

Pinehurst of Atascocita

SECTION FIVE

BEING 68.942 ACRES OF LAND OUT OF THE
J. W. SINGLETON SURVEY A-701, HARRIS
COUNTY, TEXAS.

Scale: 1"=100'

196 LOTS

6 BLOCKS

October, 1976

OWNER

JOHNSON-LOGGINS, INC. WALLACE H. CLAYPOOL, VICE PRESIDENT

LAND PLANNER
BILL SWEITZER

SHANER, HICKS & CHERRY
Consulting Engineers
HOUSTON, TEXAS

STATE OF TEXAS:
COUNTY OF HARRIS:

We, Wallace H. Claypool and Sherrill B. Noble, Vice President and Assistant Secretary, being officers of JOHNSON-LOGGINS, INC., owner of the 68.501 acre tract described on the attached map or plat entitled PINEHURST OF ATASCOCITA, SECTION FIVE, located in the J. W. Singleton Survey, A-701, Harris County, Texas, do hereby make and establish said subdivision and development plan of said property according to all lines, dedications, restrictions and notations on said map 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, We do hereby dedicate for public utility purposes an unobstructed aerial easement five (5) feet in width from a place twenty (20) feet above the ground level upward, located adjacent to all public utility easements shown on the attached plat.

FURTHER, We do hereby declare that all parcels of land designated as lots on this plat are originally intended for the construction of 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 fifteen (15) feet wide on each side of the center line of any and all bayous, creeks, gullies, ravines, draws, sloughs, or other natural drainage courses located in said plat, as easements for drainage purposes, giving the City of Houston, Harris County, or any other governmental agency, the right to enter upon said easement at any and all times for the purpose of construction and maintenance drainage facilities and structures.

FURTHER, We do hereby covenant and agree that all of the property within the boundaries of this plat 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, planting 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 attached plat where building setback lines or easements are to be established outside the boundaries of the attached plat and do hereby make and establish all building setback lines and dedicate to the use of the public forever all easements shown in said adjacent acreage.

FILED

MAR 9 11 32 AM 1977

RETURNED
COUNTY CLERK
HARRIS COUNTY, TEXAS

F066904

GENERAL NOTES

- 1.) "One-foot reserve dedicated to the public in fee as a buffer separate or end of streets in subdivision plats where such streets abut adjacent property, the condition of such dedication being that when the adjacent property is in a recorded plat, the one-foot reserve shall thereupon become for street right-of-way purposes (and the fee title thereto shall be the dedicator, his heirs, assigns, or successors)."
- 2.) All side lot lines are either radial or perpendicular to street indicated.
- 3.) All Utility Easements shown extend equal distance on each side unless otherwise indicated.
- 4.) B.L. Indicates Building Line
- 5.) U.E. Indicates Utility Easement
- 6.) This survey is not tied into the Official City of Houston survey with Ordinance No 69-1978, because a City Survey Marker has not been set within 2000 feet of this property.
- 7.) "This easement shall be kept clear of fences, buildings, plantings, and other obstructions to the operation and maintenance of the drainage facility, and shall not be permitted to drain into this easement except by an approved drainage structure."
- 8.) Str. Sr. Esm't. Indicates Storm Sewer Easement.

OFFICE OF
R. E. TURRENTINE, JR., P.E. (TEX-6321)
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
VOL. 247 PAGE 103

