

OWNER'S ACKNOWLEDGMENT  
THE STATE OF TEXAS  
COUNTY OF MONTGOMERY

I, Wade Hilly, President and Secretary respectively of WEHESH, Ltd., owner of the property subdivided in the above and foregoing map of Windmill Cove, do hereby make subdivision of said property for and on behalf of said WEHESH, Ltd., according to the lines, streets, lots, alleys, parks, building lines, and easements thereon shown, and designate said subdivision as Windmill Cove, located in the Abraham Pevhouse Survey, No. 423 Montgomery County, Texas, and on behalf of said WEHESH, Ltd.; and do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys dedicated, occasioned by the alteration of the surface of any portion of streets or alleys to conform to such grades; and do hereby bind ourselves, our successors and assigns to warrant and forever defend the title to the land so dedicated.

This is to certify that I, Wade Hilly, President and Secretary respectively of WEHESH, Ltd., owner of the property subdivided in the above and foregoing map of Windmill Cove, have complied or will comply with all regulations heretofore on file with the Montgomery County Engineer and adopted by the Commissioners' Court of Montgomery County, Texas.

There are also dedicated for utilities unobstructed ground easements ten (10) feet and fifteen (15) feet adjacent to all streets and located as shown hereon.

There is also dedicated for utilities an unobstructed aerial easement five (5) feet wide from a plane twenty (20) feet above the ground upward, located adjacent to all easements shown hereon.

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, unless otherwise noted.

FURTHER, we do hereby covenant and agree that those streets located within the boundaries of this plat specifically noted as private streets, shall be hereby established and maintained as private streets by the owners, heirs, and assigns to property located within the boundaries of this plat and always available for the general use of said owners and to the public for firemen, fire fighting equipment, police and other emergency vehicles of whatever nature at all times and do hereby bind ourselves, our heirs, and assigns to warrant and forever defend the title to the land so designated and established as private streets.

FURTHER, all of the property subdivided in the above and foregoing map shall be restricted in its use, which restrictions shall run with the title to the property, and shall be enforceable, at the option of Montgomery County, by Montgomery County or any citizen thereof, by injunction as follows:

1. That drainage of septic tanks into road, street, alley, or other public ditches, either directly or indirectly, is strictly prohibited.
2. Drainage structures under private driveways shall have a net drainage opening area of sufficient size to permit the free flow of water without backwater, and shall be a minimum of one and three quarters (1-3/4) square feet (18" diameter pipe culvert).

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 (or the placement of mobile home subdivision) and shall be restricted for same under the terms and conditions of such restrictions filed separately, unless otherwise noted.

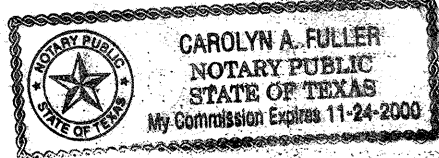
IN TESTIMONY WHEREOF, WEHESH, Ltd., has caused these presents to be signed by Wade Hilly, its President and Secretary, and its common seal hereunto affixed this 28th day of July, 2000.

By: *[Signature]*  
Wade Hilly  
Secretary

BEFORE ME, the undersigned authority, on this day personally appeared Wade Hilly, President and Secretary of WEHESH, Ltd., 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 on the act and day of said caption.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 28th day of July, 2000.

Notary Public in and for  
County, Texas.



Surveyor's Certification

I, Michael C. Warren, 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; that the elevation benchmark reflected on the face of the plat was established as required by regulation; that all corners and angle points of the boundaries of the original tract to be subdivided of reference have been marked with iron (or other suitable permanent metal) pipe or rods have a diameter of not less than five-eighths of an inch (5/8") and a length of not less than three feet (3'); and that the plat boundary corners have been tied to the nearest survey corner.

By: *[Signature]*  
Michael C. Warren  
Texas Registration No. 4935 (SEAL)



FILED FOR RECORD

00 AUG 11 PM 4:12  
MARK TURNBULL, CO. CLERK  
MONTGOMERY COUNTY, TEXAS

DEPUTY

COUNTY ENGINEER'S ACKNOWLEDGMENT

I, Mark J. Mooney, County Engineer of Montgomery County, Texas, 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 Montgomery County Commissioners' Court.

