

LINE	DISTANCE	DIRECTION
L1	11.64	N43°56'53"W
L2	60.00	N68°01'03"E
L3	74.99	S21°58'52"E
L4	42.00	N43°56'54"W
L5	42.00	N43°56'54"W
L6	42.00	N43°56'53"W
L7	60.00	N43°56'54"W
L8	16.24	S43°56'53"E
L9	41.77	S43°56'54"E
L10	20.00	N46°03'06"E
L11	47.00	N46°03'07"E
L12	46.25	N46°03'06"E
L13	46.25	N46°03'06"E
L14	11.13	S46°03'06"W
L15	46.25	S46°03'06"W
L16	46.25	S46°03'06"W
L17	46.25	S46°03'06"W
L18	6.39	S43°56'53"E
L19	25.00	S43°56'54"E
L20	25.00	S43°56'54"E
L21	25.00	S43°56'54"E
L22	25.00	S43°56'54"E
L23	46.25	N46°03'06"E
L24	46.25	N46°03'06"E
L25	46.25	N46°03'06"E
L26	46.25	N46°03'06"E
L27	46.25	S46°03'06"W
L28	46.25	S46°03'06"W
L29	46.25	S46°03'06"W
L30	11.24	S46°03'06"W
L31	25.00	S43°56'54"E
L32	25.00	S43°56'54"E
L33	25.00	S43°56'54"E
L34	4.57	S43°56'54"E
L35	46.25	N46°03'06"E
L36	42.00	S43°56'54"E
L37	20.00	N46°03'06"E
L38	19.92	S22°50'58"W
L39	42.00	S43°56'54"E
L40	51.00	S43°56'54"E
L42	51.00	S43°56'54"E
L43	42.00	S43°56'54"E
L44	42.00	S43°56'54"E
L45	46.25	S67°09'01"E
L46	46.39	S67°09'01"E
L47	21.21	S22°50'58"W
L48	22.50	S22°50'58"W
L49	22.51	S69°14'58"W
L50	55.00	S18°56'54"E

LINE	DISTANCE	DIRECTION
L51	21.22	S69°14'59"W
L52	19.92	S69°14'58"W
L53	20.00	S46°03'06"W
L54	46.40	S20°45'02"E
L55	46.25	S20°45'01"E
L56	55.00	S68°56'54"E
L57	46.25	S46°03'06"W
L58	46.25	S46°03'06"W
L59	46.25	S46°03'06"W
L60	46.25	S46°03'06"W
L61	11.24	S46°03'06"W
L62	46.25	S46°03'06"W
L63	46.25	S46°03'06"W
L64	4.57	S43°56'54"E
L65	25.00	S43°56'54"E
L66	25.00	S43°56'54"E
L67	25.00	S43°56'54"E
L68	46.25	S46°03'06"W
L69	46.25	S46°03'06"W
L70	46.25	S46°03'06"W
L71	46.25	S46°03'06"W
L72	46.25	S46°03'06"W
L73	46.25	S46°03'06"W
L74	46.25	S46°03'06"W
L75	37.36	S46°03'06"W
L76	25.00	S43°56'54"E
L77	25.00	S43°56'54"E
L78	25.00	S43°56'54"E
L79	25.00	S43°56'54"E
L80	9.15	S77°03'14"E
L81	7.00	S43°56'52"E

CURVE	LENGTH	DELTA	RADIUS	TANGENT
C1	26.41	21°58'01"	68.88	13.37
C2	13.62	52°01'10"	15.00	7.32
C3	36.34	41°38'42"	50.00	19.02
C4	26.52	30°23'20"	50.00	13.58
C5	24.74	28°21'03"	50.00	12.63
C6	27.90	31°57'55"	50.00	14.32
C7	25.75	29°30'07"	50.00	13.16
C8	28.09	32°11'15"	50.00	14.43
C9	13.62	52°01'13"	15.00	7.32
C10	20.50	23°29'43"	50.00	10.40
C11	21.03	48°11'23"	25.00	11.18
C12	21.03	48°11'23"	25.00	11.18
C13	20.50	23°29'43"	50.00	10.40

LIFT STATION SITE DESCRIPTION:

