

PECOS STREET
(FILM CODE 569081 H.C.M.R.)
(60' R.O.W.)

GARAGOL HOLDINGS LLC
TRACT 43
ABST 342 HOSKINS

OFFICE OF
BEVERLY B. KAUFMAN
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
FILM CODE 607243

CAMPBELL RIDGE ESTATE
SUBDIVISION

THIS IS PAGE 1 OF 2 PAGES

CAMPBELL ROAD
(FILM CODE 569081 H.C.M.R.)
(60' R.O.W.)

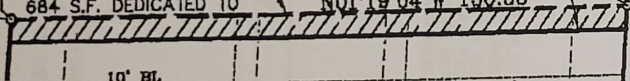
607243
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STREET R.O.W. WIDENING
684 S.F. DEDICATED TO

N01°19'04"W 136.58'

351.58'



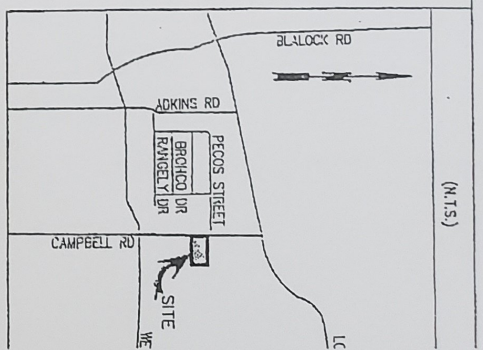
10' BL

EL

(N.T.S.)

FILED
2007 JAN -4 AM 10:06
COUNTY CLERK
HARRIS COUNTY TEXAS

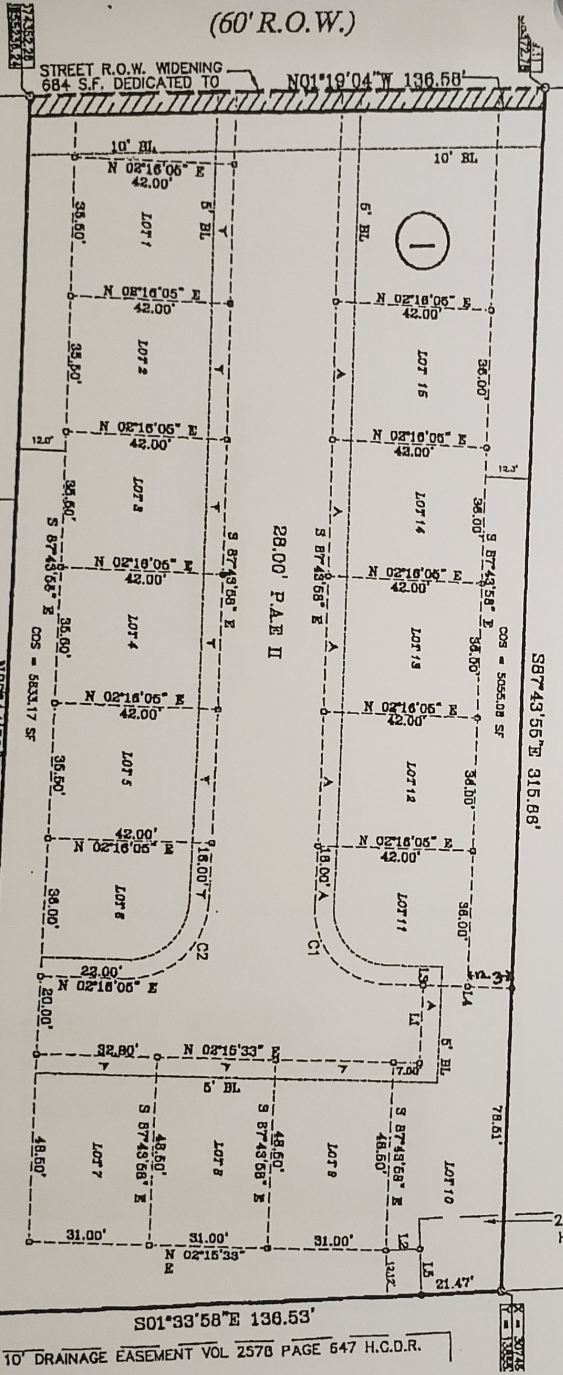
200700007789
01/04/2007 8:3 450.00
KNIGHTON HILDRED E
LOT 19
RULAND PLACE



351.58'

BLOCK ONE
RESTRICTED RESERVE "A"
CAMPBELL RIDGE
FILM CODE 369081 H.C.M.R.

