

STATE OF TEXAS
COUNTY OF HARRIS

WE, LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY, ACTING BY AND THROUGH, _____, PRESIDENT AND ATTESTED BY _____ OF LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY, ITS MANAGER HEREINAFTER REFERRED TO AS THE OWNERS OF THE 40.720 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF WAYSIDE VILLAGE SEC 5, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAN 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 (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREETS, OR PERMANENT ACCESS EASEMENTS), ALLEYS, PARKS, WATER COURSES, DRAINS, 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 ON THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE 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 OR 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 THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (UE AND AE) 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 PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10' 0") FOR TEN FEET (10' 0") 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 THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (UE AND AE) AS INDICATED AND DEPICTED, HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 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 IS HEREBY RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, PERMANENT ACCESS EASEMENT, ROAD OR ALLEY, OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN FEET (15' 0") WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS, SLOUGHS OR OTHER NATURAL DRAINAGE COURSES LOCATED IN SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING THE CITY OF HOUSTON, HARRIS 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 ABUTTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

IN TESTIMONY WHEREOF, THE LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY _____, _____ LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY, ITS MANAGERS THEREUNTO AUTHORIZED,

THIS _____ DAY OF _____, 202__.

LGI HOMES-TEXAS, LLC
A TEXAS LIMITED LIABILITY COMPANY

LGI HOMES-TEXAS, LLC
A TEXAS LIMITED LIABILITY COMPANY, ITS MANAGER

BY: _____

ATTEST: _____

NAME, TITLE

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, PRESIDENT AND ATTESTED BY _____ OF LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY, MANAGERS OF LGI HOMES-TEXAS, LLC A TEXAS LIMITED LIABILITY COMPANY 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 STATED, AND AS THE ACT AND DEED OF SAID COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 202__.

NOTARY PUBLIC IN AND FOR THE
STATE OF ARIZONA
MY COMMISSION EXPIRES _____

I, BRIAN NAWARA, AM REGISTERED, UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND ACCURATE; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT, EXCEPT AS SHOWN ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER OBJECTS OF A PERMANENT NATURE) PIPES OR RODS HAVING A DIAMETER OF NOT LESS THAN FIVE EIGHTS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.

BRIAN NAWARA
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6060

THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF WAYSIDE VILLAGE SEC 5, 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 _____ DAY OF _____, 202__.

BY: _____
MARTHA L. STEIN, CHAIR OR
M. SONNY GARZA, VICE CHAIR

BY: _____
MARGARET WALLACE BROWN, AICP, CNU-A, SECRETARY


I, TENESHIA HUDSPETH, COUNTY CLERK OF HARRIS COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE ON _____, 202__, AT _____ O'CLOCK ____M., AND DULY RECORDED ON _____, 202__, AT _____ O'CLOCK ____M., AND AT FILM CODE NO. _____ OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY.

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

TENESHIA HUDSPETH
COUNTY CLERK OF
HARRIS COUNTY, TEXAS

BY: _____
DEPUTY

NOTES:



