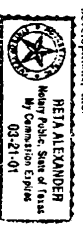


STATE OF TEXAS
COUNTY OF TRAVIS

Know all men by these presents that E. GOS LID Street Development, Inc., a corporation organized under the laws of the State of Texas, and its President, being the owners of A2220 ACRES, more or less of land area, in the JACOB CASNER SURVEY NO. 9, ABSTRACT NO. 2793, in Travis County, Texas, as conveyed to us by deed of record in the Public Records of Travis County, Texas, and as shown on the plat of said subdivision, do hereby dedicate the same in accordance with the map or plat shown hereon, to be known as STEEDS CROSSING SECTION TWO, PHASE ONE, and the same shall be subject to the restrictions, covenants, conditions and easements embodied in the plat of said subdivision, and the same shall be released, and do hereby dedicate to the public use, the streets and easements

WITNESSED my HAND this 5th day of September A.D. 1998
Richard R. Jenkins, President
E. Gos Lid Street Development, Inc.
800 Lind Street
Austin, Texas 78703
(512) 478-0400



Notary Public in and for
the State of Texas

Based on the representations of the engineer or surveyor whose seal is affixed hereto, and after a review of the plat as represented by said engineer or surveyor, I, the undersigned, do hereby certify that the same conform to the Millington County Flood Plain Regulations. This certification is made solely upon such representations and should not be relied upon for verification of the facts alleged. The Millington County and other flood plain regulations are available for review at the County Clerk's Office to any member of the public for independent verification of the plat and the documents associated with it.



Notary Public in and for
the State of Texas

This subdivision is not located within the Edwards aquifer. The 100-year flood plain is contained within the drainage as shown hereon. No portion of this tract is within the designated flood plain hereon as shown on the Federal Flood Insurance Administration rate map #61050 50702a, Travis County, Texas.



William Mitchell, P.E. No. 48335
427 Sterling
Austin, Texas 78704
(512) 857-0344



Professional Design Group
427 Sterling
Austin, Texas 78704
(512) 857-0344

38100 B 9869 2/23/99

REVISED SEPTEMBER 9, 1998
PLAT NO.:

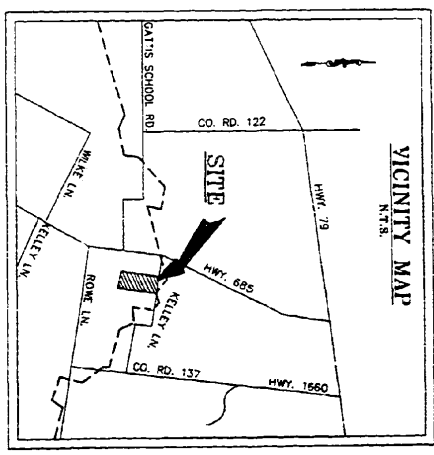
In approving this plat, the Commissioners Court of Travis County, Texas, assumes no obligation to build the streets, roads and other public improvements shown on this plat, and all bridges and culverts necessary to be constructed shown on this plat, and all bridges and culverts necessary to be constructed or placed in such streets, roads, or other public improvements, and/or developer of the tract of land covered by this plat, in accordance with plans and specifications prescribed by the Commissioners Court of Travis County, Texas.

The Owner(s) of the Subdivision shall construct in Subdivision streets and drainage improvements (the "Improvements") to County Standards in order for the County to accept the Improvements for maintenance or obligation. The Owner(s) must post fiscal security with the County in the amount of the estimated cost of the improvements. The Owner(s) obligation to construct the improvements to County Standards and to post the fiscal security to secure such construction until the public improvements have been accepted for maintenance by the County, or the private improvements have been constructed and are conforming to County Standards.

The authorization of this plat by the Commissioners Court for filling or the streets in this subdivision does not obligate the county to install street name signs or erect traffic control signs, such as speed limit, stop signs, and yield signs, which is considered to be part of the developer's construction.

CONVEYING a 1.172 acre tract of land at the northeast corner of and 48.738 acre tract of land at the southwest corner of the intersection of said roads, containing 49.916 acres, more or less, as a distance of 190 feet.

- 1. South 136.24' East a distance of 198.93 feet to a 1/2" iron rod found.
- 2. South 86.8333' East a distance of 200 feet to a 1/2" iron rod found.
- 3. South 131.30' East a distance of 128.15 feet to a 1/2" iron rod found.
- 4. South 133.91' East a distance of 164.67 feet to a 1/2" iron rod found.
- 5. South 72.37' East a distance of 168.77 feet to a 1/2" iron rod found.
- 6. South 43.20' East a distance of 168.25 feet to a 1/2" iron rod found.
- 7. South 81.92' East a distance of 241.28 feet to a 1/2" iron rod found.
- 8. South 81.92' East a distance of 168.50 feet to a 1/2" iron rod found.
- 9. N. 1/4 Sec. 36, 34' East a distance of 254.24 feet to a 1/2" iron rod found.
- 10. South 133.91' East a distance of 315.00 feet to a 1/2" iron rod found.
- 11. South 31.5436' East a distance of 56.96 feet to a 1/2" iron rod found.
- 12. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 13. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 14. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 15. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 16. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 17. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 18. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 19. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.
- 20. South 133.91' East a distance of 168.50 feet to a 1/2" iron rod found.



FINAL PLAT

THE RIDGE

AT STEEDS CROSSING SECTION TWO, PHASE A

A 26.92 ACRE SUBDIVISION

I, Dana DeBruaynor, Clerk of the County Court of Travis County, Texas, do hereby certify that on the 23rd day of February, 1998 A.D., the Commissioners Court of Travis County, Texas passed an order authorizing the filing of the foregoing instrument of writing and the certificate of authentication was filed for record in my office on the 23rd day of Feb. 1998, at 4 o'clock, P.M. and duly recorded on the 23rd day of Feb. 1998, at 4 o'clock, P.M. and duly filed in a book of the Public Records of said County and State in Plat Book 102, Page 378-380.



