2025000930
Total Pages: 3 AM

SETBACK ACKNOWLEDGMENT

STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF BRAZORIA §

I, Sean Marian, the undersigned, of the County of Brazoria and State of Texas, (hereinafter referred to as "Owner") am the owner of the following described real property lying and being situated in the County of Brazoria, State of Texas, to-wit:

Address: 5721 CR 121 Rosharon TX 77583
Deed Recording Information: 2024047834
Tax ID No. 8234-0000-003, BCAD No. 534920
Legal Description

Lot 3, of West Fork, a subdivision in Brazoria County, Texas according to the map or plat there of, recorded in Volume 21, Pages 357-360 of the Map Records of Brazoria County, Texas.

WHEREAS, Owner hereby acknowledges that County Road 121 is a proposed County and/or municipal thoroughfare and the existing road may be expanded and developed in the future.

WHEREAS, the setback for County Road 121 is 74 feet.

WHEREAS, Owner hereby acknowledges that if any structures (underground or above ground) and any improvements that are placed within the proposed County/municipal thoroughfare and within the required set-back lines on County Road 121, said structures and improvements are placed at Owners financial risk;

WHEREAS, Owner hereby acknowledges that in the event the road is expanded and/or the thoroughfare is developed, Owner is required to and agrees to remove any and all structures and improvements located within the thoroughfare right-of-way and the required set-back lines at Owner's own expense. Owner acknowledges that Brazoria County and/or the respective municipality will not be responsible for fees or expenses related to the relocation, demolition or removal of any structure or improvement located within the thoroughfare right-of-way and the required set-back lines. This agreement is executed by Owner and hereby binds his/her heirs, legal representatives, successors and assigns.

EXECUTED on this the 20th day of November, 2024.

OWNER:

Sean Marian

Typed Name: Sean Marian

STATE OF TEXAS §

COUNTY OF BRAZORIA §

This instrument was acknowledged before me, on the 20th day of November, 2024, by Sean Marian.

BRITANEE M. MCDERMOTT
Notary Public, State of Texas
Comm. Expires 08-13-2028
Notary ID 132619978

Notary Public in and for the
State of Texas
Britanee McDermott

FILED and RECORDED

Instrument Number: 2025000930

Filing and Recording Date: 01/08/2025 08:56:28 AM Pages: 3 Recording Fee: $29.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



Joyce Hudman, County Clerk
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

DO NOT DESTROY - Warning, this document is part of the Official Public Record.

cclerk-emily