



LEWIS W. JOST  
ATTORNEY AT LAW

February 17, 2000

Ms. Mei Chang  
Via Facsimile:  
713.660-5720

Re: Chu Residence, 5706 Jackwood

Dear Ms. Chang:

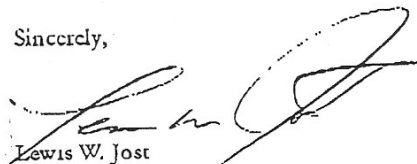
Representatives of both the Meyerland Community Improvement Association and the Meyerland Architectural Control Committee have reviewed the recent survey of the above-referenced property. This survey shows possible minor areas of at the encroachment at the rear of the lot over building setback lines established by the deed restrictions.

Due to the special circumstances, the M.C.I.A. and the M.A.C.C. have determined that no action shall be taken regarding the setback encroachments revealed by the above-referenced survey. This forbearance shall continue as long as the "slab" or foundation of the garage remains in its current configuration and will accrue to the benefit of the Chu/Tong family and their successors in title. The factors considered in reaching this decision include the facts that these encroachments relate back to the original construction of the residence and are minor in the area affected. In addition, the requirements of prior submission and approval of plans were apparently met.

Please note that the building setback provisions of the deed restrictions as they relate to this property are not waived by this decision and will continue to be in full force and effect. Should Ms. Chu or any future owner of the property rebuild upon the lot, it will be necessary to submit plans to the M.A.C.C. for approval. Compliance with all requirements of the deed restrictions then in effect, including the setback requirements, will then be necessary.

Please call if you have any questions regarding this matter.

