

VINING ROAD

1065.2'

275.0'

248.9'

35.1 Acres

1060.9'

BINFORD ROAD

1,023.5'

435.6'

225.0'

878.6'

CALLLED 35.157 ACRE TRACT  
HARRIS COUNTY SCHOOL LANDS SURVEY  
SECTION 32, ABSTRACT 332  
HARRIS COUNTY, TEXAS

NOTE: THIS DRAWING WAS MADE FROM  
A DEED PLOT AND DOES NOT REPRESENT  
A SURVEY OF THE PROPERTY. DISTANCES  
AND ACREAGES ARE APPROXIMATE.

Vining Road

Rd

Binford Rd

**35.1 ACRES**





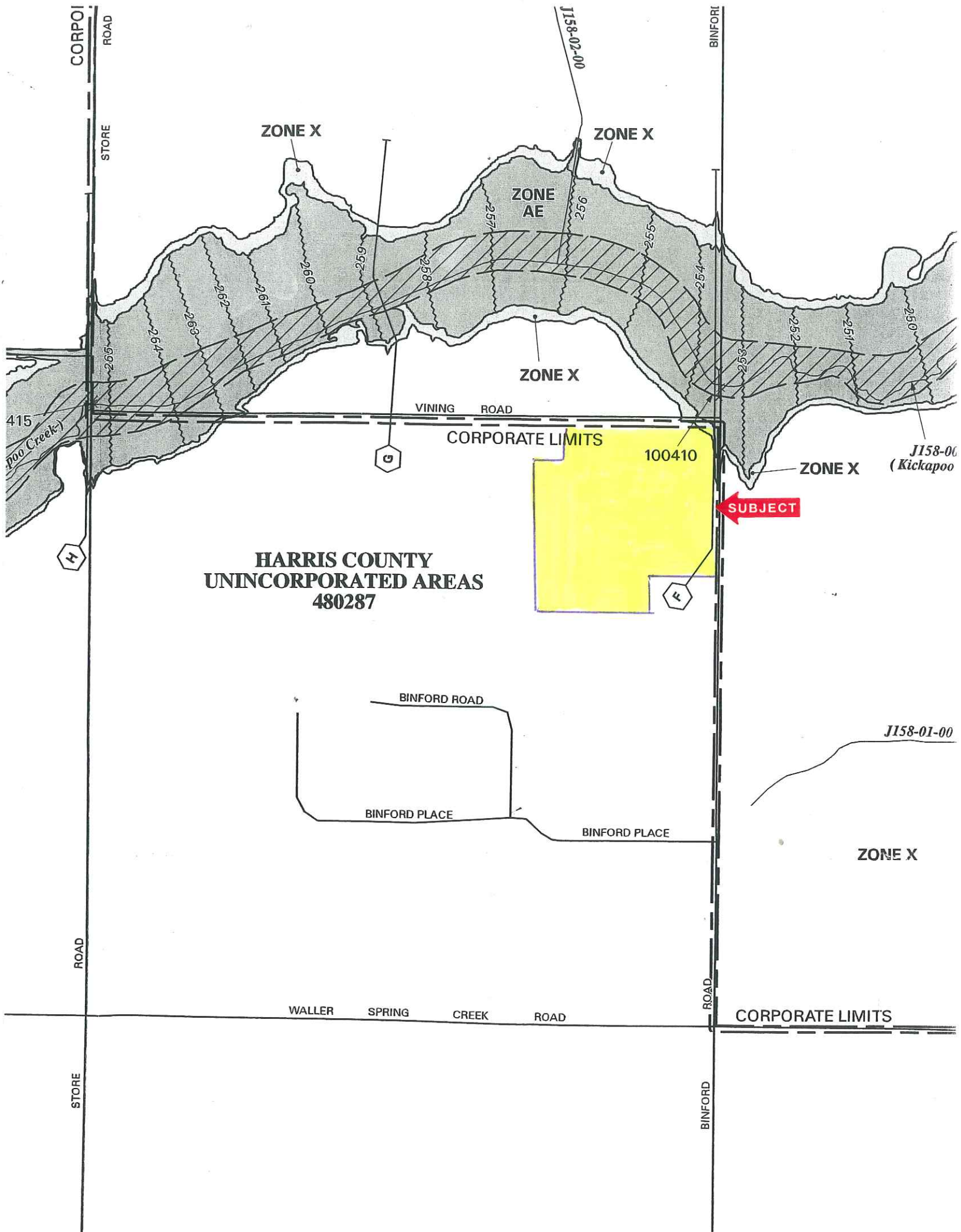


Exhibit "A"  
Restrictions - 35.2 Acres Binford Road  
TR 1A, Harris County School Lands Survey, A-332

This conveyance is made and accepted subject to the following conditions and Restrictions:

1. It is expressly stipulated and agreed that no manufactured home, industrialized housing, mobile home, modular home or other type of off-site constructed housing, defined as such under the Texas Manufactured Housing Standards Act, shall be placed on the property or any part thereof, for use as a residential structure. This provision does not prohibit the parking of a recreational vehicle, camper or motor home on the property. Said recreational vehicle, camper or motor home is prohibited from being used as a residence on the property.
2. This tract shall be used for single family residential purposes, agricultural purposes or light commercial purposes only.
3. The term "single-family residential" used herein shall be held and construed to exclude hospitals, industrial usage, apartment houses, duplex houses and multi-family houses of any kind, and such usage of the tracts in said Property is hereby expressly prohibited. The term "light commercial" as used herein shall be held and construed to exclude manufactured plants of any kind, chemical or fertilizer plants or sales of chemicals or any business having to do with industrial chemicals, kennels, rendering facilities of any kind, oil or gas extraction or the equipment yards of same, stock yards, storage yards for equipment or junk or any other storage facility involved with scrap or waste of any kind, yards for storage of tractors and/or trailers as a business, businesses that sell gasoline or alcoholic beverages, any other commercial purposes which causes pollution, seepage, whether visible or not, and could be deemed a health hazard or visually obnoxious to the neighborhood and any such usage of the subject property is expressly prohibited.
4. This tract may not be subdivided resulting in any tract size less than 2 acres.
5. The covenants, conditions, and restrictions of this Declaration shall be effective for a term of 20 years from the date this Declaration is recorded.