

STATE OF TEXAS

COUNTY OF FORT BEND

We, O.O. Development, Ltd., a Texas limited partnership, by O.O. Venture Company, a Texas Corporation, its general partner, acting by and through Bill F. Davis, President, hereinafter referred to as Owner of the 14.41 acre tract described in the above and foregoing map of Old Orchard Sec 7, do hereby make and establish said subdivision and development plot of said property according to all laws, 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), 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 to the land so dedicated.

FURTHER, Owner has dedicated and by these presents does dedicate to the use of the public for public utility purposes 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 six inches (5' 6") for sixteen feet (16' 0") perimeter ground easements, from a plane sixteen feet (16' 0") above ground level upward, located adjacent to and adjoining said public utility easements that are designed 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, Owner has dedicated and by these presents does dedicate to the use of the public for public utility purposes 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 ground level upward, located adjacent to both sides and adjoining said public utility easements that are designed 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, Owner does 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, Owner does hereby covenant and agree that all of the property within the boundaries of this plat shall be restricted to prevent the drainage of any septic tanks into any public or private street, road or alley or any drainage ditch, either directly or indirectly.

FURTHER, Owners do hereby covenant and agree that those streets located within the boundaries of this plat specifically noted as private streets or permanent access easements, shall be hereby established and maintained as private streets or permanent access easements by the owners, heirs, successors and assigns to property located within the boundaries of this plat and always available for the general use of said owners and to the public for firefighters, fire fighting equipment, police and emergency vehicles of whatever nature at all times and do hereby bind ourselves, our heirs, successors and assigns to warrant and forever defend the title to the land so designated and established as private streets or permanent access easements.

FURTHER, Owner does hereby dedicate to the public a strip of land twenty feet (20') wide on each side of the center line of any and all bays, creeks, gulches, ravines, draws, sloughs, or other natural drainage courses located in said plat, as easements for drainage purposes, giving the City of Houston, Fort Bend County, or any other governmental agency, the right to enter upon said easement at any time for the purpose of construction and maintenance of drainage facilities and structures.

FURTHER, Owner does hereby acknowledge the receipt of the "Orders for Regulation of Outdoor Lighting in the Unincorporated Areas of Fort Bend County, Texas", and do hereby covenant and agree and shall comply with this order as adopted by Fort Bend County Commissioners Court on March 23, 2004, and any subsequent amendments.

FURTHER, Owner does 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.

FURTHER, owners do hereby covenant and agree that those streets located within the boundaries of the plat specifically noted as private streets, shall be hereby established and maintained as private streets by the owners, heirs, successors and assigns to property located within the boundaries of this plat and always available for the general use of said owners and to the public for firefighters, fire fighting equipment, police and other emergency vehicles of whatever nature at all times and do hereby bind ourselves, our heirs, successors and assigns to warrant and forever defend the title to the land so designated and established as private streets.

The roads and streets in this subdivision are not dedicated to the public and we do hereby dedicate same as easements for the use and benefit of all purchasers or owners of lots fronting thereon or adjacent thereto, which easements shall include rights of ingress, egress, and passage over and along such streets in favor of O.O. Development, Ltd., its successors and assigns, its invitees, designees, and successors-in-title, to each lot shown hereon, and in favor of the invitees and designees of each successor-in-title to each lot shown hereon, but not in favor of the public. However, O.O. Development, Ltd. does hereby reserve unto itself, its successors and assigns, the right to dedicate the roads and streets in this subdivision to the public and/or grant additional ingress and egress easements thereon without the joinder of any lot owner or other parties. Notwithstanding the fact that the roads and streets in this subdivision are not dedicated to the public, the law enforcement officers of Fort Bend County, Texas, the state of Texas, other official law enforcement bodies, fire department officials and fire protection personnel, vehicles, and equipment are hereby expressly given the right to enter upon the roads and streets in the subdivision to enforce all applicable regulations and laws and to protect the safety of the residents and their property.

O.O. Development, Ltd., its designees, successors and assigns, shall also have the right to use said streets for the installation, maintenance and improvement of water, sanitary and storm sewer lines and other utilities above, in, or under said streets.

Fort Bend County shall have no responsibility for maintenance of streets within the subdivision, unless such streets have been dedicated to the public by the current owner of said streets (without the joinder of any other party) and meet county standards and county maintenance has been requested by the current owner of said streets.

IN TESTIMONY WHEREOF, O.O. Development, Ltd., a Texas limited partnership, by O.O. Venture Company, a Texas Corporation, its general partner, has caused these presents to be signed by Bill F. Davis, President, hereunto authorized this 15 day of February, 2010.

O.O. Development, Ltd., a Texas limited partnership
By: O.O. Venture Company, a Texas Corporation, its general partner
By: Bill F. Davis
Bill F. Davis, President

STATE OF TEXAS

COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Bill F. Davis, President, 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 partnership.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 15 day of February, 2010.

Notary Public in and for the State of Texas

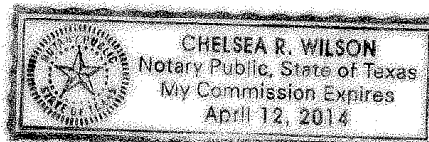
We, K. Homanian of Houston II, L.L.C., a Texas limited liability company, as successor in interest to K. Homanian of Houston II L.P., owner and holder of a lien against the property described in the plat known as Old Orchard Sec 7, against the property described in instrument of record in Clerk's File No. 2005138245 and 2009133230, of the Deed of Trust Records of Fort Bend County, Texas, do hereby in all things subordinate to said plat said lien and we hereby confirm that we are the present owner of said lien and have not assigned the same nor any part thereof.

