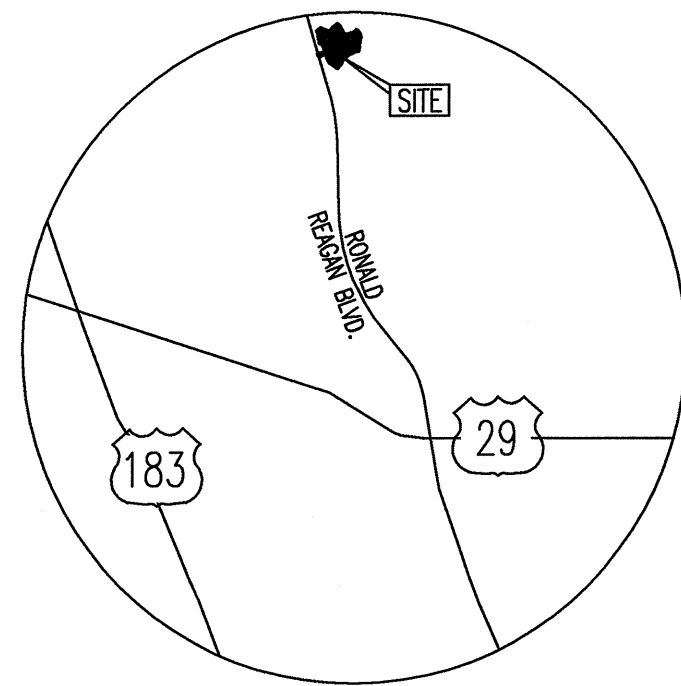


SANTA RITA RANCH PHASE 2A SECTION 3 FINAL PLAT



DATE: JULY 15, 2021

OWNER:
SRFV DEVELOPMENT, LLC.
1700 CROSS CREEK DRIVE, STE. 100
LIBERTY HILL, TX 78642

DEVELOPER:
SRFV DEVELOPMENT, LLC.
1700 CROSS CREEK DRIVE, STE. 100
LIBERTY HILL, TX 78642

SURVEYOR:
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TEXAS 78749
(512) 280-5160 phone

ENGINEER:
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE
AUSTIN, TEXAS 78749
(512) 280-5160 phone

TOTAL ACREAGE: 42.200 ACRES
SURVEY: B. MANLOVE SURVEY,
ABSTRACT NO. 417

F.E.M.A. MAP NO. 48491C0275E
WILLIAMSON COUNTY, TEXAS AND
INCORPORATED AREAS.
DATED: SEPTEMBER 26, 2008

GENERAL:

- BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE (4203), NAD83.
- THIS SUBDIVISION LIES WITHIN THE CITY OF LIBERTY HILL EXTRA-TERRITORIAL JURISDICTION.
- IT IS THE RESPONSIBILITY OF THE OWNER, NOT THE COUNTY, TO ASSURE COMPLIANCE WITH PROVISIONS OF ALL APPLICABLE STATE, FEDERAL AND LOCAL LAWS, AND REGULATIONS RELATING TO PLATTING AND DEVELOPMENT OF THIS PROPERTY. THE COUNTY ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF REPRESENTATIONS BY OTHER PARTIES IN THIS PLAT. FLOODPLAIN DATA, IN PARTICULAR, MAY CHANGE. 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 ROADS IN THE SUBDIVISION HAVE FINALLY BEEN ACCEPTED FOR MAINTENANCE BY THE COUNTY.
- ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LEINS

DRAINAGE AND FLOODPLAIN:

- EXCEPT IN CERTAIN ISOLATED AREAS REQUIRED TO MEET ACCESSIBILITY REQUIREMENTS, 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.
- 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.
- THE MINIMUM FINISHED FLOOR ELEVATIONS SHOWN ON THIS PLAT WERE DETERMINED BY ADDING ONE (1) FOOT TO THE BASE FLOOD ELEVATION (BFE) AS DETERMINED BY A STUDY PREPARED BY CARLSON BRIGANCE, & DOERING, INC., DATED FEBRUARY 11, 2020.
- 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.

- NO STRUCTURE OR LAND SHALL HEREAFTER BE LOCATED OR ALTERED WITHOUT FIRST OBTAINING A CERTIFICATE OF COMPLIANCE OR FLOODPLAIN DEVELOPMENT PERMIT FROM THE WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR FOR LOTS 12-33 AND 35-39, BLOCK B.

WATER AND WASTEWATER:

- 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.
- WATER SERVICE IS PROVIDED BY: WILLIAMSON COUNTY MUD 19C/GEORGETOWN UTILITY SYSTEMS.
- WASTEWATER SERVICE IS PROVIDED BY: WILLIAMSON COUNTY MUD 19C/CITY OF LIBERTY HILL.
- ELECTRIC SERVICE IS PROVIDED BY: PEC

ROADWAY AND RIGHT-OF-WAY:

- IN APPROVING THIS PLAT BY THE COMMISSIONERS COURT OF WILLIAMSON COUNTY, TEXAS, IT IS UNDERSTOOD THAT THE BUILDING OF ALL ROADS, AND OTHER PUBLIC THOROUGHFARES AND ANY 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 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.
- SIDEWALKS SHALL BE MAINTAINED BY THE HOMEOWNERS' ASSOCIATION.
- DRIVEWAY ACCESS TO LOTS WITHIN THIS SUBDIVISION FROM SIDE STREETS IS PROHIBITED.
- 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.
- NO CONSTRUCTION, PLANTING OR GRADING SHALL BE PERMITTED TO INTERFERE WITH SIGHT EASEMENTS BETWEEN THE HEIGHTS OF THREE AND EIGHT FEET AS MEASURED FROM THE CROWNS OF THE ADJACENT STREETS.
- THE OWNER SHALL CREATE A MANDATORY HOMEOWNERS' ASSOCIATION THAT SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND LIABILITY OF ANY LANDSCAPING, IRRIGATION, SIDEWALKS, ILLUMINATION, SUBDIVISION IDENTIFICATION SIGNS, WATER QUALITY FEATURES, ETC. PLACED WITHIN THE WILLIAMSON COUNTY RIGHT-OF-WAY. THIS ASSOCIATION SHALL HAVE ASSESSMENT AUTHORITY TO ENSURE THE PROPER FUNDING FOR MAINTENANCE.
- A PUBLIC UTILITY EASEMENT 10 FEET WIDE IS HEREBY DEDICATED ADJACENT TO ALL STREET RIGHT-OF-WAY.

STREET NAMES	LINEAR FOOTAGE	R.O.W. WIDTH	PAVEMENT WIDTH	DESIGN SPEED	DESIGNATION	CLASSIFICATION
OAKLEY PASS	1,442'	50' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	LOCAL
ALAVA WAY	1,193'	50' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	LOCAL
HALLWOOD DRIVE	1,160'	50' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	LOCAL
ARTWATER STREET	518'	60' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	COLLECTOR
BRENA COVE	376'	50' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	LOCAL
LAS FLORES DRIVE	166'	90' R.O.W.	60' FOC-FOC	25 M.P.H.	PUBLIC	COLLECTOR
CANO COURT	117'	50' R.O.W.	33' FOC-FOC	25 M.P.H.	PUBLIC	LOCAL
TOTAL	4,972'					

TOTAL OF LOTS 110
SINGLE FAMILY LOTS: 107
GREENBELT, P.U.E. & D.E. LOTS: 3

SHEET NO. 1 OF 5

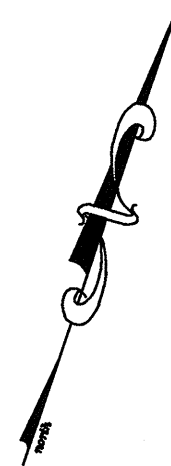
Carlson, Brigance & Doering, Inc.
FIRM ID #F3791 REG. # 10024900
Civil Engineering 5501 West William Cannon Austin, Texas 78749
Phone No. (512) 280-5160 Fax No. (512) 280-5165

PATH-J:AC3D\5166\SURVEY\SANTA RITA RANCH, PHASE 2A, SECTION 3 PLAT.dwg

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.



SCALE: 1" = 100'

LEGEND

- BENCHMARK
- CAPPED 1/2" IRON ROD SET
- CAPPED 1/2" IRON ROD FOUND
- 1 LOT NUMBER
- Ⓐ BLOCK DESIGNATION
- B.S.L. BUILDING SETBACK LINE
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- W.Q.E. WATER QUALITY EASEMENT
- L.S.E. LANDSCAPE EASEMENT
- APPROXIMATE LOCATION OF PROPOSED SIDEWALK
- MIN FFE XXX.X MINIMUM FINISHED FLOOR ELEVATION

SANTA RITA RANCH PHASE 2A SECTION 3 FINAL PLAT

REAGAN RIVER HOLDINGS, LTD.
(8.126 AC)
TRACT 2
DOC. NO
2021011817

44
11.00 AC.
GREENBELT,
P.U.E., W.Q.E.
& D.E. LOT

15' WASTEWATER
EASEMENT PER PLAT

SANTA RITA COMMERCIAL, LLC
(1.877 AC.)
(EX A-1)
DOC #
2020116154

SANTA RITA COMMERCIAL, LLC
(12.00 AC)
EX A-6
DOC NO
2014012340

RONALD REAGAN BLVD.
(R.O.W. VARIES)

SANTA RITA COMMERCIAL, LLC
(12.00 AC)
EX A-6
DOC NO
2014012340

1.78 AC.
GREENBELT
P.U.E. & D.E.
LOT

MATCH LINE
SHEET 1

Carlson, Brigrance & Doering, Inc.

FIRM ID #F3791 REG. # 10024900

Civil Engineering 5501 West William Cannon
Phone No. (512) 280-5160
Surveying Austin, Texas 78749
Fax No. (512) 280-5165

