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E961351

153-13-0037

STATE OF TEXAS

COUNTIES OF HARRIS
AND MONTGOMERY

KNOW ALL MEN BY THESE PRESENTS: THAT

WHEREAS, under date of December 7, 1972, FRIENDSWOOD DEVELOPMENT COMPANY AND KING RANCH, INC., as Declarant (the "Declarant") executed an instrument entitled "Declaration of Covenants, Conditions and Restrictions" (the "Declaration") covering 237.8677 acres of land in Harris and Montgomery Counties, Texas, recorded December 11, 1972 under File No. D757824, Film Code No. 154-23-0893 in the Official Public Records of Real Property of Harris County, Texas, and in Volume 908 on Page 569 of the Deed Records of Montgomery County, Texas, to which reference is here made for all purposes; and

WHEREAS, under date of October 8, 1975, FRIENDSWOOD DEVELOPMENT COMPANY AND KING RANCH, INC., executed an instrument amending the Declaration and said instrument of amendment was recorded October 8, 1975 under File No. E563882, Film Code No. 128-12-2169, in the Official Public Records of Real Property of Harris County, Texas, and in Volume 909 on Page 659 of the Deed Records of Montgomery County, Texas, to which reference is here made for all purposes; and

WHEREAS, it is the desire of the Declarant to amend Article IV, Section 3, of the Declaration, as amended, which provides for the initial maximum annual assessment and method for increasing maximum assessment;

NOW, THEREFORE, in consideration of the premises, Article IV, Section 3 is hereby amended to read as follows:

Section 3. Maximum Annual Assessment. Until January 1 of the year immediately following the conveyance of the first Lot or tract of Commercial Land to an Owner, the maximum annual assessment shall be Forty-Eight and no/100 Dollars (\$48.00) per Lot and Seventy-Six Cents (\$0.76) per 100 square feet, or fraction thereof, of Commercial Land.

(a) From and after January 1 of the year immediately following the conveyance of the first Lot to an Owner, the maximum annual assessment shall be adjusted in conformance with the Consumer Price Index (CPI) published by the U.S. Department of Labor, specifically the Consumer Price Index for Urban Wage Earners and Clerical Workers, U.S. City Average, All Items, unadjusted for seasonal variation. The maximum assessment for any year shall be the amount determined by (a) taking the dollar amount specified above in the first sentence of this Section, (b) multiplying that amount by the published CPI number for the fourth month prior to the beginning of the subject year and (c) dividing that resultant by the published CPI number for the fourth month prior to the month in which this declaration was signed by the Declarant.

(b) From and after January 1 of the year immediately following the conveyance of the first Lot to an Owner, the maximum annual assessment amount specified above in the first sentence of this Section and used in the above CPI adjustment formula may be changed by a vote of the members provided that any such change shall have the assent of

two-thirds (2/3) of the votes of each class of members who are voting in person or by proxy, at a meeting duly called for this purpose, written notice of which shall be sent to all members not less than 30 days nor more than 60 days in advance of the meeting setting forth the purpose of the meeting. The limitations hereof shall not apply to any change in the maximum and basis of the assessments undertaken as an incident to a merger or consolidation in which the Association is authorized to participate under its Articles of Incorporation.

(c) The Board of Directors may fix the annual assessment at an amount not in excess of the maximum.

ROANOKE BUILDING COMPANY and LARKSTONE BUILDING COMPANY, the owners of in excess of ninety percent (90%) of the properties governed by the Declaration as evidenced by that certain deed from the Declarant dated December 19, 1972, and recorded under File No. D764180, Film Code No. 154-37-0670, in the Official Public Records of Real Property of Harris County, Texas, and by that certain map or plat of Sherwood Trails, Section One, recorded December 1, 1975, in Volume 230, Page 89 of the Map Records of Harris County, Texas, in satisfaction of the requirement regarding amending the Declaration as set forth in Article V, Section 3 thereof, join in the execution of this instrument of amendment in affirmation and consent thereto.

EXECUTED this 1st day of November, 1976.

ATTEST:

B. B. Reese
Secretary

ATTEST:

Wanda Trumps
Secretary

ATTEST:

Lisa Runsky
Secretary

STATE OF TEXAS I
COUNTY OF HARRIS I

BEFORE ME, the undersigned authority, on this day personally appeared J. C. BYRD, known to me to be the person whose name is subscribed to the foregoing instrument as Vice President of FRIENDS WOOD DEVELOPMENT COMPANY, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said FRIENDS WOOD DEVELOPMENT COMPANY, which company acted in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 4th day of November, 1976.

FRIENDS WOOD DEVELOPMENT COMPANY,
Acting Herein for itself and for
KING RANCH, INC.

By: [Signature]
Vice President

ROANOKE BUILDING COMPANY

By: [Signature]
Vice President

LARKSTONE BUILDING COMPANY

By: [Signature]
Vice President

[Signature]
Notary Public in and for
Harris County, Texas

STATE OF TEXAS
COUNTY OF HARRIS

153-13-0039

BEFORE ME, the undersigned authority, on this day personally appeared WILLIAM S. O'DONNELL known to me to be the person whose name is subscribed to the foregoing instrument as Vice President of ROANOKE BUILDING COMPANY, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said ROANOKE BUILDING COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of November, 1976.

Arthur J. Poyner
Notary Public in and for
Harris County, Texas

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared WILLIAM S. O'DONNELL known to me to be the person whose name is subscribed to the foregoing instrument as Vice President of LARKSTONE BUILDING COMPANY, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said LARKSTONE BUILDING COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of November, 1976.

Arthur J. Poyner
Notary Public in and for
Harris County, Texas

After Recording Return To
G. B. Mitchell, Jr.
Friendswood Development Company
P. O. Drawer 809
Humble, Texas 77338

123-13-0040

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128-12-2169

STATE OF TEXAS

COUNTIES OF HARRIS
AND MONTGOMERY

KNOW ALL MEN BY THESE PRESENTS: THAT

WHEREAS, under date of December 7, 1972, FRIENDSWOOD DEVELOPMENT COMPANY and KING RANCH, INC., as Declarant, executed and filed for record instrument titled "Declaration of Covenants, Conditions and Restrictions" covering 237.8677 acres of land in Harris and Montgomery Counties, Texas, recorded under County Clerk's File No. D757824, Film Code No. 154-29-0893 in the Official Public Records of Real Property of Harris County, Texas, and in Volume 406, Page 569 of the Deed Records of Montgomery County, Texas, to which reference is here made for all purposes; and

WHEREAS, reference is made in said Declaration to Northpark Village Community Association, a Texas non-profit corporation, and the name of said Association has been changed by amendment to its Articles of Incorporation to Sherwood Trails Village Community Association;

NOW, THEREFORE, FRIENDSWOOD DEVELOPMENT COMPANY and KING RANCH, INC., do hereby amend the aforesaid Declaration by substituting Sherwood Trails Village Community Association for Northpark Village Community Association wherever it appears therein. Otherwise, said Declaration shall remain as originally written.