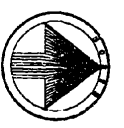
Dana DeBruaynor, County Clerk, Travis County, Texas
By Deputy
M. M. Munoz

Dana DeBruaynor, County Clerk
Travis County, Texas
By Deputy
L. Barber

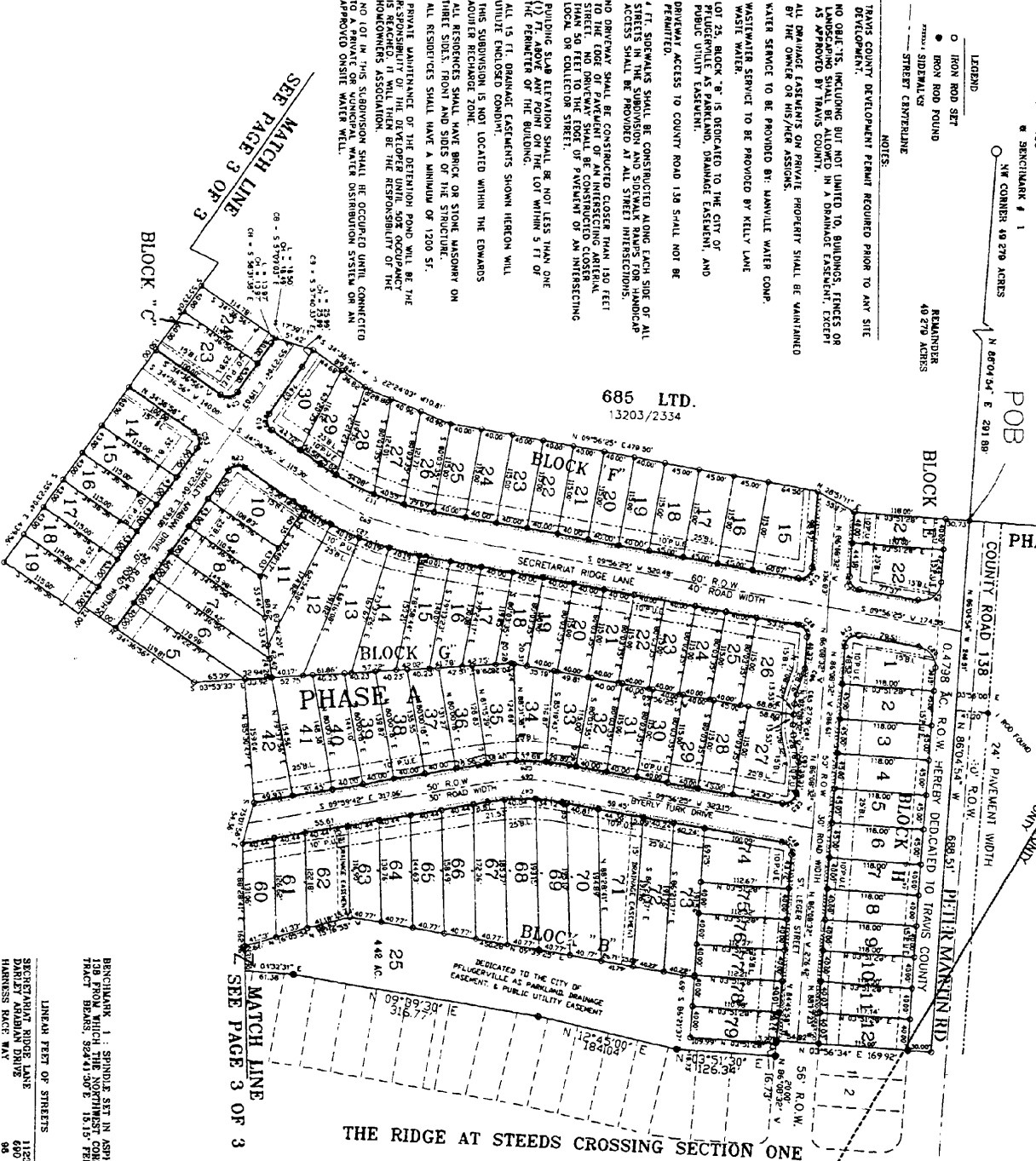
FILED FOR RECORD at 4 o'clock, P.M. the 23rd day of Feb. 1998, same A.D.
Dana DeBruaynor, County Clerk, Travis County, Texas
By Deputy
L. Barber