I further 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 of subdivision within the watershed.

By: *[Signature]*  
Mark J. Mooney, PE  
County Engineer

COMMISSIONERS' COURT ACKNOWLEDGMENT

Approved and accepted by the Commissioners' Court of Montgomery County, Texas, this day of July, 2000.

By: *[Signatures]*  
Mike Meador, Commissioner, Precinct 1  
Ed Chace, Commissioner, Precinct 3  
Malcolm Purvis, Commissioner, Precinct 2  
Ed Rinehart, Commissioner, Precinct 4

COUNTY CLERK'S CERTIFICATION

I, Mark Turnbull, Clerk of the County Court of Montgomery County, Texas do hereby certify that the written instrument with certificate of authentication was filed for registration in my office of \_\_\_\_\_, Volume \_\_\_\_\_, Page \_\_\_\_\_, in cabinet \_\_\_\_\_ of record, \_\_\_\_\_ of record, \_\_\_\_\_ for said County.

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

By: *[Signature]*  
Mark Turnbull  
Clerk, County Court  
By: *[Signature]*  
Deputy

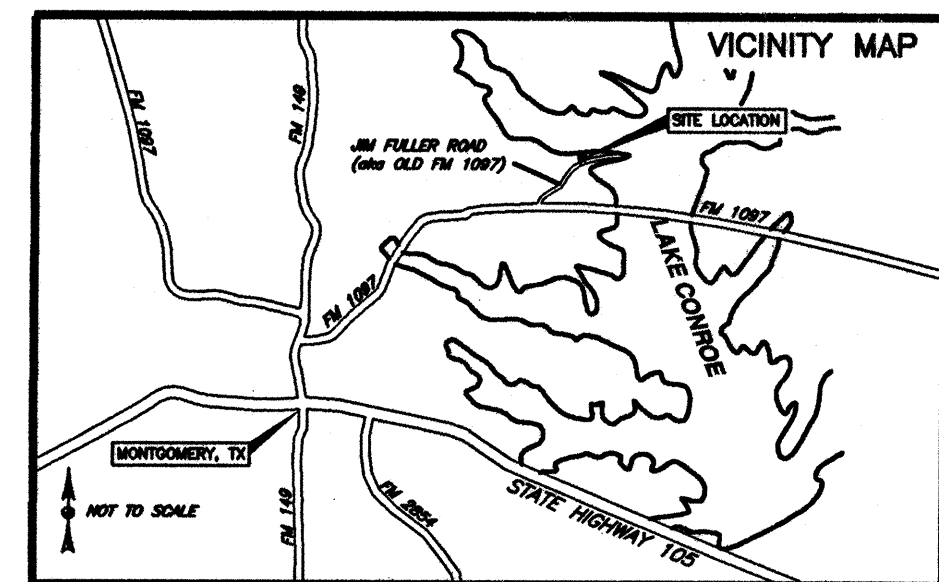
NOTES:

1. Portions of the property in this subdivision are subject to one of the following:
  - a) A flowage and inundation easement up to 207 m.s.l. in favor of the San Jacinto River Authority (SJRA)
  - b) A waiver of damages caused by flooding or inundation in favor of SJRA above 201 m.s.l.; or
  - c) A waiver of damages caused by flooding or inundation in favor of SJRA between 201 m.s.l. and 207 m.s.l.
2. Existing 100 year flood plain per F.I.R.M. panel #48339C 0205F (effective date December 19, 1996)
3. Minimum slab elevations shall be 207.50 M.S.L.
4. Plat bearing reference based on 6.068 acre tract, F.C. 9343923.
5. R.O.S.R. - Indicates restricted open space reserve
6. Proposed 100-year floodplain will show total subdivision out of floodplain, subject to LOMR submitted for approval July 28, 2000. Top of bulkhead will be new floodplain boundary, with a proposed elevation of 203 or higher.
7. Land restricted to landscape use.
8. Existing electrical easement to be abandoned for new 5' electrical easement along Jim Fuller Road, as shown.

