

STATE OF TEXAS
COUNTY OF FORT BEND

WE, TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., A TEXAS LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER TWC/SEVEN MEADOWS, L.L.C., ACTING BY AND THROUGH JEFF SMITH, VICE PRESIDENT BEING AN OFFICER OF TWC/SEVEN MEADOWS, L.L.C. OWNER, HEREMFTER REFERRED TO AS OWNERS OF THE 20.431 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF AVALON AT SEVEN MEADOWS SEC. 2, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAT OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID MAPS OR PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINAGE EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS, AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES, FOREVER, UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11'6") FOR TEN FEET (10' 0") PERIMETER GROUND EASEMENTS SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (A.E. & A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES, FOREVER, UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11'6") BACK-TO-BACK GROUND EASEMENTS OR EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 0") BACK TO BACK GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (A.E. & A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY THREE FEET (33' 0") IN WIDTH.

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE ORIGINALLY INTENDED FOR THE CONSTRUCTION OF SINGLE FAMILY RESIDENTIAL DWELLING UNITS THEREON AND SHALL BE RESTRICTED FOR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT SHALL BE RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, ROAD OR ALLEY OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY FEET (20') WIDE ON EACH SIDE OF THE CENTERLINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS, SLOUGHS, OR OTHER NATURAL DRAINAGE COURSES LOCATED IN SAID PLAT AS EASEMENTS FOR DRAINAGE PURPOSES TO THE CITY OF HOUSTON, FORT BEND COUNTY OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBY BE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, PLANTING AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY, AND THAT SUCH OBSTRUCTION SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS 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 OWNERS, HEIRS, SUCCESSORS 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 FIREMEN, FIRE FIGHTING EQUIPMENT, POLICE AND OTHER EMERGENCY VEHICLES OF WHATEVER NATURE AT ALL TIMES AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DESIGNATED AND ESTABLISHED AS PRIVATE STREETS.

THE ROADS AND STREETS IN THIS SUBDIVISION ARE NOT DEDICATED TO THE PUBLIC AND OWNERS DO HEREBY DEDICATE SAME AS EASEMENTS FOR THE USE AND BENEFIT OF ALL PURCHASERS OR OWNERS OF LOTS FRONTING THEREON OR ADJACENT THEREON, WHICH EASEMENTS SHALL INCLUDE RIGHTS OF INGRESS, EGRESS AND PASSAGE OVER AND ALONG SUCH STREETS IN FAVOR OF TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., ITS SUCCESSORS AND ASSIGNS, ITS INVITEES, DESTINEES AND SUCCESSORS IN TITLE TO EACH LOT SHOWN HEREON, AND IN FAVOR OF THE INVITEES AND DESTINEES OF EACH SUCCESSOR IN TITLE TO EACH LOT SHOWN HEREON, BUT NOT IN FAVOR OF THE PUBLIC. HOWEVER, TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., DOES HEREBY RESERVE INTO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO DEDICATE THE ROADS AND STREETS IN THE SUBDIVISION TO THE PUBLIC AND/OR GRANT ADDITIONAL INGRESS AND EGRESS EASEMENTS THEREON WITHOUT THE CONSENT OF ANY LOT OWNER OR OTHER PARTIES. NOTWITHSTANDING THE FACT THAT THE ROADS AND STREETS IN THIS SUBDIVISION ARE NOT DEDICATED TO THE PUBLIC, THE LAW ENFORCEMENT OFFICERS OF FORT BEND COUNTY, TEXAS, THE STATE OF TEXAS, OTHER OFFICIAL LAW ENFORCEMENT BODIES, FIRE DEPARTMENT OFFICIALS AND FIRE PROTECTION PERSONNEL, VEHICLES AND EQUIPMENT ARE HEREBY EXPRESSLY GIVEN THE RIGHT TO ENTER UPON THE ROADS AND STREETS IN THE SUBDIVISION TO ENFORCE ALL APPLICABLE REGULATIONS AND LAWS AND TO PROTECT THE SAFETY OF THE RESIDENTS AND THEIR PROPERTY.

TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., ITS DESTINEES, SUCCESSORS AND ASSIGNS, SHALL ALSO HAVE THE RIGHT TO USE SAID STREETS FOR THE INSTALLATION, MAINTENANCE AND IMPROVEMENT OF WATER, SANITARY AND STORM SEWER LINES AND OTHER UTILITIES ABOVE, IN OR UNDER SAID STREETS.

FORT BEND COUNTY SHALL HAVE NO RESPONSIBILITY FOR MAINTENANCE OF STREETS WITHIN THE SUBDIVISION, UNLESS SUCH STREETS HAVE BEEN DEDICATED TO THE PUBLIC BY THE CURRENT OWNER OF SAID STREETS (WITHOUT THE JOINDER OF ANY OTHER PARTY) AND MEET COUNTY STANDARDS AND COUNTY MAINTENANCE HAS BEEN REQUESTED BY THE CURRENT OWNER OF SAID STREETS.

IN WITNESS WHEREOF, TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C. HAS CAUSED THESE PRESENTS TO BE SIGNED BY TWC/SEVEN MEADOWS, L.L.C., ITS GENERAL PARTNER, BY JEFF SMITH, VICE PRESIDENT OF TWC/SEVEN MEADOWS, L.L.C. THIS 10th DAY OF October 2003.

TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., ITS GENERAL PARTNER

By: Jeff Smith
JEFF SMITH, VICE PRESIDENT

STATE OF TEXAS
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF SMITH, VICE PRESIDENT OF TWC/SEVEN MEADOWS, L.L.C. KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT HEY ARE THE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 10th DAY OF October 2003.



Patricia E. Hanson
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES

I, KEITH W. MONROE, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT, WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION, ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER SUITABLE PERMANENT METAL) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE-EIGHTHS (5/8") AND LENGTH OF NOT LESS THAN THREE FEET (3') (SEE NOTE 9) AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST SURVEY CORNER.



Keith W. Monroe
KEITH W. MONROE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4797

I, PAREENA TERPUNGRUNDLERT, A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF TEXAS DO HEREBY CERTIFY THAT THIS PLAT MEETS ALL REQUIREMENTS OF FORT BEND COUNTY, TO THE BEST OF MY KNOWLEDGE.



Pareena Terpungrundlert
PAREENA TERPUNGRUNDLERT, P.E.
LICENSED PROFESSIONAL ENGINEER
TEXAS LICENSE NO. 90316

THIS IS TO CERTIFY THAT THE HOUSTON PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF AVALON AT SEVEN MEADOWS SEC. 2 IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON AS SHOWN HEREON, AND AUTHORIZED THE RECORDING OF THIS PLAT THIS 17 DAY OF Oct 2003.

By: M. Marvin Katz, Chairman
L.S. BROWN, VICE-CHAIRMAN
By: Robert H. Little
ROBERT H. LITTLE, SECRETARY



I, D. JESSE HEGEMER, THE FORT BEND COUNTY ENGINEER, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL OF THE EXISTING RULES AND REGULATIONS OF OFFICE AS ADOPTED BY THE FORT BEND COUNTY COMMISSIONER'S 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 AREAS OR SUBDIVISIONS WITHIN THE WATERSHED.

D. Jesse Hegemer, P.E.
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONER'S COURT OF FORT BEND COUNTY, TEXAS, THIS 4th DAY OF Nov. 2003.