1. THE RADIUS ON ALL BLOCK CORNERS IS 25.00 FEET, UNLESS OTHERWISE NOTED.
2. ALL EASEMENTS ARE CENTERED ON LOT LINES UNLESS OTHERWISE SHOWN.
3. WITH RESPECT TO RECORDED INSTRUMENTS WITHIN THIS PLAT, SURVEYOR RELIED ON CITY PLANNING LETTER ISSUED BY STEWART TITLE.
4. THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY DIVIDING THE COMBINED SCALE FACTOR OF 0.9998800144.
5. ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204).
6. UNLESS OTHERWISE INDICATED, THE BUILDING LINES (BL), 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.
7. 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 900 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.
8. 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.
9. A MINIMUM OF TEN (10) FEET SHALL BE PROVIDED BETWEEN SIDES OF RESIDENTIAL DWELLINGS.
10.  INDICATES STREET NAME CHANGE SYMBOL.
11. ABSENT WRITTEN AUTHORIZATION BY THE AFFECTED UTILITIES, ALL UTILITY AND AERIAL EASEMENTS MUST BE KEPT UNOBSTRUCTED FROM ANY NON-UTILITY IMPROVEMENTS OR OBSTRUCTIONS BY THE PROPERTY OWNER. ANY UNAUTHORIZED IMPROVEMENTS OR OBSTRUCTIONS MAY BE REMOVED BY ANY PUBLIC UTILITY AT THE PROPERTY OWNER'S EXPENSE. WHILE WOODEN POSTS AND PANELED WOODEN FENCES ALONG THE PERIMETER AND BACK TO BACK EASEMENTS AND ALONGSIDE REAR LOTS LINES ARE PERMITTED, THEY TOO MAY BE REMOVED BY PUBLIC UTILITIES AT THE PROPERTY OWNER'S EXPENSE SHOULD THEY BE AN OBSTRUCTION. PUBLIC UTILITIES MAY PUT SAID WOODEN POSTS AND PANELED WOODEN FENCES BACK UP, BUT GENERALLY WILL NOT REPLACE WITH NEW FENCING.
12. ALL LOTS SHALL HAVE ADEQUATE WASTEWATER COLLECTION SERVICE.
13. ONE-FOOT RESERVE DEDICATED FOR BUFFER PURPOSES TO THE PUBLIC IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREET WHERE SUCH STREETS ABUT ADJACENT PROPERTY, THE CONDITION OF SUCH DEDICATION BEING THAT WHEN THE ADJACENT PROPERTY IS SUBDIVIDED OR RE-SUBDIVIDED IN A RECORDED PLAT, THE ONE-FOOT RESERVE SHALL THEREUPON BECOME VESTED IN THE PUBLIC FOR STREET RIGHT-OF-WAY PURPOSES AND THE FEE TITLE THERETO SHALL REVERT TO AND REVEST IN THE DEDICATOR, HIS HEIRS, ASSIGNS OR SUCCESSORS.
14. NO BUILDING PERMIT OR OTHER PERMIT, EXCEPT PERMITS FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS, WILL BE ISSUED BY THE CITY OF HOUSTON, TEXAS, FOR CONSTRUCTION WITHIN THE SUBDIVISION UNTIL SUCH TIME AS THE FUNDS REQUIRED UNDER PROVISIONS OF SECTION 42-253 OF THE CODE OF ORDINANCES OF THE CITY OF HOUSTON, TEXAS, HAS BEEN SUBMITTED AND ACCEPTED BY THE CITY.
15. CREDIT FOR LOW AND MODERATE INCOME SINGLE FAMILY HOUSING: IN ACCORDANCE WITH SEC. 42-254(b)(2)b OF CITY OF HOUSTON CODE OF ORDINANCES, PROPERTY OWNER SHALL CERTIFY PRIOR TO ISSUANCE OF A BUILDING PERMIT FOR A HOUSE THAT THE INITIAL PURCHASE PRICE DOES NOT EXCEED THE LATEST AVAILABLE 12-MONTH LISTING FOR MEDIAN PRICE SINGLE FAMILY HOUSING IN THE CITY AS PUBLISHED BY THE REAL ESTATE CENTER AT TEXAS A&M UNIVERSITY.
16. THIS PROPERTY IS LOCATED IN PARK SECTOR NUMBER 4.

PARKS AND OPEN SPACE TABLE		
NUMBER OF EXISTING DWELLING UNITS (DU)		
A.	<input checked="" type="checkbox"/> I HEREBY CERTIFY THAT THE INFORMATION PROVIDED IS TRUE	0
B.	NUMBER OF PROPOSED DU	150
C.	NET NUMBER OF DU	150

