## FALLS 11, FINAL PLAT OF GRAND MESA AT CRYSTAL SECTION 8, PHASE

ORANO MESA

LINEAR FEET OF NEW STREETS (PRIVATE):
HIGH LONESONE, 3,500
DEEP POCKET DRIVE: 1,618
LOYAL JUNE TRAIL: 773
TOTAL: SA70
TOTAL: SA70

SUBMITAL DATE: SEPTEMBER 13, 2017 TOTAL AREA OF THIS PLAT: 111,080 ACRES TOTAL NUMBER OF LOTS: 77 RESIDENTIAL: 75 NON-RESIDENTIAL: 2

ENGINEER: JAY ENGINEERING CO., INC. P. O. BOX 1220 LEANDER, TEXAS 78646

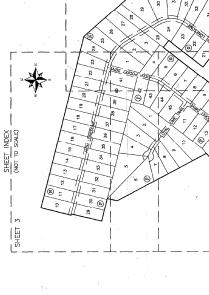
SURVEYOR: G&R SURVEYING, LLC 1805 OUIDA DRIVE AUSTIN, TEXAS 78728

OWNER AND DEVELOPER: LOOKOUT DEVELOPMENT GROUP, L.P. 2370 RICE BOLLEVARD, SUITE 200 HOUSTON, TEXAS 77005

= WATERWAY BUFFER ZONE EASEMENT = RIPARIAN CORRIDOR SETBACK = 1/2" IRON ROD FOUND = IRON ROD WITH G&R CAP SET = IRON ROD WITH CAP FOUND = HOMEOWNERS ASSOCIATION = LOT AREA IN SQUARE FEET = PUBLIC SAFETY EASEMENT = DRAINAGE EASEMENT = STEEL FENCE POST = COTTON SPINDLE FOUND = MAG NAIL FOUND = PUBLIC UTILITY EASEMENT = LIMITS OF WBZE/RCS = CALCULATED POINT = MAG NAIL SET = BLOCK NAME WBZE RCS HOA 115697



(NOT TO SCALE)



SHEET 57

TYPICAL EASEMENT DETAIL (SIDE LOT LINES)
N.T.S.

SHEET 6

(**2**) %

(<sub>©</sub>-

SHEET 4

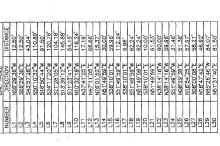
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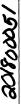
SHEET 1 OF 7 SURVEYING, LLC 1805 OUIDA DR AUSTIN, TEXAS 78728 PHONE: (512) 267-7430 FAX: (512) 836-8385

## SECTION 8, PHASE GRAND MESA AT CRYSTAL FINAL PLAT OF

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TANGENT	28.07	53.40	59.52	60.27	144.29*	166.41	25.57	41.61	51.71	60.17	43.97	18.47	63.00	8.97	28.24	5.05	32.20	30.46	55.45	61.67	65.75	1.43'	65,63	56.29	44.60	28.96	24.27	148.14	54.39	110.07	22.36	50.52	18.20	20.00	16.10	0.67	78.65	32.44	29.72	40.33	9.61	6.83	34.14	20.00	56.70	20.00	49.14	52.46	48.27,	20.00	20.00
CHORD	56.06	106.19"	118.20*	119.68	277.27	291.05	50.96	82.43	101.92	117.99*	87.01,	36.86	123.32	17.94′	56.24	10.10	64.04	60.81	110.31	122.51	130.51	2.87	128.74	110.98	88.40,	57.69	48.35	259.75	108.06	214.34	29.81	99.87	36.35	28.28	32.13	17 20	95.41	57.07	53.27	66.94	17.32	13.66'	67.91	28.28,	110.99	28.28	96.98	103.63	95.04	28.28'	28.28
CHORD BEARING	N72'49'03"W	N63'30'31"W	N50'37'29"W	N36.57'46"W	N29.56.01"W	NO1.04"17"W	N32*49'06"E	N20'03'01"E	N02.22,24"E	N18'44'53"W	N22'18'26"E	N34*10*04*E	N25'49'46"E	N54.01,24"W	N61'06'54"W	N65.31"43"W	N58'26'13"W	N72'44'32"W	N63.28'49"W	N50'52'13"W	N37'09'40"W	N29.50,25"W	N18.20,36"W	N02.35'05"E	N19'57'45"E	N32'40'31"E	N32'33'11"E	N01.20'12"W	N36*41*24*W	N56*28*17*W	S62.09'31"W	N22'40'21"E	N34-32 CO E	NO7-18-35-W	N25-4-5-17 W	C87*50*W	S65:09'CO"F	S15.54'32"W	S70.39'33"W	N49.04,55"W	S40'50'04"E	N65*18*27*W	N58*12*57*W	N82.41'25"E	N25'49'46"E	N31-01'52"W	S42'31'53"W	S42'47'59"W	S41'41'47"W	N83*10*01*W	NO6.40'FO"F
ARC	56.09	106.39	118.48'	119.97	280.95	303.87	51.02	82.69'	102.42	118.76	87.32	36.89	124.20	17.94	56.32	10.10	64.16	60.85	110.51	122.79	130.84	2.87	129.57	111.51	88.67	57.77	48.42,	270.99*	108.30	216.24	33.64	100.26	36.37	31.42	32.15	17 01'	110.29	59.48	55.19	71.01	17.91	13.66	68.03	31.42*	111.78	31.42	97.41	104.06	95.54	31.42'	31 42
RADIUS	500,00	500.00	500.00	500.00	500.00	300.00	300.00	300.00*	300.00	300.00	300.00	300.00	300.00	300.00	300.000	300.000	300.00	530.00	530.00	530.00	530.00	330.00	330.00	330.00	330.00°	330.00	270.00*	270.00	470.00	470.00°	20.00,	330.00	330.00	20.00	2/0.00	20.00	,000	60.00	,000.09	,00.09	20.00	330.00	330.00	20.00	270.00"	20.00	300.00	330.00	270.00'	20.00,	,0000
DELTA	6.25,37"	12.11'29"	13'34'36"	13.44'50"	32.11'41"	58.02'08"	9.44'37"	15.47'33"	19.33'40"	22'40'55"	16'40'35"	7.02'41"	23'43'17"	3.25'36"	10.45,24"	1.55,45"	12.15'16"	6.34'40"	11.56'47"	13.16'26"	14.08'39"	0.29,22"	22.29'45"	19.21,38"	15.23'43"	10.01,48"	10.16'28"	57.30,17"	13.12'07"	26'21'38"	96.22'46"	17.24.26	02819	90.00.00	42.4	51-10'04"	105'19'20"	56'47'44"	52.42,18"	67.48'46"	51.19'04"	2.22,17"	11.48'44"	.00,00.06	23.43.17"	90.00,00	18'36'12"	18.04,01"	20.16'24"	90.00,00	200,000,00
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t
18.47' 63.00' 8.97' 28.24' 5.05' 32.20' 30.46' 55.45' 61.67'
36.86' 17.34' 56.24' 10.10' 64.04' 60.81' 110.31'
N341004"E N5549'46"E N5549'46"E N61'06'24"W N65'31'43"W N65'32'4'32"W N65'28'49"W
N34. N65. N65. N65. N66. N66.
36.89' 124.20' 17.94' 56.32' 10.10' 64.16' 60.85' 110.51'
300.00° 300.00° 300.00° 300.00° 300.00° 530.00° 530.00°
70241 3:25/36" 10/45/24" 11:55/45" 11:15/16" 11:15/40" 13:16/26"