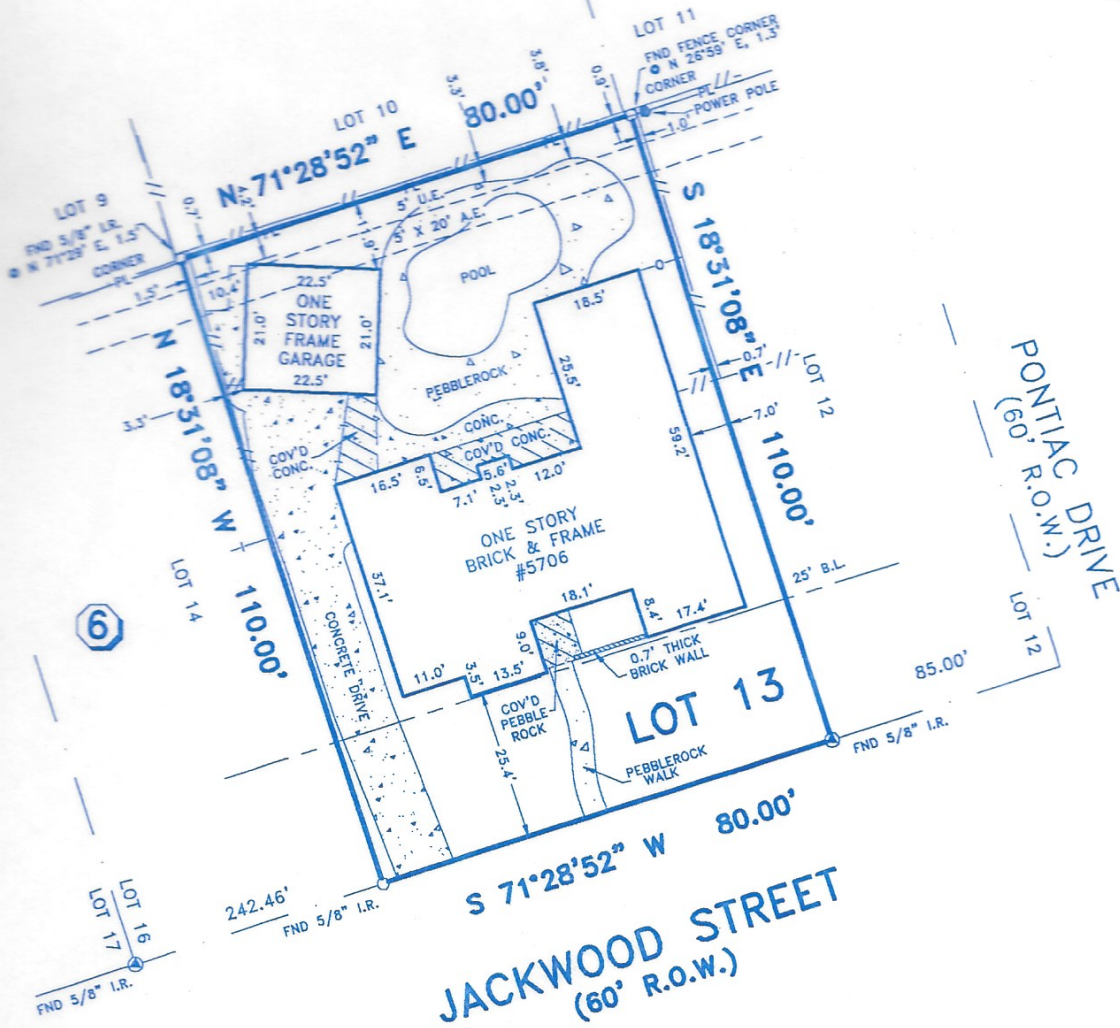
Sincerely,



Lewis W. Jost

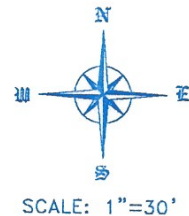
cc: Jim O'Rourke  
Richard Jucker

3200 SOUTHWEST FREEWAY, SUITE 2300 • HOUSTON, TEXAS • 77027-7525  
PHONE: (713) 961-5486 • FAX: (713) 961-4325 • E-Mail: lwjost@am-law.com



**NOTES:**

- 1.) -// - DENOTES WOODEN FENCE, -O- DENOTES CHAIN-LINK FENCE, -I- DENOTES IRON FENCE, -PL- DENOTES POWER LINE AND ⊙ DENOTES CONTROL MONUMENT.
- 2.) SUBJECT TO RESTRICTIVE COVENANTS BY VOL. 95, PG. 1, H.C.M.R., VOL. 5335, PG. 336, VOL. 5381, PG. 120, VOL. 5393, PG. 20, H.C.D.R. AND H.C.C.F. NO. L957740.
- 3.) PORTIONS OF GARAGE, CONCRETE WALK, & POOL DECK ARE WITHIN THE 5' UTILITY EASEMENT AS SHOWN.
- 4.) ONE STORY FRAME GARAGE IS NOT WITHIN THE 5' X 20' AERIAL EASEMENT.



