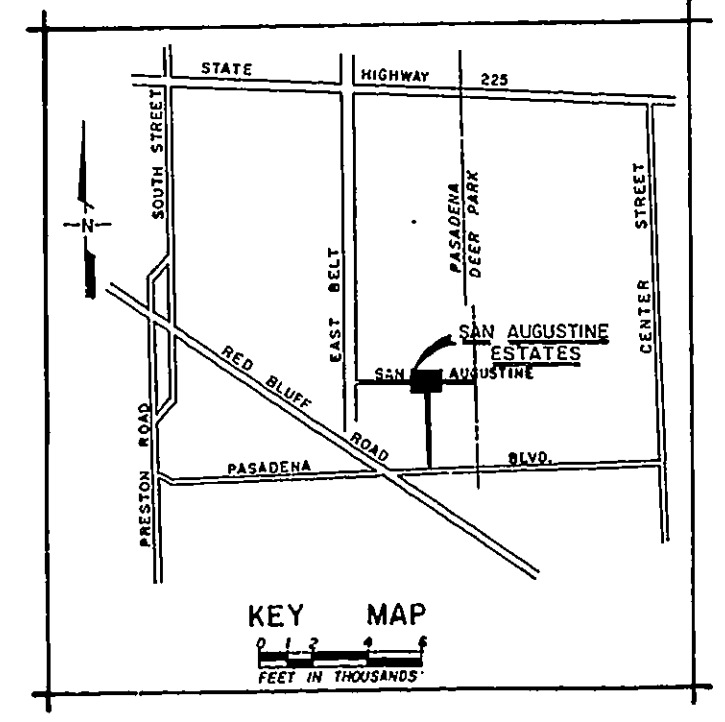
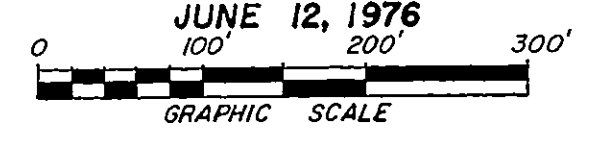


SAN AUGUSTINE ESTATES

A SUBDIVISION OF 39.1995 ACRES OF LAND
OUT OF THE W.C.R.R. CO. SURVEY
A-929 PASADENA, HARRIS COUNTY, TEXAS.

OWNER: CHARLES G. BALLARD CO. INC.
ENGINEER: BAYSHORE ENGINEERS INC.
LOTS: 144 BLOCKS: 4



BOWLING GREEN
TOWNHOUSES
VOL. 179 PAGE 51
H.C.M.R.
6/17/71

CURVE DATA
②
A = 90° 00' 00"
L = 78.54'
R = 50.00'

NOTE:
1. No lot shall have direct driveway access to/from
Jana Lane.

OFFICE OF
R. E. TURRENTINE, JR., P.E. (TEX. 5221)
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
VOL. 250 PAGE 127

SAN AUGUSTINE ESTATES
THIS IS PAGE 1 OF 5 PAGES

KEY MAP

THE STATE OF TEXAS:
COUNTY OF HARRIS:

I, Charles G. Ballard, President and Phyllis J. Stobaugh, Secretary of Charles G. Ballard Co., Inc., owner of the property subdivided in the above and foregoing map of the San Augustine Estates, do hereby make subdivision of said property, according to the lines, streets, lots, alleys, parks, building lines, and easements therein shown, and designate said subdivision as San Augustine Estates in the Washington County Railroad Company Survey, Abstract No. 929, Harris County, Texas; and 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 or our heirs and assigns to warrant and forever defend the title to the land so dedicated.

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.

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

WITNESS our hand in Deer Park, Harris County, Texas this 28 day of March, 1977.

Charles G. Ballard
Charles G. Ballard, President

Phyllis J. Stobaugh
Phyllis J. Stobaugh, Secretary

THE STATE OF TEXAS:
COUNTY OF HARRIS:

BEFORE ME, the undersigned authority, on this day personally appeared Charles G. Ballard and Phyllis J. Stobaugh, 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 consideration therein set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 28 day of March, 1977.

Kathy Timmins
Kathy Timmins
Notary Public in and for Harris County, Texas

My Commission Expires June 1, 1977.

THE STATE OF TEXAS:
COUNTY OF HARRIS:

I, Fredric M. Saunders, President and James V. Morell, Cashier of Channelview Bank, holder of a lien upon said property, do hereby ratify and confirm said subdivision and dedication and do hereby in all things subordinate to said subdivision and dedication the lien against said property held by it.

