

REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

On this 24 day of APRIL, 2012, before the Fort Bend Commissioners Court came on to be heard and reviewed the accompanying notice of LAKESIDE VILLAS APARTMENTS, L.P.

Job Location SPRING GREEN BOULEVARD

Dated 04/16/12 BOND NO. 5136921 Permit No. 84129

to make use of certain Fort Bend County property subject to, "A Revised Order Regulating the Laying, Construction, Maintenance, and Repair of Buried Cables, Conduits, and Pole Lines, In, Under, Across or Along Roads, Streets, Highways, and Drainage Ditches in Fort Bend County, Texas, Under the Jurisdiction of the Commissioners Court of Fort Bend County, Texas," as passed by the Commissioners Court of Fort Bend County, Texas, date the 3rd day of August, 1987, recorded in Volume _____ of the Minutes of the Commissioners Court of Fort Bend County, Texas, to the extent that such order is not inconsistent with Article 1436a, Vernon's Texas Civil Statutes. Upon Motion of Commissioner Weyers, seconded by Commissioner PATTERSON, duly put and carried, it is ORDERED, ADJUGED AND DECREED that said notice of said above purpose is hereby acknowledged by the Commissioners Court of Fort Bend County, Texas, and that said notice be placed on record according to the regulation order thereof.

Notes:

1. Evidence of review by the Commissioners Court must be kept on the job site and failure to do so constitutes grounds for job shutdown.
2. Written notices are required:
 - a. 48 hours in advance of construction start up, and
 - b. When construction is completed and ready for final inspection

Mail notices to: Permit Administrator
Fort Bend County Engineering
P.O. Box 1449
Rosenberg, Texas 77471
281-633-7500

3. This permit expires one (1) year from date of permit if construction has not commenced.

By [Signature]
County Engineer

By [Signature]
Drainage District Engineer/Manager

Presented to Commissioners Court and approved.

Recorded in Volume 4-24-12 Minutes of Commissioners Court.

Clerk of Commissioners Court
By [Signature]
Deputy

**PERFORMANCE BOND COVERING ALL CABLE, CONDUIT AND/OR POLE LINE
ACTIVITY IN, UNDER, ACROSS OR ALONG FORT BEND COUNTY ROADS
AUTHORIZED**

BOND NO 5136921
THE STATE OF TEXAS §
COUNTY OF FORT BEND §

KNOW ALL MEN BY THESE PRESENTS:

THAT WE, Lakeside Villas Contractors, L.L.C. whose address is 1500 N Post Oak Rd # 190 Houston, TX 77055, Texas, hereinafter called the Principal, and SureTec Insurance Company, a Corporation existing under and by virtue of the laws of the State of Texas and authorized to do an indemnifying business in the State of Texas, and whose principal office is located at 1330 Post Oak Blvd., Suite 1100 Houston, TX 77056, whose officer residing in the State of Texas, authorized to accept service in all suits and actions brought within said State is Steven D. Nelson and whose address is 9737 Great Hills Trail, Suite 320, Austin, TX 78759, hereinafter called the Surety, are held and firmly bound unto, Robert E. Hebert, County Judge of Fort Bend County, Texas, or his successors in office, in the full sum of Seven Thousand Dollars (\$ 7,000.00) current, lawful money of the United States of America, to be paid to said Robert E. Hebert, County Judge of Fort Bend County, Texas, or his successors in office, to which payment well and truly to be made and done, we, the undersigned, bind ourselves and each of us, our heirs, executors, administrators, successors, assigns, and legal representatives, jointly and severally, by these presents.

THE CONDITION OF THIS BOND IS SUCH THAT, WHEREAS, the above bounden principal contemplates laying, constructing, maintaining and/or repairing one or more cables, conduits, and/or pole lines in, under, across and/or along roads, streets and highways in the County of Fort Bend, and the State of Texas, under the jurisdiction of the Commissioners' Court of Fort Bend County, Texas, pursuant to the Commissioners' Court order adopted on the 1st day of December, A.D. 1980, recorded in Volume 13, of the Commissioners' Court Minutes of Fort Bend County, Texas, regulating same, which Commissioners' Court order is hereby referred to and made a part hereof for all purposes as though fully set out herein.

