



PLAT

2013088390

4 PGS

PLAT MAP RECORDING SHEET

**DEDICATOR: NNP-TERAVISTA, LLC
E. WILLIAM MEYER, VICE PRESIDENT**

SUBDIVISION NAME: TERAVISTA, SECTION 322A, PHASE 2

**PROPERTY IS DESCRIBED AS: 25.272 ACRES OUT OF THE J. PATTERSON
SURVEY, ABSTRACT NUMBER 502 AND THE FRANCIS A.
HUDSON SURVEY, ABSTRACT NUMBER 295, IN
WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THE
REMAINDER OF A 279.356 ACRE TRACT.**

Reference: 2006072574

HAND TO: CITY OF GEORGETOWN; Karen Frost, (512) 930-2545

INSTRUMENT DATE: JULY 11, 2013

FILE DATE: SEPTEMBER 13, 2013

DIGITALLY RECORDED

**FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2013088390**

Nancy E. Rister

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WEHLING \$316.00

NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

FINAL PLAT OF TERAVISTA SECTION 322A, PHASE 2 BEING 25.272 ACRES OUT OF THE J. PATTERSON SURVEY AND THE FRANCIS A. HUDSON SURVEY, WILLIAMSON COUNTY, TEXAS.

FIELDNOTE DESCRIPTION

OF A 25.272 ACRE TRACT OF LAND, OUT OF THE J. PATTERSON SURVEY, ABSTRACT NO. 502 AND THE FRANCIS A. HUDSON SURVEY, ABSTRACT NO. 295, BOTH IN WILLIAMSON COUNTY, TEXAS, THE REMAINING PORTION OF THAT CERTAIN 279.356 ACRE TRACT OF LAND CONVEYED TO NMP-TERAVISTA, LP BY DEED OF RECORD IN DOCUMENT NO. 200607273, AS DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A 1/2 INCH IRON ROD FOUND IN THE NORTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD 111 (WESTINGHOUSE ROAD), (R.O.W. VARIES), BEING THE SOUTHWESTERLY CORNER OF THAT CERTAIN TRACT OF LAND CONVEYED TO ST. JOHN'S CEMETERY ASSOCIATION, INC. BY DEED OF RECORD IN VOLUME 956, PAGE 854 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, SAME BEING THE SOUTHEASTERN CORNER OF SAID 279.356 ACRE TRACT;

THENCE, S88°43'27"W, LEAVING THE SOUTHWESTERLY CORNER OF SAID ST. JOHN'S CEMETERY ASSOCIATION, INC. TRACT ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD 111, WITH THE SOUTHERLY LINE OF SAID 279.356 ACRE TRACT, A DISTANCE OF 896.11 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF BEGINNING AND SOUTHWESTERLY CORNER HEREOF;

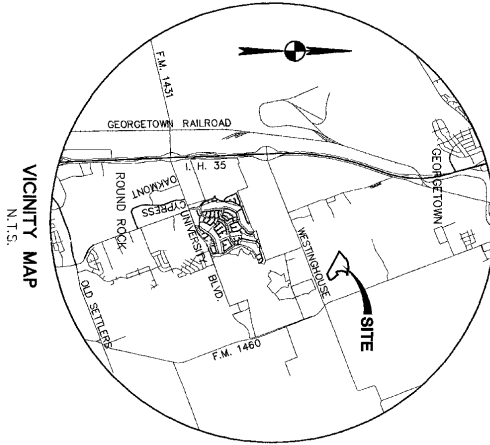
THENCE, S88°43'27"W, CONTINUING ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD 111, ALONG THE SOUTHERLY LINE OF SAID 279.356 ACRE TRACT AND OVER AND ACROSS THAT CERTAIN 3.411 ACRE PELDLINE EASEMENT OF RECORD IN DOCUMENT NO. 2007020232 OF SAID TRAVIS COUNTY RECORDS, FOR THE SOUTHERLY LINE OF SAID 279.356 ACRE TRACT, A DISTANCE OF 17.25 FEET TO THE SOUTHWESTERLY CORNER OF SAID PELDLINE EASEMENT OF RECORD, FOR THE SOUTHWESTERLY CORNER HEREOF;

THENCE, LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD 111, ALONG THE WESTERLY LINE OF SAID TRACT, THE FOLLOWING TWO (2) COURSES AND DISTANCE:

- 1) N30°05'27"W, A DISTANCE OF 24.66 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 2) N62°29'00"W, A DISTANCE OF 1527.06 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE RIGHT, FOR THE NORTHWESTERLY CORNER HEREOF;

THENCE, LEAVING THE WESTERLY LINE OF SAID PELDLINE EASEMENT OF RECORD CONTINUING OVER AND ACROSS SAID COURSES AND DISTANCE:

- 1) ALONG SAID NON-TANGENT CURVE, HAVING A RADIUS OF 1463.00 FEET, A CENTRAL ANGLE OF 01°34'22", AN ARC LENGTH OF 50.04 FEET, AND A CHORD OF WHICH BEARS, N85°59'12"E, A DISTANCE OF 41.38 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF TANGENCY OF SAID CURVE;
- 2) N27°33'37"W, A DISTANCE OF 65.00 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE RIGHT, FOR AN ANGLE POINT HEREOF;
- 3) ALONG SAID NON-TANGENT CURVE, HAVING A RADIUS OF 1528.00 FEET, A CENTRAL ANGLE OF 25°46'50", AN ARC LENGTH OF 66.25 FEET, AND A CHORD OF WHICH BEARS, N75°19'48"E, A DISTANCE OF 681.75 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE END OF SAID CURVE, FOR AN ANGLE POINT HEREOF;
- 4) S04°46'47"E, A DISTANCE OF 65.00 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE RIGHT;
- 5) ALONG SAID NON-TANGENT CURVE, HAVING A RADIUS OF 1463.00 FEET, A CENTRAL ANGLE OF 01°37'11", AN ARC LENGTH OF 41.38 FEET, AND A CHORD OF WHICH BEARS, N85°07'48"E, A DISTANCE OF 41.38 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF TANGENCY OF SAID CURVE;
- 6) N85°09'24"E, A DISTANCE OF 289.20 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, FOR THE NORTHWESTERLY CORNER HEREOF;
- 7) ALONG SAID CURVE, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET, AND A CHORD OF WHICH BEARS, S45°09'36"E, A DISTANCE OF 28.28 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF TANGENCY OF SAID CURVE;
- 8) S00°39'36"E, A DISTANCE OF 20.28 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 9) S85°09'24"W, A DISTANCE OF 180.04 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 10) S71°44'42"W, A DISTANCE OF 244.12 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 11) S05°54'46"W, A DISTANCE OF 41.69 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 12) S02°44'29"W, A DISTANCE OF 41.63 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 13) S02°30'19"E, A DISTANCE OF 173.65 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 14) S17°30'09"E, A DISTANCE OF 71.21 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 15) S27°29'55"E, A DISTANCE OF 109.39 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 16) N15°52'54"E, A DISTANCE OF 180.73 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE LEFT;
- 17) ALONG SAID NON-TANGENT CURVE, HAVING A RADIUS OF 423.00 FEET, A CENTRAL ANGLE OF 20°27'51", AN ARC LENGTH OF 151.08 FEET, AND A CHORD OF WHICH BEARS, S37°51'21"E, A DISTANCE OF 150.28 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF TANGENCY OF SAID CURVE;
- 18) S48°39'17"E, A DISTANCE OF 140.75 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT;
- 19) ALONG SAID CURVE, RIGHT HAVING A RADIUS OF 377.00 FEET, A CENTRAL ANGLE OF 25°46'38", AN ARC LENGTH OF 176.19 FEET, AND A CHORD OF WHICH BEARS, S34°41'59"E, A DISTANCE OF 174.59 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET AT THE POINT OF TANGENCY OF SAID CURVE;
- 20) S21°18'39"E, A DISTANCE OF 124.17 FEET TO A 1/2 INCH IRON ROD WITH "BPI" CAP SET FOR AN ANGLE POINT;
- 21) S23°42'22"W, A DISTANCE OF 35.27 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 25.272 ACRES (1.060940 SQ. FT.), OF LAND, MORE OR LESS, WITHIN THESE METES AND BOUNDS.



SHEET NO.	DESCRIPTION
1	COVER SHEET AND NOTES
2	FINAL PLAT LAYOUT
3	CURVE AND LINE TABLES AND AREA SUMMARIES
4	CERTIFICATIONS AND SIGNATURES

GENERAL INFORMATION:
 OWNER: NMP-TERAVISTA, LLC
 SURVEY OF: 25.272 ACRES
 FRANCIS A. HUDSON SURVEY(A-295)
 J. PATTERSON SURVEY(A-502)
 DATE: JANUARY, 2013
 # OF SINGLE FAMILY LOTS: 75
 # OF OPEN SPACE LOTS: 9
 TOTAL # OF LOTS: 84

OWNER/DEVELOPER
NMP-Teravista, LLC, a Texas Limited Liability Company
 13809 Rembrandt Boulevard, Suite 475
 Austin, Texas 78750
 (512) 244-6667 FAX (512) 244-6876

ENGINEER
B Buy+Partners
 Consulting Solutions
 221 WEST SIXTH STREET, SUITE 600
 AUSTIN, TEXAS 78701
 (512) 328-0011 FAX (512) 328-0325