By: David Orlando
David Orlando
Vice President

Before me the undersigned authority, on this day personally appeared David Orlando, Vice President, known to me to be 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 16th day of February, 2010.

Chelsea R. Wilson
Notary Public in and for the State of Texas



We, Perry Homes, LLC, the successor in interest by merger with Perry Homes, a Joint Venture, owner and holder of a lien against the property described in the plat known as Old Orchard Sec 7, against the property described in instrument of record in Clerk's File No. 2005018670, of the Deed of Trust Records of Fort Bend County, Texas, does hereby in all things subordinate to said plat said lien and we hereby confirm that we are the present owner of said lien and have not assigned the same nor any part thereof.

Perry Homes, LLC
the successor-in-interest by merger
with Perry Homes, a Joint Venture

By: Gerald W. Noteboom
Gerald W. Noteboom
Senior Executive Vice President

STATE OF TEXAS

COUNTY OF HARRIS

Before me the undersigned authority, on this day personally appeared Gerald W. Noteboom, Senior Executive Vice President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledges to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 16th day of February, 2010.

Merrilee J. Zedan
Notary Public in and for Harris County, Texas



APPROVED by the Commissioners' Court of Fort Bend County, Texas, this 23rd day of March, 2010.

Richard Morrison
Commissioner, Precinct 1

Grady Prestage
Commissioner, Precinct 2

Andy Meyers
Commissioner, Precinct 3

Robert E. Hebert
County Judge

James Patterson
Commissioner, Precinct 4

I, D. Jesse Hegemier, P.E., Fort Bend County Engineer, do hereby certify that the plat of this subdivision complies with all of the existing rules and regulations of this office as adopted by the Fort Bend County 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 any other area or subdivision within the watershed.

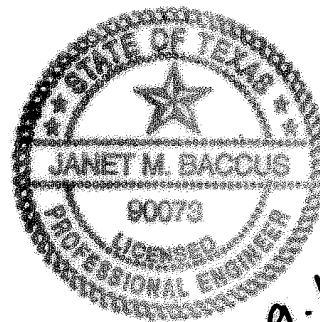
D. Jesse Hegemier
Fort Bend County Engineer
Date: 2/23/10

I, Steven A. Jores, 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 correct; was prepared from an actual survey of the property made under my supervision on the ground; that all boundary corners, angle points, points of curvature and other points of reference have been marked with iron (or other suitable permanent metal) pipes or rods having an outside diameter of not less than three-quarter (3/4) inch and a length of not less than three (3) feet; and that the plat boundary corners have been tied to the nearest survey corner or street intersections and the Texas South Central Zone No. 4204, NAD 83 State Plane Coordinates.

Steven A. Jores
Steven A. Jores
Registered Professional Land Surveyor
No. 5317



I, Janet M. Baccus, a Professional Engineer registered in the State of Texas, do hereby certify that this plat meets all requirements of Fort Bend County, to the best of my knowledge.



Janet M. Baccus
Janet M. Baccus, P.E.
Professional Engineer
No. 90073

THE STATE OF TEXAS

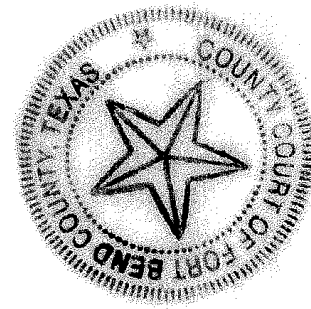
COUNTY OF FORT BEND

I, Dianne Wilson, County Clerk in and for Fort Bend County, hereby certify that the foregoing instrument with its certificate of authentication was filed for registration in my office on March 23rd, 2010, at 2:51 o'clock P in Plot No. 2010024571 of the Plat Records of said County.

Witness my hand and seal of office, at Richmond, Texas, the day and date last above written.

Dianne Wilson
Dianne Wilson
Fort Bend County, Texas

By: Janice Walker
Deputy



PLAT ATTACH-2010024579
21 PGS

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Dianne Wilson
2010 Mar 23 03:51 PM
JU \$2,600.00
Dianne Wilson COUNTY CLERK
FT BEND COUNTY TEXAS

20100031

OLD ORCHARD SEC 7

A SUBDIVISION OF 14.41 ACRES OF LAND
OUT OF THE
JANE WILKINS SURVEY A-96
AND THE
J.H. CARTWRIGHT SURVEY A-16
FORT BEND COUNTY, TEXAS
45 LOTS 1 RESERVE 2 BLOCKS
FEBRUARY 2010

DEVELOPER/OWNER:
O.O. Development, Ltd.
2800 Post Oak Blvd., Suite 5210
Houston, TX 77056
713-621-3636

ENGINEER:
JC JONES & CARTER, INC.
ENGINEERS • PLANNERS • SURVEYORS
Texas Board of Professional Engineers Registration No. F-459
8335 Gullen Dr., Suite 100 Houston, Texas 77061 (713) 777-5337