

STATE OF TEXAS  
COUNTY OF FORT BEND

WE, GLENDALE FOREST, LLC, A TEXAS LIMITED LIABILITY COMPANY, ACTING BY AND THROUGH CARLOS D. BOMBACH, COO, AND LAUREL R. SANTEE, SECRETARY, BOTH BEING OFFICERS OF JNC DEVELOPMENT, A TEXAS CORPORATION, ITS GENERAL PARTNER AND HANNOVER ESTATES LTD., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH CLINTON F. WONG, PRESIDENT, AND PHILLIP PEACOCK, SECRETARY, BOTH BEING OFFICERS OF AMVEST CORPORATION, A TEXAS CORPORATION, ITS GENERAL PARTNER, OWNERS OF THE 17.934 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF GLENDALE LAKES SECTION 3, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAT 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 PURPOSES 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 GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. & A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENTS TOTAL 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 GLENDALE LAKES SECTION 3 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 GLENDALE FOREST, LLC, A TEXAS LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY CARLOS D. BOMBACH, ITS COO, HERETO AUTHORIZED, ATTESTED BY ITS SECRETARY, LAUREL R. SANTEE, BOTH BEING OFFICERS OF JNC DEVELOPMENT, A TEXAS CORPORATION, ITS GENERAL PARTNER, AND ITS COMMON SEAL HEREUNTO AFFIXED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019.

GLENDALE FOREST, LLC, A TEXAS LIMITED LIABILITY COMPANY  
BY: JNC DEVELOPMENT, A TEXAS CORPORATION,  
ITS GENERAL PARTNER

BY: \_\_\_\_\_  
CARLOS D. BOMBACH, COO

ATTEST: \_\_\_\_\_  
LAUREL R. SANTEE, SECRETARY

STATE OF TEXAS  
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED CARLOS D. BOMBACH, COO AND LAUREL R. SANTEE, SECRETARY, 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: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE HANNOVER ESTATES, LTD., A TEXAS LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY CLINTON F. WONG, ITS PRESIDENT, HERETO AUTHORIZED, ATTESTED BY ITS SECRETARY, PHILLIP PEACOCK, BOTH BEING OFFICERS OF AMVEST CORPORATION, A TEXAS CORPORATION, ITS GENERAL PARTNER, AND ITS COMMON SEAL HEREUNTO AFFIXED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019.

HANNOVER ESTATES, LTD., A TEXAS LIMITED PARTNERSHIP  
BY: AMVEST CORPORATION, A TEXAS CORPORATION  
ITS GENERAL PARTNER

BY: \_\_\_\_\_  
CLINTON F. WONG, PRESIDENT

ATTEST: \_\_\_\_\_  
PHILLIP PEACOCK, SECRETARY

STATE OF TEXAS  
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED CLINTON F. WONG, PRESIDENT AND PHILLIP PEACOCK, SECRETARY, 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, TODD A. ELSTON, 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.

\_\_\_\_\_  
TODD A. ELSTON  
TEXAS REGISTRATION NO. 108567

I, ANTHONY R. PEACOCK, 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.

\_\_\_\_\_  
ANTHONY R. PEACOCK  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 5047