AETES AND BOUNDS DESCRIPTION:

EDECRETING TO THIRD ACES OF LAWS STAKED. IN THAN COUNT, TAXE, OUT OF THE PROCESSOR, THE WOODEN'S WILLIAMS STRIKT. TITS, AND THE CANDLARA THEORY STAKED STAKED TO PROTING OF A 1,51,35 ACET TRAT OF LAWD DESYBEID A DEED ON FECORO TO LOCKOLD WHEN THE ALL DESTAY STAKED STAKED TO LOCKOLD THE ALL DESTAY OF THE TRATE STAKED STAKED THE TRATE BEING HOME THAND STAKED THE TRATE BEING HOME THAND STAKED THE TRATE BEING HOME THAND STAKED THE TRATE STAKED STAKED THE TRATE STAK

EGENMING AT A.A. ROW ROD WITH CAP FOUND IN THE SOUTHERLY LINE OF A 127,000 AORE TRACT OF LAND DESCRIBED IN A IDEED OF RECORD TO DOLOGIAS D. LINEAR BING THE MADELEN LINEAR PRIBLICE LINE OF SAND LIJLS AS ARE TRACT, AT THE KORTHESTERS OF TOWAS CONNET, TEAS, SALE BEING THE MADELEN LINEAR SAND ADDRESS ARE TRACTORD IN LINEAR TO THE KORTHESTERS OF TOWER OF SAND LISEAS TO TRACK TO THE WORTHWESTERY CORNER OF THE HERBIN DESCRIBED TRACKS OF TRACKS OF THE MERBIN DESCRIBED.

THENCE CONTINUING WITH THE NORTHERLY LINE OF SHID 1,013.55 AGRE TRACT, AND THE SOUTHERLY LINE OF SHID 127,030 AGRE TRACT, AND GENERALLY ALONG THE LINE OF A WIRE GAME FENCE, THE FOLLOWING FOUR (4) COURSES:

- 1. S75'45'41"E, A DISTANCE OF 425.49 FEET TO A STEEL FENCE POST;
  - 2. S75'40'02"E, A DISTANCE OF 287.70 FEET TO A STEEL FENCE POST;
- 3. S75'53'33"E, A DISTANCE OF 999.22 FEET TO A STEEL FENCE POST;

4. SPECKORT, A DESINACE OF 31248 FEET TO AN BRON ROD WITH COP TOUND AT THE SOUTHWESTELY CRINER OF APPLE SPRINGS. A SUBDIVISION DESCRIBED THAN BOOK 83, PAGES 51A-558, FLAT RECORDS OF TRANS COUNTY, TDAGS, FOR THE NORTHEASTERY CORNER OF THE HERBIN DESCRIBED THAN!

THENCE WITH THE COMMON LINE OF SAID 1,013.55 ACRE TRACT, AND SAID APPLE SPRINGS, THE FOLLOWING NINE (9) COURSES:

1. S41'06'04"E, A DISTANCE OF 810.20 FEET TO AN IRON ROD WITH CAP FOUND;

2. S29'14'52'W, A DISTANCE OF 72.40 FEET TO AN IRON ROD WITH CAP FOUND;

3. SO8'54'09"E, A DISTANCE OF 363.21 FEET TO A COTTON SPINDLE FOUND;

4. S69'38'12"E, A DISTANCE OF 484.19 FEET TO AN IRON ROD WITH CAP FOUND;

5. S38'14'16"E, A DISTANCE OF 1160.93 FEET TO AN IRON ROD WITH CAP FOUND;

6. S38'38'53"E, A DISTANCE OF 142.72 FEET TO AN IRON ROD WITH CAP FOUND;

7. S38'06'14"E, A DISTANCE OF 299.22 FEET TO AN IRON ROD WITH CAP FOUND; 8. S60'05'53"E, A DISTANCE OF 346.12 FEET TO A 1/2" IRON ROD FOUND; SASST/2012 A DISTANCE OF 45.04 FEET TO AN IRON ROO WITH CAP FOUND AT THE MORTHWESTERNY CORNERS OF GRAND MESSA II AT CHAPSTAL FALLS.
A SABINATION OF RECORDS IN INCOLUMENT NAMERY ZOOTOOZSE, OFFICIAL PUBLIC RECORDS OF TRANS COUNTY, TOXAS, FOR THE MOST ENSTERLY
CARREN OF THE HEIGHN DESCRIPED TRACT;

