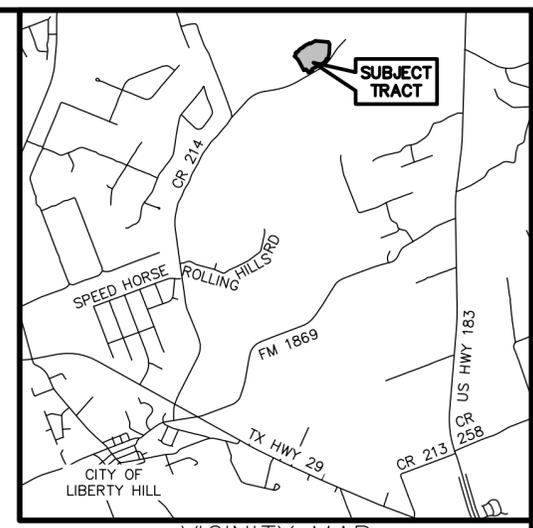
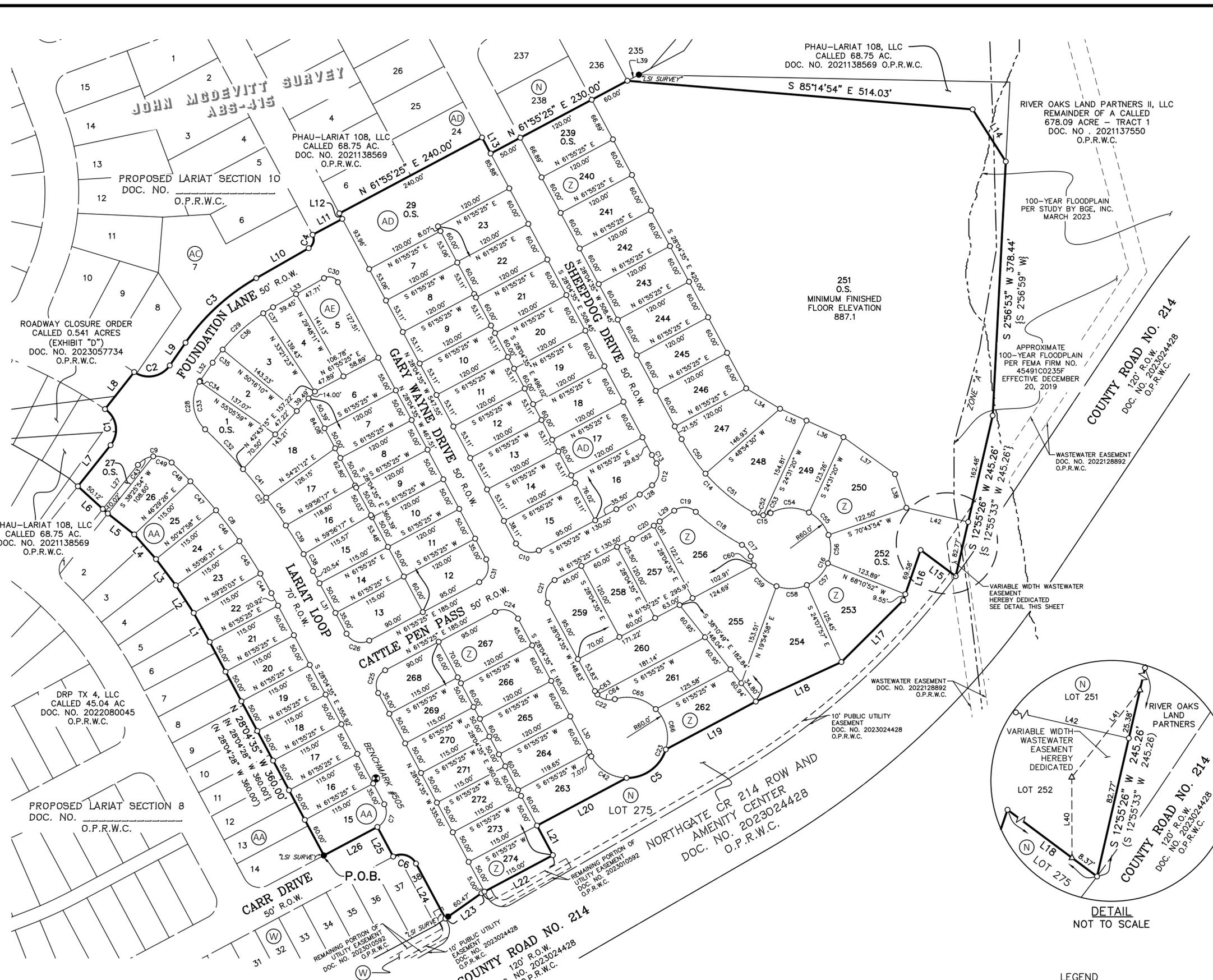
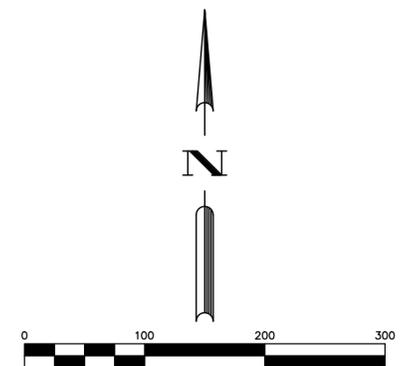


