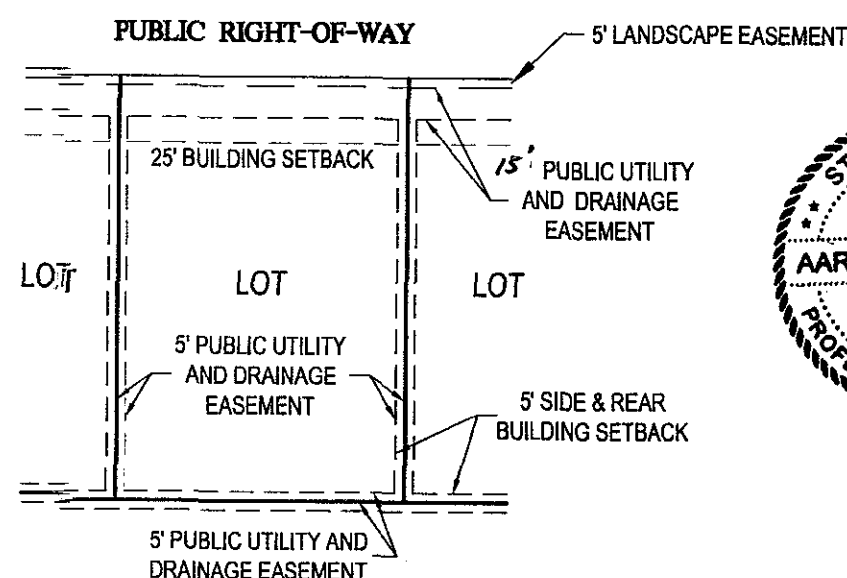


NOTES:

1. ACREAGE OF SUBDIVISION: = 8.285 ACRES. THE OVERALL AVERAGE DENSITY OF LOTS IN THIS SUBDIVISION IS 1.11 AC/LOT.
2. NO LOT IN THIS SUBDIVISION IS ENCLOSED BY ANY SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100 YEAR FLOOD AS IDENTIFIED BY THE U.S. FEDERAL EMERGENCY MANAGEMENT AGENCY BOUNDARY MAP, (FLOOD INSURANCE RATE MAP), COMMUNITY PANEL NO. 48491C0150E SEPTEMBER 26, 2008 (REVISED 1/11/2010) FOR WILLIAMSON COUNTY, TEXAS.
3. WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY JARRELL SCHWERTNER WATER SUPPLY CORP.
4. SEWER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY ON-SITE SEWAGE FACILITIES.
5. ELECTRIC SERVICE PROVIDED BY BARTLETT ELECTRIC COOPERATIVE.
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. A FIFTEEN (15) FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT IS HEREBY DEDICATED ALONG THE FRONT PROPERTY LINE OF ALL LOTS IN THIS SUBDIVISION IN ADDITION TO THOSE UTILITY AND DRAINAGE EASEMENTS SHOWN ON THE PLAT. THERE IS ALSO HEREBY DEDICATED A FIVE (5) FOOT WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT ADJACENT TO ALL NON-ROADWAY LOT LINES UNLESS OTHERWISE NOTED ON THE PLAT. IF TWO OR MORE LOTS ARE COMBINED AS A SINGLE LOT, THIS EASEMENT SHALL BE RELINQUISHED ALONG THE COMMON LINE OR LINES OF THE COMBINED LOTS SO LONG AS NO UTILITY LINES OR DRAINAGE IMPROVEMENTS ARE LOCATED THEREIN.
8. ALL PUBLIC UTILITY EASEMENTS ARE FOR UTILITY IMPROVEMENTS, INCLUDING BUT NOT LIMITED TO ELECTRIC, TELEPHONE AND/OR CABLE LINES AND APPURTENANCES.
9. GRANTOR HEREBY AGREES TO DEDICATE TO THE PUBLIC A UTILITY EASEMENT AND/OR UTILITY RIGHT-OF-WAY ON THIS PLAT FOR UTILITY PURPOSES.
10. UNLESS OTHERWISE NOTED, ALL CORNERS, ANGLES AND POINTS OF CURVATURE ARE MARKED WITH A SET 1/2" IRON ROD WITH A RED PLASTIC CAP.
11. BASIS OF BEARING: WAS ESTABLISHED USING THE TRIMBLE VRS NETWORK, NAD 83 TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, 4203, US SURVEY FOOT, GRID.
12. RIGHT-OF-WAY EASEMENTS FOR WIDENING ROADWAYS 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 POSSESSION OF ANY ROAD WIDENING EASEMENT FOR THE CONSTRUCTION, IMPROVEMENTS OF MAINTENANCE OF THE ADJACENT ROAD. 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 ATTRIBUTABLE 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.
13. 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 THE PROPERTY. 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.
14. ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THE PLAT ARE FREE OF LIENS. REQUIRED RELEASE OF LIENS SHALL BE PROVIDED TO THE COMMISSIONERS' COURT.
15. 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.
16. ALL LOT OWNERS IN THIS SUBDIVISION WHOSE LOT IS SERVED BY A SEPTIC SYSTEM SHALL BE REQUIRED TO OBTAIN A PERMIT FROM THE WILLIAMSON COUNTY AND CITIES HEALTH DISTRICT PRIOR TO CONSTRUCTION. THE SUBDIVISION DEVELOPER WILL BE HELD RESPONSIBLE TO NOTIFY BUILDERS AND LOT OWNERS OF THIS REQUIREMENT.
17. NO LOT DEVELOPMENT IS PROPOSED WITH THIS PLAT.
18. NO PORTION OF THIS TRACT IS LOCATED WITHIN EDWARDS AQUIFER CONTRIBUTING ZONE NOR THE RECHARGE ZONE.
19. ONE-WAY "CIRCULAR" DRIVEWAYS SHALL BE PROHIBITED.
20. THIS SUBDIVISION IS SUBJECT TO STORM-WATER MANAGEMENT CONTROLS AS REQUIRED BY WILLIAMSON COUNTY SUBDIVISION REGULATIONS, SECTION B11.1, ON NEW DEVELOPMENT THAT WOULD EVOKE SUCH CONTROLS BEYOND EXISTING CONDITIONS.
21. THIS SUBDIVISION IS SUBJECT TO A 5' LANDSCAPE EASEMENT OUTSIDE OF THE PUBLIC UTILITY EASEMENT TO OFF-SET THE PROPOSED IMPROVEMENTS COVER OF THE ROAD. THE 5' LANDSCAPE EASEMENT PROVIDES FAIR CONDITION GRASS IN PLACE OF THE EXISTING ROW CROPS FROM THE PROPOSED EDGE OF PAVEMENT TO 5' OUTSIDE THE PUBLIC RIGHT-OF-WAY. THIS ADDITION OF FAIR CONDITION GRASS IS SUFFICIENT TO CAUSE NO DOWNSTREAM IMPACT FROM STORM WATER RUN OFF AFTER PROPOSED CONSTRUCTION.
22. IN APPROVING THIS PLAT BY THE COMMISSIONERS' COURT OF WILLIAMSON COUNTY, TEXAS, IT IS UNDERSTOOD THAT THE 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 COMMISSIONERS' COURT OF WILLIAMSON COUNTY, TEXAS. SAID COMMISSIONERS' 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.
23. 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.
24. ALL LOT OWNERS SHALL BE REQUIRED TO SUBMIT CONSTRUCTION PLANS TO EMERGENCY SERVICES DISTRICT NO. 5, JARRELL FIRE DEPARTMENT AND RECEIVE APPROVAL BEFORE ANY DEVELOPMENT CAN BEGIN.

