

LOCATION MAP
SCALE: 1" = 800'

NOTES:

1. THIS PLAT LIES WITHIN THE BOUNDARY OF THE WILLIAMSON COUNTY MUNICIPAL DISTRICT No. 13 (WCMUD 13). WATER AND WASTEWATER SERVICE WILL BE PROVIDED THROUGH SERVICE AGREEMENTS ENTERED INTO BETWEEN WCMUD 13 AND THE CHISHOLM TRAIL SPECIAL UTILITY DISTRICT AND THE LCRA. WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY THE CHISHOLM TRAIL SPECIAL UTILITY DISTRICT. SEWER SERVICE WILL BE PROVIDED BY THE LOWER COLORADO RIVER AUTHORITY (LCRA).
2. ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LIENS.
3. BUILDING SLAB ELEVATION SHALL BE ONE (1) FOOT ABOVE ANY POINT ON THE LOT WITHIN FIVE (5) FEET OF THE PERIMETER OF THE BUILDING.
4. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO AN APPROVED PUBLIC SEWER SYSTEM.
5. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL WATER SATISFACTORY FOR HUMAN CONSUMPTION IS AVAILABLE FROM A SOURCE IN ADEQUATE AND SUFFICIENT SUPPLY.
6. NO STRUCTURE OR LAND IN THIS PLAT SHALL HEREAFTER BE LOCATED OR ALTERED WITHOUT FIRST SUBMITTING A CERTIFICATE OF COMPLIANCE APPLICATION FORM TO THE WILLIAMSON COUNTY FLOOD PLAIN ADMINISTRATOR.

PROPERTY OWNER:

LENNAR HOMES OF TEXAS LAND AND CONSTRUCTION, LTD., A TEXAS LIMITED PARTNERSHIP
LENNAR TEXAS HOLDING COMPANY, G.P., A TEXAS CORPORATION, ITS GENERAL PARTNER
JOHN W. HAMMOND, VICE PRESIDENT

NEW STREETS:

NAME	WIDTH	LENGTH	DESIGN SPEED
MOURNING DOVE	60	1131	30
CHICKADEE LANE	50	495	30
EAGLE OWL LOOP	50	616	30
TOTAL		2242	

SITE DATA:

TOTAL AREA OF SITE: 10.24 ACRES
52 SINGLE FAMILY LOTS

MINIMUM FLOOR ELEVATIONS

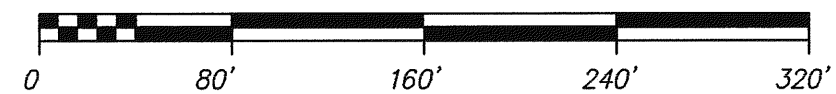
LOT BLOCK MIN FF

20	B	947.8
21	B	948.9
22	B	948.5
23	B	948.8
24	B	948.8
25	B	949.3
26	B	949.6
27	B	949.9
28	B	950.1
29	B	950.3

44	I	945.6
45	I	945.1
46	I	944.9

PLAT OF
SUMMERLYN PHASE L-4
WILLIAMSON COUNTY, TEXAS

SCALE: 1" = 80'



CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BRNG.	CHORD	TAN
C1	51.12	1930.00	1°31'04"	S42°16'16"W	51.12	25.56
C2	45.93	330.00	7°58'30"	N40°57'26"W	45.89	23.00
C3	88.26	382.17	13°13'58"	S63°14'47"W	88.07	44.33
C4	51.12	1870.00	1°33'59"	N42°14'48"E	51.12	25.56
C5	150.88	322.17	26°49'59"	N56°26'47"E	149.51	76.85
C6	33.16	322.17	5°53'48"	N45°58'42"E	33.14	16.59
C7	93.77	322.17	16°40'33"	N57°15'52"E	93.44	47.22
C8	23.96	322.17	4°15'38"	N67°43'58"E	23.95	11.98
C9	153.70	275.00	32°01'20"	N59°02'28"E	151.70	78.91
C10	181.64	325.00	32°01'20"	N59°02'28"E	179.29	93.26
C11	44.40	275.00	9°15'00"	N70°25'38"E	44.35	22.25
C12	70.65	275.00	14°43'11"	N58°26'33"E	70.46	35.52
C13	38.65	275.00	8°03'10"	N47°03'23"E	38.62	19.36
C14	15.30	325.00	2°41'52"	N73°42'12"E	15.30	7.65
C15	45.03	325.00	7°56'17"	N68°23'07"E	44.99	22.55
C16	45.04	325.00	7°56'23"	N60°26'47"E	45.00	22.55
C17	45.04	325.00	7°56'23"	N52°30'25"E	45.00	22.55
C18	31.24	325.00	5°30'26"	N45°47'01"E	31.23	15.63
C19	21.03	25.00	48°11'23"	N50°57'27"E	20.41	11.18
C20	153.92	50.00	176°22'46"	N64°56'52"W	99.95	1581.95
C21	5.92	50.00	6°46'50"	N30°15'10"E	5.91	2.96
C22	41.84	50.00	47°56'36"	N57°36'53"E	40.63	22.23
C23	31.32	50.00	35°53'18"	N80°28'10"W	30.81	16.19
C24	30.47	50.00	34°54'55"	N45°04'03"W	30.00	15.72
C25	44.38	50.00	50°51'07"	N02°11'02"W	42.93	23.77
C26	21.03	25.00	48°11'23"	N00°51'11"W	20.41	11.18
C27	34.91	25.00	80°00'00"	N64°56'52"W	32.14	20.98

LINE TABLE

LINE	LENGTH	BEARING
L1	27.78'	N00°57'26"W
L2	21.21'	N01°58'12"W
L3	21.21'	N88°01'48"E
L4	21.21'	N88°01'48"E
L5	21.21'	N01°58'12"W
L6	5.00'	N58°17'08"E
L7	40.30'	N64°06'08"E
L8	45.28'	N63°31'22"E
L9	33.65'	N63°31'22"E
L10	11.63'	N63°31'22"E
L11	62.30'	N64°06'08"E
L12	21.99'	N64°06'08"E

LEGEND:

- = IRON ROD FOUND
 - = IRON ROD SET
 - PUE = PUBLIC UTILITY EASEMENT
 BL | = BUILDING SETBACK LINE |
- Ⓐ = BLOCK NAME

DATE: NOV. 26, 2010

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SUMMERLYN PHASE L-4

WILLIAMSON COUNTY, TEXAS

DESCRIPTION:

A PARCEL OF LAND IN WILLIAMSON COUNTY, TEXAS, BEING A PART OF THE JOHN B. ROBINSON LEAGUE, ABSTRACT NO. 512, AND BEING A PART OF THAT 32.028 ACRE TRACT OF LAND CONVEYED TO LENNAR HOMES OF TEXAS LAND AND CONSTRUCTION, LTD., BY DEED RECORDED IN DOCUMENT NO. 2011042929 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN at a 1/2" iron rod set at the South Corner of Lot 19, Block B, Summerlyn Phase L-1A, according to the plat thereof recorded in Cabinet BB, Slides 13 through 16 of the Plat Records of Williamson County, Texas, from which point the Southwest Corner of the John B. Robinson League bears approximately S.17°55'50"W., 9485.14 feet;

THENCE S.46°58'12"E., along the Southwesterly End of Mourning Dove Lane, a distance of 60.02 feet to a 1/2" iron rod set at a point on a non-tangent curve to the right in the Westerly Line of Lot 47-A, Block B, Summerlyn Phase L-1A

THENCE along the Westerly Line of said Lot 47-A the following four courses:

1. Southwesterly along the arc of said curve, a distance of 51.12 feet, said curve having a radius of 1930.00 feet, a central angle of 01°31'04" and a chord bearing S.42°16'16"W., 51.12 feet, to a 1/2" iron rod set;
2. S.43°01'48"W. a distance of 225.87 feet to a 1/2" iron rod set;
3. S.46°58'12"E. a distance of 120.00 feet to a 1/2" iron rod set;
4. S.43°01'48"W. a distance of 191.56 feet to a 1/2" iron rod set at a point on a non-tangent curve to the left;