AND WHEREAS, the principal desires to provide Fort Bend County with a performance bond covering all such cable, conduit and/or pole line activity;

NOW, THEREFORE, if the above bounden principal shall faithfully perform all its cable, conduit and/or pole line activity (including, but not limited to the laying, construction, maintenance and/or repair of cables, conduits and/or pole lines) in, under, across and/or along roads, streets and highways in the County of Fort Bend and State of Texas, under the jurisdiction of the Commissioners Court of Fort Bend County, Texas, pursuant to and in accordance with minimum requirements and conditions of the above mentioned Commissioners' Court order set forth and specified to be by said principal done and performed, at the time and in the manner therein specified, and shall pay over and make good and reimburse Fort Bend County, all loss and damages which Fort Bend County may sustain by reason of any failure or default on the part of said principal, then this obligation shall be null and void otherwise to remain in full force and effect.

This bond is payable at the County Courthouse in the County of Fort Bend and State of Texas.

It is understood that at any time Fort Bend County deems itself insecure under this bond, it may require further and/or additional bonds of the principal.

EXECUTED this 12th day of April, 2012.

Lakeside Villas Contractors, L.L.C.

PRINCIPAL

BY

SureTec Insurance Company

SURETY

BY

Jeremy S. Truitt, Attorney in Fact

SureTec Insurance Company
THIS BOND RIDER CONTAINS IMPORTANT COVERAGE INFORMATION

Statutory Complaint Notice

To obtain information or make a complaint: You may call the Surety's toll free telephone number for information or to make a complaint at: 1-866-732-0099. You may also write to the Surety at:

SureTec Insurance Company
9737 Great Hills Trail, Suite 320
Austin, Tx 78759

You may contact the Texas Department of Insurance to obtain information on companies, coverage, rights or complaints at 1-800-252-3439. You may write the Texas Department of Insurance at:

PO Box 149104
Austin, TX 78714-9104
Fax#: 512-475-1771
Web: <http://www.tdi.state.tx.us>
Email: ConsumerProtection@tdi.state.tx.us

PREMIUM OR CLAIM DISPUTES: Should you have a dispute concerning your premium or about a claim, you should contact the Surety first. If the dispute is not resolved, you may contact the Texas Department of Insurance.

Terrorism Risks Exclusion

The Bond to which this Rider is attached does not provide coverage for, and the surety shall not be liable for, losses caused by acts of terrorism, riot, civil insurrection, or acts of war.

SureTec Insurance Company

LIMITED POWER OF ATTORNEY

Know All Men by These Presents, That SURETEC INSURANCE COMPANY (the "Company"), a corporation duly organized and existing under the laws of the State of Texas, and having its principal office in Houston, Harris County, Texas, does by these presents make, constitute and appoint

Jeremy S. Truitt

its true and lawful Attorney-in-fact, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver any and all bonds, recognizances, undertakings or other instruments or contracts of suretyship to include waivers to the conditions of contracts and consents of surety for:

Principal: Lakeside Villas Contractors, L.L.C.

Obligee: Fort Bend County Judge

Amount: \$ 7,000.00

and to bind the Company thereby as fully and to the same extent as if such bond were signed by the President, sealed with the corporate seal of the Company and duly attested by its Secretary, hereby ratifying and confirming all that the said Attorney-in-Fact may do in the premises. Said appointment is made under and by authority of the following resolutions of the Board of Directors of the SureTec Insurance Company:

Be it Resolved, that the President, any Vice-President, any Assistant Vice-President, any Secretary or any Assistant Secretary shall be and is hereby vested with full power and authority to appoint any one or more suitable persons as Attorney(s)-in-Fact to represent and act for and on behalf of the Company subject to the following provisions:

Attorney-in-Fact may be given full power and authority for and in the name of and of behalf of the Company, to execute, acknowledge and deliver, any and all bonds, recognizances, contracts, agreements or indemnity and other conditional or obligatory undertakings and any and all notices and documents canceling or terminating the Company's liability thereunder, and any such instruments so executed by any such Attorney-in-Fact shall be binding upon the Company as if signed by the President and sealed and effected by the Corporate Secretary.

Be it Resolved, that the signature of any authorized officer and seal of the Company heretofore or hereafter affixed to any power of attorney or any certificate relating thereto by facsimile, and any power of attorney or certificate bearing facsimile signature or facsimile seal shall be valid and binding upon the Company with respect to any bond or undertaking to which it is attached. (Adopted at a meeting held on 20th of April, 1999.)