SANTA RITA RANCH PHASE 2A SECTION 3

FINAL PLAT

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
C1	21.13	15.00	N79°10'11"W	19.43	12.75	80°43'25"
C2	24.31	15.00	S07°36'45"W	21.73	15.76	92°50'29"
C3	426.36	1060.00	S42°30'37"W	423.50	216.10	23°02'46"
C4	174.02	940.00	S36°17'27"W	173.77	87.26	10°36'26"
C5	23.47	15.00	S26°19'58"W	21.15	14.91	89°39'25"
C6	23.65	15.00	S63°40'02"E	21.28	15.09	90°20'35"
C7	366.23	1060.00	S70°21'58"W	364.41	184.96	19°47'44"
C8	22.90	15.00	N82°32'27"W	20.74	14.35	87°27'56"
C9	484.19	1220.00	N42°21'25"E	481.02	245.32	22°44'22"
C10	12.37	25.00	N16°48'30"E	12.25	6.32	28°21'27"
C11	236.84	50.00	N41°40'14"W	69.84	48.79	271°24'00"
C12	27.51	25.00	N62°30'30"E	26.14	15.33	63°02'32"
C13	23.56	15.00	N14°00'46"W	21.21	15.00	90°00'00"
C14	227.88	325.00	N38°55'33"W	223.24	118.85	40°10'27"
C15	23.56	15.00	N63°50'19"W	21.21	15.00	90°00'00"
C16	23.56	15.00	N26°09'41"E	21.21	15.00	90°00'00"
C17	84.96	325.00	N11°20'59"W	84.72	42.72	14°58'40"
C18	23.56	15.00	N48°51'39"W	21.21	15.00	90°00'00"
C19	17.73	25.00	N65°49'09"E	17.36	9.26	40°38'25"
C20	299.45	60.00	N08°28'33"E	72.26	45.25	285°57'13"
C21	28.50	25.00	N61°12'15"W	26.98	16.02	65°18'48"
C22	219.19	325.00	N74°32'22"W	215.06	113.95	38°38'33"
C23	162.19	325.00	N40°55'19"W	160.51	82.82	28°35'35"
C24	22.42	15.00	S69°26'13"E	20.39	13.90	85°37'23"
C25	87.33	1270.00	N69°43'17"E	87.32	43.68	3°56'24"
C26	30.25	25.00	N37°01'31"E	28.44	17.29	69°19'58"
C27	297.29	60.00	N35°41'41"W	73.97	46.97	283°53'35"
C28	15.08	25.00	N88°58'18"E	14.85	7.78	34°33'37"
C29	260.44	1220.00	N65°34'33"E	259.95	130.72	12°13'53"
C30	25.73	15.00	N10°19'34"E	22.69	17.34	98°16'06"
C31	320.00	1270.00	N56°57'43"E	319.15	160.85	14°26'11"
C32	23.09	15.00	N86°08'54"W	20.88	14.54	88°12'58"
C33	23.55	25.00	N15°03'22"W	22.69	12.73	53°58'05"
C34	301.53	60.00	N47°57'35"E	70.59	43.64	287°56'10"
C35	23.55	25.00	N69°01'27"W	22.69	12.73	53°58'05"
C36	23.09	15.00	N02°04'04"E	20.88	14.54	88°12'58"
C37	336.67	1270.00	N38°34'54"E	335.69	169.33	15°11'20"
C38	23.56	15.00	N75°59'14"E	21.21	15.00	90°00'00"
C39	192.82	275.00	N38°55'33"W	188.90	100.57	40°10'27"
C40	71.89	275.00	N11°20'59"W	71.68	36.15	14°58'40"
C41	23.56	15.00	N41°08'21"E	21.21	15.00	90°00'00"
C42	185.47	275.00	N74°32'23"W	181.97	96.42	38°38'32"
C43	23.56	15.00	N10°13'07"W	21.21	15.00	90°00'00"
C44	143.43	275.00	N49°43'24"E	141.81	73.39	29°53'01"
C45	23.55	25.00	N88°21'03"W	22.69	12.73	53°58'05"
C46	301.53	60.00	N25°20'06"W	70.59	43.64	287°56'10"

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
C47	23.55	25.00	N37°40'52"E	22.69	12.73	53°58'05"
C48	169.51	325.00	N49°43'24"E	167.59	86.73	29°53'01"
C49	23.56	15.00	N79°46'53"E	21.21	15.00	90°00'00"
C50	137.24	275.00	N40°55'19"W	135.82	70.08	28°35'35"
C51	23.77	15.00	N18°46'38"E	21.36	15.21	90°48'20"
C52	0.66	1220.00	S53°42'39"W	0.66	0.33	0°01'52"
C53	60.61	1220.00	S52°16'20"W	60.60	30.31	2°50'47"
C54	54.52	1220.00	S49°34'07"W	54.51	27.26	2°33'37"
C55	76.33	1220.00	S46°29'46"W	76.32	38.18	3°35'05"
C56	65.42	1220.00	S43°10'03"W	65.42	32.72	3°04'21"
C57	65.42	1220.00	S40°05'42"W	65.42	32.72	3°04'21"
C58	54.52	1220.00	S37°16'43"W	54.51	27.26	2°33'37"
C59	54.52	1220.00	S34°43'06"W	54.51	27.26	2°33'37"
C60	52.19	1220.00	S32°12'46"W	52.18	26.10	2°27'03"
C61	11.86	50.00	N09°25'25"E	11.83	5.96	13°35'17"
C62	69.22	50.00	N55°52'45"E	63.83	41.45	79°19'23"
C63	44.41	50.00	S59°00'46"E	42.97	23.79	50°53'33"
C64	61.19	50.00	S01°29'38"W	57.44	35.09	70°07'15"
C65	50.16	50.00	S65°17'31"W	48.08	27.42	57°28'31"
C66	103.77	325.00	S49°51'56"E	103.33	52.33	18°17'40"
C67	46.47	325.00	S36°37'21"E	46.43	23.27	8°11'32"
C68	55.78	325.00	S27°36'33"E	55.71	27.96	9°50'03"
C69	21.86	325.00	S20°46'55"E	21.85	10.93	3°51'13"
C70	8.79	325.00	S18°03'48"E	8.79	4.40	1°33'01"
C71	45.75	325.00	S13°15'21"E	45.71	22.91	8°03'54"
C72	30.42	325.00	S06°32'31"E	30.41	15.22	5°21'45"
C73	37.19	60.00	N63°15'21"E	36.60	19.21	35°30'50"
C74	52.49	60.00	S73°55'26"E	50.83	28.06	50°07'35"
C75	94.25	60.00	S03°51'39"E	84.85	60.00	90°00'00"
C76	52.49	60.00	S66°12'09"W	50.83	28.06	50°07'35"
C77	63.03	60.00	N58°38'27"W	60.17	34.77	60°11'13"
C78	16.13	25.00	S47°01'50"E	15.85	8.36	36°57'59"
C79	12.37	25.00	S79°41'14"E	12.24	6.31	28°20'49"
C80	30.17	325.00	S88°47'57"W	30.16	15.10	5°19'11"
C81	55.76	325.00	N83°37'33"W	55.69	27.95	9°49'50"
C82	55.76	325.00	N73°47'43"W	55.69	27.95	9°49'50"
C83	65.07	325.00	N63°08'41"W	64.96	32.64	11°28'15"
C84	12.43	325.00	N56°18'50"W	12.43	6.21	2°11'27"
C85	13.67	325.00	N54°00'48"W	13.67	6.84	2°24'37"
C86	62.60	325.00	N47°17'24"W	62.51	31.40	11°02'12"
C87	85.91	325.00	N34°11'55"W	85.66	43.21	15°08'46"
C88	53.15	1270.00	S68°57'01"W	53.15	26.58	2°23'52"
C89	34.18	1270.00	S70°55'13"W	34.18	17.09	1°32'32"
C90	38.34	60.00	S20°39'53"W	37.69	19.85	36°36'42"
C91	46.56	60.00	S61°12'02"W	45.40	24.52	44°27'36"
C92	49.00	60.00	N73°10'17"W	47.65	25.96	46°47'47"