THENCE across the said 32.028 Acre Tract the following 11 courses:

1. Northwesterly along the arc of said curve, a distance of 45.93 feet, said curve having a radius of 330.00 feet, a central angle of 07°58'30" and a chord bearing N.40°57'26"W., 45.89 feet, to a 1/2" iron rod set;
2. N.44°56'41"W. a distance of 55.10 feet to a 1/2" iron rod set;
3. S.45°03'19"W. a distance of 60.00 feet to a 1/2" iron rod set;
4. N.44°56'41"W. a distance of 7.75 feet to a 1/2" iron rod set;
5. N.84°09'26"W. a distance of 25.29 feet to a 1/2" iron rod set at a point on a non-tangent curve to the right;
6. Southwesterly along the arc of said curve, a distance of 88.26 feet said curve having a radius of 382.17 feet, a central angle of 13°13'58" and a chord bearing S.63°14'47"W., 88.07 feet, to a 1/2" iron rod set;
7. S.69°51'47"W. a distance of 54.09 feet to a 1/2" iron rod set;
8. S.24°45'04"W. a distance of 28.34 feet to a 1/2" iron rod set;
9. S.70°02'31"W. a distance of 50.00 feet to a 1/2" iron rod set;
10. N.65°14'56"W. a distance of 28.23 feet to a 1/2" iron rod set;
11. S.69°51'47"W., at 95.08 feet pass the Northeast Corner of the plat of Summerlyn Phase L-3, according to the plat thereof recorded in Cabinet GG, Slides 294 and 295 of the Plat Records of Williamson County, Texas, in all a distance of 374.47 feet to a 1/2" iron rod set at the Northwest Corner of the plat of Summerlyn Phase L-3 and the Northerly Southwest Corner of the said 32.028 Acre Tract and the East Line of that 97.32 Acre Tract conveyed to Joyce Abbott by deed recorded in Volume 593, Page 229 of the Deed Records of Williamson County, Texas;

THENCE N.20°13'15"W., along the West Line of the 32.028 Acre Tract and the East Line of the 97.32 Acre Tract, a distance of 464.67 feet to a 1/2" iron rod set;

THENCE across the said 32.028 Acre Tract the following nine courses:

1. N.69°46'45"E. a distance of 129.59 feet to a 1/2" iron rod set;
2. N.24°56'52"W., a distance of 15.42 feet to a 1/2" iron rod set;
3. N.65°03'08"E. a distance of 50.00 feet to a 1/2" iron rod set;
4. N.75°03'08"E. a distance of 135.16 feet to a 1/2" iron rod set;
5. N.72°18'40"E. a distance of 42.15 feet to a 1/2" iron rod set;
6. N.58°26'33"E. a distance of 39.71 feet to a 1/2" iron rod set;
7. N.43°01'48"E. a distance of 150.50 feet to a 1/2" iron rod set;
8. N.41°21'50"E. a distance of 50.02 feet to a 1/2" iron rod set;
9. N.43°01'48"E. a distance of 115.00 feet to a 1/2" iron rod set in the Southwesterly Line of Lot 47-A, Block B, Summerlyn Phase L-2, according to the plat thereof recorded in Cabinet DD, Slides 164 and 165 of the Plat Records of Williamson County, Texas;

THENCE S.46°58'12"E., along said Southwesterly Line, a distance of 466.00 feet to a 1/2" iron rod set at the South Corner of Lot 47-A;

THENCE along the Southeasterly Line of said Lot 47-A the following two courses:

1. N.43°01'48"E. a distance of 148.88 feet to a 1/2" iron rod set at a point of curvature of a curve to the left;
2. Northeasterly, along the arc of said curve to the left a distance of 51.12 feet, said curve having a radius of 1870.00 feet, a central angle of 01°33'59", and a chord bearing N.42°14'48"E., 51.12 feet, to the said Point of Beginning.