Witness our hand at Channelview, Harris County, Texas, this 30 day of March, 1977.

Fredric M. Saunders
Fredric M. Saunders, President
Channelview Bank

James V. Morell
James V. Morell, Cashier
Channelview Bank

THE STATE OF TEXAS:
COUNTY OF HARRIS:

BEFORE ME, the undersigned authority, on this day personally appeared Fredric M. Saunders, President and James V. Morell, Cashier of Channelview Bank, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the purposes and considerations therein set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 30 day of March, 1977.

My Commission Expires September, 1977.

Linda L. Ehrlich
Linda L. Ehrlich
Notary Public in and for Harris County, Texas

This is to certify that I, E. D. Sowell, licensed surveyor 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 curve are properly marked, and that this plat correctly represents that survey made by me.

E. D. Sowell
E. D. Sowell
Texas Registration No. 1118 (SEAL)

This is to certify that the Planning Commission of the City of Pasadena, Texas has approved this plat and subdivision of San Augustine Estates as shown hereon.

IN TESTIMONY WHEREOF, witness the official signature of the Chairman and Secretary of the Planning Commission of the City of Pasadena, Texas, this 17 day of May, 1977.

David E. Pountney
David E. Pountney
Secretary - Engineer

Thomas J. Atkinson
Thomas J. Atkinson
Chairman

I, the undersigned, Director of Public Works of the City of Pasadena hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City as to which his approval is required.

THE STATE OF TEXAS:
COUNTY OF HARRIS:

I, the undersigned, a registered professional engineer in the State of Texas, hereby certify that proper engineering consideration has been given this plat.

Edward L. Adams
Edward L. Adams, Texas Registration No. 30388

THE STATE OF TEXAS:
COUNTY OF HARRIS:

I, R. E. Turrentine, County Clerk of Harris County, Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on MAY 18, 1977, at 11:21 o'clock, A.M., and duly recorded on MAY 20, 1977, at 7:00 o'clock, A.M., in Volume 250, Page 127, or record of HARRIS for said County.

Witness my hand and seal of office at 5-20-77, the day and date last above written.

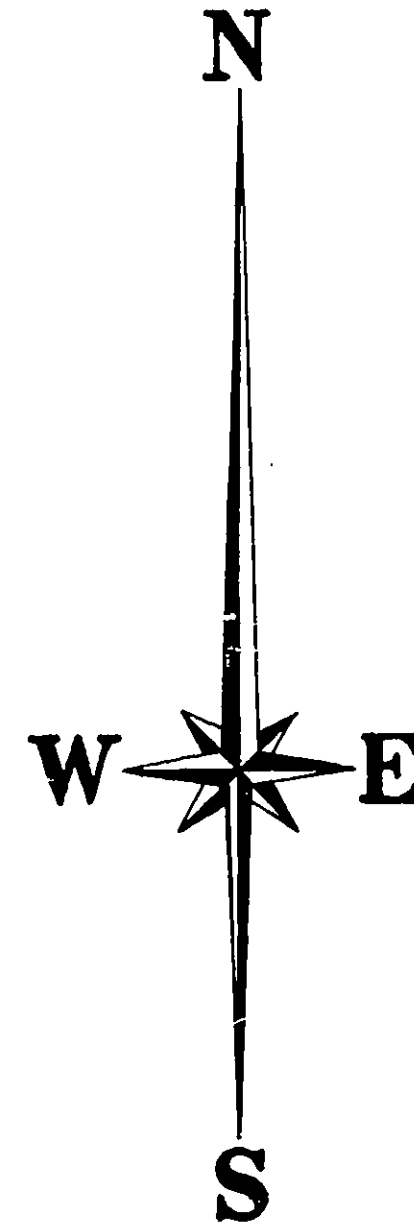
R. E. Turrentine
R. E. Turrentine, County Clerk
Harris County, Texas

THIS CERTIFICATE IS VALID ONLY AS TO THE INSTRUMENT ON WHICH THE OUTLINED AREA IS APPLICABLE AND ONLY THEN TO THE EXTENT SUCH INSTRUMENT IS NOT WITHIN THE CHAIN OF TITLE.

