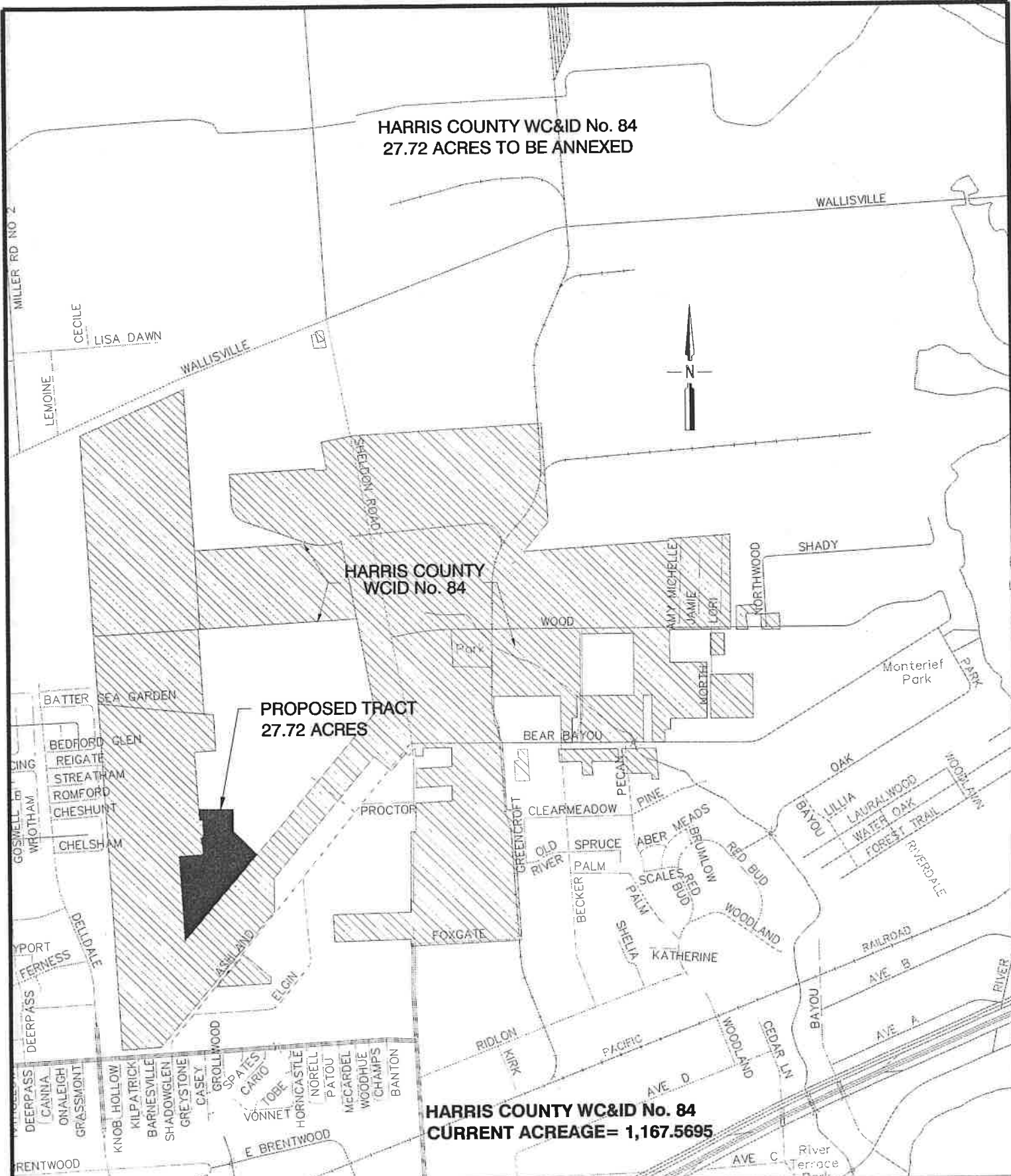