PROFESSIONAL DESIGN GROUP
427 STERLING
AUSTIN, TEXAS 78704
P.M. (512) 467-0344





- LEGEND
- IRON ROD SET
 - IRON ROD FOUND
 - STREET CENTERLINE
 - REMAINDER 49,279 ACRES
- NOTES:
1. TRAVIS COUNTY DEVELOPMENT PERMIT REQUIRED PRIOR TO ANY SITE DEVELOPMENT.
 2. NO OBJECTS, INCLUDING BUT NOT LIMITED TO, BUILDINGS, FENCES OR LANDSCAPING SHALL BE ALLOWED IN A DRAINAGE EASEMENT, EXCEPT AS APPROVED BY TRAVIS COUNTY.
 3. ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE OWNER OR HIS/HER ASSIGNS.
 4. WATER SERVICE TO BE PROVIDED BY: MANVILLE WATER COMP. WASTEWATER SERVICE TO BE PROVIDED BY KELLY LAKE.
 5. LOT 23, BLOCK "B" IS DEDICATED TO THE CITY OF Pflugerville AS PARKLAND, DRAINAGE EASEMENT, AND PUBLIC UTILITY EASEMENT.
 6. DRIVEWAY ACCESS TO COUNTY ROAD 158 SHALL NOT BE PERMITTED.
 7. 4 FT. SIDEWALKS SHALL BE CONSTRUCTED ALONG EACH SIDE OF ALL STREETS IN THE SUBDIVISION AND SIDEWALK RAYS FOR HANDICAP ACCESS SHALL BE PROVIDED AT ALL STREET INTERSECTIONS.
 8. NO DRIVEWAY SHALL BE CONSTRUCTED CLOSER THAN 150 FEET TO THE EDGE OF PAVEMENT OF AN INTERSECTING ARTERIAL STREET. NO DRIVEWAY SHALL BE CONSTRUCTED CLOSER TO A COLLECTOR STREET.
 9. PAVING AND ELEVATION SHALL BE NOT LESS THAN ONE (1) PERCENT OF THE BUILDING LOT WITHIN 5 FT OF THE PERIMETER OF THE BUILDING.
 10. ALL UTILITY ENCLOSED CONDITIONS SHOWN HEREON WILL REMAIN.
 11. THIS SUBDIVISION IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
 12. ALL RESIDENCES SHALL HAVE BRICK OR STONE MASONRY ON THREE SIDES, FRONT AND SIDES OF THE STRUCTURE.
 13. ALL RESIDENCES SHALL HAVE A MINIMUM OF 1200 SF.
 14. PRIVATE MAINTENANCE OF THE DETENTION POND WILL BE THE RESPONSIBILITY OF THE DEVELOPER UNLESS AN OCCUPANCY AGREEMENT IS SIGNED BY THE DEVELOPER AND THE HOMEOWNERS ASSOCIATION.
 15. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO A PRIVATE OR MUNICIPAL WATER DISTRIBUTION SYSTEM OR AN APPROVED ONSITE WATER WELL.



PHOTOGRAPHIC MYLAR

RECORDED SEPTEMBER 9, 1998
BY: [Signature]

SHEET 2 OF 3

FINAL PLAT

THE RIDGE AT STEEDS CROSSING SECTION TWO, PHASE A A 26.92 ACRE SUBDIVISION

Accepted and authorized for City of Pflugerville, Texas, on this _____ day of _____, 1998.

By: *[Signature]*
Robert Washburn, Chairman

By: *[Signature]*
David Silliman, City Secretary

Approved this 17 day of October, 1998, by the City Council of the City of Pflugerville, Texas, on behalf of the City.

CITY COUNCIL
CITY OF PFLUGERVILLE, TEXAS

By: *[Signature]*
Boyd Bridgeman, Mayor

By: *[Signature]*
David Silliman, City Secretary

BENCHMARK 1: SPINDLE SET IN ASPHALT OF COUNTY ROAD 158 FROM WHICH THE NORTHWEST CORNER OF 49,279 ACRES TRACT BEGINS. 32441.50'E. 15.15' FEET. 82N = 798.28'

LINEAR FEET OF STREETS	TOTAL NUMBER OF LOTS
SECRETARIAT RIDGE LANE	1123
DANIEL RABBITT DRIVE	690
BRENLY TURK DRIVE	1392
ST LEGER STREET	700
TOTAL	3907

RESIDENTIAL DRAINAGE/PARK TOTAL	TOTAL
189 - 4.42 ACRES	130



PROFESSIONAL DESIGN GROUP
302 W. WILSON
AUSTIN, TEXAS 78759
(512) 257-0444
FAX (512) 197-0148

PLAT DOCUMENT# _____

PLAT

PLAT RECORDS INDEX SHEET:

SUBDIVISION NAME: Amended Final Plat of Lot 45, Block B, Lot 24 Block C, Lots 14,18, & 22-24, Block D Lot 21 & 22, Block E, Lot 26, Block F, Lots 1,2,5,6,9-12,15,27,34,35, & 41-43 Block G Lots 1-12 Block H , The ridge At Steeds Crossing Section 2 Phase A, A 26.94 Acre Subdivision

OWNER'S NAME: 685 Ltd. Steed Development Inc., Main Street Homes, Carol A. Martin, Michael Alan Young and Llewellyn Yacas Young, Jeffer G. Garrett, Kevin D. Monagle and Amy Hemp-Monagle, Jeremy w. & Carmen S. Speis,, Christopher L. & Alyssa L. Holderness, Steven P. & Tammy A. Gomez, John J. Lara & Arcadia M. Lara

RESUBDIVISION?(YES/NO) No

ADDITIONAL RESTRICTIONS/COMMENTS:

NA

RETURN: PDG
427 Sterling St.
Austin, Tx. 78704

PLAT FILE STAMP

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

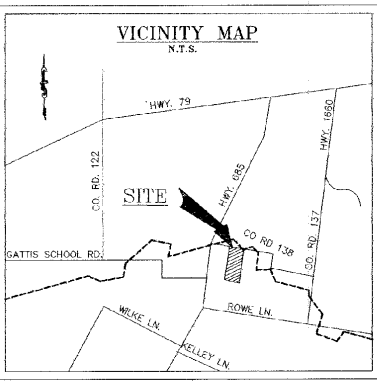
Dana DeBeauvoir
10-22-1999 12:01 PM 199900323
GUERRAY \$106.00
Dana DeBeauvoir, COUNTY CLERK
TRAVIS COUNTY, TEXAS