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
C93	156.58	60.00	N24°59'10"E	115.78	220.22	149°31'07"
C94	6.81	60.00	S77°00'05"E	6.81	3.41	6°30'23"
C95	33.45	1220.00	S70°54'22"W	33.45	16.73	1°34'15"
C96	65.48	1220.00	S68°34'59"W	65.47	32.75	3°04'31"
C97	65.48	1220.00	S65°30'28"W	65.47	32.75	3°04'31"
C98	76.40	1220.00	S62°10'34"W	76.39	38.21	3°35'17"
C99	19.63	1220.00	S59°55'16"W	19.63	9.82	0°55'19"
C100	122.03	1270.00	S61°25'39"W	121.99	61.06	5°30'20"
C101	55.11	1270.00	S57°25'54"W	55.10	27.56	2°29'10"
C102	142.86	1270.00	S52°57'58"W	142.78	71.50	6°26'42"
C103	21.49	60.00	N01°40'01"E	21.38	10.86	20°31'19"
C104	59.78	60.00	N37°08'14"W	57.34	32.64	57°05'12"
C105	35.98	60.00	N82°51'37"W	35.44	18.55	34°21'34"
C106	35.98	60.00	S62°46'49"W	35.44	18.55	34°21'34"
C107	40.62	60.00	S26°12'14"W	39.85	21.13	38°47'35"
C108	39.32	60.00	S11°57'56"E	38.62	20.39	37°32'46"
C109	46.86	60.00	S53°06'45"E	45.68	24.70	44°44'52"
C110	21.49	60.00	S85°44'50"E	21.38	10.86	20°31'19"
C111	141.86	1270.00	S42°58'33"W	141.79	71.01	6°24'01"
C112	194.81	1270.00	S35°22'53"W	194.62	97.59	8°47'19"
C113	80.43	275.00	S50°38'04"E	80.14	40.50	16°45'24"
C114	79.76	275.00	S33°56'50"E	79.48	40.16	16°37'04"
C115	32.64	275.00	S22°14'19"E	32.62	16.34	6°47'59"
C116	61.60	275.00	S12°25'18"E	61.47	30.93	12°50'01"
C117	10.29	275.00	S04°55'58"E	10.29	5.15	2°08'39"
C118	43.92	275.00	N89°17'06"W	43.88	22.01	9°09'06"
C119	110.32	275.00	N73°13'00"W	109.58	55.91	22°59'06"
C120	31.23	275.00	N58°28'17"W	31.21	15.63	6°30'21"
C121	14.61	275.00	N36°18'12"E	14.61	7.31	3°02'38"
C122	112.05	275.00	N49°29'51"E	111.27	56.81	23°20'40"
C123	16.78	275.00	N62°55'03"E	16.77	8.39	3°29'43"
C124	31.43	60.00	N76°22'33"W	31.08	16.09	30°01'05"
C125	84.59	60.00	S48°13'29"W	77.76	51.05	80°46'51"
C126	97.62	60.00	S38°46'29"E	87.20	63.47	93°13'05"
C127	71.27	60.00	N60°35'12"E	67.15	40.52	68°03'33"
C128	16.61	60.00	N18°37'37"E	16.56	8.36	15°51'36"
C129	12.31	325.00	N63°34'50"E	12.30	6.15	2°10'10"
C130	46.47	325.00	N58°23'59"E	46.43	23.27	8°11'32"
C131	46.47	325.00	N50°12'27"E	46.43	23.27	8°11'32"
C132	46.47	325.00	N42°00'56"E	46.43	23.27	8°11'32"
C133	17.80	325.00	N36°21'02"E	17.80	8.90	3°08'17"
C134	14.64	275.00	N53°41'38"W	14.63	7.32	3°02'58"
C135	105.59	275.00	N41°10'08"W	104.95	53.46	22°00'02"
C136	17.01	275.00	N28°23'50"W	17.00	8.51	3°32'35"