LOT 17



(60' R.O.W.)

STREET R.O.W. WIDENING
684 S.F. DEDICATED TO

N01°19'04" W 136.58'

926.16'

EASELEY FAMILY LTD PARTNERSHIP
TRACT 1 PT TR 82
ABST 610 A H OSBORNE

DAVIS LINETTE D.
TRACT 2 PT TR 82
ABST 610 A. H. OSBORNE

TWB INTERESTS INC
.25 U/D INT IN TRACT 4 PT TR 82
(0.4273 AC)
ABST 610 A H OSBORNE

N07°44'50" W 318.25'

S01°33'58" E 136.53'
10' DRAINAGE EASEMENT VOL 2578 PAGE 647 H.C.D.R.

S87°43'56" E 315.66'

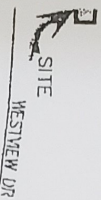
20' DRAINAGE EASEMENT
H.C.M.R. NO. Y765505

KEY MAP NO.: 450Y

STATE OF TEXAS
COUNTY OF HARRIS

LONG POINT RD

BINGLE RD



LOT 17
RULAND PLACE
VOLUME 13 PAGE 38 H.C.M.R.

SPRING BRANCH I.S.D.
H.C.C.F.# V-795284

301°33'58"E 136.53'

10' DRAINAGE EASEMENT VOL 2576 PAGE 647 H.C.D.R.

WE, I-10 CAMPBELL ESTATES, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH ANAN QADDOUM, MEMBER, OWNERS HEREBY REFERRED TO AS "OWNERS" OF THE 0.9984-ACRE TRACT DESCRIBED IN THE A FOREGOING PLAT OF CAMPBELL RIDGE ESTATE SUBDIVISION, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION DEVELOPMENT PLAN OF SAID PROPERTY, ACCORDING TO ALL UEN'S, DEDICATIONS, RESTRICTIONS AND NOTATIONS MAPS OR PLAT, AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS (EXCEPT FOR THOSE DESIGNATED AS SHARED DRIVEWAYS), ALLEYS, PARKS, WATER COURSES, DRAINAGE EASEMENTS, AND DO HEREBY OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LA DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR I PURPOSES FOREVER UNOBTSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTAL ADDITIONAL ELEVEN FEET, SIX INCHES (11'-6") FOR TEN FEET (10'-0") PERIMETER GROUND EASEMENTS, OR SE SIX INCHES (7'-6") FOR FOURTEEN FEET (14'-0") PERIMETER GROUND EASEMENTS, OR FIVE FEET, SIX INCHES (5'-6") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC U- EASEMENTS THAT ARE DESIGNED WITH AERIAL EASEMENTS (U/E & A/E), AS INDICATED AND DEPICTED HERON, 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 I UTILITY PURPOSES FOREVER UNOBTSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORI- ADDITIONAL TEN FEET (10'-0") FOR TEN FEET (10'-0") BACK-TO-BACK GROUND EASEMENTS, OR EIGHT FEET (FOURTEEN FEET (14'-0") BACK-TO-BACK GROUND EASEMENTS, OR SEVEN FEET (7'-0") FOR SIXTEEN FEET (16 BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16'-0") ABOVE GROUND LEVEL UPWARD, I ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNED WITH AERIAL, I (U/E & A/E), AS INDICATED AND DEPICTED HERON, WHEREBY THE AERIAL EASEMENTS TOTAL THIRTY FEET (30 WIDTH.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF I SHALL BE RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET ALLEY, OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN FEET (15'-0") WIDE ON EA THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAINS, SLOPES OR OTHER NATURA COURSES, LOCATED ON SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING THE CITY OF HOUSTON, H COUNTY, OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT, AT ANY TIME, I PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

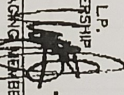
FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES O AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, PLANTING AND OT OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY, AND THAT SUCH ADJUTING SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT, EXCEPT BY MEANS OF AN APPROVED DRA STRUCTURE.

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE INTENDED FOR CONSTRUCTION OF SINGLE-FAMILY RESIDENTIAL DWELLING UNITS THEREON, AND SHALL BE RESR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

FURTHER, OWNERS DO HEREBY CERTIFY THAT THIS BE-PLAT DOES NOT ATTEMPT TO ALTER, AMEND OR REMOVE COVENANTS OR RESTRICTIONS. WE FURTHER CERTIFY THAT NO PORTION OF THE PRECEDING PLAT WAS LIMITED RESTRICTION, TO RESIDENTIAL USE, FOR MORE THAN TWO (2) RESIDENTIAL UNITS PER LOT.

