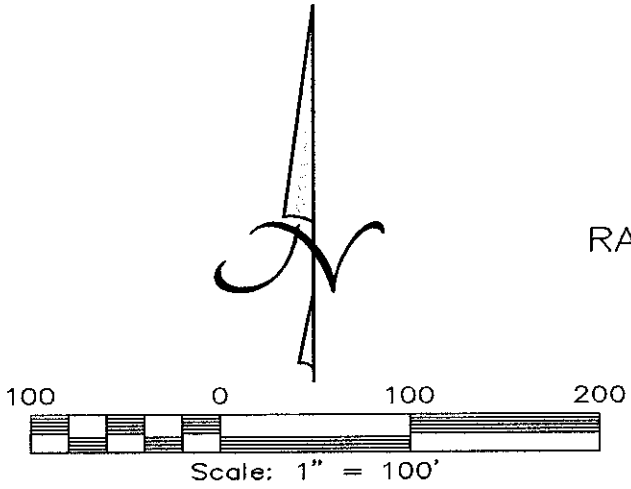
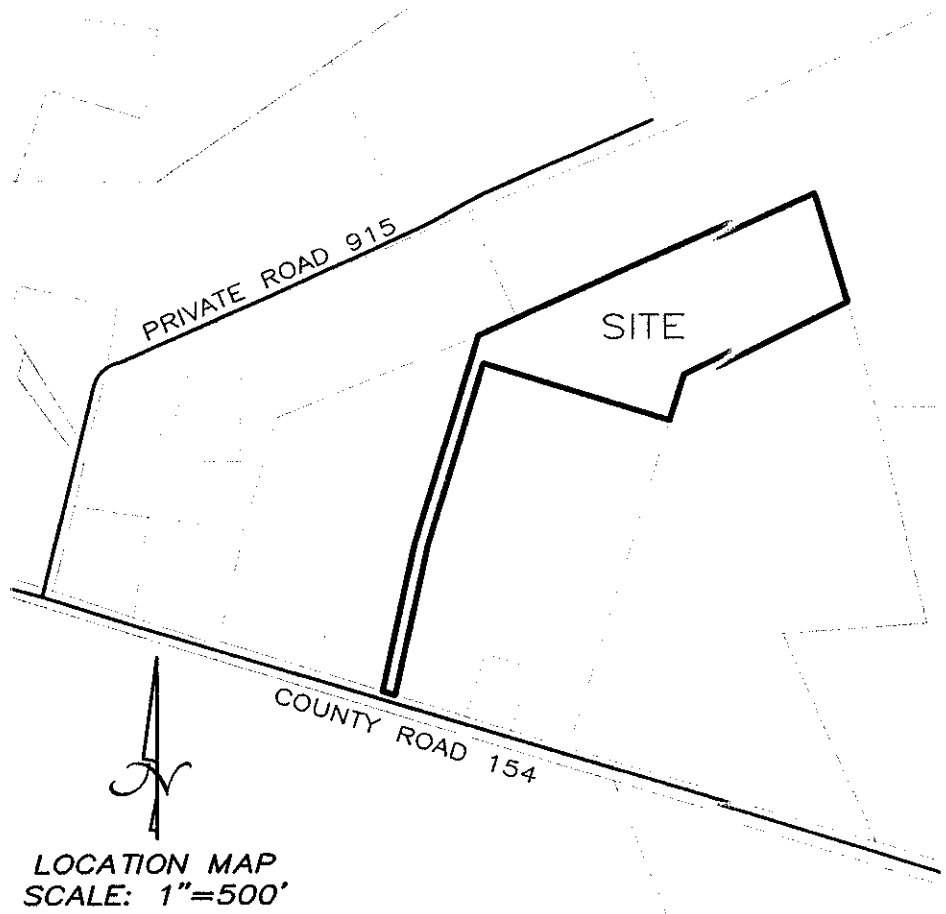


FINAL PLAT OF:

# LANA WEEKS SUBDIVISION

6.98 ACRES OUT OF THE THOMAS W. ANDERSON  
SURVEY, ABSTRACT No. 50 AND THE L&G.N.  
RAILROAD COMPANY SURVEY No. 121, IN WILLIAMSON  
COUNTY, TEXAS

DICK L STEWART AND  
ANDREA B STEWART  
17.511 ACRES



BEARINGS CITED HEREON BASED ON STATE  
PLANE COORDINATES, GRID NORTH, CENTRAL  
ZONE, TEXAS NAD 83 (93).

DARLENE S AHART  
17.487 ACRES

6.98 ACRES  
LOT 1  
BLOCK "A"

L&G.N. RAILROAD COMPANY  
SURVEY No. 121

N:10225981.55' (U.S.)  
E:3167171.98' (U.S.)

