

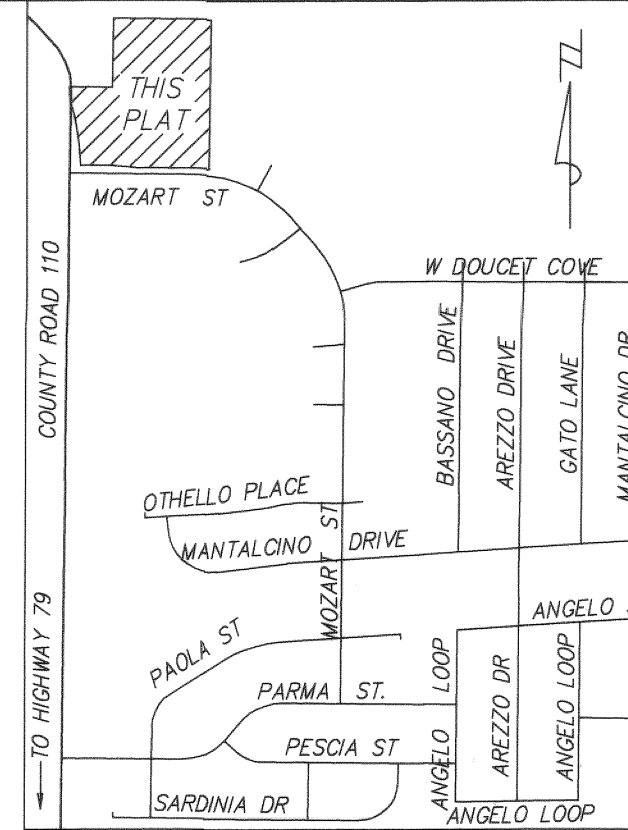
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- LEGEND:
- = SET 1/2" IRON ROD WITH RJ SURVEYING CAP
  - △ = CALCULATED POINT
  - = 1/2" IRON ROD FOUND
  - ⬢ = 6" DIAMETER FENCE POST
  - ℄ = CENTER LINE
  - DE = DRAINAGE EASEMENT
  - PUE = PUBLIC UTILITY EASEMENT
  - AE = ACCESS EASEMENT
  - OPRWC = OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY

BEARING BASIS IS REFERENCED TO THE NORTH LINE OF MOZART STREET BY PLAT OF SIENA SECTION 20, DOC. NO. 2016051342 OPRWC, HAVING A BEARING OF N89°26'11"W.

PLAT OF  
**MOZART PATIO HOMES AT SEINA**  
WILLIAMSON COUNTY, TEXAS

SCALE: 1"=100'



CITY OF ROUND ROCK CONTROL  
MONUMENT BRASS DISK IN  
CONCRETE  
No. 01-038  
NORTHING: 10178429.1049  
EASTING: 3154785.3870  
ELEVATION: 716.2009  
NAD 83/HARN 93 TEXAS STATE  
PLANE COORDINATE SYSTEM,  
CENTRAL ZONE

MUSTANG BOAT & STORAGE LLC,  
10.00 ACRES  
DOCUMENT NO. 2009083770, OPRWC

10' ATMOS ENERGY GAS EASEMENT  
DOC. No. 2014054385, OPRWC

SEDC DEVCO, INC.  
291.9779 ACRES  
DOC. No. 2013084236 OPRWC

COUNTY  
ROAD 122

KAREN LEA & MICHAEL & JANICE M  
PARKER  
99 ACRES  
DOC No. 20080573457 OPRWC

LEROY STARNES  
CALLED TOTAL 3.00 ACRES  
VOL. 946, PAGE 211 & 214  
DRWC

NANCY & THOMAS ARREDONDE,  
3.90 ACRES  
DOC. 2003057598 DRWC

ZOE'S PLACE LTD  
6.94 ACRES  
DOC. 2015110894 DRWC  
APPROXIMATELY S17°51'37"W  
13686' TO SW CORNER OF  
ROBERT McNUTT SURVEY,  
ABSTRACT No. 422

COUNTY ROAD 110

RIGHT OF WAY TO WILLIAMSON COUNTY  
0.256 ACRE, EXHIBIT "C"  
DOC No. 2016071547 OPRWC

J. SWENSON  
REMAINDER OF  
22 ACRE TRACT  
VOLUME 1200, PAGE 79  
DRWC

10' ATMOS ENERGY GAS EASEMENT  
DOC. No. 2014053321, OPRWC

SEE SHEET 2 FOR  
EASEMENT DETAILS

LOT 1, BLOCK A

MOZART STREET  
SIENA SECTION 20  
DOC No. 2016051342 OPRWC

X=3156930.2581  
Y=10175712.2601

30' WME CITY OF ROUND ROCK  
DOC. NO. 2011070506 OPRWC

SIENA SECTION 17  
DOC No. 2017063706  
OPRWC

ULTIMATE 1% ANNUAL  
CHANCE FLOODPLAIN

SIENA SECTION 16  
DOC No. 2016080532 OPRWC

SIENA SECTION 20  
DOC No. 2016051342 OPRWC

WILLIAMSON COUNTY NOTE:

IMPROVEMENTS WITHIN THE COUNTY ROAD RIGHT-OF-WAY  
INCLUDING, BUT NOT LIMITED TO, LANDSCAPING, IRRIGATION  
LIGHTING, CUSTOM SIGNS, IS PROHIBITED WITHOUT FIRST  
OBTAINING AN EXECUTED LICENSE AGREEMENT WITH  
WILLIAMSON COUNTY.

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BRNG.	CHORD
C1	58.97	682.50	4°57'03"	N86°57'40"W	58.96
C2	349.09	1268.00	15°46'27"	S09°02'21"E	347.99
C3	66.59	300.00	12°43'03"	N06°52'04"E	66.45
C4	66.59	300.00	12°43'03"	N06°52'04"E	66.45
C5	44.39	200.00	12°43'03"	N83°07'56"W	44.30
C6	35.46	150.00	13°32'39"	N83°44'13"E	35.38

LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°30'33"E	47.58
L2	N13°13'36"E	19.14
L3	N13°13'36"E	30.86

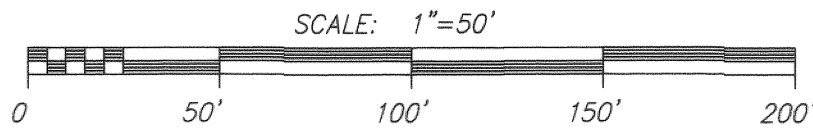
SITE DATA:  
10.883 ACRES  
1 LOT

DATE: 12 OCTOBER 2017 SCALE: 1" = 100'

**RANDALL JONES & ASSOCIATES ENGINEERING, INC.**  
2900 JAZZ STREET, ROUND ROCK, TEXAS, 78664  
(512) 836-4793 FAX: (512) 836-4817 F-9784

**RJ SURVEYING & ASSOCIATES, INC.**  
2900 JAZZ STREET, ROUND ROCK, TEXAS, 78664  
(512) 836-4793 FAX: (512) 836-4817

PLAT OF  
MOZART PATIO HOMES AT SEINA  
WILLIAMSON COUNTY, TEXAS



10' ATMOS ENERGY GAS EASEMENT  
DOC. No. 2014054385, OPRWC

S89°31'07"E  
512.76'

332.93'

500°43'08"W  
780.98'

448.06'

COUNTY ROAD 110

MOZART STREET

DATE: 12 OCTOBER 2017

SCALE: 1" = 50'

**RANDALL JONES & ASSOCIATES ENGINEERING, INC.**  
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SHEET 2 OF 3 SHEETS

F-10015400



## NOTES:

1. NO OBSTRUCTIONS, INCLUDING BUT NOT LIMITED TO FENCING OR STORAGE, SHALL BE PERMITTED IN ANY DRAINAGE EASEMENTS SHOWN HEREON.
2. NO STRUCTURE OR LAND IN THIS PLAT SHALL HEREFTER BE LOCATED OR ALTERED WITHOUT FIRST OBTAINING A DEVELOPMENT PERMIT FROM THE WILLIAMSON COUNTY FLOOD PLAIN ADMINISTRATOR.
3. WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY JONAH WATER SPECIAL UTILITY DISTRICT.
4. SANITARY SEWER SERVICE WILL BE PROVIDED BY THE CITY OF ROUND ROCK.
5. THIS SUBDIVISION IS LOCATED WITHIN THE BOUNDARIES OF SIENA MUNICIPAL UTILITY DISTRICT No. 1.
6. SIDEWALKS WILL BE MAINTAINED BY THE ADJACENT HOMEOWNERS.
7. THE COUNTY (WILLIAMSON COUNTY) WILL ASSUME NO RESPONSIBILITY FOR DRAINAGE OR EASEMENTS IN THIS SUBDIVISION OUTSIDE OF THE ROADWAY RIGHT-OF-WAY. MAINTENANCE AND LIABILITY OF IMPROVEMENTS INCLUDING BUT NOT LIMITED TO LANDSCAPING, ILLUMINATION, SIDEWALKS, WATER QUALITY FEATURES, PRIVATE DRIVEWAYS, OR ANY OTHER IMPROVEMENTS REQUIRED BY OTHER GOVERNMENTAL AGENCIES SHALL NOT BE THE RESPONSIBILITY OF THE COUNTY.
8. THE CONSTRUCTION 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 PROPERTY 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 DRAINAGE OR PROTECTING THE ROAD SYSTEMS AND STREETS.
9. THE ROADS IN THIS DEVELOPMENT ARE PRIVATE. WILLIAMSON COUNTY WILL NEVER ACCEPT OR MAINTAIN THE ROADS UNLESS THEY MEET COUNTY STANDARDS IN EFFECT AT THE TIME OF ACCEPTANCE BY THE COUNTY, AND THAT THE ROADS SHALL BE MAINTAINED TO A STANDARD THAT WILL ALLOW FOR EMERGENCY SERVICES ACCESS IN PERPETUITY.
10. 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 (BASE FLOOD ELEVATION), WHICHEVER IS HIGHER.

