

OWNERS CERTIFICATION

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

KNOW ALL MEN BY THESE PRESENTS;

THAT MOLLY ANN BOWMAN THOMAS, OWNER OF THE CERTAIN TRACT OF LAND SHOWN HEREON AND DESCRIBED IN A DEED RECORDED IN DOCUMENT NO. 2018100194 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, 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. THIS SUBDIVISION IS TO BE KNOWN AS PSALM 23 SUBDIVISION, LOCATED IN WILLIAMSON COUNTY, TEXAS.

TO CERTIFY WHICH, WITNESS BY MY HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

MOLLY ANN BOWMAN THOMAS, AUTHORIZED PERSON
100 VICKSBURG LOOP
ELGIN, TEXAS 78621

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME
MY COMMISSION EXPIRES: \_\_\_\_\_

OWNERS CERTIFICATION

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

KNOW ALL MEN BY THESE PRESENTS;

THAT BRUCE PHILLIP THOMAS JR., OWNER OF THE CERTAIN TRACT OF LAND SHOWN HEREON AND DESCRIBED IN A DEED RECORDED IN DOCUMENT NO. 2018100194 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, 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. THIS SUBDIVISION IS TO BE KNOWN AS PSALM 23 SUBDIVISION, LOCATED IN WILLIAMSON COUNTY, TEXAS.

TO CERTIFY WHICH, WITNESS BY MY HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

BRUCE PHILLIP THOMAS JR., AUTHORIZED PERSON
100 VICKSBURG LOOP
ELGIN, TEXAS 78621

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME
MY COMMISSION EXPIRES: \_\_\_\_\_

LIEN HOLDER

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

KNOW ALL MEN BY THESE PRESENTS;

THAT PAULA CHRISANNE BROWN BRYANT, THE LIEN HOLDER OF THAT CERTAIN 3.000 ACRE TRACT OF LAND RECORDED IN DOCUMENT NUMBER 2018100194 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES HEREBY CONSENT TO THE SUBDIVISION OF THAT CERTAIN 3.000 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.

BY: \_\_\_\_\_
TITLE \_\_\_\_\_

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

BY: \_\_\_\_\_
NOTARY PUBLIC, STATE OF TEXAS
PRINTED NAME
MY COMMISSION EXPIRES: \_\_\_\_\_

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.

ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LEINS.

THIS SUBDIVISION IS SUBJECT TO STORM-WATER MANAGEMENT CONTROLS AS REQUIRED BY WILLIAMSON COUNTY SUBDIVISION REGULATIONS, SECTION B11.1 (B10.1 2000 RULES), ON NEW DEVELOPMENT THAT WOULD EVOKE SUCH CONTROLS BEYOND EXISTING CONDITIONS. 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.

NO STRUCTURE OR LAND IN THIS PLAT SHALL HEREAFTER BE LOCATED OR ALTERED WITHOUT FIRST OBTAINING A CERTIFICATE OF COMPLIANCE [FLOODPLAIN DEVELOPMENT PERMIT] [FOR LOTS \_\_\_, \_\_\_ AND \_\_\_] FROM THE WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR.

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.

PRELIMINARY PLAT
PSALM 23 SUBDIVISION

SURVEYOR'S CERTIFICATION

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

THAT I, BRUCE LANE BRYAN, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE ON THE GROUND SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION ORDINANCES ADOPTED BY WILLIAMSON COUNTY, TEXAS. THE PLAT SHOWN HEREON IS A TRUE, CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY AS DETERMINED BY AN ON-THE-GROUND SURVEY. THERE ARE NO ENCROACHMENTS, CONFLICTS OR PROTRUSIONS, EXCEPT AS SHOWN HEREON, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY. THE ATTACHED METES AND BOUNDS DESCRIPTION RESULTS IN A SATISFACTORY MATHEMATICAL CLOSURE. THIS TRACT IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.