I certify that this plat was wholly within the City limits.
Richard P. Doss
Richard P. Doss, County Engineer
By *Kel Bernhardt*

M.A. PRESTON
-URVEY A-1107

BELTWAY 8 (EAST BELT)

HOUSTON CITIZEN BANK & TRUST
ACREAGEHOUSTON CITIZEN BANK & TRUST
ACREAGE

OFFICE OF
R. E. TURRENTINE, JR., P. E. (TEX-632)
COUNTY CLERK, HARRIS COUNTY, TEXAS

MAP RECORDS OF COUNTY CLERK

VOL. 250 PAGE 128

SAN AUGUSTINE ESTATES

THIS IS PAGE 2 OF 5 PAGES

F145940

FILED

MAY 18 11 27 AM 1977

Resurrection
COUNTY CLERK
HARRIS COUNTY, TEXAS

150' HOUSTON LIGHTING & POWER COMPANY FEE STRIP
VOL. 1613 PG. 7

N 87° 29' 10" E 1836.64'

~~BERMUDA~~

~~DRIVE~~

~~SAN AUGUSTINE~~

— AVENUE —

~~ALECIA~~

~~DRIVE~~

100' HARRIS COUNTY EASEMENT

00' 00' 191.12' S 02°14' 49" E 429.20' EASEMENT
FLOOD CONTROL EASEMENT
VOL. 1829, P. 33
PIPELINE EASEMENT
PIPELINE EASEMENT

SEE PAGE 129
SEE PAGE 131
S 02°14'49"E 500.71'
40' HARRIS COUNTY
60' HARRIS COUNTY
VOL.1829, PG. 53
90'UNITED GAS PIPE LINE CO. VOL.2090 PG.330
TO SHELLE CORPORATION VOL.2335, P.84
19031

Thurmond
COUNTY CLERK
MIRIS COUNTY, TEXAS

VOL. 250 PAGE 129
SAN AUGUSTINE ESTATES
THIS IS PAGE 3 OF 5 PAGES

I, Charles G. Ballard, President and Phyllis J. Stobaugh, Secretary of Charles G. Ballard Co., Inc., owner of the property subdivided in the above and foregoing map of the San Augustine Estates, do hereby make subdivision of said property, according to the lines, streets, lots, alleys, parks, building lines, and easements therein shown, and designate said subdivision as San Augustine Estates in the Washington County Railroad Company Survey, Abstract No. 929, Harris County, Texas; and 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 or our heirs and assigns to warrant and forever defend the title to the land so dedicated.

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.

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

WITNESS our hand in Deer Park, Harris County, Texas this 28 day of March, 1977.

Charles G. Ballard
Charles G. Ballard, President

Phyllis J. Stobaugh
Phyllis J. Stobaugh, Secretary

THE STATE OF TEXAS:
COUNTY OF HARRIS :

BEFORE ME, the undersigned authority, on this day personally appeared Charles G. Ballard and Phyllis J. Stobaugh, 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 consideration therein set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 28 day of March, 1977.

My Commission Expires June 1, 1977


Kathy Timmins
Notary Public in and for Harris County, Texas
Kathy Timmins

THE STATE OF TEXAS:
COUNTY OF HARRIS :

I, Fredric M. Saunders, President and **James V. Morell, Cashier** of Channelview Bank, holder of a lien upon said property, do hereby ratify and confirm said subdivision and dedication and do hereby in all things subordinate to said subdivision and dedication the lien against said property held by it.

Witness our hand at CHANNELVIEW, Harris County, Texas, this 30th day of MARCH, 1977.

Fredric M. Saunders
Fredric M. Saunders, President
Channelview Bank


James V. Morell, Cashier
Channelview Bank

THE STATE OF TEXAS:
COUNTY OF HARRIS :

Before me, the undersigned authority, on this day personally appeared Fredric M. Saunders,

W. C. R. R. CO.
A-930

BELTWAY 8 (EAST BELT)

HOUSTON CITIZEN BANK & TRUST
ACREAGE

[illegible]

BOWLING GREEN
VOL. 151 PAGE 111
H. C. M. R.
2 / 22 / 68

BOWLING GREEN
TOWNHOUSES
VOL. 179 PAGE 51
H.C.M.R.
6/17/71

CURVE DATA

(A)

$\Delta = 90^{\circ} 00' 00''$

$L = 78.54'$

$R = 50.00'$

NOTE:

1. No lot shall have direct driveway onto Jana Lane.

SAN AUGUSTINE ESTATES

A SUBDIVISION OF 39.1995 ACRES OF LAND
OUT OF THE W.C.R.R. CO. SURVEY
A-929 PASADENA , HARRIS COUNTY, TEXAS.