## DESCRIPTION:

THAT PART OF THE ROBERT MCNUTT SURVEY, ABSTRACT NO. 422 IN WILLIAMSON COUNTY, TEXAS, BEING ALL OF THE REMAINDER OF THAT 11.1361 ACRE TRACT (TRACT 1) OF LAND CONVEYED TO SIENA NORTH DEVCO, INC., BY DEED RECORDED IN DOCUMENT NO. 2016056625 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE LEFT, BEING THE SOUTHWEST CORNER LOT 88A, BLOCK R, SIENA SECTION 17 LOT 117 BLOCK O AND LOT 88 BLOCK R AMENDED ACCORDING TO THE PLAT THEREOF RECORDED IN DOCUMENT NO. 2017063706 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND ON THE NORTH LINE OF MOZART STREET (VARIABLE WIDTH RIGHT-OF-WAY), ACCORDING TO THE PLAT OF SIENA SECTION 20 RECORDED IN DOCUMENT NO. 2016051342 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS AND AT THE SOUTHEAST CORNER OF SAID 11.1361 ACRE TRACT;

THENCE ALONG THE NORTH LINE OF SAID MOZART STREET AND THE SOUTH LINE OF SAID 11.1361 ACRE TRACT THE FOLLOWING FOUR COURSES:

1. WESTERLY ALONG THE ARC OF SAID CURVE, AN ARC LENGTH OF 58.97, SAID CURVE HAVING A RADIUS OF 682.50 FEET, A CENTRAL ANGLE OF 04°57'03", AND A CHORD BEARING N86°57'40"W A DISTANCE OF 58.96 FEET TO A 1/2" IRON ROD SET;
2. N89°26'11"W A DISTANCE OF 312.67 FEET TO A 1/2" IRON ROD SET;
3. N85°37'21"W A DISTANCE OF 150.33 FEET TO A 1/2" IRON ROD SET;
4. N89°26'11"W A DISTANCE OF 149.81 FEET TO A 1/2" IRON ROD SET AT A POINT ON A NON-TANGENT CURVE TO THE LEFT FOR THE SOUTHEAST CORNER OF A 0.256 ACRE TRACT OF LAND (PARCEL 20S) CONVEYED TO WILLIAMSON COUNTY, TEXAS, BY DEED RECORDED IN DOCUMENT NO. 2016071547 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS;

THENCE NORTHERLY ALONG THE EAST LINE OF SAID 0.256 ACRE TRACT AND ALONG THE ARC OF SAID CURVE AND ACROSS SAID 11.1361 ACRE TRACT, AN ARC LENGTH OF 349.09 FEET, SAID CURVE HAVING A RADIUS OF 1,268.00 FEET, A CENTRAL ANGLE OF 15°46'27" AND A CHORD BEARING N09°02'21"W A DISTANCE OF 347.99 FEET TO A 1/2" IRON ROD SET ON THE EAST LINE OF COUNTY ROAD 110 AT THE NORTH CORNER OF SAID 0.256 ACRE TRACT;

THENCE N02°57'28"W ALONG THE EAST LINE OF SAID COUNTY ROAD 110 AND THE WEST LINE OF SAID 11.1361 ACRE TRACT, A DISTANCE OF 64.58 FEET TO A 1/2" IRON ROD FOUND AT THE SOUTHWEST CORNER OF A REMAINDER OF A 22.0 ACRE TRACT OF LAND CONVEYED TO JACK R. SWENSON BY DEED RECORDED IN VOLUME 1200, PAGE 79 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS FOR THE MOST WESTERLY NORTHWEST OF SAID 11.1361 ACRE TRACT;

