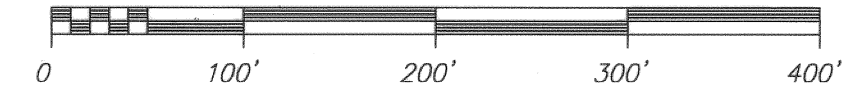


FINAL PLAT OF

SANTA RITA RANCH SOUTH SECTION 7C

WILLIAMSON COUNTY, TEXAS

SCALE: 1"=100'



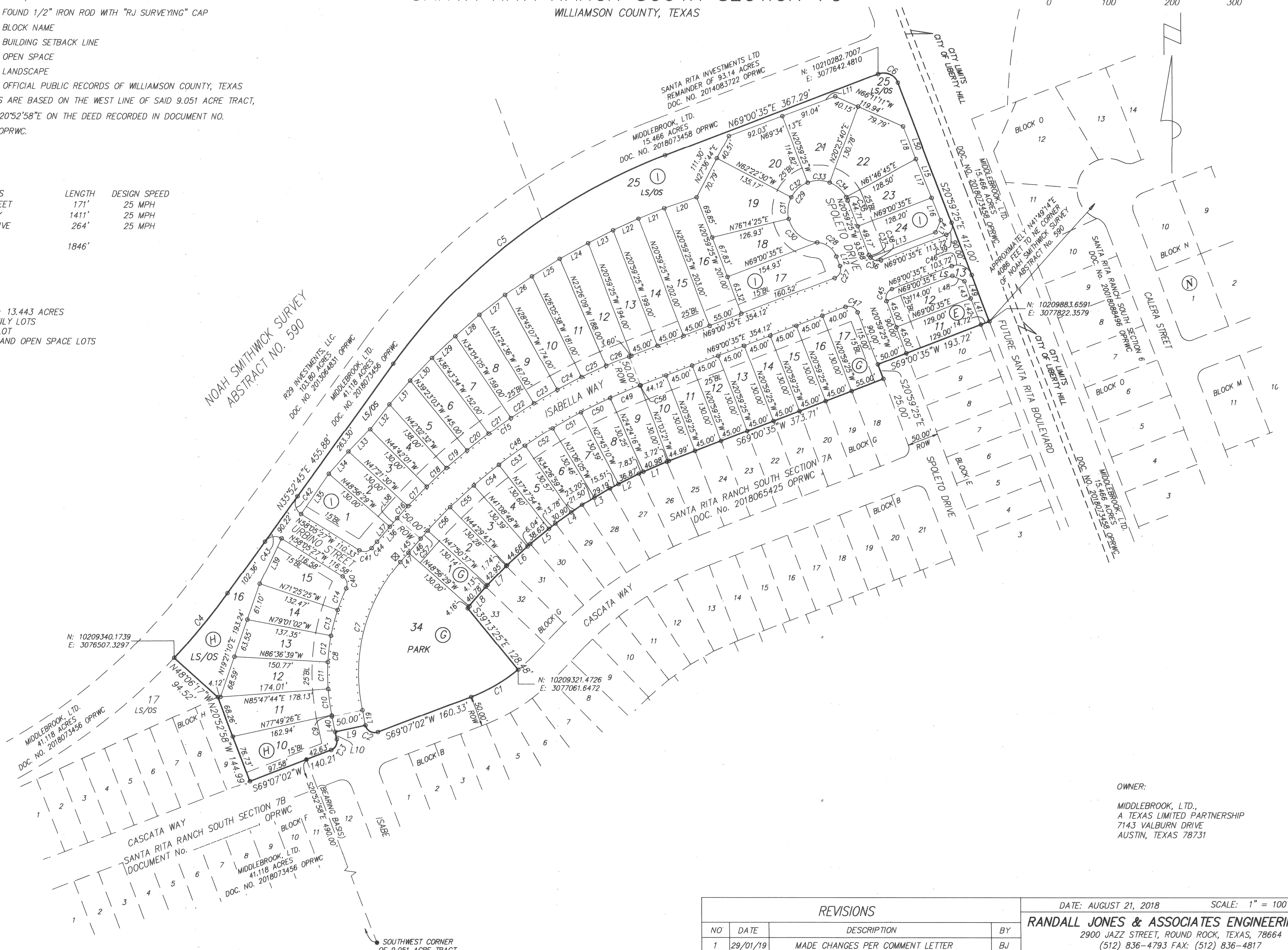
LEGEND:

- = SET 1/2" IRON ROD WITH "RJ SURVEYING" CAP
 - = FOUND 1/2" IRON ROD WITH "RJ SURVEYING" CAP
 - Ⓐ = BLOCK NAME
 - BL = BUILDING SETBACK LINE
 - OS = OPEN SPACE
 - LS = LANDSCAPE
 - OPRWC = OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS
- ALL BEARINGS ARE BASED ON THE WEST LINE OF SAID 9.051 ACRE TRACT, CALLED AS S20°52'58"E ON THE DEED RECORDED IN DOCUMENT NO. 2017096571 OPRWC.

NEW STREETS	LENGTH	DESIGN SPEED
UMBINO STREET	171'	25 MPH
ISABELLA WAY	1411'	25 MPH
SPOLETO DRIVE	264'	25 MPH
TOTAL	1846'	

SITE DATA:

- AREA OF PLAT: 13.443 ACRES
- 49 SINGLE FAMILY LOTS
- 1 LANDSCAPE LOT
- 2 LANDSCAPE AND OPEN SPACE LOTS
- 1 PARK LOT
- 4 BLOCKS



OWNER:

MIDDLEBROOK, LTD.,
A TEXAS LIMITED PARTNERSHIP
7143 VALBURN DRIVE
AUSTIN, TEXAS 78731

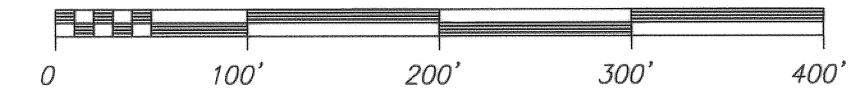
REVISIONS				DATE: AUGUST 21, 2018	SCALE: 1" = 100'
NO	DATE	DESCRIPTION	BY	RANDALL JONES & ASSOCIATES ENGINEERING, INC. 2900 JAZZ STREET, ROUND ROCK, TEXAS, 78664 (512) 836-4793 FAX: (512) 836-4817 F-9784	
1	29/01/19	MADE CHANGES PER COMMENT LETTER	BJ		
				RJ SURVEYING & ASSOCIATES, INC. 2900 JAZZ STREET, ROUND ROCK, TEXAS, 78664 (512) 836-4793 FAX: (512) 836-4817	

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SANTA RITA RANCH SOUTH SECTION 7C

WILLIAMSON COUNTY, TEXAS

SCALE: 1"=100'



THAT PART OF THE NOAH SMITHWICK SURVEY, ABSTRACT NO. 590, IN WILLIAMSON COUNTY, TEXAS, BEING A PART OF THAT 41.118 ACRE TRACT OF LAND CONVEYED TO MIDDLEBROOK, LTD. BY DEED RECORDED IN DOCUMENT NO. 2018073456 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS (OPRWC), ALSO BEING A PART OF THAT 15.466 ACRE TRACT OF LAND CONVEYED TO MIDDLEBROOK, LTD. BY DEED RECORDED IN DOCUMENT NO. 2018073458 OPRWC, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND AT THE NORTHWEST CORNER OF THAT 9.051 ACRE TRACT CONVEYED TO MIDDLEBROOK, LTD. BY DEED RECORDED IN DOCUMENT NO. 2017096571 OPRWC, BEING AN INTERIOR ANGLE POINT OF SAID 41.118 ACRE TRACT, FROM WHICH A 1/2" IRON ROD FOUND FOR THE SOUTHWEST CORNER OF SAID 9.051 ACRE TRACT, BEING THE SOUTHEAST CORNER OF SAID 41.118 ACRE TRACT BEARS S20°52'58"E (BEARING BASIS) A DISTANCE OF 490.00 FEET;