BRUCE LANE BRYAN
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4249
STATE OF TEXAS
TBPLS FIRM REGISTRATION NO. 10128500

ENGINEER'S CERTIFICATION

I, DENNIS W. HILL, REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS SUBDIVISION, PARCEL IS NOT ENCROACHED BY A ZONE A FLOOD AREA, AS DENOTED HEREIN, AND AS DEFINED BY FEDERAL EMERGENCY MANAGEMENT ADMINISTRATION FLOOD HAZARD BOUNDARY MAP, COMMUNITY PANEL NUMBER 48491C0725E, EFFECTIVE DATE SEPTEMBER 26, 2008, AND THAT EACH LOT CONFORMS TO THE COUNTY OF WILLIAMSON REGULATIONS. THE FULLY DEVELOPED, CONCENTRATED STORMWATER RUNOFF RESULTING FROM THE ONE HUNDRED (100) YEAR FREQUENCY STORM IS CONTAINED WITHIN THE DRAINAGE EASEMENT SHOWN AND / OR PUBLIC RIGHT OF WAY DEDICATED BY THIS PLAT. TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT, TAYLOR, WILLIAMSON COUNTY, TEXAS, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019

DENNIS W. HILL
REGISTERED PROFESSIONAL ENGINEER
NO. \_\_\_\_\_ STATE OF TEXAS

COUNTY ENGINEER'S CERTIFICATION

BASED UPON THE 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 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 ENGINEER'S OFFICE 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 WITHIN IT.

J. TERRON EVERTSON, PE, DR, CFM
COUNTY ENGINEER

WILLIAMSON COUNTY JUDGE

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

KNOW ALL MEN BY THESE PRESENTS;

I, BILL GRAVELL JR., COUNTY JUDGE OF WILLIAMSON COUNTY, TEXAS, DO HEREBY CERTIFY THAT THIS MAP OR 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.