THENCE ALONG THE SOUTH AND EAST LINES OF SAID 22.0 ACRE TRACT AND THE NORTH AND WEST LINES OF SAID 11.1361 ACRE TRACT THE FOLLOWING TWO COURSES:

1. S89°31'14"E A DISTANCE OF 223.29 FEET TO 6" DIAMETER FENCE POST FOUND AT THE SOUTHEAST CORNER OF SAID 22.0 ACRE TRACT AND AT AN INSIDE ELL CORNER OF SAID 11.1361 ACRE TRACT;
2. N00°28'49"E A DISTANCE OF 359.79 FEET TO A 6" DIAMETER FENCE POST FOUND AT THE NORTHEAST CORNER OF SAID 22.0 ACRE TRACT, BEING ON THE SOUTH LINE OF A 10.00 ACRE TRACT OF LAND CONVEYED TO MUSTANG BOAT & RV STORAGE, LLC BY DEED RECORDED IN DOCUMENT NO. 2009083770 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND AT THE MOST NORTHERLY NORTHWEST CORNER OF SAID 11.1361 ACRE TRACT;

THENCE S89°31'07"E ALONG THE SOUTH LINE OF SAID 10.00 ACRE TRACT AND THE NORTH LINE OF SAID 11.1391 ACRE TRACT, A DISTANCE OF 512.76 FEET TO A 1/2" IRON ROD FOUND AT THE SOUTHEAST CORNER OF SAID 10.00 ACRE TRACT, BEING ON THE WEST LINE OF A 291.9779 ACRE TRACT OF LAND CONVEYED TO SEDCO DEVCO, INC., BY DEED RECORDED IN DOCUMENT NO. 2013084236 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND AT THE NORTHEAST CORNER OF SAID 11.1361 ACRE TRACT;

THENCE S00°43'08"W IN PART ALONG THE WEST LINE OF SAID 291.9779 ACRE TRACT, THE WEST LINE OF SAID LOT 88A, BLOCK R AND THE EAST LINE OF SAID 11.1361 ACRE TRACT, PASSING AT A DISTANCE OF 332.92 FEET A 1/2" IRON ROD SET AT THE SOUTHWEST CORNER OF SAID 291.9779 ACRE TRACT AND THE MOST WESTERLY NORTHWEST CORNER OF SAID LOT 88A, BLOCK R, CONTINUING FOR A TOTAL DISTANCE OF 780.98 FEET TO THE SAID POINT OF BEGINNING.

CONTAINING 10.883 ACRES, MORE OR LESS.  
ALL IRON RODS SET HAVE "RJ SURVEYING" CAPS.  
ALL BEARINGS ARE BASED ON THE NORTH RIGHT-OF-WAY LINE OF MOZART STREET, CALLED N89°26'11"W ON THE PLAT OF SIENA SECTION 20 RECORDED IN DOCUMENT NUMBER 2016051342 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF WILLIAMSON

THAT, SIENA NORTH DEVCO, INC., BEING THE OWNER OF THE CERTAIN 11.1361 ACRE TRACT OF LAND DESCRIBED IN A DEED RECORDED IN DOCUMENT No. 2016056625 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES 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, RIGHT-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 MOZART PATIO HOMES AT SIENA.

TO CERTIFY WHICH, WITNESS BY MY HAND THIS 23 DAY OF July, 2018

SIENA NORTH DEVCO, INC., A TEXAS CORPORATION

JOHN S. LLOYD, PRESIDENT  
4720-4 ROCKCLIFF ROAD  
AUSTIN, TEXAS 78746

THE STATE OF TEXAS

COUNTY OF ~~WILLIAMSON~~ TRAVIS

BEFORE ME ON THIS DAY PERSONALLY APPEARED JOHN S. LLOYD, PRESIDENT OF SIENA NORTH DEVCO, INC., 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 23 DAY OF July, A. D., 20 18

BY: Cody Mitchell  
NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME: Cody E. MitchellMY COMMISSION EXPIRES: 5/26/2022

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF

THAT INTERNATIONAL BANK OF COMMERCE, THE LIEN HOLDER OF THAT CERTAIN 11.1361 ACRE TRACT OF LAND RECORDED IN DOCUMENT Nos. 2016056626, 2016056628, 2016057095, AND 2016058638 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS DOES HEREBY CONSENT TO THE SUBDIVISION OF THAT CERTAIN 10.883 ACRE TRACT OF LAND SITUATED IN WILLIAMSON COUNTY, TEXAS, AND DOES FURTHER HEREBY JOIN, APPROVE, AND CONSENT TO THE DEDICATION TO THE PUBLIC FOREVER USE OF THE STREETS, ALLEYS, EASEMENTS AND ALL OTHER LANDS INTENDED FOR PUBLIC DEDICATION AS SHOWN HEREON.