SUBVECTOR
B Buy+Partners
 221 WEST SIXTH STREET, SUITE 600
 AUSTIN, TEXAS 78701
 (512) 328-0011 FAX (512) 328-0325

- CITY OF GEORGETOWN PLAT NOTES:**
1. ALL PLAT BOUNDARIES SHALL BE STAKED WITH 1/2-INCH IRON RODS WITH PLASTIC CAPS STAMPED "BPI" OR "BPP" UNLESS OTHERWISE INDICATED.
 2. GAS SERVICE WILL BE PROVIDED BY AMGS ENERGY.
 3. UTILITY PROVIDERS FOR THIS DEVELOPMENT ARE CITY OF GEORGETOWN WATER AND WASTEWATER AND UTI ELECTRIC.
 4. NO PORTION OF THIS PLAT LIES WITHIN THE BOUNDARIES OF THE 100-1016 FLOOD PLAIN OF A WATERWAY THAT IS WITHIN THE LIMITS OF STUDY OF THE FEDERAL FLOOD INSURANCE ADMINISTRATION PANEL NO. 4449150496L, DATED SEPTEMBER 26, 2008. ALL PORTIONS OF THIS PLAT LIE IN ZONE X.
 5. NO DEVELOPMENT SHALL BEGIN ON ANY LOT PRIOR TO THE ISSUANCE OF A GEORGETOWN CERTIFICATE ISSUED BY THE WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR.
 6. PRIOR TO ANY CHANGE, ALTERATION OR BRIDGE CONSTRUCTION WHICH WILL CHANGE EXISTING FLOOD PATTERNS OR ELEVATIONS, A LETTER OF MAP AMENDMENT MUST BE SUBMITTED TO THE WILLIAMSON COUNTY FLOODPLAIN ADMINISTRATOR FOR APPROVAL AND APPROVAL BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
 7. IN ORDER TO PROMOTE DRAINAGE AWAY FROM A STRUCTURE, THE SLAB ELEVATION SHOULD BE BUILT AT LEAST ONE FOOT ABOVE THE SURROUNDING GROUND, AND THE GROUND SHOULD BE GRADED AWAY FROM THE STRUCTURE AT A SLOPE OF 1/2" PER FOOT FOR A DISTANCE OF AT LEAST 10 FEET.
 8. ALL STRUCTURES/OBSTRUCTIONS ARE PROHIBITED IN DRAINAGE EASEMENTS AND MAINTENANCE OF DRAINAGE EASEMENT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER.
 9. GARDEN SPACE AND/OR ORNAMENTAL AND STUMP SERVICE EASEMENT LOTS WITHIN THE BOUNDARIES OF THIS PLAT WILL BE MAINTAINED BY THE DEVELOPER OR, AFTER TITLE TRANSFER, THE HOME OWNERS ASSOCIATION, FUNDRAISER, MUNICIPAL UTILITY DISTRICT, OR NON-PROFIT CORPORATION.
 10. A 10-FOOT PUBLIC UTILITY EASEMENT (P.U.E.) IS RESERVED ALONG ALL STREET FRONTAGES WITHIN THIS PLAT.
 11. ALL RIGHTS-OF-WAY ARE 50'-FEET WIDE UNLESS OTHERWISE NOTED.
 12. ALL BENCHMARKS SHOWN HEREON ARE REFERENCED TO THE STATE PLANE COORDINATE SYSTEM, TEXAS CENTRAL ZONE IN TERMS OF NAD83/93 DATUM EXPRESSED IN U.S. SURVEY FEET. SURFACE DISTANCES SHOWN HEREON MAY BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED FACTOR OF 0.99997053.
 13. NEITHER THE CITY OF GEORGETOWN, NOR WILLIAMSON COUNTY, ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OF REPRESENTATIONS BY OTHER PARTIES IN THIS PLAT. FLOOD PLAIN DATA, IN PARTICULAR, MAY CHANGE DEPENDING ON THE SOURCE OF THE DATA. THE USER OF THIS PLAT SHALL BE RESPONSIBLE FOR VERIFYING THE DATA AND SHOULD BE REQUIRED TO VERIFY THE DATA AT THEIR OWN RISK. THE USER SHALL BE RESPONSIBLE FOR OBTAINING AND STAKING THAT THE REQUIRED BEFORE THE STREETS IN THE SUBDIVISION HAVE FINALLY BEEN ACCEPTED FOR MAINTENANCE BY THE COUNTY.
 14. FENCE/WALL EASEMENTS WITHIN THE BOUNDARIES OF THIS PLAT AND MAINTENANCE OF FENCES/WALLS LOCATED WITHIN THESE EASEMENTS SHALL BE MAINTAINED BY THE TERAVISTA COMMUNITY HOME OWNERS ASSOCIATION.