\$106.00 10/22/99

199900323

PHOTOGRAPHIC MYLAR

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 KNOW ALL MEN BY THESE PRESENTS:
 That We: Rick Jenkins, President, 685 Ltd. Steed Development, Inc., owner of Lots 18 & 22, Block D, Lots 21 & 22, Block E, Lot 27, Block G, and Lots 1, 2, 4, 6, 8, 11, & 12, Block H, as recorded in Volume 13073, Page 2134; TCOPR; David LeBoeuf, C.E.O., Main Street Homes, owner of Lot 24, Block C, as recorded in Doc# 1999038277; TCOPR; Lot 23, Block D; Lot 26, Block F, as recorded in Doc# 1999038277; TCOPR; Lots 2, 5, 6, 9-12, 15, 27, 34, 35, & 41-43 Block "G", as recorded in Doc# 199907889; TCOPR; Lot 24, Block C, as recorded in Doc# 199907889; TCOPR; Lot 6, Block G, as recorded in Doc# 1999020120; TCOPR; Lot 10, Block C, as recorded in Doc# 1999053751; TCOPR; Lot 11, Block G, as recorded in 199904593; TCOPR; Lot 12, Block G, as recorded in Doc# 199904018; TCOPR; Lot 15, Block G, as recorded in Doc# 199904014; TCOPR; Lot 41, Block G, as recorded in Doc# 199904016; TCOPR; and Lots 3 & 8, Block H, as recorded in Doc# 199905989; TCOPR; Lot 5, Block H, as recorded in Doc# 199905521; TCOPR; Lots 7 & 9, Block H, as recorded in Doc# 199904266; TCOPR; Carol A. Martin, owner of Lot 45, Block B, as recorded in Doc# 199907889; TCOPR; Michael Alan Young and Llewellyn Yacas Young, owners of Lot 42, Block G, as recorded in Doc# 199904537; TCOPR; Jeffrey G. Garrett, owner of Lot 5, Block G, as recorded in Doc# 1999072088; TCOPR; Kevin D. Monagle and Amy Hemp-Monagle, owners of Lot 9, Block G, as recorded in Doc# 1999072016; TCOPR; Jeremy W. & Carmen S. Speis, owners of Lot 35, Block G, as recorded in Doc# 1999072016; TCOPR; Christopher L. & Alyssa L. Holderness, owners of Lot 14, Block D, as recorded in Doc# 199902012; TCOPR; Steven P. and Tammy A. Gomez, owners of Lot 43, Block G, as recorded in Doc# 1999072016; TCOPR; and John J. Lara and Arcadia M. Lara, owners of Lot 1, Block G, as recorded in Doc# 1999072016; do hereby amend said lots, same being a total of 5,058 acres of land, for the sole purpose of amending common lines of said lots, pursuant to Section 212.016 of the Local Government Code, in accordance with the lot lines shown on the attached plat, to be known as:



AMENDED FINAL PLAT OF
 Lot 45, Block "B"
 Lot 24, Block "C"
 Lots 14, 18, & 22-24, Block "D"
 Lot 21 & 22, Block "E"
 Lot 26, Block "F"
 Lots 1, 2, 5, 6, 9-12, 15, 27, 34, 35, & 41-43 Block "G"
 Lots 1-12, Block "H"
 THE RIDGE AT STEEDS CROSSING,
 SECTION 2, PHASE A
 A 26.94 ACRE SUBDIVISION

AMENDED FINAL PLAT OF
 Lot 45, Block "B"
 Lot 24, Block "C"
 Lots 14, 18, & 22-24, Block "D"
 Lot 21 & 22, Block "E"
 Lot 26, Block "F"
 Lots 1, 2, 5, 6, 9-12, 15, 27, 34, 35, & 41-43 Block "G"
 Lots 1-12, Block "H"
 THE RIDGE AT STEEDS CROSSING, SECTION 2, PHASE A,
 subject to any assessments or restrictions heretofore granted and not released, and do hereby dedicate to the public use, the streets and easements.

WITNESS OUR HAND this the 5th day of October A.D., 1999.
 Kevin D. Monagle
 1602 Darily Arabian Drive
 Pflugerville, Texas 78660

WITNESS OUR HAND this the 3rd day of October A.D., 1999.
 Steven P. Gomez
 2120 Beverly Turk Drive
 Pflugerville, Texas 78660

WITNESS OUR HAND this the 4th day of October A.D., 1999.
 Richard R. Jenkins, President
 685 Ltd. Steed Development, Inc.
 800 Congress Avenue, Suite L-100
 Austin, Texas 78704

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 5th day of October, 1999, by Kevin D. Monagle.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Steven P. Gomez.
 LYNN STEED
 Notary Public, State of Texas
 My Commission Expires FEB 24, 2003
 Lynn Steed
 Notary Public in and for the State of Texas

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 4th day of October, 1999, by Richard R. Jenkins, President of 685 Ltd. Steed Development, Inc.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 5th day of October, 1999, by Kevin D. Monagle.

WITNESS OUR HAND this the 3rd day of October A.D., 1999.
 Tammy A. Gomez
 2120 Beverly Turk Drive
 Pflugerville, Texas 78660

WITNESS OUR HAND this the 5th day of October A.D., 1999.
 David LeBoeuf, C.E.O., General Partner
 Main Street Homes of Austin, Inc.
 7447 Bee Coves Road, Suite 150
 Austin, Texas 78748

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 5th day of October, 1999, by Amy Hemp-Monagle.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Tammy A. Gomez.
 LYNN STEED
 Notary Public, State of Texas
 My Commission Expires FEB 24, 2003
 Lynn Steed
 Notary Public in and for the State of Texas

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 5th day of October, 1999, by David LeBoeuf, C.E.O., Main Street Homes of Austin, Inc.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 5th day of October, 1999, by Amy Hemp-Monagle.

WITNESS OUR HAND this the 4th day of October A.D., 1999.
 John J. Lara
 1602 Darily Arabian Drive
 Pflugerville, Texas 78660

WITNESS OUR HAND this the 3rd day of October A.D., 1999.
 Carol A. Martin
 2105 Beverly Turk Drive
 Pflugerville, Texas 78660

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Carmen S. Speis.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 4th day of October, 1999, by Steven P. Gomez.

WITNESS OUR HAND this the 3rd day of October A.D., 1999.
 Michael Alan Young
 2122 Beverly Turk Drive
 Pflugerville, Texas 78660

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Carmen S. Speis.

WITNESS OUR HAND this the 4th day of October A.D., 1999.
 Arcadia M. Lara
 1618 Darily Arabian Drive
 Pflugerville, Texas 78660

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Michael Alan Young.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Christopher L. Holderness.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 4th day of October, 1999, by Arcadia M. Lara.

WITNESS OUR HAND this the 3rd day of October A.D., 1999.
 Llewellyn Yacas Young
 2122 Beverly Turk Drive
 Pflugerville, Texas 78660

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Christopher L. Holderness.

