KNOW ALL MEN BY THESE PRESENTS:

THAT WE, Jose M. Moreno, and Vicente Rodriguez, Jr., owners of 6.998 acres out of the B.B.B. & C. Railroad Company Survey, Abstract No. 109, located in Williamson County, Texas, as conveyed to us through Document No.s 2003053866 and 2011093894, of the Official Public Records of Williamson County, Texas, same being all of a called 7.00 acres also known as Tract Q out of 198.19 acres conveyed to 967, Ltd., through Document No. 1997053824, of the Official Public Records of Williamson County, Texas, do hereby subdivide said 6.998 acres in accordance to the map or plat shown hereon to be known as "MORENO SUBDIVISION" and do dedicate to the public the use of all streets and easements as shown hereon.

WITNESS	MY	HAND,	this	the	 day	of	 	,	2012,	A.D.
					 		 			_

Jose M. Moreno Vicente Rodriguez, Jr. 17109 F.M. 1660 17101 F.M. 1660 Taylor TX 78574-5483 Taylor TX 78574

BEFORE ME, the undersigned authority personally appeared Jose M. Moreno and Vicente Rodriguez, Jr. known to me to be the persons whose names are sworn and subscribed to this instrument, and acknowledged to me that they have executed the same for the purpose and consideration therein expressed, and in the capacity therein stated.

GIVEN	UNDER	MY	HAND	AND	SEAL	OF	OFFICE,	THIS		DAY O	F
			. , 201	2, A.	D.						
 Notory	Public,	Sto	ate of	Texa	 S				Printed	Name	

Expiration Date

STATE OF TEXAS, COUNTY OF WILLIAMSON:

I, William C. Stewart am authorized under the laws of the State of Texas to practice the profession of land surveying and do hereby certify that this plat was prepared from an actual and acurate on—the—ground survey of the land shown hereon, that this survey was completed in compliance with the minimum standards of practice as promulgated by the Texas Board of Professional Land Surveying, and that the corner monuments shown hereon were properly placed under my direction and supervision.

PRELIMINARY PLAT

William C. Stewart Registered Professional Land Surveyor

Date of Field Survey: May 14, 2011

REGULATIONS FOR FLOOD PLAIN MANAGEMENT FOR WILLIAMSON COUNTY:

No structure or land within this subdivision shall hereafter be located or altered without first submitting a CERTIFICATE OF COMPLIANCE application to the Williamson County Flood Plain

No lot within this subdivision is encroached by any special flood hazard areas inundated by 100 year floods as identified by the U.S. Federal Emergency Management Agency boundary map (Flood Insurance Rate Map) community panel no. 48491C0700E, effective date September 26, 2008, for Williamson County, Texas. This subdivision is not located within the Edwards Aquifer Recharge Zone.

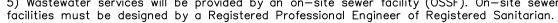
Based upon the above representations of the engineer or surveyor whose seal is affixed hereto, and after a review of the survey as represented by the said engineer or surveyor, I find that this plat complies with the requirements of the Edwards Aqiuifer Regulations for Williamson County, Williamson County Flood Regulations, and the Williamson County On—Site Sewerage Facillity Regulations. This certification is made solely upon such representations and should not be relied upon for verifications of the facts alleged. The Williamson County & Cities Health District and Williamson County disclaims any responsibility to any member of the public for independent verification of the representations, factual or otherwise, contained in the plat and the documents associated with it.

Date

Deborah L. Marlow, R.S. #0S0029596 Assistant Deputy Director Environmental Health Services

Williamson County Health District Notes: 1) All lots are one (1) acre or greater in size.

- 2) On Site Sewage Facility drainage fields shall be setback from drainage ways, drainage easements and water courses a distance of 25, 50 or 75 feet as determined by the type of sewage facility installed and as required by the Williamson County and Cities Health Department.
- 3) Maintenance of the drainage easements shall be the responsibility of the property owner. 4) Water service for this subdivision will be provided bt Manville Water Supply Corporation.
- 5) Wastewater services will be provided by an on-site sewer facility (OSSF). On-site sewer