EXISTING EASEMENTS

<div>1</div>	20' STM SE HCCF NO. RP-2021-128817	<div>17</div>	5' UE HCCF NO. RP-2021-271774
<div>2</div>	5' UE HCCF NO. RP-2021-271774	<div>18</div>	11' X 20' SSE HCCF NO. 20070466827
<div>3</div>	15' X 20' WLE HCCF NO. RP-2021-185117	<div>19</div>	11' X 10' SSE HCCF NO. RP-2018-115685
<div>4</div>	VARIABLE WIDTH SSE HCCF NO. RP-2021-185118	<div>20</div>	20'X20' STORM SEWER EASEMENT HCCF NO. RP-2018-115686
<div>5</div>	VARIABLE WIDTH UE HCCF NO. RP-2021-271774	<div>21</div>	16' X 20' STM SE HCCF NO. 200704668325
<div>6</div>	20' X 25' SSE HCCF NO. RP-2021-185118	<div>22</div>	5' WLE HCCF NO. 20070466834
<div>7</div>	15' X 15' WLE HCCF NO. RP-2021-185117	<div>23</div>	VARIABLE WIDTH UE HCCF NO. RP-2018-65249
<div>8</div>	VARIABLE WIDTH UE HCCF NO. RP-2021-271774		
<div>9</div>	20' X 15' WLE HCCF NO. RP-2021-185117		
<div>10</div>	VARIABLE WIDTH SSE HCCF NO. RP-2021-185118		

LEGEND

	=	SET 5/8" IRON ROD (PAPE DAWSON CAP)
	=	FOUND MONUMENTATION (AS NOTED)
AC	=	ACRE
AE	=	AERIAL EASEMENT
SSE	=	SANITARY SEWER EASEMENT
STM SE	=	STORM SEWER EASEMENT
WLE	=	WATER LINE EASEMENT
DE	=	DRAINAGE EASEMENT
UE	=	UTILITY EASEMENT
BL	=	BUILDING LINE
R	=	RADIUS
ROW	=	RIGHT-OF-WAY
SF	=	SQUARE FEET
GBL	=	GARAGE BUILDING LINE
IR	=	IRON ROD
FD	=	FOUND
N.T.S	=	NOT TO SCALE
HCMR	=	HARRIS COUNTY MAP RECORDS
HCDR	=	HARRIS COUNTY DEED RECORDS
HCOPRRP	=	OFFICIAL PUBLIC RECORDS OF REAL PROPERTY
HCFCD	=	HARRIS COUNTY FLOOD CONTROL DISTRICT
OPRRPHC	=	OFFICIAL PUBLIC RECORDS OF HARRIS COUNTY TEXAS
HCCF NO.	=	HARRIS COUNTY CLERK'S FILE NUMBER
FC NO.	=	FILM CODE NUMBER.

SHEET INDEX
1"=400'

WAYSIDE VILLAGE SEC 5

A SUBDIVISION OF 40.720 ACRES
LOCATED IN THE ELI NOLAND SURVEY, A-600
CITY OF HOUSTON, HARRIS COUNTY, TEXAS

150 LOTS 3 RESERVES 4 BLOCKS

SCALE: 1"= 60' JULY 2022

LGI HOMES-TEXAS,LLC
A TEXAS LIMITED LIABILITY COMPANY

JACK LIPAR
EXECUTIVE VICE PRESIDENT
1450 LAKE ROBBINS DRIVE, SUITE 430
THE WOODLANDS, TEXAS 77380
TEL. 281-362-8998

 **PAPE-DAWSON
ENGINEERS**

HOUSTON | SAN ANTONIO | AUSTIN | FORT WORTH | DALLAS
10350 RICHMOND AVE, STE 200 | HOUSTON, TX 77042 | 713.428.2400
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10193974

Dates: Jul. 25, 2022, 8:37am, User ID: atbawh12, Plot: 2-3-1 Preliminary\B1414710 PRELIM.dwg
File: K:\Projects\1414710\2-0 Drawings\2-3 Plot\2-3-1 Preliminary\B1414710 PRELIM.dwg