PINEHURST OF ATASCOCITA
SECTION FIVE

THIS IS PAGE 2 OF 7 PAGES

MATCH LINE
MATCH LINE

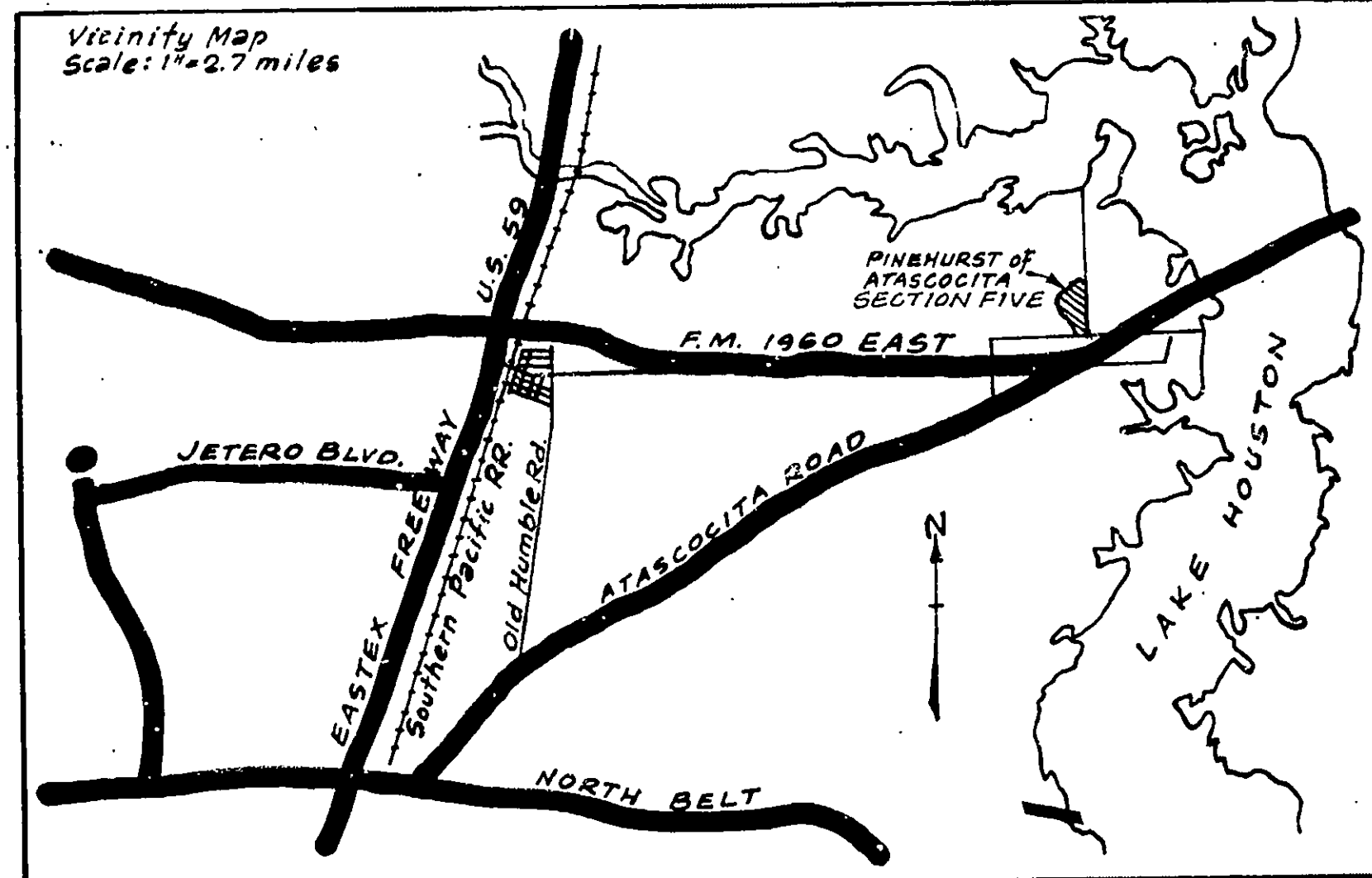
MATCH LINE
MATCH LINE

GENERAL NOTES

ve dedicated to the public in fee as a buffer separation between the side in subdivision plats where such streets abut adjacent acreage tracts, such dedication being that when the adjacent property is subdivided plat, the one-foot reserve shall thereupon become vested in the public of-way purposes (and the fee title thereto shall revert to and re-vest in his heirs, assigns, or successors). are either radial or perpendicular to street frontage unless otherwise