I-10 Campbell
IN TESTIMONY WHEREOF, **Campbell** L.P. A TEXAS LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE I H. ZIEBEN AND JOHN M. KIRKSEY, JR., ITS MANAGING MEMBERS, ON THIS 19 DAY OF September

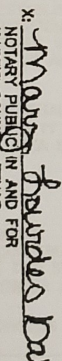
I-10 CAMPBELL ESTATES, L.P.
A TEXAS LIMITED PARTNERSHIP

BY: 
ANAN QADDOUM, MANAGING MEMBER

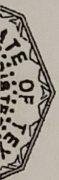
STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ANAN QADDOUM, KNOWN TO M THE PERSON WHOSE NAMES IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT I EXCLUDED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THE HEREIN STATED, AND AS THE AGT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 19th DAY OF September 2008.

X: 
NOTARY PUBLIC IN AND FOR
HARRIS COUNTY, TEXAS
MY COMMISSION EXPIRES: September 2

I, GILBERT PRIDA, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION I AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT; WAS PREPARED FROM AN ACTUAL THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON RODS, HAVING AN OUTSIDE DIA THREE QUARTER (3/4) INCH AND A LENGTH OF THREE (3) FEET, AND THAT THE PLAT BOUNDARY CORNERS HA TO THE NEAREST STREET CORNER.



GILBERT PRIDA
REGISTERED PROFESSIONAL LAND SURVEYOR

3

SING AND SAID EETS

THIS IS TO CERTIFY THAT THE HOUSTON PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS RE-PLAT AND SUBDIVISION OF CAMPBELL RIDGE ESTATE SUBDIVISION, IN CONFORMANCE WITH THE LAW OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON, AS SHOWN HEREON AND AUTHORIZED BY THE RECORDING OF THIS PLAT THIS 28 DAY OF Dec 2006.

BY: CAROL LEWIS PHD., CHAIR

BY: MARLENE L. GARFICK, SECRETARY

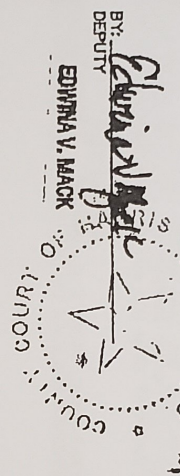


OR BY: MARK A. KILKENNY, VICE CHAIRMAN

LY AN FOR NTS N PLAT D OR

I, BEVERLY B. KAUFMAN, CLERK OF THE COUNTY COURT OF HARRIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT, WITH ITS CERTIFICATE OF AUTHENTICATION, WAS FILED FOR REGISTRATION, IN MY OFFICE ON Jan 4 2006 AT 3:15 O'CLOCK P.M., AND IN FILM CODE NUMBER (100745) OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY.

BY: BEVERLY B. KAUFMAN CLERK, COUNTY CLERK HARRIS COUNTY, TEXAS



THIS CERTIFICATE IS VALID ONLY AS TO THE INSTRUMENT ON WHICH THE ORIGINAL SIGNATURE IS AFFIXED AND ONLY THEN TO THE EXTENT THAT SUCH INSTRUMENT IS NOT ALTERED OR CHANGED AFTER RECORDING. ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

STATE OF TEXAS COUNTY OF HARRIS

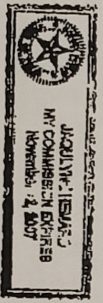
WE, PATRIOT BANK, OWNER AND HOLDER OF A LIEN AGAINST THE PROPERTY DESCRIBED IN THE PLAT KNOWN AS CAMPBELL RIDGE ESTATE SUBDIVISION, SAID LIEN BEING EVIDENCED BY INSTRUMENTS UNDER CLERK'S FILE NO.S Y-030745 AND Y-030755, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF HARRIS COUNTY, TEXAS, DO HEREBY IN ALL THINGS SUBORDINATE OUR INTEREST IN THE SAID PROPERTY TO SAID PLAT AND WE HEREBY CONFIRM THAT WE ARE THE PRESENT OWNER OF SAID LIEN AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.