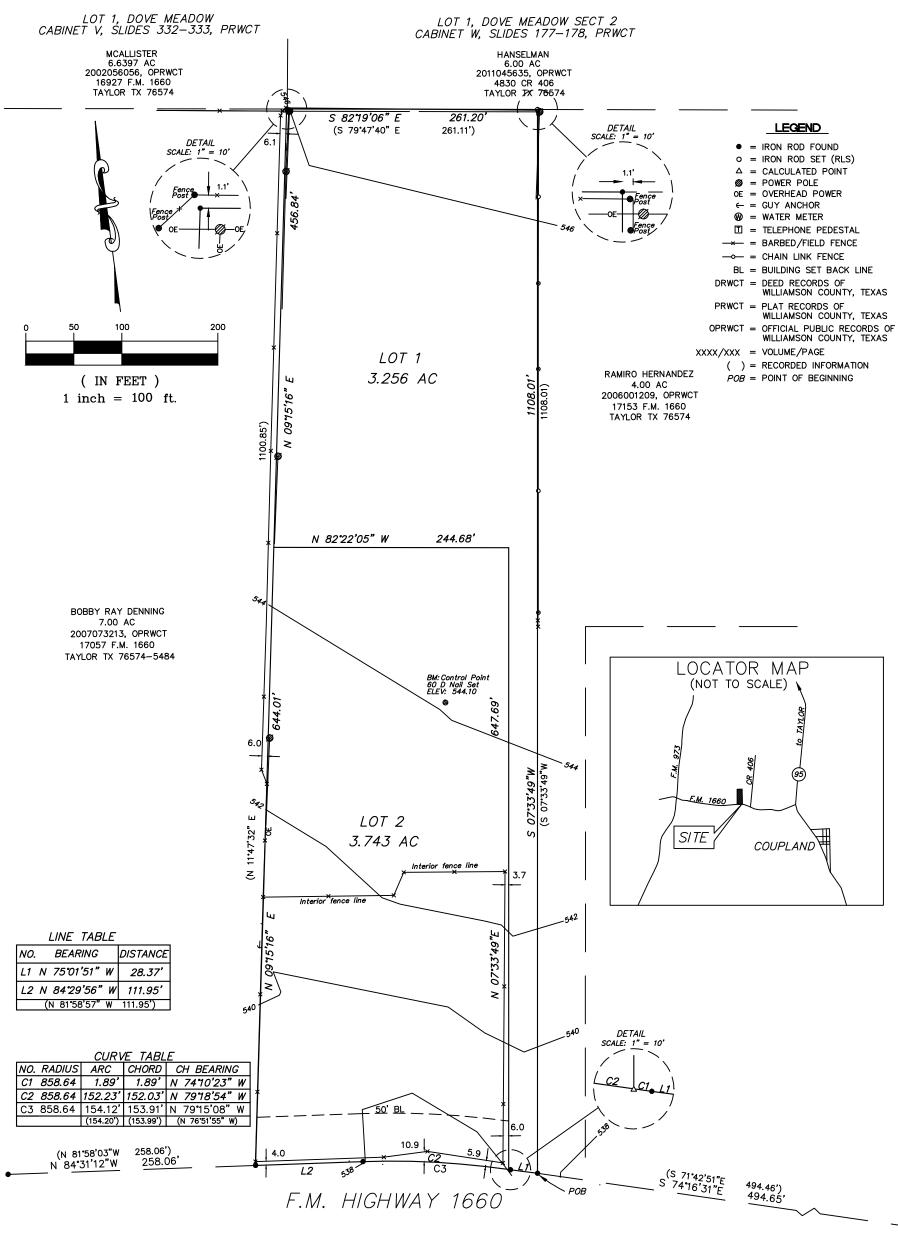




Ranger Land Surveying Construction, Design &

P.O. Box 1542, Leander, TX 78646 Office: (512) 567-3511 Field: (512) 417-7335 www.rangersurveying.com

MORENO SUBDIVISION



DATUM: NORTH AMERICAN DATUM 1983 (NAD 83) PROJECTION: TEXAS STATE PLANE - CENTRAL ZONE (4203) UNITS: US SURVEY FEET

SURVEYOR'S NOTES:

The basis for the bearings and coordinates shown hereon is the Texas State Plane Coordinate System, Central Zone, NAD 83 (93), with a convergence of 01°29'46". All distances shown hereon are surface values using a combined scale factor of 0.99990122.

F.M. Highway No. 1660 information was derived from TxDot Right-of-Way map Contol # 120-1-1.

This Subdivision is not within the extraterritorial jurisdiction of the city of Taylor the ____ day of _____, 20____ A.D.

PERIMETER FIELD NOTE DESCRIPTION FOR 6.998 ACRES:

BEING 6.998 ACRES OF LAND OUT OF THE B. B. B.& C. RAILROAD COMPANY SURVEY, ABSTRACT NO. 109, IN WILLIAMSON COUNTY, TEXAS, AND BEING THE SAME TRACT OF LAND CALLED 7.00 ACRES, ALSO KNOWN AS TRACT Q, OUT OF 198.19 ACRES CONVEYED TO 967, LTD. THROUGH DOCUMENT NO. 1997053824, AND AS DESCRIBED IN DOCUMENT NO. 199927396, OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 6.998 ACRES BEING MORE PARTICULARLY DESCRIBED AS

COMMENCING at a 1/2" iron rod found for reference in the west right-of-way line of County Road No. 406, intersecting the north right—of—way line of F.M. Highway No. 1660 marking the southeast corner of 198.19 acres conveyed to 967, Ltd., as described and recorded in Document No. 1997053824, of the Official Public Records of Williamson County, Texas;