REVIEWED: ADVICE GIVEN TO CITY COUNCIL

ZONING AND PLANNING COMMISSION  
CITY OF ARCOLA

ATTEST: \_\_\_\_\_  
PRESIDING OFFICER

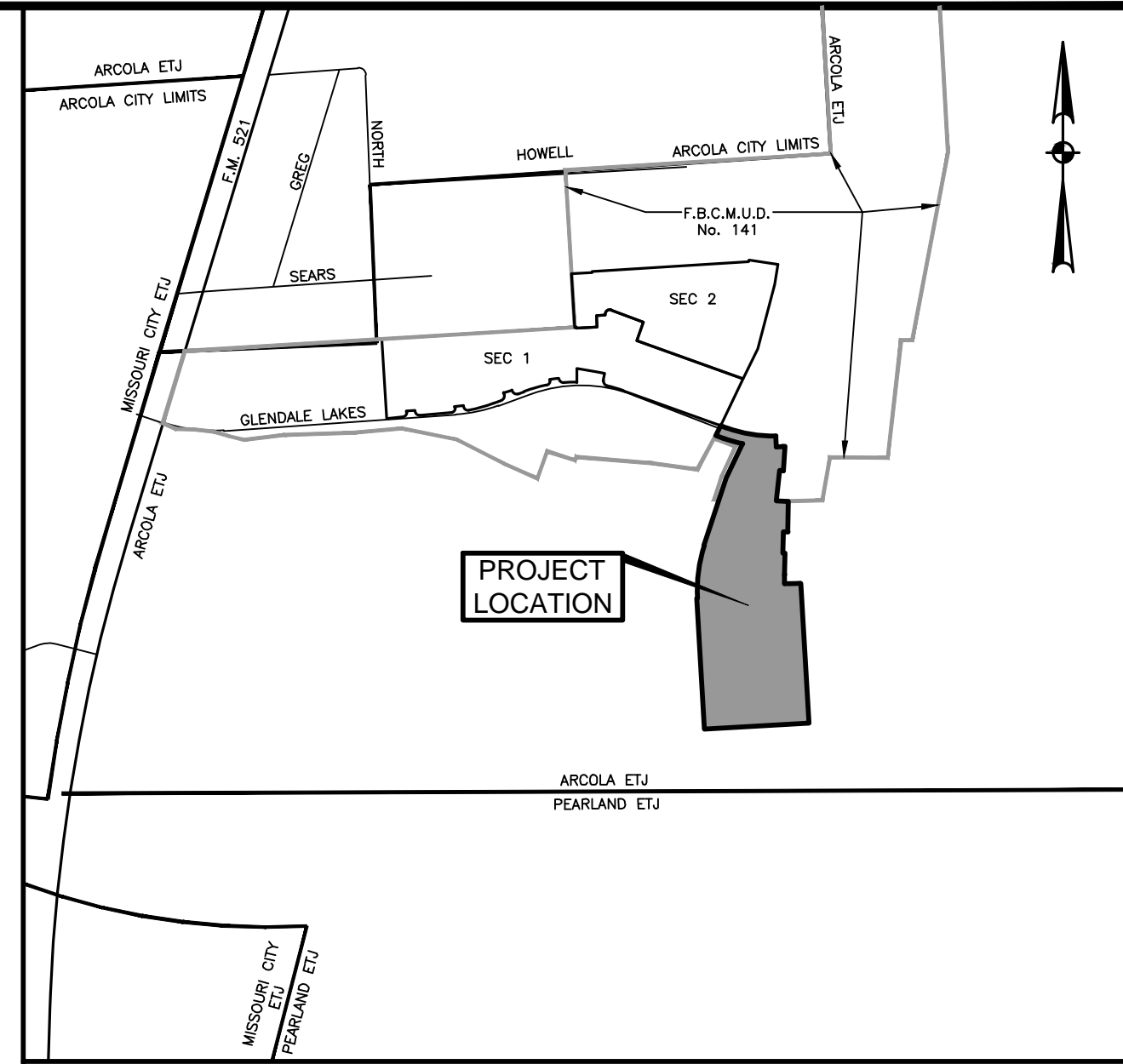
APPROVED MY MOTION ADOPTED BY THE CITY COUNCIL  
ON \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

CITY OF ARCOLA

BY: \_\_\_\_\_ ATTEST (SEAL): \_\_\_\_\_  
FRED A. BURTON, MAYOR SALLY CANTU, CITY SECRETARY

NOTES:

- PROJECT BENCH MARK: NGS MONUMENT AW2032 0.5 MILE SOUTH ALONG STATE HIGHWAY 288 FROM THE INTERSECTION OF STATE HIGHWAY 6 AT ARCOLA, AT ARCOLA RAILROAD JUNCTION, AT THE CROSSING OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY AND THE MISSOURI PACIFIC RAILROAD, IN THE TOP AND 0.8 FOOT EAST OF THE WEST END OF THE NORTH CONCRETE HEADWALL OF A 24-INCH PIPE CULVERT UNDER THE RAILROAD, 8.9 FEET NORTH OF THE NORTH RAIL OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY, 15.4 FEET EAST OF THE EAST RAIL OF THE MISSOURI PACIFIC RAILROAD, 101 FEET WEST OF THE CENTER LINE OF THE HIGHWAY, AND ABOUT LEVEL WITH THE TRACKS. ELEVATION = 63.00 FEET NAVD88
- TEMPORARY BENCH MARK 1 (T.B.M.): BEING A BOX OUT ON TOP OF A CURB INLET ON THE NORTH LINE OF GLENDALE LAKES DRIVE, ACROSS FROM EAST ENTRANCE TO HERITAGE ROSE ELEMENTARY SCHOOL, APPROXIMATELY 95' FROM THE SOUTHEAST CORNER OF THE SURVEYED PROPERTY. ELEVATION = 60.68 FEET NAVD88
- THIS PLAT WAS PREPARED TO MEET CITY OF ARCOLA AND FORT BEND COUNTY REQUIREMENTS.
- THIS PLAT LIES WHOLLY WITHIN MUNICIPAL UTILITY DISTRICT NO. 141, FORT BEND COUNTY DRAINAGE DISTRICT, FORT BEND I.S.D., THE CITY OF ARCOLA ETJ AND FORT BEND COUNTY.
- ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP NUMBER 48157C0455L 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 EXISTING PIPELINES AND/OR PIPELINE EASEMENTS WITHIN THE LIMITS OF THIS SUBDIVISION.
- THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 63.00 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 0.99986796.
- ONE-FOOT RESERVE DEDICATED TO THE PUBLIC IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREETS WHERE SUCH STREETS ABUT 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 BECOME 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 RESERVE "A" TO BE MAINTAINED BY FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NUMBER 141.
- RESTRICTED RESERVES "B", "C" AND "D" TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION TO BE ESTABLISHED BY DEED RESTRICTIONS AND COVENANTS.
- 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 10' SHALL BE MAINTAINED BETWEEN RESIDENTIAL DWELLINGS.
- RIGHT OF WAY ACCESS EASEMENTS RECORDED UNDER FORT BEND COUNTY CLERK'S FILE No. 2017115760 AND 2017115761 ARE LOCATED WITHIN THE RIGHT-OF-WAYS OF GLENDALE LAKES DRIVE, VICTORVILLE DRIVE, BARSTOW DRIVE, MODESTO DRIVE, CLOVERDALE DRIVE, NOTLEY LANE AND PISMO LANE.



I, J. STACY SLAWINSKI, 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.

\_\_\_\_\_  
J. STACY SLAWINSKI, 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. D&MERCHANT  
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

## GLENDALE LAKES SECTION 3

A SUBDIVISION OF 17.934 ACRES OF LAND  
LOCATED IN THE  
I. & G.N. RAILROAD CO. SURVEY, A-352  
FORT BEND COUNTY, TEXAS

94 LOTS 7 BLOCKS 4 RESERVES

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

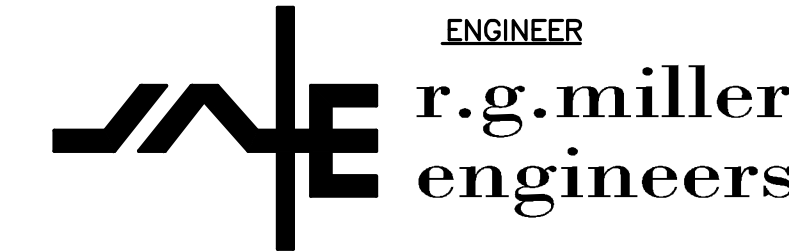
OWNER:

GLENDALE FOREST, LLC,  
A TEXAS LIMITED LIABILITY COMPANY  
12399 MONTWOOD DRIVE  
EL PASO, TEXAS 79928  
915-855-1005  
NAGESH BASHYAT

OWNER:

HANNOVER ESTATES, LTD.,  
A TEXAS LIMITED PARTNERSHIP  
1616 VOSS, SUITE 618  
HOUSTON, TEXAS 77057  
713-978-9900  
CLINTON F. WONG

ENGINEER



16340 Park Ten Place - Suite 350  
Houston, Texas 77084  
(713) 461-9600

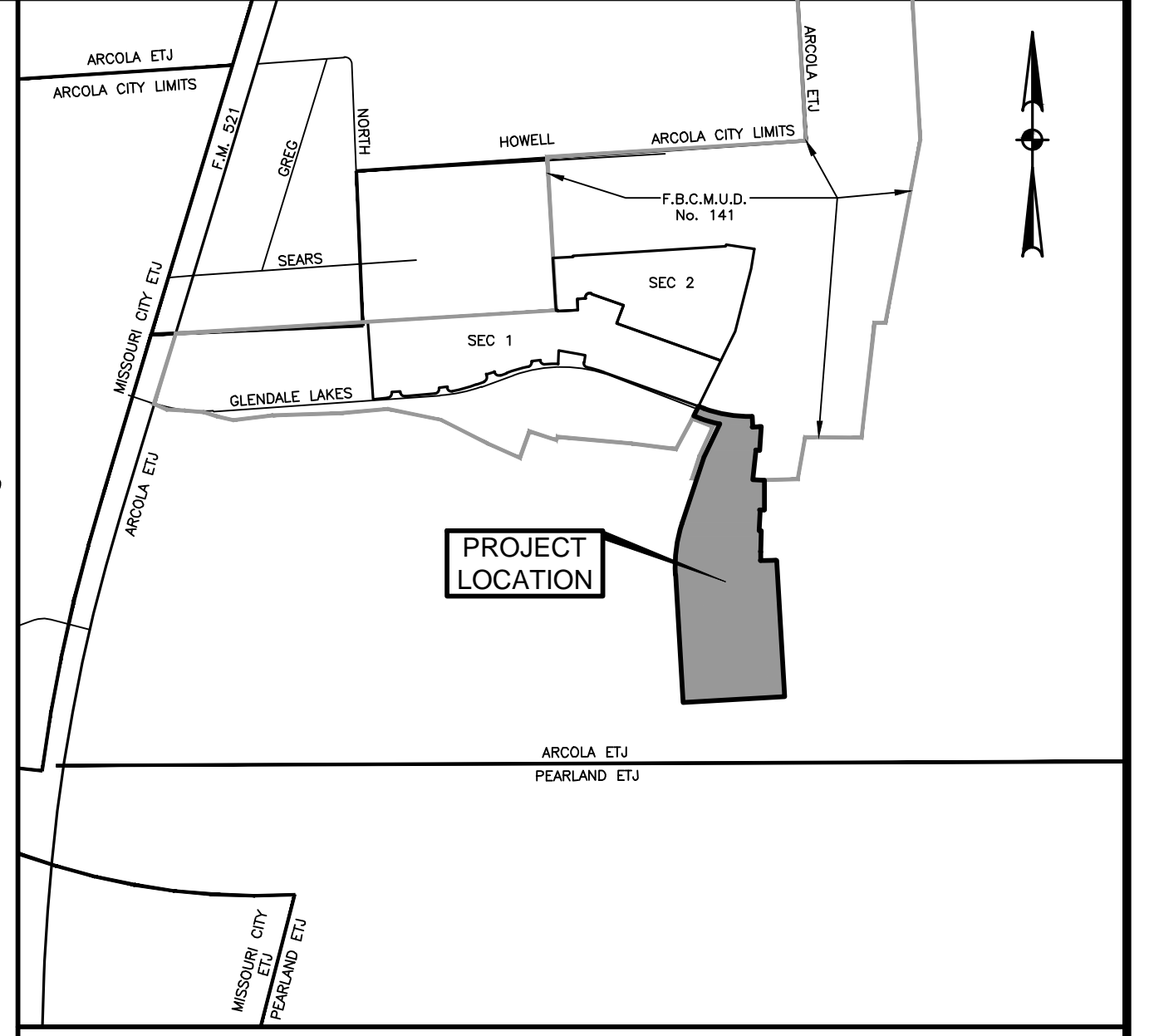
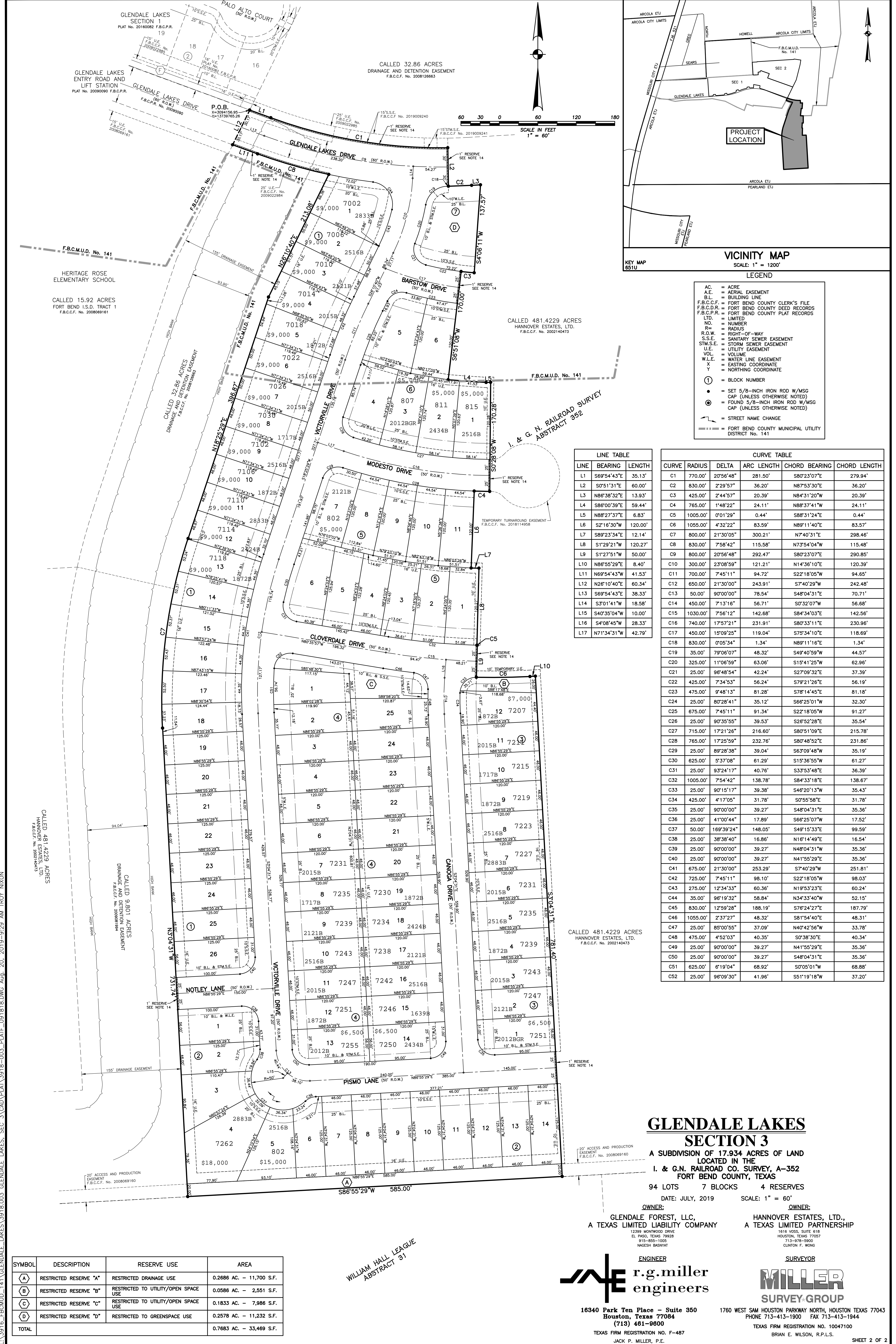
TEXAS FIRM REGISTRATION NO. F-487  
JACK P. MILLER, P.E.

