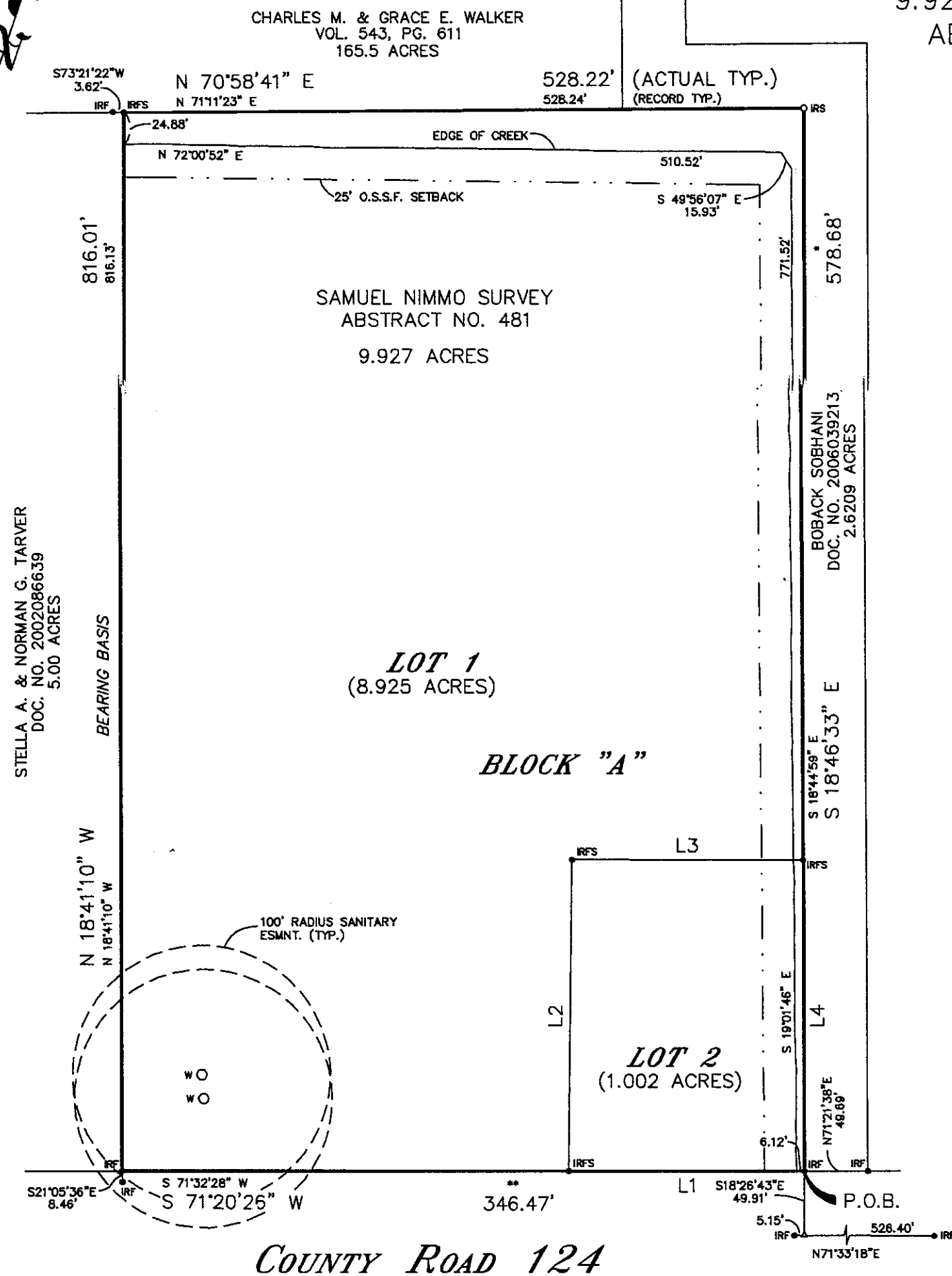


SCALE: 1" = 100'

