

We, WEST OAK DEVELOPMENT, INC., Owners of the property subdivided in the above and foregoing map of OAK CREEK SECTION TWO, do hereby make subdivision on said property according to the lines, streets, lots, alleys, parks, building lines, and easements, therein shown and designate said subdivision as OAK CREEK SECTION TWO, being out of the John Dickinson League, Abstract 9, Galveston County, Texas, and dedicate to the public use as such the streets, alleys, parks and easements shown thereon forever.

This Is To Certify That West Oak Development, Inc., Owners have complied with or will comply with the existing regulations heretofore on file and adopted by the City of League City, in Galveston County, Texas.

There is also dedicated for utilities an unobstructed aerial easement five (5) feet wide from a plane twenty (20) feet above the ground upward, located adjacent to all perimeter utility easements shown hereon.

FURTHER, we 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 in the easement except by means of an approved drainage structure.

Witness My Hand in Harris County, Texas this 24th day of March, 2000.



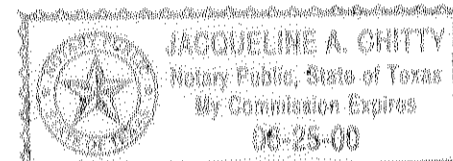
Travis Campbell
TRAVIS CAMPBELL, President
West Oak Development, Inc.

STATE OF TEXAS

BEFORE ME, the undersigned authority, on this day personally appeared TRAVIS CAMPBELL, President, respectively of WEST OAK DEVELOPMENT, INC., 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 consideration therein expressed, and in the capacity therein and herein set out and as the act and deed of said corporation.

Given Under My Hand and Seal Of Office, this 24th day of March, 2000.

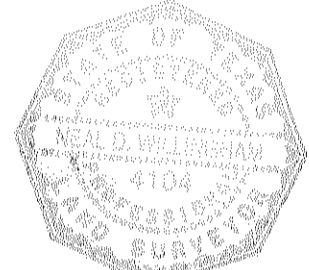
Jacqueline A. Chitty
Notary Public for State of Texas.



I, NEIL D. WILLINGHAM, do hereby certify that this plat correctly represents a survey made under my supervision on the ground, in accordance with the information provided me and correctly represents the facts as found at the time of survey and its true and correct, and that all block corners, angle points, and points of curvature will be properly marked with 5/8" iron rods.

Witness My Hand and Seal This 28 day of MARCH, 2000.

Neil D. Willingham
NEIL D. WILLINGHAM
Registered Professional Land Surveyor No. 4104



CITY OF LEAGUE CITY

This is to certify that the City Planning and Zoning Commission of the City of League City, Texas, has approved this plat and subdivision of OAK CREEK SECTION TWO, as shown hereon.

In Testimony Whereof, witness the official signature of the Chairman and City Planner of the City Planning and Zoning Commission of the City of League City, Texas this 18th day of APRIL, 2000.

John Wycoff
JOHN WYCOFF, CHAIRMAN

Peter Marx
PETER MARX
INTERIM CITY PLANNER

I, PATRICIA RITCHIE, County Clerk Galveston County, Texas do hereby certify that the written instrument was filed for record in my office on 2000, at o'clock in Plat Record 414, and duly recorded on 2000, at o'clock in Map Number 657R, Galveston County Map Records.

Witness My Hand and Seal of Office, at Galveston, Texas, the day and date last above written.

BY: _____ Deputy
PATRICIA RITCHIE, COUNTY CLERK
GALVESTON COUNTY, TEXAS.