SURVEYOR



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.



**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
- R. = RADIUS
- R.O.W. = RIGHT-OF-WAY
- 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
- = FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT No. 141

**LINE TABLE**

LINE	BEARING	LENGTH
L1	S69°54'43"E	35.13'
L2	S0°51'31"E	60.00'
L3	N86°38'32"E	13.93'
L4	S86°00'39"E	59.44'
L5	N88°27'37"E	6.83'
L6	S2°16'30"W	120.00'
L7	S89°23'34"E	12.14'
L8	S1°29'21"W	120.27'
L9	S1°27'51"W	50.00'
L10	N86°55'29"E	8.40'
L11	N69°54'43"E	41.53'
L12	N26°10'40"E	60.34'
L13	S69°54'43"E	38.33'
L14	S3°01'41"W	18.58'
L15	S40°35'04"W	10.00'
L16	S4°08'45"W	28.33'
L17	N71°34'31"W	42.78'

**CURVE TABLE**

CURVE	RADIUS	DELTA	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	770.00'	20°56'48"	281.50'	S80°23'07"E	279.94'
C2	830.00'	2°29'57"	36.20'	N87°53'30"E	36.20'
C3	425.00'	2°44'57"	20.39'	N84°31'20"W	20.39'
C4	765.00'	1°48'22"	24.11'	N88°37'41"W	24.11'
C5	1005.00'	0°01'29"	0.44'	S88°31'24"E	0.44'
C6	1055.00'	4°32'22"	83.59'	N89°11'40"E	83.57'
C7	800.00'	2°31'05"	300.21'	N74°03'1"E	298.46'
C8	830.00'	7°58'42"	115.58'	N73°54'04"W	115.48'
C9	800.00'	20°56'48"	292.47'	S80°23'07"E	290.85'
C10	300.00'	2°30'59"	121.21'	N14°36'10"E	120.39'
C11	700.00'	7°45'11"	94.72'	S22°18'05"W	94.65'
C12	650.00'	2°13'00"	243.91'	S74°02'29"W	242.48'
C13	50.00'	90°00'00"	78.54'	S48°04'31"E	70.71'
C14	450.00'	7°13'16"	56.71'	S0°32'07"W	56.68'
C15	1030.00'	7°56'12"	142.68'	S84°34'03"E	142.56'
C16	740.00'	17°57'21"	231.91'	S80°33'11"E	230.96'
C17	450.00'	15°09'25"	119.04'	S75°34'10"E	118.69'
C18	830.00'	0°05'34"	1.34'	N89°11'16"E	1.34'
C19	35.00'	79°06'07"	48.32'	S49°40'59"W	44.57'
C20	325.00'	1°10'59"	63.06'	S15°41'25"W	62.96'
C21	25.00'	96°48'54"	42.24'	S27°09'32"E	37.39'
C22	425.00'	7°34'53"	56.24'	S79°21'26"E	56.19'
C23	475.00'	9°48'13"	81.28'	S78°14'45"E	81.18'
C24	25.00'	80°28'41"	35.12'	S66°25'01"W	32.30'
C25	675.00'	7°45'11"	91.34'	S22°18'05"W	91.27'
C26	25.00'	90°35'55"	39.53'	S26°52'28"E	35.54'
C27	715.00'	17°21'26"	216.60'	S80°51'09"E	215.78'
C28	765.00'	17°25'59"	232.76'	S80°48'52"E	231.86'
C29	25.00'	89°28'38"	39.04'	S63°09'48"W	35.19'
C30	625.00'	5°37'08"	61.29'	S15°36'55"W	61.27'
C31	25.00'	93°24'17"	40.76'	S33°53'48"E	36.39'
C32	1005.00'	7°54'42"	138.78'	S84°33'18"E	138.67'
C33	25.00'	90°15'17"	39.38'	S46°20'13"W	35.43'
C34	425.00'	4°17'05"	31.78'	S0°55'58"E	31.78'
C35	25.00'	90°00'00"	39.27'	S48°04'31"E	35.36'
C36	25.00'	41°00'44"	17.89'	S66°25'07"W	17.52'
C37	50.00'	169°39'24"	148.05'	S49°15'33"E	99.59'
C38	25.00'	38°38'40"	16.86'	N16°14'49"E	16.54'
C39	25.00'	90°00'00"	39.27'	N48°04'31"W	35.36'
C40	25.00'	90°00'00"	39.27'	N41°55'29"E	35.36'
C41	675.00'	2°13'00"	253.29'	S74°02'29"W	251.81'
C42	725.00'	7°45'11"	98.10'	S22°18'05"W	98.03'
C43	275.00'	12°34'33"	60.36'	N19°53'23"E	60.24'
C44	35.00'	86°19'32"	58.84'	N34°33'40"W	52.15'
C45	830.00'	12°59'28"	188.19'	S76°24'27"E	187.79'
C46	1055.00'	2°37'27"	48.32'	S81°54'40"E	48.31'
C47	25.00'	85°00'55"	37.09'	N40°42'56"W	33.78'
C48	475.00'	4°52'03"	40.35'	S0°38'30"E	40.34'
C49	25.00'	90°00'00"	39.27'	N41°55'29"E	35.36'
C50	25.00'	90°00'00"	39.27'	S48°04'31"E	35.36'
C51	625.00'	6°19'04"	68.92'	S0°05'01"W	68.88'
C52	25.00'	86°09'30"	41.96'	S51°19'18"W	37.20'