SANTA RITA RANCH PHASE 2A SECTION 3
FINAL PLAT

FIELD NOTES

BEING ALL OF THAT CERTAIN 42.200 ACRE TRACT OF LAND SITUATED IN THE B. MANLOVE SURVEY, ABSTRACT NUMBER 417, WILLIAMSON COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED AS BEING A PORTION OF A CALLED 507.772 TRACT OF LAND CONVEYED TO SRFV DEVELOPMENT, LLC IN DOCUMENT NUMBER 2020153944, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 42.200 ACRE TRACT OF LAND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, AT A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" AT THE INTERSECTION OF THE NORTHWEST LINE OF TOWER ROAD (120' R.O.W.) AND THE NORTHEAST LINE OF LAS FLORES DRIVE (90' R.O.W.), BEING IN THE NORTHWEST LINE OF SANTA RITA RANCH, PHASE 2A, SECTION 1, A SUBDIVISION RECORDED IN DOCUMENT NUMBER _____, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAME BEING AT THE BEGINNING OF A CURVE TO THE RIGHT, FOR A SOUTHEASTERN CORNER AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT,

THENCE, WITH THE COMMON LINE OF SAID SANTA RITA, PHASE 2A, SECTION 1 AND SAID LAS FLORES DRIVE, AND OVER AND ACROSS SAID 507.772 ACRE TRACT OF LAND, THE FOLLOWING FOUR (4) COURSES AND DISTANCES, NUMBERED 1 THROUGH 4,

- 1) WITH SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 15.00 FEET, AN ARC LENGTH OF 21.13 FEET, AND A CHORD THAT BEARS N79°10'11"W, A DISTANCE OF 19.43 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER,
- 2) N38°48'29"W, A DISTANCE OF 12.74 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER AT THE EAST TERMINUS OF SAID LAS FLORES DRIVE,
- 3) S51°11'31"W, A DISTANCE OF 90.00 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER AT THE WEST TERMINUS OF SAID LAS FLORES DRIVE, BEING AT THE BEGINNING OF A CURVE TO THE RIGHT, AND
- 4) WITH SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 15.00 FEET, AN ARC LENGTH OF 24.31 FEET, AND A CHORD THAT BEARS, S07°36'45"W, A DISTANCE OF 21.73 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER IN THE NORTHWEST LINE OF SAID TOWER ROAD, BEING AT THE BEGINNING OF A CURVE TO THE LEFT,

THENCE, WITH THE NORTHWEST LINE OF SAID TOWER ROAD, THE NORTHWEST LINE OF SAID SANTA RITA RANCH, PHASE 2A, SECTION 1, AND CONTINUING OVER AND ACROSS SAID 507.772 ACRE TRACT OF LAND, THE FOLLOWING (3) COURSES AND DISTANCES, NUMBERED 1 THROUGH 3,

- 1) WITH SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1060.00 FEET, AN ARC LENGTH OF 426.36 FEET, AND A CHORD THAT BEARS S42°30'37"W, A DISTANCE OF 423.50 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER,
- 2) S30°59'14"W, A DISTANCE OF 102.18 FEET TO A CAPPED 1/2 INCH IRON ROD FOUND STAMPED "CBD SETSTONE" FOR CORNER, BEING AT THE BEGINNING OF A CURVE TO THE RIGHT, AND
- 3) WITH SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 940.00 FEET, AN ARC LENGTH OF 174.02 FEET, AND A CHORD THAT BEARS S36°17'27"W, A DISTANCE OF 173.77 FEET TO A CAPPED 1/2 INCH IRON ROD SET STAMPED "CBD SETSTONE" AT THE EASTERNMOST CORNER OF A CALLED 1.877 ACRE TRACT OF LAND (EXHIBIT A-1) CONVEYED TO SANTA RITA COMMERCIAL, LLC IN DOCUMENT NUMBER 2020116154, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, FOR THE SOUTHERNMOST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND,

THENCE, WITH THE COMMON LINE OF SAID 507.772 ACRE TRACT, SAID 1.877 ACRE TRACT OF LAND, AND OVER AND ACROSS SAID 12.00 ACRE TRACT OF LAND, THE FOLLOWING SEVEN (7) COURSE AND DISTANCES, NUMBERED 1 THROUGH 7,

- 1) N50°27'03"W, A DISTANCE OF 169.08 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 2) N59°00'46"W, A DISTANCE OF 188.07 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 3) N35°45'26"W, A DISTANCE OF 117.54 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 4) N26°47'57"W, A DISTANCE OF 87.55 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 5) N18°50'19"W, A DISTANCE OF 250.94 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 6) S71°09'41"W, A DISTANCE OF 293.11 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, THE BEGINNING OF A CURVE TO THE LEFT, AND
- 7) WITH SAID CURVE TO THE LEFT, HAVING A RADIUS OF 15.00 FEET, AN ARC LENGTH OF 23.47 FEET, AND A CHORD THAT BEARS S26°19'58"W, A DISTANCE OF 21.15 FEET TO A CAPPED 1/2 INCH IRON ROD SET IN THE SOUTHWEST LINE OF SAID 12.00 ACRE TRACT, BEING IN THE NORTHEAST LINE OF RONALD REAGAN BOULEVARD (R.O.W. VARIES), FOR A WEST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND,

THENCE, N18°29'44"W, WITH THE COMMON LINE OF SAID RONALD REAGAN BOULEVARD AND SAID 12.00 ACRE TRACT OF LAND, A DISTANCE OF 90.00 FEET TO A 1/2 INCH IRON ROD SET STAMPED "CBD SETSTONE" FOR THE WESTERNMOST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, BEING AT THE BEGINNING OF A CURVE TO THE LEFT,