EXECUTED this 6th day of October, 1975.

FRIENDSWOOD DEVELOPMENT COMPANY,
Acting Herein for itself and for
KING RANCH, INC.

ATTEST:

B. B. Bism
Secretary

By [Signature]
Vice President

OK FORM MS
OK TRANS MS
OK CONT. MS

OF TEXAS
COUNTY OF HARRIS

128-12-2170

BEFORE ME, the undersigned authority, on this day
personally appeared J. C. Byrd, known
to me to be the person whose name is subscribed to the
foregoing instrument as Vice President of FRIENDSWOOD
DEVELOPMENT COMPANY, and acknowledged to me that he exe-
cuted the same for the purposes and consideration therein
expressed and as the act and deed of said FRIENDSWOOD
DEVELOPMENT COMPANY, which company acted therein in the
capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the
6th day of October, 1975.



Shirley C. Drew
Notary Public in and for
Harris County, Texas

SHIRLEY C. DREW
Notary Public in and for Harris County, Texas
My Commission Expires _____

After Recording Return To
G. B. Mitchell, Jr.
Friendswood Development Company
P. O. Drawer 809
Humble, Texas 77338

D757824

DECLARATION

154-29-0893

OF COVENANTS, CONDITIONS AND RESTRICTIONS

STATE OF TEXAS
COUNTY OF HARRIS
AND MONTGOMERY

KNOW ALL MEN BY THESE PRESENTS

THIS DECLARATION, made on the date hereinafter set forth by FRIENDSWOOD DEVELOPMENT COMPANY and KING RANCH, INC., hereinafter referred to as "Declarant".

WITNESSETH

WHEREAS, Declarant is the owner of certain property in the H. T. & B. R. R. Co. No. 3 Survey, Abstract No. 1719 in Harris County, Texas and Abstract No. 283 in Montgomery County, Texas, the H. T. & B. R. R. Co. No. 5 Survey, Abstract No. 422 in Harris County, Texas and Abstract No. 282 in Montgomery County, Texas, and in the Harrison McLean Survey, Abstract No. 529 in Harris County, Texas, containing 237.8677 acres of land, which is more particularly described in Exhibit "A" attached hereto, made a part hereof and incorporated herein for all purposes.

NOW THEREFORE, Declarant hereby declares that all of the properties described above and which may be hereafter added or annexed by Declarant shall be held, sold and conveyed subject to the following easements, restrictions, covenants, and conditions, which are for the purpose of protecting the value and desirability of, and which shall run with, the real property and be binding on all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each owner thereof.

ARTICLE I

DEFINITIONS

Section 1. "Association" shall mean and refer to Northpark Village Community Association, its successors and assigns.

JAN 27 1995

Dolores T. Lopez
DOLORES T. LOPEZ

Section 2. "Owner" shall mean and refer to the record owner, whether one or more persons or entities, of a fee simple title to any Lot or Apartment, townhouse or patio house living unit or tract of Commercial Land which is a part of the Properties, including contract sellers, but excluding those having such interest merely as security for the performance of an obligation.

154-29-0894

Section 3. "Properties" shall mean and refer to that certain real property hereinbefore described, and such additions thereto as may hereafter be brought within the jurisdiction of the Association.

Section 4. "Common Area" shall mean all real property owned by the Association for the common use and enjoyment of the owners. The Common Area to be owned by the Association at the time of the conveyance of the first Lot or tract of Commercial Land is:

-None-

Section 5. "Lot" shall mean and refer to any plot of land or apartment, townhouse or patio house living unit shown upon any recorded subdivision map of the Properties with the exception of any Commercial Land, public school land, church land and the Common Area.

Section 6. "Commercial Land" shall mean and refer to any plot of land shown upon any recorded subdivision map of the Properties and restricted to commercial use or any plot of land within the boundaries of the Properties which is subject to a use restriction other than residential by virtue of a deed or other legal instrument of record in the office of the County Clerk of Harris or Montgomery County, Texas, with the exception of any Lot, public school land, church land and Common Area.

Section 7. "Declarant" shall mean and refer to Friendswood Development Company and King Ranch, Inc., its successors and assigns if such successors or assigns should acquire the property from the Declarant for the purpose of development.

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JAN 27 1995

Charles T. Lippert
NOTARIAL PUBLIC

ARTICLE II
PROPERTY RIGHTS

Section 1. Owners' Easements of Enjoyment. Every Owner shall have a right and easement of enjoyment in and to the Common Area which shall be appurtenant to and shall pass with the title to every Lot, or tract of Commercial Land, subject to the following provisions:

154-29-0895

(a) the right of the Association to charge reasonable admission and other fees for the use of any recreational facility situated upon the Common Area;

(b) the right of the Association to suspend the voting rights and right to use of the recreational facilities by an Owner for any period during which any assessment against his Lot or Commercial Land remains unpaid; and for a period not to exceed sixty (60) days for any infraction of its published rules and regulations;

(c) the rights of the Association to dedicate or transfer all or any part of the Common Area to any public agency, authority, or utility for such purposes and subject to such conditions as may be agreed to by the members. No such dedication or transfer shall be effective unless an instrument signed by two-thirds (2/3) of each class of members agreeing to such dedication or transfer has been recorded.

Section 2. Delegation of Use. Any Owner may delegate, in accordance with the By-Laws, his right of enjoyment to the Common Area and facilities to the members of his family, his tenants, or contract purchasers who reside on the property.

ARTICLE III
MEMBERSHIP AND VOTING RIGHTS

Section 1. Every Owner of a Lot or tract of Commercial Land which is subject to assessment shall be a member of the Association. Membership shall be appurtenant to and may not be separated from ownership of any Lot or tract of Commercial Land which is subject to assessment.