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	1655.00'	0°43'17"	S58°15'12"E	20.84'
C2	1935.00'	0°07'03"	S58°16'14"E	3.97'
C3	2215.00'	1°29'53"	S58°15'54"E	57.91'
C4	2240.00'	7°36'19"	N53°42'49"W	297.12'
C5	440.00'	10°10'33"	S54°59'56"E	78.04'
C6	580.00'	8°18'55"	N55°55'45"W	84.10'
C7	1960.00'	8°18'02"	N54°03'41"W	283.70'
C8	720.00'	10°10'33"	S54°59'56"E	127.71'
C9	300.00'	6°00'38"	N57°04'54"W	31.46'
C10	1680.00'	7°59'21"	N53°54'20"W	234.07'
C11	1000.00'	3°50'04"	S51°49'42"E	66.91'
C12	1500.00'	9°39'18"	N37°15'54"E	252.47'
C13	3000.00'	4°35'06"	S39°48'00"W	240.00'
C14	300.00'	56°17'15"	N65°39'05"E	283.01'
C15	50.00'	81°41'39"	S45°21'28"E	65.40'
C16	2265.00'	7°36'20"	S53°42'50"E	300.44'
C17	415.00'	10°10'33"	S54°59'56"E	73.61'
C18	605.00'	4°03'01"	N58°03'43"W	42.76'
C19	25.00'	81°52'15"	N83°01'40"E	32.76'
C20	1475.00'	7°09'35"	N38°30'45"E	184.20'

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C21	25.00'	52°00'24"	N8°55'46"E	21.92'
C22	58.00'	285°54'13"	S54°07'20"E	69.89'
C23	25.00'	53°50'10"	S61°54'42"W	22.64'
C24	1525.00'	7°05'56"	S38°32'35"W	188.82'
C25	2975.00'	4°35'06"	S39°48'00"W	238.00'
C26	325.00'	56°17'15"	S65°39'05"W	306.59'
C27	25.00'	29°54'26"	S78°50'29"W	12.90'
C28	58.00'	164°39'24"	N33°47'02"W	114.96'
C29	25.00'	53°03'18"	N22°01'00"E	22.33'
C30	25.00'	52°57'26"	N30°59'22"W	22.29'
C31	58.00'	285°54'53"	N85°29'21"E	69.88'
C32	25.00'	52°57'26"	S21°58'04"W	22.29'
C33	25.00'	81°41'39"	S45°21'28"E	32.70'
C34	275.00'	49°06'00"	N69°14'42"E	228.52'
C35	25.00'	98°26'26"	N4°31'31"W	37.86'
C36	25.00'	88°44'49"	N81°52'52"E	34.97'
C37	25.00'	91°15'11"	N8°07'08"W	35.74'
C38	1025.00'	3°50'04"	N51°49'42"W	68.59'
C39	1655.00'	7°58'53"	N53°54'06"W	230.36'
C40	1705.00'	7°59'48"	S53°54'34"E	237.77'

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C41	975.00'	3°50'04"	S51°49'42"E	65.24'
C42	25.00'	88°44'49"	N81°52'52"E	34.97'
C43	3025.00'	2°30'57"	N38°45'56"E	132.82'
C44	25.00'	100°06'38"	N10°01'54"W	38.33'
C45	745.00'	10°10'33"	N54°59'56"W	132.14'
C46	1935.00'	8°18'02"	N54°03'41"W	280.09'
C47	1985.00'	8°18'02"	S54°03'41"E	287.32'
C48	695.00'	10°10'33"	S54°59'56"E	123.27'
C49	25.00'	77°49'14"	N81°00'10"E	31.41'
C50	25.00'	99°40'36"	N7°44'45"W	38.21'
C51	555.00'	2°30'10"	N58°50'08"W	24.24'
C52	465.00'	10°10'33"	N54°59'56"W	82.48'
C53	2215.00'	7°36'18"	N53°42'49"W	293.79'

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S2°44'04"E	26.83'
L2	S49°54'37"E	20.00'
L3	N9°13'07"W	33.75'
L4	N78°16'04"E	32.90'
L5	N55°59'45"E	54.64'
L6	S59°08'44"E	57.62'
L7	S56°07'02"E	48.60'
L8	S53°42'03"E	30.84'
L9	N54°22'38"W	52.99'
L10	N56°39'52"W	54.14'
L11	N59°03'40"W	15.88'
L12	N31°35'19"E	50.00'
L13	S60°07'53"E	16.10'
L14	S59°57'47"E	29.41'
L15	S57°29'51"E	34.01'
L16	S55°50'13"E	75.36'
L17	S53°53'13"E	75.36'
L18	S54°59'56"E	53.21'
L19	S60°05'13"E	37.74'
L20	S57°33'45"E	2.52'

