

STATE OF TEXAS
COUNTY OF HARRIS

We, RMSPHERE ASSET MANAGEMENT, INC., acting by and through, KALIM QURESHI, President, being officers of RMSPHERE ASSET MANAGEMENT, INC., owner hereinafter referred to as Owner of the 6.2137 acre tract described in the above and foregoing map of RMSPHERE MANAGEMENT PROPERTIES 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 (U.E. and 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 purpose forever unobstructed aerial easements. The aerial easements shall extend horizontally and 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 ground level upward, located adjacent to both sides and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) as indicated and depicted hereon, whereby the aerial easement totals thirty feet (30' 0") in width.

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 (15) feet 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 RMSPHERE ASSET MANAGEMENT, INC. has caused these presents to be signed by _____, its president, thereunto authorized, attested by its Secretary (or authorized trust officer), _____, this _____ day of DECEMBER, 2020.

RMSPHERE ASSET MANAGEMENT, INC.

BY: (KALIM QURESHI), PRESIDENT ATTEST: (OWNERS NAME), SECRETARY

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared _____ and _____ known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he 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 corporation.

Given UNDER MY HAND AND SEAL OF OFFICE, this the _____ day of _____, 2022.

Notary Public in and for the
State of Texas
Print Name: _____
My Commission Expires _____

RICHARD S. WILLETT
Texas Registration No. 4615

This is to certify that the Planning Commission of the City of Houston, Texas has approved this plat and subdivision of RMSPHERE MANAGEMENT PROPERTIES 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 _____, 2022.

By: Martha L. Stein Or By: M. Sonny Garza
Chair Vice-Chairman

By: Margaret Wallace Brown
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 _____, 2022, at _____ o'clock _____ M., and duly recorded on _____, 2022, at _____ o'clock _____ M., and at Film Code No. _____ of the Map Records of Harris County, for said county.

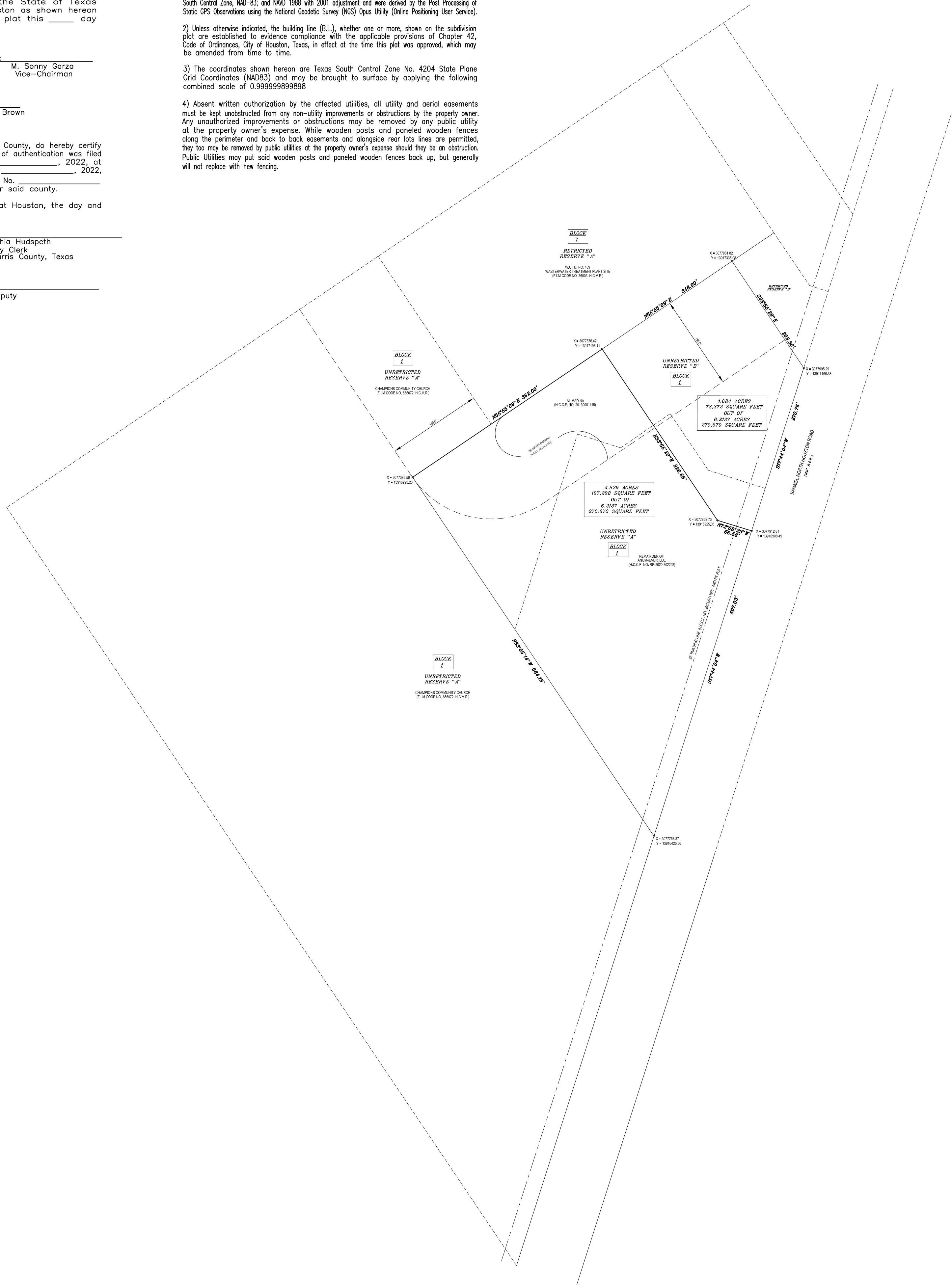
WITNESS MY HAND AND SEAL OF OFFICE, at Houston, the day and date last above written.