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VICINITY MAP NOT TO SCALE

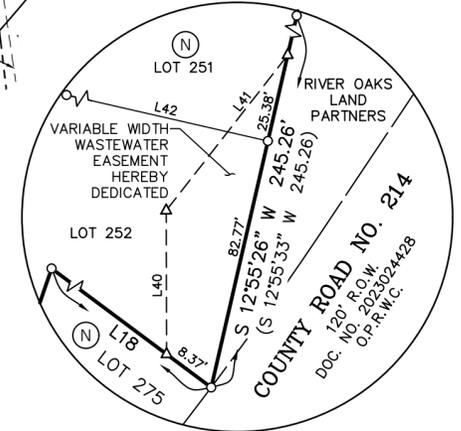


SUBMITTED DATE: JANUARY 8, 2024

OWNERS:
PHAU-LARIAT 108, L.L.C.
9000 GULF FREEWAY
HOUSTON, TEXAS 77017

DRP TX 4, L.L.C.
590 MADISON AVENUE, 13TH FLOOR
NEW YORK, NY 10022

ENGINEER & SURVEYOR:
BGE, INC.
101 WEST LOUIS HENNA BLVD., SUITE 400
AUSTIN, TX 78728
TEL: 512-879-0400



DETAIL NOT TO SCALE

FINAL PLAT LARIAT SECTION 9

A SUBDIVISION OF 25.107 ACRES OF LAND
LOCATED IN THE
JOHN MCDEVITT SURVEY A-415
IN WILLIAMSON COUNTY, TEXAS.

BENCHMARK #505
MAG NAIL WITH WASHER SET ON THE WEST
RIGHT-OF-WAY LINE OF PROPOSED LARIAT
LOOP IN THE NORTHWEST CORNER OF A
CURB INLET AS SHOWN HEREON
ELEVATION: 925.64 FEET NAVD-88

BEARING BASIS NOTE:
BEARING ORIENTATION IS BASED ON THE TEXAS
STATE PLANE COORDINATE SYSTEM, CENTRAL
ZONE 4203, NAD-83. COORDINATES AND
DISTANCES SHOWN ARE SURFACE VALUES.
COMBINED SCALE FACTOR IS 1.00014679.

LEGEND

DOC. NO.	DOCUMENT NUMBER
O.P.R.W.C.	OFFICIAL PUBLIC RECORDS, WILLIAMSON COUNTY
O.S.	OPEN SPACE
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
●	FOUND 1/2" IRON ROD WITH "LSI SURVEY" CAP
○	SET 1/2" IRON ROD W/ "BGE INC" CAP
△	CALCULATED POINT
⊙	BENCHMARK
{ }	RECORD INFORMATION DOC. NO. 2021138569 O.P.R.W.C.
()	RECORD INFORMATION DOC. NO. 2022080045 O.P.R.W.C.
[]	RECORD INFORMATION DOC. NO. 2023024428 O.P.R.W.C.



BGE, Inc.
101 West Louis Henna Blvd., Suite 400
Austin, Texas 78728
Tel: 512-879-0400 • www.bgeinc.com
TBPELS Registration No. F-1046
TBPELS Licensed Surveying Firm No. 10106502

CURVE TABLE					
NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C1	60.97'	37.00'	94°24'29"	N 08°46'20" W	54.30'
C2	59.53'	38.00'	89°45'53"	N 79°29'17" E	53.63'
C3	143.49'	325.00'	25°17'48"	N 47°32'55" E	142.33'
C4	23.11'	15.00'	88°16'23"	N 16°03'37" E	20.89'
C5	77.06'	60.00'	73°35'29"	S 53°55'35" W	71.88'
C6	39.27'	25.00'	90°00'00"	N 73°04'35" W	35.36'
C7	39.27'	25.00'	90°00'00"	N 16°55'25" E	35.36'
C8	245.50'	765.00'	18°23'13"	N 37°16'11" W	244.44'
C9	56.44'	34.00'	95°06'19"	S 85°59'03" W	50.18'
C10	39.27'	25.00'	90°00'00"	S 73°04'35" E	35.36'
C11	40.94'	275.00'	8°31'47"	N 57°39'32" E	40.90'
C12	36.63'	25.00'	83°57'39"	N 11°24'48" E	33.44'
C13	14.13'	225.00'	3°35'53"	S 29°19'18" E	14.13'
C14	155.90'	275.00'	32°28'51"	S 44°19'00" E	153.82'
C15	25.61'	25.00'	58°41'24"	S 89°54'08" E	24.50'
C16	301.27'	60.00'	287°41'13"	N 24°35'47" E	70.80'
C17	22.18'	25.00'	50°50'14"	N 36°58'43" W	21.46'
C18	84.59'	325.00'	14°54'44"	S 54°24'45" E	84.35'
C19	34.69'	25.00'	79°29'34"	N 86°51'35" W	31.97'
C20	48.38'	325.00'	8°31'47"	N 57°39'32" E	48.34'
C21	39.27'	25.00'	90°00'00"	S 16°55'25" W	35.36'
C22	34.72'	25.00'	79°34'01"	S 67°51'35" E	31.99'
C23	272.17'	60.00'	259°54'04"	N 22°18'26" E	91.99'
C24	39.27'	25.00'	90°00'00"	N 73°04'35" W	35.36'
C25	39.27'	25.00'	90°00'00"	S 16°55'25" W	35.36'
C26	39.27'	25.00'	90°00'00"	S 73°04'35" E	35.36'
C27	265.98'	835.00'	18°15'03"	N 37°12'06" W	264.86'
C28	79.10'	56.00'	80°55'56"	S 05°51'39" E	72.69'
C29	122.83'	275.00'	25°35'29"	S 47°24'04" W	121.81'
C30	24.01'	15.00'	91°43'37"	N 73°56'23" W	21.53'
C31	39.27'	25.00'	90°00'00"	N 16°55'25" E	35.36'
C32	81.74'	835.00'	5°36'32"	N 43°31'22" W	81.71'
C33	77.50'	56.00'	79°17'21"	S 06°40'57" E	71.46'
C34	1.61'	56.00'	1°38'35"	S 33°47'02" W	1.61'
C35	24.59'	275.00'	5°07'23"	S 37°10'02" W	24.58'
C36	81.18'	275.00'	16°54'47"	S 48°11'06" W	80.88'
C37	17.06'	275.00'	3°33'19"	S 58°25'09" W	17.06'
C38	28.94'	835.00'	1°59'09"	N 29°04'09" W	28.94'
C39	50.03'	835.00'	3°25'59"	N 31°46'43" W	50.02'
C40	50.70'	835.00'	3°28'44"	N 35°14'04" W	50.69'
C41	54.57'	835.00'	3°44'39"	N 38°50'46" W	54.56'
C42	64.44'	60.00'	61°32'09"	S 58°30'36" E	61.39'
C43	26.76'	34.00'	45°05'57"	S 60°58'53" W	26.08'
C44	33.46'	765.00'	2°30'23"	N 29°19'46" W	33.46'
C45	57.53'	765.00'	4°18'32"	N 32°44'13" W	57.52'
C46	57.53'	765.00'	4°18'32"	N 37°02'46" W	57.52'
C47	57.53'	765.00'	4°18'32"	N 41°21'18" W	57.52'
C48	39.44'	765.00'	2°57'13"	N 44°59'11" W	39.43'
C49	29.67'	34.00'	50°00'22"	N 71°27'58" W	28.74'
C50	62.47'	275.00'	13°00'55"	S 34°35'02" E	62.33'