 15. ALL PUBLIC ROADS AND EASEMENTS AS SHOWN ON THE PLAT ARE METE OF LENS. REQUIRED RELEASE OF LENS SHALL BE PROVIDED TO THE COMMISSIONERS COURT.
 16. THIS DEVELOPMENT SHALL MEET ALL REQUIREMENTS OF THE CONSENT AGREEMENT BETWEEN THE CITY OF GEORGETOWN AND NMP-TERAVISTA, LLC (WWW.NMPTRAVISTA.COM/CONSENT) AND THE CITY OF GEORGETOWN UNIFIED DEVELOPMENT CODE.
 17. PARKING AND DEPOSITION REQUIREMENTS SHALL BE MET IN ACCORDANCE WITH THE CONSENT AGREEMENT BETWEEN THE CITY OF GEORGETOWN AND NEWLAND COMMUNITIES.
 18. SEE SHEET 3 OF 4 FOR THE BREAKDOWN OF THE MAXIMUM ALLOWABLE IMPERVIOUS COVERAGE PER LOT.
 19. RIGHT-OF-WAY EASEMENTS FOR WIDENING ROADS OR IMPROVING DRAINAGE SHALL BE MAINTAINED BY THE LANDOWNER UNIT, ROAD OR DRAINAGE IMPROVEMENTS ARE ACTUALLY CONSTRUCTED ON THE PROPERTY. THE CITY OF GEORGETOWN WILL NOT BE RESPONSIBLE FOR THE MAINTENANCE OF ANY ROAD INCLUDING DRAINAGE FOR CONSTRUCTION, IMPROVEMENT, OR MAINTENANCE OF THE ADJACENT ROAD.
 20. THE UNDERSIGNED ASSUMES ALL RISKS ASSOCIATED WITH IMPROVEMENTS LOCATED IN THE RIGHT-OF-WAY OR ROAD RIGHT-OF-WAY EASEMENTS BY ANY KIND OF ASBESTOS REMEDIATION, INCLUDING ASBESTOS REMEDIATION, ASBESTOS ABATEMENT, AND EMPLOYER LIABILITY FROM ANY LIABILITY OWING TO PROPERTY DEFECTS OR NEGLIGENCE NOT ATTRIBUTABLE TO OWNER OF THE IMPROVEMENTS WILL BE RESPONSIBLE FOR THE RELOCATION AND/OR REDUPLICATION OF THE IMPROVEMENTS.
 21. 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 PLANS AND SPECIFICATIONS PREPARED BY THE CITY OF GEORGETOWN, ANY NEW OR EXISTING STREETS, ROADS OR OTHER PUBLIC THOROUGHFARES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF GEORGETOWN, TEXAS SPECIFICATIONS FOR CONSTRUCTION OF STREETS, ROADS AND OTHER PUBLIC THOROUGHFARES. NEITHER THE CITY OF GEORGETOWN NOR WILLIAMSON COUNTY ASSUME ANY RESPONSIBILITY FOR DRAINAGE LAWS OR REGULATIONS IN ANY JURISDICTION OTHER THAN THOSE DRAINAGE OR PROTECTING THE ROAD SYSTEM AND STREETS IN THEIR RESPECTIVE JURISDICTIONS.
 22. NEITHER THE CITY OF GEORGETOWN NOR WILLIAMSON COUNTY ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OF REPRESENTATIONS BY OTHER PARTIES IN THIS PLAT. FLOOD PLAIN DATA, IN PARTICULAR, MAY CHANGE DEPENDING ON THE SOURCE OF THE DATA. THE USER OF THIS PLAT SHALL BE RESPONSIBLE FOR VERIFYING THE DATA AND SHOULD BE REQUIRED TO VERIFY THE DATA AT THEIR OWN RISK. THE USER SHALL BE RESPONSIBLE FOR OBTAINING AND STAKING THAT THE REQUIRED BEFORE THE STREETS IN THE SUBDIVISION HAVE FINALLY BEEN ACCEPTED FOR MAINTENANCE BY THE CITY AND/OR COUNTY.
 23. OPEN SPACE LOTS TO BE OWNED AND MAINTAINED BY TERAVISTA COMMUNITY ASSOCIATION, H.O.A.
 24. IT IS THE RESPONSIBILITY OF THE OWNER, NOT THE COUNTY, TO ASSURE COMPLIANCE WITH THE PROVISIONS OF ALL APPLICABLE STATE, FEDERAL, AND LOCAL LAWS AND REGULATIONS RELATING TO THE ENVIRONMENT INCLUDING (BUT NOT LIMITED TO) THE ENDANGERED SPECIES ACTS, STATE ADDRESS REGULATIONS, AND MUNICIPAL WATERSHED ORDINANCE.
 25. ANY WALL/FENCE ENCROACHMENT INTO A RUE WILL REQUIRE A LICENSE TO ENCROACH PROCESSED WITH THE CITY OF GEORGETOWN.
 26. A 5' WIDE SIDE WALK EASEMENT (S.W.E.) IS RESERVED ALONG ALL STREET FRONTAGES WITHIN THIS PLAT WITH THE EXCEPTION OF OPEN SPACE LOTS.