Teneshia Hudspeth
County Clerk
Of Harris County, Texas

By: _____
Deputy

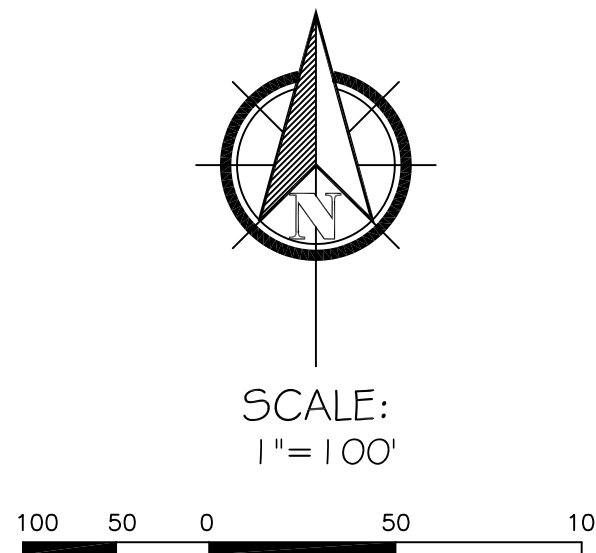
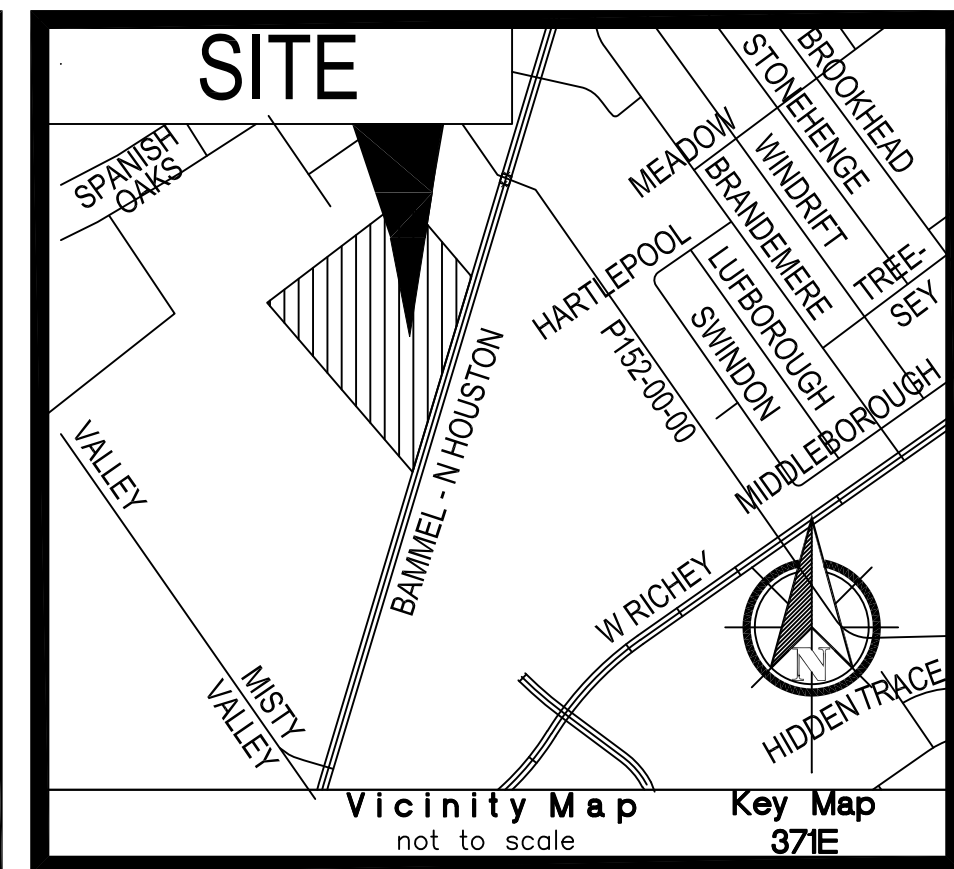
GENERAL NOTES:

- Coordinates shown hereon are referenced to the Texas State Plane Coordinates System, South Central Zone, NAD-83; and NAD 1988 with 2001 adjustment and were derived by the Post Processing of Static GPS Observations using the National Geodetic Survey (NGS) Opus Utility (Online Positioning User Service).
- Unless otherwise indicated, the building line (B.L.), whether one or more, shown on the 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.
- The coordinates shown hereon are Texas South Central Zone No. 4204 State Plane Grid Coordinates (NAD83) and may be brought to surface by applying the following combined scale of 0.9999999699898.