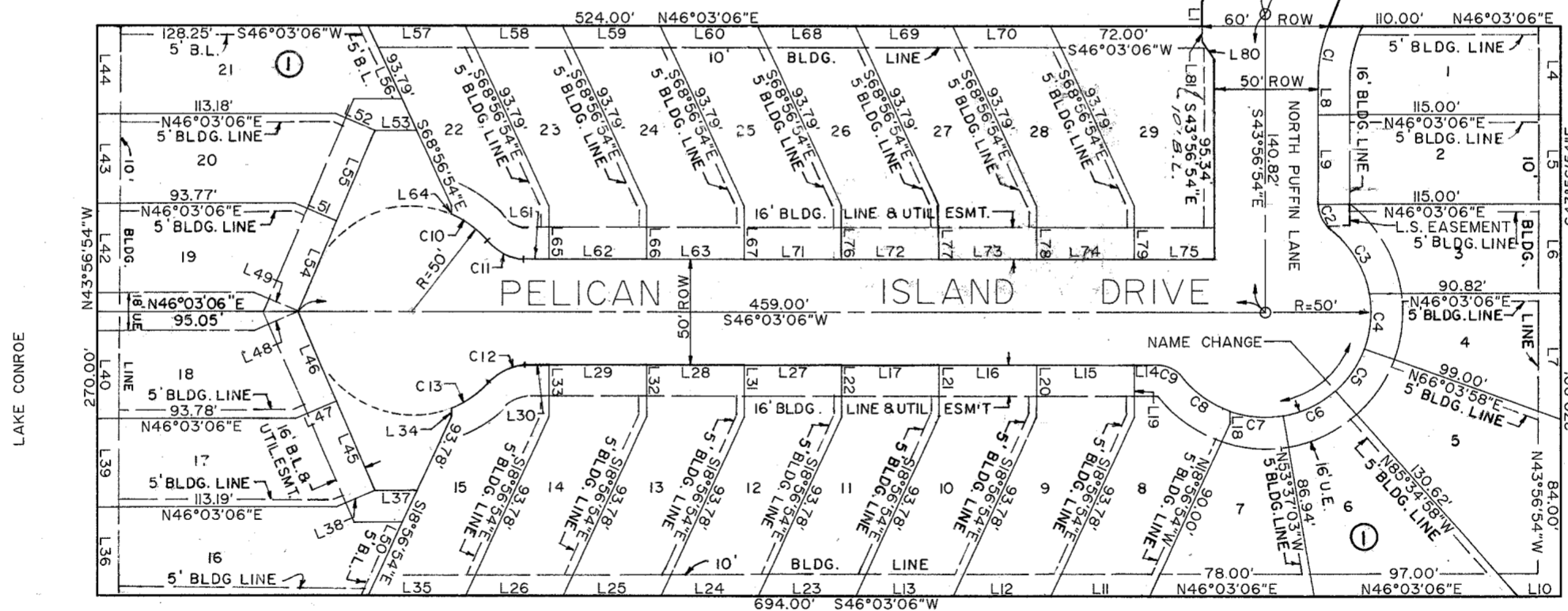
Beginning at a 1/2" iron rod marking the Northwest corner of Lot 3, Pelican Island as shown on this plat,

Thence, along North line of Lot 3, N46°03'06" E, a distance of 15.00' to a point for corner,

Thence, S43°56'54" E, a distance of 10.00' to a point for corner,

Thence S46°03'06" W, a distance of 10.97' to a point for corner, said point being in the East Right Of Way line of North Puffin Lane,

Thence, along the East Right Of Way line of North Puffin Lane, being in a curve to the right and having a radius of 15'00", a central angle of 42°07'13", an arc length of 11.03' whose chord bearing is N65°53'16" W, a distance of 10.78', to the Place Of Beginning, and containing 137.09 Square Feet.

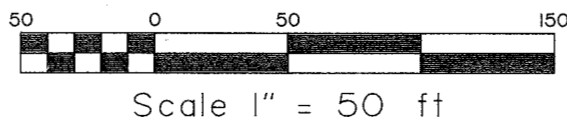


NOTES, Cont.

- 4) THERE IS A FIVE (5) FOOT BUILDING LINE SHOWN ADJACENT TO ALL SIDE LOT LINES DESIGNATED AS ZERO LOT LINES SHOWN ON THIS PLAT. SAID 5' BUILDING LINE SHALL BE USED AS AN ACCESS AND UTILITY EASEMENT.

