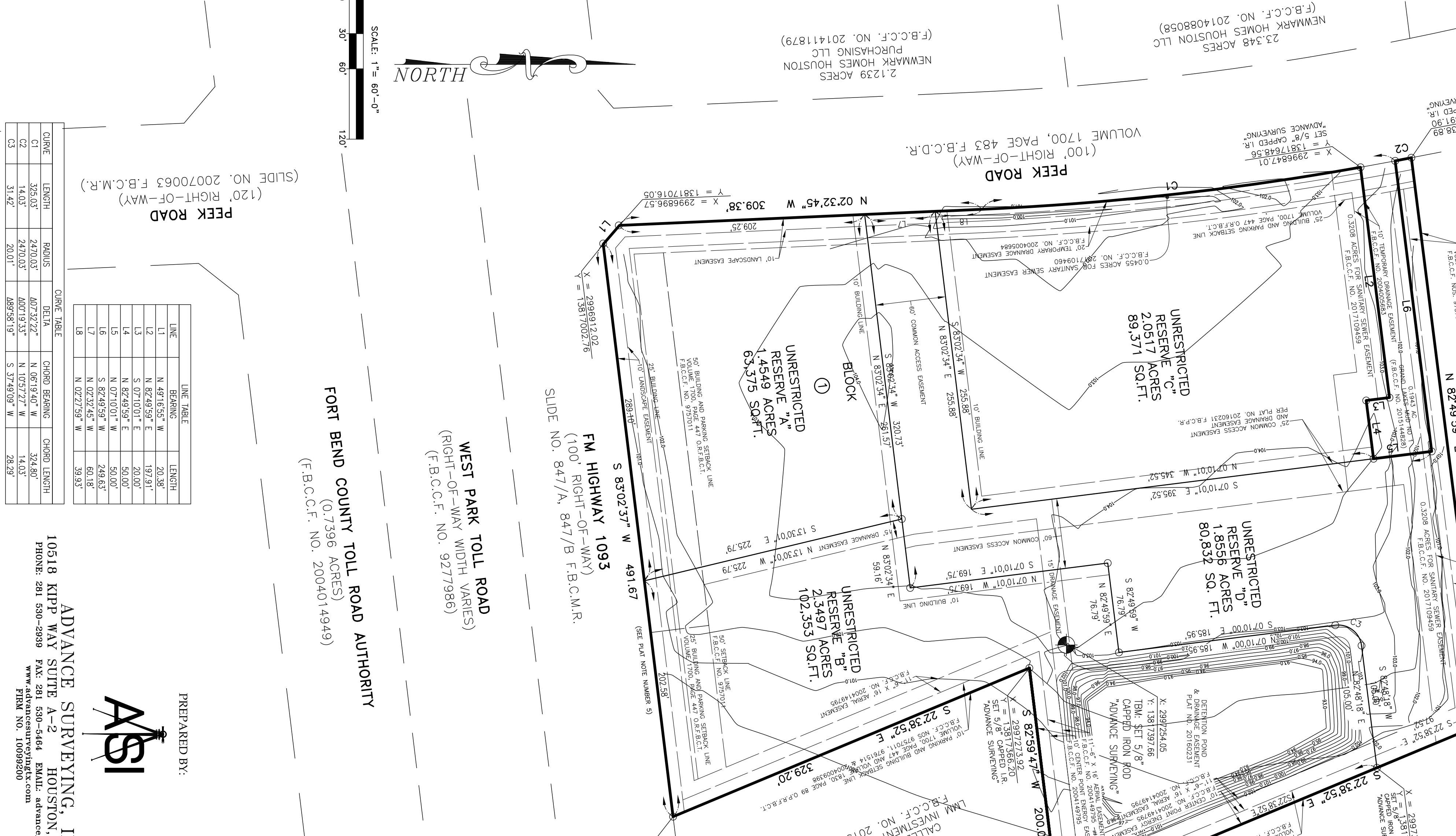
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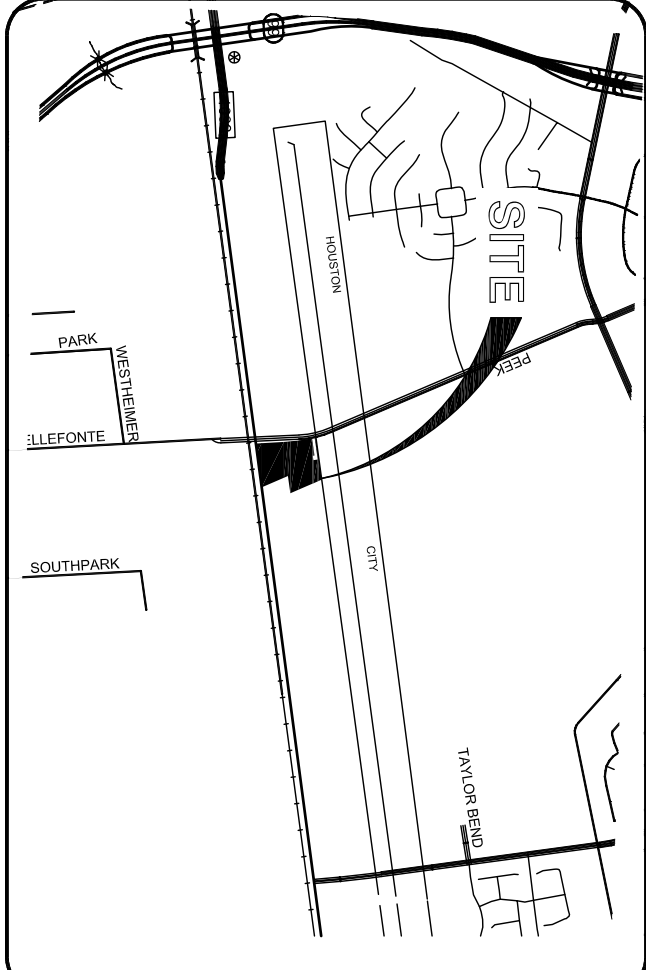
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76.1 AC  
UNITED STATES OF AMERICA CIVIL ACTION NO. 691  
(F.B.C.C.F. NO. 2011100708)  
GRAND LAKES WOOD ACTION NO. 01  
BOUNDARY  
NEWARK HOMES HOUSTON PURCHASING, LLC  
2.1239 ACRES  
PEEK ROAD (100' RIGHT-OF-WAY) F.B.C.C.F. NO. 201411879)