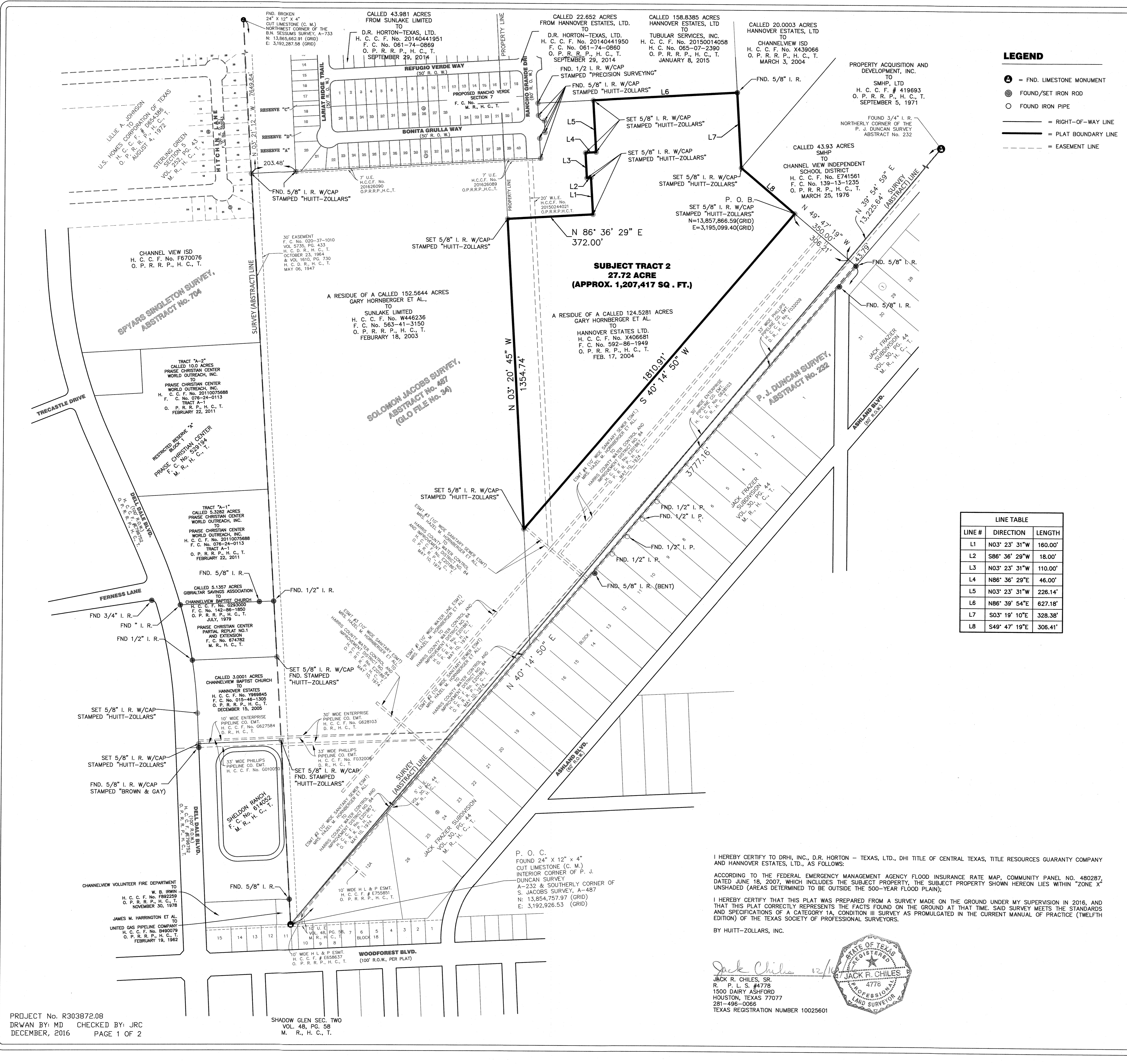


