

COUNTY OF HARRIS

_____ BEING OFFICERS OF TMRC, LLC,, OWNER (OR OWNERS) IN

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER AN UNOBSTRUCTED AERIAL EASEMENT FIVE FEET IN WIDTH FROM A PLANE 20 FEET ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO ALL PUBLIC UTILITY EASEMENTS SHOWN HEREON.

WITNESS OUR HAND IN THE CITY OF TOMBALL, TEXAS, THIS _____, DAY
OF AUGUST 2022,

IN TESTIMONY WHEREOF, THE TRMC, LLC, HAS CAUSED THESE PRESENTS TO BE
SIGNED BY _____, ITS PRESIDENT, THEREUNTO AUTHORIZED,
ATTESTED BY ITS AUTHORIZED TRUST OFFICER, _____ AND ITS
COMMON SEAL HEREUNTO AFFIXED THIS _____ DAY OF AUGUST,
2022.

IN TESTIMONY WHEREOF, TRMC, LLC. HAS CAUSED THESE
PRESENTS TO BE SIGNED BY _____, IT'S _____
THEREUNTO AUTHORIZED, THIS _____ DAY OF _____, 2022

TRMC, LLC

BY: _____
NAME: _____
TITLE: _____

STATE OF TEXAS
COUNTY OF HARRIS
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY
APPEARED _____ OF TMRC, LLC, KNOWN TO
ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING
IN WITNESS OF MY TRUTH AND ACKNOWLEDGMENT TO ME THAT THEY 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 _____ DAY OF _____, 2022.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

PRINT NAME: _____

MY COMMISSION EXPIRES: _____

STATE OF TEXAS
COUNTY OF HARRIS
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY
APPEARED _____ OF TMRC, LLC, KNOWN TO
ME AS _____ THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING
INSTRUMENT AND ACKNOWLEDGMENT TO ME THAT THEY 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 _____ DAY OF _____, 2022.

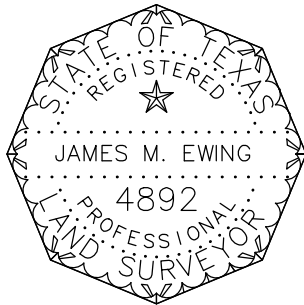
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

PRINT NAME: _____

MY COMMISSION EXPIRES: _____

I, JAMES M. EWING 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 OBJECTS OF A PERMANENT NATURE) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN THREE - QUARTERS (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 SURVEYOR CORNER.

JAMES M. EWING
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4892



THIS IS TO CERTIFY THAT THE PLANNING AND ZONING OF THE CITY OF TOMBALL HAS APPROVED THIS PLAT AND SUBDIVISION OF TRMC – RETAIL IN CONFORMANCE WITH THE LAWS OF THE STATE AND THE ORDINANCES OF THE CITY AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAT THIS _____ DAY OF AUGUST 2022

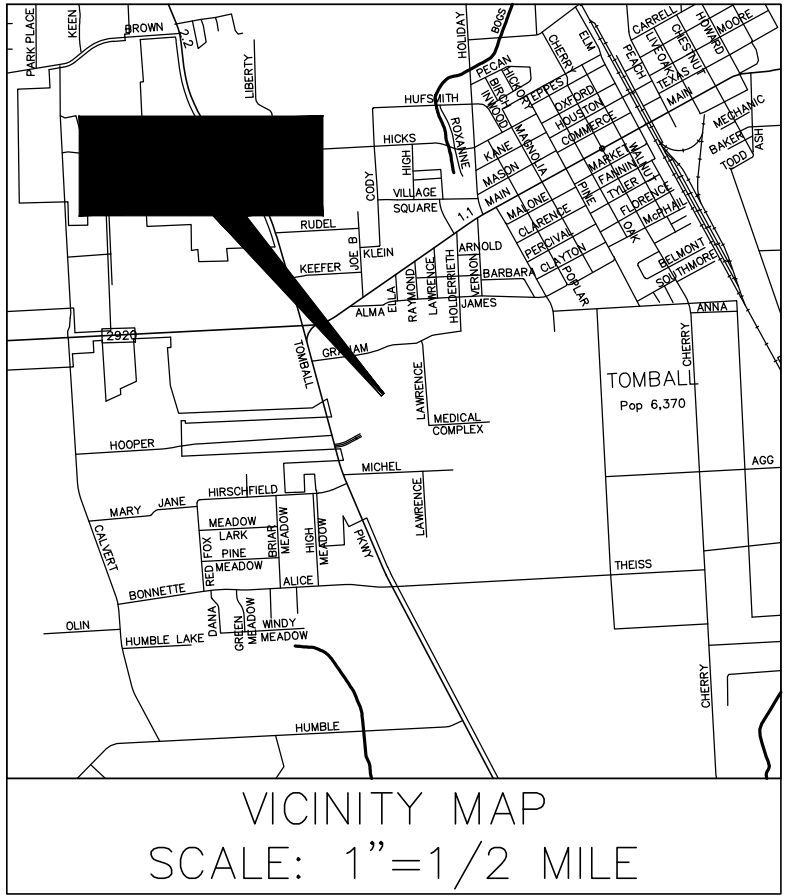
BY: _____ BY: _____
BARBARA TAGUE - CHAIR OR PATRICK WALSH, P.E.