APR 21 1995

William T. Lopez
WILLIAM T. LOPEZ

Section 2. The Association shall have two classes of voting membership:

Class A. Class A members shall be all Owners with the exception of the Declarant and shall be entitled to one vote for each Lot or tract of Commercial Land owned. When more than one person holds an interest in any Lot or Commercial Land, all such persons shall be members. The vote for such Lot or tract of Commercial Land shall be exercised as they among themselves determine, but in no event shall more than one vote be cast with respect to any Lot or tract of Commercial Land.

Class B. The Class B member(s) shall be the Declarant and shall be entitled to three (3) votes for each Lot or tract of Commercial Land owned. The Class B membership shall cease and be converted to Class A membership on the happening of either of the following events, whichever occurs earlier:

- (a) when the total votes outstanding in the Class A membership equal the total votes outstanding in the Class B membership, or
- (b) on January 1, 1995.

ARTICLE IV

COVENANT FOR MAINTENANCE ASSESSMENTS

Section 1. Creation of the Lien and Personal Obligation of Assessments. The Declarant, for each Lot or tract of Commercial Land owned within the Properties, hereby covenants, and each Owner of any Lot or Commercial Land by acceptance of a deed therefor, whether or not it shall be so expressed in such deed, is deemed to covenant and agree to pay to the Association: (1) annual assessments, such assessments to be established and collected as hereinafter provided. The annual and special assessments, together with interest, costs, and reasonable attorney's fees, shall be a charge on the land and shall be a continuing lien upon the property against which each such assessment is made. Each such assessment, together with interest, costs, and reasonable attorney's fees, shall

JAN 27 1990

Cesar T. Lopez
CESAR T. LOPEZ

be a charge on the land and shall be a continuing lien upon the property against which each such assessment is made. Each such assessment, together with interest, costs, and reasonably attorney's fees, shall also be the personal obligation of the person who was the Owner of such property at the time when the assessment fell due. The personal obligation for delinquent assessments shall not pass to his successors in title unless expressly assumed by them. 154-29-0897

Section 2. Purposes of Assessments. The assessments levied by the Association shall be used toward the common good of the community, civic betterment, municipal, educational and public recreational purposes (but not by way of limitation) as follows:

1. To render constructive civic welfare for the promotion of the social welfare of the community and for the citizens within the Properties which are a part of Northpark Village, to inculcate civic consciousness by means of active participation in constructive projects which will improve the community, state and nation;
2. To promote and/or to provide municipal services and educational and public recreational services and facilities for residents within the Properties which are a part of Northpark Village;
3. To acquire, maintain and conduct buildings and property for public services and educational and recreational facilities;
4. To do any other thing necessary or desirable or of general benefit to the community, including (but not by way of limitation) the following:

All street lighting and street sweeping and maintenance within the Properties which are a part of Northpark Village.

JAN 27 1995

Robert T. Lopez
ROBERT T. LOPEZ

mosquito abatement, police service, fire protection, park and public maintenance, community recreation, negotiation of contracts for garbage and refuse removal (which contracts shall be negotiated by the Board of Directors of the Association and which services will be billed directly to each Owner separate from and in addition to the community assessment), and the enforcement of restrictions upon the use of property within the Properties which are a part of Northpark Village.

154-29-0898

Section 3. Maximum Annual Assessment. Until January 1 of the year immediately following the conveyance of the first Lot or tract of Commercial Land to an Owner, the maximum annual assessment shall be Forty-Eight and no/100 Dollars (\$48.00) per Lot and Seventy-Six Cents (\$0.76) per 100 square feet, or fraction thereof, of Commercial Land.

(a) From and after January 1 of the year immediately following the conveyance of the first Lot or tract of Commercial Land to an Owner, the maximum annual assessment may be increased each year not more than 3% above the maximum assessment for the previous year without a vote of the membership.

(b) From and after January 1 of the year immediately following the conveyance of the first Lot or tract of Commercial Land to an Owner, the maximum annual assessment may be increased above 3% by a vote of two-thirds (2/3) of each class of members who are voting in person or by proxy, at a meeting duly called for this purpose.

(c) The Board of Directors may fix the annual assessment at an amount not in excess of the maximum.

Section 4. Special Assessments for Capital Improvements.

In addition to the annual assessments authorized above, the Association may levy, in any assessment year, a special assessment applicable to that year only for the purpose of defraying,

JAN 27 1995

Colores T. Lopez
COLORES T. LOPEZ

in whole or in part, the cost of any construction, reconstruction, repair or replacement of a capital improvement upon the Common Area, including fixtures and personal property related thereto provided that any such assessment shall have the assent of two-thirds (2/3) of the votes of each class of members who are voting in person or by proxy at a meeting duly called for this purpose.

Section 5. Notice and Quorum for Any Action Authorized Under Sections 3 and 4. Written notice of any meeting called for the purpose of taking any action authorized under Section 3 or 4 hereof shall be sent to all members not less than thirty (30) days nor more than sixty (60) days in advance of the meeting. At the first such meeting called, the presence of members or of proxies entitled to cast sixty percent (60%) of all the votes of each class of membership shall constitute a quorum. If the required quorum is not present, another meeting may be called subject to the same notice requirement, and the required quorum at the subsequent meeting shall be one-half (1/2) of the required quorum at the preceding meeting. No such subsequent meeting shall be held more than sixty (60) days following the preceding meeting.

Section 6. Uniform Rate of Assessment. Both annual and special assessments must be fixed at uniform rates for all Lots and Commercial Lands and may be collected on a monthly basis.

Section 7. Date of Commencement of Annual Assessments:
Due Dates. The annual assessments provided for herein shall commence as to all Lots and Commercial Lands on the first day of the month following the conveyance of the first Lot or tract of Commercial Land. The first annual assessment shall be adjusted according to the number of months remaining in the calendar year. The Board of Directors shall fix the amount of the annual assessment against each Lot and tract of Commercial Land at least thirty (30) days in advance of each annual assessment period. Written notice of the annual assessment shall be sent to every Owner subject thereto. The due dates shall be established by the Board of Directors. The Association shall, upon demand, and for a reasonable charge, furnish a certificate signed by an office of the association

JAN 27 1995

Cres T. Lopez
CRES T. LOPEZ

setting forth whether the assessments on a specified Lot or tract of Commercial Land have been paid.