THENCE OVER AND ACROSS SAID 1,013.55 ACRE TRACT WITH THE WESTERLY LINE OF SAID GRAND MESA, I'AT CRYSTAL FALLS, THE PALLOWING SIX (6) COURSES.

1. S60'10'32"W, A DISTANCE OF 110.89 FEET TO AN IRON ROD WITH CAP FOUND;

2. S46'50'44"W, A DISTANCE OF 91.50 FEET TO AN IRON ROD WITH CAP FOUND;

3. S3417'20"W, A DISTANCE OF 120.76 FEET TO AN IRON ROD WITH CAP FOUND;

4. S27'28'05'W, A DISTANCE OF 104'18 FEET TO AN IRON ROD WITH CAP FOUND. 5. S13'39'12'W, A DISTANCE OF 145.88 FEET TO AN IRON ROD WITH CAP FOUND.

6. SOT23'41"W, A DISTANCE OF 54.15 FEET TO AN IRON ROD WITH CAP FOUND AT THE WOST NORTHERLY CORNER OF LOT'S, BLOCK 11, GRAND, MESA. ALCREATA, FLALES TSCRIGN & A, SURDINGSKON OF RECORD IN DOCUMENT NAMER ZOORSOLIZA, O'FROLL PUBLIC RECORDS OF TRANS COUNTT, TEXAS, FOR THE MOST SOUTHERS Y CORNER OF THE HERBIN DESCRIBED TRACT.

HENCE COMINUING OKER AND ACROSS SAID 1,013.55 ACRE TRACT WITH THE NORTHERLY LINE OF SAID GRAND MESA AT CRYSTAL FALLS II, SECTION 6, THE POLLOWING PRE (5) COURSES.

1. S55'43'17'W, A DISTANCE OF 359.79 FEET TO AN IRON ROD WITH CAP FOUND; 2. N10'32'19"W, A DISTANCE OF 116.24 FEET TO AN IRON ROD WITH CAP FOUND;

3. N24'57'12"W, A DISTANCE OF 252.93 FEET TO AN IRON ROD WITH CAP FOUND;

4. NO4'08'41"W, A DISTANCE OF 187.24 FEET TO AN IRON ROD WITH CAP FOUND;

5. NITH GOOTY, A DISTANCE OF 222.86 FEET TO AN IRON ROD WITH CAP FOUND AT THE SOUTHEASTERY CORNER OF SAID GRAND MESA AT CRYSTAL. FALLS II, SCOTIN B, PHYSE 1;

THENCE COMMUNING OVER AND ACROSS SAID 1,013.55 ACRE TRACT WITH THE EKSTERLY LINE OF SAID GRAND MESA AT CRYSTAL FALLS II, SECTION 8, PHASE 1, THE FOLLOWING THRATY-FOLD (24) COURSES:

1. N11'36'02"W, A DISTANCE OF 146.06 FEET TO AN IRON ROD WITH CAP FOUND; 2. N38'21'40"E, A DISTANCE OF 187.07 FEET TO AN IRON ROD WITH CAP FOUND; 3. N42'07'38"W, A DISTANCE OF 358.38 FEET TO AN IRON ROD WITH CAP FOUND; 4. N50'53'13'W, A DISTANCE OF 228.08 FEET TO AN IRON ROD WITH CAP FOUND; 5. N3720'47'E, A DISTANCE OF 234.63 FEET TO AN IRON ROD WITH CAP FOUND;

6. NBB'08'23"W, A DISTANCE OF 320.33 FEET TO AN IRON ROD WITH CAP FOUND;

. N73'28'16"W, A DISTANCE OF 634.10 FEET TO AN IRON ROD WITH CAP FOUND; 8. S2357'26"W, A DISTANCE OF 122.88 FEET TO AN IRON ROD WITH CAP FOUND;  N56'27'46"W, A DISTANCE OF 112.56 FEET TO AN IRON ROD WITH CAP FOUND; SSZ'07'11"W, A DISTANCE OF 225.17 FEET TO AN IRON ROD WITH CAP FOUND 11. N52'18'35"W, A DISTANCE OF 306.74 FEET TO AN IRON ROD WITH CAP FOUND

13. N5218'35"W, A DISTANCE OF 280.00 FEET TO AN IRON ROD WITH CAP FOUND. 12. N37'41'25"E, A DISTANCE OF 17.19 FEET TO AN IRON ROD WITH CAP FOUND;

16. S37\*41'25"W, A DISTANCE OF 1200.00 FEET TO AN IRON ROD WITH CAP FOUND 17. N5218'35"W, A DISTANCE OF 673.41 FEET TO AN IRON ROD WITH CAP FOUND; 14. N3741'25"E, A DISTANCE OF 497.46 FEET TO AN IRON ROD WITH CAF FOUND; 15. N52'18'35"W, A DISTANCE OF 100.00 FEET TO AN IRON ROD WITH CAP FOUND