INTERNATIONAL BANK OF COMMERCE, A TEXAS BANKING ASSOCIATION

BY: Deborah S. PortmanNAME: Deborah S. PortmanTITLE: First Vice President

BEFORE ME ON THIS DAY PERSONALLY APPEARED Deborah Portman, First Vice President OF INTERNATIONAL BANK OF COMMERCE, 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 25th DAY OF July, A. D., 20 18

BY: Erin R. Welch  
NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME: Erin R. WelchMY COMMISSION EXPIRES: 08-12-2018

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF

THAT SIENA KYLE COMMERCIAL, LP., A TEXAS LIMITED PARTNERSHIP, THE LIEN HOLDER OF THAT CERTAIN 11.1361 ACRE TRACT OF LAND RECORDED IN DOCUMENT No. 2016056629 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES HEREBY CONSENT TO THE SUBDIVISION OF THAT CERTAIN 10.883 ACRE TRACT OF LAND SITUATED IN WILLIAMSON COUNTY, TEXAS, AND DOES FURTHER HEREBY JOIN, APPROVE AND CONSENT TO THE DEDICATION TO THE PUBLIC FOREVER USE OF THE STREETS, ALLEYS, EASEMENTS AND ALL OTHER LANDS INTENDED FOR PUBLIC DEDICATION AS SHOWN HEREON.

SIENA KYLE COMMERCIAL, LP., A TEXAS LIMITED PARTNERSHIP

BY: SIENA KYLE GP, LLC,  
A TEXAS LIMITED LIABILITY COMPANY  
ITS GENERAL PARTNER

BY: John S. LloydNAME: JOHN S. LLOYDTITLE: PARTNER

BEFORE ME ON THIS DAY PERSONALLY BEFORE ME ON THIS DAY PERSONALLY APPEARED John S. Lloyd OF SIENA KYLE GP, LLC, 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 23 DAY OF July, A. D., 20 18

BY: Cody Mitchell  
NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME: Cody E. MitchellMY COMMISSION EXPIRES: 5/26/2022

PLAT OF

# MOZART PATIO HOMES AT SIENA

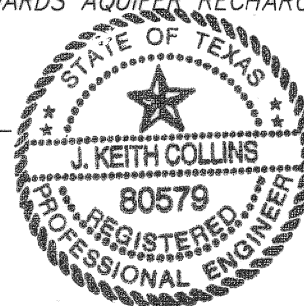
WILLIAMSON COUNTY, TEXAS

## ENGINEER'S CERTIFICATION

NO PORTION OF THIS TRACT IS WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON FLOOD INSURANCE RATE COMMUNITY PANEL NUMBER 48491C051E EFFECTIVE SEPTEMBER 26, 2008 FOR WILLIAMSON COUNTY, TEXAS.

I, J. KEITH COLLINS, 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

KEITH COLLINS DATE 7/20/18  
LICENSED PROFESSIONAL ENGINEER NO. 80579



## SURVEYOR'S CERTIFICATION

I, JOHN D. KIPP, 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.

John D Kipp 07/20/2018  
DATE  
JOHN D. KIPP  
R.P.L.S. NO. 5844  
STATE OF TEXAS



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

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF WILLIAMSON

THAT 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.

DAN A. GATTIS, COUNTY JUDGE  
WILLIAMSON COUNTY, TEXAS

DATE

STATE OF TEXAS

COUNTY OF WILLIAMSON

I, NANCY RISTER, CLERK OF THE COUNTY COURT OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IN WRITING, WITH ITS CERTIFICATION OF AUTHENTICATION, WAS FILED FOR RECORD IN MY OFFICE ON THE \_\_\_\_ DAY OF \_\_\_\_\_ A.D. \_\_\_\_\_, AT \_\_\_\_ O'CLOCK \_\_\_\_ M. AND DULY RECORDED ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 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 OF THE COUNTY COURT OF SAID COUNTY, AT OFFICE IN GEORGETOWN, TEXAS, THE DATE LAST WRITTEN ABOVE.

NANCY RISTER, CLERK,  
COUNTY COURT WILLIAMSON COUNTY, TEXAS

BY: \_\_\_\_\_  
DEPUTY

DATE: MAY 9, 2018

**RANDALL JONES & ASSOCIATES ENGINEERING, INC.**  
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