THENCE with the north right-of-way line of F.M. Highway No. 1660 and the south line of the said 198.19 acres, North 62'43'03" West, at a distance of 320.66 to a ½" iron rod found marking the beginning of a curve to the left at the TX DOT engineers' station 174+13.8 having a radius of 1186.28 and a long chord of 233.29 bearing North 68'38'48" West;

THENCE with the said curve to the left an arc distance of 233.67 feet to a 1/2" iron rod found in the remains of a concrete TxDOT type 1 monument marking the end of the said curve at the TXDOT engineers' station 171+85.4; North 74°16'31" West at a distance 494.65 feet to a 1/2" iron rod found marking the southwest corner of 4.00 acres also known as Tract P conveyed to Ramiro Hernandez as described and recorded in Document No. 2006001209, of the Official Public Records of Williamson County, Texas, also marking the southeast corner of an access easement as described and recorded in Document No. 1999033714, of the said public records, and marking the southeast corner of the aforementioned Tract Q for the southeast corner and POINT OF BEGINNING of the herein described

THENCE continuing with the said south right-of-way line and the south line of said Tract Q North 75°01'51" West at a distance of 28.38 feet to a ½" iron rod found marking the beginning of a curve to the left having at the TXDOT engineers' station 166+62.6 having a radius of 858.64 feet and a long chord of 153.91 bearing North 79°15'08" West;

THENCE with the said curve to the left an arc distance of 152.23 feet to a $\frac{1}{2}$ " iron rod found marking the end of the said curve at the TXDOT engineers' station 165+15.0;

THENCE continuing with the said south right-of-way line and the south line of said Tract Q North 84'29'56" West, at a distance of 111.95 feet to a 1/2" iron rod found marking the southeast corner of 7.00 acres also known as Tract R and the southwest corner of said Tract Q for the southwest corner of the herein described tract from which the approximate southwest corner of the B. B. & C. RAILROAD COMPANY SURVEY, Abstract No. 109, bears North 84° 31'12" West at 258.06 feet, and South 7°22'40" West at 2192.96 feet:

THENCE departing the said right-of-way line with a line common with the east line of said Tract R and the west line of said Tract Q North 09°15'16" East, at a distance of 1100.85 feet to a ½" iron rod found marking the southeast corner of DOVE MEADOW a subdivision of record in Williamson County, Texas as recorded in Cabinet V, Slides 332-333, of the Plat Records of Williamson County, Texas. and the southwest corner of DOVE MEADOW SECTION 2, a subdivision of record in Williamson County, Texas as recorded in Cabinet W, Slides 177-178, of the Plat Records of Williamson County, Texas, said $\frac{1}{2}$ " iron rod found also marking the northeast corner of said Tract R and the northwest corner of said Tract Q for the northwest corner of the herein described tract;

THENCE with a line common with the south line of Lot 1 of DOVE MEADOW SECTION 2 and the north line of said Tract Q South 82"19'06" East, at a distance of 261.20 feet to a 1/2" iron rod found marking the northwest corner of the aforementioned Tract P and the northwest corner of Tract Q for the northeast corner of the herein described tract:

THENCE with a line common with the west line of said Tract P and the east line of said Tract Q South 49'16'41" West, at a distance of 85.28 feet to the POINT OF BEGINNING and containing 6.998 acres of land, more or less.

Williamson County Commissioners Court Approval

In approving this plat by the Commissioners' Court of Williamson County, Texas it is understood that the building of all streets roads and public thoroughfares and all bridges or culverts necessary to be constructed or placed, is the responsibility of the owner covered by this plat in accordance with plans and specifications prescribed by the Commissioners' Court of Williamson County, Texas. Said Commissioners' Court assumes no obligation to build any 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 representation by other parties in this plat. Floodplain data in particular may change depending upon 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 been finally accepted for maintenance by the county.

STATE OF TEXAS	*							
	*	KI	WOV	ALL	MEN	ΒY	THESE	PRESENTS
COLINITY OF WILLIAMSO	.NI *							

I, DAN A. GATTIS, County Judge of Williamson County, Texas, do hereby certify that this map or plat, with field notes hereon, and 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.

BY:		
DAN A. GATTIS		Date
County Judge		
Williamson County, 1	Texas	

STATE OF	TEXAS	*						
		*	KNOW	ALL	MEN	ΒY	THESE	PRESENTS;
COUNTY O	F WILLIAMSON	*						

I NANCY E. RISTER, Clerk of the County Court of Williamson County, Texas, 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 on this the___ day of ____, 20__, A.D. AT ____ o'clock___.M, in the Plat Records of Williamson County, Texas, in Cabinet____, Slide_____

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

BY:		
NANCY E. RISTER	Deputy	
Clerk, County Court of		
Williamson County, Texas		

PROJECT FILE: E:\1190111-Base1.dwg | PLAT: E:\1190111-PLAT.dwg

SHEET 1 OF 1