LINE TABLE		
LINE #	BEARING	LENGTH
L21	N62°43'11"E	4.35'
L22	N42°05'33"E	5.10'
L23	N4°30'39"W	9.31'
L24	N60°05'13"W	34.63'
L25	S60°05'13"E	54.18'
L26	N60°05'13"W	69.78'
L27	N72°20'15"E	14.64'
L28	N65°16'41"W	4.30'
L29	N62°21'39"E	75.00'
L30	N59°57'47"W	40.03'
L31	S60°07'53"E	40.32'
L32	S52°32'28"E	43.69'
L33	S52°03'46"E	38.12'



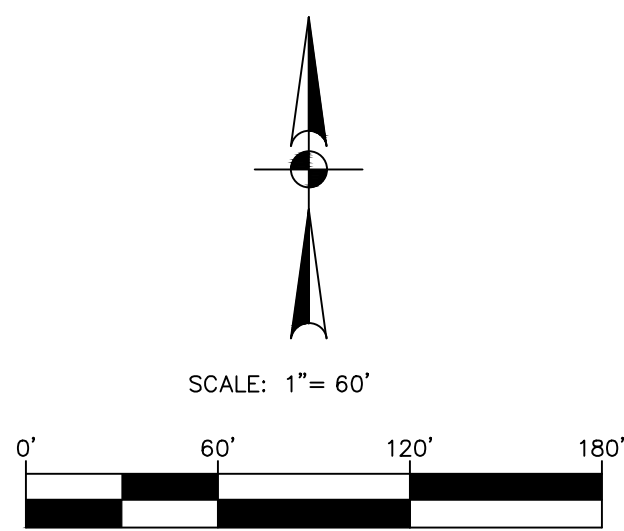
VICINITY MAP
SCALE: 1" = 2000'
KEY MAP: 415X

RESERVES

- (A) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
14.761 AC. 642,980 SQ.FT.
- (B) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
3.231 AC. 140,739 SQ.FT.
- (C) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
0.101 AC. 4,404 SQ.FT.

LEGEND

- = SET 5/8" IRON ROD
(PAPE DAWSON CAP)
● = FOUND MONUMENTATION (AS NOTED)
- AC = ACRE
AE = AERIAL EASEMENT
SSE = SANITARY SEWER EASEMENT
STM SE = STORM SEWER EASEMENT
WLE = WATER LINE EASEMENT
DE = DRAINAGE EASEMENT
UE = UTILITY EASEMENT
BL = BUILDING LINE
R = RADIUS
ROW = RIGHT-OF-WAY
SF = SQUARE FEET
GBL = GARAGE BUILDING LINE
IR = IRON ROD
FD = FOUND
N.T.S. = NOT TO SCALE
HCMR = HARRIS COUNTY MAP RECORDS
HCDR = HARRIS COUNTY DEED RECORDS
HCDPRR = HARRIS COUNTY DEED RECORDS OF
REAL PROPERTY
HCFCD = HARRIS COUNTY FLOOD
CONTROL DISTRICT
OPRRPHC = OFFICIAL PUBLIC RECORDS OF
HARRIS COUNTY TEXAS
HCCF NO. = HARRIS COUNTY CLERK'S FILE NUMBER
FC NO. = FILM CODE NUMBER.



WAYSIDE VILLAGE SEC 5

A SUBDIVISION OF 40.720 ACRES
LOCATED IN THE ELI NOLAND SURVEY, A-600
CITY OF HOUSTON, HARRIS COUNTY, TEXAS

150 LOTS 3 RESERVES 4 BLOCKS

SCALE: 1" = 60' JULY 2022

LGI HOMES-TEXAS,LLC
A TEXAS LIMITED LIABILITY COMPANY

JACK LIPAR
EXECUTIVE VICE PRESIDENT
1450 LAKE ROBBINS DRIVE, SUITE 430
THE WOODLANDS, TEXAS 77380
TEL. 281-362-8998

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HOUSTON | SAN ANTONIO | AUSTIN | FORT WORTH | DALLAS
10350 RICHMOND AVE, STE 200 | HOUSTON, TX 77042 | 713.428.2400
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10193974