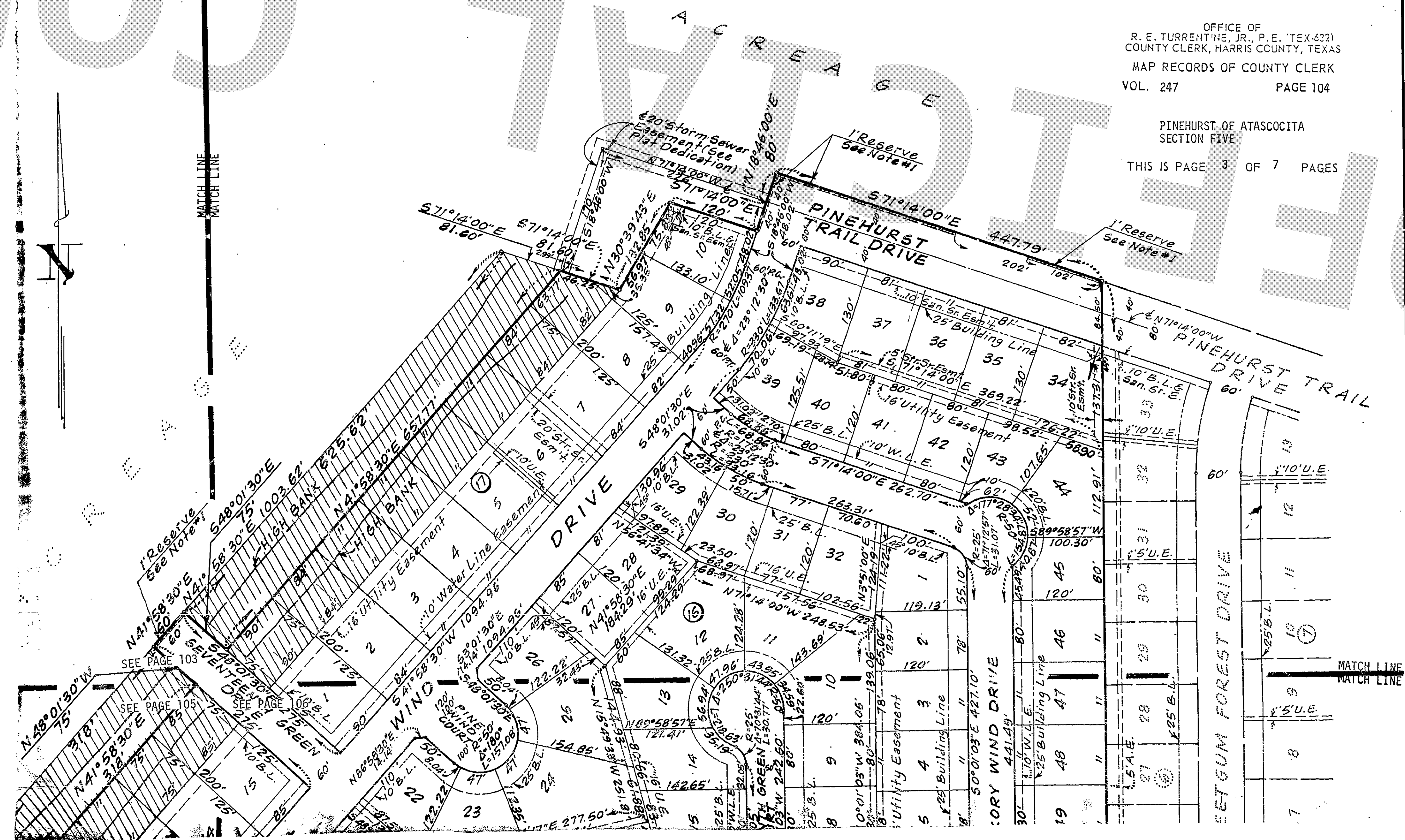
ements shown extend equal distance on each side of a common lot line e indicated.
Building Line
Utility Easement
not tied into the Official City of Houston survey system in compliance No 69-1978, because a City Survey Marker has not been established within is property
it shall be kept clear of fences, buildings, plantings and other obstructions and maintenance of the drainage facility, and abutting property shall d to drain into this easement except by an approved drainage structure."
Indicates Storm Sewer Easement:

MAA-9-77 719989 OF 066904 A PD 80.00



OFFICE OF
R. E. TURRENTINE, JR., P.E. (TEX-6321)
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
VOL. 247 PAGE 104

PINEHURST OF ATASCOCITA
SECTION FIVE
THIS IS PAGE 3 OF 7 PAGES



FURTHER, We do hereby declare that all parcels of land designated as lots on this plat are originally intended for the construction of residential dwelling units thereon and shall be restricted for same under the terms and conditions of such restrictions filed separately.

FURTHER, We do hereby dedicate to the public a strip of land fifteen (15) feet wide on each side of the center line of any and all bayous, creeks, gullies, ravines, draws, sloughs, or other natural drainage courses located in said plat, as easements for drainage purposes, giving the City of Houston, Harris County, or any other governmental agency, the right to enter upon said easement at any and all times for the purpose of construction and maintenance drainage facilities and structures.

FURTHER, We do hereby certify that we are the owners of all property immediately adjacent to the boundaries of the attached plat where building setback lines or easements are to be established outside the boundaries of the attached plat and do hereby make and establish all building setback lines and dedicate to the use of the public forever all easements shown in said adjacent acreage.

IN TESTIMONY WHEREOF, the JOHNSON-LOGGINS, INC., has caused these presents to be signed by Wallace H. Claypool, its Vice President, thereunto authorized, attested, by its Assistant Secretary, Sherrill B. Noble, and its common seal hereunto affixed this 26th day of January, 1977.

Sherrill B. Noble
Sherrill B. Noble, Assistant Secretary

Wallace H. Claypool
Wallace H. Claypool, Vice President

Nita Chessher
Nita Chessher, Assistant Secretary

Wylde R. Wisely
Wylde R. Wisely, Vice President

BEFORE ME, the undersigned authority, on this day personally appeared Wallace H. Claypool, Vice President, and Sherrill B. Noble, Assistant Secretary of the JOHNSON-LOGGINS, INC., 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 set out, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 26th day of January, 1977.

Paula F. Steinmann
Paula F. Steinmann, Notary Public in and for
Harris County, Texas
My Commission Expires: *June 1, 1977*