BY: James R. Franer
PRINT NAME: James R. Franer
TITLE: Patriot Bank

STATE OF TEXAS COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED James R Franer KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 19th DAY OF December 2006.



X: Jacquelyn Lewis
NOTARY PUBLIC IN AND FOR HARRIS COUNTY, TEXAS
MY COMMISSION EXPIRES: 11/12/07

ING XE TED

CAMPBELL ST

A SUBDIVISION OF 0.9884-ACRE
IN BLOCK ONE (1) OF CAMPBELL
HARRIS COUNTY MAP RECORDS,
HOUSTON, HARRIS COUNTY, TEX.

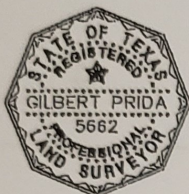
REASON FOR RE-PLAT: TO (

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C1	20.00	89°59'57"	31.41	20.00	S 47°18'3" W	28.28
C2	20.00	90°00'03"	31.42	20.00	N 42°43'57" W	28.28
TOTAL NO. OF DWELLING UNITS		TOTAL GROSS ACREAGE		TOTAL PROJ. DENSITY (UNITS PER AC.)		
15		0.9884-ACRES		15.17		
COMPENSATING OPEN SPACE (C.O.S.)						
A. TOTAL NUMBER OF LOTS < 5,000 S.F.				15		
B. TOTAL AREA OF LOTS < 5,000 S.F.				22,816 S.F.		
C. AVERAGE LOT SIZE < 5,000 S.F. (B/A)				1,507.73 S.F.		
D. C.O.S. REQUIRED PER LOT (BASED ON C)				720 S.F.		
E. C.O.S. REQUIRED (AxD)				10,800 S.F.		
F. TOTAL AREA OF C.O.S. PROVIDED				10,888.25 S.F.		
LINE TABLE						
L1	N 87°44'25" W		20.00'			
L2	S 01°21'05" E		9.06'			
L3	N 02°16'05" E		22.00'			
L4	N 02°16'05" E		24.27'			
L5	N 88°26'36" E		12.07'			

8. ANY AREA IDENTIFIED AS COMPENSATING OPEN SPACE SHALL BE RESTRICTED FOR THE USE OF OWNERS OF PROPERTY AND RESIDENTS OF THE SUBDIVISION; SHALL BE OWNED, MANAGED AND MAINTAINED UNDER A BINDING AGREEMENT AMONG THE OWNERS OF PROPERTY IN THE SUBDIVISION, AND SHALL BE ACCESSIBLE TO ALL OF THE RESIDENTS OF THE SUBDIVISION.
9. THIS SUBDIVISION CONTAINS ONE OR MORE PRIVATE STREETS THAT HAVE NOT BEEN DEDICATED TO OR ACCEPTED BY THE CITY OF HOUSTON OR ANY OTHER LEGAL GOVERNMENT AGENCY AS PUBLIC RIGHTS-OF-WAY. THE CITY OF HOUSTON HAS NO OBLIGATION, NOR DOES ANY OTHER LOCAL GOVERNMENT AGENCY HAVE ANY OBLIGATION, TO MAINTAIN OR IMPROVE ANY STREETS WITHIN THE SUBDIVISION, WHICH OBLIGATION SHALL BE THE SOLE RESPONSIBILITY OF THE OWNERS OF PROPERTY IN THIS SUBDIVISION.
10. UNLESS OTHERWISE INDICATED, THE BUILDING LINES, WHETHER ONE OR MORE, SHOWN ON THIS SUBDIVISION PLAT ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCES, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAT WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.
11. ANY FENCE OR WALL, UP TO EIGHT (8) FEET HIGH, SHALL BE LOCATED AT LEAST TWO (2) FEET FROM THE PROPERTY LINE ALONG THE COLLECTOR STREET OR LOCAL STREET. THIS AREA SHALL BE PLANTED AND MAINTAINED WITH LANDSCAPING.
12. PRIVATE WATER SYSTEM
- a. THIS SUBDIVISION HAS A PRIVATE WATER SYSTEM. IT IS NOT A PUBLIC WATER SYSTEM, NOR HAS IT BEEN CONSTRUCTED WITH ANY PUBLIC FUNDS. THE WATER LINE TO SERVE THIS SUBDIVISION IS PRIVATE AND WILL BE MAINTAINED BY THE OWNER AND/OR OWNERS MANAGEMENT ASSOCIATION.
- b. ANTICIPATED WATER DEMAND FOR THIS SUBDIVISION IS APPROXIMATELY 5,000 GALLONS PER DAY.

