

STATE OF TEXAS
COUNTY OF GALVESTON

SOUTH SHORE HARBOUR DEVELOPMENT, LIMITED, A TEXAS LIMITED PARTNERSHIP, ACTING THROUGH ANHEIM CORPORATION, ITS GENERAL PARTNER, MICHAEL W. MCCORMACK, PRESIDENT AND VICE PRESIDENT, AND VICTOR E. SOLER, JR., SECRETARY, RESPECTIVELY OF ANHEIM CORPORATION, OWNERS OF THE 11 AND 12 ACRES TRACT BEING SHOWN IN THE ABOVE AND FOREGOING MAP OF HARBOUR POINT, SECTION TWO, DOES HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAN OF SAID PROPERTY, ACCORDING TO ALL LINES, LOTS, BUILDING LINES, STREETS, RESERVES, EASEMENTS AND EASEMENTS, HEREIN SHOWN AND IS HEREBY SUBDIVIDING SAID PROPERTY INTO LOTS, BLOCKS, AND TRACTS, TO BE KNOWN AS THE MICHAEL HUDSON TWO LEAGUE GRANT, AKA - 18, CITY OF LEAGUE CITY, GALVESTON COUNTY, TEXAS, AND ON BEHALF OF SOUTH SHORE HARBOUR DEVELOPMENT, LIMITED, HEREBY DECLARE TO THE USE OF THE PUBLIC ALL EASEMENTS AND EASEMENTS, HEREIN SHOWN, AND HEREBY ALL PASSES, WATER COURSES, DRAINS, AND COMMON AREAS SHOWN THEREIN FOREVER, AND DO HEREBY WAIVE ANY CLAIMS FOR DAMAGES OCCASIONED BY THE ABOVE AS APPROVED FOR THE STREETS OR OCCASIONED BY THE ALTERATION OF THE SURFACE OF ANY PORTION OF STREETS TO CONFORM TO SUCH GRADERS, AND DO HEREBY BIND OURSELVES AND OUR SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, OWNERS DO HEREBY CERTIFY THAT WE ARE OWNERS OF ALL PROPERTY IMMEDIATELY ADJACENT TO THE BOUNDARIES OF THE ABOVE AND FOREGOING HARBOUR POINT, SECTION ONE, WHERE BUILDING SETBACK LINES OR EASEMENTS ARE TO BE ESTABLISHED, UNLESS THE BOUNDARIES OF THE ABOVE AND FOREGOING PLAT AND DO HEREBY MAKE AND ESTABLISH ALL BUILDING SETBACK LINES AND DEDICATE AND RESERVE, EXCEPT AND HOLD ALL EASEMENTS AS SHOWN IN SAID ADJACENT PARCELS.

WE, SOUTH SHORE HARBOUR DEVELOPMENT, LIMITED, A TEXAS LIMITED PARTNERSHIP, ACTING THROUGH ANHEIM CORPORATION, A TEXAS CORPORATION, ITS GENERAL PARTNER, MICHAEL W. MCCORMACK, PRESIDENT AND VICE PRESIDENT, AND VICTOR E. SOLER, JR., SECRETARY, RESPECTIVELY OF ANHEIM CORPORATION, OWNER OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF PLATING, HAVE COMPLIED WITH OR WILL COMPLY WITH THE CITY OF LEAGUE CITY ORDINANCES AND CODES HERETOFORE ON FILE WITH THE CITY CLERK, AS ADOPTED BY THE CITY COUNCIL OF THE CITY OF LEAGUE CITY, GALVESTON COUNTY, TEXAS.

SOUTH SHORE HARBOUR DEVELOPMENT, LIMITED, A TEXAS LIMITED PARTNERSHIP BY ANHEIM CORPORATION, GENERAL PARTNER

ATTEST: *Victor E. Soler, Jr.*
SECRETARY

STATE OF TEXAS
COUNTY OF GALVESTON

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MICHAEL W. MCCORMACK, PRESIDENT AND VICE PRESIDENT, AND VICTOR E. SOLER, JR., SECRETARY, OF ANHEIM CORPORATION, A TEXAS CORPORATION, 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 HEREBY SET OUT, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 18th day of June, 1998.

Sherry J. Baker
COUNTY CLERK, GALVESTON COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF GALVESTON

LENDER HEREBY AGREES TO EXPRESSLY SUBORDINATE ITS DEED OF TRUST LEND TO THE TERMS AND CONDITIONS OF THIS PLAT. THE PERSON WHOSE NAME IS 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 HEREBY SET OUT, AND AS THE ACT AND DEED OF SAID CORPORATION.

AMERICAN NATIONAL INSURANCE COMPANY
BY *Michael W. McCormack*
DECLUTCH VICE PRESIDENT

STATE OF TEXAS
COUNTY OF GALVESTON

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MICHAEL W. MCCORMACK, PRESIDENT AND VICE PRESIDENT, AND VICTOR E. SOLER, JR., SECRETARY, OF ANHEIM CORPORATION, A TEXAS CORPORATION, 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 HEREBY SET OUT, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 18th day of June, 1998.