Tom D. Stavivna, Commissioner, Precinct 1
Grady Prestage, Commissioner, Precinct 2
Robert E. Hebert, County Judge
W.A. (Andy) Meyers, Commissioner, Precinct 3
James Patterson, Commissioner, Precinct 4

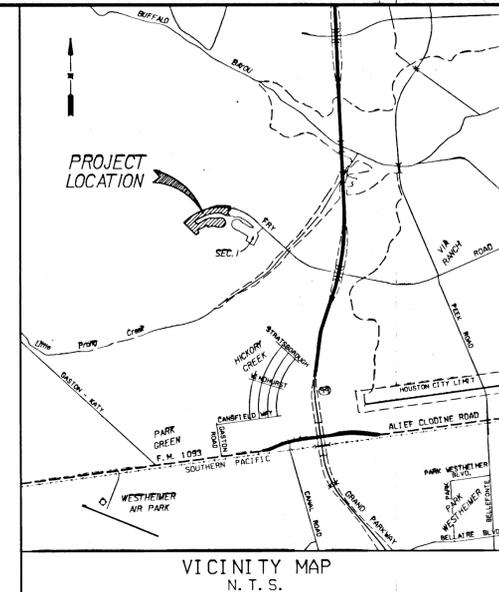
STATE OF TEXAS
COUNTY OF FORT BEND

I, DIANNE WILSON, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON THE 14th DAY OF Nov. 2003 A.D., AT 3:52 O'CLOCK P.M. IN SLIDE NO. 2536A/3 OF THE PLAT RECORDS OF SAID COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT RICHLAND, TEXAS, THE DAY AND DATE LAST ABOVE WRITTEN.

Dianne Wilson, County Clerk
FORT BEND COUNTY, TEXAS

DEPUTY
TERRY DRAKE



VICINITY MAP
N. T. S.
KEY MAP NO. 525 A

- NOTES:
1. ALL BEARINGS REFERENCED TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF FRY ROAD (S 43-39-11-E).
2. THIS SURVEY IS NOT TIED TO THE OFFICIAL CITY OF HOUSTON SURVEY SYSTEM IN COMPLIANCE WITH ORDINANCE NO. 83-1978 BECAUSE A CITY SURVEY MARKER HAS NOT BEEN ESTABLISHED WITHIN 2000 FEET OF THIS PROPERTY.
3. ALL LOTS SHALL HAVE A MINIMUM 5-FOOT SIDE BUILDING LINE.
4. THERE ARE NO PIPELINES OR PIPELINE EASEMENTS WITHIN THE LIMITS OF THIS PLAT.
5. THE MINIMUM SLAB ELEVATION SHALL BE 114.50 FT. M.S.L. IN NO CASE SHALL THE SLAB ELEVATION BE LESS THAN 18 INCHES ABOVE NATURAL GROUND.
6. ELEVATIONS USED FOR DELINEATING CONTOUR LINES ARE BASED UPON NAVD 88, 1991 ADJUSTMENT.
7. IN ACCORDANCE WITH THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, MAP NUMBER 48157C0003 2, MAP REVISED JANUARY 3, 1997 AND FURTHER REVISED ON MARCH 31, 2000 TO REFLECT AN APPROVED LETTER OF MAP REVISION (LDMR), THE SUBJECT PROPERTY LIES WITHIN ZONE X (UNSHADOWED) AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAIN.
8. ALL LOTS WITHIN THIS PLAT LIE WHOLLY WITHIN FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 35 AND PARTIALLY WITHIN GRAND LAKES WATER CONTROL IMPROVEMENT DISTRICT. THIS PLAT ALSO LIES WITHIN FORT BEND COUNTY DRAINAGE DISTRICT, FORT BEND SUBSIDENCE DISTRICT AND THE CITY OF HOUSTON ETC.
9. FIVE EIGHTS (5/8") IRON RODS THREE FEET (3') IN LENGTH WITH PLASTIC CAP MARKED 'L1A END' SET ON ALL PERIMETER BOUNDARY CORNERS, UNLESS OTHERWISE NOTED. BLOCK CORNERS OR STREET RIGHTS-OF-WAY HAVE NOT BEEN MONUMENTED.
10. THIS PLAT WAS PREPARED FROM INFORMATION FURNISHED BY STEWART TITLE COMPANY, C.F. NO. PLO3007 DATED SEPTEMBER 17, 2003. THE SURVEYOR HAS NOT ABSTRACTED THE ABOVE PROPERTY.
11. ALL EASEMENTS ARE CENTERED ON LOT LINES UNLESS OTHERWISE NOTED.
12. THE DRAINAGE SYSTEM FOR THIS SUBDIVISION IS DESIGNED IN ACCORDANCE WITH THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING WITH INTENSE RAINFALL EVENTS.
13. UNLESS OTHERWISE INDICATED, THE BUILDING LINES (B.L.), WHETHER ONE OR MORE, SHOWN ON THIS SUBDIVISION PLAT ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCES, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAT WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.
14. SINGLE FAMILY RESIDENTIAL SHALL MEAN THE USE OF A LOT WITH ONE BUILDING DESIGNED FOR AND CONTAINING NOT MORE THAN TWO SEPARATE UNITS WITH FACILITIES FOR LIVING, SLEEPING, COOKING AND EATING THEREIN. A LOT UPON WHICH IS LOCATED A FREE-STANDING BUILDING CONTAINING ONE DWELLING UNIT AND A DETACHED SECONDARY DWELLING UNIT OF NOT MORE THAN 800 SQUARE FEET ALSO SHALL BE CONSIDERED SINGLE FAMILY RESIDENTIAL. A BUILDING THAT CONTAINS ONE DWELLING UNIT ON ONE LOT THAT IS CONNECTED BY A PARTY WALL TO ANOTHER BUILDING CONTAINING ONE DWELLING UNIT ON AN ADJACENT LOT SHALL BE SINGLE FAMILY RESIDENTIAL.
15. EACH LOT SHALL PROVIDE A MINIMUM OF TWO OFF-STREET PARKING SPACES PER DWELLING UNIT ON EACH LOT. IN THOSE INSTANCES WHERE A SECONDARY UNIT IS PROVIDED ONLY ONE ADDITIONAL SPACE SHALL BE PROVIDED.
16. P.A.E. & U.E. INDICATES PERMANENT ACCESS EASEMENT AND UTILITY EASEMENT.
17. THIS SUBDIVISION CONTAINS ONE OR MORE PERMANENT ACCESS EASEMENTS THAT HAVE NOT BEEN DEDICATED TO OR ACCEPTED BY THE CITY OF HOUSTON OR ANY OTHER LOCAL GOVERNMENT AGENCY AS PUBLIC RIGHTS-OF-WAY. THE CITY OF HOUSTON HAS NO OBLIGATION, NOR DOES ANY OTHER LOCAL GOVERNMENT AGENCY HAVE ANY OBLIGATION TO MAINTAIN OR IMPROVE ANY PERMANENT ACCESS EASEMENT WITHIN THE SUBDIVISION, WHICH OBLIGATION SHALL BE THE SOLE RESPONSIBILITY OF THE OWNERS OF PROPERTY IN THIS SUBDIVISION.
18. THE ENTIRE R.O.W. OF SAID PRIVATE STREET IS DEDICATED AS A PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT. THE CITY OF HOUSTON DOES NOT GUARANTEE THE REPAIR OF PRIVATE STREETS DAMAGED WHEN REPAIRING PUBLIC UTILITIES IN SAID PRIVATE STREET.
19. ALL BUILDING LINES ARE MEASURED FROM THE PERMANENT ACCESS EASEMENT BOUNDARY OR PUBLIC STREET RIGHT-OF-WAY.
20. PROPERTY OWNERS MUST CONSTRUCT A DRIVEWAY AND SIDEWALKS OVER THE PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT.
21. WATER LINE SYSTEM WILL BE BUILT ACCORDING TO CITY OF HOUSTON DESIGN CRITERIA.
22. ALL PRIVATE UTILITIES PROPOSED WITHIN THE PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT SHALL OBTAIN APPROVAL FROM THE CITY OF HOUSTON PRIOR TO INSTALLATION.
23. ALL 6" X 10" SANITARY SEWER EASEMENTS ARE 5' IN LENGTH BEGINNING AT THE RIGHT-OF-WAY AND ARE 10' WIDE.
24. ALL 10" X 10" SANITARY SEWER EASEMENTS ARE 10' IN LENGTH BEGINNING AT THE RIGHT-OF-WAY.
25. THIS SUBDIVISION IS ADJACENT TO BARKER RESERVOIR AND IS SUBJECT TO EXTENDED CONTROLLED FLOODATION UNDER THE MANAGEMENT OF THE U.S. ARMY CORPS OF ENGINEERS.

