

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

We, Don Knobloch and Colleen McAdams, President and Secretary respectively of Riverwalk Inc., owner of the property subdivided in the above and foregoing map of RIVERWALK, SECTION 1, do hereby make subdivision of said property for and on behalf of said Riverwalk Inc., according to the lines, streets, lots, alleys, parks, building lines, and easements thereon shown, and designate said subdivision as RIVERWALK, SECTION 1, located in the Ella B. Walker Survey A-701, Montgomery County, Texas, and on behalf of said Riverwalk Inc.; dedicate to public use, as such, the streets, alleys, parks, and easements shown thereon forever; and do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys dedicated, 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 successors and assigns to warrant and forever defend the title to the land so dedicated.

This is to certify that we, Don Knobloch and Colleen McAdams, President and Secretary respectively of Riverwalk Inc., owner of the property subdivided in the above and foregoing map of RIVERWALK, SECTION 1, 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 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, Riverwalk Inc., do hereby dedicate forever to the public a strip of land, a minimum fifteen (15) feet wide on each side of the center line of any and all gullies, ravines, draws, sloughs, or other natural drainage course located in the said subdivision, as easements for drainage purposes, giving Montgomery County and/or any other public agency the right to enter upon said easement at any and all times for the purpose of constructing and/or maintaining drainage work and/or structures.

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 and shall be restricted for same under the terms and conditions of such restrictions filed separately, unless otherwise noted.

IN TESTIMONY WHEREOF, the Riverwalk Inc. has caused these presents to be signed by Don Knobloch, its President, thereunto authorized, attested by its Secretary, Colleen McAdams, and its common seal hereunto affixed this 5th day of December, 1995.

Riverwalk Inc.

By Don Knobloch
President
Don Knobloch

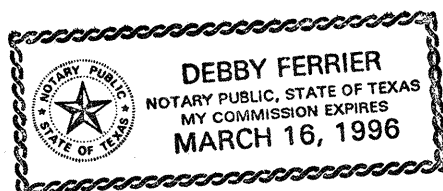
ATTEST:

Colleen McAdams
Secretary
Colleen McAdams

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Don Knobloch, President, and Colleen McAdams, Secretary of the Riverwalk Inc., 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 as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 5th day of December, 1995.



Debby Ferrier
Notary Public in and for
the State of Texas

FILED FOR RECORD
96 JAN -9 PM 2:06

MARK TURNBULL, CO. CLERK
MONTGOMERY COUNTY, TEXAS
DEPUTY



D.R. Helmuth
Registered Professional
Land Surveyor
Texas Registration No. 3674

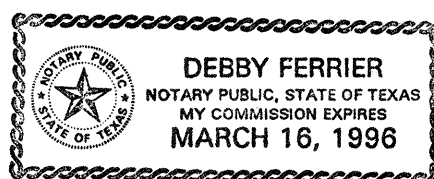
I, James H. Wilkerson, President of Landcraft Inc., A Texas Corporation, holder of a lien against the property described in the plat known as RIVERWALK, SECTION 1, said lien being evidenced by instrument of record in County Clerk File Number 9558738, of the Real Property Records of Montgomery County, Texas, do hereby in all things subordinate to said plat, said lien, and I hereby confirm that Landcraft Inc. is the present owner of said lien and have not assigned the same or any part thereof.

James H. Wilkerson
James H. Wilkerson
President
Landcraft, Inc.

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared James H. Wilkerson, President of Landcraft Inc., 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 set out, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 5th day of December, 1995.



Debby Ferrier
Notary Public in and for
the State of Texas

APPROVED by the Commissioners' Court of Montgomery County, Texas, this 8th day of January, 1996.

Mike Meador Malcolm Purvis
Commissioner, Precinct 1 Commissioner, Precinct 2
Alan B. Sadler
County Judge
Ed Chance Jim Simmons
Commissioner, Precinct 3 Commissioner, Precinct 4

RIVERWALK, SECTION 1

A SUBDIVISION OF 171.77 ACRES OF LAND LOCATED IN THE ELLA B. WALKER SURVEY, A-701 MONTGOMERY COUNTY, TEXAS

96 LOTS
6 BLOCKS
2 RESERVES

OWNER: RIVERWALK, INC.
3838 N. SAM HOUSTON PKWY E. #310
HOUSTON, TEXAS 77032

SURVEYOR: HELMUTH SURVEY COMPANY
P.O. BOX 1374
HUMBLE, TEXAS 77347

OCTOBER 1995

I, J.D. 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 the 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.

J.D. Blanton
J.D. Blanton, P.E.
County Engineer

THE STATE OF TEXAS
COUNTY OF MONTGOMERY

I, Mark Turnbull, Clerk of the County Court of Montgomery County, Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on JAN 8, 1996, at 9:30 o'clock A.M., in Cabinet H, Sheet 157 B-158 A of record of Maps for said County.