19. N27-47'13"W, A DISTANCE OF 1156.40 FEET TO AN IRON ROD WITH CAP FOUND. 18. N4711'05"E, A DISTANCE OF 66.66 FEET TO AN IRON ROD WITH CAP FOUND;

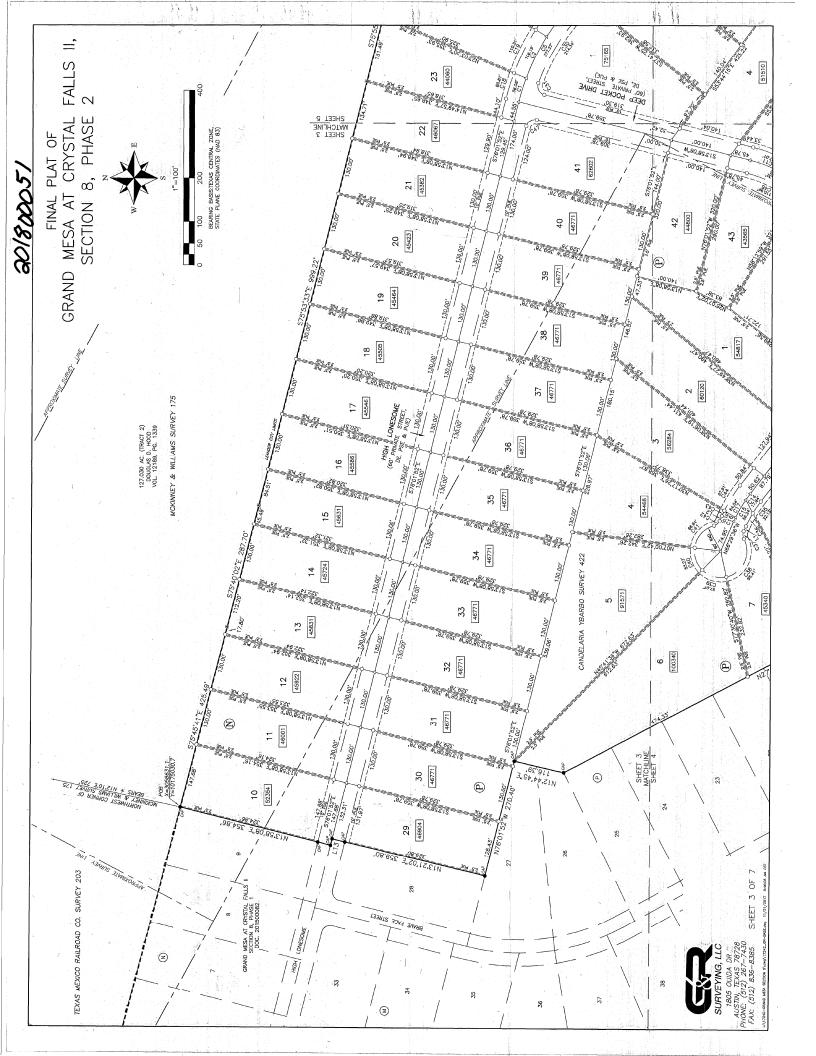
22. N13'21'02"E, A DISTANCE OF 359.80 FEET TO AN IRON ROD WITH CAP FOUND; 23. N76'01'52"W, A DISTANCE OF 15.37 FEET TO AN IRON ROD WITH CAP FOUND;

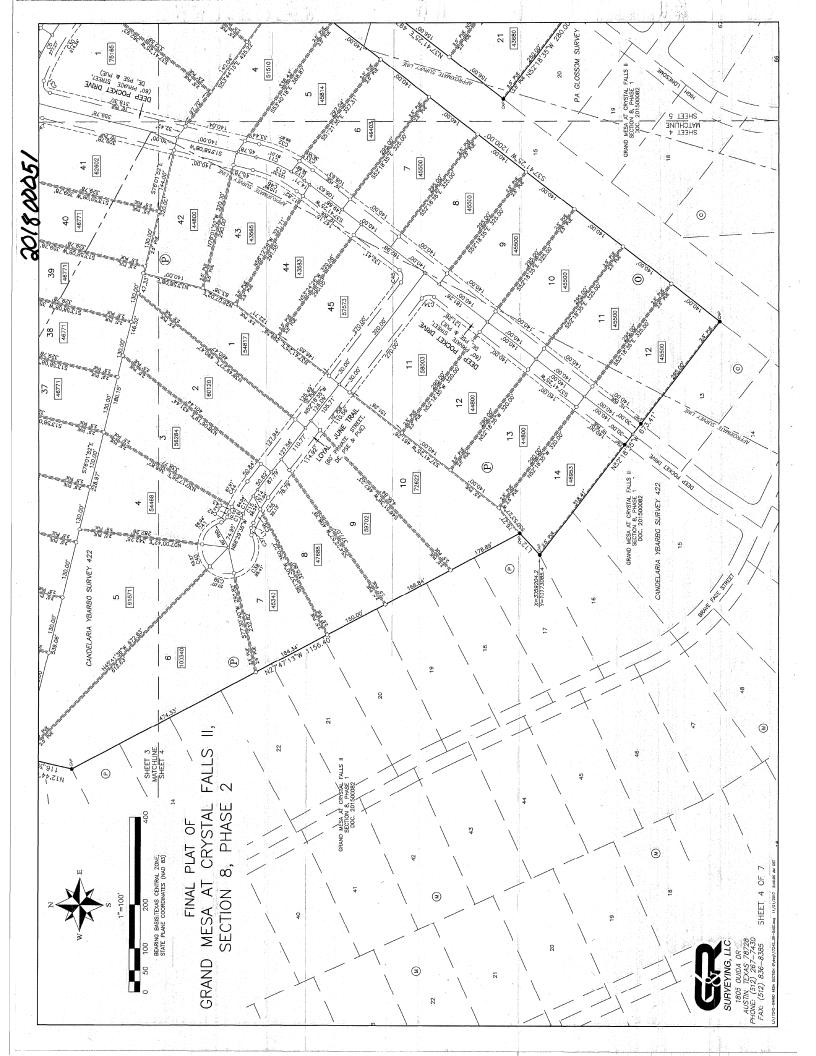
24, N1358'08"E, A DISTANCE OF 354.86 FEET TO THE POINT OF BEDINNING, CONTAINING AN AREA OF 111.080 ACRES OF LAND, MORE OR LESS.