CURVE TABLE					
NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C51	93.43'	275.00'	19°27'56"	S 50°49'28" E	92.98'
C52	14.19'	25.00'	32°31'01"	S 76°48'56" E	14.00'
C53	11.42'	25.00'	26°10'23"	N 73°50'22" E	11.32'
C54	59.32'	60.00'	56°39'03"	S 89°04'42" W	56.94'
C55	45.37'	60.00'	43°19'40"	N 40°55'56" W	44.30'
C56	43.03'	60.00'	41°05'14"	N 01°16'31" E	42.11'
C57	46.13'	60.00'	44°02'55"	N 43°50'35" E	45.00'
C58	46.13'	60.00'	44°02'55"	N 87°53'30" E	45.00'
C59	46.84'	60.00'	44°43'46"	S 47°43'10" E	45.66'
C60	14.45'	60.00'	13°47'40"	S 18°27'27" E	14.41'
C61	10.80'	325.00'	1°54'15"	N 54°20'46" E	10.80'
C62	37.58'	325.00'	6°37'32"	N 58°36'39" E	37.56'
C63	6.24'	25.00'	14°17'52"	S 35°13'31" E	6.22'
C64	28.48'	25.00'	65°16'10"	S 75°00'31" E	26.96'
C65	65.65'	60.00'	62°41'18"	N 76°17'57" W	62.42'
C66	65.02'	60.00'	62°05'08"	N 13°54'44" W	61.88'

RECORD CURVE TABLE					
NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
{C5}	{77.06'}	{60.00'}	{73°35'29"}	{S 56°55'41" W}	{71.88'}
[C5]	[77.06']	[60.00']	[73°35'29"]	[S 53°55'41" W]	[71.88']

LINE TABLE		
NUMBER	BEARING	DISTANCE
L1	N 28°47'54" W	49.34'
L2	N 32°44'13" W	48.87'
L3	N 37°02'46" W	48.87'
L4	N 41°21'18" W	48.87'
L5	N 51°34'06" W	50.08'
L6	N 47°32'04" W	60.15'
L7	N 38°25'54" E	78.03'
L8	N 38°09'07" E	70.17'
L9	N 34°36'22" E	41.21'
L10	N 60°11'49" E	89.59'
L11	N 61°55'25" E	50.00'
L12	N 28°04'35" W	9.35'
L13	S 28°04'35" E	27.06'
L14	S 32°21'22" E	91.97'
L15	N 53°12'50" W	65.03'
L16	S 18°58'11" W	79.13'
L17	S 44°58'24" W	129.86'
L18	S 65°08'38" W	140.01'
L19	S 61°55'25" W	151.42'
L20	S 61°55'25" W	150.70'
L21	S 28°04'35" E	50.00'
L22	S 61°55'25" W	120.00'
L23	S 54°47'41" W	65.51'
L24	N 28°04'35" W	92.76'
L25	N 28°04'35" W	50.00'

LINE TABLE		
NUMBER	BEARING	DISTANCE
L26	S 61°55'25" W	90.00'
L27	N 38°25'54" E	83.81'
L28	S 53°23'38" W	23.00'
L29	N 53°23'38" E	26.83'
L30	S 27°44'32" E	67.07'
L31	S 28°04'35" E	105.54'
L32	S 34°36'20" W	32.67'
L33	S 60°11'49" W	87.16'
L34	S 59°01'34" E	58.76'
L35	S 65°45'50" E	43.02'
L36	S 65°45'50" E	60.00'
L37	S 54°20'23" E	94.37'
L38	S 18°32'34" E	52.92'
L39	N 62°08'39" E	19.28'
L40	S 08°14'10" E	44.44'
L41	S 33°26'42" W	67.61'
L42	N 77°04'34" W	94.02'