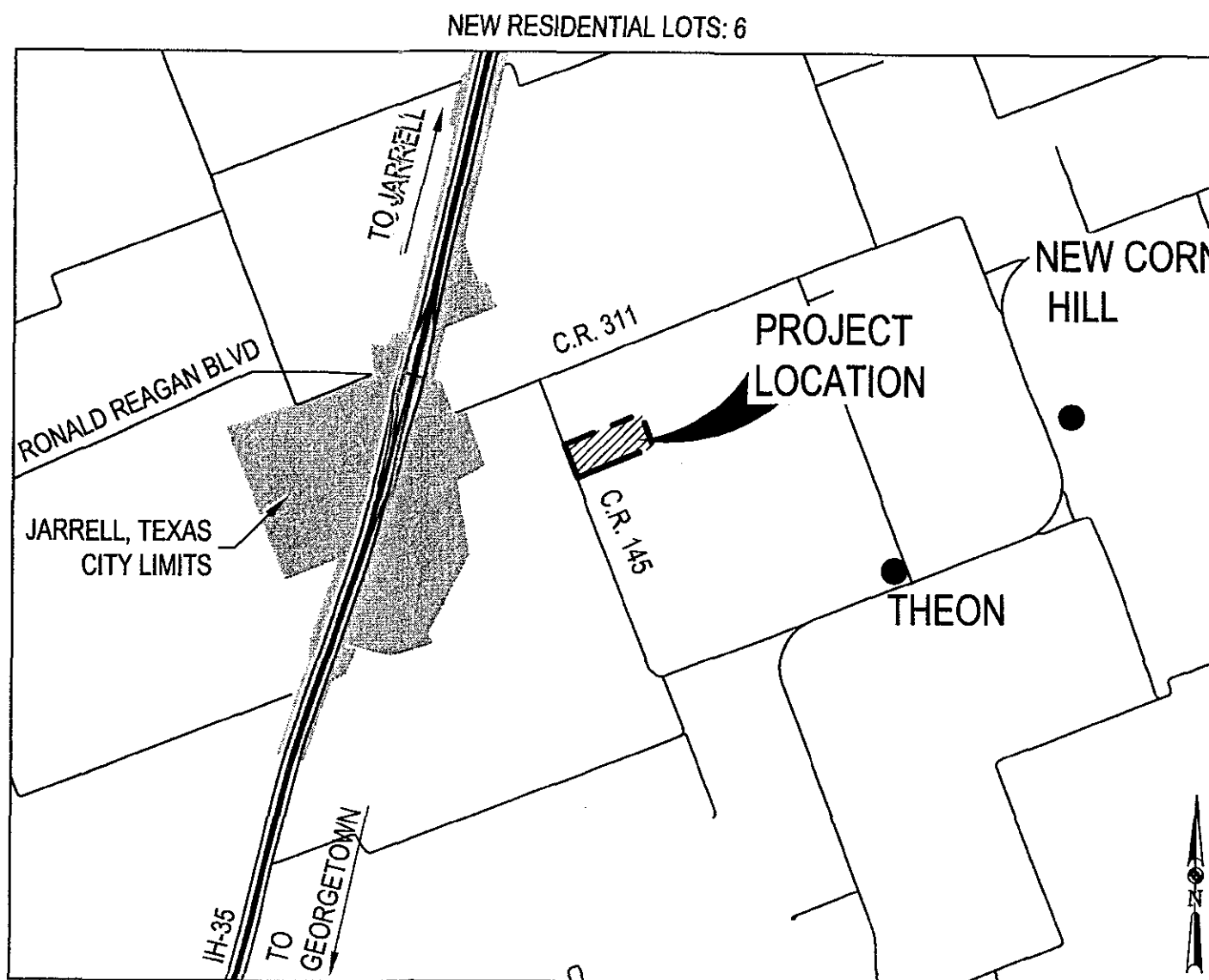


TYPICAL LOT EASEMENTS
N.T.S. (ESTABLISHED ON ALL LOTS)



FINAL PLAT OF L.R. WILLIAMS BUSINESS PARK, PHASE II

BEING A 8.285 ACRE TRACT OF LAND, LOCATED IN THE JOHN H. ESTEP SURVEY, ABSTRACT NO. 219, WILLIAMSON COUNTY, TEXAS, SAID 8.285 ACRE TRACT BEING A REMAINING PORTION OF THAT CALLED 24.292 ACRE "TRACT 3" RECORDED IN DOCUMENT NO. 2013107847, OFFICE PUBLIC RECORDS, WILLIAMSON COUNTY, TEXAS

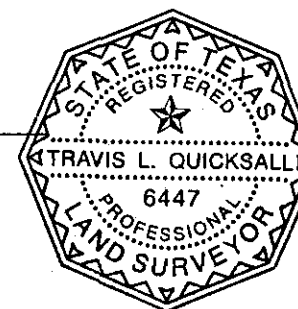


LOCATION MAP
N.T.S.

STATE OF TEXAS ☒
COUNTY OF WILLIAMSON ☒

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND

Travis L. Quicksall
REGISTERED PROFESSIONAL LAND SURVEYOR
TRAVIS QUICKSALL, R.P.L.S.