In Witness Whereof, SURETEC INSURANCE COMPANY has caused these presents to be signed by its President, and its corporate seal to be hereto affixed this 3rd day of September, A.D. 2010.

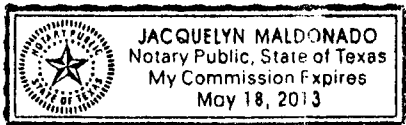
SURETEC INSURANCE COMPANY


By: 
John Knox Jr., President



State of Texas ss:
County of Harris

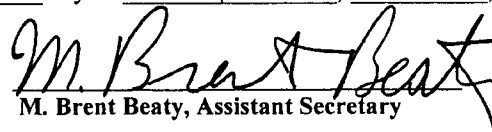
On this 3rd day of September, A.D. 2010 before me personally came John Knox Jr., to me known, who, being by me duly sworn, did depose and say, that he resides in Houston, Texas, that he is President of SURETEC INSURANCE COMPANY, the company described in and which executed the above instrument; that he knows the seal of said Company; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said Company; and that he signed his name thereto by like order.




Jacquelyn Maldonado, Notary Public
My commission expires May 18, 2013

I, M. Brent Beaty, Assistant Secretary of SURETEC INSURANCE COMPANY, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney, executed by said Company, which is still in full force and effect; and furthermore, the resolutions of the Board of Directors, set out in the Power of Attorney are in full force and effect.

Given under my hand and the seal of said Company at Houston, Texas this 12th day of April, 2012, A.D.


M. Brent Beaty, Assistant Secretary

Any instrument issued in excess of the penalty stated above is totally void and without any validity.
For verification of the authority of this power you may call (713) 812-0800 any business day between 8:00 am and 5:00 pm CST.

COUNTY OF FORT BEND

Engineering Department

P.O. BOX 1449
Rosenberg, Texas 77471-1449

Johnny Ortega
Permit Administrator

1124 Blume Road
Phone: (281) 341-7500

PERMIT APPLICATION REVIEW FORM FOR CABLE, CONDUIT, AND POLE LINE ACTIVITY IN FORT BEND COUNTY

PERMIT NO. 084129

The following "Notice of Proposed Cable, Conduit, and/or Pole Line activity in Fort Bend County" and accompanying attachments have been reviewed and the notice conforms to appropriate regulations set by Commissioner's Court of Fort Bend County, Texas.

- (1) Complete Application Form.
- a. Name of road, street, and/or drainage ditch affected.
 - b. Vicinity map showing course of direction.
 - c. Plans and specifications.

- (2) Bond:
- District Attorney, approval when applicable.
 - Perpetual bond currently posted.
No. _____
Amount _____
 - Performance bond submitted.
No. 5136921
Amount \$7,000.00
 - Cashier's Check.
No. _____
Amount _____

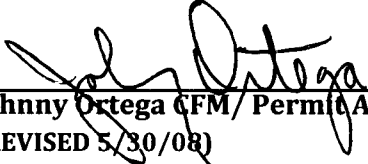
- (3) Verbal permission given for emergencies, to start construction before approved in Commissioner's Court.

Precinct Engineer Acknowledgment Date _____

Precinct Commissioner Acknowledgment Date _____

- (4) _____
Drainage District Approval when applicable

We have reviewed this project and agree it meets minimum requirements.



Johnny Ortega CFM/ Permit Administrator
(REVISED 5/30/08)

04/16/2012

Date

**FORT BEND COUNTY ENGINEERING
 PERMIT DEPARTMENT
 CONSTRUCTION OF DRIVEWAYS AND CULVERTS ON COUNTY EASEMENTS AND RIGHT OF WAYS
 COMMERCIAL PIPE PERMIT APPLICATION
 P.O. BOX 1449 • 1124 BLUME ROAD
 ROSENBERG, TX 77471
 (Phone) 281-633-7502 or 7503 • (Fax) 281-342-7366**

APPLICANT INFORMATION

Application No. 84129
 (County Use Only)