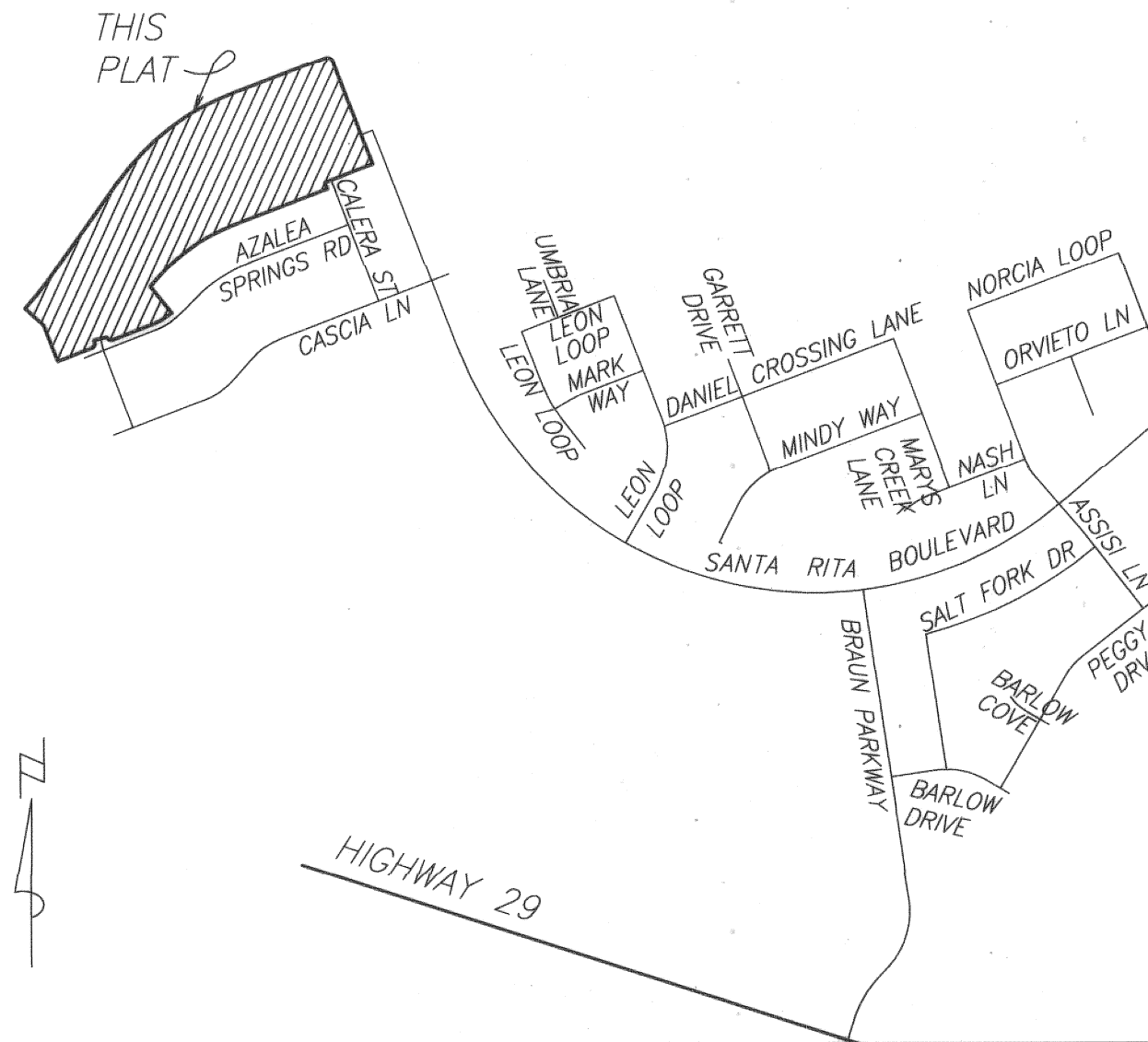
THENCE ACROSS SAID 41.118 ACRE TRACT AND ACROSS SAID 15.466 ACRE TRACT, THE FOLLOWING NINE COURSES:

- S69°07'02"W A DISTANCE OF 97.58 FEET TO A 1/2" IRON ROD SET;
- N20°52'58"W A DISTANCE OF 144.99 FEET TO A 1/2" IRON ROD SET;
- N48°06'17"W A DISTANCE OF 94.52 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE LEFT;
- NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, AN ARC LENGTH OF 135.75 FEET, SAID CURVE HAVING A RADIUS OF 1030.00 FEET, A CENTRAL ANGLE OF 07°33'05" AND A CHORD BEARING N39°39'17"E A DISTANCE OF 135.65 FEET TO A 1/2" IRON ROD SET;
- N35°52'45"E A DISTANCE OF 455.88 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT;
- NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, AN ARC LENGTH OF 560.89 FEET, SAID CURVE HAVING A RADIUS OF 970.00 FEET, A CENTRAL ANGLE OF 33°07'50", AND A CHORD BEARING N52°26'40"E A DISTANCE OF 553.11 FEET TO A 1/2" IRON ROD SET;
- N69°00'35"E A DISTANCE OF 367.29 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT;
- SOUTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, AN ARC LENGTH OF 39.27 FEET, SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'00", AND A CHORD BEARING S65°59'25"E A DISTANCE OF 35.36 FEET TO A 1/2" IRON ROD SET;
- S20°59'25"E A DISTANCE OF 412.00 FEET TO A 1/2" IRON ROD SET AT THE NORTHEAST CORNER OF THAT 8.793 ACRE TRACT CONVEYED TO MIDDLEBROOK, LTD. BY DEED RECORDED IN DOCUMENT NO. 2017096570 OPRWC, BEING AN ANGLE POINT OF SAID 15.466 ACRE TRACT;

THENCE, ALONG THE SOUTH LINE OF SAID 15.466 ACRE TRACT, ALONG THE EAST LINE OF SAID 41.118 ACRE TRACT, ALONG THE NORTH LINE OF SAID 8.793 ACRE TRACT, AND ALONG THE NORTH LINE OF SAID 9.051 ACRE TRACT, THE FOLLOWING NINETEEN COURSES:

- S69°00'35"W A DISTANCE OF 193.72 FEET TO A 1/2" IRON ROD SET;
- S20°59'25"E A DISTANCE OF 25.00 FEET TO A 1/2" IRON ROD SET;
- S69°00'35"W A DISTANCE OF 373.71 FEET TO A 1/2" IRON ROD SET;
- S66°45'46"W PASSING AT A DISTANCE OF 47.61 FEET THE NORTHWEST CORNER OF SAID 8.793 ACRE TRACT, BEING THE NORTHEAST CORNER OF SAID 9.051 ACRE TRACT, BEING ALSO THE SOUTHWEST CORNER OF SAID 15.466 ACRE TRACT, AND BEING ALSO THE MOST SOUTHERLY NORTHEAST CORNER OF SAID 41.118 ACRE TRACT, CONTINUING FOR A TOTAL DISTANCE OF 48.81 FEET TO A 1/2" IRON ROD SET;
- S63°06'23"W A DISTANCE OF 52.38 FEET TO A 1/2" IRON ROD SET;
- S59°04'40"W A DISTANCE OF 52.39 FEET TO A 1/2" IRON ROD SET;
- S54°56'23"W A DISTANCE OF 52.40 FEET TO A 1/2" IRON ROD SET;
- S51°20'53"W A DISTANCE OF 52.43 FEET TO A 1/2" IRON ROD SET;
- S47°19'09"W A DISTANCE OF 52.46 FEET TO A 1/2" IRON ROD SET;
- S43°52'46"W A DISTANCE OF 47.08 FEET TO A 1/2" IRON ROD SET;
- S41°09'38"W A DISTANCE OF 44.94 FEET TO A 1/2" IRON ROD SET;
- S39°13'25"E A DISTANCE OF 128.48 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT;
- SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, AN ARC LENGTH OF 88.03 FEET, SAID CURVE HAVING A RADIUS OF 275.00 FEET, A CENTRAL ANGLE OF 18°20'26" AND A CHORD BEARING S59°56'49"W A DISTANCE OF 87.65 FEET TO A 1/2" IRON ROD SET;
- S69°07'02"W A DISTANCE OF 160.33 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT;
- NORTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, AN ARC LENGTH OF 25.84 FEET, SAID CURVE HAVING A RADIUS OF 15.00 FEET, A CENTRAL ANGLE OF 98°42'24", AND A CHORD BEARING N61°31'46"W A DISTANCE OF 22.76 FEET TO A 1/2" IRON ROD SET;
- S77°49'26"W A DISTANCE OF 50.00 FEET TO A 1/2" IRON ROD SET;
- S12°10'34"E A DISTANCE OF 12.25 FEET TO A 1/2" IRON ROD SET AT A POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT;
- SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, AN ARC LENGTH OF 21.28 FEET, SAID CURVE HAVING A RADIUS OF 15.00 FEET, A CENTRAL ANGLE OF 81°17'36", AND A CHORD BEARING S28°28'14"W A DISTANCE OF 19.54 FEET TO A 1/2" IRON ROD SET;
- S69°07'02"W A DISTANCE OF 42.63 FEET TO THE SAID POINT OF BEGINNING.