BILL GRAVELL JR., COUNTY JUDGE
WILLIAMSON COUNTY, TEXAS

WILLIAMSON COUNTY CLERK

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

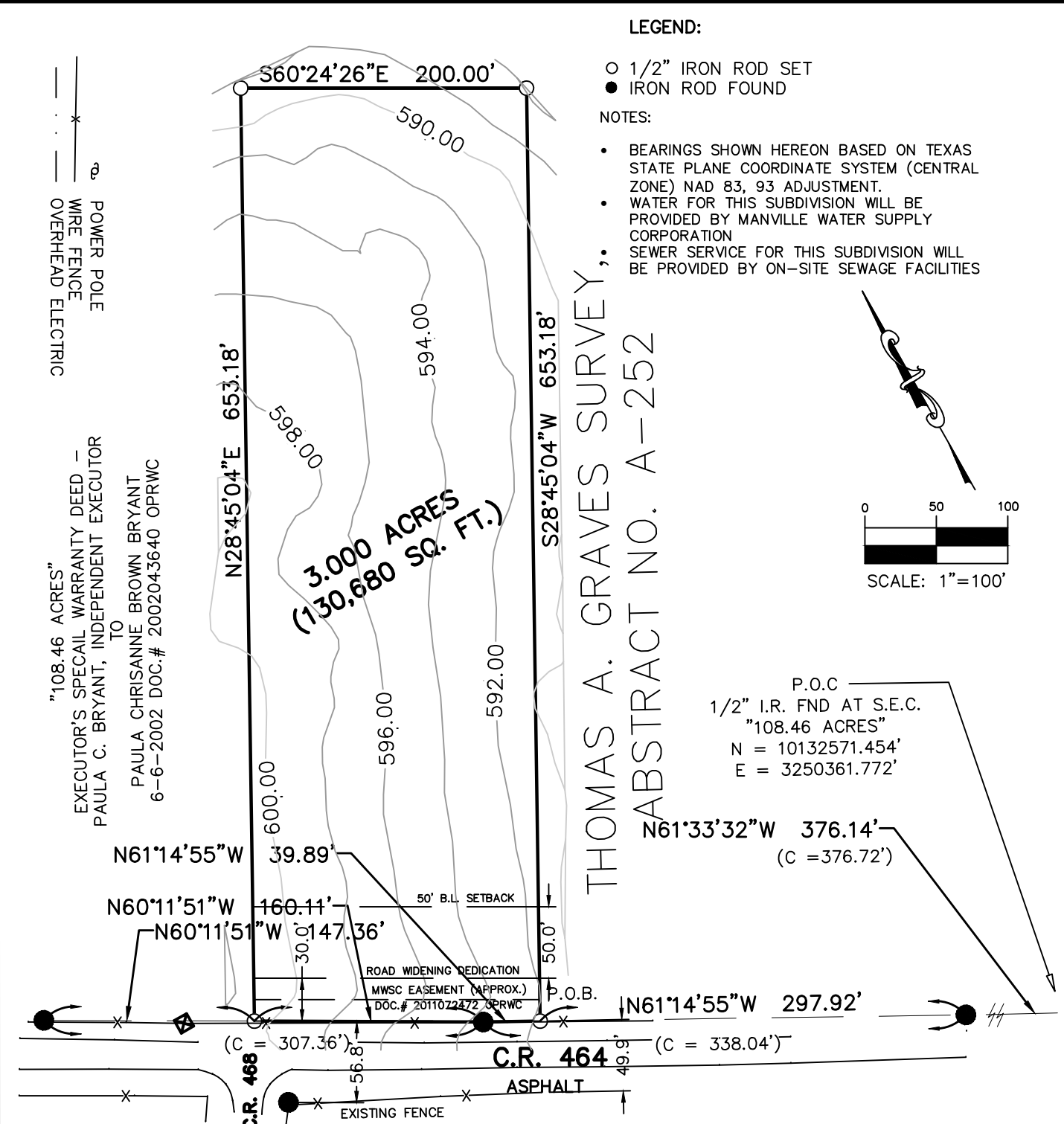
KNOW ALL MEN BY THESE PRESENTS;

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 OF \_\_\_\_\_, 2019 A.D., AT \_\_\_\_ O'CLOCK, \_\_\_\_ M., AND DULY RECORDED THIS THE DAY OF \_\_\_\_\_, 2019 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 RISTER, CLERK COUNTY COURT
OF WILLIAMSON COUNTY, TEXAS

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



LEGAL DESCRIPTION

3.000 ACRES
These notes describe that certain tract of land located in the THOMAS A. GRAVES SURVEY, A-252, situated in Williamson County, Texas; subject tract being a part of and out of a called "108.46 Acres" conveyed in an Executor's Special Warranty Deed from Paula C. Bryant, Independent Executor, to Paula Chrisanne Brown Bryant dated 6-6-2002 as recorded in Document No. 2002043640 of the Official Public Records of Williamson County (OPRWC), being surveyed on the ground under the direct supervision of Bruce Lane Bryan, Registered Professional Land Surveyor No. 4249, on October 30, 2018 and being more fully described as follows:

COMMENCING at a found 1/2" iron rod at the Southeast corner of said "108.46 Acres" (North = 10,132,571.454 feet, East = 3,250,361.772 feet) in the North line of County Road No. 464; THENCE with the South line of said "108.46 Acres" and said North line of County Road No. 464 as follows:

North 61° 33' 32" West 376.14 feet to a found 1/2" iron rod (capped "2218") and
North 61° 14' 55" West 297.22 feet to a set 1/2" iron rod (capped Bryan Technical Services) at the Southeast corner of subject tract, same being the PLACE OF BEGINNING of this description;

