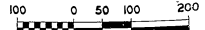


FILED FOR RECORD Apr. 14, 1955 AT 1 O'CLOCK P. M.
 RECORDED June 2, 1955 AT 12:45 O'CLOCK P. M.
 W.D. MILLER, CLERK COUNTY COURT, HARRIS COUNTY, TEXAS



BY W. J. Williams DEPUTY

STATE OF TEXAS
 COUNTY OF HARRIS:

WE, R. L. PHILLIPS AND D. F. BIVEN, PRESIDENT AND SECRETARY RESPECTIVELY OF BOTH BRIARGROVE DEVELOPMENT CO. AND BRIARGROVE IMPROVEMENT CO., OWNERS OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF BRIARGROVE, SECTION 3, DO HEREBY MAKE SUBDIVISION OF SAID PROPERTY FOR AND ON BEHALF OF SAID BRIARGROVE DEVELOPMENT CO. AND BRIARGROVE IMPROVEMENT CO., ACCORDING TO THE LINES, LOTS, BUILDING LINES, STREETS, ALLEYS, PARKS, AND EASEMENTS THEREON SHOWN AND SUBDIVIDE SAID SUBDIVISION INTO BRIARGROVE SECTION 3, LOCATED IN THE ROBERT VINCE SURVEY, IN HARRIS COUNTY, TEXAS, AND ON BEHALF OF SAID BRIARGROVE DEVELOPMENT CO. AND BRIARGROVE IMPROVEMENT CO., DEDICATE TO THE PUBLIC USE, RESUBDIVISION, ALL OF THE STREETS, ALLEYS, PARKS, AND EASEMENTS THEREON FOREVER AND DO HEREBY WAIVE ANY CLAIMS FOR DAMAGES OCCASIONED BY THE ESTABLISHMENT OF GRADERS AS APPLICABLE FOR THE STREETS AND ALLEYS DEDICATED OR OCCASIONED BY THE ESTABLISHMENT OF SUCH GRADERS AND DO HEREBY AND OURSELVES, OUR SUCCESSORS, AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

THIS IS TO CERTIFY THAT WE, R. L. PHILLIPS AND D. F. BIVEN, PRESIDENT AND SECRETARY RESPECTIVELY OF BOTH BRIARGROVE DEVELOPMENT CO. AND BRIARGROVE IMPROVEMENT CO., OWNERS OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF BRIARGROVE, SECTION 3, HAVE COMPILED OR WILL COMPLY WITH THE EXISTING HARRIS COUNTY ROAD LAW AS AMENDED BY HOUSE BILL 3380, LEGISLATURE, AND ALL OTHER REGULATIONS HERETOFORE ON FILE WITH THE COUNTY ENGINEER AND ADOPTED BY THE COMMISSIONERS OF HARRIS COUNTY.

WE CHAS. S. LANDRUM, E.L.M. MCCRORY, TRUSTEES, R. L. PHILLIPS, AND D. F. BIVEN, AS FIRM SAID SUBDIVISION AND DEDICATION, AND DO HEREBY AND IN ALL THINGS SUBORDINATE TO SAID SUBDIVISION AND DEDICATION THE LIENS AGAINST SAID LAND OWNED AND HELD BY US.

THERE IS ALSO DEDICATED FOR UTILITIES AN UNSTRUCTURED 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 DO HEREBY DEDICATE FOREVER TO THE PUBLIC A STRIP OF LAND FIFTY (50) FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL SEWER, RAINWATER DRAINS, DRAINAGE, OR OTHER NATURAL DRAINAGE COURSES LOCATED IN THE SAID SUBDIVISION AS SHOWN ON THE FOREGOING MAP OF BRIARGROVE (SECTION 3) AND/OR ANY OTHER PUBLIC AGENCY THE RIGHT TO ENTER UPON SAID EASEMENTS AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTING AND/OR MAINTAINING DRAINAGE HOLES AND/OR STRUCTURES.