CONTAINING 13.443 ACRES OF LAND, MORE OR LESS.
ALL IRON RODS SET OR FOUND HAVE "RJ SURVEYING" CAPS UNLESS NOTED OTHERWISE.
ALL BEARINGS ARE BASED ON THE WEST LINE OF SAID 9.051 ACRE TRACT, CALLED AS S20°52'58"E ON THE DEED RECORDED IN DOCUMENT NO. 2017096571 OPRWC.



VICINITY MAP
SCALE: 1"=600'

NOTES:

- LOT 13, BLOCK E IS FOR LANDSCAPE PURPOSES. LOT 34, BLOCK G IS FOR PARK PURPOSES. LOT 16, BLOCK H AND LOT 25, BLOCK I ARE FOR LANDSCAPE AND OPEN SPACE PURPOSES AND WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION OR M.U.D. NO SINGLE FAMILY DWELLINGS ARE PERMITTED ON THESE LOTS.
- ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LIENS.
- THE MINIMUM FINISHED FLOOR ELEVATION SHALL BE ONE FOOT HIGHER THAN THE HIGHEST SPOT ELEVATION THAT IS LOCATED WITHIN FIVE FEET OUTSIDE OF THE PERIMETER OF THE BUILDING, OR ONE FOOT ABOVE THE BASE FLOOD ELEVATION (BFE), WHICHEVER IS HIGHER.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO AN APPROVED PUBLIC SEWER SYSTEM.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL WATER SATISFACTORY FOR HUMAN CONSUMPTION IS AVAILABLE FROM A SOURCE IN ADEQUATE AND SUFFICIENT SUPPLY.
- 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.
- BEARINGS ARE BASED ON THE WEST LINE OF THAT 9.051 ACRE TRACT CONVEYED TO MIDDLEBROOK, LTD. BY DEED RECORDED IN DOCUMENT NO. 2017096571 OPRWC, CALLED AS S20°52'58"E.
- ALL SIDEWALKS ARE TO BE MAINTAINED BY EACH OF THE ADJACENT PROPERTY OWNERS.
- 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.
- IMPROVEMENTS WITHIN THE COUNTY ROAD RIGHT-OF-WAY INCLUDING, BUT NOT LIMITED TO, LANDSCAPING, IRRIGATION, LIGHTING, CUSTOM SIGNS, ARE PROHIBITED WITHOUT FIRST OBTAINING AN EXECUTED LICENSE AGREEMENT WITH WILLIAMSON COUNTY.
- DRIVEWAY ACCESS TO LOTS WITHIN THIS SUBDIVISION FROM SIDE STREETS IS PROHIBITED.
- THIS SUBDIVISION IS LOCATED WITHIN THE BOUNDARIES OF THE WILLIAMSON COUNTY MUNICIPAL UTILITY DISTRICT #19. WATER AND WASTEWATER SERVICES TO THIS SUBDIVISION WILL BE PROVIDED BY THE DISTRICT IN ACCORDANCE WITH ITS RATE ORDER, AS AMENDED. ALL CONSTRUCTION PLANS FOR WATER, WASTEWATER AND STORM DRAINAGE IMPROVEMENTS MUST BE PRESENTED TO THE DISTRICT AND APPROVED BY THE DISTRICT'S ENGINEER, PRIOR TO BEGINNING CONSTRUCTION ACTIVITIES. THE DISTRICT MAY INSPECT ALL WATER, WASTEWATER, AND STORM DRAINAGE IMPROVEMENTS.