2556A

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS
Dr. Diane Wilson
2003 Nov 04 03:52 PM
Dianne Wilson, Ph.D. COUNTY CLERK
FT BEND COUNTY TEXAS

AVALON AT SEVEN MEADOWS SEC. 2

A SUBDIVISION OF 20.431 ACRES OF LAND OUT OF THE THOMAS HOBERMAKER SURVEY, ABSTRACT 190 FORT BEND COUNTY, TEXAS

46 LOTS 6 RESERVES 3 BLOCKS
OCTOBER, 2003 JOB NO. 0074-0322-006
SCALE: 1"=100'

OWNER / DEVELOPER:
TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, L.L.C., A TEXAS LIMITED PARTNERSHIP
BY ITS GENERAL PARTNER TWC / SEVEN MEADOWS, L.L.C., A TEXAS LIMITED LIABILITY COMPANY

JEFF SMITH, VICE PRESIDENT
5725 COMMONWEALTH BOULEVARD
SUGAR LAND, TEXAS 77479
PHONE: 281-242-4004 FAX: 281-242-6968

PLANNER / ENGINEER:
LJA Engineering & Surveying, Inc.
2929 Bismark Drive
Houston Texas 77042-3703
Phone 713 953 5700
Fax 713 953 5266

CURVE	RADIUS	TANGENT	CHORD	ARC	DELTA	CHORD BEARING
1	1950.00	1008.25	1791.23	1861.06	54°40'57"	N 72°44'09" E
2	25.00	24.91	24.91	39.18	89°47'03"	S 39°01'51" E
3	25.00	12.95	23.00	23.90	54°45'56"	S 37°14'39" W
4	105.00	4.92	3.83	3.83	05°21'52"	S 61°56'41" W
5	25.00	13.69	24.02	25.05	57°25'16"	S 87°58'23" W
6	25.00	13.69	24.02	25.05	57°25'16"	S 34°36'21" E
7	105.00	49.95	80.22	83.25	50°53'10"	S 31°20'18" E
8	80.00	30.47	56.94	58.22	41°41'43"	S 83°24'19" W
9	200.00	29.80	51.18	51.32	14°42'11"	N 68°23'43" W
10	250.00	70.68	136.03	137.77	31°34'26"	N 76°49'51" W
11	1724.60	476.39	918.38	929.60	30°53'01"	S 71°56'26" W
12	40.00	44.33	44.33	66.94	90°52'49"	S 08°33'31" W
13	50.00	39.90	62.38	67.35	77°10'56"	S 77°58'22" E
14	950.00	59.56	118.88	118.96	07°19'44"	N 59°46'18" E
15	560.00	180.68	343.91	349.55	35°49'51"	N 73°59'21" E
16	100.00	14.18	28.08	28.17	16°08'33"	N 83°48'00" E
17	100.00	12.15	24.18	24.18	13°51'20"	N 82°39'24" E
18	183.26	597.96	350.44	466.74	145°56'17"	S 17°27'17" E
19	90.00	29.56	58.17	57.12	36°21'56"	S 73°41'19" W
20	140.00	23.03	45.44	45.64	18°40'44"	N 78°47'21" W
21	140.00	18.41	36.50	36.60	14°58'49"	N 76°52'23" W
22	800.00	25.83	51.64	51.85	03°41'56"	N 86°16'45" W
23	150.00	12.28	24.48	24.51	08°21'40"	S 87°11'27" W
24	150.00	21.38	42.33	42.47	16°13'26"	S 74°23'53" W
25	25.00	24.93	24.93	39.20	89°50'43"	N 68°47'28" W
26	25.00	29.81	38.31	43.64	100°01'28"	N 73°59'50" W
27	25.00	22.67	33.59	36.83	84°23'53"	S 13°54'29" W
28	25.00	18.56	29.80	31.93	73°10'17"	S 88°20'41" W
29	75.00	13.53	26.76	26.76	20°26'44"	S 61°58'54" W
30	25.00	20.93	32.10	34.85	79°52'17"	S 32°16'08" W
31	300.00	25.83	51.18	51.18	09°49'59"	N 60°59'23" E
32	350.00	121.04	228.78	233.06	38°09'09"	N 56°25'37" E
33	1860.00	956.13	1865.64	1880.78	33°17'33"	S 71°39'37" W
34	130.00	140.38	241.88	241.88	34°23'44"	S 07°48'58" W
35	25.00	20.60	31.80	34.46	78°58'33"	S 78°52'10" E
36	370.00	10.64	21.28	21.28	01°40'12"	N 62°28'39" E
37	29.00	29.00	29.00	43.64	100°01'28"	N 73°59'21" E
38	430.00	138.74	264.07	264.41	35°45'51"	N 73°59'21" E
39	40.00	18.41	36.50	36.50	14°58'49"	N 76°52'23" W
40	25.00	12.83	25.65	25.65	03°46'24"	N 57°29'38" E
41	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
42	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
43	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
44	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
45	370.00	119.38	227.22	230.95	35°45'51"	N 73°59'21" W
46	530.00	12.83	25.65	25.65	03°46'24"	N 57°29'38" W
47	25.00	23.14	33.96	37.34	85°34'04"	S 16°05'47" W
48	25.00	29.00	36.36	39.27	90°00'00"	N 71°41'15" W
49	670.00	64.13	127.48	127.88	10°56'08"	S 83°50'41" W
50	730.00	5.42	10.84	10.84	00°51'04"	N 52°48'09" E
51	25.00	26.17	36.15	40.41	92°36'34"	N 06°55'23" E
52	190.00	50.24	97.14	98.24	29°37'24"	N 24°34'11" W
53	25.00	14.66	29.29	26.51	60°45'59"	N 40°08'29" W
54	50.00	312.69	38.75	141.22	161°49'50"	N 10°23'27" E
55	25.00	14.66	29.29	26.51	60°45'59"	N 40°08'29" E
56	190.00	41.21	80.54	81.16	24°28'27"	N 42°46'37" E
57	190.00	560.24	1075.63	1090.22	32°32'01"	S 71°16'51" W
58	530.00	89.41	176.32	177.15	19°09'02"	N 82°52'38" W
59	350.00	30.58	60.92	61.00	09°59'08"	S 68°18'33" E
60	1950.00	1008.25	1791.23	1861.06	54°40'57"	N 72°44'09" E
61	25.00	24.91	24.91	39.18	89°47'03"	S 39°01'51" E
62	25.00	12.95	23.00	23.90	54°45'56"	S 37°14'39" W
63	105.00	4.92	3.83	3.83	05°21'52"	S 61°56'41" W
64	25.00	13.69	24.02	25.05	57°25'16"	S 87°58'23" W
65	25.00	13.69	24.02	25.05	57°25'16"	S 34°36'21" E
66	105.00	49.95	80.22	83.25	50°53'10"	S 31°20'18" E
67	80.00	30.47	56.94	58.22	41°41'43"	S 83°24'19" W
68	200.00	29.80	51.18	51.32	14°42'11"	N 68°23'43" W
69	250.00	70.68	136.03	137.77	31°34'26"	N 76°49'51" W
70	1724.60	476.39	918.38	929.60	30°53'01"	S 71°56'26" W