STATE OF TEXAS ☒
COUNTY OF WILLIAMSON ☒

I HEREBY CERTIFY THAT RECOGNIZED ENGINEERING PRACTICES AND STANDARDS WERE USED IN THE PREPARATION OF THIS FINAL PLAT AND IN THE DESIGN OF SITE IMPROVEMENT STRUCTURES AND WERE ACCOMPLISHED UNDER MY DIRECT SUPERVISION TO CONFORM TO ALL REQUIREMENTS OF THE WILLIAMSON COUNTY DEVELOPMENT RULES AND REGULATIONS. NO PART OF THIS TRACT IS LOCATED WITHIN EDWARDS AQUIFER CONTRIBUTING ZONE NOR THE RECHARGE ZONE.

Aaron J. Neumann
LICENSED PROFESSIONAL ENGINEER
AARON NEUMANN, P.E.

ROAD NAME AND ADDRESS ASSIGNMENTS VERIFIED THIS THE 23 DAY OF Jan, 2017 A.D.

Teresa Baker
WILLIAMSON COUNTY ADDRESSING COORDINATOR
TERESA BAKER

STATE OF TEXAS ☒
COUNTY OF WILLIAMSON ☒

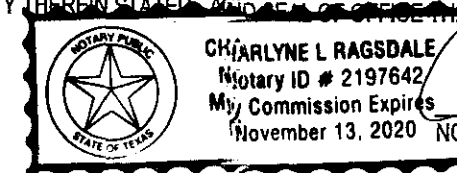
KNOW ALL MEN BY THESE PRESENTS:

I, Sissy Williams, CO-OWNER AND AGENT FOR LR WILLIAMS INDUSTRIAL, LLC, SOLE OWNER OF THE CERTAIN TRACT OF LAND SHOWN HEREON AND DESCRIBED IN A DEED RECORDED IN DOCUMENT NO. 2015073881 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, AND 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 ROADS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LIENS. THIS SUBDIVISION IS TO BE KNOWN AS L.R. WILLIAMS BUSINESS PARK PHASE II.

LR WILLIAMS INDUSTRIAL, LLC
C/O Sissy Williams
P.O. BOX 91
THORNDALE, TX 76577

Sissy Williams
OWNER

BEFORE ME, THE ABOVE AUTHORITY, ON THIS DAY PERSONALLY APPEARED *Sissy Williams* KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THIS FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN STATED.



Charlyne L. Raggsdale
NOTARY PUBLIC, STATE OF TEXAS

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 BLUE LINE (SURVEY) 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 ANY RESPONSIBILITY TO ANY MEMBER OF THE PUBLIC FOR INDEPENDENT VERIFICATION OF THE REPRESENTATIONS, FACTUAL OR OTHERWISE, CONTAINED IN THIS BLUE LINE (SURVEY) AND THE DOCUMENTS ASSOCIATED WITH IT.

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

STATE OF TEXAS ☒
COUNTY OF WILLIAMSON ☒

KNOW ALL MEN BY THESE PRESENTS:

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

DATED THIS 24 DAY OF January, 2017 A.D.

BY:

DAN A. GATTIS, COUNTY JUDGE
WILLIAMSON COUNTY, TEXAS

DATE

STATE OF TEXAS ☒
COUNTY OF WILLIAMSON ☒

KNOW ALL MEN BY THESE PRESENTS:

I, _____, COUNTY CLERK 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 24 DAY OF January, 2017 A.D. AT _____ O'CLOCK _____ M AND DULY RECORDED THIS DAY OF January, 2017 A.D. AT _____ O'CLOCK _____ M, IN THE PLAT RECORDS OF SAID COUNTY IN CABINET _____, SLIDE _____.

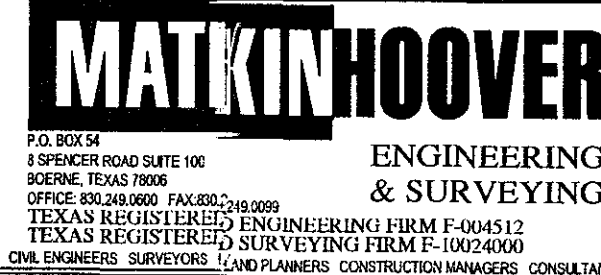
TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT THE COUNTY COURT OF SAID COUNTY, AT MY OFFICE IN GEORGETOWN, TEXAS, THE DATE LAST SHOWN ABOVE WRITTEN.