CURVE TABLE:

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC	CHORD
C50	06°58'35"	N 27°02'59" E	5.85'	96.00'	11.69'	11.68'
C51	19°27'44"	S 40°16'08" W	16.46'	96.00'	32.61'	32.45'
C52	50°00'00"	S 25°00'00" W	21.45'	46.00'	40.14'	38.88'
C53	02°48'10"	S 55°43'43" E	11.13'	455.00'	22.26'	22.26'
C54	54°29'39"	S 27°04'48" E	61.70'	119.81'	113.95'	108.71'
C55	60°12'51"	N 82°12'22" W	28.99'	50.00'	52.55'	50.16'
C56	34°55'00"	N 34°38'27" W	15.72'	50.00'	30.47'	30.00'
C57	103°05'34"	N 34°21'49" E	62.96'	50.00'	89.97'	78.31'
C58	54°04'38"	N 27°17'19" W	35.63'	69.81'	65.89'	63.47'
C59	08°56'59"	N 58°48'07" W	31.70'	405.00'	63.26'	63.20'
C60	11°28'22"	N 69°00'47" W	40.68'	405.00'	81.10'	80.96'
C61	12°10'58"	N 80°50'27" W	43.22'	405.00'	86.12'	85.95'
C62	03°04'03"	N 88°27'58" W	10.84'	405.00'	21.68'	21.68'
C63	88°23'24"	S 45°48'18" W	19.45'	20.00'	30.85'	27.88'
C64	43°10'23"	S 16°53'54" E	19.78'	50.00'	37.68'	36.79'
C65	29°08'05"	S 19°15'20" W	12.99'	50.00'	25.42'	25.15'
C66	35°39'39"	S 51°39'12" W	16.08'	50.00'	31.00'	30.62'
C67	113°21'33"	S 53°50'12" E	76.06'	50.00'	99.04'	83.56'
C68	88°23'24"	N 45°48'18" E	66.06'	70.00'	107.99'	97.59'
C69	05°02'11"	N 87°28'55" W	20.01'	455.00'	40.00'	39.98'
C70	09°12'23"	S 80°21'38" E	36.63'	455.00'	73.11'	73.03'
C71	11°24'20"	S 70°03'17" E	45.44'	455.00'	90.57'	90.42'
C72	25°08'42"	N 12°33'21" E	21.38'	96.00'	42.08'	41.74'
C73	24°53'18"	N 37°33'21" E	21.18'	96.00'	41.70'	41.37'
C74	26°28'19"	N 36°46'51" E	10.81'	46.00'	21.23'	21.04'
C80	26°17'00"	N 10°25'11" E	16.58'	71.00'	32.57'	32.29'
C81	26°28'19"	N 36°46'51" E	16.68'	71.00'	32.57'	32.47'
C82	50°00'00"	N 25°00'00" E	33.11'	71.00'	61.96'	60.01'
C83	04°35'55"	N 56°37'35" W	17.27'	430.00'	34.51'	34.50'
C84	54°19'38"	N 27°09'49" W	48.65'	94.81'	89.90'	86.57'
C85	31°04'27"	S 74°27'46" E	119.55'	430.00'	233.21'	230.36'
C86	88°23'24"	N 45°48'18" E	43.75'	45.00'	69.42'	62.74'

\* Note: Easement Granted to Gulf States Utilities Company, recorded in Volume 361, Page 323 of the Deed Records of Montgomery County, Texas.



**FINAL PLAT**  
**WINDMILL COVE**  
**SUBDIVISION ON JIM FULLER ROAD**  
LOTS 1-19, BLOCK 1, 4 RESERVES  
5.702 ACRES  
ABRAHAM PEVEHOUSE SURVEY, 423  
MONTGOMERY COUNTY, TEXAS  
SCALE: 1"=50' JULY 2000

OWNED AND DEVELOPED BY:  
WEHESH, LTD.  
7310 FAIRVIEW  
HOUSTON, TX 77041  
SI Group, LLC  
801 Graham Rd.  
College Station, TX 77846  
WARREN & ASSOC.  
1300 S. FINCHER, STE #202  
COWDIE, TX 77301

PN# 769906 27 JULY 2000 SHT 2 OF 2