NOTES:

- 1) ALL STREETS SHOWN HEREON ARE PRIVATE.
- 2) THE 100 YEAR FLOOD PLAIN ELEVATION FOR LAKE CONROE IS 203.00 FEET AS PER FIRM COMMUNITY PANEL NO. 480483 0060 C EFFECTIVE DATE AUG. 1, 1984.
- 3) THERE IS A FLOWAGE EASEMENT (207 CONTOUR LINE) GRANTED TO THE SAN JACINTO RIVER AUTHORITY ALONG A PORTION OF THE ABOVE SHOWN SUBDIVISION ADJACENT TO LAKE CONROE AS RECORDED IN VOL. 701, PG. 772 DEED RECORDS, MONTGOMERY COUNTY, TEXAS.



PELICAN ISLAND

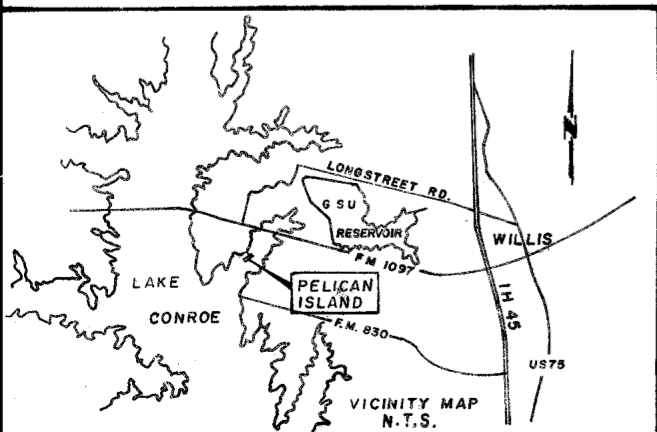
OWNER: PATTEN CORPORATION, SOUTHWEST
8640 FM 1488
MAGNOLIA, TX 77355

IBLOCK 29 RESIDENTIAL LOTS
MAY 1993 SCALE 1"=50'

A SUBDIVISION OF 4.421 ACRES
BEING A REPLAT OF UNRESTRICTED
RESERVE "E" PELICAN BAY, SECTION
ONE, AS RECORDED IN CABINET E,
SHEET 120, MAP RECORDS MONTGOMERY
COUNTY, TEXAS

**GUTIERREZ - SHOEMAKER
ENGINEERING, INC.**
HOUSTON, TEXAS
CONSULTING ENGINEERS AND PLANNERS

TIMOTHY CUDE SURVEY, A-12
MONTGOMERY COUNTY, TEXAS
SHEET 1 OF 2 SHEETS



I, Robert H. Henricksen, President and Chief Executive Officer of Northwest Bank and Trust, owners and holders of liens against the property described in the plat known as PELICAN ISLAND, said liens being evidenced by instrument of record in Clerk's File No. 8908755 Vendor Lien, No. 8908757 Deed of Trust, and No. 9018954 a UCC-1 of the Real Property Records of Montgomery County, Texas, do hereby in all things subordinate to said plat said liens, and hereby confirm that we are the present owners of said liens and have not assigned the same nor any part thereof.

By: Robert H. Henricksen
Robert H. Henricksen
President and Chief Executive Officer
Northwest Bank and Trust

PELICAN ISLAND

A SUBDIVISION OF 4.421 ACRES
BEING A REPLAT OF UNRESTRICTED
RESERVE "E" PELICAN BAY, SECTION
ONE AS RECORDED IN CABINET E,
SHEET 120, MAP RECORDS MONTGOMERY
COUNTY, TEXAS

This is to certify that the City Planning Commission of the City of Conroe, Texas, has approved this plat and subdivision of PELICAN ISLAND, as shown hereon.

IN TESTIMONY WHEREOF, witness the official signature of the Chairman and Secretary of the City Planning Commission of the City of Conroe, Texas, this 12 day of JUNE 1993.

Secretary
Secretary

Seth Gibson
Seth Gibson, Chairman

TIMOTHY CUDE SURVEY, A-12 MONTGOMERY COUNTY, TEXAS

1 BLOCK

29 RESIDENTIAL LOTS

MAY 1993

STATE OF TEXAS
COUNTY OF HARRIS:

BEFORE ME, the undersigned authority, on this day personally appeared Robert H. Henricksen, President and Chief Executive Officer, Northwest Bank and Trust, 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 purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 3rd day of May 1993.

Anna Harris
Notary Public in and for Harris County, Texas

STATE OF TEXAS §
COUNTY OF MONTGOMERY §



1. The 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).

"This is to certify that I, Alberto D. Gutierrez a registered professional land surveyor of the State of Texas, have platted the above subdivision from an actual survey on the ground, and that all block corners, angle points and points of curve are properly marked with iron rods, 5/8" in diameter and 3 feet long; and that this plat correctly represents that survey made by me."

