

PLAT RECORDING SHEET

PLAT NAME: Breaktime Caldwell Complex A Final Plat

PLAT NO: _____

ACREAGE: 2.00

LEAGUE: William Hall Survey

ABSTRACT NUMBER: A-31

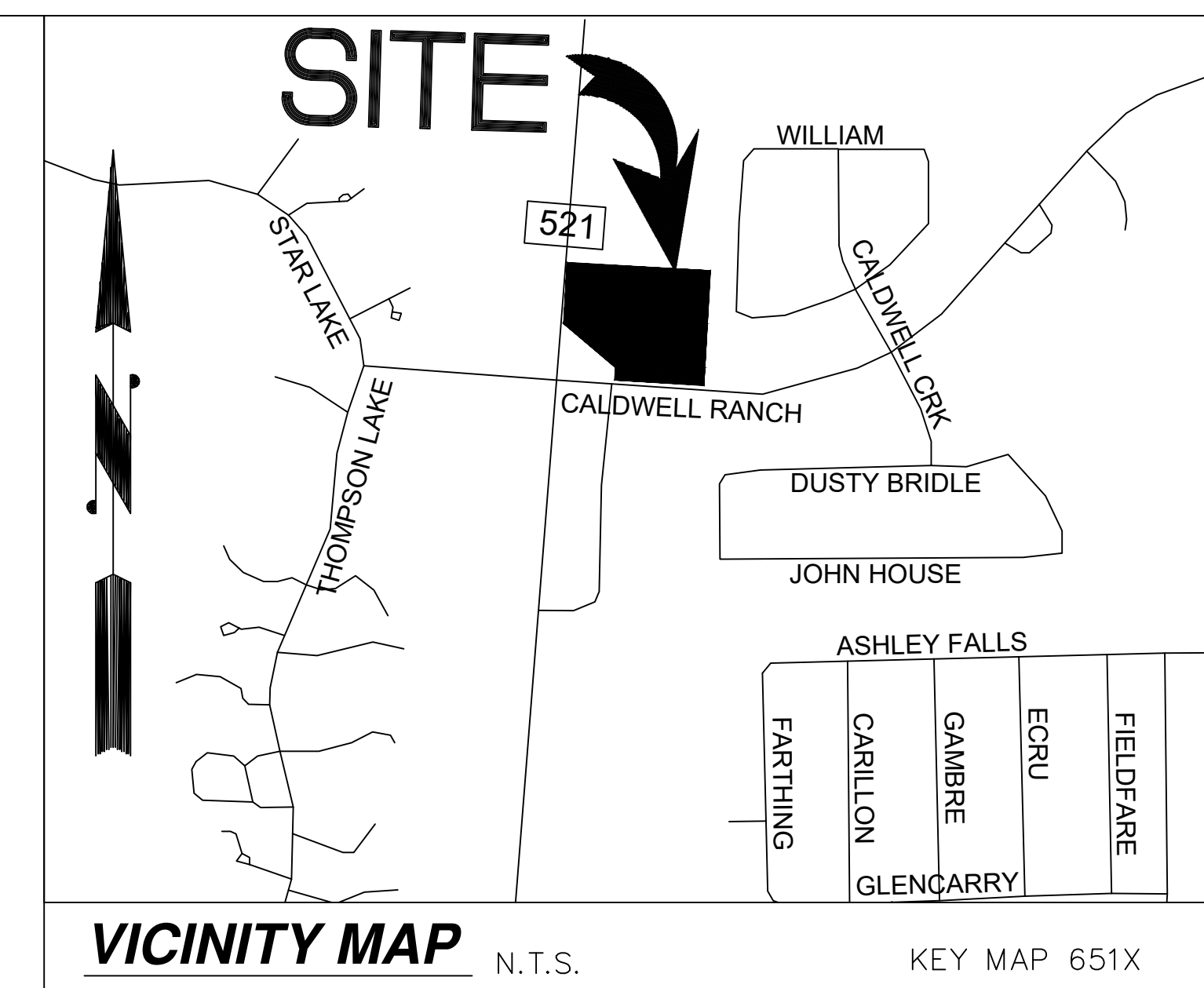
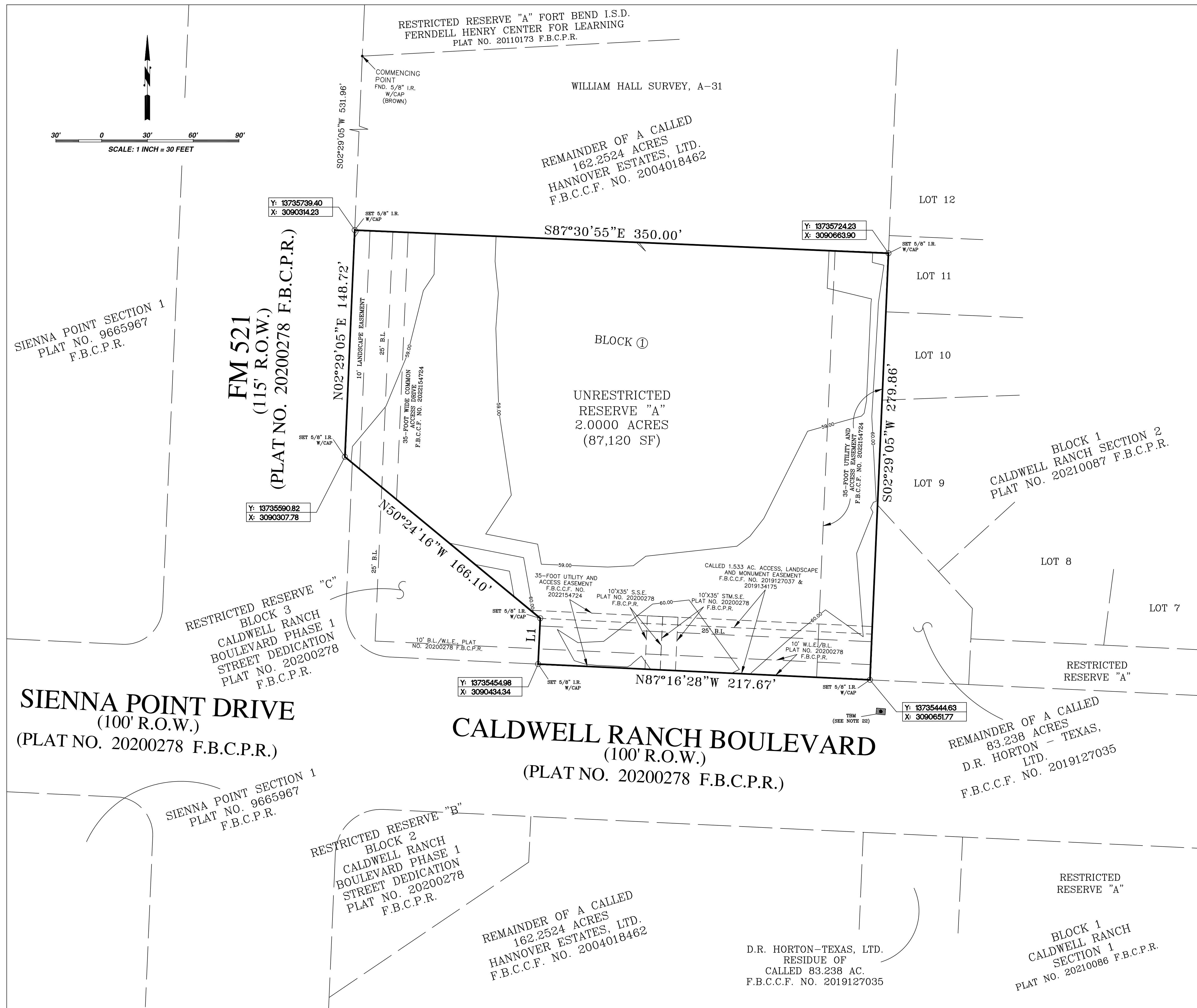
NUMBER OF BLOCKS: 1