NANCY RISTER, CLERK COUNTY COURT OF
WILLIAMSON COUNTY, TEXAS

BY: DEPUTY

SITE SUMMARY

LR WILLIAMS LANE: 8448 L.F.
DESIGN SPEED: 30 MPH
LR WILLIAMS COURT: 2558 L.F.
DESIGN SPEED: 30 MPH



DATE: JANUARY 2017

JOB NO. 2754.01

SHEET 2 OF 2

OWNER/DEVELOPER:
LR WILLIAMS INDUSTRIAL, LLC
C/O Sissy Williams
PO BOX 91
THORNDALE, TX 76577
OFF: (800) 511-2430
DROBERTS@LONESTARLANDPARTNERS.COM

AGENT/PREPARER:
MATKIN HOOVER
ENGINEERING & SURVEYING
C/O AARON J. NEUMANN, P.E.
8 SPENCER ROAD SUITE 100
BOERNE, TEXAS 78006
OFF: (830) 249-0600
FAX: (830) 249-0099
ANEUMANN@MATKINHOOVER.COM

L.R. WILLIAMS BUSINESS PARK, PHASE II

BEING AN 8.285 ACRE TRACT OF LAND LOCATED IN THE JOHN H. ESTEP
SURVEY, ABSTRACT NO. 219, WILLIAMSON COUNTY, TEXAS, SAID 8.285
ACRE TRACT BEING A REMAINING PORTION OF A CALLED 24.292 ACRE
"TRACT 3" RECORDED IN DOCUMENT NO. 2013107847, OFFICIAL PUBLIC
RECORDS, WILLIAMSON COUNTY, TEXAS.

FIELD NOTES FOR AN 8.285 ACRE TRACT OF LAND

BEING AN 8.285 ACRE TRACT OF LAND LOCATED IN THE JOHN H. ESTEP SURVEY, ABSTRACT NO. 219, WILLIAMSON COUNTY, TEXAS, SAID 8.285 ACRE TRACT BEING A REMAINING PORTION OF THAT CALLED "TRACT 3" BEING 24.292 ACRE "TRACT 3" RECORDED IN DOCUMENT NO. 2013107847, OFFICIAL PUBLIC RECORDS, WILLIAMSON COUNTY, TEXAS; SAID 8.285 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP LOCATED IN THE EAST RIGHT-OF-WAY LINE OF COUNTY ROAD 145, SAID POINT BEING A WEST CORNER OF LOT 2, L.R. WILLIAMS BUSINESS PARK PHASE ONE;

1. THENCE, WITH THE EAST RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 145, THE WEST LINE OF SAID 24.292 ACRE TRACT, N 21°28'26" W A DISTANCE OF 130.00' TO A 1/2" IRON ROD FOUND WITH BLUE "QUICK INC RPLS 6447" PLASTIC CAP LOCATED AT WEST CORNER OF LOT 1, L.R. WILLIAMS BUSINESS PARK PHASE ONE

THENCE, DEPARTING THE RIGHT-OF-WAY LINE OF COUNTY ROAD 145 FOLLOWING THE SOUTHERN LINES OF L.R. WILLIAMS BUSINESS PARK LOT 1, THE FOLLOWING THREE (3) COURSES AND DISTANCES:

2. WITH A CURVE TO THE LEFT CONTAINING A RADIUS OF 35.00', A CENTRAL ANGLE OF 90°29'08", A CHORD BEARING S 66°42'59" E A DISTANCE OF 49.71' TO A 1/2" IRON ROD FOUND WITH BLUE "QUICK INC RPLS 6447" PLASTIC CAP FOR A POINT OF TANGENCY;

3. N 68°02'27" E A DISTANCE OF 405.40' TO A 1/2" IRON ROD FOUND WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP LOCATED AT THE SOUTHEAST CORNER OF SAID LOT 1, L.R. WILLIAMS BUSINESS PARK PHASE ONE, SAID POINT BEING AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