Alberto D. Gutierrez
Alberto D. Gutierrez
Registered Professional
Land Surveyor
Texas Registration No. 3735



"We, Charles D. Patterson and Elayne Leidecker, President and Secretary respectively of Patten Corporation Southwest, a Delaware Corporation, owner of the property subdivided in the above and foregoing map of Pelican Island, do hereby make subdivision of said property for and on behalf of said Properties of the Southwest according to the lines, lots, building lines, streets, alleys, parks and easements thereon shown, and designate said subdivision as Pelican Island located in the Timothy Cude Survey, Abstract 12, in Montgomery County, Texas, and on behalf of said Patten Corporation Southwest do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys 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, Charles D. Patterson and Elayne Leidecker, President and Secretary respectively of Patten Corporation Southwest, owner of the property subdivided in the above and foregoing map of Pelican Island, 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 hereby dedicated a fifteen (15) foot utility easement lying on the front of all lots and/or parallel to all streets.

"Further, we do hereby dedicate to the use of the property owners therein such property as and in the manner hereinafter set forth":

1. All streets and easements on said plat are hereby reserved and dedicated to the use and benefit in common of all the property owners in this Pelican Island of Pelican Bay Subdivision.
2. All utility easements shown hereon are dedicated to the use of the Point Aquarius Municipal Utility District and/or other suppliers for the purpose of access and/or distribution of necessary utilities and conveniences for the enjoyment of the property owners of the Subdivision Pelican Island. It is further stated herein that all common areas shown in this plat or by separate instrument as streets may also be used for utilities for the above stated purpose.

"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, Patten Corporation Southwest, do hereby dedicate forever to the public a strip of land a minimum of fifteen (15) feet wide on each side of the centerline of any and all gullies, ravines, draws, sloughs or other natural drainage courses located in 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 construction 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 of the property, and shall be enforceable, at the option of Montgomery County, by Montgomery County, or any citizen thereof, by injunction, as follows":

"Further, we do hereby covenant and agree that those streets located within the boundaries of this plat specifically noted as private streets, shall be hereby established and maintained as private streets by the owner, heirs, and assigns to property located within the boundaries of this plat and always available for the general use of said owners and to the public for firemen, firefighting equipment, police and other emergency vehicles of whatever nature at all times and do hereby bind ourselves, our heirs, and assigns to warrant and forever defend the title to land so designated and established as private streets."

"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, Patten Corporation Southwest has caused these presents to be signed by Charles D. Patterson, its President, thereunto authorized, attested by its Secretary, Elayne Leidecker, this 4th day of May, 1993.

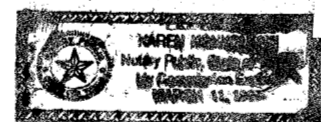
PATTEN CORPORATION SOUTHWEST

By: Charles D. Patterson
Charles D. Patterson
President

ATTEST:

Elayne Leidecker
Elayne Leidecker
Secretary

STATE OF TEXAS §
COUNTY OF MONTGOMERY §



BEFORE ME, the undersigned authority, on this day personally appeared Charles D. Patterson and Elayne Leidecker, President and Secretary respectively of Patten Corporation Southwest, 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 4th day of May, 1993.

Karen Konkolesk
Notary Public in and for
the State of Texas
My Commission expires March 11, 1997

"I, J.D. Blanton, County Engineer of Montgomery County, Texas, do hereby certify that the plat of this subdivision complies with all 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 the requirements for internal subdivision drainage as adopted by the Commissioners' Court; however, no certification is hereby given as to the effects of drainage from this subdivision on the intercepting drainage artery or parent system or on any other area of subdivision within the watershed."

J.D. Blanton
County Engineer

APPROVED AND ACCEPTED by the Commissioners' Court of Montgomery County, Texas, this 12 day of July, 1993.

Commissioner Precinct 1 Absent
Commissioner Precinct 2

County Judge

Commissioner Precinct 3 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 instrument with its certificate of authentication was filed for registration in my office on July 12, 1993, at 9:30 o'clock A.M., in cabinet G, sheet 141B, of record of Montgomery for said County. 142A

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



Roy Harris
Roy Harris, Clerk, County Court
Montgomery County, Texas

By: _____
Deputy