NUMBER OF LOTS: 0

NUMBER OF RESERVES: 1

OWNERS: FM Developer LLC

(DEPUTY CLERK)



- ### LEGEND

1. "B.L." INDICATES BUILDING LINE
2. "M.R.F.C." INDICATES MAP RECORDS OF FORT BEND COUNTY
3. "F.B.C.C.F." INDICATES FORT BEND COUNTY CLERK'S FILE
4. "F.B.C.D.R." INDICATES FORT BEND COUNTY DEED RECORDS
5. "P.N." INDICATES PLAT NUMBER OF FORT BEND COUNTY MAP RECORDS
6. "R.O.W." INDICATES RIGHT-OF-WAY
7. "ESMT." INDICATES EASEMENT
8. "(XXX / XXX)" INDICATES RECORDED VOLUME/PAGE
9. "O" INDICATES IRON ROD SET
10. "●" INDICATES IRON ROD FOUND
11. "F.B.C.P.R." INDICATES FORT BEND COUNTY PLAT RECORDS
12. "D.E." INDICATES DRAINAGE EASEMENT

BREAKTIME CALDWELL COMPLEX A FINAL PLAT

A SUBDIVISION BEING A 2.00 ACRES SITUATED IN THE WILLIAM
HALL SURVEY, A-31, FORT BEND COUNTY, TEXAS AND
BEING A PORTION OF THAT CERTAIN CALLED 162.2524 ACRE
TRACT RECORDED UNDER FORT BEND COUNTY CLERK'S FILE NO.
2004018462 OF THE OFFICIAL RECORDS OF REAL PROPERTY, FORT
BEND COUNTY, TEXAS

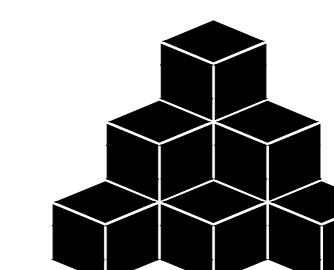
1 RESERVE 1 BLOCK 0 LOTS

JUNE 11, 2024

JOB NO. 23032.00

OWNER:

FM DEVELOPER LLC
1470 FIRST COLONY BLVD SUITE 100
SUGAR LAND, TEXAS 77479
TEL. 281-565-4603



The
INTERFIELD GROUP
engineering | architecture

401 STUDEWOOD, SUITE 300 TEL. (713) 780-0909
HOUSTON, TEXAS 77007 TX. REG. NO. F-5611
WWW.INTERFIELD.NET

STATE OF TEXAS
COUNTY OF FORT BEND

WE, FM DEVELOPER LLC, ACTING BY AND THROUGH, NOORUDDIN KHAWJA, ITS MANAGING MEMBER, HEREINAFTER REFERRED TO AS OWNERS OF THE 2.58-ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF BREAKTIME CALDWELL COMPLEX A FINAL PLAT, 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") PERMETER GROUND EASEMENTS OR SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERMETER 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 (I.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 (I.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

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, CREEKS, 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 AND ALL TIMES FOR THE PURPOSES OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, I (OR 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 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, FM DEVELOPER LLC HAS CAUSED THESE PRESENTS TO BE SIGNED BY NOORUDDIN KHAWJA, ITS MANAGING MEMBER, HEREUNTO AUTHORIZED, THIS _____DAY OF _____, 2024.

FM DEVELOPER LLC

BY: _____
NOORUDDIN KHAWJA, MANAGING MEMBER

STATE OF TEXAS
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED NOORUDDIN KHAWJA, 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 STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 2024.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

PRINT NAME: _____
MY COMMISSION EXPIRES: _____

WE, SIMMONS BANK, OWNER AND HOLDER OF A LIEN AGAINST THE PROPERTY DESCRIBED IN THE PLAT KNOWN AS BREAKTIME CALDWELL COMPLEX A FINAL PLAT, SAID LIEN BEING EVIDENCED BY INSTRUMENT OF RECORD IN THE CLERK'S FILE NO. 2022154723 OF THE O.P.R.O.R.P. OF FORT BEND COUNTY, TEXAS, DO HEREBY IN ALL THINGS SUBORDINATE OUR INTEREST IN SAID PROPERTY TO THE PURPOSES AND EFFECTS OF SAID PLAT AND THE DEDICATIONS AND RESTRICTIONS SHOWN HEREIN TO SAID SUBDIVISION PLAT AND WE HEREBY CONFIRM THAT WE ARE THE PRESENT OWNER OF SAID LIEN AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.

BY: _____

NAME: _____

TITLE: _____

STATE OF TEXAS
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 2024.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

PRINT NAME: _____

MY COMMISSION EXPIRES: _____

I, MICHAEL A. ZUMSTEG, 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.

MICHAEL A. ZUMSTEG
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 5127

ENGINEER'S PLAT AFFIDAVIT

I, M.F. QADDUMI, 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.

M.F. QADDUMI, P.E.
TEXAS REGISTRATION NO. 39619

CITY OF ALVIN APPROVAL

GABE ADAME, MAYOR

DIXIE ROBERTS, CITY SECRETARY

MICHELLE H. SEGOVIA, P.E., CFM, CITY ENGINEER

METES AND BOUNDS

COMMENCING AT A 5/8 INCH IRON ROD WITH CAP FOUND IN THE EAST RIGHT-OF-WAY LINE OF F.M. 521 (CALLED 115' WIDE R.O.W.) FOR THE SOUTHWEST CORNER OF RESERVE "A", FORT BEND ISD FERDELL HENRY CENTER FOR LEARNING, AS RECORDED IN PLAT NO. 20110173 OF THE FORT BEND COUNTY PLAT RECORDS (F.B.C.P.R.);