THENCE, OVER AND ACROSS SAID 12.00 ACRE TRACT AND SAID 1.877 ACRE TRACT OF LAND, THE FOLLOWING TWO (2) COURSES AND DISTANCES, NUMBERED 1 THROUGH 2,

- 1) WITH SAID CURVE TO THE LEFT, HAVING A RADIUS OF 15.00 FEET, AN ARC LENGTH OF 23.65 FEET, AND A CHORD THAT BEARS S63°40'02"E, A DISTANCE OF 21.28 FEET TO A CAPPED 1/2 INCH IRON ROD SET STAMPED "CBD SETSTONE" FOR CORNER, AND
- 2) N71°09'41"E, A DISTANCE OF 292.57 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, BEING IN THE EAST LINE OF SAID 1.877 ACRE TRACT OF LAND, SAME BEING AT AN INTERIOR CORNER OF SAID 507.772 ACRE TRACT OF LAND,

THENCE, WITH THE COMMON LINE OF SAID 1.877 ACRE TRACT OF LAND AND SAID 507.772 ACRE TRACT OF LAND, THE FOLLOWING FOUR (4) COURSES AND DISTANCES, NUMBERED 1 THROUGH 4,

- 1) N18°50'19"W, A DISTANCE OF 442.02 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 2) S82°33'22"W, A DISTANCE OF 121.84 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 3) N03°51'39"W, A DISTANCE OF 198.44 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, AND
- 4) N06°46'19"W, A DISTANCE OF 33.02 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, BEING A POINT IN THE APPROXIMATE CENTERLINE OF ONION CREEK, SAME BEING A POINT ON A NORTHERN BOUNDARY LINE OF SAID 507.772 ACRE TRACT, AND BEING ALSO A POINT ON A SOUTHERN BOUNDARY LINE OF A CALLED 8.126 ACRE TRACT OF LAND CONVEYED TO MARION SHIPMAN IN DOCUMENT NUMBER 2013092374, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS,

THENCE, WITH THE APPROXIMATE CENTERLINE OF SAID ONION CREEK AND THE NORTH LINE OF SAID 507.772 ACRE TRACT OF LAND, THE FOLLOWING EIGHTEEN (18) COURSES AND DISTANCES, NUMBERED 1 THROUGH 18,

- 1) N01°16'57"E, A DISTANCE OF 98.58 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 2) N27°51'58"W, A DISTANCE OF 155.38 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 3) N48°21'37"E, A DISTANCE OF 85.73 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 4) N61°39'22"E, A DISTANCE OF 95.09 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 5) S75°32'03"E, A DISTANCE OF 49.56 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 6) S66°39'22"E, A DISTANCE OF 191.00 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 7) S75°46'43"E, A DISTANCE OF 67.57 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 8) N89°59'24"E, A DISTANCE OF 57.29 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 9) N63°19'51"E, A DISTANCE OF 136.71 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 10) N36°03'33"E, A DISTANCE OF 143.81 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 11) N52°40'31"E, A DISTANCE OF 178.90 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR THE NORTHERNMOST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND,
- 12) S55°41'46"E, A DISTANCE OF 82.98 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 13) S31°57'35"E, A DISTANCE OF 169.32 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 14) S16°42'12"E, A DISTANCE OF 137.51 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 15) S32°48'19"E, A DISTANCE OF 62.71 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 16) S68°46'22"E, A DISTANCE OF 190.09 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 17) N78°41'50"E, A DISTANCE OF 268.58 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, AND
- 18) N47°33'30"E, A DISTANCE OF 212.81 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, BEING IN THE NORTH LINE OF SAID 507.772 ACRE TRACT AND BEING ALSO A SOUTHERN CORNER OF SAID 8.126 ACRE TRACT,

THENCE, OVER AND ACROSS SAID 507.772 ACRE TRACT OF LAND, THE FOLLOWING FIVE (5) COURSES AND DISTANCES, NUMBERED 1 THROUGH 5,

- 1) S36°27'30"E, A DISTANCE OF 205.75 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 2) S07°56'36"E, A DISTANCE OF 102.64 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR THE EASTERNMOST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND,
- 3) S09°59'46"W, A DISTANCE OF 174.34 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER,
- 4) S05°50'09"W, A DISTANCE OF 414.36 FEET TO A CAPPED 1/2 INCH IRON ROD SET FOR CORNER, BEING AT THE BEGINNING OF A CURVE TO THE LEFT, AND
- 5) WITH SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1060.00, AN ARC LENGTH OF 366.23, AND A CHORD THAT BEARS S70°21'58"W, A DISTANCE OF 364.41 FEET TO THE POINT OF BEGINNING AND CONTAINING 42.200 ACRES OF LAND.