WITNESS OUR HAND this the 4th day of October A.D., 1999.
 Matthew Mitchell, P.E. No. 83335
 Professional Design Group
 427 Stiering
 Austin, Texas 78704
 (512)457-0344

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Llewellyn Yacas Young.

STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Carmen S. Speis.

Date 10-5-99
 Matthew Mitchell, P.E. No. 83335
 Professional Design Group
 427 Stiering
 Austin, Texas 78704
 (512)457-0344

WITNESS OUR HAND this the 4th day of October A.D., 1999.
 Jeffrey G. Garrett
 1602 Darily Arabian Drive
 Pflugerville, Texas 78660

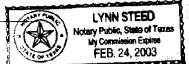
STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Christopher L. Holderness.

I, Drew Castaneda, do hereby certify that I prepared this plat from an actual and accurred-on-the-ground survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision, in accordance with the subdivision regulations of the City of Pflugerville, Texas.

REVISSED: OCTOBER 1, 1999
 PLAT NO.:
 WACPO, PRO-SRV, RIDGE, PA, STEEDS

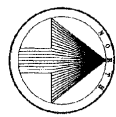
STATE OF TEXAS :
 COUNTY OF TRAVIS:
 This instrument was acknowledged before me on the 3rd day of October, 1999, by Christopher L. Holderness.

Date 10-5-99
 Drew Castaneda, R.P.L.S. No. 4906
 Professional Design Group
 427 Stiering
 Austin, Texas 78704
 (512)457-0344



199900323

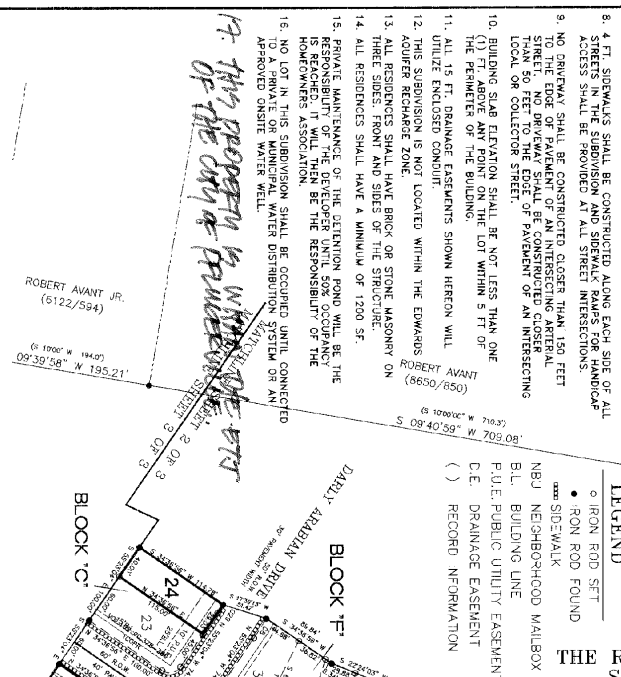
PHOTOGRAPHIC MYLAR



NOTES

1. TRAVIS COUNTY DEVELOPMENT PERMIT REQUIRED PRIOR TO ANY SITE DEVELOPMENT.
2. NO OBJECTS, INCLUDING BUT NOT LIMITED TO, BUILDINGS, FENCES OR SIGNAGE, SHALL BE PLACED ON ANY LOT UNLESS APPROVED BY TRAVIS COUNTY.
3. ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE OWNER OR HIS/HER ASSIGNS.
4. WATER SERVICE TO BE PROVIDED BY: MANVILLE WATER COMP.
5. WASTEWATER SERVICE TO BE PROVIDED BY KELLY LANE WASTE WATER.
6. LOT 25 BLOCK "B" IS DEDICATED TO THE CITY OF Pflugerville AS PARKLAND, DRAINAGE EASEMENT AND PUBLIC UTILITY EASEMENT.
7. DRIVEWAY ACCESS TO COUNTY ROAD 138 SHALL NOT BE PERMITTED.
8. 4 FT. SIDEWALKS SHALL BE CONSTRUCTED ALONG EACH SIDE OF ALL STREETS IN THE SUBDIVISION AND SIDEWALK RAILS FOR HANDICAPPED PERSONS SHALL BE PROVIDED AT ALL STREET INTERSECTIONS.
9. NO DRIVEWAY SHALL BE CONSTRUCTED CLOSER THAN 150 FEET TO THE EDGE OF PAVEMENT OF AN INTERSECTING ARTERIAL THRUWAY FEED TO THE EDGE OF PAVEMENT OF AN INTERSECTING LOCAL OR COLLECTOR STREET.
10. BUILDING SLAB ELEVATION SHALL BE NOT LESS THAN ONE (1) FT. ABOVE ANY POINT ON THE LOT WITHIN 5 FT. OF THE PERIMETER OF THE BUILDING.
11. ALL 15 FT. DRAINAGE EASEMENTS SHOWN HEREON WILL UTILIZE ENCLOSED CONDUIT.
12. THIS SUBDIVISION IS NOT LOCATED WITHIN THE EDWARDS ACQUIFER RECHARGE ZONE.
13. ALL RESIDENCES SHALL HAVE BRICK OR STONE MASONRY ON THREE SIDES, FRONT AND SIDES OF THE STRUCTURE.
14. ALL RESIDENCES SHALL HAVE A MINIMUM OF 1200 SF.
15. PRIVATE MAINTENANCE OF THE DETENTION POND WILL BE THE RESPONSIBILITY OF THE DEVELOPER UNTIL 50% OCCUPANCY HOMEOWNERS ASSOCIATION.
16. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED APPROVED ON-SITE WATER WELL.