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BRNG.	CHORD
C1	88.03	275.00	18°20'26"	S59°56'49"W	87.65
C2	25.84	15.00	98°42'24"	N61°31'46"W	22.76
C3	21.28	15.00	81°17'36"	S28°28'14"W	19.54
C4	135.75	1030.00	7°33'05"	N39°39'17"E	135.65
C5	560.89	970.00	33°07'50"	N52°26'40"E	553.11
C6	39.27	25.00	90°00'00"	S65°59'25"E	35.36
C7	255.51	275.00	53°14'05"	S14°26'28"W	246.42
C8	211.74	325.00	37°19'45"	N06°29'18"E	208.02
C9	2.31	325.00	0°24'20"	N11°58'24"W	2.31
C10	42.92	325.00	7°33'59"	N07°59'15"W	42.89
C11	43.07	325.00	7°35'37"	N00°24'27"W	43.04
C12	43.07	325.00	7°35'37"	N07°11'10"E	43.04
C13	43.07	325.00	7°35'37"	N14°46'47"E	43.04
C14	37.30	325.00	6°34'35"	N21°51'53"E	37.28
C15	461.01	945.00	27°57'04"	S55°02'03"W	456.45
C16	26.11	945.00	1°34'59"	S41°51'01"W	26.11
C17	43.84	945.00	2°39'29"	S43°58'15"W	43.84
C18	43.84	945.00	2°39'29"	S46°37'44"W	43.84
C19	43.84	945.00	2°39'29"	S49°17'13"W	43.84
C20	43.84	945.00	2°39'29"	S51°56'42"W	43.84
C21	43.84	945.00	2°39'29"	S54°36'11"W	43.84
C22	43.84	945.00	2°39'29"	S57°15'40"W	43.84
C23	43.84	945.00	2°39'29"	S59°55'09"W	43.84
C24	43.84	945.00	2°39'29"	S62°34'38"W	43.84
C25	43.84	945.00	2°39'29"	S65°14'07"W	43.84
C26	40.34	945.00	2°26'44"	S67°47'13"W	40.34
C27	23.56	15.00	90°00'00"	N24°00'35"E	21.21
C28	40.12	35.00	65°41'03"	N53°49'57"W	37.96
C29	214.40	50.00	245°41'03"	N36°10'03"E	84.02
C30	63.63	50.00	72°54'53"	N50°13'02"W	59.42
C31	36.12	50.00	41°23'07"	N06°55'58"E	35.34
C32	36.11	50.00	41°23'05"	N48°19'03"E	35.33
C33	36.11	50.00	41°23'05"	N89°42'07"E	35.33
C34	36.12	50.00	41°23'07"	N48°54'48"W	35.34
C35	6.31	50.00	7°13'50"	N24°36'20"W	6.31
C36	23.56	15.00	90°00'00"	N65°59'25"W	21.21
C37	5.10	15.00	19°28'16"	N30°43'33"W	5.07
C38	18.46	15.00	70°31'44"	N75°43'33"W	17.32
C39	23.56	15.00	90°00'00"	N24°00'35"E	21.21
C40	21.79	15.00	83°14'37"	N16°28'08"W	19.93
C41	21.79	15.00	83°14'37"	N80°17'15"E	19.93
C42	32.80	20.00	93°58'11"	N11°06'21"W	29.25
C43	30.03	20.00	86°01'49"	N41°32'58"E	27.29
C44	13.57	325.00	2°23'35"	N39°51'44"E	13.57
C45	23.56	15.00	90°00'00"	N24°00'35"E	21.21
C46	39.27	25.00	90°00'00"	N65°59'25"W	35.36
C47	23.56	15.00	90°00'00"	N65°59'25"W	21.21
C48	436.62	895.00	27°57'04"	N55°02'03"E	432.30
C49	52.30	895.00	3°20'53"	N67°16'11"E	52.29
C50	52.31	895.00	3°20'54"	N63°55'17"E	52.30
C51	52.30	895.00	3°20'53"	N60°34'22"E	52.29
C52	52.31	895.00	3°20'54"	N57°13'28"E	52.30
C53	52.30	895.00	3°20'53"	N53°52'34"E	52.29
C54	52.31	895.00	3°20'54"	N50°31'39"E	52.30
C55	52.30	895.00	3°20'53"	N47°10'45"E	52.29
C56	52.31	895.00	3°20'54"	N43°49'50"E	52.30
C57	17.15	895.00	1°05'52"	N41°36'27"E	17.15
C58	1.03	895.00	0°03'56"	S68°58'37"W	1.03