Containing 10.24 acres, more or less.

DEDICATION

STATE OF TEXAS
COUNTY OF HARRIS

KNOW ALL MEN BY THESE PRESENTS THAT LENNAR HOMES OF TEXAS LAND AND CONSTRUCTION, LTD., A TEXAS LIMITED PARTNERSHIP, BEING THE OWNER OF THAT CERTAIN 32.028 ACRE TRACT OF LAND DESCRIBED IN A DEED RECORDED IN DOCUMENT NO. 2011042929 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES HEREBY SUBDIVIDE 10.34 ACRES OUT OF SAID TRACT AND DOES HEREBY JOIN, APPROVE AND CONSENT TO ALL DEDICATIONS AND PLAT NOTE REQUIREMENTS SHOWN HEREON. WE DO HEREBY APPROVE THE RECORDATION OF THIS SUBDIVISION PLAT AND DEDICATE TO THE PUBLIC USE FOREVER ANY EASEMENTS AND ROADS THAT ARE SHOWN HEREON. THIS SUBDIVISION IS TO BE KNOWN AS "SUMMERLYN PHASE L-4", AND FURTHER ACKNOWLEDGE THAT IT IS THE RESPONSIBILITY OF THE OWNER, NOT THE COUNTY, TO ASSURE COMPLIANCE WITH THE PROVISIONS OF ALL APPLICABLE STATE, FEDERAL AND LOCAL LAWS AND REGULATIONS RELATING TO THE ENVIRONMENT, INCLUDING (BUT NOT LIMITED TO) THE ENDANGERED SPECIES ACT, STATE AQUIFER REGULATIONS AND MUNICIPAL WATERSHED ORDINANCES.

THIS 10th DAY OF July, 2011

LENNAR HOMES OF TEXAS LAND AND CONSTRUCTION, LTD.,
A TEXAS LIMITED PARTNERSHIP

BY: LENNAR TEXAS HOLDING COMPANY, G.P.,
A TEXAS CORPORATION, ITS GENERAL PARTNER

JOHN W. HAMMOND
VICE PRESIDENT

ACKNOWLEDGMENT

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME ON THIS DAY PERSONALLY APPEARED JOHN W. HAMMOND, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 10th DAY OF July, A.D., 2011

MONICA D. VEGA DUFFIELD
NOTARY PUBLIC SIGNATURE



BASED UPON THE REPRESENTATIONS OF THE ENGINEER OR SURVEYOR WHOSE SEAL IS AFFIXED HERETO, AND AFTER REVIEW OF THE PLAT AS REPRESENTED BY THE SAID ENGINEER OR SURVEYOR, I FIND THAT THIS PLAT COMPLIES WITH THE WILLIAMSON COUNTY FLOODPLAIN REGULATIONS. THIS CERTIFICATION IS MADE SOLELY UPON SUCH REPRESENTATIONS AND SHOULD NOT BE RELIED UPON FOR VERIFICATIONS OF THE FACTS ALLEGED. WILLIAMSON COUNTY DISCLAIMS ANY RESPONSIBILITY TO ANY MEMBER OF THE PUBLIC FOR INDEPENDENT VERIFICATION OF THE REPRESENTATIONS, FACTUAL OR OTHERWISE, CONTAINED IN THIS PLAT AND THE DOCUMENTS ASSOCIATED WITHIN IT.

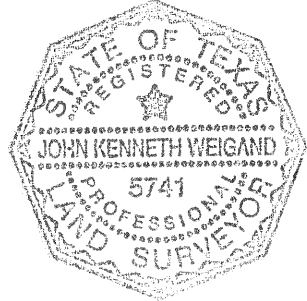
JOE M. ENGLAND, P.E.
WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR

4/13/11
DATE

SURVEYOR'S CERTIFICATION

I, J. KENNETH WEIGAND, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ON THE GROUND SURVEY OF THE LAND SHOWN HEREON AND THAT THE CORNER MONUMENTS SHOWN HEREON WERE PROPERLY PLACED UNDER MY SUPERVISION. THIS PLAT COMPLIES WITH THE REQUIREMENTS OF WILLIAMSON COUNTY. ALL EASEMENTS OF RECORD OF WHICH I HAVE KNOWLEDGE ARE SHOWN OR NOTED ON THE PLAT. THE FIELD NOTES HEREON MATHEMATICALLY CLOSE.