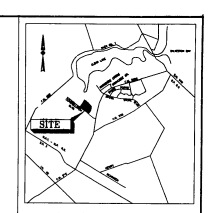
Sherry J. Baker
COUNTY CLERK, GALVESTON COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF GALVESTON

I, PATRICIA RITCHE, COUNTY CLERK, GALVESTON COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WRITTEN INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE ON MAY 18, 1998, AT 1:52 PM, CLERK OF GALVESTON COUNTY, TEXAS, IN PLAT RECORD 18, MAP NO. 724, GALVESTON COUNTY, TEXAS.

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

PATRICIA RITCHE, COUNTY CLERK, GALVESTON COUNTY, TEXAS
BY *Sherry J. Baker*
DEPUTY



FIELD NOTES
Section Two

Description of an 21,900 acre 1964 1964 square foot lot of land out of a total 100,000 acre tract as described in Volume 1715, Page 118 of the Galveston County Deed Records, and located in the Michael Hudson Two League Grant, AKA - 18, City of League City, Texas, said 21,900 acre tract being more particularly described as follows with bearings, distances and the location of the HARBOUR POINT, SECTION ONE as recorded in Plat Record 18, Map No. 724 of the Galveston County Map Records.

BEGINNING, at a 58-foot line from and found at the south corner of Lot 5 out of Block 2 of said HARBOUR POINT, SECTION ONE.

THENCE, South 37°17'49" West, departing the southeasterly line of said Lot 5, a distance of 85.00 feet to a point for corner.

THENCE, North 52°41'03" West, a distance of 115.00 feet to a point for corner.

THENCE, South 37°17'49" West, a distance of 242.82 feet to a point for corner.

THENCE, North 52°42'11" West, a distance of 175.10 feet to a point for corner.

THENCE, South 37°17'49" West, a distance of 134.03 feet to a point for corner.

THENCE, South 58°58'03" West, a distance of 95.32 feet to a point for corner.

THENCE, South 77°22'22" West, a distance of 401.23 feet to a point for corner in the easterly right-of-way line of Concession Boulevard (an 80-foot wide right-of-way).

THENCE, North 18°32'22" West, along the westerly right-of-way line of said Concession Boulevard, a distance of 178.10 feet to a point for corner.

THENCE, North 77°22'22" East, departing said right-of-way line, a distance of 218.35 feet to a point for corner.

THENCE, North 77°44'32" East, a distance of 130.38 feet to a point for corner.

THENCE, North 77°22'22" East, a distance of 85.00 feet to a point for corner.

THENCE, North 77°22'22" East, a distance of 107.23 feet to a point for corner.

THENCE, North 58°58'03" East, a distance of 129.50 feet to a point for corner.

THENCE, North 58°58'03" East, a distance of 95.32 feet to a 58-foot line from and found at the northwest corner of Lot 1 out of Block 1 of said HARBOUR POINT, SECTION ONE.

THENCE, along the westerly line of said HARBOUR POINT, SECTION ONE as follows:

South 31°37'24" East, a distance of 177.13 feet to a point for the beginning of a curve to the left;

northerly, along the arc of said curve to the right having a radius of 1030.00 feet, through a corner angle of 120°12'57" the curve bears North 58°10'03" East, a distance of 18.08 feet and an arc distance of 18.08 feet to a point for corner;

North 57°38'47" East, a distance of 8.77 feet to a point for corner;

South 27°41'08" East, a distance of 118.38 feet to a point for corner;

South 10°59'59" East, a distance of 389.22 feet to a point for corner;

South 10°59'59" East, a distance of 10.25 feet to a point for corner;

South 32°42'08" East, a distance of 129.25 feet to a point for corner;

South 52°18'46" East, a distance of 136.28 feet to a point for corner;

South 52°42'11" East, a distance of 93.00 feet to a point for corner;

North 37°17'49" East, a distance of 15.00 feet to a point for corner;

South 52°41'03" East, a distance of 115.00 feet to the POINT OF BEGINNING and containing a completed area of 21,900 acres (954,190 square feet) of land.

OWNER: SOUTH SHORE HARBOUR DEVELOPMENT, LTD.

HARBOUR POINT SECTION TWO

BEING 21,900 ACRES OF LAND CONTAINING 81 LOTS AND 2 RESTRICTED RESERVES IN 4 BLOCKS AND BEING PART OF THE MICHAEL HUDSON TWO LEAGUE GRANT, AKA - 18, CITY OF LEAGUE CITY, GALVESTON COUNTY, TEXAS.

SCALE: 1" = 100' JUNE, 1998

CLARK-GEOGRAM INC. LAND SURVEYORS

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