



**PLAT MAP RECORDING SHEET**

**DEDICATOR: CONTINENTAL HOMES OF TEXAS, LP  
CENTEX OF TEXAS, INC  
RICHARD N. MAIER, VICE PRESIDENT**

**SUBDIVISION NAME: NORTHSIDE MEADOW, PHASE 2**

**PROPERTY IS DESCRIBED AS: 17.278 ACRES OF THE CHARLES COCHRAN  
LEAGUE SURVEY, ABSTRACT NUMBER 134, IN  
WILLIAMSON COUNTY, TEXAS.**

**SUBMITTED BY: D R HORTON; ALEX PAPAVALION, (512) 516-1931**

**DIGITALLY RECORDED**

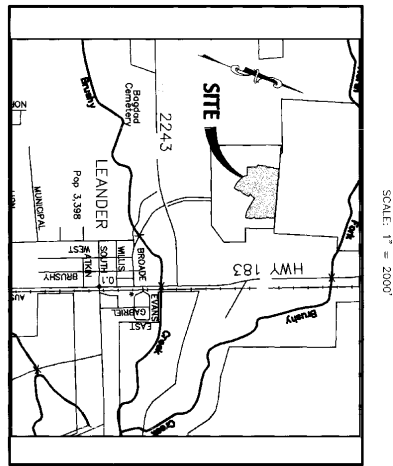
**FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS 2014097500**



*Nancy E. Rister*

Nancy E. Rister, County Clerk  
Williamson County, Texas  
December 08, 2014 09:59 AM  
FEE: \$166.00 PHELPS

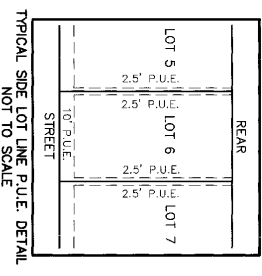
VICINITY MAP



FINAL PLAT OF:  
NORTHSIDE MEADOW, PHASE 2  
LEANDER, TEXAS

**FLOODING NOTE:**  
THIS PROPERTY IS LOCATED WITHIN ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN, AS SHOWN ON FIRM, PANEL NO. 48490-C, WILMAMSON COUNTY, TEXAS DATED FEBRUARY 26, 2008.  
THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

LINEAR FEET OF NEW STREETS: 3,469' L.F.  
LONGHORN CAVEN ROAD - 1,098' L.F.  
CHALK KNOS MANOR - 526' L.F.  
JOE BATES DRIVE - 451' L.F.  
BUTTERMILK LANE - 542' L.F.  
BINGHAM POINT - 460' L.F.  
JESS MAYNARD TRAIL - 247' L.F.



CHARLES COCHRAN LEAGUE  
ABSTRACT NO. 134

OWNER: CHARLES COCHRAN LEAGUE  
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AUSTIN, TEXAS 78750  
PHONE: (512)-533-1467  
AGE: 17,278

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SURVEYOR: DOUCET & ASSOCIATES  
ENGINEER: DOUCET & ASSOCIATES  
DOCUMENT NO. 2013012839  
D.T.A. PLAT.