71	40.00	44.33	44.33	66.94	90°52'49"	S 08°33'31" W
72	50.00	39.90	62.38	67.35	77°10'56"	S 77°58'22" E
73	950.00	59.56	118.88	118.96	07°19'44"	N 59°46'18" E
74	560.00	180.68	343.91	349.55	35°49'51"	N 73°59'21" E
75	100.00	14.18	28.08	28.17	16°08'33"	N 83°48'00" E
76	100.00	12.15	24.18	24.18	13°51'20"	N 82°39'24" E
77	183.26	597.96	350.44	466.74	145°56'17"	S 17°27'17" E
78	90.00	29.56	58.17	57.12	36°21'56"	S 73°41'19" W
79	140.00	23.03	45.44	45.64	18°40'44"	N 78°47'21" W
80	140.00	18.41	36.50	36.60	14°58'49"	N 76°52'23" W
81	800.00	25.83	51.64	51.85	03°41'56"	N 86°16'45" W
82	150.00	12.28	24.48	24.51	08°21'40"	S 87°11'27" W
83	150.00	21.38	42.33	42.47	16°13'26"	S 74°23'53" W
84	25.00	24.93	24.93	39.20	89°50'43"	N 68°47'28" W
85	25.00	29.81	38.31	43.64	100°01'28"	N 73°59'50" W
86	25.00	22.67	33.59	36.83	84°23'53"	S 13°54'29" W
87	25.00	18.56	29.80	31.93	73°10'17"	S 88°20'41" W
88	75.00	13.53	26.76	26.76	20°26'44"	S 61°58'54" W
89	25.00	20.93	32.10	34.85	79°52'17"	S 32°16'08" W
90	300.00	25.83	51.18	51.18	09°49'59"	N 60°59'23" E
91	350.00	121.04	228.78	233.06	38°09'09"	N 56°25'37" E
92	1860.00	956.13	1865.64	1880.78	33°17'33"	S 71°39'37" W
93	130.00	140.38	241.88	241.88	34°23'44"	S 07°48'58" W
94	25.00	20.60	31.80	34.46	78°58'33"	S 78°52'10" E
95	370.00	10.64	21.28	21.28	01°40'12"	N 62°28'39" E
96	29.00	29.00	29.00	43.64	100°01'28"	N 73°59'21" E
97	430.00	138.74	264.07	264.41	35°45'51"	N 73°59'21" E
98	40.00	18.41	36.50	36.50	14°58'49"	N 76°52'23" W
99	25.00	12.83	25.65	25.65	03°46'24"	N 57°29'38" E
100	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
101	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
102	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
103	50.00	19.81	39.61	39.61	07°19'44"	N 59°46'18" E
104	370.00	119.38	227.22	230.95	35°45'51"	N 73°59'21" W
105	530.00	12.83	25.65	25.65	03°46'24"	N 57°29'38" W
106	25.00	23.14	33.96	37.34	85°34'04"	S 16°05'47" W
107	25.00	29.00	36.36	39.27	90°00'00"	N 71°41'15" W
108	670.00	64.13	127.48	127.88	10°56'08"	S 83°50'41" W
109	730.00	5.42	10.84	10.84	00°51'04"	N 52°48'09" E
110	25.00	26.17	36.15	40.41	92°36'34"	N 06°55'23" E
111	190.00	50.24	97.14	98.24	29°37'24"	N 24°34'11" W
112	25.00	14.66	29.29	26.51	60°45'59"	N 40°08'29" W
113	50.00	312.69	38.75	141.22	161°49'50"	N 10°23'27" E
114	25.00	14.66	29.29	26.51	60°45'59"	N 40°08'29" E
115	190.00	41.21	80.54	81.16	24°28'27"	N 42°46'37" E
116	190.00	560.24	1075.63	1090.22	32°32'01"	S 71°16'51" W
117	530.00	89.41	176.32	177.15	19°09'02"	N 82°52'38" W
118	350.00	30.58	60.92	61.00	09°59'08"	S 68°18'33" E
119	1950.00	1008.25	1791.23	1861.06	54°40'57"	N 72°44'09" E
120	25.00	24.91	24.91	39.18	89°47'03"	S 39°01'51" E
121	25.00	12.95	23.00	23.90	54°45'56"	S 37°14'39" W
122	105.00	4.92	3.83	3.83	05°21'52"	S 61°56'41" W
123	25.00	13.69	24.02	25.05	57°25'16"	S 87°58'23" W
124	25.00	13.69	24.02	25.05	57°25'16"	S 34°36'21" E
125	105.00	49.95	80.22	83.25	50°53'10"	S 31°20'18" E
126	80.00	30.47	56.94	58.22	41°41'43"	S 83°24'19" W
127	200.00	29.80	51.18	51.32	14°42'11"	N 68°23'43" W
128	250.00	70.68	136.03	137.77	31°34'26"	N 76°49'51" W
129	1724.60	476.39	918.38	929.60	30°53'01"	S 71°56'26" W
130	40.00	44.33	44.33	66.94	90°52'49"	S 08°33'31" W
131	50.00	39.90	62.38	67.35	77°10'56"	S 77°58'22" E
132	950.00	59.56	118.88	118.96	07°19'44"	N 59°46'18" E
133	560.00	180.68	343.91	349.55	35°49'51"	N 73°59'21" E
134	100.00	14.18	28.08	28.17	16°08'33"	N 83°48'00" E
135	100.00	12.15	24.18	24.18	13°51'20"	N 82°39'24" E
136	183.26	597.96	350.44	466.74	145°56'17"	S 17°27'17" E
137	90.00	29.56	58.17	57.12	36°21'56"	S 73°41'19" W
138	140.00	23.03	45.44	45.64	18°40'44"	N 78°47'21" W
139	140.00	18.41	36.50	36.60	14°58'49"	N 76°52'23" W
140	800.00	25.83	51.64	51.85	03°41'56"	N 86°16'45" W
141	150.00	12.28	24.48	24.51	08°21'40"	S 87°11'27" W
142	150.00	21.38	42.33	42.47	16°13'26"	S 74°23'53" W
143	25.00	24.93	24.93	39.20	89°50'43"	N 68°47'28" W
144	25.00	29.81	38.31	43.64	100°01'28"	N 73°59'50" W
145	25.00	22.67	33.59	36.83	84°23'53"	S 13°54'29" W
146	25.00	18.56	29.80	31.93	73°10'17"	S 88°20'41" W
147	75.00	13.53	26.76	26.76	20°26'44"	S 61°58'54" W
148	25.00	20.93	32.10	34.85	79°52'17"	S 32°16'08" W
149	300.00	25.83	51.18	51.18		

STATE OF TEXAS
COUNTY OF FORT BEND

WE, TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD., A TEXAS LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER TWC/SEVEN MEADOWS, L.L.C., ACTING BY AND THROUGH JEFF SMITH, VICE PRESIDENT, BEING AN OFFICER OF TWC/SEVEN MEADOWS, L.L.C., OWNER HEREINAFTER REFERRED TO AS OWNERS OF THE 20.431 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF AVALON...