Section 8. Effect of Nonpayment of Assessments:

Remedies of the Association. Any assessment not paid within thirty (30) days after the date shall bear interest from the due date at the rate of six percent (6%) per annum. The Association may bring an action at law against the Owner personally obligated to pay the same, or foreclose the lien against the property. No owner may waive or otherwise escape liability for the assessments provided for herein by non-use of the services as stated in Article IV, Section 2 hereof or by non-use of the Common Area or abandonment of his Lot or tract of Commercial Land.

Section 9. Subordination of the Lien to Mortgages.

The lien of the assessments provided for herein shall be subordinate to the lien of any first mortgage. Sale or transfer of any Lot or tract of Commercial Land shall not affect the assessment lien. However, the sale or transfer of any Lot or tract of Commercial Land pursuant to mortgage foreclosure or any preceding in lieu thereof, shall extinguish the lien of such assessments as to payments which became due prior to such sale or transfer. No sale or transfer shall relieve such Lot or tract of Commercial Land from liability for any assessments thereafter becoming due or from the lien thereof.

ARTICLE V

GENERAL PROVISIONS

Section 1. Enforcement. The Association, or any Owner, shall have the right to enforce, by any proceeding at law or in equity, all restrictions, conditions, covenants, reservations, liens and charges now or hereafter imposed by the provisions of this Declaration. Failure by the Association or by any Owner to enforce any covenant or restriction herein contained shall in no event be deemed a waiver of the right to do so thereafter.

Section 2. Severability. Invalidity of any one of these covenants or restrictions by judgment or court order shall

JAN 27 1995

Carlos T. Lopez
CARLOS T. LOPEZ

in no wise affect any other provisions which shall remain in full force and effect.

Section 3. Amendment. The covenants and restrictions of this Declaration shall run with and bind the land, for a term of twenty-five (25) years from the date this Declaration is recorded, after which time they shall be automatically extended for successive periods of ten (10) years. This Declaration may be amended during the first twenty-five (25) year period by an instrument signed by not less than ninety percent (90%) of the Owners, and thereafter by an instrument signed by not less than seventy-five percent (75%) of the Owners. Any amendment must be recorded.

Section 4. Annexation. Additional land within the H. T. & B. R. R. Co. No. 3 Survey, Abstract No. 283 in Montgomery County, Texas, the H. T. & B. R. R. Co. No. 5 Survey, Abstract No. 412 in Harris County, Texas, and Abstract No. 282 in Montgomery County, Texas, the Thomas S. Foster Survey, Abstract No. 1720 in Harris County, Texas and Abstract No. 718 in Montgomery County, Texas, the Richard Williams Survey, Abstract No. 1721 in Harris County, Texas and Abstract No. 660 in Montgomery County, Texas, the M. H. Short Survey, Abstract No. 535 in Harris County, Texas and the Harrison McLean Survey, Abstract No. 529 in Harris County, Texas, said land being more particularly described in Exhibit "B" attached hereto, may be added or annexed to the land described in Exhibit "A" and made subject to the terms hereof by the Declarant without the consent of the members within fifteen (15) years of the date of this instrument provided that the FHA and VA determine that the addition or annexation is in accord with the general plat theretofore approved by them; however, Declarant shall not be obligated to add or annex such additional land. Such additional land which may be added or annexed shall become subject to the Annual Assessment existing at the time of such addition or annexation.

Section 5. FHA/VA Approval. As long as there is a Class B membership, the following actions will require the prior

JAN 27 1995

Robert T. Lopez
ROBERT T. LOPEZ

approval of the Federal Housing Administration or the Veterans Administration: Addition or annexation of additional lands, dedication of Common Area, and amendment of this Declaration of Covenants, Conditions and Restrictions.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has hereunto set its hand and seal this 7 day of December, 1972.

FRIENDSWOOD DEVELOPMENT COMPANY
Acting Herein for Itself and for
KING RANCH, INC.
Declarant

ATTEST:

Secretary

By J. C. BYRD, VICE PRESIDENT

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE me, the undersigned authority, on this day personally appeared J. C. BYRD, known to me to be the person whose name is subscribed to the foregoing instrument as Vice President of FRIENDSWOOD DEVELOPMENT COMPANY, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of FRIENDSWOOD DEVELOPMENT COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 7 day of December, 1972.

Fern S. Gordon
Notary Public in and for
Harris County, Texas

FERN S. GORDON
NOTARY PUBLIC IN AND FOR HARRIS COUNTY, TEXAS
MY COMMISSION EXPIRES JUNE 1, 1973

RETURN TO: ✓

HUBERT SMITH
FRIENDSWOOD DEVELOPMENT CO.
P.O. DRAWER 809
HUMBLE, TEXAS 77338

1972 DEC 11 PM 12 54

JAN 27 1995

JOSE T. LOPEZ

DESCRIPTION OF 201.0325 ACRES
"SHERWOOD TRAILS"

154-29-0903

Being a tract or parcel of land containing 201.0325 acres located in the H.T. & B. R.R. Co. Survey No. 3, Abstract 1312, H.T. & B. R.R. Co. Survey, No. 5, Abstract 472, and the Harrison McLean Survey, Abstract 529, Harris County, Texas and being more particularly described by acres and bounds as follows (all bearings referenced to the Texas Coordinate System, South Central Zone):

COMMENCING for reference at the northeast corner of the aforementioned H.T. & B. R.R. Co. Survey No. 3, being in the west line of said H.T. & B. R.R. Co. Survey No. 5;

THENCE with the common line of said H.T. & B. R.R. Co. Surveys No. 3 and 5, S 02°13'54" E, at 1340.27 feet past the Harris and Montgomery County Line and continuing to the POINT OF BEGINNING at 1406.71 feet in all;

THENCE leaving said common line N 45°12'50" E, 1459.31 feet to a 5/8" iron rod for corner;