Applicant Name LAKESIDE VILLAS APARTMENTS, L.P.
 Applicant Mailing Address 1500 NORTH POST OAK RD., SUITE 190
 City HOUSTON State TEXAS Zip 77055
 Work Phone 713.334.5808 Daytime Phone 713.875.3573 (JARED JANSEN)
 Property Owner's Name LAKESIDE VILLAS APARTMENTS LP Phone 713.334.5808
 Property Owner's Mailing Address 1500 NORTH POST OAK RD., SUITE 190
 City HOUSTON State TEXAS Zip 77055

LOCATION OF PROPERTY

Subdivision _____ Sec _____ Lot _____ Blk _____
 Physical Address 10441 SPRING GREEN BLVD., KATY, TEXAS 77494

(ATTACH A SITE MAP)

SITE USE

Driveway Curb & Gutter Section Driveway - Open Ditch Section _____
 Culvert Only _____

DRIVEWAY REQUIREMENTS

Length 20' minimum and 40' maximum Number of drives 4
 (See - Fort Bend County Procedures to be followed for Commercial Driveway, and Median Openings or Modifications)
 Available on website www.co-fort-bend.tx.us

Does project comply with Fort Bend County Lighting Regulation Yes () No ()
 (See- Fort Bend County Outdoor Lighting Regulation on website www.co.fort-bend.tx.us)

- By signing and submitting this permit application, I am stating that I am the owner of this property and I am aware of and agree to abide by the Fort Bend County Regulations of Subdivisions and I am aware of Section 2, Item F in the Permits for the Construction of Driveways & Culverts on County Easements and Right of Ways in Fort Bend County, and am responsible to obtain all other required permits associated with the above mentioned property. Driveway and Pipe Permits shall provide that construction pursuant to the permit will be commenced within six months and be completed within nine months from the date of the permit and that fees collected for said permits shall not be refundable or transferable. I further understand the permit fee, in the form of CASH or PERSONAL CHECK or COMPANY CHECK or a CASHIERS CHECK or MONEY ORDER payable to FORT BEND COUNTY, must be attached.
- The undersigned applicant, agent or attorney hereby certifies to Commissioners' Court to be strictly bound to Commissioners' Court to construct the driveway and/or culvert in strict conformity with the plans, specifications, terms, provisions and conditions of the permit and any other written material incorporated by reference in this application.
- Other permits may be required for development. Please contact the Fort Bend County Road & Bridge Department for pipe sizing or the Fort Bend County Health Department for information on On-Site Sewage Facility permits prior to planning construction.
- Failure to possess or obtain required permits will result in legal action against the property owner as allowed by law.

04-12-2012

Signature of Applicant J. STEVE FORD Date _____
 LAKESIDE VILLAS APARTMENTS, L.P.
 Printed Name _____

To see all the details that are visible on the screen, use the "Print" link next to the map.



Metes and Bounds Description
7.962 Acres (346,825 Square Feet)
I. & G.N.R.R. Co., Survey, A-364
S.M. Williams Survey, A-463
Fort Bend County, Texas

Being 7.962 acres (346,825 square feet) of land located in the I. & G.N.R.R. Co., Survey, A-364 and S.M. Williams Survey A-463, Fort Bend County, Texas and being a portion of a called 319.75-acre tract described in deed to Terrabrook Cinco Ranch Southwest, L.P. recorded under File Number 2002071380 of the Fort Bend County Official Records (F.B.C.O.R.) and a portion of a called 108.997-acre tract described in deed to Terrabrook Cinco Ranch Southwest, L.P. recorded under File Number 2002071041 of said F.B.C.O.R. and a portion of a called 90.03-acre tract described in deed to Terrabrook Cinco Ranch Southwest, L.P. recorded under File Number 2002089411 of said F.B.C.O.R.; said 7.962 acres being more particularly described by metes and bounds as follows, with all bearings referenced to the Texas Coordinate System of 1927, South Central Zone:

COMMENCING at a 5/8-inch iron rod with cap stamped "SURVCON INC." found for the southeasterly radial cut-back corner on the southerly right-of-way line of Cinco Ranch Boulevard (100' wide) as recorded under File Number 2006026479 of the Fort Bend County Plat Records (F.B.C.P.R.) and the westerly right-of-way line of Spring Green Boulevard (120' wide) as recorded under File Number 2006026484 of said F.B.C.P.R.;

THENCE, South 19°48'22" East, along said westerly right-of-way line a distance of 158.78 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the northeasterly corner of the herein described tract and for the POINT OF BEGINNING;

