

Forest Creek RTL
r.o.w. added to
final field notes

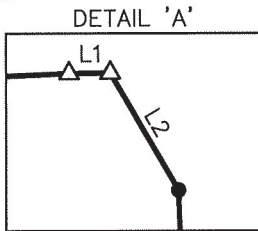
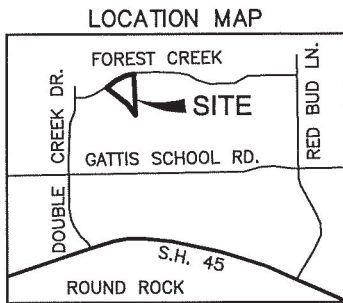


AERIAL IMAGE WITH FEE AND EASEMENT ACQUISITIONS

Fee Acquisition: Yellow
Drainage Easement: Pink

EXHIBIT "A" PARCEL 1

(VARIABLE WIDTH RIGHT-OF-WAY ACQUISITION)
DRAWING TO ACCOMPANY METES AND BOUNDS DESCRIPTION
OF A 4.123 ACRE TRACT OF LAND
IN THE CITY OF ROUND ROCK, WILLIAMSON COUNTY, TEXAS



LEGEND

- = 1/2" IRON ROD FOUND
- △ = CALCULATED POINT
- = 60d NAIL IN FENCE POST MARKED "SURVEY MARK LANDESIGN" FOUND
- = 1/2" IRON ROD WITH ALUMINUM CAP STAMPED "C.O.R.R. R.O.W." SET
- R.O.W. = RIGHT-OF-WAY
- P.R.W.C.T. = PLAT RECORDS WILLIAMSON COUNTY, TEXAS
- O.R.W.C.T. = OFFICIAL RECORDS WILLIAMSON COUNTY, TEXAS
- O.P.R.W.C.T. = OFFICIAL PUBLIC RECORDS, WILLIAMSON COUNTY, TEXAS
- () = RECORD INFORMATION

GENERAL NOTES:

- 1) ALL PROPERTY CORNERS FOUND ARE CONTROL MONUMENTS.
- 2) SUBJECT TO ANY AND ALL COVENANTS, RESTRICTIONS, EASEMENTS AND CONDITIONS THAT MAY BE APPLICABLE.
- 3) THIS DRAWING IS ACCOMPANIED BY A METES AND BOUNDS DESCRIPTION.
- 4) BEARINGS ARE BASED ON THE TEXAS CENTRAL STATE PLANE COORDINATE SYSTEM NAD '83 (HARN '93), WHICH IS BASED ON LEICA'S CENTRAL TEXAS GPS COOPERATIVE CORS RTK NETWORK.

FIELD NOTE
POINT OF
BEGINNING

CALLED 147.076 ACRES
ROUND ROCK REAL ESTATE
INVESTMENTS, LTD.
TRACT 3
VOL. 2418, PAGE 51
O.R.W.C.T.

P. A. HOLDER SURVEY
ABSTRACT NO. 297

PROPOSED
R.O.W. LINE

SEE DETAIL 'C'

15' PERMANENT
DRAINAGE
EASEMENT

SEE DETAIL 'B'

FOREST CREEK DRIVE
(VARIABLE WIDTH R.O.W.)

SEE DETAIL 'A'

SCALE: 1" = 300'

LOT 86, BLOCK A
THE PRESERVE AT DYER CREEK
FINAL PLAT PHASE ONE
CAB. DD, SL. 274-276
P.R.W.C.T.

VARIABLE WIDTH
RIGHT-OF-WAY ACQUISITION
4.123 ACRES

CALLED 10.785 ACRES
BRIAN JAMES GRAVER AND
SHEILA JOY OFFUTT
DOC. NO. 2004060159
O.P.R.W.C.T.

CALLLED 11.12 ACRES
JOHN N. PAUL
DOCUMENT NO. 9867726
O.P.R.W.C.T.



1 Chisholm Trail, Suite 130
Round Rock, Texas 78681 512.248.0065
TEXAS REGISTERED ENGINEERING FIRM F-1741
TBPLS 10194125

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF THAT
THIS PLAT AND THE SURVEY UPON WHICH IT IS BASED MEETS THE REQUIREMENTS FOR
LAND SURVEYS IN THE STATE OF TEXAS.

SURVEYED DURING:
JANUARY, 2020

MARGARET A. NOLAN, R.P.L.S. NO. 5589

4 OF 5



© 2020 ALL RIGHTS RESERVED

PLAT NO. A-5136

DRAFT DATE 01/21/2020

DRAWN BY MAN

WORK ORDER NO. 1500603

FIELDBOOK 303

TAB # A-5136

DIGITAL FILE 1500603R PARCEL 1R3

F/N # 1500603R PARCEL 1R3

Forest Creek RTL
r.o.w. added to
final field notes

Round Rock Ranch (1)