THENCE N 44°47'10" W, 75.00 feet to a 5/8" iron rod for corner;
THENCE N 45°12'50" E, 60.00 feet to a 5/8" iron rod for corner;
THENCE S 44°47'10" E, 75.00 feet to a 5/8" iron rod for corner;
THENCE N 45°12'50" E, 112.00 feet to a 5/8" iron rod for corner;
THENCE S 44°47'10" E, 895.00 feet to a 5/8" iron rod for corner;
THENCE S 02°03'01" E, 268.17 feet to a 5/8" iron rod for corner;
THENCE S 77°24'32" E, 208.17 feet to a 5/8" iron rod for corner;
THENCE N 87°52'35" E, 240.00 feet to a 5/8" iron rod for corner;
THENCE S 76°06'07" E, 94.57 feet to a 5/8" iron rod for corner;
THENCE N 13°53'53" E, 75.00 feet to a 5/8" iron rod for corner;
THENCE S 76°06'07" E, 60.00 feet to a 5/8" iron rod for corner;
THENCE S 13°53'53" W, 75.00 feet to a 5/8" iron rod for corner;
THENCE S 76°06'07" E, 13.00 feet to a 5/8" iron rod for corner;
THENCE S 63°07'43" E, 167.27 feet to a 5/8" iron rod for corner;
THENCE S 47°07'25" E, 241.00 feet to a 5/8" iron rod for corner;
THENCE S 42°02'35" W, 104.00 feet to a 5/8" iron rod for corner;
THENCE S 47°07'25" E, 189.00 feet to a 5/8" iron rod for corner;
THENCE N 42°02'35" E, 104.00 feet to a 5/8" iron rod for corner;
THENCE S 47°07'25" E, 255.00 feet to a 5/8" iron rod for corner;
THENCE S 51°06'07" E, 167.36 feet to a 5/8" iron rod for corner;

- continued -

EXHIBIT "A" attached to Declaration of Covenants, Conditions and Restrictions,
Northpark Village Community Association.

Page 1

JAN 27 1995

James T. Lopez
JAMES T. LOPEZ

THENCE S 18°08'44" E, 17.74 feet to a 5/8" iron rod for corner on the arc of a curve;

THENCE 116.74 feet along the arc of a curve to the right having a chord which bears N 84°15'44" E, 116.53 feet, a central angle of 11°31'52" and a radius of 580.00 feet to a 5/8" iron rod for corner on said arc;

154-29-0904

THENCE S 00°01'40" W, 60.00 feet to a 5/8" iron rod for corner on the arc of a curve;

THENCE 97.66 feet along the arc of a curve to the left having a chord which bears S 84°38'51" W, 97.52 feet a central angle of 10°45'38" and a radius of 520.00 feet to a 5/8" iron rod for corner on said arc;

THENCE S 18°03'44" E, 89.18 feet to a 5/8" iron rod for corner;

THENCE S 02°07'25" E, at 125.63 feet the common line of aforementioned H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys and continuing to a 5/8" iron rod for corner on the arc of a curve at 1400.00 feet in all;

THENCE along the arc of a curve to the left having a chord which bears S 82°47'41" W, a central angle of 10°09'46" and a radius of 3050.00 feet for a distance of 540.99 feet to a 5/8" iron rod, a point of reverse curve;

THENCE along the arc of a curve to the right having a chord which bears S 82°47'41" W, a central angle of 10°09'46" and a radius of 2950.00 feet at 430.65 feet pass the aforementioned common line of the H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys and continuing to a 5/8" iron rod, a point of tangency at 523.25 feet in all;

THENCE S 87°52'35" W, 120.00 feet to a 5/8" iron rod for corner;

THENCE S 02°07'25" E, 50.00 feet to a 5/8" iron rod for corner;

THENCE S 87°52'35" W, 50.00 feet to a 5/8" iron rod for corner;

THENCE N 02°07'25" W, 50.00 feet to a 5/8" iron rod for corner;

THENCE S 87°52'35" W, 1253.00 feet to a 5/8" iron rod for corner;

THENCE S 02°07'25" E, 50.00 feet to a 5/8" iron rod for corner;

THENCE S 87°52'35" W, 30.00 feet to a 5/8" iron rod for corner;

THENCE N 02°07'25" W, 50.00 feet to a 5/8" iron rod for corner;

THENCE S 87°52'35" W, at 742.36 feet pass the aforementioned common line of the H.T. & B. R.R. Co. Surveys No. 3 and 5 and continuing to a 5/8" iron rod for corner at 877.00 feet in all;

THENCE N 02°07'25" W, 452.75 feet to a 5/8" iron rod, the beginning of a curve;

THENCE along the arc of a curve to the left having a chord which bears N 03°18'39" W, a central angle of 02°22'28" and a radius of 5050.00 feet for a distance of 209.28 feet to a 5/8" iron rod for corner on said arc;

- continued -

RECORDERS' MEMORANDUM
All the Facts on the Title Page
Was Not Claimed. Legible For Secondary
Recordation

EXHIBIT "A" attached to Declaration of Covenants, Conditions, and Restrictions, Northpark Village Community Association.

JAN 27 1995

T. LOPEZ

DESCRIPTION OF 201.0325 ACRES
"SHERWOOD TRAILS" - continued

THENCE S 87°42'33" W, 50.01 feet to a 5/8" iron rod for corner on the arc of a curve;
THENCE along the arc of a curve to the left having a chord which bears N 04°58'50" W,
a central angle of 88°45'40" and a radius of 5000.00 feet for a distance of 80.06 feet
to a 5/8" iron rod, for corner on said arc;

154-29-0905

THENCE N 87°52'35" E, 50.00 feet to a 5/8" iron rod for corner on the arc of a curve;
THENCE along the arc of a curve to the left having a chord which bears N 11°43'16" W,
a central angle of 12°47'46" and a radius of 5050.00 feet for a distance of 1113.14
feet to a 5/8" iron rod for corner on said arc;

THENCE N 45°12'50" E, 440.74 feet to the POINT OF BEGINNING and containing 201.0325
acres of land.

Compiled by:
Turner, Collie & Driscoll, Inc.
Consulting Engineers
Houston Port Arthur
August 2, 1972 Job No. 1023-049
Revised August 15, 1972 Job No. 1023-066
Revised September 13, 1972 Job No. 1023-082

EXHIBIT "A" attached to Declaration of Covenants, Conditions and
Restrictions, Northpark Village Community Association.