RECORD LINE TABLE		
NUMBER	BEARING	DISTANCE
{L1}	{N 28°47'47" W}	{49.34'}
(L1)	(N 28°47'47" W)	(49.34')
{L2}	{N 32°44'07" W}	{48.87'}
(L2)	(N 32°44'07" W)	(48.87')
{L3}	{N 37°02'39" W}	{48.87'}
(L3)	(N 37°02'39" W)	(48.87')
{L4}	{N 41°21'11" W}	{48.87'}
(L4)	(N 41°21'11" W)	(48.87')
{L5}	{N 51°33'59" W}	{50.08'}
(L5)	(N 51°33'59" W)	(50.08')
{L6}	{N 47°31'58" W}	{}
(L6)	(N 47°31'58" W)	{}
{L15}	{N 53°12'35" W}	{65.03'}
[L15]	[N 53°12'34" E]	[65.03']
{L16}	{S 18°58'18" W}	{79.14'}
[L16]	[S 18°58'18" W]	[79.14']
{L17}	{S 44°58'31" W}	{129.86'}
[L17]	[S 44°58'31" W]	[129.86']
{L18}	{S 65°08'44" W}	{140.01'}
[L18]	[S 65°08'44" W]	[140.01']
{L19}	{S 61°55'32" W}	{151.42'}
[L19]	[S 61°55'32" W]	[151.42']
{L20}	{S 61°55'32" W}	{150.70'}
[L20]	[S 61°55'32" W]	[150.70']
{L21}	{S 28°04'28" E}	{50.00'}
[L21]	[S 28°04'28" E]	[50.00']
{L22}	{S 61°55'32" W}	{120.00'}
[L22]	[S 61°55'32" W]	[120.00']
{L23}	{S 54°47'48" W}	{}
[L23]	(S 54°47'48" W)	{}
{L26}	{S 61°55'32" W}	{}
(L26)	(S 61°55'32" W)	{}

STREET NAMES						
STREET	R.O.W. WIDTH	PAVEMENT WIDTH	CENTERLINE LENGTH	DESIGN SPEED	MAINTENANCE AUTHORITY	CLASSIFICATION
CARR DRIVE	50 FEET	33 FEET	60 FEET	25 MPH	PUBLIC	LOCAL ROAD (URBAN)
CATTLE PEN PASS	50 FEET	33 FEET	592 FEET	25 MPH	PUBLIC	LOCAL ROAD (URBAN)
FOUNDATION LANE	50 FEET	33 FEET	531 FEET	25 MPH	PUBLIC	LOCAL ROAD (URBAN)
GARY WAYNE DRIVE	50 FEET	33 FEET	915 FEET	25 MPH	PUBLIC	LOCAL ROAD (URBAN)
LARIAT LOOP	70 FEET	48 FEET	931 FEET	35 MPH	PUBLIC	COLLECTOR ROAD (URBAN)
SHEEPDOG DRIVE	50 FEET	33 FEET	751 FEET	25 MPH	PUBLIC	LOCAL ROAD (URBAN)
TOTAL LINEAR FEET OF NEW STREETS:			3,780 FEET			

LAND USE SCHEDULE		
DESCRIPTION	NUMBER	ACREAGE
RESIDENTIAL	79	13.188 AC.
OPEN SPACE	6	6.999 AC.
RIGHT-OF-WAY	-	4.921 AC.
TOTAL	85	25.107 AC.

FINAL PLAT LARIAT SECTION 9

A SUBDIVISION OF 25.107 ACRES OF LAND
LOCATED IN THE
JOHN MCDEVITT SURVEY A-415
IN WILLIAMSON COUNTY, TEXAS.



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TBPELS Registration No. F-1046
TBPELS Licensed Surveying Firm No. 10106502

DESCRIPTION OF A 25.107 ACRE TRACT OF LAND

ALL THAT CERTAIN PARCEL OR TRACT OF LAND OUT OF THE JOHN MCDEVITT SURVEY, ABSTRACT NO. 415, SITUATED IN WILLIAMSON COUNTY, TEXAS; BEING A PORTION OF A CALLED 68.75 ACRE TRACT OF LAND AS CONVEYED TO PHAU-LARIAT 108, LLC BY SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NUMBER 2021138569; AND, A PORTION OF A CALLED 45.04 ACRE TRACT OF LAND AS CONVEYED TO DRP TX 4, LLC BY SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NUMBER 2022080045 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; AND, A PORTION OF AN ABANDONED COUNTY ROAD (COUNTY ROAD NO. 214) AS VACATED IN ROADWAY CLOSURE ORDER (EXHIBIT 'D') AS RECORDED IN DOCUMENT NUMBER 2023057734 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2-INCH IRON ROD WITH CAP STAMPED 'LSI SURVEY' FOUND AT THE MOST WESTERLY SOUTH CORNER OF THE ABOVE DESCRIBED 68.75-ACRE TRACT, AT AN INTERIOR CORNER OF THE ABOVE DESCRIBED 45.04-ACRE TRACT, FOR THE MOST WESTERLY SOUTH CORNER AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE SOUTHWEST LINE OF SAID 68.75-ACRE TRACT AND THE NORTHEAST LINE OF SAID 45.04-ACRE TRACT THE FOLLOWING SEVEN (7) COURSES:

- 1) N 28°04'35" W A DISTANCE OF 360.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 2) N 28°47'54" W A DISTANCE OF 49.34 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 3) N 32°44'13" W A DISTANCE OF 48.87 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 4) N 37°02'46" W A DISTANCE OF 48.87 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 5) N 41°21'18" W A DISTANCE OF 48.87 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 6) N 51°34'06" W A DISTANCE OF 50.08 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT; AND
- 7) N 47°32'04" W A DISTANCE OF 60.15 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, DEPARTING THE NORTHEAST LINE OF SAID 45.04-ACRE TRACT, OVER AND ACROSS SAID 68.75-ACRE TRACT, N 38°25'54" E A DISTANCE OF 78.03 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A CURVE TO THE LEFT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT AND OVER AND ACROSS THE ABOVE DESCRIBED ROADWAY CLOSURE ORDER, ALONG SAID CURVE TO THE LEFT, AN ARC DISTANCE OF 60.97 FEET, HAVING A RADIUS OF 37.00 FEET, A CENTRAL ANGLE OF 94°24'29" AND CHORD WHICH BEARS N 8°46'20" W, A DISTANCE OF 54.30 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT AND OVER AND ACROSS THE ABOVE DESCRIBED ROADWAY CLOSURE ORDER, CONTINUING OVER AND ACROSS SAID ROADWAY CLOSURE ORDER AND OVER AND ACROSS SAID 68.75-ACRE TRACT, N 38°09'07" E A DISTANCE OF 70.17 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE LEFT, FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, ALONG SAID CURVE TO THE LEFT, AN ARC DISTANCE OF 59.53 FEET, HAVING A RADIUS OF 38.00 FEET, A CENTRAL ANGLE OF 89°45'53" AND CHORD WHICH BEARS N 79°29'17" E, A DISTANCE OF 53.63 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF TANGENCY;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 34°36'22" E A DISTANCE OF 41.21 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A CURVE TO THE RIGHT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, ALONG SAID CURVE TO THE RIGHT, AN ARC DISTANCE OF 143.49 FEET, HAVING A RADIUS OF 325.00 FEET, A CENTRAL ANGLE OF 25°17'48" AND CHORD WHICH BEARS N 47°32'55" E, A DISTANCE OF 142.33 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF TANGENCY;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 60°11'49" E A DISTANCE OF 89.59 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A CURVE TO THE LEFT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, ALONG SAID CURVE TO THE LEFT, AN ARC DISTANCE OF 23.11 FEET, HAVING A RADIUS OF 15.00 FEET, A CENTRAL ANGLE OF 88°16'23" AND CHORD WHICH BEARS N 16°03'37" E, A DISTANCE OF 20.89 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 61°55'25" E A DISTANCE OF 50.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 28°04'35" W A DISTANCE OF 9.35 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 61°55'25" E A DISTANCE OF 240.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, S 28°04'35" E A DISTANCE OF 27.06 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, N 61°55'25" E A DISTANCE OF 230.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT THE MOST NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT, FROM WHICH A 1/2-INCH IRON ROD WITH CAP STAMPED 'LSI SURVEY' BEARS N 62°08'39" E A DISTANCE OF 19.28 FEET;

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, S 85°14'54" E A DISTANCE OF 514.03 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT; AND

THENCE, CONTINUING OVER AND ACROSS SAID 68.75-ACRE TRACT, S 32°21'22" E A DISTANCE OF 91.97 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET ON AN EAST LINE OF SAID 68.75-ACRE TRACT, FOR THE MOST EASTERLY NORTH CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE EAST LINE OF SAID 68.75-ACRE TRACT THE FOLLOWING TWO (2) COURSES:

- 1) S 2°56'53" W A DISTANCE OF 378.44 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT; AND
- 2) S 12°55'26" W A DISTANCE OF 245.26 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET ON THE CURVING NORTHWEST RIGHT-OF-WAY LINE OF COUNTY ROAD 214 (120' R.O.W.) AT THE EAST CORNER OF LOT 275, BLOCK N, NORTHGATE CR 214 ROW AND AMENITY CENTER A SUBDIVISION AS RECORDED IN DOCUMENT NUMBER 2023024428 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY TEXAS, AT THE MOST EASTERLY SOUTH CORNER OF SAID 68.75 ACRE TRACT, FOR MOST EASTERLY SOUTH CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, DEPARTING THE NORTHWEST RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 214, WITH THE SOUTHEAST LINES OF SAID 68.75-ACRE TRACT, AND THE NORTHWEST LINES OF THE ABOVE DESCRIBED LOT 275 THE FOLLOWING EIGHT (8) COURSES:

- 1) N 53°12'50" W A DISTANCE OF 65.03 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;
- 2) S 18°58'11" W A DISTANCE OF 79.13 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 3) S 44°58'24" W A DISTANCE OF 129.86 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 4) S 65°08'38" W A DISTANCE OF 140.01 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE;
- 5) S 61°55'25" W A DISTANCE OF 151.42 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE RIGHT;
- 6) ALONG SAID CURVE TO THE RIGHT, AN ARC DISTANCE OF 77.06 FEET, HAVING A RADIUS OF 60.00 FEET, A CENTRAL ANGLE OF 73°35'29" AND A CHORD WHICH BEARS S 53°55'35" W, A DISTANCE OF 71.88 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;
- 7) S 61°55'25" W A DISTANCE OF 150.70 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT; AND
- 8) S 28°04'35" E A DISTANCE OF 50.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING WITH A SOUTHEAST LINE OF SAID 68.75-ACRE TRACT, THE NORTH LINE OF SAID LOT 275, AND PARTIALLY WITH THE NORTHERLY TERMINUS OF LARIAT LOOP (70' R.O.W.) AS DEDICATED BY SAID CR 214 ROW AND AMENITY CENTER SUBDIVISION, S 61°55'25" W A DISTANCE OF 120.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN ANGLE POINT;

