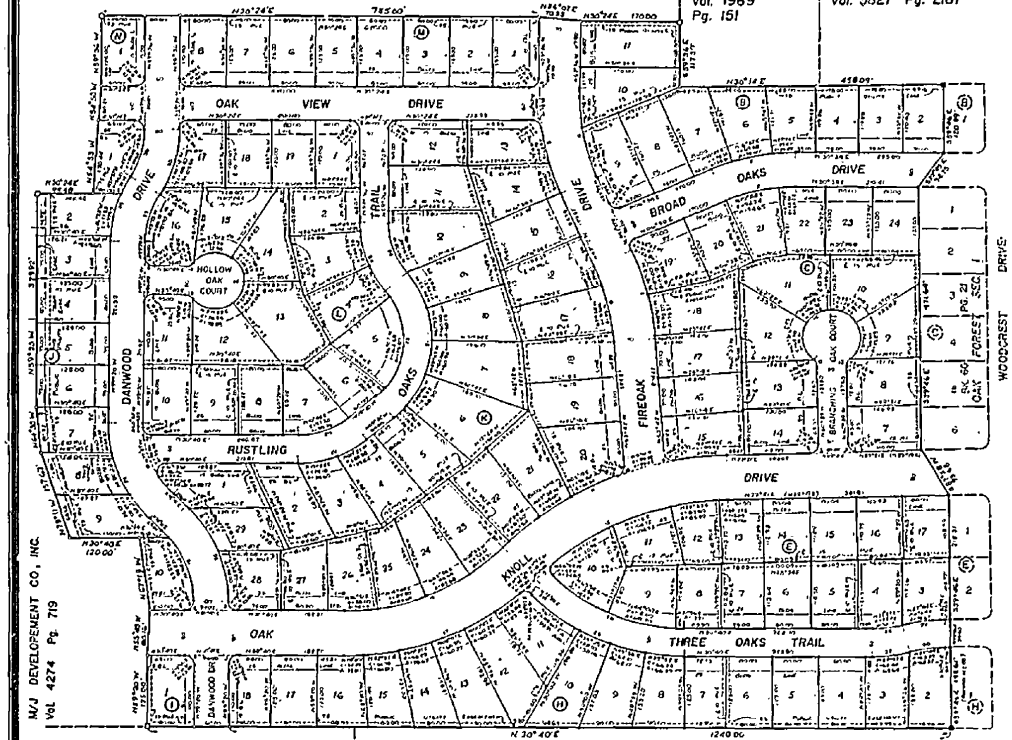
JULY 13 1972 BCCH A 910 $7.50

OAK FOREST SECTION 2

M/J DEVELOPEMENT CO., INC. Vol. 4274 Pg. 719

L. M. PRUETT Vol. 1969 Pg. 151

R. LANSFORD Vol. 3827 Pg. 2167



CURVE DATA

	1	2	3	4	5	6	7	8	9	10
I=	24°00'	24°00'	90°00'	81° 11'	23°45'	23°45'	19°40	19°40	96°18'	73° 38
R=	350.05	292.05	15.00	15.00	418.57'	409.57	412.09	409.57	15.00'	15.00
T=	75.00'	62.25	15.00	12.15'	99.00'	85.13'	82.00	69.07	15.72	11.23'
C=	146.72'	121.77	21.21	19.52'	193.45'	166.62'	164.57'	137.49	22.33	17.90'
A=	147.60'	122.47	23.56	21.25'	196.85'	167.02'	162.39'	130.36'	25.17	19.26'

	11	12	13	14	15	16	17	18	19	20
I=	43°41'	43°41	90°01'	204°02'	94°56'	83°13	45°00	45°00	45°00	45°00
R=	540.00	180.96	15.00	50.00	15.00	15.00	465.44'	385.44'	182.32'	182.32'
T=	224.84	192.70	2.32	-	16.35	13.00	192.71	157.65	10.00'	61.60
C=	417.40	357.09'	13.74'	-	22.81'	18.51	364.23	275.00	131.66'	91.36'
A=	427.69'	366.69	13.62'	247.97'	24.85'	22.31'	364.55	302.72'	134.27'	99.34

	21	22	23	24	25	26	27	28	29	30	31
I=	91°00	91°00	40°41'	40°44'	45°00'	45°00	15°26'	15°26'	15°00	15°00	46°30
R=	181.03	131.80	185.49'	135.20	364.70	314.70	343.69	193.49'	292.61'	242.84'	174.67'
T=	185.00	134.12'	40.93	36.37	151.66'	130.35'	37.62'	26.25	38.55'	31.91'	73.00
C=	259.54	190.01'	129.25'	94.44	279.13'	239.10'	67.44	52.02'	76.45'	63.23	137.82'
A=	270.74	209.33'	132.01	96.46'	286.45'	247.16'	67.64	52.17'	N 67'	63.97'	141.68'

	32	33	34	35	36	37	38
I=	46°30'	32°14	32°14'	32°30	32°30	82°52'	123°40
R=	234.89	154.30	216.30	138.00	138.00	15.00	15.00
T=	100.78	45.16	62.50	40.55'	40.55'	12.20	28.68'
C=	183.19	86.78	120.69	77.21'	77.21'	20.63'	26.46
A=	190.37	87.93	121.69	78.46'	78.46'	22.74'	32.41'

SCALE: 1" = 100'

LEGEND
- ○ Iron pin found
- ● Iron pin set
- ■ Conc Mon found
- □ Conc Mon set

SIDEWALK REQUIREMENTS:
West side of Fireoak Drive
East side of Danwood Drive
North side of Oak View Drive
South side of Oak Knoll Drive
South side of Broad Oaks Drive

STATE OF TEXAS
COUNTY OF TRAVIS

I, DORIS SHROPSHIRE, CLERK OF THE COUNTY COURT WITHIN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT ON THE 17 DAY OF July A.D. 1972, THE COMMISSIONER'S COURT OF TRAVIS COUNTY, TEXAS, PASSED AN ORDER AUTHORIZING THE FILING FOR RECORD OF THIS PLAT AND THAT SAID ORDER HAS BEEN DULY ENTERED IN THE MINUTES OF SAID COURT IN BOOK 3 PAGE(S) 389.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT OF SAID COUNTY, THIS THE 17 DAY OF July A.D. 1972.