## PERIMETER FIELD NOTES

Being 6.98 acres out of the Thomas W. Anderson Survey, Abstract No. 50, and the L&G N Railroad Company Survey No. 121 in Williamson County, Texas, a portion of that 17.00 acres described in a Warranty Deed to Lana Weeks and recorded as Document No. 2012034561 of the Official Public Records of Williamson County, Texas, and further described by metes and bounds as follows:

**BEGINNING:** at an iron rod found in the north margin of County Road 154 for the southeast corner of that tract described in a Warranty Deed to Clifford Domel and recorded as Document No. 2007076896 of said official public records, being the southwest corner of said Weeks tract and this tract, from which a 1/2 inch iron rod found for the southwest corner of said Domel tract bears: N 72°57'43" W 451.51 feet;

**THENCE:** with the east line of said Domel tract and the west line of said Weeks tract the following three (3) courses:  
1. N 12°20'10" E, 10.00 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for the northwest corner of a 10' wide strip of land to be dedicated for road right-of-way widening.  
2. N 12°20'10" E 393.82 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for an angle point.  
3. N 17°08'08" E 569.25 feet to a 1/2 inch iron rod found in the south line of that tract described in a Warranty Deed to Darlene S. Ahart and recorded as Document No. 2003031039 of said official public records and being the northeast corner of said Domel tract, for the northwest corner of said Weeks tract and this tract;

**THENCE:** N 66°00'48" E 957.07 feet with north line of said Weeks tract to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for an interior "ell" corner in the south line of that tract described in a Warranty Deed to Dick L Stewart and recorded in Volume 2224, Page 610 of the Official Records of Williamson County, Texas for the northeast corner of said Weeks tract and this tract;

**THENCE:** S 16°39'07" E 300.00 feet to a 1/2 inch iron rod found in the south line of said Stewart tract, for the most northerly corner of that tract described in a Warranty Deed to Bar G2, LLC and recorded as Document No. 2014074021 of said official public records for the northeast corner of said Weeks tract and this tract;

**THENCE:** with the west line of said Bar G2 tract and the east line of said Weeks tract the following two (2) courses:  
1. S 63°47'25" W 468.46 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for an angle point.  
2. S 17°06'34" W 125.44 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for the most northerly southeast corner of this tract;

**THENCE:** into and across said Weeks tract the following four (4) courses:  
1. N 72°43'01" W 513.68 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for an interior "ell" corner.  
2. S 17°08'08" W 502.22 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for an angle point.  
3. S 12°20'10" W 395.44 feet to a 1/2 inch iron rod with plastic cap inscribed "TLS INC" set for the northeast corner of a 10' wide strip of land to be dedicated for road right-of-way widening.  
4. S 12°20'10" W 10.00 feet to a 1/2 inch iron rod with cap inscribed "TLS INC" set in the north margin of said county road for the southeast corner of this tract, from which a 1/2 inch iron rod found for the southwest corner of that tract described in a Warranty Deed to Lana Weeks and recorded as Document No. 2011078868 of said official public records bears: S 72°37'29" E 229.81 feet;

**THENCE:** N 72°37'29" W 35.14 feet to the POINT OF BEGINNING.

CLIFFORD DOMEL  
8.000 ACRES

THOMAS W. ANDERSON SURVEY  
ABSTRACT No. 50

COORDINATES FOR  
POINT OF BEGINNING  
N:10224941.42' (U.S.)  
E:3165957.60' (U.S.)

25' BUILD LINE  
10' PUBLIC UTILITY  
EASEMENT

LANA C WEEKS  
0.50 ACRE  
DOC. No.  
2011078868  
O.P.R.W.C.

BAIR G2 LLC  
17.521 ACRES

## CULVERT CHART

CULVERT SIZE	18 INCH MINIMUM
CULVERT LENGTH	22 FEET MINIMUM
INVERT ELEV. DOWNSTREAM	754.61
INVERT ELEV. DOWNSTREAM	754.43

NOTE: ALL CULVERTS SHALL INCLUDE A SAFETY END TREATMENT

## FINAL PLAT OF: LANA WEEKS SUBDIVISION

**OWNERS:** LANA C. WEEKS  
485 CR 154  
GEORGETOWN, TX  
78626

**ACREAGE:** 6.98 ACRES  
**SURVEY:** THOMAS W. ANDERSON SVY, ABST. #50 &  
L&GN RAILROAD COMPANY SURVEY #121

**NO. OF BLOCKS:** 1  
**NO. OF LOTS:** 1  
**NEW STREETS:** None  
**SUBMISSION DATE:** AUGUST 12, 2015  
**RESUBMISSION DATE:** OCTOBER 28, 2015  
**SURVEYOR:** Texas Land Surveying, Inc.  
3613 Williams Drive, Ste 903  
Georgetown, Texas 78628  
512-930-1600 - phone  
512-930-9389 - fax

**ENGINEER:** Smith-Western Engineering, Inc.  
Phil Smith, P.E., 40030  
3613 Williams Drive, Ste. 901  
Georgetown, TX 78628  
512-869-1168 - phone  
512-819-4677 - fax

SHEET

1 OF 2

Texas Land Surveying, Inc.