THENCE, CONTINUING WITH A SOUTHEAST LINE OF SAID 68.75-ACRE TRACT, THE NORTHERLY TERMINUS OF SAID LARIAT LOOP AND THE SOUTHEAST LINE OF THE ABOVE DESCRIBED 45.04-ACRE TRACT OF LAND, S 54°47'41" W PASS A 1/2-INCH IRON ROD WITH CAP STAMPED 'LSI SURVEY' FOUND AT A DISTANCE OF 60.47 FEET BEING THE COMMON SOUTH CORNER OF SAID 68.75-ACRE TRACT AND SAID 45.04-ACRE TRACT, AND CONTINUING FOR A TOTAL DISTANCE OF 65.51 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT THE NORTHEAST CORNER OF LOT 1, BLOCK W OF SAID CR 214 ROW AND AMENITY CENTER SUBDIVISION ON THE SOUTH LINE OF SAID 45.04-ACRE TRACT FOR THE MOST SOUTHERLY CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, DEPARTING THE NORTHERLY TERMINUS OF SAID LARIAT LOOP, OVER AND ACROSS SAID 45.04-ACRE TRACT, N 28°04'35" W A DISTANCE OF 92.76 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET AT A POINT OF CURVATURE OF A CURVE TO THE LEFT;

THENCE, CONTINUING OVER AND ACROSS SAID 45.04-ACRE TRACT, ALONG SAID CURVE TO THE LEFT, AN ARC DISTANCE OF 39.27 FEET, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'00" AND CHORD WHICH BEARS N 73°04'35" W, A DISTANCE 35.36 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING OVER AND ACROSS SAID 45.04-ACRE TRACT, N 28°04'35" W A DISTANCE OF 50.00 FEET TO A 1/2-INCH IRON ROD WITH CAP STAMPED 'BGE INC' SET, ON A NORTHWEST LINE OF SAID 45.04-ACRE TRACT AND THE SOUTHEAST LINE OF SAID 68.75-ACRE TRACT, FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE NORTHWEST LINE OF SAID 45.04-ACRE TRACT AND THE SOUTHEAST LINE OF SAID 68.75-ACRE TRACT, S 61°55'25" W A DISTANCE OF 90.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 25.107 ACRES OF LAND, MORE OR LESS.

FINAL PLAT LARIAT SECTION 9

A SUBDIVISION OF 25.107 ACRES OF LAND
LOCATED IN THE
JOHN MCDEVITT SURVEY A-415
IN WILLIAMSON COUNTY, TEXAS.



BGE, Inc.
101 West Louis Henna Blvd., Suite 400
Austin, Texas 78728
Tel: 512-879-0400 • www.bgeinc.com
TBPELS Registration No. F-1046
TBPELS Licensed Surveying Firm No. 10106502

STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF WILLIAMSON §

THAT PHAU - LARIAT 108, LLC, ACTING HEREBY AND THROUGH, NICK MCINTRYRE, SENIOR VICE PRESIDENT OF LAND DEVELOPMENT, OWNER OF A 68.75 ACRE TRACT OF LAND AS CONVEYED TO IT BY SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NUMBER 2021138569 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND THAT DRP TX 4, LLC, ACTING HEREBY AND THROUGH HOUDIN HONARVAR, AUTHORIZED SIGNATORY, OWNER OF A 45.04 ACRE TRACT AS CONVEYED TO IT BY SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NUMBER 2022080045 OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY, TEXAS, ALSO BEING A PORTION OF AN ABANDON COUNTY ROAD (COUNTY ROAD NO. 214) AS VACATED IN ROADWAY CLOSURE ORDER (EXHIBIT 'D') AS RECORDED IN DOCUMENT NUMBER 2023057734 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID TRACTS BEING OUT OF THE JOHN MCDEVITT SURVEY, ABSTRACT NO. 415, SITUATED IN WILLIAMSON COUNTY, TEXAS; SAID OWNERS DO HEREBY SUBDIVIDE 25.107 ACRES AND DO HEREBY STATE THAT THERE ARE NO LIEN HOLDERS OF THOSE CERTAIN TRACTS OF LAND, DO HEREBY SUBDIVIDE AND 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 ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LIENS. THIS SUBDIVISION IS TO BE KNOWN AS:

LARIAT SECTION 9

WITNESS MY HAND, THIS THE 19 DAY OF APRIL, 2024, A.D.

PHAU - LARIAT 108, A TEXAS LIMITED LIABILITY COMPANY
9000 GULF FREEWAY
HOUSTON, TEXAS 77017

BY: PHAU - LARIAT 108, LLC
IT'S SENIOR VICE PRESIDENT OF LAND DEVELOPMENT

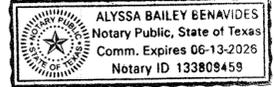
Nick McIntyre
NICK MCINTRYRE, SENIOR VICE PRESIDENT OF LAND DEVELOPMENT

STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF WILLIAMSON §

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED NICK MCINTRYRE, SENIOR VICE PRESIDENT OF LAND DEVELOPMENT, 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 AND IN THE CAPACITY THEREIN STATED.

