

SCALE 1" = 200'

LEGACY ESTATES SUBDIVISION

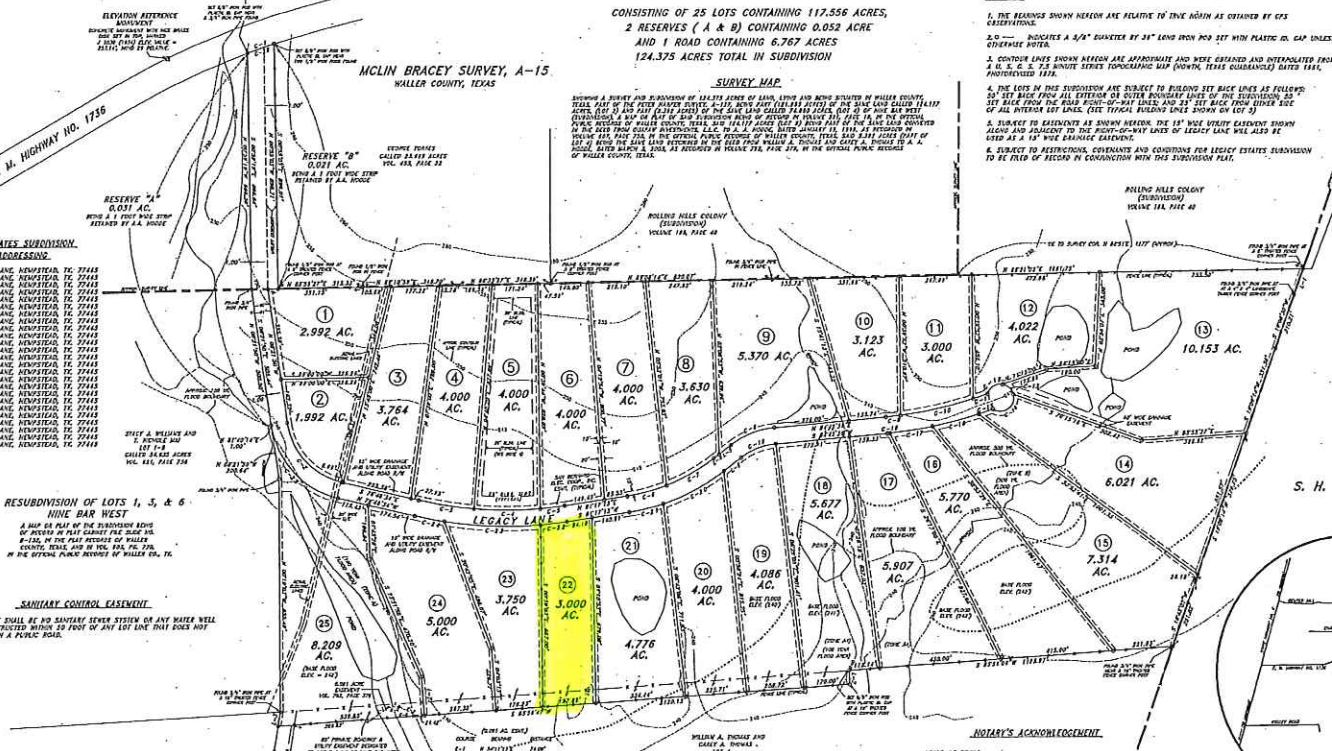
CONSISTING OF 25 LOTS CONTAINING 117.556 ACRES,
2 RESERVES (A & B) CONTAINING 0.852 ACRE
AND 1 ROAD CONTAINING 6.767 ACRES
124.375 ACRES TOTAL IN SUBDIVISION

NOTES:

1. THE BEARINGS SHOWN HEREON ARE RELATIVE TO TRUE NORTH AS OBTAINED BY GPS OBSERVATIONS.
2. 0.00" INDICATES A 3/4" DIMENSION BY 31" LEAD FROM POS SET WITH PLASTIC ID. CAP UNLESS OTHERWISE NOTED.
3. CONTOR LINES SHOWN HEREON ARE APPROXIMATE AND WERE OBTAINED AND INTERPOLATED FROM A U. S. G. S. 7.5 MINUTE STEREOPAIRING MAP (SHOWING TEXAS COORDINATES) DATED 1981, PHOTOGRAPHED 1978.
4. THE LOTS IN THIS SUBDIVISION ARE SUBJECT TO BUILDING SET BACK LINES AS FOLLOWS:
SET BACK FROM ALL EXTERIOR OR OUTER BOUNDARY LINES OF THE SUBDIVISION, 50' SET BACK FROM THE INNER BOUNDARY LINES, AND 25' SET BACK FROM OTHER LOTS OF ALL TYPES OF LOTS. (SEE TYPICAL BUILDING LINES SHOWN ON LOT 1)
5. SUBJECT TO ESTABLISHMENT OF A DRAINAGE SYSTEM, THE 10' WIDE UTILITY EASEMENT SHOWN HEREON AND ADJACENT TO THE FRONT-OR-WAY LINES OF LEGACY LANE WILL ALSO BE USED AS A 10' WIDE DRAINAGE EASEMENT.
6. SUBJECT TO RESTRICTIONS, COVENANTS AND CONDITIONS FOR LEGACY ESTATES SUBDIVISION TO BE FILED OF RECORD IN CONNECTION WITH THIS SUBDIVISION PLAN.

SURVEY MAP

SHOWING A SURVEY AND REVISION OF LEGACY ESTATES OF LAND, LOTS AND MORE DIVIDED BY WALLER COUNTY, TEXAS. PART OF THE PETER HARPER SURVEY, A-137, BOUNDARY LINES FROM THE SAME AND CALLED "LEGACY ESTATES" BY ACT OF THE BOARD OF COUNTY COMMISSIONERS OF WALLER COUNTY, TEXAS, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.



CURVE TABLE

LOT#	BEARING	LENGTH	CHORD	CHORD BEARING
C-1	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-2	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-3	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-4	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-5	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-6	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-7	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-8	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-9	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-10	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-11	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-12	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-13	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-14	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-15	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-16	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-17	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-18	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-19	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-20	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-21	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-22	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-23	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-24	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W
C-25	S 89° 14' 00" W	128.41'	128.41'	S 89° 14' 00" W

LINE TABLE

LINE	BEARING	DISTANCE
L-1	S 89° 14' 00" W	128.41'
L-2	S 89° 14' 00" W	128.41'
L-3	S 89° 14' 00" W	128.41'
L-4	S 89° 14' 00" W	128.41'
L-5	S 89° 14' 00" W	128.41'
L-6	S 89° 14' 00" W	128.41'
L-7	S 89° 14' 00" W	128.41'
L-8	S 89° 14' 00" W	128.41'
L-9	S 89° 14' 00" W	128.41'
L-10	S 89° 14' 00" W	128.41'
L-11	S 89° 14' 00" W	128.41'
L-12	S 89° 14' 00" W	128.41'
L-13	S 89° 14' 00" W	128.41'
L-14	S 89° 14' 00" W	128.41'
L-15	S 89° 14' 00" W	128.41'
L-16	S 89° 14' 00" W	128.41'
L-17	S 89° 14' 00" W	128.41'
L-18	S 89° 14' 00" W	128.41'
L-19	S 89° 14' 00" W	128.41'
L-20	S 89° 14' 00" W	128.41'
L-21	S 89° 14' 00" W	128.41'
L-22	S 89° 14' 00" W	128.41'
L-23	S 89° 14' 00" W	128.41'
L-24	S 89° 14' 00" W	128.41'
L-25	S 89° 14' 00" W	128.41'

ORDER REVISION

I, A. A. HODGE, OWNER OF RECORD OF THE FOREGOING SUBDIVISION BY THE ABOVE AND FOREGOING PART OF LEGACY ESTATES (SUBDIVISION), DO HEREBY REVOKE SUBDIVISION OF SAID PROPERTY, ACCORDING TO THE BEARINGS, LINES, AND EASEMENTS THEREON SHOWN AND RESUBDIVISION SAID SUBDIVISION AS LEGACY ESTATES, LOCATED IN THE PETER HARPER SURVEY, ABSTRACT 137, OF WALLER COUNTY, TEXAS.