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



Mark Turnbull, Clerk, County Court,
Montgomery County, Texas
By Mark Turnbull Deputy

File # 9601632 Cab. H Sheet 157 B

RIVERWALK, SECTION 1

A SUBDIVISION OF 171.77 ACRES OF LAND LOCATED IN THE ELLA B. WALKER SURVEY, A-701 MONTGOMERY COUNTY, TEXAS

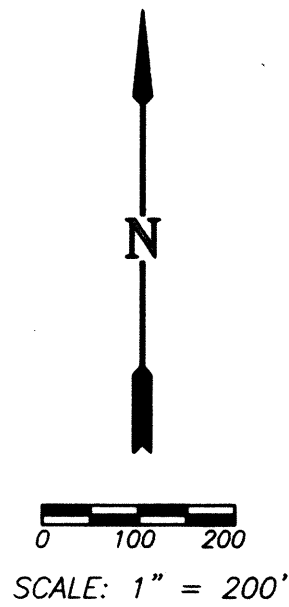
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OCTOBER 1995

WOOD HOLLOW SECTION 4
VOL. 9, PG. 41 M.C.M.R.
OCCUPIED AND MONUMENTED NORTH LINE
OF THE ELLA B. WALKER SURVEY



ACREAGE

ACREAGE

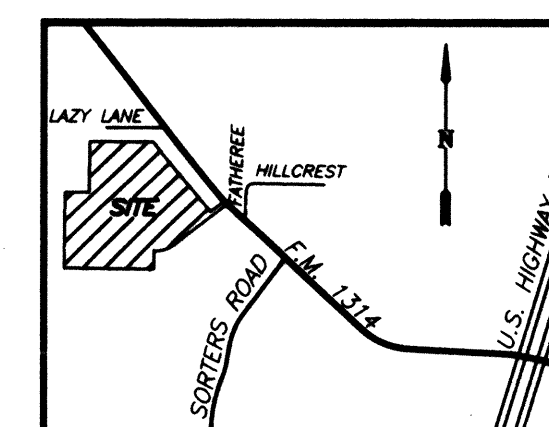
ACREAGE

LINE CHART

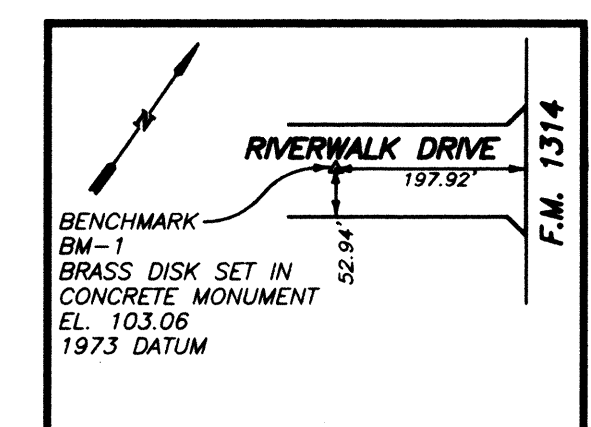
| LINE | BEARING | DISTANCE |
|------|-----------------|----------|
| 1 | N 06° 42' 00" E | 28.28' |
| 2 | S 38° 18' 00" E | 140.00' |
| 3 | N 83° 18' 00" W | 28.28' |
| 4 | N 89° 47' 58" W | 10.13' |

CURVE CHART

| CURVE | DELTA | RADIUS | LENGTH | CHORD |
|-------|--------------|---------|---------|-------------------------|
| 1 | 38° 30' 02" | 800.00' | 537.57' | S 70° 57' 01" W 527.51' |
| 2 | 09° 41' 40" | 550.00' | 93.06' | S 85° 35' 22" W 92.95' |
| 3 | 14° 05' 27" | 750.00' | 184.45' | S 58° 44' 43" W 183.98' |
| 4 | 24° 24' 35" | 750.00' | 319.52' | S 77° 59' 44" W 317.11' |
| 5 | 51° 29' 55" | 300.00' | 269.65' | S 64° 03' 01" E 260.66' |
| 6 | 51° 29' 55" | 300.00' | 269.65' | S 64° 02' 57" E 260.66' |
| 7 | 63° 21' 22" | 330.00' | 364.90' | N 58° 31' 25" E 346.59' |
| 8 | 67° 47' 35" | 380.00' | 449.62' | S 33° 41' 45" E 423.85' |
| 9 | 22° 12' 26" | 380.00' | 147.28' | S 78° 41' 46" E 146.36' |
| 10 | 143° 07' 57" | 50.00' | 124.91' | N 71° 45' 48" W 94.87' |
| 11 | 143° 07' 43" | 50.00' | 124.91' | N 71° 22' 00" W 94.87' |



VICINITY MAP
NOT TO SCALE



LOCATION OF BENCHMARK
NOT TO SCALE

NOTES:

- ONE-FOOT RESERVE DEDICATED TO THE PUBLIC IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREETS WHERE SUCH STREETS ABUT ADJACENT ACREAGE TRACTS. THE CONDITION OF SUCH DEDICATION BEING THAT WHEN THE ADJACENT PROPERTY IS SUBDIVIDED IN A RECORDED PLAT, THE ONE-FOOT RESERVE SHALL THEREUPON BECOME VESTED IN THE PUBLIC FOR STREET RIGHT-OF-WAY PURPOSES AND THE FEE TITLE THERETO SHALL REVERT TO AND REVEST IN THE DEDICATOR, HIS HEIRS, ASSIGNS FOR SUCCESSORS.
- CROSS-HATCHED AREA IS FOR A TEMPORARY TURN-AROUND UNTIL THE STREET IS EXTENDED IN A RECORDED PLAT.

SOUTHWEST CORNER
ELLA B. WALKER SURVEY
A-701