



- NOTES:
1. All side set lines are either perpendicular or radial to street frontage unless otherwise noted.
 2. G.L. denotes building lines.
 3. U.L. denotes utility lines.
 4. S.L. denotes storm sewer lines.

TOTAL LINEAR FOOTAGE OF STREET : 8157.56 L.F.

C-486
 C055a.601

STATE OF TEXAS
COUNTY OF HARRIS

That Jerry H. Deutscher and S. Conrad Well, Jr., trustees and owners of the property subdivided in the above and foregoing map of Walden on Lake Conroe Section Seventeen, do hereby make subdivision of said property, according to the lines, streets, lots, alleys, paths, building lines, and easements therein shown, and designate said subdivision as Walden on Lake Conroe Section Seventeen in the Thomas Conroe Subdivision, and do hereby waive any claims for damages occasioned by the establishing of said subdivision, and do hereby dedicate and always dedicate, or 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 heirs and assigns to warrant and forever defend the title to the land so dedicated.

This is to certify that we, Jerry H. Deutscher and S. Conrad Well, Jr., trustees have complied with or will comply with all pertinent regulations heretofore on file with the Montgomery County Engineer and adopted by the Commissioners Court of Montgomery County, Texas.

There is also dedicated a sixteen-foot (16') wide strip, a ten-foot (10') wide strip and a five-foot (5') wide strip as easements for all utility purposes, including storm and sanitary sewers, and water lines as shown hereon. All building lines and utility easements shown in adjacent acreage are also dedicated hereby.

All easements reserved and dedicated hereby for storm and sanitary sewer and water line purposes shall be for the use and benefit of Montgomery County Municipal Utility District No. 9 or its successor. There is also dedicated for utility and unobstructed aerial easement five feet (5'), wide from a plane twenty feet (20') above the ground upward, located adjacent to all utility easements shown hereon. Further, all of the lots subdivided in the above and foregoing map shall be restricted in their use, which shall be for residential purposes only, and shall be in accordance, at the option of home-owner, with any covenants, conditions, restrictions and limitations set forth in the subdivision of the following restrictions by injunction, as follows:

That drainage of septic tanks into roads, streets, alleys, or other public ditches, either directly or indirectly, is strictly prohibited.

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 eighths (1 3/8) inches in diameter pipe capacity. Collectors or bridges must be used for driveways and/or walks.

We hereby covenant and agree that all lots within the boundaries of this subdivision are for residential purposes unless otherwise noted.

WITNESS our hands in Houston, Harris County, Texas, this 20 day of September, 1979.

Jerry H. Deutscher, Trustee
S. Conrad Well, Jr., Trustee

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Jerry H. Deutscher and S. Conrad Well, Jr., 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 set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 20 day of September, 1979.

ROBERT SOUTHWELL
Notary Public in and for Harris County, Texas
My Commission expires July 1, 1981

STATE OF TEXAS
COUNTY OF HARRIS

We, Michael P. Powell Vice President, and Robert P. Powell Asst. Secretary, Gibraltar Savings Association, owners and holders of a lien against the above described property, do hereby ratify and confirm the instrument of record in volume 369, pages 735-740, of the Deed of Trust Record of Harris County, Texas, and I hereby in all things subordinate to said subdivision and dedication said lien, and I hereby in all things subordinate to said subdivision and dedication said lien, and I hereby confirm that we are the present owners of said lien and have not assigned the same nor any part thereof.



Member: Gibraltar Savings Association
Michael P. Powell Vice-President
Robert P. Powell Asst. Secretary

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Michael P. Powell, known to me to be the person whose name is 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 20 day of September, 1979.

James E. Hoffatt
Notary Public in and for Harris County, Texas
My Commission expires July 1, 1981

This is to certify that I, James E. Hoffatt, a Registered Engineer of the State of Texas, have plotted the above subdivision from an actual survey on the ground, and that all block corners, angle points, and points of curvature are marked with iron rods 7/8" in diameter and 3' long, and that this plot correctly represents the survey made by me.



James E. Hoffatt
Registered Engineer
State Registration No. 12663

I, Donald Blanton, 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 the Montgomery County Commissioners' Court, and that the plat 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.

APPROVED by the Commissioners' Court of Montgomery County, Texas, this 1st day of October, 1979.

Donald Blanton, P.E.
County Engineer

John A. Grand
Commissioner, Precinct 1
County Judge

John A. Grand
Commissioner, Precinct 2

John A. Grand
Commissioner, Precinct 3

John A. Grand
Commissioner, Precinct 4

STATE OF TEXAS
COUNTY OF MONTGOMERY

I, Roy Harris, Clerk of the County Court of Montgomery County, Texas, do hereby certify that the within and foregoing instrument was filed for record in the original office of the County Clerk on October 1, 1979, at 3:00 o'clock P. m., and duly recorded on October 1, 1979, at 3:00 o'clock P. m., of record of Page 52 of said county.

WITNESS MY HAND AND SEAL OF OFFICE, at Conroe, Montgomery County, Texas, the day and date last above written.



Roy Harris
Clerk, County Court
Montgomery County, Texas

W A L D E N
ON LAKE CONROE
SECTION SEVENTEEN

OWNERS: JERRY H. DEUTSCHER & S. CONRAD WELL, JR., TRUSTEES