Doc. #2013088396

FINAL PLAT OF TERAVISTA SECTION 322A, PHASE 2

CURVE TABLE

NO.	DELTA	RADIUS	CHORD LENGTH	CHORD BEARING
C1	234.22°	1463.00	550.54	N51.79°12'E
C2	224.56°	1463.00	667.53	N67.14°45'E
C3	91.3711°	1463.00	31.48	N89.00°14'E
C4	91.3711°	1463.00	31.48	N89.00°14'E
C5	91.3711°	1463.00	31.48	N89.00°14'E
C6	91.3711°	1463.00	31.48	N89.00°14'E
C7	91.3711°	1463.00	31.48	N89.00°14'E
C8	91.3711°	1463.00	31.48	N89.00°14'E
C9	91.3711°	1463.00	31.48	N89.00°14'E
C10	91.3711°	1463.00	31.48	N89.00°14'E
C11	91.3711°	1463.00	31.48	N89.00°14'E
C12	91.3711°	1463.00	31.48	N89.00°14'E
C13	91.3711°	1463.00	31.48	N89.00°14'E
C14	91.3711°	1463.00	31.48	N89.00°14'E
C15	91.3711°	1463.00	31.48	N89.00°14'E
C16	91.3711°	1463.00	31.48	N89.00°14'E
C17	91.3711°	1463.00	31.48	N89.00°14'E
C18	91.3711°	1463.00	31.48	N89.00°14'E
C19	91.3711°	1463.00	31.48	N89.00°14'E
C20	91.3711°	1463.00	31.48	N89.00°14'E
C21	91.3711°	1463.00	31.48	N89.00°14'E
C22	91.3711°	1463.00	31.48	N89.00°14'E
C23	91.3711°	1463.00	31.48	N89.00°14'E
C24	91.3711°	1463.00	31.48	N89.00°14'E
C25	91.3711°	1463.00	31.48	N89.00°14'E
C26	91.3711°	1463.00	31.48	N89.00°14'E
C27	91.3711°	1463.00	31.48	N89.00°14'E
C28	91.3711°	1463.00	31.48	N89.00°14'E
C29	91.3711°	1463.00	31.48	N89.00°14'E
C30	91.3711°	1463.00	31.48	N89.00°14'E
C31	91.3711°	1463.00	31.48	N89.00°14'E
C32	91.3711°	1463.00	31.48	N89.00°14'E
C33	91.3711°	1463.00	31.48	N89.00°14'E
C34	91.3711°	1463.00	31.48	N89.00°14'E
C35	91.3711°	1463.00	31.48	N89.00°14'E
C36	91.3711°	1463.00	31.48	N89.00°14'E
C37	91.3711°	1463.00	31.48	N89.00°14'E
C38	91.3711°	1463.00	31.48	N89.00°14'E
C39	91.3711°	1463.00	31.48	N89.00°14'E
C40	91.3711°	1463.00	31.48	N89.00°14'E
C41	91.3711°	1463.00	31.48	N89.00°14'E
C42	91.3711°	1463.00	31.48	N89.00°14'E
C43	91.3711°	1463.00	31.48	N89.00°14'E
C44	91.3711°	1463.00	31.48	N89.00°14'E
C45	91.3711°	1463.00	31.48	N89.00°14'E

CURVE TABLE

NO.	DELTA	RADIUS	ARC LENGTH	CHORD BEARING
C46	91.3711°	1463.00	31.48	N89.00°14'E
C47	91.3711°	1463.00	31.48	N89.00°14'E
C48	91.3711°	1463.00	31.48	N89.00°14'E
C49	91.3711°	1463.00	31.48	N89.00°14'E
C50	91.3711°	1463.00	31.48	N89.00°14'E
C51	91.3711°	1463.00	31.48	N89.00°14'E
C52	91.3711°	1463.00	31.48	N89.00°14'E
C53	91.3711°	1463.00	31.48	N89.00°14'E
C54	91.3711°	1463.00	31.48	N89.00°14'E
C55	91.3711°	1463.00	31.48	N89.00°14'E
C56	91.3711°	1463.00	31.48	N89.00°14'E
C57	91.3711°	1463.00	31.48	N89.00°14'E
C58	91.3711°	1463.00	31.48	N89.00°14'E
C59	91.3711°	1463.00	31.48	N89.00°14'E
C60	91.3711°	1463.00	31.48	N89.00°14'E
C61	91.3711°	1463.00	31.48	N89.00°14'E
C62	91.3711°	1463.00	31.48	N89.00°14'E
C63	91.3711°	1463.00	31.48	N89.00°14'E
C64	91.3711°	1463.00	31.48	N89.00°14'E
C65	91.3711°	1463.00	31.48	N89.00°14'E
C66	91.3711°	1463.00	31.48	N89.00°14'E
C67	91.3711°	1463.00	31.48	N89.00°14'E
C68	91.3711°	1463.00	31.48	N89.00°14'E
C69	91.3711°	1463.00	31.48	N89.00°14'E
C70	91.3711°	1463.00	31.48	N89.00°14'E
C71	91.3711°	1463.00	31.48	N89.00°14'E
C72	91.3711°	1463.00	31.48	N89.00°14'E
C73	91.3711°	1463.00	31.48	N89.00°14'E
C74	91.3711°	1463.00	31.48	N89.00°14'E
C75	91.3711°	1463.00	31.48	N89.00°14'E
C76	91.3711°	1463.00	31.48	N89.00°14'E
C77	91.3711°	1463.00	31.48	N89.00°14'E
C78	91.3711°	1463.00	31.48	N89.00°14'E
C79	91.3711°	1463.00	31.48	N89.00°14'E
C80	91.3711°	1463.00	31.48	N89.00°14'E
C81	91.3711°	1463.00	31.48	N89.00°14'E
C82	91.3711°	1463.00	31.48	N89.00°14'E
C83	91.3711°	1463.00	31.48	N89.00°14'E
C84	91.3711°	1463.00	31.48	N89.00°14'E
C85	91.3711°	1463.00	31.48	N89.00°14'E
C86	91.3711°	1463.00	31.48	N89.00°14'E
C87	91.3711°	1463.00	31.48	N89.00°14'E
C88	91.3711°	1463.00	31.48	N89.00°14'E
C89	91.3711°	1463.00	31.48	N89.00°14'E
C90	91.3711°	1463.00	31.48	N89.00°14'E
C91	91.3711°	1463.00	31.48	N89.00°14'E
C92	91.3711°	1463.00	31.48	N89.00°14'E
C93	91.3711°	1463.00	31.48	N89.00°14'E
C94	91.3711°	1463.00	31.48	N89.00°14'E
C95	91.3711°	1463.00	31.48	N89.00°14'E
C96	91.3711°	1463.00	31.48	N89.00°14'E
C97	91.3711°	1463.00	31.48	N89.00°14'E
C98	91.3711°	1463.00	31.48	N89.00°14'E
C99	91.3711°	1463.00	31.48	N89.00°14'E
C100	91.3711°	1463.00	31.48	N89.00°14'E