METES AND BOUNDS DESCRIPTION

A 14.3847 ACRE TRACT OF LAND OUT OF THE JOHN DICKINSON LEAGUE, ABSTRACT 9, LOCATED IN GALVESTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:
BEGINNING AT THE MOST SOUTHERLY CORNER OF LOT 1, BLOCK 2 OF THE FINAL PLAT OAK CREEK SECTION ONE AS RECORDED IN PLAT RECORD 18, MAP NUMBER 414, GALVESTON COUNTY MAP RECORDS;
THENCE SOUTH 63 DEG. 20 MIN. 09 SEC. WEST A DISTANCE OF 631.56 FEET TO A POINT FOR CORNER;
THENCE NORTH 48 DEG. 25 MIN. 11 SEC. WEST A DISTANCE OF 684.89 FEET TO A POINT FOR CORNER;
THENCE NORTH 24 DEG. 24 MIN. 23 SEC. EAST A DISTANCE OF 392.85 FEET TO A POINT FOR CORNER;
THENCE SOUTH 65 DEG. 35 MIN. 37 SEC. EAST A DISTANCE OF 139.76 FEET TO A POINT FOR CORNER;
THENCE IN A CURVE TO THE RIGHT HAVING A RADIUS OF 54.48 FEET, A DELTA OF 03 DEG. 15 MIN. 54 SEC., A ARC OF 3.10 FEET AND A CHORD BEARING OF SOUTH 63 DEG. 57 MIN. 40 SEC. EAST A DISTANCE OF 3.10 FEET TO A POINT FOR CORNER;
THENCE NORTH 27 DEG. 40 MIN. 18 SEC. EAST A DISTANCE OF 170.36 FEET TO A POINT FOR CORNER;
THENCE SOUTH 65 DEG. 35 MIN. 37 SEC. EAST A DISTANCE OF 101.13 FEET TO A POINT FOR CORNER;
THENCE SOUTH 49 DEG. 26 MIN. 03 SEC. EAST A DISTANCE OF 65.87 FEET TO A POINT FOR CORNER;
THENCE NORTH 45 DEG. 01 MIN. 34 SEC. EAST A DISTANCE OF 115.11 FEET TO A POINT FOR CORNER;
THENCE IN A CURVE TO THE RIGHT HAVING A RADIUS OF 321.48 FEET, A DELTA OF 09 MIN. 19 SEC., A ARC OF 26.92 FEET AND A CHORD BEARING OF SOUTH 42 DEG. 23 MIN. 46 SEC. EAST A DISTANCE OF 26.91 FEET TO A POINT FOR CORNER;
THENCE NORTH 50 DEG. 10 MIN. 55 SEC. EAST A DISTANCE OF 169.24 FEET TO A POINT FOR CORNER;
THENCE SOUTH 42 DEG. 03 MIN. 09 SEC. EAST A DISTANCE OF 20.07 FEET TO A POINT FOR CORNER;
THENCE SOUTH 33 DEG. 56 MIN. 04 SEC. EAST A DISTANCE OF 66.57 FEET TO A POINT FOR CORNER;
THENCE SOUTH 26 DEG. 39 MIN. 51 SEC. EAST A DISTANCE OF 83.94 FEET TO A POINT FOR CORNER;
THENCE NORTH 63 DEG. 20 MIN. 09 SEC. EAST A DISTANCE OF 24.16 FEET TO A POINT FOR CORNER;
THENCE NORTH 26 DEG. 39 MIN. 51 SEC. EAST A DISTANCE OF 880.00 FEET TO THE PLACE OF BEGINNING AND CONTAINING 14.3847 ACRES OF LAND, MORE OR LESS.



VICINITY MAP
SCALE: 1" = 5280'
MAP NO. 657R

GENERAL NOTES

1. THERE IS NO VISIBLE EVIDENCE OF PIPELINES OR PIPELINE EASEMENTS ON THIS TRACT OR WITHIN 100 FEET OF SAME OTHER THAN THOSE SHOWN HEREON.
2. SIDEWALKS SHALL BE PLACED WITHIN THE R.O.W. AT THE TIME OF HOUSE CONSTRUCTION IN ACCORDANCE WITH CITY OF LEAGUE CITY ORDINANCES AND SPECIFICATIONS.
3. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CURRENT CITY OF LEAGUE CITY CODES AND ORDINANCES.
4. THIS PROPERTY LIES WHOLLY WITHIN THE CLEAR CREEK INDEPENDENT SCHOOL DISTRICT.
5. THIS PROPERTY LIES WHOLLY WITHIN LEAGUE CITY CITY LIMITS.
6. THIS PROPERTY IS LOCATED IN UNSHADED ZONE "X" & A PORTION IN SHADED ZONE "AE" AS PER F.I.R.M. MAP 485488 0025 D, DATED SEPTEMBER 22, 1999. (BASE FLOOD ELEV. 15.5) (WARNING: THIS STATEMENT IS BASED ON SCALING THE LOCATION OF SAID SURVEY ON THE ABOVE REFERENCED REFERENCED MAP. THIS INFORMATION IS TO BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY, AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOOD CONDITIONS.)
7. ALL DRAINAGE EASEMENTS SHALL BE FOR DRAINAGE ONLY AND UNOBSTRUCTED.