- 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.



LEGEND:

- H.C.M.R. - Harris County Map Records
- H.C.D.R. - Harris County Deed Records
- F.C. - File Code Number
- D.E. - Drainage Easement
- U.E. - Utility Easement
- A.E. - Unobstructed Aerial Easement
- B.L. - Building Line
- R.O.W. - RIGHT-OF-WAY
- - FOUND 5/8" IRON ROD
- - FOUND 1/2" IRON ROD



RMSPHERE MANAGEMENT PROPERTIES

A SUBDIVISION OF 6.2137 ACRE TRACT (270,670 SQUARE FEET)
OR PARCEL OF LAND BEING SITUATED IN AND A PART OF THE B.S.
BAIRD SURVEY; ABSTRACT NO. 1380, HARRIS COUNTY TEXAS.

TWO (2) UNRESTRICTED RESERVES AND ONE (1) BLOCK
OWNER:
RMSPHERE ASSET MANAGEMENT, INC.

DATE: OCTOBER, 2022 SCALE: 1"=100'

CIVIL LAND SURVEYS OF TEXAS
10422 BLACK SANDS DR.
HOUSTON, TEXAS 77095

REAL DESIGNS
2000 CRAWFORD ST. SUITE #1116
HOUSTON, TEXAS 77002
832-654-7862