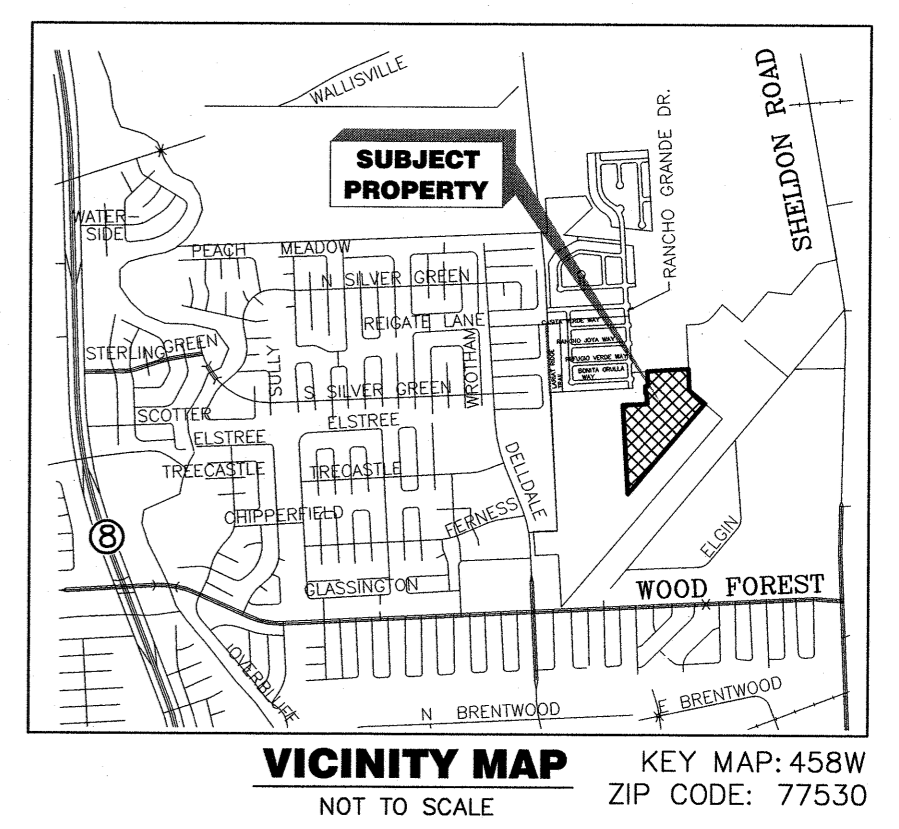
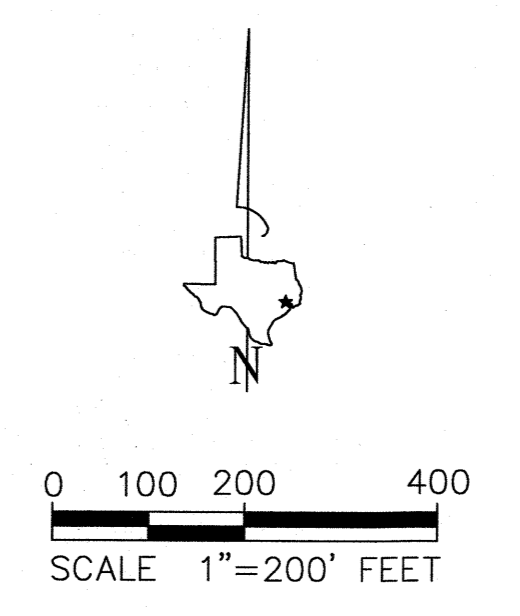
HARRIS COUNTY WC&ID No. 84
27.72 ACRES TO BE ANNEXED