D. Hastings
DEPUTY

Doris Shropshire
DORIS SHROPSHIRE, CLERK
COUNTY COURT, TRAVIS COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF TRAVIS KNOW ALL MEN BY THESE PRESENTS:

THAT THE M/J DEVELOPMENT CO., INC., A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TEXAS AND HAVING ITS HOME OFFICE IN AUSTIN, TEXAS AND ACTING BY AND THROUGH ITS PRESIDENT, RICHARD L MATZ, OWNER OF THAT CERTAIN 206.36 ACRE TRACT OF LAND OUT OF THE JAMES D GOODE, WM BELL, AND JAMES HOWLETT SURVEYS IN TRAVIS COUNTY, TEXAS AND AS RECORDED IN VOLUME 4274 PAGE 719 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS DOES HEREBY SUBDIVIDE 41.12 ACRES OF LAND IN ACCORDANCE WITH THE ATTACHED PLAT ENTITLED OAK FOREST SECTION 2 AND DOES HEREBY DEDICATE TO THE PUBLIC THE STREETS AND EASEMENTS SHOWN HEREON

WITNESS THE HAND OF THE PRESIDENT OF SAID ASSOCIATION THIS THE 3 DAY OF May A.D. 1972.

Emile Jamail
SEC.-TREAS.

Richard L Matz
RICHARD L MATZ, PRES.
M/J DEVELOPEMENT CO, INC.

STATE OF TEXAS
COUNTY OF TRAVIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED RICHARD L MATZ, PRESIDENT OF M/J, INC KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 2nd DAY OF May A.D. 1972.

Notary Seal

Arlene Gabriel
NOTARY PUBLIC
TRAVIS COUNTY, TEXAS

APPROVED FOR ACCEPTANCE

ON THE 13th DAY OF July A.D. 1972.

Richard R. Lillie
RICHARD R. LILLIE, DIRECTOR
DEPARTMENT OF PLANNING

ACCEPTED AND AUTHORIZED FOR RECORD

BY THE PLANNING COMMISSION OF THE CITY OF AUSTIN, TEXAS ON THIS THE 13 DAY OF July A.D. 1972.

Jean Allen Mather
SECRETARY

W. G. Simmons
CHAIRMAN

FILED FOR RECORD

AT 4:30 O'CLOCK P.M ON THE 17 DAY OF July A.D. 1972.
DORIS SHROPSHIRE, CLERK, COUNTY COURT

Bertha Spurck
DEPUTY

STATE OF TEXAS
COUNTY OF TRAVIS

I, DORIS SHROPSHIRE, CLERK OF THE COUNTY COURT IN AND FOR THE COUNTY AFORESAID DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED IN MY OFFICE ON THE 17 DAY OF July A.D. 1972, AT 4:30 O'CLOCK P.M AND DULY RECORDED ON THE 17 DAY OF July A.D. 1972, AT 4:30 O'CLOCK P.M IN THE PLAT RECORDS OF SAID COUNTY IN BOOK 60, PAGE 68.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT OF SAID COUNTY ON THE DATE LAST WRITTEN ABOVE.

Bertha Spurck
DEPUTY

Doris Shropshire
DORIS SHROPSHIRE, CLERK
COUNTY COURT, TRAVIS COUNTY, TEXAS

"IN APPROVING THIS PLAT BY THE COMMISSIONER'S COURT OF TRAVIS COUNTY, TEXAS, IT IS UNDERSTOOD THAT THE BUILDING OF ALL STREETS, ROADS, AND OTHER PUBLIC THOROUGHFARES SHALL BE THE RESPONSIBILITY OF THE OWNER AND/OR DEVELOPER OF THE TRACT OF LAND COVERED BY THIS PLAT IN ACCORDANCE WITH PLANS AND SPECIFICATIONS PRESCRIBED BY THE COMMISSIONER'S COURT OF TRAVIS COUNTY, TEXAS, AND THE COMMISSIONER'S COURT OF TRAVIS COUNTY, TEXAS ASSUMES NO OBLIGATION TO BUILD ANY OF THE STREETS, ROADS, OR OTHER PUBLIC THOROUGHFARES SHOWN ON THIS PLAT, OR ANY BRIDGES OR CULVERTS IN CONNECTION THEREWITH."

I HEREBY CERTIFY THAT THE AUSTIN CITY CODE CHAPTER 23.27 OF 1954 HAS BEEN COMPLIED WITH

S. A. GARZA ENGINEERS, INC.
CONSULTING ENGINEERS 503 SCARBOROUGH BLDG
AUSTIN, TEXAS

S A Garza 4-11-72
S. A. GARZA Date
Registered Professional Engineer

C8-72-64

For Restrictions See Volume 4357 Page 933 Deed Records