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES, FOREVER, UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL TEN FEET (10' 0") PERIMETER GROUND EASEMENTS, SIX INCHES (6") FOR FIFTEEN FEET (15' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E., A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES, FOREVER, UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL BACK-TO-BACK GROUND EASEMENTS OR EIGHT FEET (8' 0") FOR FIFTEEN FEET (15' 0") GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E., A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30') IN WIDTH.

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAN ARE ORIGINALLY INTENDED FOR THE CONSTRUCTION OF SINGLE FAMILY RESIDENTIAL DWELLING UNITS THEREON AND SHALL BE RESTRICTED FOR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAN SHALL BE RESTRICTED TO PREVENT THE DRAINAGE OF STORMWATER, TANKS INTO ANY PUBLIC OR PRIVATE STREET, ROAD OR ALLEY OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY FEET (20') WIDE ON EACH SIDE OF THE CENTERLINE OF ANY AND ALL BAYS, CREEKS, DILLES, RAVINES, DRAINAGE PURPOSES CITY OF HOUSTON, FORT BEND COUNTY OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAN AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR CLEAR OF FENCES, BUILDINGS, PLANTING AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY, AND THAT SUCH ADJUTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT THOSE STREETS LOCATED WITHIN THE BOUNDARIES OF THIS PLAN AND SPECIFICALLY NOTED AS PRIVATE STREETS, SHALL BE HEREBY ESTABLISHED AND MAINTAINED AS PRIVATE STREETS BY THE OWNERS, HEIRS, SUCCESSORS AND ASSIGNS OF SAID OWNERS AND TO THE PUBLIC AT LARGE, INCLUDING POLICE, FIRE FIGHTING EQUIPMENT, POLICE AND OTHER EMERGENCY VEHICLES OF WHATEVER NATURE AT ALL TIMES AND DO HEREBY WAIVE OURSELVES, DESIGNATED AND ESTABLISHED AS PRIVATE STREETS.

THE ROADS AND STREETS IN THIS SUBDIVISION ARE NOT DEDICATED TO THE PUBLIC AND OWNERS DO HEREBY DEDICATE SAME AS EASEMENTS FOR THE USE AND BENEFIT OF ALL PURCHASERS OR OWNERS OF LOTS FRONTING OR ADJACENT THERETO, WHICH EASEMENTS SHALL INCLUDE RIGHTS OF INGRESS, EGRESS AND PASSAGE OVER AND ALONG SUCH STREETS IN FAVOR OF TAYLOR WOODROW AND SUCCESSORS IN TITLE TO EACH LOT SHOWN HEREON, BUT NOT IN FAVOR OF THE DESIGNEE OF EACH SUCCESSOR-IN-TITLE TO EACH LOT SHOWN HEREON, BUT NOT IN FAVOR OF THE UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS AND STREETS THEREON WITHOUT THE CONSENT OF THE OTHER PARTIES. NOTWITHSTANDING THE FACT THAT THE ROADS AND STREETS IN THIS SUBDIVISION ARE NOT DEDICATED TO THE PUBLIC, LAW ENFORCEMENT OFFICERS OF FORT BEND COUNTY, TEXAS, THE STATE OF TEXAS, OTHER OFFICIAL AND EMPLOYEES ARE HEREBY EXPRESSLY GIVEN THE RIGHT TO ENTER UPON THE ROADS AND STREETS IN THE SUBDIVISION TO ENFORCE ALL APPLICABLE REGULATIONS AND LAWS AND TO PROTECT THE SAFETY OF THE RESIDENTS AND THEIR PROPERTY.

TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD., ITS DESIGNEE, SUCCESSORS AND ASSIGNS, SHALL ALSO HAVE THE RIGHT TO USE SAID STREETS FOR THE INSTALLATION, MAINTENANCE AND IMPROVEMENT OF WATER, SANITARY AND STORM SEWER LINES AND OTHER UTILITIES ABOVE, IN OR UNDER SAID STREETS.

FORT BEND COUNTY SHALL HAVE NO RESPONSIBILITY FOR MAINTENANCE OF STREETS WITHIN THE SUBDIVISION, UNLESS SUCH STREETS HAVE BEEN DEDICATED TO THE PUBLIC BY THE CURRENT OWNER OF SAID STREETS (WHICH THE OWNER OF ANY OTHER PARTY) AND MEET COUNTY STANDARDS AND COUNTY MAINTENANCE HAS BEEN REQUESTED BY THE CURRENT OWNER OF SAID STREETS.

IN TESTIMONY WHEREOF, TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD. HAS CAUSED THESE PRESENTS TO BE SIGNED BY TWC/SEVEN MEADOWS, L.L.C., ITS GENERAL PARTNER BY JEFF SMITH, VICE PRESIDENT OF TWC/SEVEN MEADOWS, L.L.C. THIS 10th DAY OF OCTOBER, 2003.

TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD.
BY: Jeff Smith, VICE PRESIDENT

STATE OF TEXAS
COUNTY OF FORT BEND
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF SMITH, VICE PRESIDENT OF TWC/SEVEN MEADOWS, L.L.C., KNOWN TO ME TO BE THE PERSON WHOSE NAME IS THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN HIS CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID COMPANY.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 10th DAY OF October, 2003.

PATRICIA E. HANSON
Notary Public, State of Texas
My Commission Expires April 11, 2005

Patricia E. Hanson
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES

I, KEITH W. MONROE, AN AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IS TRUE AND CORRECT, WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND, THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER SUITABLE PERMANENT METAL) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE-EIGHTHS INCH (5/8") LENGTH OF NOT LESS THAN THREE FEET (3') (SEE NOTE 9) AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST SURVEY CORNER.



Keith W. Monroe
KEITH W. MONROE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4797

I, PAREENA TERPUNDRIANLERT, A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF TEXAS DO HEREBY CERTIFY THAT THIS PLAN MEETS ALL REQUIREMENTS OF FORT BEND COUNTY, TO THE BEST OF MY KNOWLEDGE.



Pareena Terpundriandlert
PAREENA TERPUNDRIANLERT, E.
LICENSED PROFESSIONAL ENGINEER
TEXAS LICENSE NO. 90316

THIS IS TO CERTIFY THAT THE HOUSTON PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAN AND SUBDIVISION OF AVALON AT SEVEN MEADOWS SEC. 2 IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAN THIS 17 DAY OF Oct, 2003.

By: M. Marvin Katz, Chairman
L.S. Brown, Vice-Chairman
Robert M. Litke, Secretary



I, D. JESSE HEGEMER, THE FORT BEND COUNTY ENGINEER, DO HEREBY CERTIFY THAT THE PLAN OF THIS SUBDIVISION COMPLIES WITH ALL OF THE EXISTING RULES AND REGULATIONS OF THE CITY OF HOUSTON AND THE FORT BEND COUNTY COMMISSIONER'S 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 ARTERY OR SUBDIVISION WITHIN THE WATERSHED.

D. Jesse Hegemer
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONER'S COURT OF FORT BEND COUNTY, TEXAS, THIS 4th DAY OF Nov, 2003.