VICINITY MAP
N.T.S.



- LEGEND**
- ⊙ = FND. LIMESTONE MONUMENT
 - ⊙ = FOUND/SET IRON ROD
 - = FOUND IRON PIPE
 - = RIGHT-OF-WAY LINE
 - = PLAT BOUNDARY LINE
 - - - = EASEMENT LINE



- ABBREVIATION**
- H. C. C. F. No. = HARRIS COUNTY CLERK'S FILE NUMBER
 - D. R., H. C., T. = DEED RECORDS, HARRIS COUNTY, TEXAS
 - M. R., H. C., T. = MAP RECORDS, HARRIS COUNTY, TEXAS
 - O. P. R. P., H. C., T. = OFFICIAL PUBLIC RECORDS REAL PROPERTY, HARRIS COUNTY, TEXAS
 - F. C. No. = FILM CODE NUMBER
 - U. E. = UTILITY EASEMENT
 - W. L. E. = WATER LINE EASEMENT
 - S. S. E. = SANITARY SEWER EASEMENT
 - S. L. = BUILDING SETBACK LINE
 - VOL. = VOLUME
 - PG. = PAGE
 - P. O. B. = POINT OF BEGINNING
 - C. M. = CONTROL MONUMENT
 - R. O. W. = RIGHT-OF-WAY

- NOTES**
1. ALL COORDINATES LISTED HEREON ARE EXPRESSED IN UNITS OF U. S. SURVEY FEET AS GRID COORDINATES REFERENCED TO AND A PART OF THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), CORS 2011, EPOCH 2010.00.
 2. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO AND BASED UPON GRID NORTH AS DEFINED BY THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83, CORS 2011, EPOCH 2010.00.
 3. ALL DISTANCES SHOWN HEREON ARE 'SURFACE' DISTANCES AND MAY BE CONVERTED TO 'GRID' DISTANCES BY APPLYING A COMBINED FACTOR OF 0.99999962.
 4. THIS TRACT OF LAND LIES WITHIN UNSHADED ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NO. 48201C0720L DATED JUNE 18, 2007.
 5. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A CURRENT TITLE INSURANCE COMMITMENT PROVIDED BY THE FIRST AMERICAN TITLE INSURANCE COMPANY WITH THE EFFECTIVE DATE OF NOVEMBER 16, 2016 AND ISSUED DATE OF NOVEMBER 28, 2016 UNDER GF NO. 151-160207576.
 6. SQUARE FOOTAGE TOTALS SHOW HEREON ARE BASED ON MATHEMATICAL CLOSURES AND DO NOT NECESSARILY REPRESENT THE POSITIONAL ACCURACY OF THE BOUNDARY MONUMENTS.
 7. THIS PLAT WAS PREPARED IN CONJUNCTION WITH A METES AND BOUNDS DESCRIPTION OF EVEN DATE, RECORDS OF WHICH ARE AT THE HUITT-ZOLLARS WEST HOUSTON OFFICE.

LINE TABLE

LINE #	DIRECTION	LENGTH
L1	N03° 23' 31"W	160.00'
L2	S86° 36' 29"W	18.00'
L3	N03° 23' 31"W	110.00'
L4	N86° 36' 29"E	46.00'
L5	N03° 23' 31"W	226.14'
L6	N86° 39' 54"E	627.18'
L7	S03° 19' 10"E	328.38'
L8	S49° 47' 19"E	306.41'

**CATEGORY 1A, CONDITION III
LAND TITLE SURVEY OF
27.72 ACRES**

BEING OUT OF AND PART OF
A CALLED 124.5281 ACRE TRACT OF LAND OF RECORD IN
H. C. C. F. No. X406681
O. P. R. P., H. C., T.
IN THE SOLOMON JACOBS SURVEY, ABSTRACT No. 487,
HARRIS COUNTY, TEXAS

I HEREBY CERTIFY TO DRH, INC., D.R. HORTON - TEXAS, LTD., DHI TITLE OF CENTRAL TEXAS, TITLE RESOURCES GUARANTY COMPANY AND HANNOVER ESTATES, LTD., AS FOLLOWS:
ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 480287, DATED JUNE 18, 2007, WHICH INCLUDES THE SUBJECT PROPERTY, THE SUBJECT PROPERTY SHOWN HEREON LIES WITHIN "ZONE X" UNSHADED (AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN);
I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION IN 2016, AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND ON THE GROUND AT THAT TIME. SAID SURVEY MEETS THE STANDARDS AND SPECIFICATIONS OF A CATEGORY 1A, CONDITION III SURVEY AS PROMULGATED IN THE CURRENT MANUAL OF PRACTICE (TWELFTH EDITION) OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS.
BY HUITT-ZOLLARS, INC.