CURVE TABLE

NO.	DELTA	RADIUS	ARC LENGTH	CHORD BEARING
C91	91.3711°	1463.00	31.48	N89.00°14'E
C92	91.3711°	1463.00	31.48	N89.00°14'E
C93	91.3711°	1463.00	31.48	N89.00°14'E
C94	91.3711°	1463.00	31.48	N89.00°14'E
C95	91.3711°	1463.00	31.48	N89.00°14'E
C96	91.3711°	1463.00	31.48	N89.00°14'E
C97	91.3711°	1463.00	31.48	N89.00°14'E
C98	91.3711°	1463.00	31.48	N89.00°14'E
C99	91.3711°	1463.00	31.48	N89.00°14'E
C100	91.3711°	1463.00	31.48	N89.00°14'E
C101	91.3711°	1463.00	31.48	N89.00°14'E
C102	91.3711°	1463.00	31.48	N89.00°14'E
C103	91.3711°	1463.00	31.48	N89.00°14'E
C104	91.3711°	1463.00	31.48	N89.00°14'E
C105	91.3711°	1463.00	31.48	N89.00°14'E
C106	91.3711°	1463.00	31.48	N89.00°14'E
C107	91.3711°	1463.00	31.48	N89.00°14'E
C108	91.3711°	1463.00	31.48	N89.00°14'E
C109	91.3711°	1463.00	31.48	N89.00°14'E
C110	91.3711°	1463.00	31.48	N89.00°14'E
C111	91.3711°	1463.00	31.48	N89.00°14'E
C112	91.3711°	1463.00	31.48	N89.00°14'E
C113	91.3711°	1463.00	31.48	N89.00°14'E
C114	91.3711°	1463.00	31.48	N89.00°14'E
C115	91.3711°	1463.00	31.48	N89.00°14'E
C116	91.3711°	1463.00	31.48	N89.00°14'E
C117	91.3711°	1463.00	31.48	N89.00°14'E
C118	91.3711°	1463.00	31.48	N89.00°14'E
C119	91.3711°	1463.00	31.48	N89.00°14'E
C120	91.3711°	1463.00	31.48	N89.00°14'E

LINE TABLE

NO.	BEARING	DISTANCE
1	N30°02'27"W	24.66'
2	N27°31'37"W	65.00'
3	S01°46'46"W	69.28'
4	S09°09'36"E	20.29'
5	N27°22'56"W	52.44'
6	S06°43'26"W	41.83'
7	S11°30'18"E	71.21'
8	S2°50'16"E	109.99'
9	S23°41'27"W	35.27'
10	N17°00'55"W	25.20'
11	S27°32'00"W	9.99'
12	S27°32'00"W	72.00'
13	S27°32'00"W	35.00'
14	S04°41'06"E	9.90'
15	S27°32'00"W	35.00'
16	N6°11'43"E	35.00'
17	N13°13'56"E	65.02'
18	N17°00'55"W	25.20'
19	S27°32'00"W	24.21'
20	S46°05'17"E	48.40'
21	N41°54'43"E	75.21'
22	S81°49'04"W	108.79'
23	S84°49'04"W	108.79'
24	S82°59'26"W	38.30'
25	S82°59'26"W	38.30'
26	S30°33'09"W	24.20'
27	N11°51'09"E	125.00'
28	N61°08'47"E	40.30'
29	S87°29'45"W	115.00'
30	S89°14'51"W	35.55'
31	S27°32'00"W	24.21'
32	S27°32'00"W	24.21'
33	S20°50'46"W	78.79'
34	S27°32'00"W	19.93'
35	S58°55'42"W	61.39'
36	S58°55'42"W	22.44'
37	S51°50'56"W	55.22'
38	S84°24'51"W	30.22'
39	S80°09'26"W	83.81'
40	N87°45'16"W	38.40'
41	N23°51'19"W	111.10'
42	S71°48'46"W	7.67'
43	S71°48'46"W	62.00'
44	S71°48'46"W	62.00'
45	S71°48'46"W	62.00'
46	S71°48'46"W	62.00'
47	S71°48'46"W	62.00'
48	S71°48'46"W	62.00'
49	S71°48'46"W	62.00'
50	S71°48'46"W	62.00'