4. N 21°57'33" W A DISTANCE OF 199.99' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING IN THE NORTH LINE OF THE REMAINING PORTION OF SAID 24.292 ACRE TRACT;

5. THENCE, WITH THE NORTH LINE OF THE REMAINING PORTION OF SAID 24.292 ACRES TRACT N 68°02'27" E DISTANCE OF 440.00' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, ACROSS SAID 24.292 ACRE TRACT THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

6. S 21°57'39" E A DISTANCE OF 199.99 TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
7. S 68°02'27" W A DISTANCE OF 45.00' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
8. S 21°57'39" E A DISTANCE OF 60.00' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
9. N 68°02'27" E A DISTANCE OF 78.00' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
10. S 21°57'39" E A DISTANCE OF 235.99' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
11. N 68°02'27" E A DISTANCE OF 99.00' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
12. S 21°57'39" E A DISTANCE OF 179.47' TO A 1/2" IRON ROD SET WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING IN THE SOUTH LINE OF SAID 24.292 ACRE TRACT;
13. THENCE, S 68°02'26" W A DISTANCE OF 607.51' TO A 1/2" IRON ROD FOUND WITH A BLUE "QUICK" INCL RPMS 6447" PLASTIC CAP LOCATED AT THE SOUTHEAST CORNER OF LOT 3, L.R. WILLIAMS BUSINESS PARK PHASE ONE;

THENCE, FOLLOWING MULTIPLE LINES OF SAID L.R. WILLIAMS BUSINESS PARK PHASE ONE, THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

14. N 21°28'26" W A DISTANCE OF 211.53' TO A 1/2" IRON ROD FOUND WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP LOCATED AT THE NORTHEAST CORNER OF SAID LOT 3, L.R. WILLIAMS BUSINESS PARK PHASE ONE, SAID POINT BEING IN THE SOUTH LINE OF LOT 2, L.R. WILLIAMS BUSINESS PARK PHASE ONE;

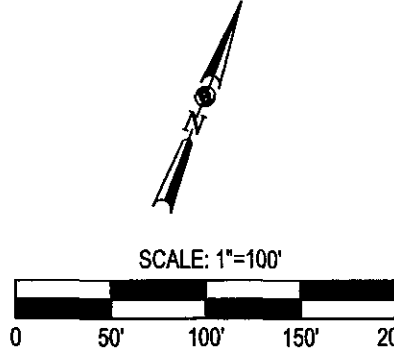
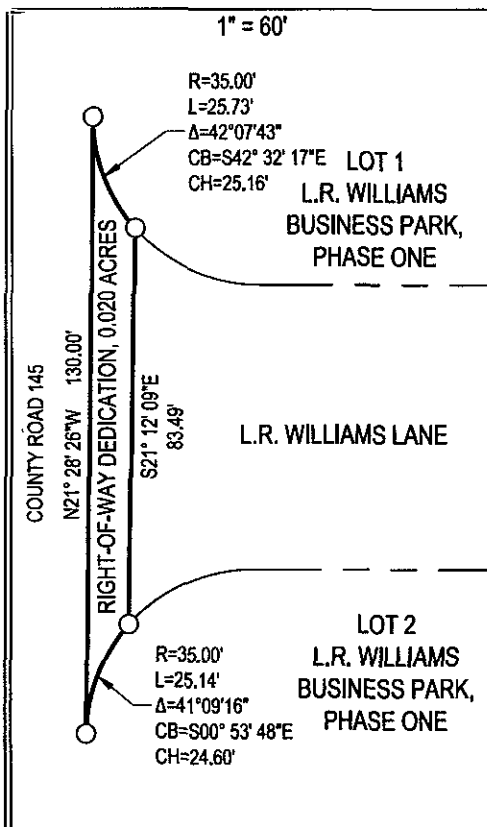
15. N 68°31'34" E A DISTANCE OF 30.7' TO A 1/2" IRON ROD FOUND WITH A BLUE "QUICK INC RPLS 6447" PLASTIC CAP AT THE SOUTHEAST CORNER OF SAID LOT 2;

16. N 21°57'33" W A DISTANCE OF 204.20' TO A 1/2" IRON ROD FOUND WITH A BLUE: *QUICK INC RPLS 6447" PLASTIC CAP AT THE NORTHEAST CORNER OF SAID LOT 2;