Jack R. Chiles, Sr. 12/16/16
JACK R. CHILES, SR.
P. L. S. #4778
1500 DAIRY ASHFORD
HOUSTON, TEXAS 77077
281-496-0066
TEXAS REGISTRATION NUMBER 10025601

ENGINEER/LAND SURVEYOR
HUITT-ZOLLARS
HUITT-ZOLLARS, INC.
1500 DAIRY ASHFORD, SUITE 200
HOUSTON, TEXAS 77077
(281) 496-0066
FIRM REGISTRATION No. 10025601

**D.R. HORTON-TEXAS, LTD.,
A TEXAS LIMITED PARTNERSHIP**
400 CARRIAGE HILLS BOULEVARD
CONROE, TEXAS 77384
936-777-6686

METES AND BOUNDS

PROPERTY DESCRIPTION of a 27.72 acre (approximately 1,207,417 square feet) tract of land out of and part of the Solomon Jacobs Survey, Abstract No. 487, Harris County, Texas. Said 27.72 acre tract of land also being out of and a part of the residue of a called 124.5281 acre tract of land conveyed by deed dated February 17, 2004 from Gary Hornberger to Hannover Estates, Ltd., of record under H. C. C. F. No. X406681, F. C. No. 592-66-1949, of the Official Public Records of Real Property, Harris County, Texas (O. P. R. P., H. C., T.). Said 27.72 acre tract of land being more particularly described by metes and bounds as follows:

COMMENCING at a 24-inch x 12-inch x 4-inch cut limestone monument found marking an interior corner of said Peter J. Duncan Survey, Abstract No. 232, the southerly corner of said Solomon Jacobs Survey, Abstract #487, said limestone monument having grid coordinates of N = 13,654,757.97, E = 3,192,926.53 (the metadata for this and the other monuments mentioned herein is listed in the notes at the end of this metes and bounds description);

THENCE, North 40° 14' 50" East, with the recognized southerly line of a called 152.5644 acre tract of land conveyed by deed dated February 17, 2004 from Gary Hornberger Et Al. to Sunlake Limited, of record under H. C. C. F. No. W446236, F. C. No. 563-41-3150, O. P. R. P., H. C., T. and the aforementioned called 124.5281 acre tracts of land, a distance of 3,777.16 feet to a point of intersection;

THENCE, North 49° 47' 19" West, a distance of 350.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set on the southerly line of a called 43.93 acre tract of land conveyed by deed dated March 25, 1976, from SHMP to Channelview Independent School District, of record under H. C. C. F. No. E741561, F. C. No. 139-13-1235, O. P. R. P., H. C., T., and marking the POINT OF BEGINNING marking the northeastern corner of the herein described parcel having the grid coordinates of N = 13,857,866.59, E = 3,195,099.40;

THENCE, South 40° 14' 50" West, a distance of 1,810.91 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set marking the southerly corner of the herein described tract;

THENCE, North 03° 20' 45" West, with the easterly line of said called 152.5644 acre tract of land, a distance of 1,354.74 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set, marking an interior corner of the herein described tract;

THENCE, North 86° 36' 29" East, a distance of 372.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set marking a point of intersection;

THENCE, North 03° 23' 31" West, a distance of 160.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set for a point of intersection;

THENCE, South 86° 36' 29" West, a distance of 18.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set for a point of intersection;

THENCE, North 03° 23' 31" West, a distance of 110.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set for a point of intersection;

THENCE, North 86° 36' 29" East, a distance of 46.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set for a point of intersection;

THENCE, North 03° 23' 31" West, a distance of 226.14 feet to a 5/8-inch iron rod with yellow plastic cap stamped "Huitt-Zollars" set on the southerly line of a called 158.8385 acre tract of land conveyed by deed dated January 8, 2015 from Hannover Estates to Tubular Services, Inc., of record under H. C. C. F. No. 20150014058, F. C. No. 065-07-2390, O. P. R. P., H. C., T., Texas, marking a point of intersection;