3613 Williams Drive, Suite 903 - Georgetown, Texas 78628  
(512) 930-1600/(512) 930-9389 fax  
www.texas-ls.com

TBPLS FIRM NO.10056200  
IF THIS DOCUMENT DOES NOT CONTAIN THE RED STAMPED SEAL OF THE UNDERSIGNED SURVEYOR, IT IS AN UNAUTHORIZED/ILLEGAL COPY.  
TEXAS LAND SURVEYING, INC. ASSUMES NO LIABILITY FROM THE USE OF ANY UNAUTHORIZED/ILLEGAL DOCUMENT.

FINAL PLAT OF:

# LANA WEEKS SUBDIVISION

6.98 ACRES OUT OF THE THOMAS W. ANDERSON  
SURVEY, ABSTRACT No. 50 AND THE L&G.N.  
RAILROAD COMPANY SURVEY No. 121, IN WILLIAMSON  
COUNTY, TEXAS

## PLAT NOTES:

1. Right-of-way easements for widening roadway/s or improving drainage shall be maintained by the landowner until road or drainage improvements are actually constructed on the property. The County has the right at any time to take possession of any road widening easement for the construction, improvement or maintenance of the adjacent road.
2. The landowner assumes all risks associated with improvements located in the right-of-way or road widening easements. By placing anything in the right-of-way or road widening easements, the landowner indemnifies and holds the County, its officers, and employees harmless from any liability owing to property defects or negligence not attributed to them and acknowledges that the improvements may be removed by the County and that the Owner of the improvement shall be responsible for the relocation and/or replacement of the improvement.
3. In approving this plat by the Commissioner's Court of Williamson County, Texas, it is understood that the building of all roads, and other public thoroughfares and any bridges or culverts necessary to be constructed or placed is the responsibility of the owner(s) of the tract of land covered by this plat in accordance with the plans and specifications prescribed by the Commissioner's Court of Williamson County, Texas. Said Commissioner's Court assumes no obligation to build any of the 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.
4. 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 platting and development of this property.
5. The County assumes no responsibility for the accuracy of representations by other parties in this plat. Floodplain data, in particular, may change. 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 roads in the subdivision have finally been accepted for maintenance by the County.
6. Rural mailboxes shall be set three feet from the edge of the pavement or behind curbs, when used. All mailboxes within county arterial right-of-way shall meet the current TxDOT standards. Any mailbox that does not meet this requirement may be removed by Williamson County.
7. No structure or land within this plat shall hereafter be located or altered without first obtaining a Development Permit from the Williamson County Floodplain Administrator.
8. The minimum lowest finished floor elevation shall be one foot higher than the highest spot elevation that is located within five feet outside the perimeter of the building, or one foot above the BFE, whichever is higher.
9. Water service for this subdivision will be provided by ~~John~~ <sup>JONAH</sup> Water Service. Sewer service for this subdivision will be provided by On-Site Sewage Facility.
10. Lot 1 may not be further subdivided.
11. One-way "circular" driveways shall be prohibited onto County Road 145.

~~12. A De facto certificate of compliance is hereby issued for all lots within this subdivision. This certificate is valid until such time as FEMA revises or newly adopts floodplain boundaries in this area.~~

## OWNER'S CERTIFICATION:

STATE OF TEXAS §  
COUNTY OF WILLIAMSON §

I, Lana C. Weeks sole owner of the certain tract of land shown hereon and described in a deed recorded in Document No. 2012034561 of the Official Records of Williamson County, Texas, do hereby state that there are no lien holders of the certain tract of land, and do hereby subdivide said tract as shown hereon, and do hereby consent to all plat note requirements shown hereon, and do hereby forever dedicate to the public the roads, alleys, rights-of-way, easements and public places shown hereon for such public purposes as Williamson County may deem appropriate, and do hereby state that all public roadways and easements as shown on this plat are free of liens. This subdivision is to be known as LANA WEEKS SUBDIVISION.

TO CERTIFY WHICH, WITNESS by my hand this 19 day of

February, 2016.