LEGEND

- B.L. BUILDING LINE
- M.U.E. MULTIPURPOSE UTILITY EASEMENT
- U.D.E. UNOBSTRUCTED DRAINAGE EASEMENT

ENGINEER:
MUNICIPAL ENGINEERING CO., INC.
3301 FEDERAL RD.
PASADENA, TEXAS 77504
PHONE: (713)941-8988
FAX: (713)941-0495

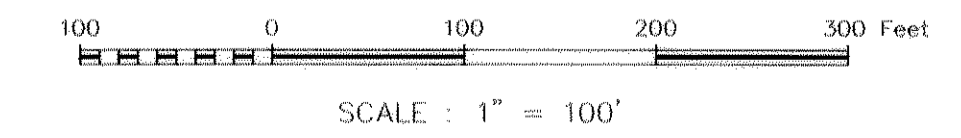
SURVEYOR:
H&W SURVEYING, INC.
10210 FUQUA
HOUSTON, TEXAS 77089
PHONE: (713)941-8600
FAX: (713)941-5202

OWNER:
WEST OAK DEVELOPMENT, INC.
PRESIDENT - TRAVIS CAMPBELL
P.O. BOX 936
LEAGUE CITY, TEXAS 77573
PHONE: (281)992-7877

FINAL PLAT
OAK CREEK - SECTION TWO

BEING A 14.3847 ACRE TRACT OF LAND OUT OF THE JOHN DICKINSON LEAGUE, ABSTRACT 9, LOCATED IN GALVESTON COUNTY, TEXAS.

CONTAINING
4 BLOCKS 48 LOTS
JANUARY 20, 2000



SCALE: 1" = 100'

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C1	321.48	05°09'19"	28.92	14.47	N 42°23'46" W	28.91
C2	54.48	03°15'54"	3.10	1.55	S 63°57'40" E	3.10
C3	160.00	72°49'34"	203.37	118.02	N 12°00'24" W	189.95
C4	130.00	72°49'34"	165.24	95.89	N 12°00'24" W	154.34
C5	100.00	72°49'34"	127.11	73.76	N 12°00'24" W	118.72
C6	180.00	38°55'46"	122.30	63.62	S 43°52'16" W	119.96
C7	150.00	38°55'46"	101.92	53.01	N 43°52'16" E	99.97
C8	120.00	38°55'46"	81.53	42.41	S 43°52'16" W	79.97
C9	15.00	112°19'52"	29.41	22.38	S 07°10'13" W	24.92
C10	54.48	13°19'59"	12.68	6.37	N 58°39'43" W	12.65
C11	84.48	35°39'51"	52.58	27.18	S 44°29'47" E	51.74
C12	114.48	29°00'42"	57.97	29.62	N 47°49'22" W	57.35
C13	15.00	83°20'51"	21.82	13.35	S 74°59'26" E	19.95
C14	321.48	09°54'31"	55.59	27.87	S 34°51'52" E	55.53
C15	351.47	12°46'15"	78.34	39.53	S 33°25'59" E	78.18
C16	381.47	10°38'45"	70.88	35.54	N 34°29'43" W	70.78
C17	15.00	87°29'31"	22.91	14.36	N 72°55'06" W	20.74
C18	50.00	286°15'37"	249.81	37.50	N 26°39'51" W	60.00
C19	120.00	68°14'40"	142.93	81.31	N 82°32'31" W	134.63
C20	150.00	68°14'40"	178.66	101.64	N 82°32'31" W	168.29
C21	180.00	68°14'40"	214.40	121.97	N 82°32'31" W	201.95
C22	15.00	93°14'45"	24.41	15.87	S 16°42'46" W	21.81

LINE	DISTANCE	BEARING
L1	139.76'	S 65°35'37" E
L2	170.36'	N 27°40'18" E
L3	10.13'	S 65°35'37" E
L4	65.87'	S 49°26'03" E
L5	115.11'	N 45°01'34" E
L6	169.24'	N 50°10'55" E
L7	20.07'	S 42°03'09" E
L8	66.57'	S 33°56'04" E
L9	83.94'	S 26°39'51" E
L10	24.16'	N 63°20'09" E
L11	30.00'	N 26°39'51" W
L12	30.00'	N 26°39'51" W
L13	38.75'	N 24°24'23" E
L14	38.75'	N 24°24'23" E
L15	38.75'	N 24°24'23" E
L16	20.98'	N 22°22'29" E
L17	55.49'	N 22°22'29" E