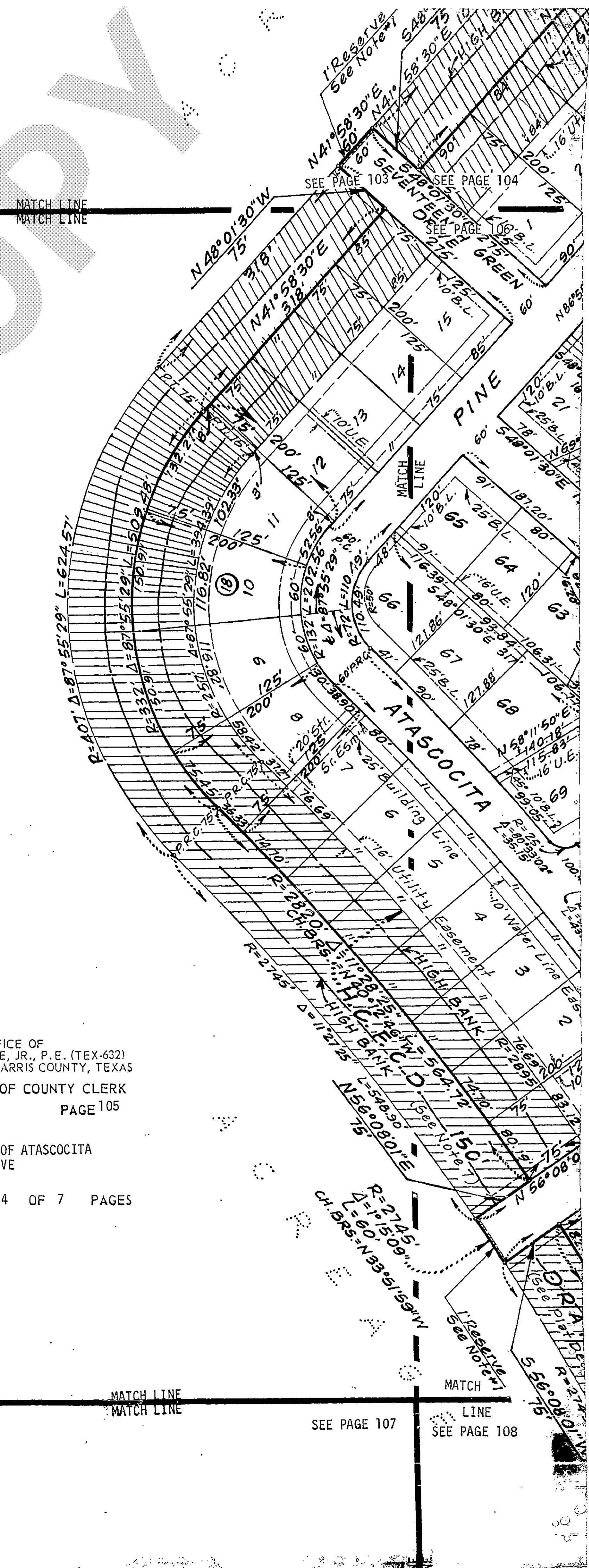
BEFORE ME, the undersigned authority, on this day personally appeared Wyllie R. Wisely, Vice President, and Nita Chessher, Assistant Secretary of the GIBALTAR SAVINGS ASSOCIATION, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein expressed, and in the capacity therein and herein set out, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 26th day of January, 1977.

Joan B. Simek, Notary Public in and for
Harris County, Texas
My Commission Expires: 6-1-77

Rayburn C. Cherry
Rayburn C. Cherry, Engineer
Texas Registration No. 13109

This is to certify that the City Planning Commission of the City of Houston, Texas, has approved the attached plat in conformance with the laws of the State of Texas and the ordinances of the City of Houston as shown hereon and authorized the recording of this plat this 14th day of February, 1977.



Joan B. Simek, Notary Public in and for
Harris County, Texas
My Commission Expires: 6-1-77

I, Rayburn C. Cherry, am authorized under the laws of the State of Texas to practice the profession of engineering and hereby certify that the attached plat is true and correct; was prepared from an actual survey of the property made under my supervision on the ground; that all boundary corners, block corners, angle points, points of curvature and other points of reference have been marked with round steel reinforcing rods having an outside diameter of not less than 5/8 inch and a length of not less than three (3) feet; and that the plat boundary corners have been tied to the nearest survey corner.

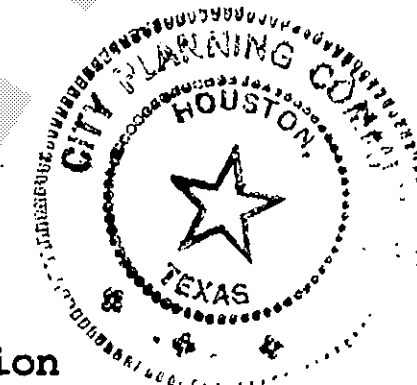
Rayburn C. Cherry
Rayburn C. Cherry, Engineer
Texas Registration No. 13109

CITY PLANNING COMMISSION:
CITY OF HOUSTON:

This is to certify that the City Planning Commission of the City of Houston, Texas, has approved the attached plat in conformance with the laws of the State of Texas and the ordinances of the City of Houston as shown hereon and authorized the recording of this plat this 14th day of February, 1977.

ATTEST: Roscoe H. Jones
Roscoe H. Jones, Secretary-Engineer

BY: C. Jim Stewart
C. Jim Stewart, Chairman



STATE OF TEXAS:
COUNTY OF HARRIS:

I, Richard P. Doss, County Engineer of Harris County, 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 Harris County Commissioners' Court; and further, that it complies or will comply with all of the laws included in the Harris County Road Law, also including Section 31-C as amended by Chapter 614, Acts of 1973, 63rd Legislature.