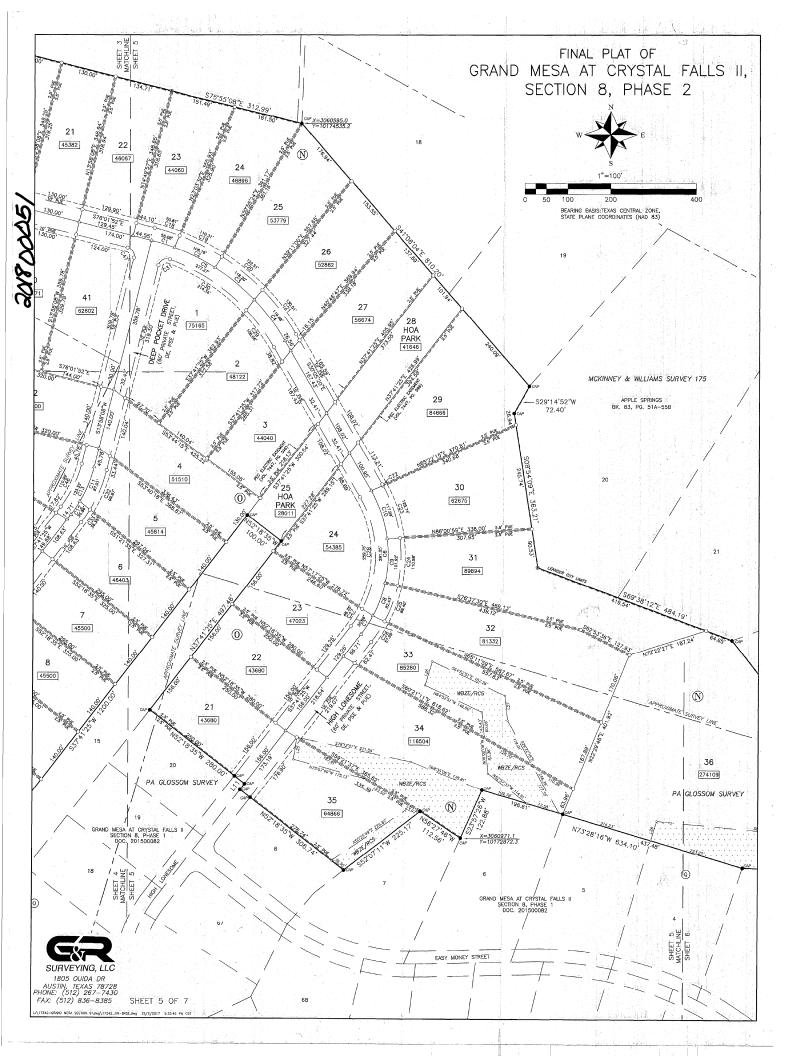
1805 OUIDA DR AUSTN, TEXAS 78728 PHONE: (512) 267–7430 FAX: (512) 836–8385