FINAL PLAT OF TERRY HOME SITE

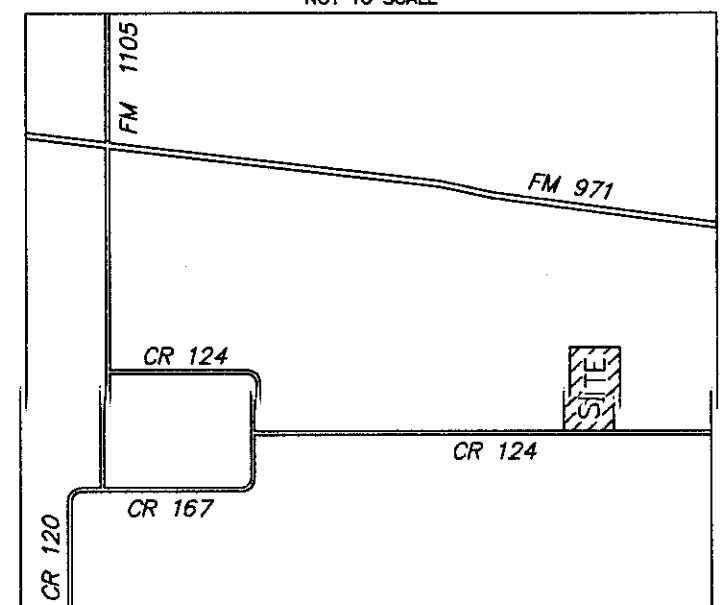
9.927 ACRES OUT OF THE SAMUEL NIMMO SURVEY,
ABSTRACT NO. 481, WILLIAMSON COUNTY, TEXAS



LEGEND
 W.O. WATER WELL
 IRF 1/2" IRON ROD FOUND
 IRFS 1/2" IRON ROD FOUND W/CAP STAMPED "FOREST 1847"
 IRS 1/2" IRON ROD SET W/CAP STAMPED "SNS"
 Δ CALCULATED POINT
 * TOTAL DISTANCE 813.38'
 ** TOTAL DISTANCE 529.16'

LINE NO.	BEARING & DISTANCE
L1	ACTUAL S 71°20'26" W 183.03'
	RECORD S 71°32'28" W *
L2	ACTUAL N 17°57'47" W 240.87'
	RECORD - -
L3	ACTUAL N 71°23'58" E 179.61'
	RECORD - -
L4	ACTUAL S 18°46'33" E 240.68'
	RECORD S 18°44'59" E *

LOCATION MAP
NOT TO SCALE



PERIMETER FIELD NOTES

ALL OF THAT 9.927 ACRES OF LAND, MORE OR LESS, OUT OF THE SAMUEL NIMMO SURVEY, ABSTRACT NO. 481, IN WILLIAMSON COUNTY, TEXAS, BEING THE SAME TRACT OF LAND CONVEYED TO WILLIAM S. TERRY, III AND TRACY LYN TERRY IN THE GENERAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2008043677 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND IN THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 124 AT THE SOUTHERLY SOUTHWEST CORNER OF THE 2.6209 ACRES OF LAND CONVEYED TO BOBACK SOBHANI RECORDED IN DOC. NO. 2006039213 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, FOR THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED FROM WHICH A 1/2" IRON ROD FOUND AT THE SOUTHEAST CORNER OF THE SOBHANI TRACT BEARS N 71°21'38" E AND A DISTANCE OF 49.69 FEET;

THENCE, ALONG THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 124 AND THE SOUTHERLY LINE OF THE TRACT HEREIN DESCRIBED, S 71°20'26" W, PASSING A 1/2" IRON ROD FOUND WITH CAP STAMPED "FOREST 1847" AT A DISTANCE OF 183.03 FEET, FOR A TOTAL DISTANCE OF 529.50 FEET TO A 1/2" IRON ROD FOUND IN THE EASTERLY LINE OF THE 5.00 ACRES OF LAND CONVEYED TO STELLA A. & NORMAN G. TARVER RECORDED IN DOC. NO. 2002086639 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, FOR THE SOUTHWEST CORNER OF THE TRACT HEREIN DESCRIBED FROM WHICH A 1/2" IRON ROD FOUND AT THE SOUTHEAST CORNER OF THE TARVER TRACT BEARS S 21°05'36" E AND A DISTANCE OF 8.46 FEET;

THENCE, LEAVING THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 124 AND ALONG THE EASTERLY LINE OF THE TARVER TRACT AND THE WESTERLY LINE OF THE TRACT HEREIN DESCRIBED, N 18°41'10" W, A DISTANCE OF 816.01 FEET TO A 1/2" IRON ROD FOUND WITH A CAP STAMPED "FOREST 1847" IN THE SOUTHERLY LINE OF THE 165.5 ACRES OF LAND CONVEYED TO CHARLES M. & GRACE E. WALKER RECORDED IN VOL. 543, PG. 611 OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, AT THE NORTHEAST CORNER OF THE TARVER TRACT FOR THE NORTHWEST CORNER OF THE TRACT HEREIN DESCRIBED FROM WHICH A 1/2" IRON ROD FOUND BEARS S 73°21'22" W AND A DISTANCE OF 3.62 FEET;