FURTHER, ALL OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP SHALL BE RESTRICTED IN ITS USE, WHICH RESTRICTIONS SHALL RUN WITH THE TITLE TO THE PROPERTY AND SHALL BE ENFORCEABLE BY THE OFFICE OF HARRIS COUNTY, BY HARRIS COUNTY OFFICIALS OR BY PRIVATE INDIVIDUALS AS FOLLOWS: (1) THE DRAINAGE OF SEPTIC TANKS INTO ROAD, STREET, ALLEY, OR OTHER PUBLIC DRAINAGE AREAS IS STRICTLY PROHIBITED. (2) DRAINAGE STRUCTURES UNDER PRIVATE DRIVEWAYS SHALL HAVE A NET DRAINAGE AREA OF SUFFICIENT SIZE TO PERMIT THE FREE FLOW OF WATER WITHOUT BACKFLOW, AND SHALL BE A MINIMUM OF ONE AND ONE HALF (1 1/2) FEET (18 INCHES) IN DEPTH AND SHALL BE CONSTRUCTED WITH A MINIMUM OF ONE AND ONE HALF (1 1/2) FEET (18 INCHES) IN DEPTH.

IN TESTIMONY WHEREOF, THE BRIARGROVE DEVELOPMENT CO. AND THE BRIARGROVE IMPROVEMENT CO. HAVE CAUSED THESE PRESENTS TO BE SIGNED BY THEIR SECRETARIES, D. F. BIVEN, AND THEIR COMMON SEALS HEREUNTO AFFIXED, THIS 21ST DAY OF MARCH, 1955 A.D.

BRIARGROVE DEVELOPMENT CO.
 BRIARGROVE IMPROVEMENT CO.

R. L. Phillips ATTEST: SECRETARY SEALS
 PRESIDENT SECRETARY SEALS
 MARCH 21, 1955 A.D.

R. L. Phillips Chairman W. J. Williams
 COUNTY ENGINEER
 COUNTY OF HARRIS:
 BEFORE ME THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHAS. S. LANDRUM, E.L.M. MCCRORY, R. L. PHILLIPS, AND D. F. BIVEN, AND R. L. PHILLIPS, PRESIDENT, AND D. F. BIVEN, SECRETARY, OF BOTH BRIARGROVE DEVELOPMENT CO. AND BRIARGROVE IMPROVEMENT CO., KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY SIGNED SAID INSTRUMENT FOR THE PURPOSES THEREIN AND CONFESSED THAT THEY WERE IN THE CAPACITY THEREIN AND HEREIN SET OUT AND AS THE ACT AND DEED OF SAID CONTRACTOR OR ENGINEER IN CONNECTION WITH THE PROJECTS GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 21ST DAY OF MARCH, 1955 A.D.

R. L. Phillips SEAL
 COUNTY ENGINEER

NOTARIAL PUBLIC AND FOR HARRIS COUNTY, TEXAS:
 THIS IS TO CERTIFY THAT I, R. L. PHILLIPS, A REGISTERED ENGINEER OF THE STATE OF TEXAS, HAVE PLATTED THE ABOVE SUBDIVISION FROM AN ACTUAL SURVEY OF THE SAID SUBDIVISION AND THAT THE LINES, LOTS, BUILDING LINES, STREETS, ALLEYS, PARKS, AND EASEMENTS THEREON SHOWN ON THE FOREGOING MAP OF BRIARGROVE (SECTION 3) ARE CORRECTLY MARKED WITH 1" 6" PIPES 3" LONG AND THAT THIS PLAT CORRECTLY REPRESENTS THE SURVEY MADE BY ME.

R. L. Phillips SEAL
 ENGINEER

THIS IS TO CERTIFY THAT THE CITY PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAN AND SUBDIVISION OF BRIARGROVE, SECTION 3, AS SHOWN HEREON IN TESTIMONY WHEREOF, THE OFFICIAL SIGNATURES OF THE CHAIRMAN AND SECRETARY OF THE CITY PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, THIS 22 DAY OF MARCH, 1955.

R. L. Smith SECRETARY-ENGINEER
 W. J. Williams CHAIRMAN

I, HUBBARD W. H. ZAPP, COUNTY ENGINEER OF HARRIS COUNTY, DO HEREBY CERTIFY THAT THIS SUBDIVISION COMPLIES WITH ALL EXISTING RULES AND REGULATIONS OF THIS SUBDIVISION COMPATIBLE WITH ALL EXISTING PLANNING AS RELATED TO RESIDENTIAL SUBDIVISIONS AS ADOPTED BY COMMISSIONERS COURT AND CITY ENGINEER OF HARRIS COUNTY WITH ALL THE STATE LAWS INCLUDED IN HARRIS COUNTY ROAD LAW AS AMENDED BY HOUSE BILL 3380 OF THE 53RD LEGISLATURE.