17. THIS PROPERTY IS WITHIN ONE (1) MILE OF THE CITY OF PFLUGERVILLE, TEXAS.



THE RIDGE AT STEEDS CROSSING SECTION TWO, PHASE B

122026661, P.000

LEGEND

- IRON ROD SET
- IRON ROD FOUND
- SPOKE
- NEIGHBORHOOD MAILBOX UNIT
- BUILDING LINE
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- () RECORD INFORMATION



THE RIDGE AT STEEDS CROSSING SECTION ONE

122026661, P.000

AMENDED FINAL PLAT OF
 Lot 45, Block "B"
 Lot 24, Block "C"
 Lots 14, 18, & 22-24, Block "D"
 Lot 21 & 22, Block "E"
 Lot 26, Block "F"
 Lots 1, 2, 5, 6, 9-12, 15, 27, 34, 35, & 41-43 Block "G"
 Lots 1-12, Block "H"
 THE RIDGE AT STEEDS CROSSING,
 SECTION 2, PHASE A
 A 26.94 ACRE SUBDIVISION

STATE OF TEXAS
 I, Dana DeBeauvoir, Clerk of the County Court of Travis County, Texas, do hereby certify that the foregoing instrument of writing and the certificate of participation are filed for record in my office on the 13th day of October, 1999, A.D., and duly recorded on the public records of Travis County, Texas, in Book 1399, Page 7. My commission expires on the 13th day of October, 1999, A.D.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY COURT OF TRAVIS COUNTY, TEXAS, ON THE 13th day of October, 1999, A.D.

Dana DeBeauvoir, County Clerk, Travis County, Texas.
 Deputy M. WEAGANS

FILED FOR RECORD AT 2:02 o'clock, P.M., the 13th day of October, 1999, A.D.

Dana DeBeauvoir, County Clerk, Travis County, Texas.
 Deputy M. WEAGANS

ROBERT AVANT JR.
 (512)22/534

ROBERT AVANT
 (865)0/850

ACCEPTED AND AUTHORIZED FOR CITY COUNCIL REVIEW BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF PFLUGERVILLE, TEXAS, ON THE 16th DAY OF AUGUST, 1999.

PLANNING AND ZONING COMMISSION
 CITY OF PFLUGERVILLE, TEXAS

By: *Robert Hawkins*
 Chairman

ATTEST:
Shawn Williams
 City Secretary

APPROVED THIS 14th DAY OF SEPTEMBER, 1999, BY THE CITY COUNCIL OF THE CITY OF PFLUGERVILLE, TEXAS, ON BEHALF OF THE CITY.

CITY COUNCIL
 CITY OF PFLUGERVILLE, TEXAS

By: *Doug Briggman*
 Mayor

ATTEST:
Shawn Williams
 City Secretary

LINEAL FEET OF STREETS

SECRETARIAT RIDGE LANE	1122
DAKOTA ROAD	68
HAINES RACE WAY	96
RYBERLY TURK DRIVE	1352
ST LEDGER STREET	700
TOTAL	3981

TOTAL NUMBER OF LOTS

RESIDENTIAL	129
COMMERCIAL/PARK	442
TOTAL	130

BENCHMARK 1: SPINDLE SET IN ASPHALT OF COUNTY ROAD 138 FROM WHICH THE NORTHWEST CORNER OF 43279 ACRE TRACT BEGINS. 324°41'30" E. 13.115' FEET. ELEV. = 753.253'