OWNER:
CAMPBELL RIDGE PROPERTIES, LLC
401 STUDEWOOD, SUITE 300
HOUSTON, TEXAS 77007

13850221.01



Gilbert Prida 12-20-06
GILBERT PRIDA
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 5662

CAMPBELL RIDGE ESTATE SUBDIVISION

PT	BEARING	CHORD
1	S 47°16'3" W	26.26
1	N 42°43'57" W	26.26

TOTAL PROJ. DENSITY (UNITS PER AC.)
15.17

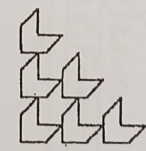
SPACE (C.O.S.)
15
22,616 S.F.
1,507.73 S.F.
720 S.F.
10,800 S.F.
10,886.25 S.F.
20.00'
9.06'
22.00'
24.27'
12.07'

A SUBDIVISION OF 0.9884-ACRE TRACT OF LAND, BEING ALL OF RESTRICTED RESERVE "B" IN BLOCK ONE (1) OF CAMPBELL RIDGE, A SUBDIVISION RECORDED IN FILM CODE 569081 HARRIS COUNTY MAP RECORDS, LOCATED IN THE A.H. OSBORNE SURVEY A-610, CITY OF HOUSTON, HARRIS COUNTY, TEXAS.

REASON FOR RE-PLAT: TO CREATE FIFTEEN (15) SINGLE-FAMILY RESIDENTIAL LOTS
LOTS: 15 BLOCK: 1
DECEMBER 2006

RECORDER'S MEMORANDUM:
At the time of recording, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blackouts, additions and changes were present at the time the instrument was filed and recorded.

OWNER:
CAMPBELL RIDGE PROPERTIES, LLC
401 STUDEWOOD, SUITE 300
HOUSTON, TEXAS 77007



THE INTERFIELD GROUP
ENGINEERS, PROJECTS & CONSTRUCTION MANAGERS,
401 STUDEWOOD, SUITE 300
HOUSTON, TEXAS 77007
TEL. (713) 780-0909
FAX (713) 780-8550
(INTERFIELD PROJECT NUMBER 06205.00)

BY: CAROL LE... JUDGE, CHAIR

BY: MARLENE L. GARFINK, SECRETARY

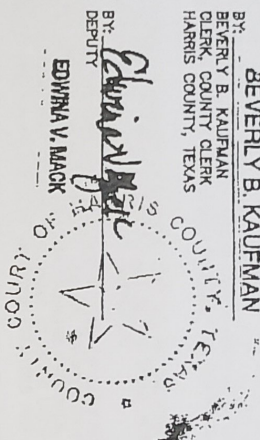
BY: MARK A. KUKENNY, VICE CHAIRMAN



1. BEVERLY B. KAUFMAN, CLERK OF THE COUNTY COURT OF HARRIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT, WITH ITS CERTIFICATE OF AUTHENTICATION, WAS FILED FOR REGISTRATION, IN MY OFFICE ON JAN 4 2009 AT 3:15 2009 AT 10:00 P. M., AND DULY RECORDED ON (BOOKS) OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT THE CITY OF HOUSTON, THE DAY AND DATE LAST ABOVE WRITTEN,

BEVERLY B. KAUFMAN
CLERK, COUNTY CLERK
HARRIS COUNTY, TEXAS



THIS CERTIFICATE IS VALID ONLY AS TO THE INSTRUMENT ON WHICH THE ORIGINAL SIGNATURE IS AFFIXED AND ONLY THEN TO THE EXTENT THAT SUCH INSTRUMENT IS NOT ALTERED OR CHANGED AFTER RECORDING.
ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

STATE OF TEXAS
COUNTY OF HARRIS

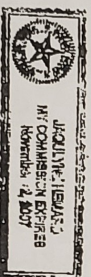
WE, PATRIOT BANK, OWNER AND HOLDER OF A LIEN AGAINST THE PROPERTY DESCRIBED IN THE PLAT KNOWN AS CAMPBELL RIDGE ESTATE SUBDIVISION, SAID LIEN BEING EVIDENCED BY INSTRUMENTS UNDER CLERK'S FILE NOS. Y-030756 AND Y-030758, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF HARRIS COUNTY, TEXAS, DO HEREBY IN ALL THINGS SUBORDINATE OUR INTEREST IN THE SAID PROPERTY TO THE PURPOSES AND EFFECTS OF SAID PLAT AND THE DEDICATIONS AND RESTRICTIONS SHOWN HEREIN TO SAID PLAT AND WE HEREBY CONFIRM THAT WE ARE THE PRESENT OWNER OF SAID LIEN AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.