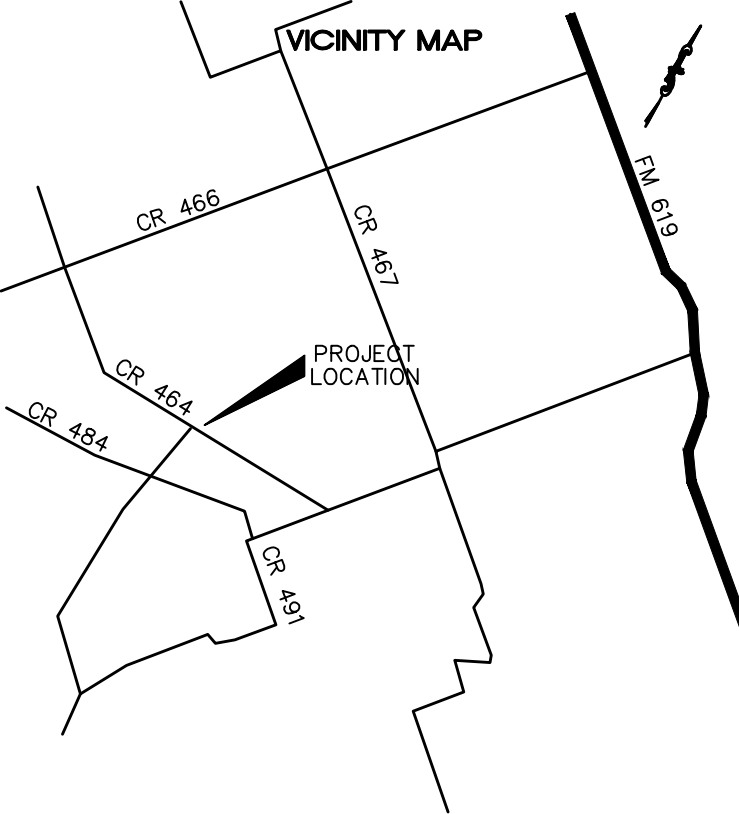
THENCE North 61° 14' 55" West, continuing with the South line of said "108.46 Acres" and said North line of County Road No. 464, a distance of 39.89 feet to a found 1/2" iron rod (capped "2218") at an exterior corner of said "108.46 Acres";

THENCE North 60° 11' 51" West, continuing with the South line of said "108.46 Acres" and said North line of County Road No. 464, a distance of 160.11 feet to a set 1/2" iron rod (capped Bryan Technical Services) at the Southwest corner of subject tract; found a 1/2" iron rod (capped "2218") at an exterior corner of said "108.46 Acres" bearing North 60° 11' 51" West a distance of 147.36 feet;

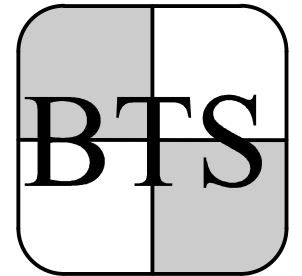
THENCE North 28° 45' 04" East with the West line of subject tract, over and across said "108.46 Acres", a distance of 653.18 feet to a set 1/2" iron rod (capped Bryan Technical Services) at the Northwest corner of same;

THENCE South 60° 24' 26" East with the North line of subject tract, over and across said "108.46 Acres", a distance of 200.00 feet to a set 1/2" iron rod (capped Bryan Technical Services) at the Northeast corner of same;

THENCE South 28° 45' 04" West with the East line of subject tract, over and across said "108.46 Acres", a distance of 653.18 feet to the PLACE OF BEGINNING containing according to the dimensions herein stated an area of 3.000 Acres of Land.



BRYAN TECHNICAL SERVICES, INC.



911 NORTH MAIN TAYLOR, TX 76754 PHONE: (512) 352-9090 FAX: (512) 352-9091

FIRM No. 10128500
surveying@austin.rt.com
www.bryantechnicalservices.com

Table with columns: NO., DATE, REVISIONS, BY

Table with columns: DRAWN BY: BM, CHECKED BY: BLB, SCALE: 1" = 100', APPROVED BY: BLB, PROJECT NO. 18-879, DATE: JANUARY 07, 2019