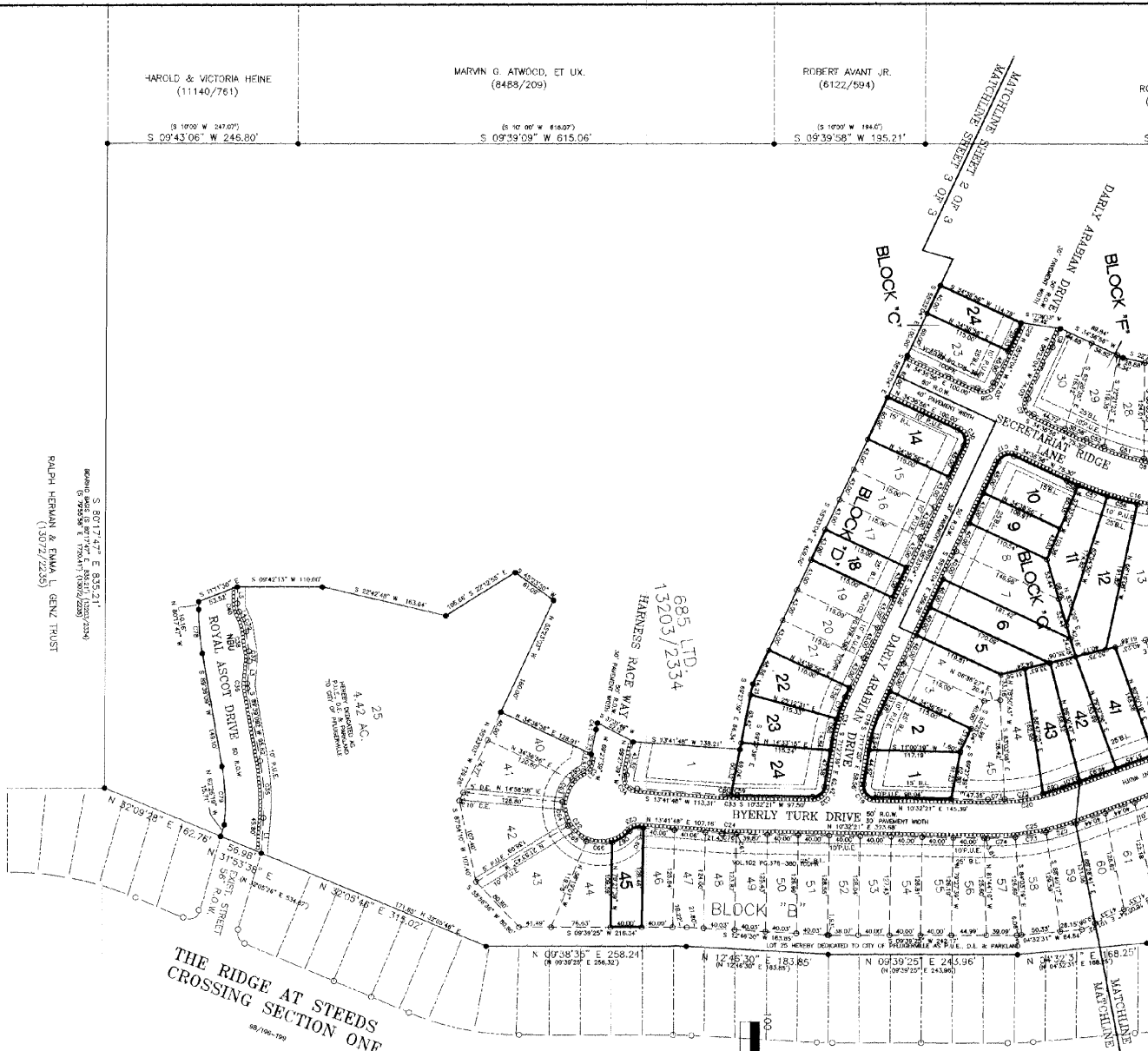
REVISIONS: SEPTEMBER 13, 1999
 MAJOR MODIFICATIONS



SHEET 2 OF 4

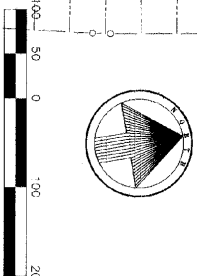
199900323

REVISED: OCTOBER 1, 1999
 PLAT NO.:
 MAPS: 199900323



685 LTD
 13203/7234
 4.42 AC.
 685 LTD
 13203/7234
 HARNESS RACE WAY
 SECRETARIAT LANE RIDGE
 DAILY ARABIAN DRIVE
 HAROLD & VICTORIA HEINE
 MARVIN G. ATWOOD, ET UX.
 ROBERT AVANT JR.
 MATCHLINE SHEET 2 OF 3
 MATCHLINE SHEET 3 OF 3

THE RIDGE AT STEEDS
 CROSSING SECTION ONE
 (8/100-199)



- LEGEND**
- IRON ROD SET
 - IRON ROD FOUND
 - SIDEWALK
 - NEU NEIGHBORHOOD MALEBOX UNIT
 - B.L. BUILDING LINE
 - P.U.E. PUBLIC UTILITY EASEMENT
 - D.E. DRAINAGE EASEMENT
 - () RECORD INFORMATION

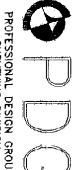
LINE TABLE

NUMBER	BEARING	LENGTH	DESCRIPTION
1	S 80°17'47" E	835.21	BOUNDARY
2	S 79°55'18" W	28.76	BOUNDARY
3	S 79°55'18" W	28.76	BOUNDARY
4	S 74°39'09" W	11.38	BOUNDARY
5	S 74°39'09" W	11.38	BOUNDARY
6	N 88°17'25" W	40.03	BOUNDARY
7	N 88°17'25" W	40.03	BOUNDARY
8	N 71°08'42" W	29.76	BOUNDARY
9	N 71°08'42" W	29.76	BOUNDARY
10	S 79°55'18" W	28.76	BOUNDARY
11	N 88°08'52" W	13.53	BOUNDARY
12	N 88°08'52" W	13.53	BOUNDARY

CURVE TABLE

NUMBER	BEARING	LENGTH	CHORD	CHORD BEARING	AREA
1	S 80°17'47" E	835.21	835.21	N 80°17'47" E	0.00
2	S 79°55'18" W	28.76	28.76	S 79°55'18" W	0.00
3	S 79°55'18" W	28.76	28.76	S 79°55'18" W	0.00
4	S 74°39'09" W	11.38	11.38	S 74°39'09" W	0.00
5	S 74°39'09" W	11.38	11.38	S 74°39'09" W	0.00
6	N 88°17'25" W	40.03	40.03	N 88°17'25" W	0.00
7	N 88°17'25" W	40.03	40.03	N 88°17'25" W	0.00
8	N 71°08'42" W	29.76	29.76	N 71°08'42" W	0.00
9	N 71°08'42" W	29.76	29.76	N 71°08'42" W	0.00
10	S 79°55'18" W	28.76	28.76	S 79°55'18" W	0.00
11	N 88°08'52" W	13.53	13.53	N 88°08'52" W	0.00
12	N 88°08'52" W	13.53	13.53	N 88°08'52" W	0.00

AMENDED FINAL PLAT OF
 Lot 45, Block "B"
 Lot 24, Block "C"
 Lots 14, 18, & 22-24, Block "D"
 Lot 21 & 22, Block "E"
 Lot 26, Block "F"
 Lots 1, 2, 5, 6, 9-12, 15, 27, 34, 35, &
 41-43 Block "G"
 Lots 1-12, Block "H"
 THE RIDGE AT STEEDS CROSSING,
 SECTION 2, PHASE A
 A 26.94 ACRE SUBDIVISION



PROFESSIONAL DESIGN GROUP
 SUITE 200
 4022 W. BRIDGES
 AUSTIN, TEXAS 78759
 (512) 457-0344
 FAX (512) 457-0349

199900323

LEGAL DESCRIPTION

BEING A PORTION OF THAT SAME PARCEL OF LAND CONVEYED AS 49,279 ACRES IN A DEED DATED JUNE 11, 1999, FROM COVENTRY CROSSING, LTD., PARTNERSHIP TO, 6855, LTD., A TEXAS LIMITED LIABILITY PARTNERSHIP, TRAVIS COUNTY, TEXAS, AND BEING OUT OF THE JACOB CASNER SURVEY, NO. 9, ABSTRACT 2755 IN TRAVIS COUNTY, TEXAS, 4,290 WILKINSON COUNTY TEXAS AND BEING A PORTION OF VOLUME 14,290, PAGE 685 LTD. A TEXAS LIMITED PARTNERSHIP, TO COVENTRY, LTD., A TEXAS LIMITED PARTNERSHIP, AS RECORDED IN VOLUME 12833, PAGE 6025, REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING at a 1/2" iron rod found at the Northwest corner of said 49,279 acre tract in the South Right of Way of County Road 138, from which the Northwest corner of said Jacob Casner Survey No. 9 bears N 89°59' W a distance of 390 feet;