Page 3

JAN 27 1995

Charles T. Lopez
CHARLES T. LOPEZ

DESCRIPTION OF 36.8352 ACRES
"GREENBELT ADJACENT TO PROPOSED SHERWOOD TRAILS"

Being tracts or parcels of land containing 36.8352 acres located in the H.T. & B. R.R. Co. Survey No. 3, Abstract 1719, Harris County, Texas and Abstract 283, Montgomery County, Texas, the H.T. & B. R.R. Co. Survey No. 5, Abstract 422, Harris County, Texas and Abstract 282, Montgomery County, Texas and the Harrison McLean Survey, Abstract 529, Harris County, Texas, said 36.8352 acres being in three (3) parcels and being more particularly described by metes and bounds as follows (all bearings referenced to the Texas coordinate system, South Central Zone):

154-29-0906

PARCEL 1

COMMENCING for reference at the northeast corner of aforementioned H.T. & B. R.R. Co. Survey No. 3, being in the west line of said H.T. & B. R.R. Co. Survey No. 5;

THENCE with the common line of said H.T. & B. R.R. Co. Surveys S 02°13'54" E, 1283.08 feet to the POINT OF BEGINNING;

THENCE leaving said line N 45°12'50" E, 1642.60 feet to a point for corner;

THENCE S 44°47'10" E, at 42.13 feet pass the Harris and Montgomery County Line and continuing to a point for corner at 1027.56 feet in all;

THENCE S 56°03'01" E, 165.15 feet to a point for corner;

THENCE S 77°24'32" E, 163.22 feet to a point for corner;

THENCE N 87°52'35" E, 530.00 feet to a point for corner;

THENCE S 69°00'13" E, 551.55 feet to a point for corner;

THENCE S 88°46'52" E, 470.11 feet to a point for corner;

THENCE S 12°36'52" W, at 710.37 feet pass the common line of aforementioned H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys and continuing to a point for corner at 853.06 feet in all;

THENCE S 02°07'25" E, 1453.75 feet to a point for corner on the arc of a curve in the northerly line of proposed North Park Drive (varying width);

THENCE with the northerly line of proposed North Park Drive along the arc of a curve to the left having a chord which bears S 84°13'40" W, a central angle of 13°01'43" and a radius of 3000.00 feet for a distance of 682.18 feet to a point of reverse curve;

THENCE continuing with said northerly line along the arc of a curve to the right having a chord which bears S 82°47'41" W, a central angle of 10°09'46" and a radius of 3000.00 feet at 475.52 feet pass the common line of aforementioned H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys and continuing to a point of tangency at 532.12 feet in all;

THENCE continuing with said northerly line S 87°52'35" W, 120.00 feet to a point for corner;

THENCE leaving the northerly line of proposed North Park Drive N 02°07'25" W, 50.00 feet to a point for corner;

THENCE N 87°52'35" E, 120.00 feet to the beginning of a curve;

- continued -

EXHIBIT "A" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.

Page 4

JAN 27 1995

JOSE L. LOPEZ

DESCRIPTION OF 36.342 ACRES
 "SHERWOOD TRAILS" ADJACENT TO PROPOSED SHERWOOD TRAILS"

THENCE along the arc of a curve to the left having a chord which bears N 82°47'41" E, a central angle of 10°09'46", a radius of 2950.00 feet at 52.60 feet pass the aforementioned common line of the H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys and continuing to a point of reverse curve at 523.25 feet in all; 154-29-0907

THENCE along the arc of a curve to the right having a chord which bears N 82°47'41" E, a central angle of 10°09'46" and a radius of 3050.00 feet for a distance of 540.99 feet to a point for corner on said arc;

THENCE N 02°07'25" W, at 1274.37 feet pass the aforementioned common line of the H.T. & B. R.R. Co. No. 5 and Harrison McLean Surveys, and continuing to a point for corner at 1400.00 feet in all;

THENCE N 18°08'44" W, 89.18 feet to a point for corner on the arc of a curve;

THENCE 97.66 feet along the arc of a curve to the right having a chord of N 84°38'51" E, 97.52 feet, a central angle of 10°45'38" and a radius of 520.00 feet to a point for corner on said arc;

THENCE N 00°01'40" E, 60.00 feet to a point for corner on the arc of a curve;

THENCE 116.74 feet along the arc of a curve to the left having a chord of S 84°15'44" W, a central angle of 11°31'52" and a radius of 580.00 feet to a point for corner on said arc;

THENCE N 18°08'44" W, 17.74 feet to a point for corner;

THENCE N 31°06'06" W, 167.37 feet to a point for corner;

THENCE N 47°07'25" W, 255.00 feet to a point for corner;

THENCE S 42°52'35" W, 104.00 feet to a point for corner;

THENCE N 47°07'25" W, 189.00 feet to a point for corner;

THENCE N 42°52'35" E, 104.00 feet to a point for corner;

THENCE N 47°07'25" W, 241.00 feet to a point for corner;

THENCE N 63°07'43" W, 167.37 feet to a point for corner;

THENCE N 76°06'07" W, 13.00 feet to a point for corner;

THENCE N 13°53'53" E, 75.00 feet to a point for corner;

THENCE N 76°06'07" W, 60.00 feet to a point for corner;

THENCE S 13°53'53" W, 75.00 feet to a point for corner;

THENCE N 76°06'07" W, 94.37 feet to a point for corner;

THENCE S 87°52'35" W, 240.00 feet to a point for corner;

THENCE N 77°24'32" W, 208.17 feet to a point for corner;

THENCE N 58°03'51" W, 208.17 feet to a point for corner;

- continued -

EXHIBIT "A" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.
 Page 5

JAN 27 1995

Robert T. Lopez
 ROBERT T. LOPEZ

DESCRIPTION OF 36.8352 ACRES
"GREENBELT ADJACENT TO PROPOSED SHILKWOOD TRAILS"

154-29-0908

THENCE N 44°47'10" W, 895.00 feet to a point for corner;

THENCE S 45°12'50" W, 112.00 feet to a point for corner;

THENCE N 44°47'10" W, 75.00 feet to a point for corner;

THENCE S 45°12'50" W, 60.00 feet to a point for corner;

THENCE S 44°47'10" E, 75.00 feet to a point for corner;

THENCE S 45°12'50" W, at 1458.31 feet pass the aforementioned common line of the H.T. & B. R.R. Co. Surveys Number 3 and 5, and continuing to a point for corner on the arc of a curve at 1899.05 feet in all;

THENCE along the arc of a curve to the right having a chord which bears S 11°43'16" E, a central angle of 12°37'46" and a radius of 5050.00 feet for a distance of 1113.14 feet to a point for corner on said arc;

THENCE S 87°52'35" W, 50.08 feet to a point for corner on the arc of a curve on the easterly line of proposed Woodland Hills Drive (100.00 feet wide);

THENCE with the easterly line of proposed Woodland Hills Drive along the arc of a curve to the left having a chord which bears N 12°32'59" W, a central angle of 14°13'16" and a radius of 5000.00 feet at 1194.40 feet pass the aforementioned Harris and Montgomery County Line and continuing to a point for corner on said arc at 1241.04 feet in all;

THENCE leaving said easterly line N 45°12'50" E, 561.10 feet to the POINT OF BEGINNING and containing 2.1410 acres in Montgomery County and 31.4320 acres in Harris County for a total of 33.5730 acres of land.