17. S 68°02'27" W A DISTANCE OF 403.50' TO A 1/2" IRON ROD FOUND WITH A BLUE: "QUICK INC RPLS 6447" PLASTIC CAP FOUND AT A POINT OF CURVATURE:

18. WITH A CURVE TO THE LEFT CONTAINING A RADIUS OF 35.00', A CENTRAL ANGLE OF $90^{\circ}29'08''$, A CHORD BEARING $S\ 23^{\circ}17'01''\ W$ A DISTANCE OF 49.29' TO THE POINT OF BEGINNING CONTAINING 8.285 ACRES OF LAND;

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	25.00'	39.27'	90°00'00"	S23° 02' 27"W	35.36'
C2	25.00'	21.68'	49°40'47"	S46° 47' 57"E	21.00'
C3	60.00'	52.08'	89°44'04"	S46° 46' 21"E	50.46'
C4	60.00'	94.19'	89°56'48"	S23° 04' 03"W	84.81'
C5	80.00'	125.75'	120°04'55"	N51° 55' 06"W	103.97'
C6	80.00'	20.52'	19°35'53"	N17° 55' 18"E	20.42'
C7	25.00'	21.68'	49°40'47"	N02° 52' 50"E	21.00'
C8	25.00'	39.27'	90°00'00"	N66° 57' 33"W	35.36'
C9	35.00'	54.68'	89°30'52"	N23° 17' 01"E	49.29'
C10	35.00'	55.27'	90°29'08"	N66° 42' 59"W	49.71'