LINE TABLE		
LINE	LENGTH	BEARING
L1	48.81'	S66°45'46"W
L2	52.38'	S63°06'23"W
L3	52.39'	S59°04'40"W
L4	52.40'	S54°56'23"W
L5	52.43'	S51°20'53"W
L6	52.46'	S47°19'09"W
L7	47.08'	S43°52'46"W
L8	44.94'	S41°09'38"W
L9	50.00'	S77°49'26"W
L10	12.25'	S12°10'34"E
L11	183.07'	N69°34'13"E
L12	16.42'	N20°59'25"W
L13	112.99'	N69°00'35"E
L14	21.39'	N23°32'00"E
L15	163.06'	N21°56'35"W
L16	38.93'	N21°56'35"W
L17	67.18'	N21°56'35"W
L18	56.95'	N21°56'35"W
L19	25.24'	N12°10'34"E
L20	55.04'	N71°05'32"E
L21	45.01'	N67°44'12"E
L22	45.10'	N65°11'44"E
L23	45.28'	N62°40'10"E
L24	52.42'	N61°18'00"E
L25	52.86'	N57°37'39"E
L26	52.54'	N54°55'21"E
L27	52.22'	N52°13'01"E
L28	52.02'	N48°24'59"E
L29	51.53'	N46°47'50"E
L30	51.21'	N44°05'23"E
L31	50.88'	N41°22'55"E
L32	50.69'	N37°33'01"E
L33	49.87'	N43°58'15"E
L34	47.90'	N41°32'58"E
L35	78.91'	N34°41'23"E
L36	50.07'	N41°03'31"E
L37	31.87'	N41°03'31"E
L38	18.20'	N41°03'31"E
L39	81.01'	N25°28'28"E
L40	25.24'	N12°10'34"W
L41	75.00'	N20°59'25"W
L42	45.00'	N20°59'25"W
L43	30.00'	N20°59'25"W
L44	50.07'	N41°03'31"E
L45	30.25'	N41°03'31"E
L46	19.83'	N41°03'31"E
L47	21.21'	S65°59'25"E
L48	80.00'	S20°59'25"E
L49	242.00'	S20°59'25"E

REVISIONS			
NO	DATE	DESCRIPTION	BY
1			

DATE: AUGUST 20, 2018 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

F-10015400

FINAL PLAT OF
SANTA RITA RANCH SOUTH SECTION 7C
 WILLIAMSON COUNTY, TEXAS

OWNER'S DEDICATION

STATE OF TEXAS
 COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS
 THAT MIDDLEBROOK, LTD., BEING THE OWNER OF THAT 41.118 ACRE TRACT CONVEYED TO IT BY DEED RECORDED IN DOCUMENT No. 2018073456 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, ALSO BEING THE OWNER OF THAT 15.466 ACRE TRACT CONVEYED TO IT BY DEED RECORDED IN DOCUMENT No. 2018073458 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, 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 AND THE CITY OF LIBERTY HILL 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 "SANTA RITA RANCH SOUTH SECTION 7C".

TO CERTIFY WHICH, WITNESS BY MY HAND THIS 12 DAY OF March, 2019.

MIDDLEBROOK, LTD., A TEXAS LIMITED PARTNERSHIP

BY: MIDDLEBROOK GP, LLC, ITS GENERAL PARTNER

BY: MREM TEXAS MANAGER, LLC, ITS MANAGER

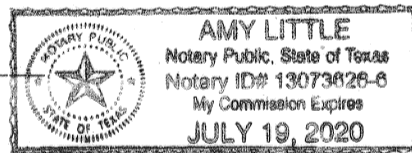
BY: J. d. v.
 JAMES EDWARD HORNE, VICE PRESIDENT
 8200 NORTH MOPAC, SUITE 300
 AUSTIN, TX 78759

STATE OF TEXAS
 COUNTY OF Williamson

BEFORE ME ON THIS DAY PERSONALLY APPEARED JAMES EDWARD HORNE 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 12 DAY OF March, 2019 A.D.