OWNER : CHARLES G. BALLARD CO. INC.
ENGINEER: BAYSHORE ENGINEERS INC.
LOTS: 144 BLOCKS: 4

0 100' 200' 300'

GRAPHIC SCALE

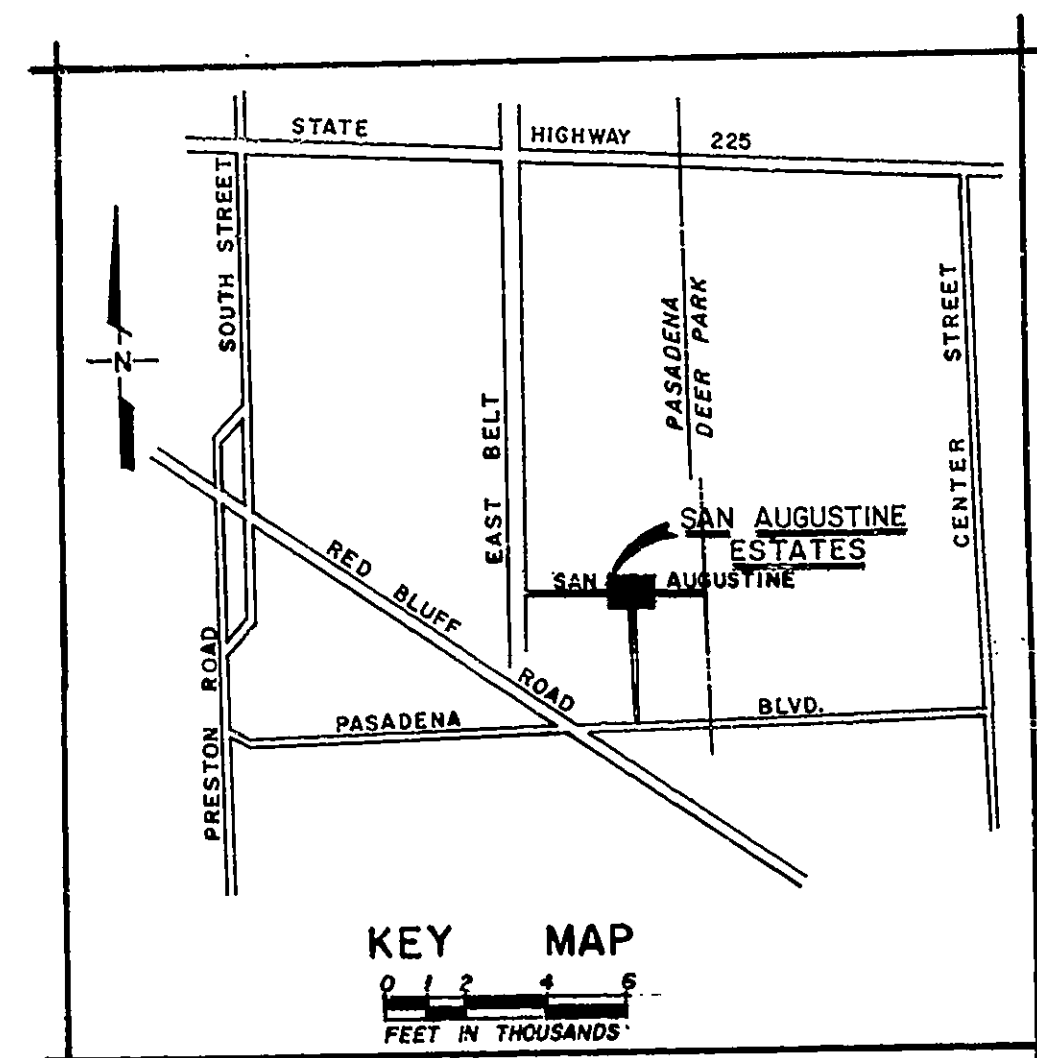
OFFICE OF
R. E. TURRENTINE, JR., P. E. (TEX-632)
COUNTY CLERK, HARRIS COUNTY, TEXAS