W. J. Williams COUNTY ENGINEER

I, H. R. JENSEN, FLOOD CONTROL ENGINEER OF HARRIS COUNTY, FLOOD CONTROL DISTRICT, HARRIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE DRAINAGE DRAINAGE AS ADOPTED BY COMMISSIONERS COURT, HOWEVER NO CERTIFICATION IS HEREBY GIVEN AS TO THE EFFECT OF DRAINAGE FROM THIS SUBDIVISION ON THE INTERCEPTING DRAINAGE ARTERY OR PARENT STREAM OR ON ANY OTHER AREA OR SUBDIVISION WITHIN THE WATERSHED.

H. R. Jensen FLOOD CONTROL ENGINEER

APPROVED BY THE COMMISSIONERS COURT OF HARRIS COUNTY, TEXAS THIS 14 DAY OF APRIL 1955 A.D.

W. J. Williams COMMISSIONER PRECINCT 1
 R. L. Smith COUNTY JUDGE
 W. J. Williams COMMISSIONER PRECINCT 2
 R. L. Smith COMMISSIONER PRECINCT 3

I, W. D. MILLER, CLERK OF THE COUNTY COURT OF HARRIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT WITHIN THE BEST OF MY KNOWLEDGE AND BELIEF NO OBJECTION WAS FILED FOR REGISTRATION IN MY OFFICE ON APRIL 14, 1955 AT 1 O'CLOCK P. M. IN VOL. 140 OF RECORDED COUNTY RECORDS.
 WITNESS MY HAND AND SEAL OF OFFICE, AT HOUSTON, THE DAY AND DATE LAST ABOVE WRITTEN.
 W. D. MILLER, CLERK COUNTY COURT, HARRIS COUNTY, TEXAS

BY: _____ DEPUTY

SECTION 3
 OF
 BRIARGROVE

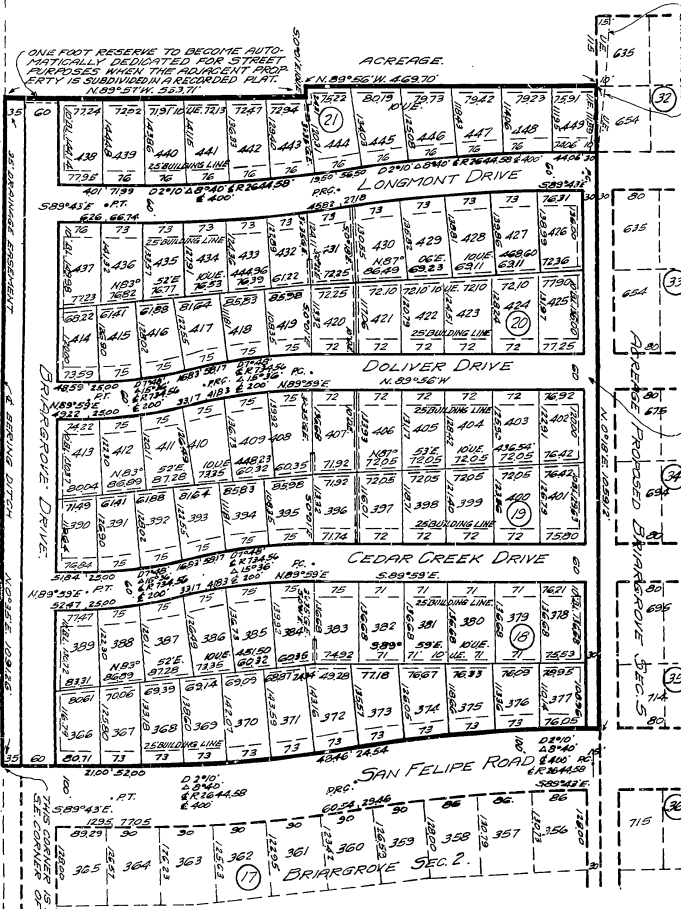
A SUBDIVISION IN THE ROBERT VINCE SURVEY COMPRISING 24 ACRES, 4 BLOCKS, AND 8 LOTS.
 ENGINEER: R. L. PHILLIPS
 SCALE: 1"=40' DATE: MARCH 18, 1955.

1411669

APR 14 1955

W. J. Williams

2506-A-3



WHOLE BLOCKS AND LOTS ARE TO BE CONVEYED TO THE SUBDIVISIONS SHOWN ON THIS PLAT. THE SUBDIVISIONS SHOWN ON THIS PLAT ARE TO BE CONVEYED TO THE SUBDIVISIONS SHOWN ON THIS PLAT. THE SUBDIVISIONS SHOWN ON THIS PLAT ARE TO BE CONVEYED TO THE SUBDIVISIONS SHOWN ON THIS PLAT.