Richard P. Doss
Richard P. Doss, County Engineer

OFFICE OF
R. E. TURRENTINE, JR., P.E. (TEX-632)
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
VOL. 247 PAGE 107

PINEHURST OF ATASCOCITA
SECTION FIVE
THIS IS PAGE 6 OF 7 PAGES

I, G. H. Smith, Flood Control Director of Harris County Flood Control District, Harris County, Texas, do hereby certify that the plat of this subdivision complies with requirements for internal subdivision drainage as adopted by 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.

G. H. Smith
G. H. Smith, Flood Control Director

APPROVED by the Commissioners' Court of Harris County, Texas, this 3rd day of March, 1977

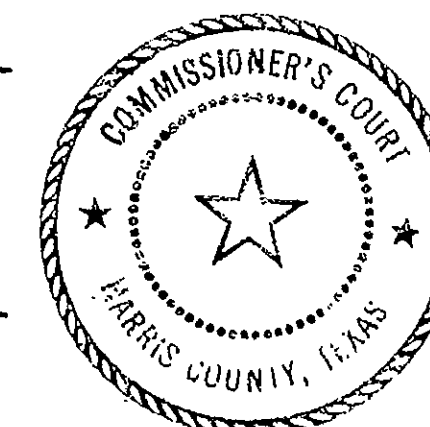
Tom Bass
Tom Bass, Commissioner
Precinct 1

James Fonteno
James Fonteno, Commissioner
Precinct 2

Jon Lindsay
Jon Lindsay, County Judge

R. Y. Eckels
R. Y. Eckels, Commissioner
Precinct 3

E. A. Lyons, Jr.
E. A. Lyons, Jr., Commissioner
Precinct 4



STATE OF TEXAS:
COUNTY OF HARRIS:

I, R. E. Turrentine, Jr., Clerk of the County Court of Harris County, Texas, do hereby certify that the attached plat with its certificate of authentication was filed for registration in my office on March 9th, 1977, at 11:32 o'clock, A.M., and duly recorded on March 10th, 1977, at 10:30 o'clock, A.M., and in Volume 247, Page 102, of the Map Records of said County.

WITNESS my hand and seal of office, at Houston, the day and date last above written.

R. E. Turrentine, Jr., Clerk, County Court
Harris County, Texas

Catherine Blisset Deputy

THIS CERTIFICATE IS VALID ONLY AS A
CERTIFICATE OF AUTHENTICATION AND DOES NOT
CONSTITUTE A GUARANTEE OF THE
ACCURACY OF THE PLAT OR THE
CORRECTNESS OF THE RECORDS
HEREIN.

I, William H. Schwartz, et al, owner and holder of a lien against the property described in the plat known as PINEHURST OF ATASCOCITA, SECTION FIVE, said lien being evidenced by instrument of record in H.C.C. file no. 1768896 through D 768905, inclusive, of the Mortgage Records of Harris County, Texas, do hereby in all things subordinate to said plat said lien, and I heretofore that I am the present owner of said lien and have not assigned the same nor do

LIENHOLDERS:

NORMAN O. TOWNSEN, TRUSTEE
Norman O. Townsen
Norman O. Townsen, Trustee

JACK K. LEEKA, TRUSTEE
Jack K. Leeka
Jack K. Leeka, Trustee

NOTE: Norman O. Townsen and Jack K. Leeka are empowered by the terms of the Deed of Trust, of record under Clerk's File No D767458 to sign for William H. Schwartz, et al.

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority on this day personally appeared Norman O. Townsen and Trustees, known to me to be the persons whose names are subscribed to the foregoing instrument, acknowledged to me that they executed the same for the purposes and considerations

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 26th day of JANUARY, 1977

Horace A. Rice
Horace A. Rice, Notary Public in
and for Harris County, Texas.
Commission Expires
June 1, 1977

MAP NUMBER 2766