THENCE, ALONG THE SOUTHERLY LINE OF THE WALKER TRACT AND THE NORTHERLY LINE OF THE TRACT HEREIN DESCRIBED, N 70°58'41" E, A DISTANCE OF 528.22 FEET TO A 1/2" IRON ROD SET WITH CAP STAMPED "SNS" AT AN ANGLE POINT IN THE SOBHANI TRACT FOR THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, ALONG THE LOWER WESTERLY LINE OF THE SOBHANI TRACT AND THE EASTERLY LINE OF THE TRACT HEREIN DESCRIBED, S 18°46'33" E, PASSING A 1/2" IRON ROD FOUND WITH A CAP STAMPED "FOREST 1847" AT A DISTANCE OF 578.68 FEET, FOR A TOTAL DISTANCE OF 819.36 FEET TO THE POINT OF BEGINNING AND CONTAINING 9.927 ACRE OF LAND, MORE OR LESS.

STATE OF TEXAS
COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

THAT WE, WILLIAM S. TERRY, III AND TRACY LYN TERRY, ARE OWNERS OF THE 9.931 ACRES OF LAND OUT OF THE SAMUEL NIMMO SURVEY, ABSTRACT NO. 481 IN WILLIAMSON COUNTY, TEXAS, AS SHOWN HEREON, WHICH WAS CONVEYED TO US BY DEED AS FILED IN DOCUMENT NO. 2008043677 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. THE UNDERSIGNED DO HEREBY ADOPT THIS PLAT TO BE KNOWN AS TERRY HOME SITE AND DOES HEREBY CONSENT TO ALL PLAT NOTE REQUIREMENTS SHOWN HEREON. THE UNDERSIGNED OWNERS DO HEREBY APPROVE THE RECORDATION OF THIS PLAT AND DEDICATE TO THE PUBLIC ANY STREETS, ALLEYS, RIGHT OF WAY AND EASEMENTS SHOWN HEREON FOR SUCH PUBLIC PURPOSES AS WILLIAMSON COUNTY MAY DEEM APPROPRIATE. THESE LOTS SHALL BE HELD, SOLD AND CONVEYED SUBJECT TO NOTES AND RESTRICTIONS AS SHOWN HEREON.

WITNESS MY HAND THIS 9TH DAY OF June, 2016.

William S. Terry III
 WILLIAM S. TERRY, III
 1051 COUNTY ROAD 124
 GEORGETOWN, TEXAS 78626
 wsterry3@icloud.com
 214-205-3196

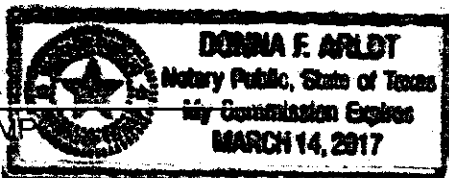
6-9-2016
DATE

Tracy Lyn Terry
 TRACY LYN TERRY
 1051 COUNTY ROAD 124
 GEORGETOWN, TEXAS 78626

6-9-2016
DATE

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED WILLIAM S. TERRY, III, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 9TH DAY OF June, 2016.

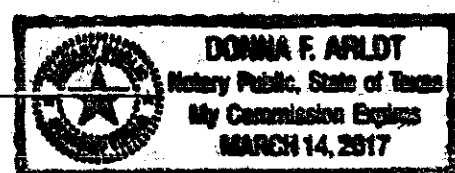


PRINTED NAME OF NOTARY AND STAMP

Donna F. Arldt
 NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TRACY LYN TERRY, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 9TH DAY OF June, 2016.



PRINTED NAME OF NOTARY AND STAMP

Donna F. Arldt
 NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS
COUNTY OF OKLAHOMA

THAT CALIBER HOME LOANS, INC., A Mortgage Lender CORPORATION, THE LIEN HOLDER OF THE 9.931 ACRES OF LAND SITUATED IN WILLIAMSON COUNTY, TEXAS, RECORDED IN DOCUMENT NO. 2008043677 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES HEREBY CONSENT TO THE SUBDIVISION OF THE 9.931 ACRES AND DOES FURTHER HEREBY JOIN, APPROVE AND CONSENT TO THE DEDICATION TO THE PUBLIC ANY STREETS, ALLEYS, RIGHT OF WAY AND EASEMENTS SHOWN HEREON.