BY: James R. Fana
PRINT NAME: James R. Fana
TITLE: PATRIOT BANK

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED James R Fana, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 19th DAY OF December 2008.



Jacqueline Isaacs, Notary Public in and for Harris County, Texas, My Commission Expires 11/12/10

RIDGE ESTABLISHMENT

KEY MAP NO.: 450Y

STATE OF TEXAS
COUNTY OF HARRIS

LONG POINT RD

BINGL F RD

WESTVIEW DR

E

WE, I-10 CAMPBELL ESTATES, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH ANAN GADDUMI, MANAGING MEMBER, OWNERS HERINAFTER REFERRED TO AS "OWNERS" OF THE 0.9884-ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF CAMPBELL RIBB, ESTATE SUBDIVISION, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAT OF SAID PROPERTY, ACCORDING TO ALL LEGAL DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID MAPS OR PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS (EXCEPT FOR THOSE STREETS DESIGNATED AS SHARED DRIVEWAYS), ALLEYS, PARKS, WATER COURSES, DRAINAGE EASEMENTS, AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS 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 UTILITY PURPOSES FOREVER UNOBSERVED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11'-6") FOR TEN FEET (10'-0") PERMETER GROUND EASEMENTS, OR SEVEN FEET, SIX INCHES (7'-6") FOR FOURTEEN FEET (14'-0") PERMETER GROUND EASEMENTS, OR FIVE FEET, SIX INCHES (5'-6") FOR SIXTEEN FEET (16'-0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.L.E. & A.E.), AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENTS TOTAL THIRTY FEET (30'-0") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER UNOBSERVED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY, 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 GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.L.E. & A.E.), AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENTS TOTAL THIRTY FEET (30'-0") IN WIDTH.

FURTHER, OWNERS DO HEREBY CONVEYANT 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.

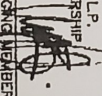
FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN FEET (15'-0") WIDE ON EACH SIDE OF THE CENTERLINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, CREEK OR NATURAL DRAINAGE WAY, SHALL HEREBY BE CONVEYED, LOCATED ON SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING THE CITY OF HOUSTON, HARRIS COUNTY, OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT, AT ANY TIME, FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY CONVEYANT 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 THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY, AND THAT SUCH ADJUTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT, EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE ORIGINAL INTENDED FOR 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, OWNERS DO HEREBY CERTIFY THAT THIS RE-PLAT DOES NOT ATTEMPT TO ALTER, AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS. WE FURTHER CERTIFY THAT NO PORTION OF THE PRECEDING PLAT WAS LIMITED BY DEED RESTRICTION, TO RESIDENTIAL USE, FOR NOT MORE THAN TWO (2) RESIDENTIAL UNITS PER LOT.

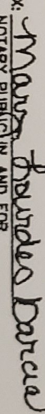
H10 Campbell
IN TESTIMONY WHEREOF, **H10 Campbell**, LP, A TEXAS LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY H. ZIEBEN AND JOHN M. KIRKSEY, JR., ITS MANAGING MEMBERS, ON THIS 19 DAY OF September 2008

BY: 
ANAN GADDUMI, MANAGING MEMBER


STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ANAN GADDUMI, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 19th DAY OF September 2008.

X: 
MARY LOURDES BARCIA
NOTARY PUBLIC IN AND FOR
HARRIS COUNTY, TEXAS
MY COMMISSION EXPIRES: September 23, 2009

I, GILBERT PRIDA, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEY AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT; WAS PREPARED FROM AN ACTUAL SURVEY AND THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON RODS, HAVING AN OUTSIDE DIAMETER OF THREE QUARTER (3/4) INCH AND A LENGTH OF THREE (3) FEET, AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TO THE NEAREST STREET CORNER.


GILBERT PRIDA
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 96992



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RULAND PLACE
VOLUME 13 PAGE 38 H.C.M.R.

SPRING BRANCH I.S.D.
H.C.C.F. # V-795284

10' DRAINAGE EASEMENT VOL 13 PAGE 38 H.C.M.R.

30/24/08
13:55:23
3/25/2008

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