J. KENNETH WEIGAND
R.P.L.S. NO. 5741
STATE OF TEXAS

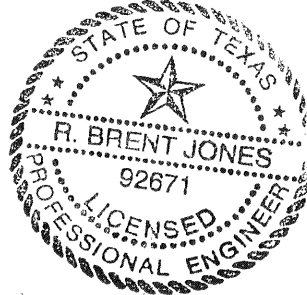


ENGINEER'S CERTIFICATION

THE 100-YEAR FLOOD PLAIN IS CONTAINED WITHIN THE DRAINAGE EASEMENTS AS SHOWN HEREON. NO PORTION OF THIS TRACT IS WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON FLOOD INSURANCE RATE COMMUNITY PANEL No. 48491C0250E AND 48491C0275E EFFECTIVE SEPTEMBER 26, 2008 FOR WILLIAMSON COUNTY, TEXAS.

I, R. BRENT JONES, DO HEREBY CERTIFY THAT THE INFORMATION CONTAINED ON THIS PLAT COMPLIES WITH THE SUBDIVISION ORDINANCES AND THE STORMWATER DRAINAGE POLICY ADOPTED BY WILLIAMSON COUNTY, TEXAS. THIS TRACT IS NOT LOCATED IN THE EDWARDS AQUIFER RECHARGE ZONE

R. BRENT JONES
REGISTERED PROFESSIONAL ENGINEER NO. 92671



STREET NAMES APPROVED

DATE: 4/21/11

Jessie Bah
WILLIAMSON COUNTY ADDRESSING COORDINATOR

In approving this plat by the Commissioners' Court of Williamson County, Texas, it is understood that the building of all streets, roads, and other public thoroughfares and any bridges or culverts necessary to be constructed or placed is the responsibility of the owners of the tract of land covered by this plat in accordance with the plans and specifications prescribed by the Commissioners' Court of Williamson County, Texas. Said Commissioners' Court assumes no obligation to build any of the streets, roads, or other public thoroughfares shown on this plat or of constructing any of the bridges or drainage improvements in connection therewith. The County will assume no responsibility for drainage ways or easements in the subdivision, other than those draining or protecting the road system and streets.

The County assumes no responsibility for the accuracy of representations by other parties in this plat. Flood plain data, in particular, may change depending on subsequent development. It is further understood that the owners of the tract of land covered by this plat must install at their own expense all traffic control devices and signage that may be required before the streets in the subdivision have finally been accepted for maintenance by the County.

STATE OF TEXAS
COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

I, _____, County Judge of Williamson County, Texas, do hereby certify that this map or plat, with field notes hereon, that a subdivision having been fully presented to the Commissioners' Court of Williamson County, Texas, and by the said Court duly considered, were on this day approved and plat is authorized to be registered and recorded in the proper records of the County Clerk of Williamson County, Texas.

Williamson County, Texas

Date

STATE OF TEXAS
COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

I, _____, Clerk of the County Court of said County, do hereby certify that the foregoing instrument in writing, with its certificate of authentication was filed for record in my office on the day of _____, 20____, A.D., at _____ o'clock, ____M., and duly recorded this the _____ day of _____, 20____, A.D., at _____ o'clock, ____M., in the Official Public Records of said County in Document No. _____

TO CERTIFY WHICH, WITNESS my hand and seal at the County Court of said County, at my office in Georgetown, Texas, the date last shown above written.

Clerk County Court
of Williamson County, Texas

By: _____ Deputy

DATE: NOV. 26, 2010

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