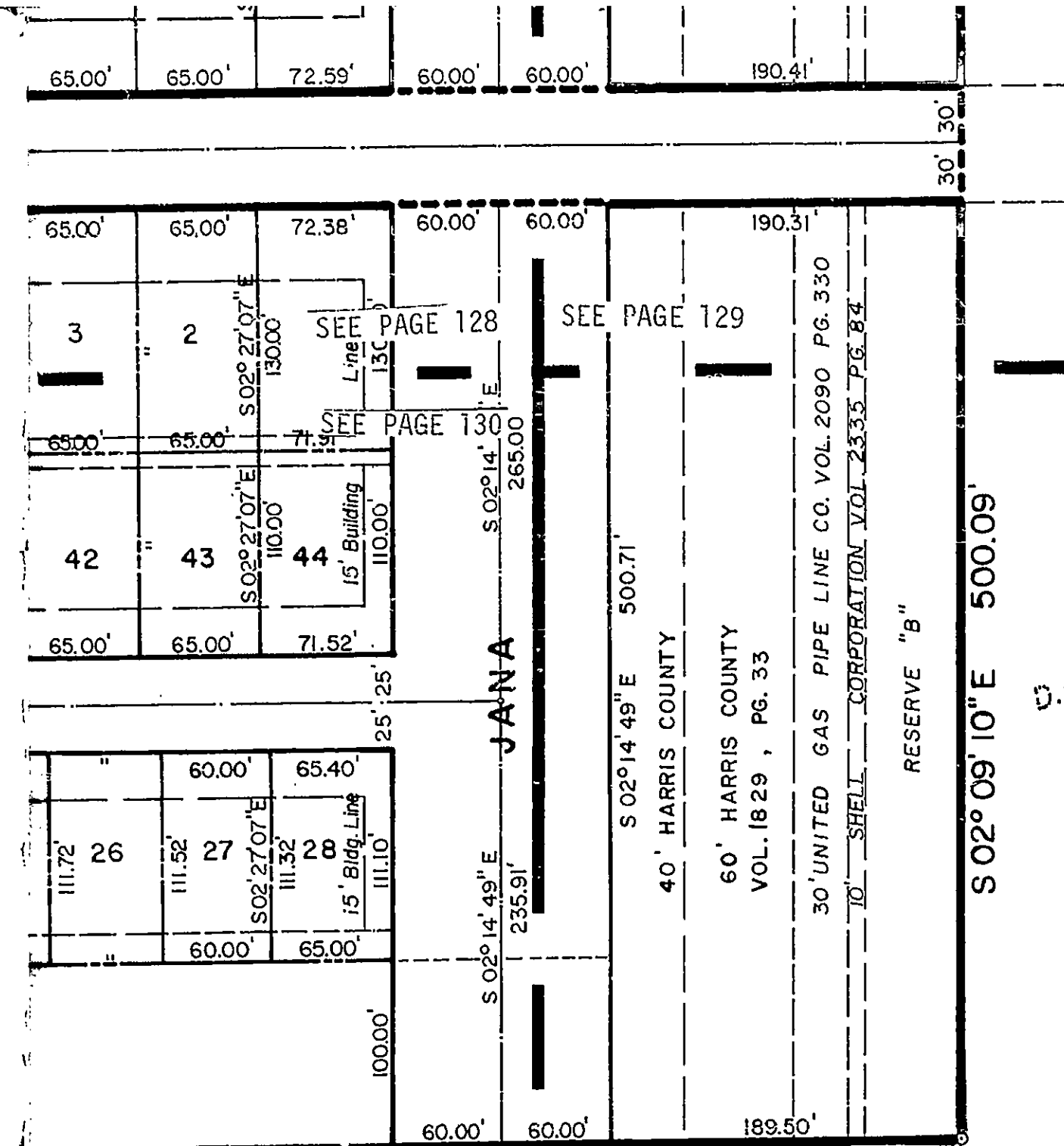
MAP RECORDS OF COUNTY CLERK

VOL. 250 **PAGE 130**

SAN AUGUSTINE ESTATES

THIS IS PAGE 4 OF 5 PAGES





ated to City of Pasadena for Street Widening. VOL. 7210 PG. 343 D.R.