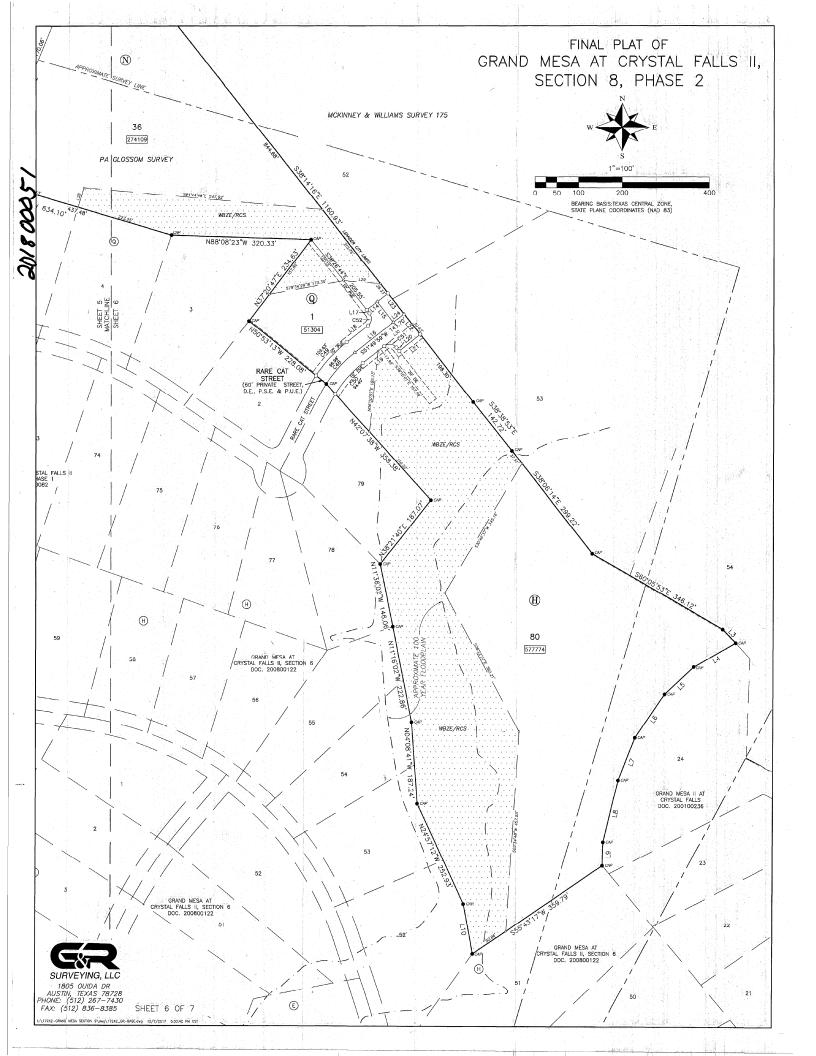
SURVEYING, LL

SHEET 2 OF 7









## FALLS SECTION 8, PHASE GRAND MESA AT CRYSTAL FINAL PLAT OF

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1. THIS SUBDIVISION IS WHOLLY CONTAINED WITHIN THE CURRENT CORPORATE LIMITS OF THE CITY OF LEANDER, TEXAS.

2. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO THE CITY OF LEANDER WATER DISTRIBUTION SYSTEM.

3. A BULDING PERMIT IS REQUIRED FROM THE CITY OF LEADER PRIOR TO CONSTRUCTION OF ANY BUILDING OR SITE IMPROVEMENTS ON ANY LOT IN THIS SUBDINSION.

NO BUILDINGS, FENCES, LANDSCAPING OR OTHER STRUCTURES ARE PERMITED WITHIN DRAINAGE EASEMENTS SHOWN, EXCEPT AS APPROVED BY THE CITY OF LEANDER PUBLIC WORKS DEPARTMENT.

5. PROPERTY OWNER SHALL PROVIDE FOR ACCESS TO DRANAGE EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS BY THE CITY OF LEANDER. 6. ALE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR HIS OR HER ASSIGNS.

IN ADDITION TO THE EASILIDING SHOWN HEREON, A TEN (10") FOOT WIDE PURICE UTILITY EASILIBERT IS DESIGNED ALONG AND ADJACENT TO ALL RIGHT-CHAY AND A THAT (2.5") FOOT WIDE PUBLIC UTILITY EASILIBERT EDRICKTED ALONG ALL SIDE LOT LINES (SEE TYPICAL, DESIGNATE) DEFINAL DEFINAL.

A PORTION OF THIS TRACT IS WITHIN A FLOOD HAZARD AREA AS SHOWN ON THE FLOOD INSURANCE RATE MAPS PAINE, NO. 48453C 0095H-FOR TRAVIS COUNTY, EFFECTIVE, SEPT, 26, 2008, AND CONTAINED WITHIN THE WATER BUFFER ZONE EASEMENT SHOWN HEREON.

BUILDING SETBACKS NOT SHOWN HEREON SHALL COMPLY WITH THE MOST CURRENT ZONING ORDINANCE OF THE CITY OF LEANDER, ADDITIONAL PESIDENTIAL GARAGE SETBACKS MAY BE REQUIRED AS LISTED IN THE CURRENT ZONING ORDINANCE.

10. ALL UTILITY LINES MUST BE LCCATED UNDERGROUND.

12. THE HOA WILL OWN AND MAINTAIN THE FOLLOWING LOTS: LOT 28, BLOCK N AND \_OT 25, BLOCK O.

13. THE HOA BYLAWS ARE RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS UNDER DOCUMENT NUMBER 2012208635.

14. THE HOMEOWNERS ASSOCIATION IS REQUIRED TO MOW AND MAINTAIN LANDSCAPING IN THE OPEN CHANNELS, DETENTION AND WATER QUALITY AREAS.

THE OTY ACCEPTS AND MAINTAINS DRAINAGE AND WATER QUALITY IMPROVEMENTS CONTAINED IN OPEN CHANNELS, DETENTION AND WATER QUALITY AREAS.

16 THE DECLARATION OF CONDUNING AND RESTRICTIONS ARE REGORGED IN THE OFFICIAL PIBLIC RECORDS OF TRANS COUNTY. TEXAS UNIGER DOCUMENT NAMERIE 201565468, HICH INFOSE THE REQUIREMENT FOR HICH ANTENDACE DEGLADIONS. ASSIGNATED WITH FRANKE STREETS AND THE CITY'S AUTHORITY OF RECORDS ATTORNETS FEES AND DEPLACESS NOUNTRED IN AUDION. EPROPRIENTS.

IN ORDER TO PROMOTE DRAINGE AWAY TROUGLINE, THE MINIMUM FOUNDATION SLAB ELPATION SHOULD BE BUILT AT LESST ONE FOOT AGONE THE ADMINISTRATION OF THE AGONE DEADING WITHIN THE SLAB SHOULD BE SLOPED MAY FROM THE STRUCHURE AT A SLOPE OF 1/2" FER FOOT FOR A DISMACE OF AT LESS TRY (10) FEE.