Dates: Jul 25, 2022, 8:39am, User ID: a4b9c41c
File: K:\Projects\111471\102-0 Drawings\2-3 Prelim\1114710 PRELIM.dwg



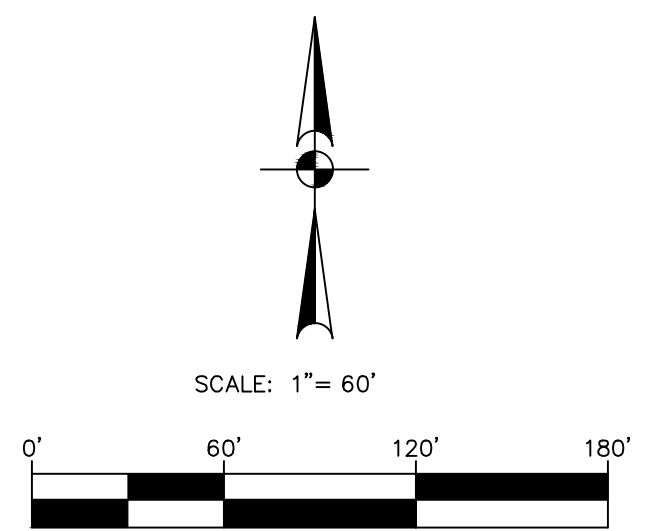
VICINITY MAP
SCALE: 1" = 2000'
KEY MAP: 415X

RESERVES

- (A) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
14.761 AC. 642,980 SQ.FT.
- (B) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
3.231 AC. 140,739 SQ.FT.
- (C) RESTRICTED RESERVE
(RESTRICTED TO LANDSCAPE OR
OPEN SPACE PURPOSES ONLY)
0.101 AC. 4,404 SQ.FT.

LEGEND

- = SET 5/8" IRON ROD
(PAPE DAWSON CAP)
● = FOUND MONUMENTATION (AS NOTED)
- AC = ACRE
AE = AERIAL EASEMENT
SSE = SANITARY SEWER EASEMENT
STM SE = STORM SEWER EASEMENT
WLE = WATER LINE EASEMENT
DE = DRAINAGE EASEMENT
UE = UTILITY EASEMENT
BL = BUILDING LINE
R = RADIUS
ROW = RIGHT-OF-WAY
SF = SQUARE FEET
GBL = GARAGE BUILDING LINE
IR = IRON ROD
FD = FOUND
N.T.S. = NOT TO SCALE
HCOR = HARRIS COUNTY MAP RECORDS
HCOR = HARRIS COUNTY DEED RECORDS
HCORRRP = OFFICIAL PUBLIC RECORDS OF
REAL PROPERTY
HCORCD = HARRIS COUNTY FLOOD
CONTROL DISTRICT
OPRRPHC = OFFICIAL PUBLIC RECORDS OF
HARRIS COUNTY TEXAS
HCCF NO. = HARRIS COUNTY CLERK'S FILE NUMBER
FC NO. = FILM CODE NUMBER.