Line Table		
Line #	Length	Direction
L1	12.74	N38°48'29"W
L2	90.00	S51°11'31"W
L3	102.18	S30°59'14"W
L4	169.08	N50°27'03"W
L5	188.07	N59°00'46"W
L6	117.54	N35°45'26"W
L7	87.55	N26°47'57"W
L8	90.00	N18°29'44"W
L9	121.84	S82°33'22"W
L10	198.44	N03°51'39"W
L11	33.02	N06°46'19"W
L12	98.58	N01°16'57"E
L13	155.38	N27°51'58"W
L14	85.73	N48°21'37"E
L15	95.09	N61°39'22"E
L16	49.56	S75°32'03"E
L17	191.00	S66°39'22"E
L18	67.57	S75°46'43"E
L19	57.29	N89°59'24"E
L20	136.71	N63°19'51"E
L21	143.81	N36°03'33"E
L22	178.90	N52°40'31"E
L23	82.98	S55°41'46"E
L24	169.32	S31°57'35"E
L25	137.51	S16°42'12"E
L26	62.71	S32°48'19"E
L27	190.09	S68°46'22"E
L28	102.64	S07°56'36"E
L29	174.34	S09°59'46"W

Line Table		
Line #	Length	Direction
L30	130.14	N38°48'29"W
L31	119.26	N30°59'14"E
L32	3.00	N30°59'14"E
L33	25.72	N59°00'46"W
L34	170.00	N71°09'41"E
L35	170.00	N71°09'41"E
L36	88.53	N03°51'39"W
L37	115.00	N86°08'21"E
L38	62.41	N26°37'32"W
L39	38.04	N71°41'29"E
L40	69.35	N71°41'29"E
L41	118.80	N38°48'29"W
L42	8.84	N42°02'25"W
L43	8.84	N42°02'25"W
L44	25.72	N59°00'46"W
L45	88.53	N03°51'39"W
L46	96.62	N55°13'07"W
L47	45.81	N34°46'53"E
L48	65.07	N64°39'54"E
L49	65.07	N64°39'54"E
L50	45.81	N34°46'53"E
L51	58.79	N26°37'32"W
L52	79.14	S26°47'57"E
L53	104.38	S35°40'41"E
L55	20.76	S07°24'05"W
L56	44.80	S52°01'55"W
L57	48.48	S49°34'07"W
L58	67.87	S46°29'46"W
L59	58.18	S43°10'03"W

Line Table		
Line #	Length	Direction
L60	58.18	S40°05'42"W
L61	48.48	S37°16'43"W
L62	48.48	S34°43'06"W
L63	68.55	S31°49'00"W
L64	60.00	S30°59'14"W
L65	60.01	S31°49'15"W
L66	60.29	S35°22'42"W
L67	27.87	S83°43'15"W
L68	31.41	S41°08'21"W
L69	31.41	S48°51'39"E
L70	70.00	S86°08'21"W
L71	126.26	S75°44'41"E
L72	50.00	S86°08'21"W
L73	28.28	S48°51'39"E
L74	28.28	S41°08'21"W
L75	79.12	S83°13'17"E
L76	78.96	S72°45'43"E
L77	91.97	S63°21'12"E
L78	109.22	S55°13'07"E
L79	21.21	S10°13'07"E
L80	21.21	S79°46'53"W
L81	5.04	S30°59'14"W
L82	20.80	S26°41'29"W
L83	55.36	S74°33'51"W
L84	49.09	S71°25'01"W
L85	58.23	S68°34'59"W
L86	58.23	S65°30'28"W
L87	47.93	S62°10'34"W
L88	28.72	S73°43'15"E

Line Table		
Line #	Length	Direction
L89	72.71	S33°48'41"E
L90	56.64	S40°37'39"E
L91	56.64	S57°19'46"E
L92	58.25	S74°16'14"E
L93	58.25	S88°32'59"W
L94	58.25	S71°22'12"W
L95	58.25	S54°11'25"W
L96	65.70	S35°54'08"W
L97	65.70	S16°30'20"W
L98	63.61	S02°34'45"E
L99	63.61	S21°21'07"E
L100	35.80	S36°00'18"E
L101	35.89	S48°13'23"E
L102	72.56	S50°13'27"E
L103	21.77	S10°12'44"E
L104	45.48	S53°41'31"E
L105	85.77	S29°40'17"E
L106	28.28	S63°50'19"E
L107	28.28	S26°09'41"W
L108	52.63	N15°01'42"W
L109	66.91	N28°16'33"E
L110	56.85	N49°29'51"E
L111	11.38	S71°09'41"W
L112	24.18	S71°39'44"E
L113	36.96	S49°42'32"E
L114	108.95	S60°17'09"E

Curve Table						
Curve #	Length	Radius	Chord Direction	Chord Length	Tangent	DELTA
(C137)	40.27	60.00	N07°32'02"E	39.52	20.93	38°27'14"
(C138)	15.16	60.00	S41°37'19"E	15.12	7.62	14°28'39"
(C139)	16.83	50.00	S74°48'51"E	16.75	8.50	19°17'24"

Line Table		
Line #	Length	Direction
(L115)	49.50	S03°51'39"E
(L116)	21.21	S03°51'39"E
(L117)	102.12	S41°08'21"W
(L118)	89.03	S41°08'21"W
(L119)	50.88	S41°38'21"W
(L120)	46.23	S41°38'21"W
(L121)	15.26	N59°00'46"W
(L122)	5.66	S59°00'46"E
(L123)	68.89	N88°52'28"E
(L124)	34.85	S05°50'09"W
(L125)	70.76	S85°14'51"W



Carlson, Brigrance & Doering, Inc.
FIRM ID #F3791 REG. # 10024900
Civil Engineering Surveying
5501 West William Cannon Austin, Texas 78749
Phone No. (512) 280-5160 Fax No. (512) 280-5165

SANTA RITA RANCH PHASE 2A SECTION 3

FINAL PLAT

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

KNOW ALL MEN BY THESE PRESENTS:

I, JAMES EDWARD HORNE, VICE PRESIDENT, SRFV DEVELOPMENT, LLC, OWNER THAT CERTAIN CALLED 507.772 ACRE TRACT OF LAND CONVEYED IN DOCUMENT NUMBER 2020153944, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SITUATED IN THE B. MANLOVE SURVEY, ABSTRACT NUMBER 417, WILLIAMSON COUNTY, TEXAS, AS SHOWN HEREON, ALL OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, AND DO HEREBY SUBDIVIDE, SAID TRACTS 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,

"FINAL PLAT OF SANTA RITA RANCH, PHASE 2A SECTION 3"

TO CERTIFY WHICH, WITNESS BY MY HAND THIS 14th DAY OF July, 2021.