Lana C. Weeks

Lana C. Weeks  
485 C.R. 154  
Georgetown, TX 78626

STATE OF TEXAS §  
COUNTY OF WILLIAMSON §

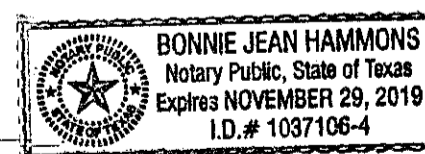
Before me, the undersigned authority, on this day personally appeared Lana C. Weeks, known by me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the foregoing instrument as the owner of the property described hereon.

GIVEN UNDER MY HAND AND SEAL of office this, 19 day of

February, 2016.

Bonnie Jean Hammons  
Notary Public in and for the State of Texas

My Commission expires on: \_\_\_\_\_



## SURVEYOR'S CERTIFICATION

STATE OF TEXAS §  
COUNTY OF WILLIAMSON §

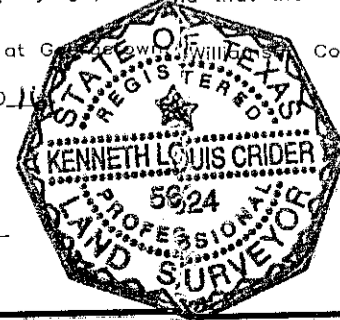
I, Kenneth Louis Crider, Registered Professional Land Surveyor in the State of Texas, do hereby certify that this plat is true and correctly made from an actual survey made on the ground of the property legally described hereon, and that there are no apparent discrepancies, conflicts, overlapping of improvements, visible utility lines or roads in place, except as shown on the accompanying plat, and that the corner monument shown thereon were properly placed under my supervision in accordance with the City of Georgetown Regulations.

TO CERTIFY WHICH, WITNESS my hand and seal at \_\_\_\_\_ County,

Texas, this 18<sup>th</sup> day of February, 2016.

Kenneth Louis Crider

Kenneth Louis Crider  
Registered Professional Land Surveyor No. 5624  
State of Texas



## ENGINEER'S CERTIFICATION

STATE OF TEXAS §  
COUNTY OF WILLIAMSON §

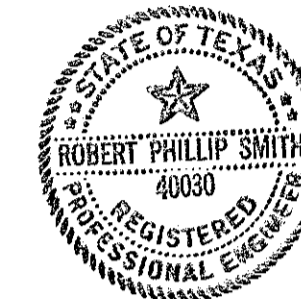
I, Robert P. Smith, a Licensed Professional Engineer in the State of Texas, do hereby certify that subdivision is NOT located in the Edwards Aquifer Recharge Zone and is not encroached by a Zone "A" flood area, as defined by Federal Emergency Management Administration Flood Hazard Boundary Map, Community Panel Number 48491C0325E, effective date September 26, 2008, and that each lot conforms to Williamson County regulations.

TO CERTIFY WHICH, WITNESS my hand and seal at Georgetown, Williamson County,

Texas, this 18 day of February, 2016.

Robert P. Smith

Smith-Western Engineering, Inc.  
Phil Smith, P.E., 40030  
3613 Williams Drive, Ste. 901, Georgetown, TX 78628



## HEALTH DISTRICT APPROVAL

Based upon the above representations of the Engineer of Surveyor whose seal is affixed hereto, and after a review of the plat as represented by the said Engineer or Surveyor, I find that this plat complies with the requirements of Edwards Aquifer Regulations for Williamson County and Williamson County On-Site Sewage Facility Regulations. This certification is made solely upon such representations and should not be relied upon for verifications of the facts alleged. The Williamson County and Cities Health District (WCCHD) and Williamson County disclaim and responsibility to any member of the public for independent verification of the representations, factual or otherwise, contained in this plat and the documents associated with it.

Deborah L. Marlow, RS 2/19/2016

Deborah L. Marlow, RS, OS0029596  
Director  
Environmental Health Services, WCCHD

## ROAD NAME AND 911 ADDRESSING APPROVAL

Road name and address assignments verified this 19<sup>th</sup> day of February, 2016 A.D.

Teresa Baker

Teresa Baker  
Williamson County Addressing Coordinator

## COUNTY JUDGE'S APPROVAL

STATE OF TEXAS  
COUNTY OF WILLIAMSON

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

Dan A. Gattis, County Judge  
Williamson County, Texas

## COUNTY CLERK'S CERTIFICATION

STATE OF TEXAS  
COUNTY OF WILLIAMSON

I, Nancy E. Rister, 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 Instrument 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.

Nancy E. Rister, Clerk County Court  
of Williamson County, Texas

By: \_\_\_\_\_, Deputy

Texas Land Surveying, Inc.

3613 Williams Drive, Suite 903 — Georgetown, Texas 78628  
(512) 930-1600/(512) 930-9389 fax  
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TBPLS FIRM NO.10056200

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OF

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