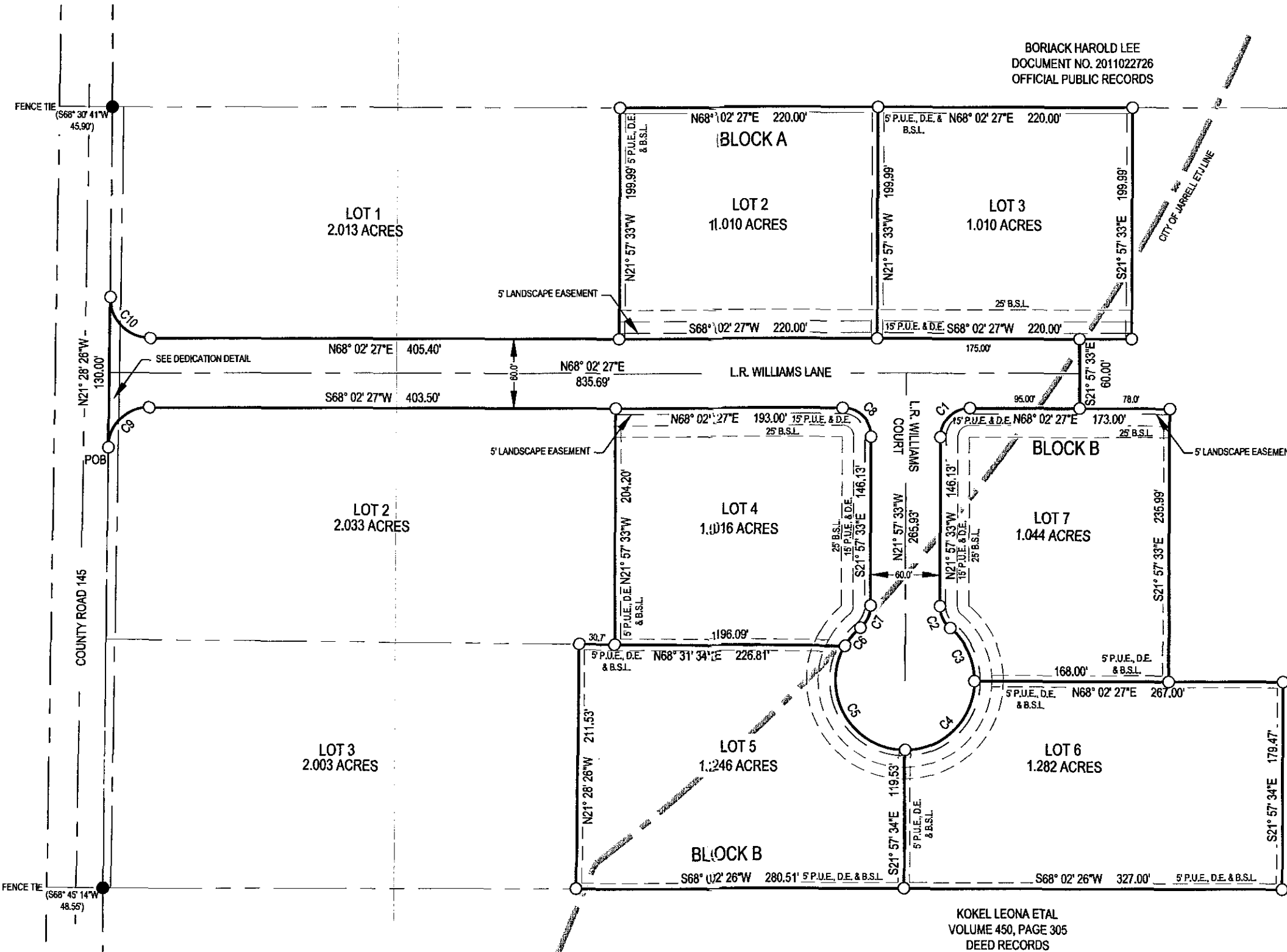
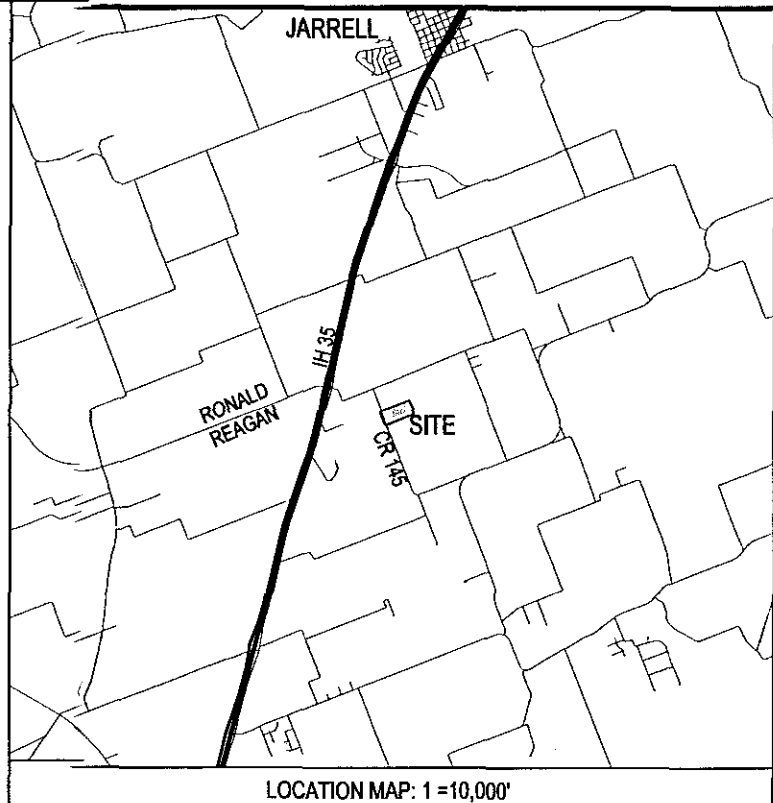
LEGEND

B.S.L

D.E.

P.U.E

1/2" IRON ROD WITH A BLUE "QUICK INC.
RPLS 3447" PLASTIC CAP
BUILDING SETBACK LINE
DRAINAGE EASEMENT
PUBLIC UTILITY EASEMENT



REMAINING PORTION OF 24.292 ACRES
"TRACT 3"
DOCUMENT NO. 2013107847
OFFICIAL PUBLIC RECORDS

KOKEL LEONA ETAL
/VOLUME 450, PAGE 305
DEED RECORDS

ENGINEER
MATKIN HOOVER ENGINEERING
8 SPENCER ROAD, SUITE 100
GEORGETOWN, TEXAS, 78006
830-249-0600

OWNER/AGENT
SISSY WILLIAMS
LR WILLIAMS BUSINESS PARK LL
P.O. BOX 872
THORNDALE, TEXAS, 76577
512-786-2570



REVISION DATE: DECEMBER 22, 2016

JOB NO. 15-2123

SHEET 1 OF 2