THENCE, SOUTH 02°29'05" WEST, ALONG THE EAST RIGHT-OF-WAY LINE OF F.M. 521, A DISTANCE OF 531.98 FEET TO A 5/8" IRON ROD WITH CAP SET FOR THE NORTHWEST CORNER AND POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 87°30'55" EAST, A DISTANCE OF 350.00 FEET TO A 5/8 INCH IRON ROD WITH CAP SET IN THE WEST LINE OF LOT 11, BLOCK 1 OF CALDWELL RANCH SECTION 2, AS RECORDED IN PLAT NO. 20210087 F.B.C.P.R. FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 02°29'05" WEST, ALONG THE WEST LINE OF SAID BLOCK 1 OF CALDWELL RANCH SECTION 2, A DISTANCE OF 279.86 FEET TO A 5/8 INCH IRON ROD WITH CAP SET IN THE NORTH RIGHT-OF-WAY LINE OF CALDWELL RANCH BLVD., AS RECORDED IN PLAT NO. 20200278 F.B.C.P.R. FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 87°16'28" WEST, ALONG THE NORTH RIGHT-OF-WAY LINE OF CALDWELL RANCH BLVD., A DISTANCE OF 217.67 TO A 5/8 INCH IRON ROD WITH CAP SET FOR THE SOUTHEAST CORNER OF RESTRICTED RESERVE "C", BLOCK 3 OF CALDWELL RANCH BLVD., PH. 1, STREET DED., AS RECORDED IN PLAT NO. 20200278 F.B.C.P.R., SAID IRON ROD ALSO MARKS THE SOUTHERLY MOST SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 02°43'32" EAST, ALONG THE WEST LINE OF SAID RESERVE "C" A DISTANCE OF 30.00 TO A 5/8 INCH IRON ROD WITH CAP SET FOR AN ANGLE POINT;

THENCE, NORTH 50°24'16" WEST, ALONG THE NORTHEAST LINE OF SAID RESERVE "C" A DISTANCE OF 166.10 TO A 5/8 INCH IRON ROD WITH CAP SET IN THE EAST RIGHT-OF-WAY LINE OF SAID F.M. 521 FOR THE NORTHWEST CORNER OF SAID RESTRICTED RESERVE "C", BLOCK 3 OF CALDWELL RANCH BLVD., PH. 1, STREET DED., FOR THE WESTERLY MOST SOUTHWEST CORNER OR THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 02°29'05" EAST, ALONG THE EAST RIGHT-OF-WAY LINE OF F.M. 521, A DISTANCE OF 148.72 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.0000 ACRES (87,120 SQUARE FEET) OF LAND, MORE OR LESS.

PLAT NOTES:

- 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 lots 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.
- THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 61.90' FEET ABOVE MEAN SEA LEVEL (NAVD 88 DATUM). IN ADDITION, NO TOP OF SLAB ELEVATION SHALL BE LESS THAN 24 INCHES ABOVE THE LOWEST TOP OF CURB ADJACENT TO THE LOT IN WHICH IT LIES. IN THE ABSENCE OF A CURB, THE TOP OF SLAB ELEVATION SHALL BE NO LESS THAN 24 INCHES ABOVE THE HIGHEST NATURAL GROUND ALONG THE PERIMETER OF THE BUILDING FOUNDATION AND 12 INCHES ABOVE ANY DOWN GRADIENT ROADWAY OR DRAINAGE RESTRAIN, WHICHEVER IS HIGHER.
- THIS PROPERTY LIES IN UNSHADED ZONE "X" AS PER FLOOD INSURANCE RATE MAPS, COMMUNITY PANEL NO. 48157C0455L, EFFECTIVE DATE APRIL 2, 2014.
- THIS PLAT LIES WITHIN FORT BEND COUNTY LIGHTING ORDINANCE ZONE NO. L22.
- BASED ON THE CRITERIA LISTED ABOVE, THE MINIMUM SLAB ELEVATION SHALL BE 61.90' (NAVD88) ABOVE MEAN SEA LEVEL. IN ADDITION, NO SLAB SHALL NO LESS THAN 1.0' ABOVE ANY DOWN GRADIENT ROADWAY, DRAINAGE RESTRAINT, MAXIMUM PONDING OR SHEET FLOW ELEVATION, AND NO LESS THAN 2.0' ABOVE ANY ON-SITE DETENTION POND 100-YEAR WATER SURFACE ELEVATION AS CALCULATED WITHIN FUTURE SITE DESIGNS.
- 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 TO BE KEPT CLEAR OF FENCES, BUILDINGS, VEGETATION AND OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY.
- ALL PROPERTY TO DRAIN INTO THE DRAINAGE EASEMENT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE. OWNER SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE PRIVATE ON-SITE DETENTION FACILITY AND DRAINAGE STRUCTURES WITHIN UNRESTRICTED RESERVE "A".
- THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE., 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALE 0.9998963.
- SIDEWALKS SHALL BE BUILT OR CAUSED TO BE BUILT NOT LESS THAN FIVE FEET (5') IN WIDTH ON BOTH SIDES 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 "THE AMERICANS WITH DISABILITIES ACT."
- SITE PLANS SHALL BE SUBMITTED TO FORT BEND COUNTY AND ANY OTHER APPLICABLE JURISDICTION FOR REVIEW AND APPROVAL TO OBTAIN A DEVELOPMENT PERMIT, DEVELOPMENT PERMITS AND ALL OTHER APPLICABLE PERMITS SHALL BE OBTAINED FROM FORT BEND COUNTY PRIOR TO BEGINNING CONSTRUCTION.
- THIS PLAT LIES WHOLLY WITHIN BRAZORIA-FORT BEND MUD 3, FORT BEND ISD, FB ESD 7, FORT BEND COUNTY SUBSIDENCE DISTRICT, FORT BEND COUNTY DRAINAGE DISTRICT, THE ETJ OF THE CITY OF ALVIN AND FORT BEND COUNTY.
- THIS PLAT WAS PREPARED FROM INFORMATION FURNISHED BY TITLE HOUSTON HOLDINGS, DATED MARCH 5, 2024, EFFECTIVE DATE MAY 31, 2023. THE SURVEYOR HAS NOT ABSTRACTED THE ABOVE PROPERTY CITY PLANNING LETTER: GF 7910-23-2634.
- THERE ARE NO VISIBLE PIPELINES WITHIN THIS PLAT.
- NO BUILDING PERMITS MUST BE CONSTRUCTED AS PART OF ISSUANCE OF A BUILDING PERMIT FOR EACH TRACT.
- NO BUILDING PERMITS WILL BE ISSUED UNTIL ALL STORM DRAINAGE IMPROVEMENTS, WHICH MAY INCLUDE DETENTION, HAVE BEEN CONSTRUCTED.
- BENCHMARK: NOS REFERENCE MARK NO. AWS686 IS A NOS FLANGE-ENCASED ROD, STAINLESS STEEL ROD IN SLEEVE, STAMPED JCS5D 74 1986, STATION LOCATED ABOUT 10.0 MILE SOUTH-SOUTHWEST OF PEARLAND, 4.5 MILE WEST OF MANVEL, 3.5 MILE EAST OF ARCOLA AND ON PROPERTY OF THE SACRED HEART OF JESUS CATHOLIC CHURCH, LOCATED 741' NORTH OF THE CENTER OF COUNTY ROAD 37, 43.3 FEET WEST OF ENTRANCE DRIVE TO CHURCH AND 12.6 FEET NORTHEAST OF THE NORTHEAST CORNER OF A BRICK CHURCH SIGN. ELEVATION = 55.7 FEET NAVD 1988.
- TBM - " □ " IN TOP OF CURB "C" INL ±22 SOUTH OF S.E. CORNER, ELEV. = 59.30, NAVD 88.
- REASON FOR REPLAT: TO CREATE ONE (1) RESERVE AND TO REMOVE 1 RESERVE FOR PROPOSED C-STORE/ GAS STATION.

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 _____, 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.

COUNTY CLERK FORT BEND COUNTY, TEXAS

BY: _____
DEPUTY

I, J. STACY SLAWINSKI, 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 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.

J. STACY SLAWINSKI, PE
FORT BEND COUNTY ENGINEER

VINCENT M. MORALES JR.
PRECINCT 1, COUNTY COMMISSIONER

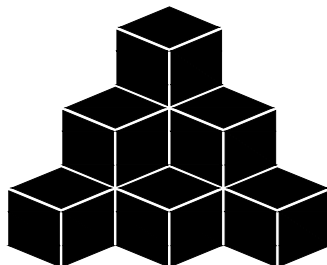
GRADY PRESTAGE
PRECINCT 2, COUNTY COMMISSIONER

W.A. (ANDY) MEYERS
PRECINCT 3, COUNTY COMMISSIONER

DEXTER L MCCOY
PRECINCT 4, COUNTY COMMISSIONER

KP GEORGE
COUNTY JUDGE

SURVEYOR:
CENTURY ENGINEERING, INC.
3030 S. GESSNER SUITE 100
HOUSTON, TX 77063
FAX: 713-780-7662
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