LEGEND: AC - ACRES, B.L. - BUILDING LINE, F.C.C.F. - FORT BEND COUNTY CLERK'S FILE, F.B.C.C.F. - FORT BEND COUNTY MAP RECORDS, H&P - HOUSTON LIGHTING & POWER, VOL. - VOLUME, P.G. - PAGE, R.O.W. - RIGHT-OF-WAY, SQ. FT. - SQUARE FEET



I, STACY SWANISKI, P.E., FORT BEND COUNTY ENGINEER, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLES WITH ALL THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE BOARD OF ENGINEERS AND SURVEYORS OF FORT BEND COUNTY, TEXAS, AND THAT THE EFFECT OF DRAINAGE FROM THIS SUBDIVISION ON THE INTERFERING DRAINAGE ARTERIAL OR PARALLEL STREAM OR ANY OTHER AREA OR SUBDIVISION WITHIN THE WATERSHED.

APPROVED BY THE COMMISSIONERS COURT OF FORT BEND COUNTY, TEXAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
BY: VINCENT M. WORLES, JR., COMMISSIONER, PRECINCT 1  
BY: GRAY PRESTAGE, COMMISSIONER, PRECINCT 2  
BY: W.A. ANDY WATERS, COMMISSIONER, PRECINCT 3  
BY: KEN R. DUMBERMAN, COMMISSIONER, PRECINCT 4  
BY: LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATION OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021 A.D., AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. IN PLAT NO. \_\_\_\_\_ OF THE PLAT RECORDS OF SAID COUNTY.  
WITNESSE MY HAND AND SEAL OF OFFICE, AT RICHMOND, TEXAS, THE DAY AND DATE LAST ABOVE WRITTEN.  
LAURA RICHARD, COUNTY CLERK OF THE COUNTY OF FORT BEND COUNTY, TEXAS

PEEK ENTREPRENEURS REPLAT NO 1  
A SUBDIVISION OF 77119 ACRES OR 335,933 SQ. FT. OF LAND BEING A REPLAT OF RESERVES "A", "B" AND "C", IN BLOCK 1, PEKX ENTREPRENEURS AS RECORDED UNDER PLAT NO. 20160231 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.  
REASON FOR REPLAT  
TO CREATE FOUR(4) UNRESTRICTED RESERVES AND 1 BLOCK  
SCALE: 1"= 60' DATE: FEBRUARY, 2021  
OWNER: DAD ENTREPRENEURS, LLC,  
PEKX ENTREPRENEURS, LLC,  
10701 WEST BELLFORT, STE. 115  
HOUSTON, TEXAS 77099  
(832) 672-6887  
PREPARED BY:  
ADVANCE SURVEYING, INC.,  
10518 KIPP WAY SUITE A-2 HOUSTON, TEXAS 77099  
PHONE: 281 530-2809 FAX: 281 530-5164 EMAIL: advance\_survey@as123.com  
WWW.ADVANCESURVEYING.COM  
AS1  
JOB NO. 0810026-1943