ATA

' 00"

NOTE:

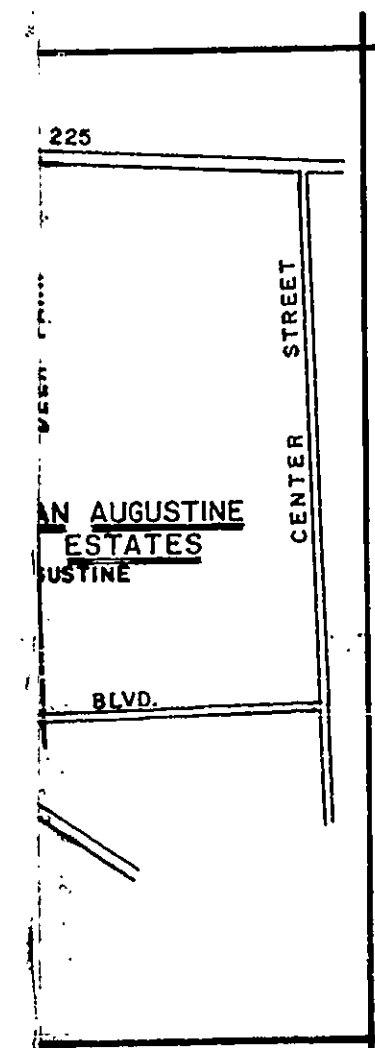
1. No lot shall have direct driveway access to/from Jana Lane.

OFFICE OF
R. E. TURRENTINE, JR., P. E. (TEX-632)
COUNTY CLERK, HARRIS COUNTY, TEXAS

MAP RECORDS OF COUNTY CLERK
VOL. 250 PAGE 131

SAN AUGUSTINE ESTATES

THIS IS PAGE 5 OF 5 PAGES



My Commission Expires June 1, 1977

Notary Public in and for Harris County, Texas
Kathy Timmins

THE STATE OF TEXAS:
COUNTY OF HARRIS :

I, Fredric M. Saunders, President and James V. Morell, Cashier of Channelview Bank, holder of a lien upon said property, do hereby ratify and confirm said subdivision and dedication and do hereby in all things subordinate to said subdivision and dedication the lien against said property held by it.

Witness our hand at CHANNELVIEW, Harris County, Texas, this 30th day of MARCH, 1977.

Fredric M. Saunders
Fredric M. Saunders, President
Channelview Bank

James V. Morell
James V. Morell, Cashier
Channelview Bank

THE STATE OF TEXAS:
COUNTY OF HARRIS :

Before me, the undersigned authority, on this day personally appeared Fredric M. Saunders, President and James V. Morell, Cashier of Channelview Bank, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the purposes and considerations therein set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 30th day of MARCH, 1977.

My Commission Expires September, 1977

Linda L. Ehrlich
Notary Public in and for Harris County, Texas
Linda L. Ehrlich

This is to certify that I, E. D. Sowell, licensed 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, and that this plat correctly represents that survey made by me.

E. D. Sowell
E. D. Sowell

Texas Registration No. 1118 (SEAL)

This is to certify that the Planning Commission of the City of Pasadena, Texas has approved this plat and subdivision of San Augustine Estates as shown hereon.

IN TESTIMONY WHEREOF, witness the official signature of the Chairman and Secretary of the Planning Commission of the City of Pasadena, Texas, this 17th day of May, 1977.

David E. Powitsky
Secretary - Engineer
DAVID E. POWITSKY

Vernon J. Atkinson
Chairman
VERNON J. ATKINSON

I, the undersigned, Director of Public Works of the City of Pasadena hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City as to which his approval is required.

Jimmie D. Coker, P.E.
Jimmie D. Coker, Director of Public Works

THE STATE OF TEXAS:
COUNTY OF HARRIS :

I, the undersigned, a registered professional engineer in the State of Texas, hereby certify that proper engineering consideration has been given this plat.

Edward L. Adams
Edward L. Adams, Texas Registration No. 30388

THE STATE OF TEXAS:
COUNTY OF HARRIS :

I, R. E. Turrentine, County Clerk of Harris County, Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on MAY 18, 1977, at 11:27 o'clock, A.M., and duly recorded on MAY 20, 1977, at 9:00 o'clock, A.M., in Volume 350, Page 127, or record of HARRIS for said County.

Witness my hand and seal of office at 5-20-77, the day and date last above written.

R. E. Turrentine, County Clerk
Harris County, Texas

THIS CERTIFICATE IS VALID ONLY AS TO THE INSTRUMENT ON WHICH THE ORIGINAL SIGNATURE IS AFFIXED AND ONLY THEN TO THE EXTENT SUCH INSTRUMENT IS NOT ALTERED OR CHANGED AFTER RECORDING.

I certify that this plat was wholly within the City Limits

Richard P. Doss, County Engineer
By R. P. Doss