Aimee McHargue - AEP
 NAME, TITLE
 CALIBER HOME LOANS, INC.
 P.O. BOX 650856
 DALLAS, TEXAS 75265-0856

6-8-2016
DATE

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Aimee McHargue, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 8TH DAY OF June, 2016.

Jeremy Ingram
 PRINTED NAME OF NOTARY AND STAMP

Jeremy Ingram
 NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

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 Consulting Engineers * Land Planners * Surveyors

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FINAL PLAT OF
TERRY HOME SITE
9.927 ACRES OUT OF THE SAMUEL NIMMO SURVEY,
ABSTRACT NO. 481, WILLIAMSON COUNTY, TEXAS

GENERAL NOTES

1. THIS TRACT IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
2. THIS TRACT IS NOT ENCROACHED BY A SPECIAL FLOOD HAZARD AREA AS DEFINED BY FEDERAL EMERGENCY MANAGEMENT ADMINISTRATION FLOOD HAZARDS BOUNDARY MAP, COMMUNITY PANEL NUMBER 48491C 0325E, EFFECTIVE DATE SEPTEMBER 26, 2008.
3. SEWER SERVICE TO THE TRACTS WILL BE PROVIDED BY APPROVED ON SITE SEWAGE FACILITIES. ON SITE SEWAGE FACILITIES SHALL BE DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER OR REGISTERED SANITARIAN.
4. WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY JONAH WATER SUPPLY UTILITIES DISTRICT.
5. IN ORDER TO PROMOTE DRAINAGE AWAY FROM A STRUCTURE, THE SLAB ELEVATION SHOULD BE BUILT AT LEAST ONE FOOT ABOVE THE SURROUNDING GROUND, AND THE GROUND SHOULD BE GRADED AWAY FROM THE STRUCTURE AT A SLOPE OF 1/2" PER FOOT FOR A DISTANCE OF AT LEAST 10 FEET.
6. NO BUILDINGS, FENCES OR OTHER STRUCTURES ARE PERMITTED WITHIN THE DRAINAGE EASEMENTS SHOWN HEREON.
7. THE MINIMUM BUILDING SETBACKS FOR LOTS 1 & 2 SHALL BE 50 FEET FROM THE FRONT (CR 124), 10 FEET FROM THE SIDES AND 25 FEET FROM THE REAR PROPERTY LINES.
8. THE BUILDING OF ALL STREET, 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 WILLIAMSON COUNTY, TEXAS. WILLIAMSON COUNTY DOES NOT ASSUME ANY OBLIGATION TO BUILD ANY OF THE BRIDGES OR DRAINAGE IMPROVEMENTS IN CONNECTION THEREWITH. WILLIAMSON COUNTY ASSUMES NO RESPONSIBILITY FOR DRAINAGE WAYS OR EASEMENTS IN THE SUBDIVISION. OTHER THAN THOSE DRAINING OR PROTECTING THE ROAD SYSTEM AND STREETS IN ITS JURISDICTION.
9. WILLIAMSON COUNTY ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF REPRESENTATIONS BY OTHER PARTIES IN THIS PLAT. FLOODPLAIN 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.
10. NO STRUCTURE OR LAND ON THIS PLAT SHALL HEREAFTER BE LOCATED OR ALTERED WITHOUT FIRST SUBMITTING A CERTIFICATE OF COMPLIANCE TO THE WILLIAMSON COUNTY FLOOD PLAIN ADMINISTRATOR.
11. AN 18-INCH DIAMETER CORRUGATED OR REINFORCED CONCRETE PIPE SHALL BE INSTALLED APPROXIMATELY 15 FEET WEST FROM THE SOUTHEAST PROPERTY CORNER OF LOT 2 FOR DRIVEWAY CULVERT.

SURVEYORS CERTIFICATION

STATE OF TEXAS
COUNTY OF WILLIAMSON

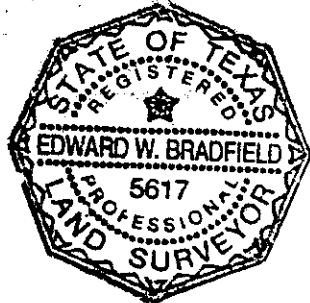
KNOW ALL MEN BY THESE PRESENTS:

I, EDWARD W. BRADFIELD, 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, OR ROADS IN PLACE EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF WILLIAMSON COUNTY, TEXAS.