THENCE, North 86° 39' 54" East, with the southerly line of said called 158.8385 acre tract, a distance of 627.18 feet to a 5/8-inch iron rod found on the westerly line of a called 20.0003 acre tract of land conveyed by deed dated March 3, 2004, from Hannover Estates to Channelview Independent School District, of record under H. C. C. F. No. X439066, O. P. R. P., H. C., T., marking a point of intersection;

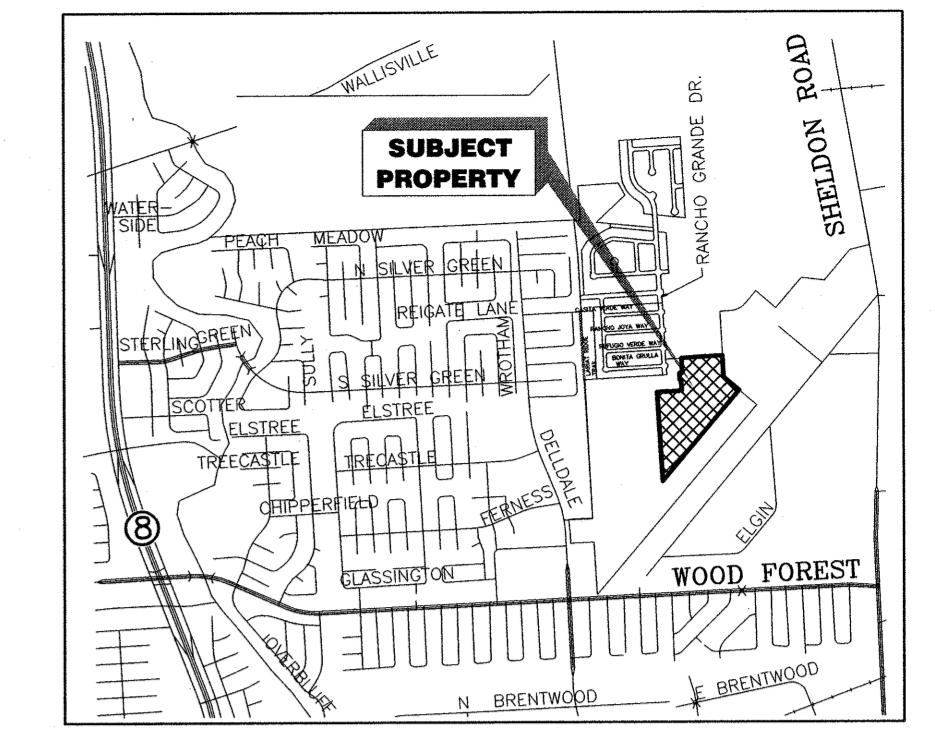
THENCE, South 03° 19' 10" East, with the westerly line of said called 20.0003 acre tract of land, a distance of 328.38 feet to a point of intersection marking the southerly corner of said called 20.0003 acre tract of land and the northwesterly corner of a called 43.93 acre tract of land;

THENCE, South 49° 47' 19" East, with the southwesterly line of said called 43.93 acre tract of land, a distance of 306.41 feet to the POINT OF BEGINNING, containing 27.72 acres (approximately 1,207,417 square feet) of land.

TITLE EXCEPTIONS--SCHEDULE "B" ITEMS

The following matters and all terms of the documents creating or offering evidence of the matters:

- g. Easement conveyed to United Gas Pipe Line Company, together with all rights granted therein, as described in document recorded in Volume 1610, Page 730 of the Deed Records of Harris County, Texas. As affected by instrument recorded in Volume 5735, Page 433 of the Deed Records of Harris County, Texas. (Tract 1) Shown on survey.
- h. Easement conveyed to Harris County Water Control and Improvement District No. 84, together with all rights granted therein, as described in document recorded in Clerk's File No. E201867 of the Official Public Records of Real Property of Harris County, Texas. (Tracts 1 and 2) Shown on survey.
- i. Easement conveyed to Houston Lighting & Power Company, together with all rights granted therein, as described in document recorded in Clerk's File No. E658637 of the Official Public Records of Real Property of Harris County, Texas. Does not apply, but shown on survey.
- j. Easement conveyed to Houston Lighting & Power Company, together with all rights granted therein, as described in document recorded in Clerk's File No. E765881 of the Official Public Records of Real Property of Harris County, Texas. Does not apply, but shown on survey.
- k. Easement and Right-of-Way Agreement conveyed to Phillips Pipe Line Company, together with all rights granted therein, as described in document recorded in Clerk's File No. F032009 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- l. Easements and rights-of-way awarded to Phillips Pipe Line Company, together with all rights appurtenant thereto, as described in document recorded in Clerk's File No. G010050 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- m. Pipeline Right of Way Agreement conveyed to Enterprise Pipeline Company, together with all rights granted therein, as described in document recorded in Clerk's File No. G627584 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- n. Pipeline Right of Way Agreement conveyed to Enterprise Pipeline Company, together with all rights granted therein, as described in document recorded in Clerk's File No. G628103 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- o. Drainage easement reserved by the grantors therein, together with all rights reserved therein, recorded in Clerk's File No. W446236 of the Official Public Records of Real Property of Harris County, Texas. (Tracts 1 and 2) Shown on survey.
- p. Terms and conditions of those certain Drainage Plans and Development Plans, as set forth in documents recorded in Clerk's File Nos. W446236 and X406681 of the Official Public Records of Real Property of Harris County, Texas. (Tracts 1 and 2) Shown on survey.
- q. Terms and conditions of that certain Cost Sharing Agreement, dated effective September 29, 2014, as evidenced by Memorandum of Cost Sharing Agreement recorded in Document No. 20140441955 of the Official Public Records of Real Property of Harris County, Texas. Does not apply.
- r. Water Line Easement conveyed to the Harris County Water Control and Improvement District No. 84, together with all rights granted therein, as described in document recorded in Document No. 20150244021 of the Official Public Records of Real Property of Harris County, Texas. (Tracts 1 and 2) Shown on survey.
- s. Dedication of Unobstructed Dry Public Utility and Aerial Easements, conveyed and dedicated to the local public utilities, together with all rights granted therein, as described in document recorded in Document No. RP-2016-26089 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- t. Dedication of Unobstructed Dry Public Utility and Aerial Easements, conveyed and dedicated to the local public utilities, together with all rights granted therein, as described in document recorded in Document No. RP-2016-26090 of the Official Public Records of Real Property of Harris County, Texas. (Tract 1) Shown on survey.
- u. Reservation of a $\frac{1}{2}$ and non-participating royalty interest in all oil, gas and other minerals of every character in, on, under or that may be produced from the herein described property, together with all rights relating thereto, express or implied, described in deed recorded in Volume 4071, Page 531, correction thereof recorded in Volume 7247, Page 53, both of the Deed Records of Harris County, Texas. Said mineral interest not traced subsequent to the date of the above cited instruments. The subject tract(s) described within this document is not either partially or wholly contained within the subject tract as shown on this survey.
- v. Reservation of a one-half (1/2) non-participating royalty interest in all oil, gas and other minerals of every character in, on, under or that may be produced from the herein described property, together with all rights relating thereto, express or implied, described in deed recorded in Clerk's File No. D654411 of the Deed Records of Harris County, Texas, and correction thereof recorded in Clerk's File No. K197970 of the Official Public Records of Real Property of Harris County, Texas. Said mineral interest not traced subsequent to the date of the above cited instruments. The subject tract(s) described within this document is not either partially or wholly contained within the subject tract as shown on this survey.
- w. Reservation of all underground water, oil, gas and other minerals of every character in, on, under or that may be produced from the herein described property, together with all rights relating thereto, express or implied, described in deed recorded in Clerk's File No. W446236 of the Official Public Records of Real Property of Harris County, Texas. Surface rights waived as described therein. Said mineral interest not traced subsequent to the date of the above cited instrument. The subject tract(s) described within this document is not either partially or wholly contained within the subject tract as shown on this survey.
- x. Reservation of all underground water, oil, gas and other minerals of every character in, on, under or that may be produced from the herein described property, together with all rights relating thereto, express or implied, described in deed recorded in Clerk's File No. X406681 of the Official Public Records of Real Property of Harris County, Texas. Surface rights waived as described therein. Said mineral interest not traced subsequent to the date of the above cited instrument. The subject tract(s) described within this document is either partially or wholly contained within the subject tract as shown on this survey.