WISTINGER AND WIFES SYSTEMS SHALL CONFORM TO CONFORM TO EXCENDED AND AND STATE BOARD OF INSTRUCTION OF RE-PATING MAY REQUIRED, AT THE INSTRUCTION OF RE-PATING MAY REQUIRED, AT THE WHICH STATE OFFICE, IF TURNS TO DECLOR THIS SUBDINISION ON RETO COMPLY WITH SOUTH CODES AND REQUIRED FOR THE WITH SUBDINISION ON NOT COMPLY WITH SOUTH CODES AND REQUIRED FOR THE SUBDINISION ON NOT COMPLY WITH SOUTH CODES AND REQUIRED FOR THE SUBDINISION ON NOT COMPLY WITH SOUTH CODES AND REQUIRED FOR THE SUBDINISION OF THE SU

19. ALL PRIVATE STREETS SHOWN HEREON AND ANY SECURITY GATES OR DEVICES CONTROLLING ACCESS TO THE SAME PRIVATE STREETS SHALL BE OWNED AND MANYAMED BY THE ESTRABLISHED HOMEOMAREN'S ASSOCIATION OF THIS SUBDIVISION.

THE FOLLOWING VARIANCES WERE GRANTED PER A DEVELOPMENT AGREEMENT WITH THE CITY OF LEANDER AND APPROVAL OF THE CRYSTAL FALLS II CONCEPT PLAN ON MAY 1, 2003.

A. PRIVATE STREETS WITH ROADSIDE DRAINAGE. B. NO SIDEWALKS. C. NO STREET LIGHTS.

21. FRONT BUILDING LINES ARE MEASURED FROM THE EDGE OF THE PRIVATE STREET, DE, PSE & PUE.

PARILIP L. MAJAUGHLIN FOR THE TOTAL TOTAL

STATE OF TEXAS: COUNTY OF TRAVIS:

22. A PUBLIC SAFETY EASEMENT IS HEREBY GRANTED FOR ALL PRIVATE STREETS, DRAINAGE AND PUBLIC UTILITY EASEMENTS WITHIN THIS SUBDIVISION.

ALI PROPERTY REPRIN IS SUBJECT TO THE COVER COLORADO PRICE AUTHORITYS HIGHLAND LAKES WAITENSHED ORDINANCE. WRITTEN
WORTFOLKION, AND/OR FERMIS ARE REQUIRED PRICE TO COMMINIONS ANY DEPLICIONARY ACTIVITIES CONTACT LICKA WAITENBED MANAGEMENT
AT "—600—776—572, ESTRISHON, 2224-FOR MORE INFORMATION.

THE WATER BUFFER ZONE SHALL REMAIN FREE OF CONSTRUCTION, DEVELOPMENT, OR OTHER ALTERATIONS EXCEPT FOR UTILITY AND ROADWAY CROSSINGS.

PUBLIC SAFETY ESSLIENT IS HEREBY DEDIGATED FOR THE PURPOSE OF PROMONO PUBLIC SAFETY SERVICES, POLICE, FIRE AND WINESS, BANCHOWNEN THE PERMA CODE, AND CHY ADMINATES, AND TRAINERS AND DESIDERS AND EXPORMENCES, AND REGRESS OVER, ACROSS AND TRAINERS AND TRAINERS, ROLLWAYS, AND REGRESS OVER, ACROSS AND TRAINERS, BANCHOWNEN, AND REMENS-OF-MAY FOR THE PURPOSE OF WINESS AND TRAINERS, PREMARS, AND DEPORTOR THE PERMA, CORE, AND THE OFFICE AND MICHOLOGIC FOR THE MAN AND THAT THIS WITH THE CITY SCREEN THE LAND AND THOM.

DEDICATION STATEMENT: STATE OF TEXAS: COUNTY OF TRAVIS:

10° 111 69 AGRES G. FUND. SURVENIENT 175. AND THE CANDLLAND. INC. THE MICHAEL SURVENIENT STATES AND THE CANDLLAND. INC. THE MICHAEL SURVENIENT STATES AND THE CANDLLAND. INC. THE MICHAEL SURVENIENT STATES, DO HEREFER PLAT SUR 111080 AGRES OF THOU PUBLIC PROCRAMER. WITH APPLAGE CROMMARCES OF THE CITY OF LANDER, TIASO, AND FEREIL CROMMARCES OF THE CITY OF LANDER, TIASO AND THEM SURVENIENT STATES. AND THE PROPERTY THAT ADDITIONAL RW, STREETS, ALLOS, ÉGELENTS, PHASE X, AND TON HEREBY DEDUCHE ALL ADDITIONAL RW, STREETS, ALLOS, ÉGELENTS, PHASE X, AND THE PORT SACKES TO PUBLIC OFF. OR, MICHAEL THE SUBDIVISION FOR PREPARATION OF THE SUBDIVISION PROVINCIAL MARTINANCE THEREOF, TO THE INHABITANTS OF THE SUBDIVISION PROVINCIAL STATES AND THE SUBDIVISION PROVINCIAL STATES AND THE SUBDIVISION OF THE SUBDIVISION PROVINCIAL STATES AND THAT LOOKOUT DEVELOPMENT GR OF 111.080 ACRES OF LAND SITI

THIS SUBDIVISION IS SUBJECT ON LITH TERMS AND CONDITIONS OF CHAPTER 4, TRANS COUNTY CODE, MULLS OF TRANS COUNTY, IZAS FOR ON-SITE STANGE FACILITIES. THESE RULES REQUIRE, AMONG OTHER THINKS, THAT A CONSTRUCTIE, LITERED, MODIFIED, OR REPURBED OF SUBJECT OF CHAPTER STANGE FACILITY CAN BE CONSTRUCTED, ALTERED, MODIFIED, OR RELYARDED IN THE SUBDIVISION AND THAT A LICENSE TO CHERAL ER ORTHAND THAT AND COUNTY BEFORE AN ON-SITE SERVAGE FACILITY CAN BE OPERATED IN THE SUBDIVISION.

2

EACH RESIDENTAL LOT IN THIS SUBDIVISION IS RESTRICTED TO NO MORE THAN ONE SINGLE FAMILY DWELLING PER ACRE.