THENCE, South 19°48'22" East, continuing along said westerly right-of-way line a distance of 41.33 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the beginning of a tangent curve to the right;

THENCE, southeasterly 887.68 feet, continuing along said westerly right-of-way line and along arc of said curve to the right (Central Angle = 26°13'00"; Radius = 1,940.00 feet; Chord Bearing and Distance = South 06°41'52" East, 879.96 feet) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the southeasterly corner of the herein described tract and being on the northerly line of Cinco Southwest Lake as recorded under File Number 2005090359 of said F.B.C.O.R.;

THENCE, North 83°35'27" West, departing said westerly right-of-way line and along said northerly line, a distance of 94.08 feet to a 5/8-inch iron rod with plastic cap stamped "AECOM" set for an angle point;

THENCE, North 00°26'02" West, departing said northerly line, a distance of 15.01 feet to a 5/8-inch iron rod with plastic cap stamped "AECOM" set for an angle point;

THENCE, South 89°46'21" West, a distance of 8.00 feet to a 5/8-inch iron rod with plastic cap stamped "AECOM" set for an angle point;

THENCE, South 71°52'19" West, a distance of 17.50 feet to a 5/8-inch iron rod with plastic cap stamped "AECOM" set for an angle point;

THENCE, South 00°26'02" East, a distance of 6.76 feet to a 5/8-inch iron rod with plastic cap stamped "AECOM" set for an angle point and being on said northerly line of Cinco Southwest Lake;

THENCE, North 83°35'27" West, along said northerly line, a distance of 23.73 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the northwesterly corner of the herein described tract and the beginning of a tangent curve to the left;

THENCE, southwesterly 35.83 feet continuing along said northerly line and along arc of said curve to the left (Central Angle = 15°26'12"; Radius = 133.00 feet; Chord Bearing and Distance = South 88°41'32" West, 35.72 feet) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a point of a reverse curve;

THENCE, northwesterly 256.13 feet continuing along said northerly line and along arc of said curve to the right (Central Angle = 54°21'10"; Radius = 270.00 feet; Chord Bearing and Distance = North 71°50'59" West, 246.64 feet) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a point of a reverse curve;

THENCE, northwesterly 123.32 feet continuing along said northerly line and along arc of said curve to the left (Central Angle = 16°42'12"; Radius = 423.00 feet; Chord Bearing and Distance = North 53°01'30" West, 122.88 feet)) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a point of a reverse curve;

THENCE, northwesterly 21.94 feet continuing along said northerly line and along arc of said curve to the right (Central Angle = 125°41'12"; Radius = 10.00 feet; Chord Bearing and Distance = North 01°28'00" East, 17.80 feet)) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a point of a reverse curve;

THENCE, northeasterly 255.64 feet along the easterly line of said Cinco Southwest Lake and along arc of said curve to the left (Central Angle = 88°14'12"; Radius = 166.00 feet; Chord Bearing and Distance = North 20°11'30" East, 231.12 feet)) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a corner;

THENCE, North 24°37'56" West, continuing along said easterly line, a distance of 7.73 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the beginning of a tangent curve to the left;

THENCE, northwesterly 60.68 feet continuing along said easterly line and along arc of said curve to the left (Central Angle = 23°10'44"; Radius = 150.00 feet; Chord Bearing and Distance = North 36°55'38" West, 60.27 feet) to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for a point of tangency;

THENCE, North 49°51'42" West, continuing along said easterly line, a distance of 92.96 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for the for the northwesterly corner of the herein described tract;

THENCE, North 34°43'24" East, departing said easterly line, a distance of 250.98 feet to a 5/8-inch iron rod with plastic cap stamped "SURVCON INC." found for an angle point;

THENCE, North 55°47'04" East, a distance of 339.44 feet to the POINT OF EGINNING and containing within its bounds a computed area of 7.962 acres (346,825 square feet) of land.

Prepared by:
AECOM Technical Services, Inc.
5757 Woodway
Houston, Texas 77057
Ph. 713-780-4123
Job No. 60027123.01
July 22, 2011
Revised: January 31, 2012
Revised: February 07, 2012

J:\TCB-SUBDIVISIONS\CINCOAC-53.0 Refer Docs\7_962ac.doc