VICINITY MAP
NOT TO SCALE
KEY MAP: 458W
ZIP CODE: 77530

I HEREBY CERTIFY TO DRHI, INC., D.R. HORTON - TEXAS, LTD., DHI TITLE OF CENTRAL TEXAS, TITLE RESOURCES GUARANTY COMPANY AND HANNOVER ESTATES, LTD., AS FOLLOWS:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 480287, DATED JUNE 18, 2007, WHICH INCLUDES THE SUBJECT PROPERTY, THE SUBJECT PROPERTY SHOWN HEREON LIES WITHIN "ZONE X" UNSHADED (AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN);

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION IN 2016, AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND ON THE GROUND AT THAT TIME. SAID SURVEY MEETS THE STANDARDS AND SPECIFICATIONS OF A CATEGORY 1A, CONDITION III SURVEY AS PROMULGATED IN THE CURRENT MANUAL OF PRACTICE (TWELFTH EDITION) OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS.

BY HUITT-ZOLLARS, INC.

Jack R. Chiles, Sr.
JACK R. CHILES, SR.
P. L. S. #4778
1500 DAIRY ASHFORD
HOUSTON, TEXAS 77077
281-496-0066
TEXAS REGISTRATION NUMBER 10025601



**CATEGORY 1A, CONDITION III
LAND TITLE SURVEY OF
27.72 ACRES**

BEING OUT OF AND PART OF
A CALLED 124.5281 ACRE TRACT OF LAND OF RECORD IN
H. C. C. F. No. X406681
O. P. R. P., H. C., T.
IN THE SOLOMON JACOBS SURVEY, ABSTRACT No. 487,
HARRIS COUNTY, TEXAS

ENGINEER/LAND SURVEYOR
HUITT-ZOLLARS
HUITT-ZOLLARS, INC.
1500 S. DAIRY ASHFORD, SUITE 200
HOUSTON, TEXAS 77077
(281) 496-0066
FIRM REGISTRATION No. 10025601

**D.R. HORTON-TEXAS, LTD.,
A TEXAS LIMITED PARTNERSHIP**
400 CARRIAGE HILLS BOULEVARD
CONROE, TEXAS 77384
936-777-6686

National Flood Hazard Layer FIRMette

Attachment B



FEMA

29°48'5.50"N



Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS		Without Base Flood Elevation (BFE) Zone A, V, A99
		With BFE or Depth Regulatory Floodway Zone AE, AO, AH, VE, A
OTHER AREAS OF FLOOD HAZARD		0.2% Annual Chance Flood Hazard, Area of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
		Future Conditions 1% Annual Chance Flood Hazard Zone X
		Area with Reduced Flood Risk due to Levee. See Notes. Zone X
		Area with Flood Risk due to Levee Zone X
OTHER AREAS		NO SCREEN Area of Minimal Flood Hazard Zone X
		Effective LOMRs
GENERAL STRUCTURES		Area of Undetermined Flood Hazard Zone X
		Channel, Culvert, or Storm Sewer
OTHER FEATURES		Levee, Dike, or Floodwall
		Cross Sections with 1% Annual Chance Water Surface Elevation
MAP PANELS		Coastal Transect
		Base Flood Elevation Line (BFE)
		Limit of Study
		Jurisdiction Boundary
		Coastal Transect Baseline
		Profile Baseline
		Hydrographic Feature
MAP PANELS		Digital Data Available
		No Digital Data Available
		Unmapped

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The base map shown complies with FEMA's base map accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 5/3/2018 at 3:31:58 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: base map imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