THESE RESTRICTIONS ARE ENFORCEABLE BY THE TRAVIS COUNTY ON-SITE WASTEWATER PROGRAM.

1. NO STRUCTURE IN THIS SUBDIVISION SHALL BE OCCUPED TUNTL CONNECTED TO A PUBLIC SEWER SYSTEM OR A PAPATE CA-STEE WISTENSTEEN STSTEM AND SYSTEM THAT THAS BEEN APPROVED AND LICENSED FOR OPERATION BY THE TRANS COUNTY ON-SITE WISTENSTEEN PROCESAL.

INC.
THE CONTROL OF THE CO. LP.
THE CONTROL MANAGE.
THE CO. LLC.
THE KY.—DERR HOUSINGS. LP.
TENARD. SUITE 200 MORNINGSIDE LAND AND CENERAL PARTNER KEY-D 2370 RICE BOULEVARD, S HOUSTON, TEXAS 77005

A STACKY SCHERE DR. #550011143.
ARE COMPANY TARK DR. #550011143.
ARE COMPANY TARK DR. #551001174. 7-22-7 PATE

BEDGE ME, THE UNDESCRIBED ANTHORTY, ON THIS DAY PERSONALLY PREPERSON WILLIAMS, THE CHREGON PROMETER, WILLIAMS, THE TORK TONE TO BE THE PRESON WHOSE NAME IS SUBSCRIBED TO THE FOREOWN CONSENSATION THEREIN EXPRESSED, IN THE DAY TO THE PURPOSE AND CONSENSESTAND THEREIN EXPRESSED, IN THE ORAGON THEREIN STATED.

STATE OF TEXAS: COUNTY OF TRAVIS:

GIVEN JUDGE MY HAND AND SEAL OF OFFICE, THIS THE 21 5th OF ECHANGE IT A.D.

A.D. CITY OF LEANDER. APPROVED THIS THE 11 DAY OF SOMULASSION OF THE CITY OF LEAN MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF LEAN AUTHORIZED TO BE FILED FOR RECORD BY THE COUNTY CLEIK OF APPROVED THIS THE

Notary public in and for the county of  $Williamsh_{\rm E}$  an commission expires 12-2-18

STATE OF TEXAS: COUNTY OF TRAVIS:

Kelly Hkin

STATE OF TEXAS: COUNTY OF TRAVIS:

WASTER TO REPORTED OF THE BUNGWOUND BY MERONING WASTER TO HELP MANDELENT TO THE PROPERTY OF THE WASTER WAST 1, PHILIP L. LAALAGHIN, MA MITHORPED INDER 7 HE LAW OF THE STATE OT TEXAS TO AN APPLICATE THE REPRESSION OF LAW STATEMENT, AND HEREN STATE THAT THIS PLAT CONFORMS WITH A PRILICEAGE ORDHANCES OF THE CITY OF LEAVENET TAXES AND THEMS COUNTY. TEXAS AND THEMS AND THEMS COUNTY. TEXAS AND THEMS CEMERTS OF THE COT OF LAW OF THE PROJECT OF THE PROPERTY OF THE CONFORMS OF THE COMPANY OF NO. 1730256—TOH, ISSUED AUGUST 7, 2017 HAVE BEEN PRICED.

TOT H IN

STATE OF TEXAS: COUNTY OF TRAVIS:

KIGER, AM AUTHORIZED UNGER THE LAWS OF THE STATE OF TEXAS TO PRACTICE WOUNDERS AND THE THE THE THE STATE OF TOXOROBAN WITH THE ROLLS OF CONTOBAN WITH THE REPORT OF CONTOBAN WITH THE REPORT OF CONTOBAN WITH THE REPORT OF CONTOBAN WAS SAUTHER REPORTED. ZINK, AND THE THE PORTION OF THE SUBDIVISION IS MINERALLY OF THE FEBREA THE RESOURCE AND THE FEBREA THE RESOURCE WENTER FEBREA THE RESOURCE WENTER FEBREA TO A TOO THE AND THE AUTHORIZED OF THE FEBREA TO A TOO THE AUTHORIZED OF THE FEBREA TO A TOO THAN THE MEDITAL THE STATE OF THE STATE OF THE TOO THAN THE THOSE AND THE AUTHORIZED OF THE TOO THAN THE THOSE AND THE AUTHORIZED OF THE TOO THAN THE THOSE AUTHORIZED OF THE THOSE

L1.21.21

SAMUEL D. KIGER, P.E. STATE OF TEXAS NO. 89353 P.O. BOX 1220 LEANDER TEXAS 78646-1220 512-255-3882

WRITING, WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILEE FOR RECORD IN MY OFFICE ON THE 🚱. DAY I, DANA DEBEAUVOIR, CLERK, OF TRAVIS, TEXAS, DO HEREBY JERTIFY THAT THE FOREGOING INSTRUMENT OF

.. 20/8 a.D., at 3:140'clock  $E_{\rm M}$ , and duly recorded on the  $E_{\rm L}$  day of  $Malch_{\rm a}$  and  $\ell_{\rm a}$  a March

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK THE  $\stackrel{L}{\it L}_{\it L}$  Day of  $\Omega_{\it L}$ 20/ 8A.D.

DANA DEBEAUBOVOIR, COUNTY CLER OF TRAVIS COUNTY, TEXAS " Chainon

C. ESPINOZA

SURVEYING, LL

SHEET 7 OF 7 1805 OUIDA DR. AUSTIN TEXAS 78728 PHONE: (512) 267—7430 FAX: (512) 836—8385