THE PERIMETER FIELD NOTES SHOWN HEREON HAVE A MATHEMATICAL CLOSURE WITHIN THE STANDARDS AS STATED IN THE PROFESSIONAL LAND SURVEYING ACT OF THE STATE OF TEXAS TO THE BEST OF MY KNOWLEDGE AND BELIEF.

I HEREBY CERTIFY THAT THIS SUBDIVISION, TERRY HOME SITE, IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.

EDWARD W. BRADFIELD
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5617
STATE OF TEXAS
SNS ENGINEERING, INC.
12885 US HIGHWAY 183 NORTH, SUITE 101
AUSTIN, TEXAS 78750
snsengineering@yahoo.com



MAIL BOXES

WHERE RURAL ROUTE MAILBOXES ARE IN USE, SUCH BOXES 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.

WILLIAMSON COUNTY 911 ADDRESSING

ROAD NAME AND ADDRESS ASSIGNMENTS VERIFIED THIS 10th DAY OF June 2016 A.D.

Denise Bak
WILLIAMSON COUNTY ADDRESS COORDINATOR

COUNTY HEALTH DISTRICT CERTIFICATION

BASED UPON THE ABOVE REPRESENTATIONS OF THE ENGINEER OR 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 REPRESENTATION AND SHOULD NOT BE RELIED UPON FOR VERIFICATIONS OF THE FACTS ALLEGED. THE WILLIAMSON COUNTY AND 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 THIS PLAT AND THE DOCUMENTS ASSOCIATED WITH IT.

Deborah L. Marlow, R.S.
DEBORAH L. MARLOW, RS, OS0029596
DIRECTOR, ENVIRONMENTAL HEALTH SERVICES, WCCHD

06/07/2016
DATE

FLOODPLAIN ADMINISTRATOR APPROVAL

BASED UPON THE ABOVE 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 WITH IT.

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

6/10/16
DATE

COMMISSIONER'S COURT APPROVAL

IN APPROVING THIS PLAT BY THE COMMISSIONER'S 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 OR MAINTAIN ANY OF THE STREETS, ROADS OR OTHER THOROUGHFARES SHOWN ON THIS PLAT OR OF CONSTRUCTING ANY OF THE BRIDGES OR DRAINAGE IMPROVEMENTS IN CONNECTION THEREWITH. IT IS FURTHER UNDERSTOOD THAT THE STREETS, ROADS AND OTHER THOROUGHFARES SHOWN HEREON ARE PRIVATE ROADS. THE COUNTY ASSUMES NO RESPONSIBILITY OR OBLIGATION FOR CONSTRUCTION OR MAINTENANCE. FURTHER, RESPONSIBILITY FOR MAINTENANCE FOR ALL ROADS AND DRAINAGE WAYS WITHIN THIS SUBDIVISION SHALL BE THE SOLE RESPONSIBILITY OF THE PROPERTY OWNERS AND ARCHITECTURAL CONTROL COMMITTEE.

STATE OF TEXAS
COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

I, DAN GATTIS, 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 THE PLAT IS AUTHORIZED TO BE REGISTERED AND RECORDED IN THE PROPER RECORDS OF THE COUNTY CLERK OF WILLIAMSON COUNTY, TEXAS.

DAN GATTIS, COUNTY JUDGE
WILLIAMSON COUNTY, TEXAS

DATE

STATE OF TEXAS
COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

I, NANCY 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 _____, 2016 A.D., AT _____ O'CLOCK, _____ M., AND DULY RECORDED THIS THE _____ DAY OF _____, 2016 A.D., AT _____ O'CLOCK _____ M., IN THE PLAT RECORDS OF SAID COUNTY IN DOCUMENT NO. _____, TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT _____ COUNTY COURT OF SAID COUNTY, AT MY OFFICE IN GEORGETOWN, TEXAS, THE DATE LAST SHOWN ABOVE WRITTEN.

NANCY RISTER, CLERK COUNTY COURT OF
WILLIAMSON COUNTY, TEXAS

DATE

WILLIAM WEHLIND, DEPUTY

DATE

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PAGE 2 OF 2

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