RESUBDIVISION OF LOTS 1, 5, & 6 NINE BAR WEST

A MAP OF PART OF THE SUBDIVISION BEING OF NINE BAR WEST (SUBDIVISION) OF WALLER COUNTY, TEXAS, AS SHOWN ON MAP NO. 137, IN THE OFFICIAL PUBLIC RECORDS OF WALLER COUNTY, TEXAS.

SANITARY CONTROL EASEMENT

THERE SHALL BE NO SANITARY SEWER SYSTEM OR ANY WATER MAIN CONSTRUCTED WITHIN 50 FEET OF ANY LOT LINE THAT DOES NOT ADJOIN A PUBLIC ROAD.

1. THE AGREEMENTS, HEREBY REVOKE FOR PUBLIC USE ALL EASEMENTS AND RIGHTS SHOWN THEREON. THERE IS ALSO REVERTED FOR UTILITIES, AN ADEQUATE EASEMENT (30 FEET WIDE FROM FROM A PLANT TWENTY (20) FEET ABOVE THE GROUND, LOCATED ADJACENT TO ALL UTILITY EASEMENT AND STRAIGHT SHOWN THEREON.
2. FURTHER ALL OF THE FOREGOING SUBDIVISION BY THE ABOVE AND FOREGOING PART SHALL BE RESTRICTED IN THE USE, WHICH RESTRICTIONS SHALL RUN WITH THE TITLE TO THE FOREGOING AND SHALL BE ENFORCEABLE AT THE OPTION OF WALLER COUNTY, BY WALLER COUNTY, OR ANY OTHER THEREIN, BY ORDINANCE AS FOLLOWS:

1. THAT DRAINAGE OF SEWER LINES INTO POND, STREETS, ALLEYS, OR PUBLIC DITCHES, STREAMS, ETC., EITHER DIRECTLY OR INDIRECTLY IS STRICTLY PROHIBITED.
2. ALL STOCK ANIMALS, HORSES, AND POULTRY SHALL BE FENCED IN AND NOT ALLOWED TO RUN AT LARGE IN THE SUBDIVISION.
3. DRAINAGE STRUCTURES UNDER PRIVATE DITCHES 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 (1) AND THREE QUARTERS (1-3/4) SQUARE FEET (16 SQUARE FEET) REINFORCED CONCRETE PIPE, UNLESS SPECIFIED BY THE COUNTY PLUMB AND MECHANICAL, OR COUNTY ENGINEER. CULVERTS OR BOXES SHALL BE USED FOR ALL DRAINAGE AND/OR WELLS.
4. FOREGOING OWNERS WILL OBTAIN CLASS B BUILDING PERMITS FROM THE COUNTY FLOOD PLANNING ADMINISTRATOR FOR ALL BUILDING CONSTRUCTION WITHIN THE 100 YEAR FLOOD PLAIN.
5. THE FOREGOING SUBDIVISION HEREIN IS FURTHER RESTRICTED IN ITS USE AS SPECIFIED IN THE SUBDIVISION RESTRICTIONS AS FILED FOR RECORD AT DATE _____ A. Y. OF THE YEAR RECORDS OF WALLER COUNTY, TEXAS. A COPY OF SAID RESTRICTIONS WILL BE FURNISHED BY THE ABSTRACTOR A. A. HODGE, TO THE PURCHASER OF EACH AND EVERY LOT IN THE SUBDIVISION PRIOR TO COMPLETION TO EACH SALE.
6. THERE ARE NO UNDERGROUND UTILITIES WITHIN THE COVERAGE OF THIS SURVEY EXCEPT AS SHOWN ON THE ABOVE PLAN.

NOTARY'S ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF Waller
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED A. A. HODGE
KNOWN TO ME AS THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE (OR SHE) HAS RECEIVED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN SET FORTH.
GIVEN UNDER HAND AND SEAL OF OFFICE, THIS 28th DAY OF October 2004, A. D.
Matthew G. Murray
NOTARY PUBLIC, STATE OF TEXAS

COMMISSIONER'S COURT APPROVAL

APPROVED BY THE COMMISSIONERS COURT OF WALLER COUNTY, TEXAS
THIS 28th DAY OF November 2004, A. D.
Curtis Ralston
COMMISSIONER DISTRICT NO. 1
Paul Boland
COMMISSIONER DISTRICT NO. 2
Walter Medley
COMMISSIONER DISTRICT NO. 3
John Cook
COMMISSIONER DISTRICT NO. 4

JOINT ACCEPTANCE OF THE ABOVE PLAN BY THE COMMISSIONERS COURT DOES NOT SIGNIFY WALLER COUNTY ACCEPTANCE OF THE DELEGATED POWERS FOR INFORMATION INTO THE COUNTY ROAD SYSTEM.