**BUYER'S ACKNOWLEDGMENT**

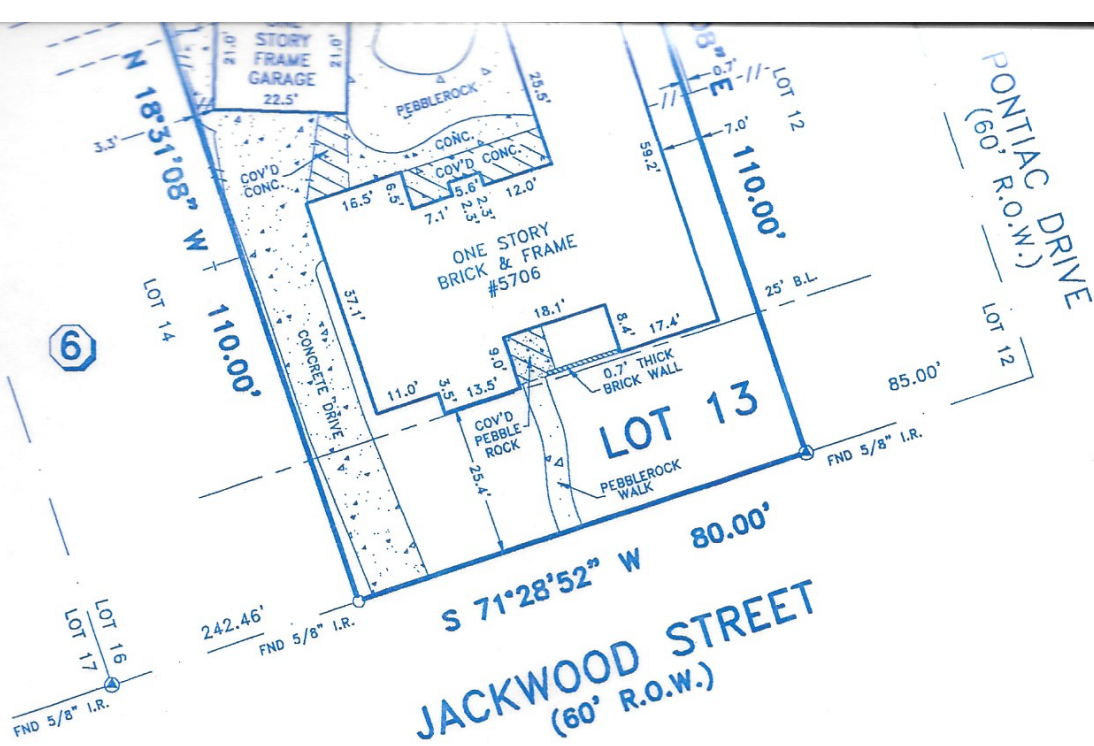
ALL BEARINGS ARE BASED ON THE RECORDED PLAT UNLESS OTHERWISE NOTED.  
 FLOOD ZONE DETERMINED BY GRAPHIC PLOTTING ONLY. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.  
 THIS SURVEY HAS BEEN COMPILED IN ACCORDANCE WITH INFORMATION CONTAINED IN THE TITLE COMMITMENT REFERENCED IN GF NO. 20-19-87480/VB.

LOT 13	BLOCK 6	SECTION 10	SUBDIVISION MEYERLAND		FLOOD NOTE
RECORDATION VOL. 95, PG. 1, H.C.M.R.		COUNTY HARRIS	STATE TEXAS	SURVEY -	THIS TRACT IS LOCATED WITHIN FLOOD ZONE "X"(SHADED) ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 480296 0865 J , REVISED NOVEMBER 06, 1996 .
LENDER CO. SHELL EMPLOYEES FEDERAL CREDIT UNION		TITLE CO. REGENCY TITLE COMPANY			
PURCHASER ADDRESS	VICTOR P. TONG AND EVA S. CHU 5706 JACKWOOD STREET, HOUSTON, TEXAS				JOB NO. 29277K



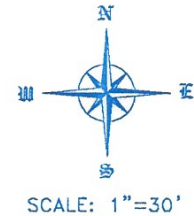
I do hereby certify that this survey was this day made on the ground and that this plat correctly represents the property legally described hereon (or on attached sheet). That the facts found at the time of this survey show the improvements and that there are no encroachments apparent on the ground, except as shown.





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PURCHASER VICTOR P. TONG AND EVA S. CHU					JOB NO.
ADDRESS 5706 JACKWOOD STREET, HOUSTON, TEXAS					29277K



Windrose Land Services, Inc.

FIELD WORK	02-12-00	DT
DRAFTED BY	02-14-00	AD
CHECKED BY	02-14-00	WP
KEY MAP NO.	531N	
REVISION		
-	-	-
-	-	-



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WINDROSE LAND SERVICES, INC.  
 11301 Richmond Ave., Suite K105  
 Houston, Texas 77082  
 TEL. (281) 558-8006 FAX (713) 461-1151