LINE TABLE

NO.	BEARING	DISTANCE
51	S71°48'46"W	70.00'
52	S71°48'46"W	70.00'
53	S71°48'46"W	69.28'
54	N10°22'56"W	52.44'
55	S06°43'26"W	41.83'
56	S11°30'18"E	71.21'
57	S02°50'16"E	115.77'
58	S23°41'27"W	31.00'
59	N82°28'26"W	62.34'
60	N27°32'00"W	100.00'
61	S27°32'00"W	72.00'
62	S27°32'00"W	35.00'
63	S27°32'00"W	35.00'
64	N11°48'46"E	10.55'
65	N27°32'00"W	35.00'
66	S82°28'26"W	61.30'
67	S84°11'43"W	51.00'
68	S86°55'01"W	47.18'
69	S86°55'01"W	47.18'
70	S84°11'43"W	35.94'
71	S41°54'43"E	75.21'
72	S81°49'04"W	108.79'
73	S84°49'04"W	108.79'
74	S81°54'43"W	78.55'
75	S82°59'26"W	38.30'
76	S30°33'09"W	24.20'
77	S89°14'51"W	80.22'
78	S87°29'45"W	101.22'
79	S87°29'45"W	115.00'
80	N87°45'16"W	118.99'
81	S27°32'00"W	38.10'
82	S27°32'00"W	38.10'
83	S20°50'46"W	55.44'
84	N62°30'15"W	55.44'
85	N64°24'51"E	16.22'
86	N71°46'15"E	30.22'
87	S71°36'15"W	30.22'
88	S84°24'51"W	11.33'
89	S80°09'26"W	83.81'
90	N87°45'16"W	38.40'
91	N23°51'19"W	111.10'
92	S41°54'43"E	75.34'
93	N37°48'28"E	29.34'
94	N32°00'07"W	29.34'
95	S82°59'26"W	15.60'
96	N82°59'26"W	15.60'
97	S82°59'26"W	38.30'
98	N82°59'26"W	38.30'
99	N27°32'00"W	25.27'
100	N27°32'00"W	38.96'
101	N82°59'26"W	101.92'
102	N82°59'26"W	1

FINAL PLAT OF TERAVISTA SECTION 322A, PHASE 2

STATE OF TEXAS § KNOW ALL MEN BY THESE PRESENTS

COUNTY OF WILLIAMSON § KNOW ALL MEN BY THESE PRESENTS

STATE OF TEXAS § KNOW ALL MEN BY THESE PRESENTS

NIN-TERRAVISTA, LLC, A TEXAS LIMITED LIABILITY COMPANY, BEING PROXIMATE TO THE RANGE OF RECORDS OF LAND SURVEY HEREIN AND BEING PROXIMATE TO THE RANGE OF RECORDS OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DOES HEREBY SUBDUCE THE 25.272 ACRES AS SHOWN HEREON AND DEDICATE TO THE PUBLIC USE FOREVER THE STREETS, ALLEY, EASEMENTS, AND UTILITIES SHOWN ON THIS PLAT OF TERAVISTA SECTION 322A, PHASE 2. THE OWNER ACKNOWLEDGES THAT IT IS THE RESPONSIBILITY OF THE OWNER, NOT THE COUNTY, TO ASSURE COMPLIANCE WITH THE PROVISIONS OF ALL APPLICABLE STATE, FEDERAL, AND LOCAL LAWS AND REGULATIONS RELATING TO THE ENVIRONMENT, INCLUDING BUT NOT LIMITED TO THE ENGINEERED STREETS ACT, STATE ACQUANT REGULATIONS, AND MUNICIPAL WATERFISH STRATEGIES.

NIN-TERRAVISTA, LLC, A TEXAS LIMITED LIABILITY COMPANY
TO CERTIFY WHICH, WITNESS BY MY HAND THIS 14th DAY OF July, 2013.
NIN-TERRAVISTA, LLC
A TEXAS LIMITED LIABILITY COMPANY

BY: E. William Meyer
VICE PRESIDENT
13809 RESERVA ROAD, SUITE 475
AUSTIN, TEXAS 78750

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

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED E. WILLIAM MEYER OF NIN-TERRAVISTA, LLC, A TEXAS LIMITED LIABILITY COMPANY, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE HAS READ AND UNDERSTANDS THE CONTENTS AND CONSIDERATION HEREIN EXPRESSED, IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 14th DAY OF July, 2013.
E. William Meyer
PRINTED NAME: Vivia Bailey
MY COMMISSION EXPIRES ON 12-5-15



ENGINEER'S CERTIFICATION:

I, JOHN T. BURDICK, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS SUBDIVISION IS NOT IN THE EDWARDS AQUIFER RECHARGE ZONE AND IS NOT ENCOURAGED BY A ZONE A FLOOD AREA, AS DENOTED HEREIN, AND IS DEFINED BY FEDERAL EMERGENCY MANAGEMENT ADMINISTRATION FLOOD HAZARD BOUNDARY MAP COMMUNITY PANEL, THE CITY OF GEORGETOWN REGULATIONS, SEPTEMBER 20, 2008, AND THAT EACH LOT COMPOUNDS TO THE FULLY DEVELOPED, CONCENTRATED STORMWATER RUNOFF RESULTING FROM THE ONE HUNDRED PERCENT (100%) IMPERVIOUS SURFACE AREA OF THE SUBDIVISION WITHIN THE ONE HUNDRED PUBLIC RIGHTS-OF-WAY DEDICATED BY THIS PLAT.

TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT AUSTIN, TRAVIS COUNTY, TEXAS, THIS 16 DAY OF July, 2013.

JOHN T. BURDICK
REGISTERED PROFESSIONAL ENGINEER
1101 WEST SIXTH STREET, SUITE 600
AUSTIN, TEXAS 78701



NIN PLANNING, LLC
A DELAWARE LIMITED LIABILITY COMPANY
BY: Scott Vanover
VICE PRESIDENT
NORTH AMERICA SERIAL HOUSE, LLC
A TEXAS LIMITED LIABILITY COMPANY
ITS SOLE MEMBER

BY: Scott Vanover
VICE PRESIDENT
NORTH AMERICA SERIAL HOUSE, LLC
A TEXAS LIMITED LIABILITY COMPANY
ITS SOLE MEMBER

BY: Scott Vanover
VICE PRESIDENT
NORTH AMERICA SERIAL HOUSE, LLC
A TEXAS LIMITED LIABILITY COMPANY
ITS SOLE MEMBER

STATE OF CALIFORNIA X

COUNTY OF San Diego X
ON 12 July 2013
BY: Scott Vanover
VICE PRESIDENT

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.
WITNESS MY HAND AND OFFICIAL SEAL.
SIGNATURE: Scott Vanover
SEAL



THE PLAT OF TERAVISTA 322A, PHASE 2 WAS APPROVED BY THE PLANNING AND ZONING COMMISSION ON THE 2ND OF OCTOBER, 2012.
Frank H. Rice
RICHARD PECK, CHAIR
PLANNING AND ZONING COMMISSION

BY: Andrew Spurgeon
DIRECTOR
PLANNING DEPARTMENT

BY: Andrew Spurgeon
DIRECTOR
PLANNING DEPARTMENT

BASED UPON THE REPRESENTATIONS OF THE ENGINEER OR SUPERVISOR WHOSE SEAL IS AFFIXED HERETO, AND AFTER REVIEW OF THE PLAT AS REPRESENTED BY THE SAID ENGINEER OR SUPERVISOR, I HEREBY CERTIFY THAT THE PLAT IS IN ACCORDANCE WITH THE LAWS OF THE STATE OF TEXAS. VERIFICATION IS MADE SOLELY UPON SUCH REPRESENTATIONS AND SHOULD NOT BE RELIED UPON FOR VERIFICATION OF THE FACTS ALLEGED. WILLIAMSON COUNTY DISCLAIMS ANY RESPONSIBILITY TO ANY OTHER PERSON, ORGANIZATION OR ENTITY IN THIS PLAN AND THE DOCUMENTS ASSOCIATED WITH IT.
ANDREW SPOURGEN, DIRECTOR
WILLIAMSON COUNTY FLOOD CONTROL ADMINISTRATOR
Andrew Spurgeon
DATE: 8/27/13

STATE OF TEXAS § KNOW ALL MEN BY THESE PRESENTS
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 CERTAIN PARTS, WAS FILED FOR RECORD IN MY OFFICE ON THE DAY 12 OF SEPTEMBER, 2013 A.D., AT 4:02 O'CLOCK, P.M., AND DULY RECORDED THIS THE DAY 13 OF SEPTEMBER, 2013 A.D., AT 8:20 O'CLOCK, A.M., IN THE PLAT RECORDS OF SAID COUNTY, IN DOCUMENT NUMBER 2013088390.

TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT THE COUNTY COURT OF SAID COUNTY, AT MY OFFICE IN GEORGETOWN, TEXAS, THIS LAST SHOWN ABOVE WRITTEN.
NANCY RISTER, CLERK COUNTY COURT
OF WILLIAMSON COUNTY, TEXAS
BY: Nancy Rister
WILLIAMSON COUNTY



SURVEYOR'S CERTIFICATION:
I, JOHN T. BURDICK, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS SUBDIVISION IS NOT IN THE EDWARDS AQUIFER RECHARGE ZONE AND IS NOT ENCOURAGED BY A ZONE A FLOOD AREA, AS DENOTED HEREIN, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OR OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR MONUMENTS SHOWN THEREON, WERE HERETOFORE PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF GEORGETOWN, TEXAS.

TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT AUSTIN, TRAVIS COUNTY, TEXAS, THIS 16 DAY OF July, 2013.
JOHN T. BURDICK, R.P.L.S.
BUREAU OF SURVEYING, INC.
221 WEST SIXTH STREET, SUITE 600
AUSTIN, TEXAS 78701



FINAL PLAT OF
TERAVISTA SECTION 322A, PHASE 2
DATE: MARCH, 2013

Bury+Partners
221 East Sixth Street, Suite 600
Austin, Texas 78701
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