Priscilla Daniels
NOTARY PUBLIC, STATE OF TEXAS
4-19-24
DATE

Alyssa Benavides
PRINT NOTARY'S NAME
MY COMMISSION EXPIRES 6-13-26



WITNESS MY HAND, THIS THE 16 DAY OF APRIL, 2024, A.D.

DRP TX 4, LLC
590 MADISON AVENUE, 13TH FLOOR
NEW YORK, NY 10022

BY: DRP TX 4, LLC
ITS AUTHORIZED SIGNATORY

Houdin Honarvar
HOUDIN HONARVAR, AUTHORIZED SIGNATORY

STATE OF NEW YORK §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF NEW YORK §

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY HOUDIN HONARVAR, AUTHORIZED SIGNATORY, 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 AND IN THE CAPACITY THEREIN STATED.

Daniel Jesse Kimmel
NOTARY PUBLIC, STATE OF NEW YORK
04/16/2024
DATE

Daniel Jesse Kimmel
PRINT NOTARY'S NAME
MY COMMISSION EXPIRES 04-25-2026



FINAL PLAT
LARIAT SECTION 9

A SUBDIVISION OF 25.107 ACRES OF LAND
LOCATED IN THE
JOHN MCDEVITT SURVEY A-415
IN WILLIAMSON COUNTY, TEXAS.

THIS TRACT IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
A PORTION OF THIS SUBDIVISION LIES WITHIN THE DESIGNATED 100 YEAR FLOOD PLAIN AS DEFINED BY F.E.M.A. MAP NO. 48491C0235F, DATED DECEMBER 20, 2019.

I, JOSEPH YAKLIN, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF ENGINEERING, AND DO HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STANDPOINT, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

Joseph Yaklin
JOSEPH YAKLIN, P.E.
LICENSED PROFESSIONAL ENGINEER NO. 107869
BGE, INC.
101 WEST LOUIS HENNA BLVD., SUITE 400
AUSTIN, TEXAS 78728

4-3-24
DATE



I, JONATHAN O. NOBLES, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS, TO PRACTICE THE PROFESSION OF LAND SURVEYING, AND DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND WAS PREPARED FROM AN ACTUAL ON THE GROUND SURVEY, UNDER MY SUPERVISION.

Jonathan O. Nobles
JONATHAN O. NOBLES, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5777
BGE, INC.
101 WEST LOUIS HENNA BLVD., SUITE 400
AUSTIN, TEXAS 78728

04/02/2024
DATE



NOTES:

- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO THE APPROVED WATER AND WASTEWATER SYSTEMS.
- WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY GEORGETOWN UTILITY SYSTEMS.
- SEWER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY NORTH SAN GABRIEL MUD NO. 1.
- ELECTRIC SERVICES FOR THIS SUBDIVISION WILL BE PROVIDED BY PEDERNALES ELECTRIC COOPERATIVE.
- ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF LIENS.
- IT IS THE RESPONSIBILITY OF THE OWNERS, 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.
- 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.
- ALL SIDEWALKS SHALL BE MAINTAINED BY EACH OF THE ADJACENT PROPERTY OWNERS.
- A 10 FOOT WIDE PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ADJACENT TO ALL STREET RIGHT-OF-WAY.
- EVERY DEED WITHIN THIS SUBDIVISION SHALL CONTAIN NOTICE TO THE GRANTEE OF THE FOLLOWING: ALL ROADS WITHIN THIS SUBDIVISION ARE MAINTAINED BY NORTH SAN GABRIEL MUD NO. 1. NORTH SAN GABRIEL MUD NO. 1 SHALL BE PERPETUALLY LIABLE FOR MAINTENANCE OF THE ROADS AND THE QUALITY OF THE ROADS MUST BE MAINTAINED AS NOT TO AFFECT ACCESS BY PUBLIC SERVICES AGENCIES SUCH AS POLICE, FIRE, AND EMERGENCY MEDICAL SERVICES. WILLIAMSON COUNTY WILL NEVER ACCEPT OR MAINTAIN THE ROADS.
- THE OWNER SHALL PROVIDE A MAINTENANCE SCHEDULE FOR THE ROADS TO THE COUNTY ENGINEER FOR APPROVAL PRIOR TO PLACEMENT OF THE FINAL PLAT ON THE COMMISSIONERS COURT AGENDA FOR APPROVAL. THE SCHEDULE SHALL INCLUDE THE MAINTENANCE ACTIVITIES, THEIR CYCLE OF OCCURRENCE, AND THE CURRENT COST OF PROVIDING THE MAINTENANCE ACTIVITY. THE TOTAL COST OF THE ACTIVITIES ALONG WITH THE RATE OF INFLATION SHALL BE USED TO DETERMINE THE ANNUAL ASSESSMENT PER LOT.
- A 25 FOOT SETBACK FROM INTERNAL STREET ROW AND ADJACENT CR 214 ROW IS REQUIRED BY WILLIAMSON COUNTY SUBDIVISION REGULATIONS FOR ALL LOTS, HOWEVER, A 15 FOOT SIDE SETBACK IS PERMITTED ALONG NON-MAJOR HIGHWAYS AND ROADS.
- LOTS 250-255 BLOCK Z, LOT 27 BLOCK AA, AND LOT 1 BLOCK AE MAY NOT BE FURTHER SUBDIVIDED.
- 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.
- DRIVEWAYS SHALL ONLY CONNECT TO AN INTERNAL PLATTED ROAD AND NOT TO CR 214, THE ADJACENT COUNTY ROADWAY.
- DRIVEWAY ACCESS TO LOTS WITHIN THIS SUBDIVISION FROM SIDE STREETS IS PROHIBITED.
- MAINTENANCE RESPONSIBILITY FOR DRAINAGE WILL NOT BE ACCEPTED BY THE COUNTY OTHER THAN THAT ACCEPTED IN CONNECTION WITH DRAINING OR PROTECTING THE ROAD SYSTEM. MAINTENANCE RESPONSIBILITY FOR STORM WATER MANAGEMENT CONTROLS WILL REMAIN WITH THE OWNER.
- THE MINIMUM FFE SHALL BE AT LEAST ONE FOOT ABOVE THE ADJACENT FINISHED GRADE AND BFE. EXCEPTIONS CAN BE MADE AT ENTRANCE AND EGRESS POINTS, WHERE NECESSARY, TO MEET THE AMERICANS WITH DISABILITIES ACT (ADA). RECREATIONAL VEHICLE PARKING PADS MUST ALSO BE PLACED AT LEAST ONE FOOT ABOVE BFE.
- DRIVEWAY MAINTENANCE WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER. IF OBSTRUCTIONS OCCUR WITHIN THE DRIVEWAY CULVERT, THE COUNTY RESERVES THE RIGHT TO CLEAR OBSTRUCTIONS THAT ARE CAUSING ADVERSE IMPACTS TO THE ROADWAY.
- LOT 251 BLOCK N IS ENCRONCHED BY A SPECIAL FLOOD HAZARD AREA(S) INUNDATED BY THE 100-YEAR (1% CHANCE) FLOOD AS IDENTIFIED BY THE U.S. FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 45491C0235F, EFFECTIVE DATE DECEMBER 20, 2019 FOR WILLIAMSON COUNTY, TEXAS.
- A CERTIFICATE OF COMPLIANCE IS HEREBY ISSUED FOR ALL LOTS EXCEPT FOR LOT 251 BLOCK N WITHIN THIS SUBDIVISION. THIS CERTIFICATE OF COMPLIANCE IS VALID UNTIL SUCH TIME AS FEMA OR THE COUNTY REVISES OR NEWLY ADOPTS FLOODPLAIN BOUNDARIES IN THIS VICINITY.
- A FLOODPLAIN DEVELOPMENT PERMIT MAY BE REQUIRED FOR LOT 251 BLOCK N PRIOR TO ANY CONSTRUCTION OR DEVELOPMENT. THE NEED FOR A FLOODPLAIN DEVELOPMENT PERMIT WILL BE DETERMINED BY WILLIAMSON COUNTY UPON REVIEW OF THE PROPOSED STRUCTURE LOCATION.
- THE MINIMUM FINISHED FLOOR ELEVATIONS (FFE) FOR LOT 251 BLOCK N, SHOWN ON THIS PLAT, ARE DETERMINED BY THE 100-YEAR FLOODPLAIN PER FEMA FIRM NO. 45491C0235F, EFFECTIVE DECEMBER 20, 2019.
- FLOODPLAIN INFORMATION, SUCH AS FLOODPLAIN BOUNDARIES, DEPTHS, ELEVATIONS, AND THE MINIMUM FINISHED FLOOR ELEVATIONS SHOWN ON THIS PLAT, WILL CHANGE OVER TIME WITH BETTER DATA AND FLOOD STUDIES. THE FLOODPLAIN INFORMATION SHOWN ON THIS PLAT WAS ACCURATE AT THE TIME OF PLATTING, BUT MAY BE SUPERSEDED AT THE TIME OF CONSTRUCTION. THE BEST AVAILABLE FLOODPLAIN DATA SHALL BE UTILIZED AT THE TIME OF CONSTRUCTION, AS DETERMINED BY THE WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR. A FLOODPLAIN DEVELOPMENT PERMIT APPLICATION MUST BE SUBMITTED AND APPROVED PRIOR TO ANY CONSTRUCTION OR DEVELOPMENT WITHIN OR ADJACENT TO A REGULATED FLOODPLAIN.

ROAD NAME AND ADDRESS ASSIGNMENT VERIFIED THIS THE 23rd DAY OF April, 2024 A.D.

Teresa Baker
Teresa Baker
WILLIAMSON COUNTY ADDRESS COORDINATOR

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 §

I, BILL GRAVELL, JR., 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.

BILL GRAVELL, JR., COUNTY JUDGE
WILLIAMSON COUNTY, TEXAS
DATE

STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF WILLIAMSON §

THAT I, NANCY E. 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., 20___ AT ___ O'CLOCK ___M. AND DULY RECORDED ON THE ___DAY OF _____ A.D., 20___ AT ___ O'CLOCK ___M. IN THE PLAT RECORDS OF SAID COUNTY, IN DOCUMENT NO. _____

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

NANCY E. RISTER, CLERK, COUNTY COURT
WILLIAMSON COUNTY, TEXAS

BY: _____
NANCY E. RISTER



BGE, Inc.
101 West Louis Henna Blvd., Suite 400
Austin, Texas 78728
Tel: 512-879-0400 • www.bgeinc.com
TBPELS Registration No. F-1046
TBPELS Licensed Surveying Firm No. 10106502

C:\TGC\Projects\Roundup_Todd_Co\9739-00-Northgate_Ph2_Sec-9\04_EFinals\Drawings\Prints\Section 9 Plat\9739-00 Northgate Ph. 2 Sec. 9 Plat.dwg, 4/2/2024, 11:12 AM, Corret, Neumann