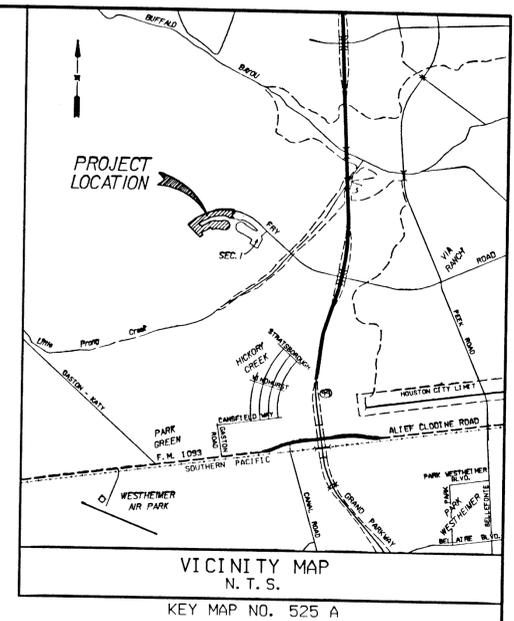
Tom D. Stavinoha, Commissioner, Precinct 1
Grady Prestage, Commissioner, Precinct 2
Robert E. Hebert, County Judge
W.A. Landry Meyers, Commissioner, Precinct 3
James Patterson, Commissioner, Precinct 4

STATE OF TEXAS
COUNTY OF FORT BEND

I, DIANNE WILSON, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON THE 17th DAY OF Nov, 2003 A.D., AT 3:52 O'CLOCK, P.M., IN SLIDE NO. 2556 AB OF THE PLAN RECORDS OF SAID COUNTY.

DIANNE WILSON, COUNTY CLERK
FORT BEND COUNTY, TEXAS

DEPUTY
TECNY DRAKE

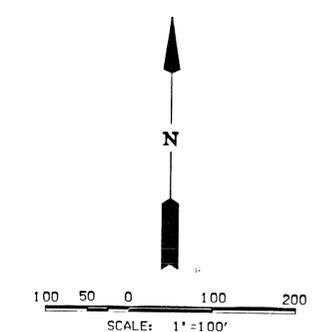


- 1. ALL REARINGS REFERENCED TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF FRY ROAD (S-43-39-11-E).
- 2. THIS SURVEY IS NOT TIED TO THE OFFICIAL CITY OF HOUSTON SURVEY SYSTEM IN COMPLIANCE WITH ORDINANCE NO. 69-1978 BECAUSE A CITY SURVEY MARKER HAS NOT BEEN ESTABLISHED WITHIN 2000 FEET OF THIS PROPERTY.
- 3. ALL LOTS SHALL HAVE A MINIMUM 5-FOOT SIDE BUILDING LINE.
- 4. THERE ARE NO PIPELINES OR PIPELINE EASEMENTS WITHIN THE LIMITS OF THIS PLAN.
- 5. THE MINIMUM SLAB ELEVATION SHALL BE 114.50 FT. M.S.L. IN NO CASE SHALL THE SLAB ELEVATION BE LESS THAN 18 INCHES ABOVE NATURAL GROUND.
- 6. ELEVATIONS USED FOR DETERMINING CONTOUR LINES ARE BASED UPON NAVD 88, 1991 ADJUSTMENT.
- 7. IN ACCORDANCE WITH THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, MAP NUMBER 48157C0085 J, 31, 2000 TO REFLECT AN APPROVED LETTER OF MAP REVISION (LOMR) THE SUBJECT PROPERTY LIES WITHIN ZONE X (UNSHADED), AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAIN.
- 8. ALL LOTS WITHIN THIS PLAN LIE WHOLLY WITHIN FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 30 AND PARTIALLY WITHIN GRAND LAKES WATER CONTROL IMPROVEMENT DISTRICT. THIS PLAN ALSO LIES WITHIN FORT BEND COUNTY DRAINAGE DISTRICT, FORT BEND SUBSIDENCE DISTRICT AND THE CITY OF HOUSTON ETJ.
- 9. FIVE EIGHTS INCH (5/8") IRON RODS THREE FEET (3') IN LENGTH WITH PLASTIC CAP MARKED "LJA ENG" SET ON ALL PERIMETER BOUNDARY CORNERS, UNLESS OTHERWISE NOTED, BLOCK CORNERS OR STREET RIGHTS-OF-WAY HAVE NOT BEEN MONUMENTED.
- 10. THIS PLAN WAS PREPARED FROM INFORMATION FURNISHED BY STEWART TITLE COMPANY, G.F. NO. PL03007 DATED SEPTEMBER 17, 2003. THE SURVEYOR HAS NOT ABSTRACTED THE ABOVE PROPERTY.
- 11. ALL EASEMENTS ARE CENTERED ON LOT LINES UNLESS OTHERWISE NOTED.
- 12. THE DRAINAGE SYSTEM FOR THIS SUBDIVISION IS DESIGNED IN ACCORDANCE WITH THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PAVING WITH INTENSE RAINFALL EVENTS.
- 13. UNLESS OTHERWISE INDICATED, THE BUILDING LINES (R.L.I.) WHETHER ONE OR MORE, SHOWN ON THIS SUBDIVISION PLAN ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCES, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAN WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.
- 14. SINGLE FAMILY RESIDENTIAL SHALL MEAN THE USE OF A LOT WITH ONE BUILDING DESIGNED FOR AND CONTAINING NOT MORE THAN TWO SEPARATE UNITS WITH FACILITIES FOR LIVING, SLEEPING, COOKING AND EATING THEREIN. A LOT UPON WHICH IS LOCATED A FREE-STANDING BUILDING CONTAINING ONE DWELLING UNIT AND A DETACHED SECONDARY DWELLING UNIT OF NOT MORE THAN 400 SQUARE FEET ALSO SHALL BE CONSIDERED SINGLE FAMILY RESIDENTIAL. A BUILDING THAT CONTAINS ONE DWELLING UNIT ON ONE LOT THAT IS CONNECTED BY A PARTY WALL TO ANOTHER BUILDING CONTAINING ONE DWELLING UNIT ON AN ADJACENT LOT SHALL BE SINGLE FAMILY RESIDENTIAL.
- 15. EACH LOT SHALL PROVIDE A MINIMUM OF TWO OFF-STREET PARKING SPACES PER DWELLING UNIT ON EACH LOT. IN THOSE INSTANCES WHERE A SECONDARY UNIT IS PROVIDED ONLY ONE ADDITIONAL SPACE SHALL BE PROVIDED.
- 16. P.A.E. & U.E. INDICATES PERMANENT ACCESS EASEMENT AND UTILITY EASEMENT.
- 17. THIS SUBDIVISION CONTAINS ONE OR MORE PERMANENT ACCESS EASEMENTS THAT HAVE NOT BEEN DEDICATED TO OR ACCEPTED BY THE CITY OF HOUSTON OR ANY OTHER LOCAL GOVERNMENT AGENCY AS PUBLIC RIGHTS-OF-WAY. THE CITY OF HOUSTON HAS NO OBLIGATION, NOR DOES ANY OTHER LOCAL GOVERNMENT AGENCY HAVE ANY OBLIGATION TO MAINTAIN OR IMPROVE ANY PERMANENT ACCESS EASEMENT WITHIN THE SUBDIVISION, WHICH OBLIGATION SHALL BE THE SOLE RESPONSIBILITY OF THE OWNERS OF PROPERTY IN THIS SUBDIVISION.
- 18. THE ENTIRE R.O.W. OF SAID PRIVATE STREET IS DEDICATED AS A PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT. THE CITY OF HOUSTON DOES NOT GUARANTEE THE REPAIR OF PRIVATE STREETS DAMAGED WHEN REPAIRING PUBLIC UTILITIES IN SAID PRIVATE STREET.
- 19. ALL BUILDING LINES ARE MEASURED FROM THE PERMANENT ACCESS EASEMENT BOUNDARY OR PUBLIC STREET RIGHT-OF-WAY.
- 20. PROPERTY OWNERS MAY CONSTRUCT A DRIVEWAY AND SIDEWALK OVER THE PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT.
- 21. WATER LINE SYSTEM WILL BE BUILT ACCORDING TO CITY OF HOUSTON DESIGN CRITERIA.
- 22. ALL PRIVATE UTILITIES PROPOSED WITHIN THE PERMANENT ACCESS EASEMENT AND PUBLIC UTILITY EASEMENT SHALL OBTAIN APPROVAL FROM THE CITY OF HOUSTON PRIOR TO INSTALLATION.
- 23. ALL 6" X 10" SANITARY SEWER EASEMENTS ARE 5' IN LENGTH BEGINNING AT THE RIGHT-OF-WAY AND ARE 10' WIDE.
- 24. ALL 10" X 10" SANITARY SEWER EASEMENTS ARE 10' IN LENGTH BEGINNING AT THE RIGHT-OF-WAY.
- 25. THIS SUBDIVISION IS ADJACENT TO BARKER RESERVOIR AND IS SUBJECT TO EXTENDED CONTROLLED FLOODATION UNDER THE MANAGEMENT OF THE U.S. ARMY CORPS OF ENGINEERS.