THENCE with the West line of said THE RIDGE AT STEEDS CROSSING SECTION ONE, the following (12) courses:

1. South 355°49' West a distance of 145.00 feet to a 1/2" iron rod found;
2. South 59°44' West a distance of 58.98 feet to a 1/2" iron rod found;
3. South 86°10'29" East a distance of 20.03 feet to a 1/2" iron rod found;
4. South 348°33' West a distance of 126.42 feet to a 1/2" iron rod found;
5. South 13°12'00" West a distance of 183.85 feet to a 1/2" iron rod found;
6. South 92°32' West a distance of 316.77 feet to a 1/2" iron rod found;
7. South 432°31' West a distance of 188.25 feet to a 1/2" iron rod found;
8. South 92°32' West a distance of 243.96 feet to a 1/2" iron rod found;
9. South 17°46'30" West a distance of 183.85 feet to a 1/2" iron rod found;
10. South 92°32' West a distance of 208.24 feet to a 1/2" iron rod found;
11. South 325°46' West a distance of 315.02 feet to a 1/2" iron rod found;
12. South 315°33' West a distance of 55.98 feet to a 1/2" iron rod found;

THENCE bearing the west line of said THE RIDGE AT STEEDS CROSSING SECTION ONE and crossing the 49,279 acre 685 Ltd. Tract, North 52°26'19" West a distance of 15.71 feet to a 1/2" iron rod set;

THENCE a curve to the left having a radius of 274.20 feet and a length of 75.86 feet with a chord bearing of North 82°45'35" West to a 1/2" iron rod set;

THENCE South 83°39'36" West a distance of 149.10 feet to an iron rod set;

THENCE a curve to the right having a radius of 325.00 feet and a length of 57.01 feet with a chord bearing of North 85°19'19" West to a 1/2" iron rod set;

THENCE North 80°17'47" West a distance of 10.16 feet to a 1/2" iron rod set;

THENCE North 11°11'30" West a distance of 53.52 feet to a 1/2" iron rod set;

THENCE North 94°13' East a distance of 110.00 feet to a 1/2" iron rod set;

THENCE North 22°42'49" East a distance of 163.64 feet to a 1/2" iron rod set;

THENCE North 22°12'55" West a distance of 105.66 feet to a 1/2" iron rod set;

THENCE North 45°23'50" East a distance of 61.09 feet to a 1/2" iron rod set;

THENCE North 55°23'03" East a distance of 160.00 feet to a 1/2" iron rod set;

THENCE North 34°36'58" East a distance of 128.91 feet to a 1/2" iron rod set;

THENCE North 69°27'39" West a distance of 32.73 feet to a 1/2" iron rod set;

THENCE with a curve to the right having a radius of 225.00 feet, and a length of 8.47 feet with a chord bearing of North 68°22'56" West;

THENCE North 37°31'49" East a distance of 52.12 feet to a 1/2" iron rod set;

THENCE North 13°41'48" East a distance of 138.21 feet to a 1/2" iron rod set;

THENCE North 69°27'39" West a distance of 86.34 feet to a 1/2" iron rod set;

THENCE North 56°23'04" West a distance of 569.56 feet to a 1/2" iron rod set;

THENCE North 34°35'56" East a distance of 114.78 feet to a 1/2" iron rod set;

THENCE North 17°39'13" East a distance of 51.42 feet to a 1/2" iron rod set;

THENCE North 34°35'56" East a distance of 89.94 feet to a 1/2" iron rod set;

THENCE North 22°24'03" East a distance of 110.81 feet to a 1/2" iron rod set;

THENCE North 9°56'26" East a distance of 473.50 feet to a 1/2" iron rod set;

THENCE North 28°51'11" East a distance of 58.17 feet to a 1/2" iron rod set;

THENCE North 351°28' East a distance of 148.00 feet to the POINT OF BEGINNING containing 26.94 Acres.

In approving this plat the Commissioners Court of Travis County, Texas, assumes no obligation to build the streets, roads, and other public improvements shown on this plat, and all bridges and culverts necessary to be constructed shown on this plat, and all roads, sidewalks of the commissioner/owner of the portion hereon, in his, her, or its, sole, individual or corporate capacity, the front of land covered by this plat in accordance with plans and specifications prescribed by the Commissioners Court of Travis County, Texas.

The Owner(s) of the Subdivision shall construct in Subdivision's street and drainage improvements (the "improvements") to County Standards in order to secure private improvements. To secure this obligation, the Owner(s) must post fiscal security with the County in the amount of the estimated cost of the improvements. The Owner(s) obligation to construct the improvements to conforming obligation binding on the Owners and their successors and assigns until the public improvements have been constructed and are performing to County Standards.

The authorization of this plat by the Commissioners Court for filling of the subsequent acceptance for maintenance by Travis County, Texas, of roads and streets in the subdivision does not obligate the county to install street name signs or other traffic control signs, such as speed limit, stop signs, and yield signs, which is considered to be part of the developer's subdivision.

AMENDED FINAL PLAT OF
Lot 45, Block "B"
Lot 24, Block "C"
Lots 14, 18, & 22-24, Block "D"
Lot 21 & 22, Block "E"
Lot 26, Block "F"
Lots 1, 2, 5, 6, 9-12, 15, 27, 34, 35, & 41-43 Block "G"
Lots 1-12, Block "H"
THE RIDGE AT STEEDS CROSSING,
SECTION 2, PHASE A
A 26.94 ACRE SUBDIVISION

REVISED: OCTOBER 1, 1999
PLAT NO.:
MAYOR/RECORDER/CLERK/VALUATOR