I, TENESHA HUDSPETH, COUNTY CLERK OF HARRIS COUNTY TEXAS, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE ON _____, AUGUST, 2022, AT _____ O'CLOCK _____M. OR _____M. AND IN VOLUME _____, PAGE _____ OR FILM CODE _____, OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY. WITNESS MY HAND AND SEAL OF OFFICE, AT HARRIS COUNTY, TEXAS THE _____ DAY AND DATE LAST ABOVE WRITTEN.

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

TENESHA HUDSPETH
COUNTY CLERK
OF HARRIS COUNTY, TEXAS

BY: _____
DEPUTY



GENERAL NOTES”

1. ALL OIL/GAS PIPELINES OR PIPELINE EASEMENTS WITH OWNERSHIP THROUGH THE SUBDIVISION HAVE BEEN SHOWN.
2. ALL OIL/GAS WELLS WITH OWNERSHIP (PLUGGED, ABANDONED, AND/OR ACTIVE) THROUGH THE SUBDIVISION HAVE BEEN SHOWN.
3. NO BUILDING OR STRUCTURE SHALL BE CONSTRUCTED ACROSS ANY PIPELINES, BUILDING LINES, AND/OR EASEMENTS. BUILDING SETBACK LINES WILL BE REQUIRED ADJACENT TO OIL/GAS PIPELINES. THE SETBACKS AT A MINIMUM SHOULD BE 15 FEET OFF CENTERLINE OF LOW PRESSURE GAS LINES, AND 30 FEET OFF CENTERLINE OF HIGH PRESSURE GAS LINES.
4. THIS PLAT DOES NOT ATTEMPT TO AMEND OR REMOVE ANY VALID COVENANTS OR RESTRICTIONS.
5. A TEN FOOT WIDE CITY OF TOMBALL UTILITY EASEMENT IS HEREBY DEDICATED TO THIS PLAT AND IS CENTERED ON THE GAS MAIN EXTENSION FROM THE CITY OF TOMBALL RIGHT-OF-WAY OR CITY OF TOMBALL UTILITY EASEMENT UP TO AND AROUND THE GAS METER.

FLOOD INFORMATION:
ACCORDING TO FEMA FIRM PANEL NO .48201C0620L,
(EFFECTIVE DATE JUNE 18, 2007), THIS PROPERTY IS IN ZONE "X"
AND IS WITHIN / NOT IN THE 0.2% ANNUAL CHANCE FLOOD PLAIN.

PUBLIC EASEMENTS
PUBLIC EASEMENTS DENOTED ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC FOREVER. ANY PUBLIC UTILITY, INCLUDING THE CITY OF TOMBALL, SHALL HAVE THE RIGHT AT ALL TIMES, OF INGRESS AND EGRESS TO AND FROM AND UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY OF ANY TIME OF PROCURING THE PERMISSION OF THE PROPERTY OWNER. ANY PUBLIC UTILITY, INCLUDING THE CITY OF TOMBALL, SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCES, TREES, SHRUBS, OTHER GROWTHS OR IMPROVEMENTS THAT IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE OR EFFICIENCY OF ITS RESPECTIVE SYSTEMS ON ANY OF THE EASEMENTS SHOWN ON THIS PLAT. NEITHER THE CITY OF TOMBALL NOR ANY OTHER PUBLIC UTILITY SHALL BE RESPONSIBLE FOR ANY DAMAGES TO PROPERTY WITHIN AN EASEMENT ARISING OUT OF THE REMOVAL OR RELOCATION OF ANY OBSTRUCTION IN THE PUBLIC EASEMENT.

TRMC – RETAIL

1 BLOCK 1 UNRESTRICTED RESERVE

BEING 8,043 ACRES (350,369 SQUARE FEET) OF LAND SITUATED IN THE U.H. HOOPER SURVEY, A-375 AND THE WILLIAM HURD SURVEY, A-378, HARRIS COUNTY, TEXAS, AND BEING OUT OF RESTRICTED RESERVE "A", BLOCK 5, TOMBALL REGIONAL HOSPITAL SUBDIVISION FINAL PLAT ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER FILM CODE NO. 424128 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS

OWNER / DEVELOPER
TRMC, LLC, A DELAWARE
LIMITED LIABILITY COMPANY
605 HOLDERRIETH BLVD.,
TOMBALL, TX 77375-6445

ENGINEER
WALTER P. MOORE
1301 MC KINNEY
SUITE 1100
HOUSTON, TX 77010

SURVEYOR
GORRONDONA & ASSOCIATES, INC.
15710 JOHN F. KENNEDY BLVD.,
SUITE 200
HOUSTON, TX. 77032
TEL (281)929-9752

PLANNER
M2L ASSOCIATES, INC.
8955 Katy Freeway
Suite 300
Houston, TX 77024
TEL (713)722 8897

DATE: AUGUST 2022