THE DEVELOPER IS REQUIRED TO COMPLY WITH SECTION 14, WALLER COUNTY SUBDIVISION REGULATIONS, DATED 11 JUNE 1981, IN THIS REGARD.

NOTARY'S ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF Waller
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Curtis Ralston
KNOWN TO ME AS THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE (OR SHE) HAS RECEIVED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN SET FORTH.
GIVEN UNDER HAND AND SEAL OF OFFICE, THIS 28th DAY OF October 2004, A. D.
Matthew G. Murray
NOTARY PUBLIC, STATE OF TEXAS

MORTGAGEE'S STATEMENT

WE, STATE BANK-NEWSTEEL, OWNERS AND HOLDEES OF A LIEN UPON SAID PROPERTY DO HEREBY RATIFY AND CONFIRM SAID SUBDIVISION AND REVISION AND DO HEREBY IN ALL THINGS SUBORDINATE TO SAID SUBDIVISION AND REVISION OF THE LENDERS AGAINST SAID LANDOWNER AND HELD BY US.
BY: *Curtis Ralston*
TITLE: Commissioner

COUNTY CLERK'S CERTIFICATION

STATE OF TEXAS
COUNTY OF WALLER
I, CATHY FETTER, CLERK OF THE COUNTY COURT OF WALLER COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT, WITH ITS CERTIFICATE OF AUTHORIZATION, WAS FILED FOR REGISTRATION IN MY OFFICE ON 28th DAY OF November 2004, A. D., AT 11:11 O'CLOCK A. M., AND WAS RECEIVED ON 18th DAY OF November 2004, A. D., AT 8:20 O'CLOCK A. M. AT 532 OF VOLUME 914 OF THE DEED RECORDS OF WALLER COUNTY.
WITNESS MY HAND AND SEAL OF OFFICE, ON THIS 28th DAY OF November 2004, A. D.
Stephanie Amador, Clerk
COUNTY CLERK

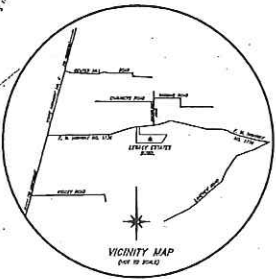
NOTARY'S ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF WALLER
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Matthew G. Murray
KNOWN TO ME AS THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE (OR SHE) HAS RECEIVED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN SET FORTH.
GIVEN UNDER HAND AND SEAL OF OFFICE, THIS 28th DAY OF October 2004, A. D.
Matthew G. Murray
NOTARY PUBLIC, STATE OF TEXAS

CERTIFICATION

THE STATE OF TEXAS
COUNTY OF WALLER
I, A. A. HODGE, REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 5187 OF THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS MAP SHOWS A PORTION OF A SUBDIVISION OF 114.375 ACRES OF LAND IN THIS COUNTY AND CORRECT IN ACCORDANCE WITH AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY PERSONAL DIRECTION AND SUPERVISION. ALL LOT CORNERS ARE 3/4" IRON PINS SET WITH PLASTIC ID. CAP UNLESS OTHERWISE NOTED ON THIS MAP.
DATED THIS 18TH DAY OF FEBRUARY, 2004, A. D. (REGISTERED OCTOBER 15, 2003)
A. A. Hodge
REGISTERED PROFESSIONAL LAND SURVEYOR AND STATE LICENSE NO. 5187
HODGE & HODGE LAND SURVEYING, INC.
443 EAST BLUE BELL ROAD
BRUNING, TEXAS 77803
(979) 816-3183
(979) 816-3181
WWW.ADDRESSTHEVETS.COM

S. H. HARDIN SURVEY, A-36



OWNER/DEVELOPER

A. A. HODGE
14070 HIGHWAY 105
WASHINGTON, TEXAS 77880
PHN. (979) 816-3879
SURVEY AND PLAN PREPARED BY:
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