ADDRESS PLAT OF
AVALON
AT SEVEN MEADOWS
SEC. 2
A SUBDIVISION OF 20.431 ACRES OF LAND OUT OF THE THOMAS HOBREMAKER SURVEY, ABSTRACT 190 FORT BEND COUNTY, TEXAS
46 LOTS 6 RESERVES 3 BLOCKS
OCTOBER, 2003 JOB NO. 0074-0322-006
100 50 0 100 200
SCALE: 1"=100'
OWNER / DEVELOPER:
TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD., A TEXAS LIMITED PARTNERSHIP
BY ITS GENERAL PARTNER TWC /SEVEN MEADOWS, L.L.C., A TEXAS LIMITED LIABILITY COMPANY
JEFF SMITH, VICE PRESIDENT
5725 COMMONWEALTH BOULEVARD
SUGAR LAND, TEXAS 77479
PHONE: 281-242-4004 FAX: 281-242-6968
PLANNER / ENGINEER:
LJA Engineering & Surveying, Inc.
2929 Briarwood Drive Suite 600 Houston Texas 77042-3703
Phone 713.953.5200 Fax 713.953.5026

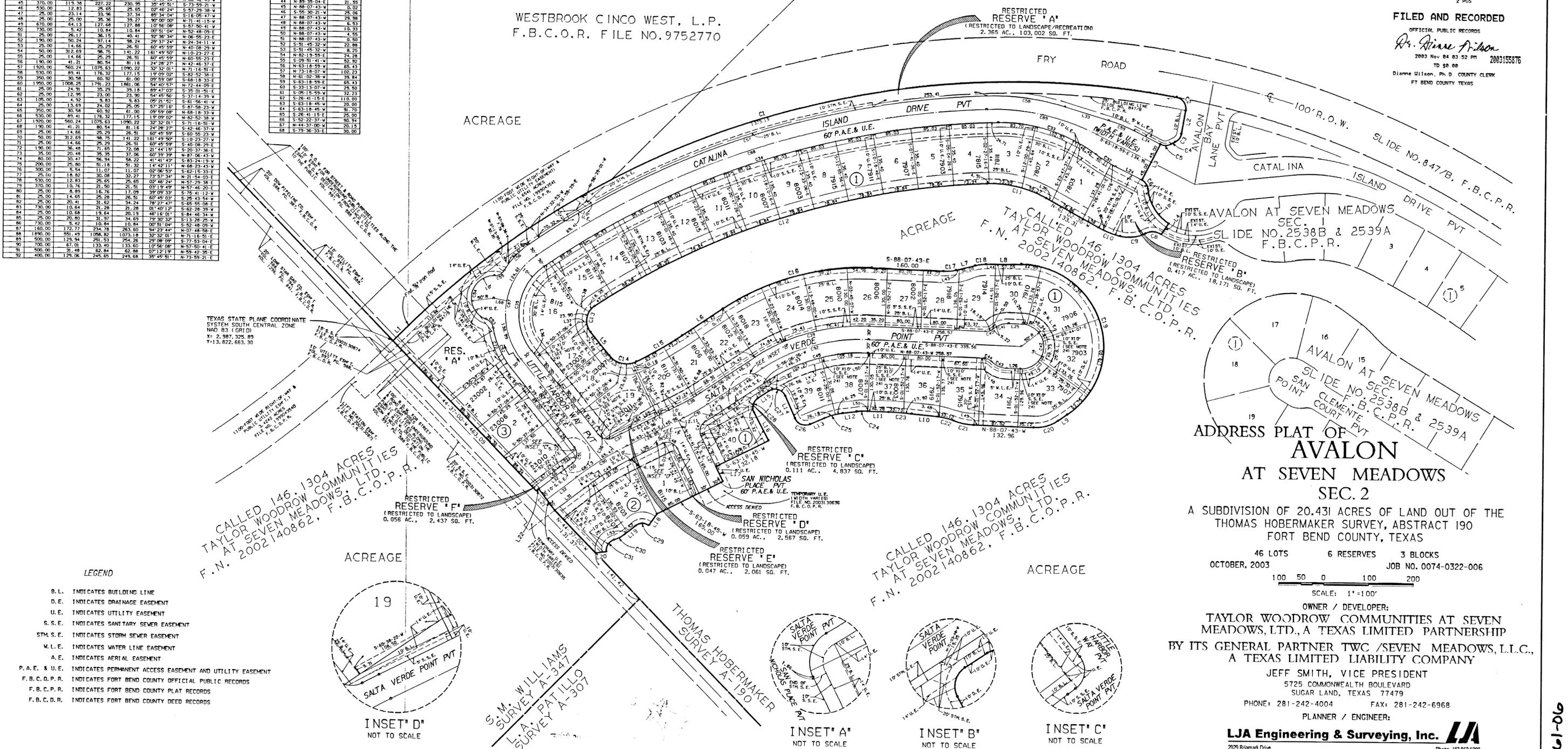
CURVE	RADIUS	TANGENT	CHORD	ARC	DELTA	CHORD BEARING
1	1950.00	1008.25	1791.23	1861.06	54°40'57"	N-72°44'09"E
2	25.00	24.91	25.20	25.18	89°47'03"	S-35°01'41"E
3	25.00	12.95	12.90	12.90	90°00'00"	S-37°14'38"E
4	1065.00	4.52	9.83	9.83	09°21'52"	S-61°56'41"W
5	25.00	13.59	24.02	25.05	57°25'15"	S-34°38'23"W
6	25.00	13.63	24.02	25.05	57°25'15"	S-34°38'23"W
7	105.00	20.46	36.39	37.06	60°39'39"	N-87°06'43"E
8	80.00	30.47	56.94	58.22	41°41'43"	S-83°24'19"W
9	250.00	51.18	95.40	98.34	30°45'51"	N-87°06'43"E
10	250.00	70.68	136.03	137.77	14°42'11"	N-58°23'43"W
11	1724.60	476.39	918.38	928.60	30°53'01"	S-71°56'26"W
12	49.00	44.33	55.40	56.34	92°52'49"	S-58°33'31"E
13	50.00	38.90	62.38	67.36	77°10'56"	S-77°58'22"E
14	500.00	190.68	343.91	345.95	30°45'51"	N-87°06'43"E
15	1900.00	14.18	28.08	28.17	16°08'33"	N-83°48'00"E
16	100.00	24.12	24.18	24.18	13°51'20"	N-82°39'24"E
17	183.26	597.96	950.44	466.74	145°05'17"	S-17°27'12"E
18	36.00	29.96	56.17	57.12	36°21'56"	S-73°41'19"W
19	140.00	23.03	45.44	45.44	15°40'44"	N-78°43'21"E
20	145.00	18.41	36.50	36.60	14°58'49"	N-76°56'23"W
21	800.00	25.03	51.84	51.65	03°41'56"	N-86°16'45"W
22	150.00	12.28	24.48	24.91	09°21'52"	S-61°56'41"W
23	150.00	12.28	24.48	24.91	09°21'52"	S-61°56'41"W
24	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
25	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
26	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
27	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
28	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
29	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
30	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
31	25.00	21.38	42.33	42.47	16°13'26"	S-74°23'53"W
32	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
33	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
34	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
35	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
36	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
37	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
38	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
39	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
40	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
41	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
42	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
43	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
44	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
45	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
46	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
47	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
48	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
49	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
50	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
51	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
52	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
53	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
54	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
55	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
56	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
57	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
58	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
59	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
60	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
61	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
62	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
63	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
64	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
65	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
66	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
67	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
68	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
69	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
70	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
71	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
72	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
73	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
74	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
75	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
76	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
77	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
78	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
79	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
80	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
81	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
82	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
83	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
84	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
85	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
86	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
87	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
88	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
89	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
90	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
91	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W
92	300.00	25.05	51.18	51.18	09°21'52"	S-61°56'41"W