WAYSIDE VILLAGE SEC 5

A SUBDIVISION OF 40.720 ACRES
LOCATED IN THE ELI NOLAND SURVEY, A-600
CITY OF HOUSTON, HARRIS COUNTY, TEXAS

150 LOTS 3 RESERVES 4 BLOCKS

SCALE: 1" = 60' JULY 2022

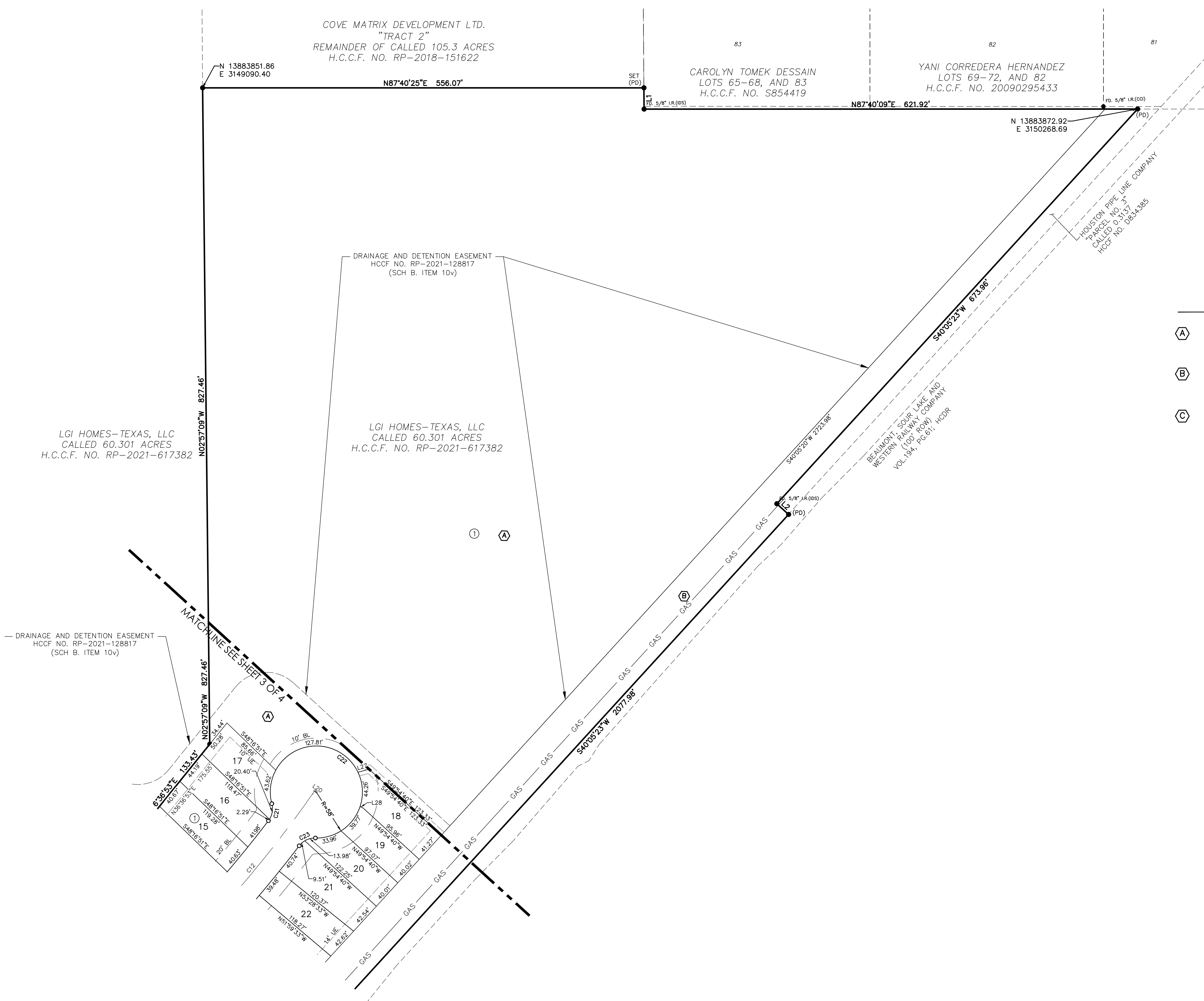
LGI HOMES-TEXAS, LLC
A TEXAS LIMITED LIABILITY COMPANY

JACK LIPAR
EXECUTIVE VICE PRESIDENT
1450 LAKE ROBBINS DRIVE, SUITE 430
THE WOODLANDS, TEXAS 77380
TEL. 281-362-8998

**PAPE-DAWSON
ENGINEERS**

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TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10193974

Dates: Jul 25, 2022, 8:40am, User ID: atdewitts
File: K:\Projects\11147\1102-0 Drawings\2-3 Plat\2-3-1 Preliminary\1114710 PRELIM.dwg



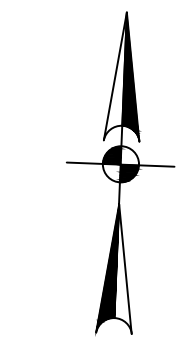
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SCALE: 1" = 60' JULY 2022

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