PARCEL II

COMMENCING for reference at the southwest corner of the aforementioned H.T. & B. R.R. Co. Survey No. 5, being in the east line of said H.T. & B. R.R. Co. Survey No. 3;

THENCE with the common line of said H.T. & B. R.R. Co. Surveys Number 3 and 5, N 02°13'54" W, 1215.97 feet to a point in the northerly line of proposed North Park Drive;

THENCE N 87°52'35" E, 822.27 feet to the POINT OF BEGINNING;

THENCE leaving said northerly line N 02°07'25" W, 50.00 feet to a point for corner;

THENCE N 87°52'35" E, 1253.00 feet to a point for corner;

THENCE S 02°07'25" E, 50.00 feet to a point for corner in the aforementioned northerly line of proposed North Park Drive;

THENCE with the northerly line of proposed North Park Drive S 87°52'35" W, 1253.00 feet to the POINT OF BEGINNING and containing 1.4382 acres of land.

PARCEL III

COMMENCING for reference at the aforementioned southwest corner of the H.T. & B. R.R. Co. Survey No. 3;

- continued -

EXHIBIT "A" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.

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JAN 27 1995

Roberto T. Lopez
ROBERTO T. LOPEZ

DESCRIPTION OF 36.3352 ACRES
"GRINDLETT ADJACENT TO PROPOSED SHERWOOD TRAILS"

THENCE with the common line of the H.T. & B. R.R. Co. Surveys Numbers 3 and 5,
N 02°13'54" W, 1215.97 feet to the POINT OF BEGINNING, being in the northerly line
of proposed North Park Drive (varying width); 154-29-0909

THENCE with the northerly line of proposed North Park Drive S 87°52'35" W, 184.73 feet
to a point for corner in the easterly line of proposed Woodland Hills Drive (100.00
feet wide);

THENCE with the easterly line of proposed Woodland Hills Drive N 02°07'25" W, 502.75
feet to the beginning of a curve;

THENCE continuing with said easterly line along the arc of a curve to the left having
a chord which bears N 03°19'22" W, a central angle of 02°23'52" and a radius of 5000.00
feet for a distance of 209.28 feet to a point for corner on said curve;

THENCE leaving said easterly line N 87°52'35" E, 50.04 feet to a point for corner on
the arc of a curve;

THENCE along the arc of a curve to the right having a chord which bears S 03°18'39" E,
a central angle of 02°22'28" and a radius of 5050.00 feet for a distance of 209.28 feet
to a point of tangency;

THENCE S 02°07'25" E, 452.75 feet to a point for corner;

THENCE N 87°52'35" E, at 134.64 feet pass the aforementioned common line of the H.T. & B.
R.R. Co. Surveys Numbers 3 and 5 and continuing to a point for corner at 877.00 feet in
all;

THENCE S 02°07'25" E, 50.00 feet to a point for corner in the aforementioned northerly
line of proposed North Park Drive;

THENCE with the northerly line of proposed North Park Drive S 87°52'35" W, 742.27 feet
to the POINT OF BEGINNING and containing 1.8240 acres of land.

Compiled by:
Turner, Collie & Braden, Inc.
Consulting Engineers
Houston Port Arthur
July 21, 1972 Job No. 1023-054
Revised August 15, 1972
Revised October 18, 1972 Job No. 1023-102

EXHIBIT "A" attached to Declaration of Covenants, Conditions and
Restrictions, Northpark Village Community Association.
Page 7

JAN 27 1985

WALTER T. LOPEZ

DESCRIPTION OF NORTHPARK VILLAGE

154-29-0910

Being a tract or parcel of land containing 371.5619 acres, located in the H.T.&B.R.R. Co. Survey, Number 3, Abstract 1719, Harris County, and Abstract 283, Montgomery County, the H.T.&B.R.R. Co. Survey Number 5, Abstract 282, Montgomery County and Abstract 422, Harris County, the Thomas S. Foster Survey, Abstract 718, Montgomery County and Abstract 1720, Harris County, the Richard Williams Survey Abstract 660, Montgomery County and Abstract 1721, Harris County, the M. H. Short Survey, Abstract 535, Harris County and the Harrison McLean Survey, Abstract 529, Harris County, Texas, and being more particularly described by metes and bounds as follows (all bearings referenced to the Texas Coordinate System, South Central Zone):

BEGINNING at the northeast intersection of proposed Woodland Hills Drive (100.00 feet wide) and proposed North Park Drive (varying width);

THENCE with the easterly line of Woodland Hills Drive N 02°07'25" W, 502.75 feet to the beginning of a curve;

THENCE continuing with said easterly line along the arc of a curve to the left having a chord of N 12°31'58" W, 1806.78 feet, a central angle of 20°49'07" and a radius of 5000.00 feet, at 1483.73 feet pass the Harris and Montgomery County line and continuing to a point of reverse curve at 1816.75 feet in all;

THENCE continuing with said easterly line, 1239.37 feet along the arc of a curve to the right, having a chord of N 15°50'28" W, 1236.21 feet, a central angle of 1° 41'08" and a radius of 5000.00 feet to a point for corner on said arc;

THENCE leaving said easterly line N 88°03'25" E, 256.54 feet to a point for corner;

THENCE N 01°56'36" W, 72.22 feet to a point for corner;

THENCE N 88°03'29" E, 44.71 feet to a point for corner;