LINE	BEARING	DISTANCE
1	N-45°07'02"E	50.23
2	S-09°51'41"W	52.92
3	S-26°08'41"W	30.00
4	S-33°13'07"W	29.50
5	S-39°22'54"E	66.89
6	N-86°06'26"E	105.30
7	N-75°43'44"E	43.79
8	N-89°35'04"E	78.64
9	S-59°25'21"W	28.06
10	N-84°26'48"W	58.76
11	N-88°07'43"W	46.78
12	S-82°30'36"W	31.18
13	S-68°17'10"W	34.76
14	N-23°52'06"W	54.34
15	S-56°06'26"E	28.90
16	S-28°17'26"E	65.94
17	S-26°41'15"E	36.83
18	S-34°59'50"W	31.83
19	S-41°45'33"W	31.13
20	S-82°19'59"W	54.38
21	N-37°37'23"W	60.00
22	S-52°29'31"W	7.36
23	S-26°41'01"W	90.00
24	N-63°18'59"W	65.43
25	S-88°07'43"E	30.90
26	N-88°07'43"W	30.00
27	S-26°41'15"E	111.66
28	S-63°18'45"W	60.00
29	N-26°41'15"W	110.00
30	S-63°18'45"W	73.85
31	S-52°22'37"W	83.58
32	S-52°22'37"E	83.58
33	S-71°11'07"E	102.23
34	S-63°18'45"W	65.43
35	N-40°02'38"W	114.00
36	S-39°22'54"E	15.65
37	N-85°56'29"E	17.94
38	N-93°47'27"W	32.17
39	S-39°22'54"E	20.41
40	N-85°56'29"E	17.94
41	S-19°07'07"W	45.79
42	N-56°06'26"E	28.78
43	N-88°07'43"W	10.33
44	N-89°35'04"E	21.55
45	N-88°07'43"W	0.02
46	S-59°25'21"W	24.36
47	N-88°07'43"W	28.98
48	N-88°07'43"W	16.53
49	N-88°07'43"W	10.33
50	N-88°07'43"W	4.55
51	N-88°07'43"W	0.30
52	S-09°51'41"W	52.92
53	S-51°45'32"W	65.43
54	S-19°07'07"W	102.23
55	N-61°02'38"W	38.84
56	S-63°18'45"W	65.43
57	S-63°18'45"W	65.43
58	N-61°02'38"W	38.84
59	S-63°18'45"W	65.43
60	S-33°13'07"W	29.50
61	S-09°51'41"W	52.92
62	S-26°41'15"E	110.00
63	S-63°18'45"W	20.00
64	S-63°18'45"W	30.70
65	S-63°18'45"W	65.43
66	S-52°22'37"W	50.94
67	N-44°31'09"W	25.17
68	S-73°36'33"E	50.00

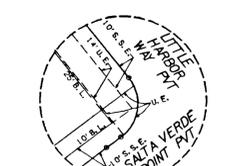
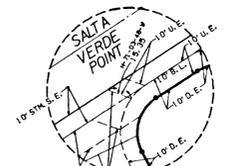
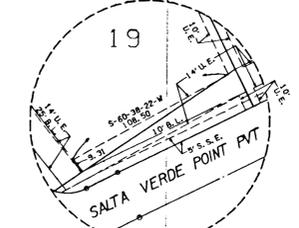


WESTBROOK CINCO WEST, L.P.
F.B.C.O.R. FILE NO. 9752770

2556 B
FILED AND RECORDED
OFFICIAL PUBLIC RECORDS
Dr. Diane Wilson
2883 Nov. 04 03 32 PM 2003155076
TO \$9.88
Diane Wilson, Ph.D. COUNTY CLERK
FT BEND COUNTY TEXAS



- LEGEND**
- B.L. INDICATES BUILDING LINE
 - D.E. INDICATES DRAINAGE EASEMENT
 - U.E. INDICATES UTILITY EASEMENT
 - S.S.E. INDICATES SANITARY SEWER EASEMENT
 - STM.S.E. INDICATES STORM SEWER EASEMENT
 - W.L.E. INDICATES WATER LINE EASEMENT
 - A.E. INDICATES AERIAL EASEMENT
 - P.A.E. & U.E. INDICATES PERMANENT ACCESS EASEMENT AND UTILITY EASEMENT
 - F.B.C.O.P.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
 - F.B.C.P.R. INDICATES FORT BEND COUNTY PLAT RECORDS
 - F.B.C.D.R. INDICATES FORT BEND COUNTY DEED RECORDS



ADDRESS PLAT OF
AVALON
AT SEVEN MEADOWS
SEC. 2
A SUBDIVISION OF 20.431 ACRES OF LAND OUT OF THE
THOMAS HOBERMAKER SURVEY, ABSTRACT 190
FORT BEND COUNTY, TEXAS

46 LOTS 6 RESERVES 3 BLOCKS
OCTOBER, 2003 JOB NO. 0074-0322-006

SCALE: 1" = 100'

OWNER / DEVELOPER:
TAYLOR WOODROW COMMUNITIES AT SEVEN MEADOWS, LTD., A TEXAS LIMITED PARTNERSHIP
BY ITS GENERAL PARTNER TWC /SEVEN MEADOWS, L.L.C., A TEXAS LIMITED LIABILITY COMPANY

JEFF SMITH, VICE PRESIDENT
5725 COMMONWEALTH BOULEVARD
SUGAR LAND, TEXAS 77479

PHONE: 281-242-4004 FAX: 281-242-6968
PLANNER / ENGINEER:

LJA Engineering & Surveying, Inc.
2929 Briarpark Drive
Suite 600
Houston, Texas 77047-3703
Phone 713.953.5200
Fax 713.953.5026

FP 01-06