SRFV DEVELOPMENT, LLC.
A TEXAS LIMITED LIABILITY COMPANY

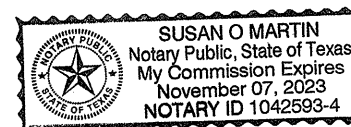
BY: [Signature]
JAMES EDWARD HORNE, VICE PRESIDENT
1700 CROSS CREEK LANE, STE. 100
LIBERTY HILL, TX 78642

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

BEFORE ME THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JAMES EDWARD HORNE, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF WRITING, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND AND SEAL OF OFFICE, THIS THE 14th DAY OF July, 2021 A.D.

[Signature]
NOTARY PUBLIC IN AND FOR WILLIAMSON COUNTY, TEXAS

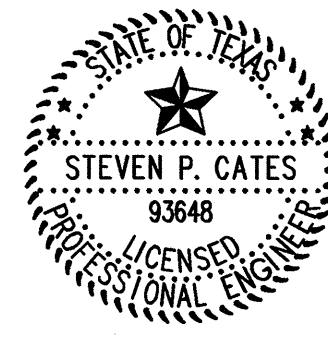


STATE OF TEXAS:
COUNTY OF TRAVIS:

A 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, STEVEN P. CATES, P.E., AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS SUBDIVISION PLAT COMPLIES WITH THE REQUIREMENTS OF WILLIAMSON COUNTY.

ENGINEERING BY: [Signature] 7/15/2021
STEVEN P. CATES, P.E. NO. 93648 DATE
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE,
AUSTIN, TEXAS 78749



CARLSON, BRIGANCE, & DOERING, INC.
ID # F3791

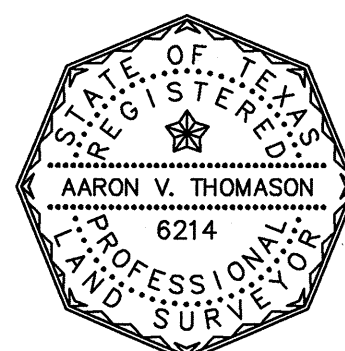
THIS FLOOD STATEMENT, AS DETERMINED BY A H.U.D.-F.I.A. FLOOD INSURANCE RATE MAP, DOES NOT IMPLY THAT THE PROPERTY OR THE IMPROVEMENTS THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR, AND FLOOD HEIGHTS MAY INCREASE BY MAN-MADE OR NATURAL CAUSES.

THIS STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF ENGINEER OR SURVEYOR.

STATE OF TEXAS:
COUNTY OF TRAVIS:

I, AARON V. THOMASON, R.P.L.S., AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS SUBDIVISION PLAT COMPLIES WITH THE WILLIAMSON COUNTY SUBDIVISION ORDINANCE. ALL EASEMENTS OF RECORD ARE SHOWN OR NOTED ON THE PLAT.

SURVEYED BY: [Signature] 15 JUL 2021
AARON V. THOMASON, R.P.L.S. NO. 6214 DATE
CARLSON, BRIGANCE & DOERING, INC.
5501 WEST WILLIAM CANNON DRIVE,
AUSTIN, TEXAS 78749
aaron@cbdeng.com



CONSENT OF MORTGAGEE

THE UNDERSIGNED, BEING THE HOLDER OF TWO DEEDS OF TRUST LIENS SECURED BY THE PROPERTY, THE FIRST DATED OCTOBER 31, 2013 RECORDED AS DOCUMENT NO. 2013103003 IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SECURING A NOTE OF EVEN DATE THEREWITH, AND THE SECOND DATED JANUARY 31, 2018 RECORDED AS DOCUMENT NO. 2018009177, SECURING A NOTE 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

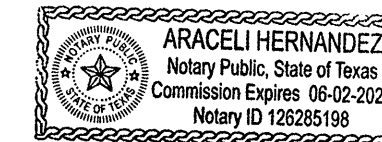
BY: [Signature]
PRINTED NAME: Jason Rangel
TITLE: First Vice President

STATE OF TEXAS
COUNTY OF Travis

BEFORE ME ON THIS DAY PERSONALLY APPEARED Jason Rangel, 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 15 DAY OF July, 2021 A.D.
BY: [Signature]
NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME: Araceli Hernandez
MY COMMISSION EXPIRES: 6-2-2024



CITY OF LIBERTY HILL APPROVAL

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.

[Signature]
LACIE HALE, CITY ADMINISTRATOR
CITY OF LIBERTY HILL, TEXAS

7/20/2021
DATE

ROAD NAME & 911 ADDRESSING APPROVAL

ROAD NAME AND ADDRESS ASSIGNMENTS VERIFIED THIS THE 15 DAY OF July, 2021 A.D.

[Signature]
WILLIAMSON COUNTY ADDRESSING COORDINATOR
WILLIAMSON COUNTY, TEXAS

PRINTED NAME: Cindy Bridges

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 COMMISSIONERS 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

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 CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, 2021 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 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

PRINTED NAME: _____