**GLENDALE LAKES SECTION 3**

A SUBDIVISION OF 17.934 ACRES OF LAND LOCATED IN THE I. & G.N. RAILROAD CO. SURVEY, A-352 FORT BEND COUNTY, TEXAS

94 LOTS 7 BLOCKS 4 RESERVES

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

OWNER: GLENDALE FOREST, LLC, A TEXAS LIMITED LIABILITY COMPANY

OWNER: HANNOVER ESTATES, LTD., A TEXAS LIMITED PARTNERSHIP

ENGINEER: **r.g.miller engineers**

SURVEYOR: **MILLER SURVEY GROUP**

16340 Park Ten Place - Suite 350 Houston, Texas 77084 (713) 461-9600

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

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

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

SHEET 2 OF 2

**WILLIAM HALL LEAGUE ABSTRACT 31**

SYMBOL	DESCRIPTION	RESERVE USE	AREA
(A)	RESTRICTED RESERVE "A"	RESTRICTED DRAINAGE USE	0.2686 AC. - 11,700 S.F.
(B)	RESTRICTED RESERVE "B"	RESTRICTED TO UTILITY/OPEN SPACE USE	0.0586 AC. - 2,551 S.F.
(C)	RESTRICTED RESERVE "C"	RESTRICTED TO UTILITY/OPEN SPACE USE	0.1833 AC. - 7,986 S.F.
(D)	RESTRICTED RESERVE "D"	RESTRICTED TO GREENSPACE USE	0.2578 AC. - 11,232 S.F.
TOTAL			0.7683 AC. - 33,469 S.F.

L:\3916\_FBC.MUD\_141\GLENDALE LAKES\_SECTION 3\CAD\PLAT\3918-003\_PLAT\_091818.DWG Aug. 20, 2019-9:29 AM TROY NIXON