THENCE S 40°30'15" E, at 801.01 feet pass the common line of aforementioned H.T.&B.R.R. Co. Surveys Numbers 3 and 5 and continuing to a point for corner at 819.34 feet in all;

THENCE N 66°15'32" E, 646.67 feet to a point for corner;

THENCE N 02°08'55" W, at 600.36 feet pass the northerly line of aforementioned H.T.&B.R.R. Co. Survey Number 5 and the southwest corner of aforementioned Thomas S. Foster Surveys and continuing with the westerly line of said Foster Survey to its northwest corner at 1919.73 feet in all, same being the southwest corner of aforementioned Richard Williams Survey;

THENCE with the westerly line of said Williams Survey N 02°16'00" W, 918.92 feet to a point for corner on said line;

THENCE leaving said westerly line N 83°18'17" E, 2657.08 feet to the beginning of a curve;

THENCE 62.35 feet along the arc of a curve to the left having a chord of N 82°42'22" E, 62.35 feet, a central angle of 01°11'48" and a radius of 2985.18 feet to a point for corner on said arc;

EXHIBIT "B" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.

JAN 27 1985

Charles T. Lopez
CHARLES T. LOPEZ

DESCRIPTION OF NORTHPARK VILLAGE

154-29-0911

THENCE S 02°39'33" E, at 806.02 feet pass the aforementioned Harris and Montgomery County line, at 1121.14 feet pass the common line of aforementioned Williams and Foster Surveys and continuing to a point for corner at 1319.23 feet in all;

THENCE N 86°32'57" E, at 1549.34 feet pass the common line of aforementioned Foster and Short Surveys and continuing to a point for corner at 2068.53 feet in all;

THENCE N 02°32'43" W, 1274.73 feet to a point for corner in the southerly line of Hamble Road (80.00 feet wide);

THENCE with the southerly line of Hamble Road S 56°52'32" E, at 1088.34 feet pass the common line of aforementioned Short and McLean Surveys and continuing to a point for corner on the arc of a curve in the westerly line of the proposed extension of North Lake Houston Parkway (varying width) at 1250.17 feet in all;

THENCE with the westerly line of the proposed extension of North Lake Houston Parkway, the following:

242.07 feet along the arc of a curve to the right having a chord of S 26°06'48" W, 241.92 feet, a central angle of 06°56'05" and a radius of 2000.00 feet to a point of tangency;

S 29°34'51" W 293.80 feet to the beginning of a curve;

340.80 feet along the arc of a curve to the left having a chord of S 24°41'51" W, 340.38 feet, a central angle of 09°45'47" and a radius of 2000.00 feet to a point of compound curve;

2951.20 feet along the arc of a curve to the left having a chord of S 07°40'36" E, 2839.23 feet, a central angle of 54°59'20" and a radius of 3075.00 feet to a point of reverse curve;

1623.82 feet along the arc of a curve to the right having a chord of S 23°19'09" E, 1612.26 feet, a central angle of 23°42'14" and a radius of 3925.00 feet to a point of tangency;

S 11°28'02" E, 708.65 feet to a point for corner on the arc of a curve in the aforementioned proposed northerly line of North Park Drive;

THENCE with the proposed northerly line of North Park Drive, the following:

2010.39 feet along the arc of a curve to the right having a chord of N 88°48'47" W, 1997.60 feet, a central angle of 22°24'36" and a radius of 5140.00 feet to a point of reverse curve;

530.00 feet along the arc of a curve to the left having a chord of N 80°06'27" W, 529.83 feet, a central angle of 04°59'57" and a radius of 6074.25 feet to a point of reverse curve;

314.82 feet along the arc of a curve to the right having a chord of N 79°36'04" W, 314.67 feet, a central angle of 06°00'45" and a radius of 3000.00 feet to a point of reverse curve;

EXHIBIT "B" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.

Page 2

ANY PROVISIONS HEREIN WHICH RESTRICT THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE, IS INVALID AND UNENFORCEABLE UNDER THE FEDERAL LAW.

A CERTIFIED COPY

ATTEST: JAN 27 1995

EVERLY B. KAUFMAN, County Clerk
Tarrant County, Texas

Dolores T. Lopez Deputy
DOLORES T. LOPEZ

DESCRIPTION OF NORTHPARK VILLAGE

154-29-0912

1345.22 feet along the arc of a curve to the left having a chord of N 89°26'26" W, 1333.98 feet, a central angle of 25°41'31" and a radius of 3000.00 feet to a point of reverse curve;

Along the arc of a curve to the right having a chord of S 82°47'41" W, 531.42 feet, a central angle of 10°09'46" and a radius of 3000.00 feet at 475.52 feet pass the common line of aforementioned H.T.&B.R.R. Co. Survey Number 5 and the Harrison McLean Survey, and continuing to a point of tangency at 532.12 feet in all;

S 87°52'35" W, at 2275.27 feet pass the common line of aforementioned H.T.&B.R.R. Co. Surveys Number 3 and 5, and continuing to the POINT OF BEGINNING at 2460.00 feet in all and containing 144.8366 acres in Montgomery County and 664.5930 acres in Harris County, for a total of 809.4296 acres of land, SAVE AND EXCEPT therefrom 201.0325 acres and 36.8352 acres described in EXHIBIT "A" attached to this Declaration of Covenants, Conditions and Restrictions, leaving net acreage of 571.5619 acres of land.

EXHIBIT "B" attached to Declaration of Covenants, Conditions and Restrictions, Northpark Village Community Association.

Page 3

JAN 27 1995

Dolores T. Lopez
DOLORES T. LOPEZ

154-29-0913

RECORDER'S MEMORANDUM:

This image is of a Blue Back to which the foregoing instrument was attached.

STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in
the Public Records on the date and at the time stamped
hereon by me and was duly RECORDED, in the Official
Public Records of Real Property of Harris County, Texas on

DEC 11 1972



Beverly B. Kaufman
COUNTY CLERK
HARRIS COUNTY, TEXAS

ANY PROVISIONS HEREIN WHICH RESTRICT THE SALE, RENTAL,
OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF
COLOR, OR RACE, IS INVALID AND UNENFORCEABLE UNDER
THE FEDERAL LAW.

A CERTIFIED COPY

ATTEST: JAN 27 1995
BEVERLY B. KAUFMAN, County Clerk
Harris County, Texas