BY: Amy Little
 NOTARY PUBLIC, STATE OF TEXAS



PRINTED NAME: Amy Little
 MY COMMISSION EXPIRES: July 19, 2020

CONSENT OF MORTGAGEE

THE UNDERSIGNED, BEING THE SOLE OWNER AND HOLDER OF A FIRST DEED OF TRUST LIEN DATED OCTOBER 31, 2013, RECORDED AS DOCUMENT No. 2013102997 (41.118 ACRE TRACT) IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, ALSO BEING THE SOLE OWNER AND HOLDER OF A SECOND DEED OF TRUST LIEN DATED JANUARY 31, 2018, RECORDED AS DOCUMENT No. 2018009168 (41.118 ACRE TRACT) IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, BEING THE SOLE OWNER AND HOLDER OF A FIRST DEED OF TRUST LIEN DATED OCTOBER 15, 2014, RECORDED AS DOCUMENT No. 2014083723 (15.466 ACRE TRACT) IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, ALSO BEING THE SOLE OWNER AND HOLDER OF A SECOND DEED OF TRUST LIEN DATED JANUARY 31, 2018, RECORDED AS DOCUMENT No. 2018009170 (15.466 ACRE TRACT) IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SECURING NOTE(S) OF EVEN DATE THEREWITH, EXECUTES THIS DECLARATION SOLELY FOR THE PURPOSES OF EVIDENCING ITS CONSENT TO THE TERMS AND PROVISIONS HEREOF.

INTERNATIONAL BANK OF COMMERCE, A TEXAS BANKING ASSOCIATION

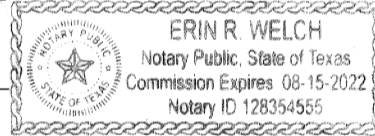
BY: Allen E. Wise
 PRINTED NAME: Allen E. Wise
 TITLE: Executive Vice President

STATE OF TEXAS
 COUNTY OF Travis

BEFORE ME ON THIS DAY PERSONALLY APPEARED Allen E. Wise, Executive Vice President 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 13th DAY OF March, 2019 A.D.

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



PRINTED NAME: Erin R. Welch
 MY COMMISSION EXPIRES: 08-15-2022

ROAD NAME AND ADDRESS ASSIGNMENTS VERIFIED THIS THE 26th DAY OF March, 2019 A.D.

Cindy Bridges
 WILLIAMSON COUNTY ADDRESSING COORDINATOR
Cindy Bridges

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 ARE SHOWN OR NOTED ON THE PLAT AS FOUND IN THE TITLE POLICY LISTED IN THE COMMITMENT FOR TITLE INSURANCE ISSUED BY TITLE RESOURCES GUARANTY COMPANY UNDER GF NO. 1834514-COM, EFFECTIVE DATE AUGUST 20, 2018. THE FIELD NOTES HEREOF MATHEMATICALLY CLOSE.

John D Kipp 03/07/2019
 JOHN D. KIPP DATE
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5844
 STATE OF TEXAS



ENGINEER'S CERTIFICATION

NO PORTION OF THIS TRACT IS WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON FLOOD INSURANCE RATE COMMUNITY PANEL #48491C0275E 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 LOCATED IN THE EDWARDS AQUIFER RECHARGE ZONE.

J. Keith Collins 3/7/19
 J. KEITH COLLINS DATE
 LICENSED PROFESSIONAL ENGINEER No. 80579
 STATE OF TEXAS



THE CITY OF LIBERTY HILL, TEXAS, ACKNOWLEDGES RECEIPT OF THIS PLAT FOR REVIEW AND/OR APPROVAL IN CONJUNCTION WITH PLANNING PURPOSES AND PAYMENT OF APPLICABLE FEES FOR THE PROVISION OF WATER AND/OR WASTEWATER SERVICES.

Sally A. McFeron 3-22-19
 SALLY A. MCFERON DATE
 CITY OF LIBERTY HILL

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
 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 HEREOF, 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 DATE
 WILLIAMSON COUNTY, TEXAS

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 _____, 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 DOCUMENT 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

DATE: AUGUST 20, 2018

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 2900 JAZZ STREET, ROUND ROCK, TEXAS, 78664
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