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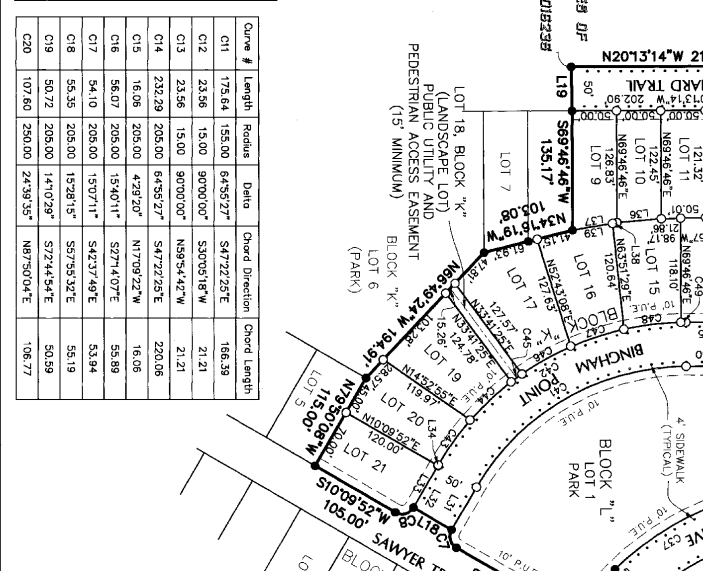
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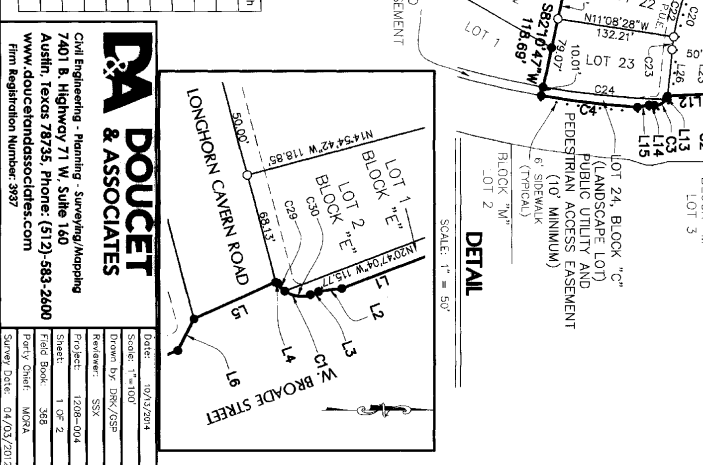
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| Line # | Direction   | Length |
|--------|-------------|--------|
| L1     | S20°47'04"E | 84.21  |
| L2     | S7°38'01"E  | 13.20  |
| L3     | S20°47'04"E | 4.99   |
| L4     | S23°04'42"W | 1.27   |
| L5     | S24°15'26"E | 50.67  |
| L6     | S29°30'53"E | 20.10  |
| L7     | S20°47'04"E | 127.30 |
| L8     | S7°38'01"E  | 13.20  |
| L9     | S20°47'04"E | 8.61   |
| L10    | S33°55'08"E | 13.20  |
| L11    | S20°47'04"E | 86.60  |
| L12    | S22°37'01"E | 50.51  |
| L13    | S27°04'02"E | 2.55   |
| L14    | S17°10'02"E | 6.36   |
| L15    | N6°33'55"W  | 13.18  |
| L16    | N6°33'55"W  | 57.81  |
| L17    | N5°36'06"W  | 52.17  |
| L18    | S10°09'52"W | 50.00  |
| L19    | S89°07'26"W | 50.00  |
| L20    | S7°03'18"W  | 22.27  |
| L21    | N75°01'18"E | 21.11  |
| L22    | N75°01'18"E | 10.99  |
| L23    | N75°01'18"E | 45.69  |
| L24    | S1°54'42"E  | 43.40  |
| L25    | N14°54'42"W | 43.40  |
| L26    | N75°01'18"E | 52.83  |
| L27    | N6°03'11"E  | 31.41  |
| L28    | N6°03'11"E  | 31.41  |
| L29    | N75°01'18"E | 48.32  |
| L30    | N20°13'14"W | 5.21   |
| L31    | N75°01'18"W | 55.84  |
| L32    | N75°01'18"W | 55.84  |
| L33    | N75°01'18"W | 55.84  |
| L34    | N75°01'18"W | 55.84  |
| L35    | S20°13'14"E | 55.76  |
| L36    | N25°14'05"W | 50.19  |
| L37    | S29°41'00"E | 45.64  |
| L38    | N29°41'00"W | 50.05  |
| L39    | S29°41'00"E | 45.64  |

| Curve # | Length | Radius | Date      | Chord Direction | Chord Length |
|---------|--------|--------|-----------|-----------------|--------------|
| C1      | 21.21  | 15.00  | 80°59'58" | S19°42'55"W     | 19.48        |
| C2      | 25.21  | 15.00  | 86°17'20" | S27°21'37"W     | 22.34        |
| C3      | 16.90  | 14.00  | 69°10'58" | S52°03'48"E     | 15.80        |
| C4      | 108.17 | 990.59 | 6°18'51"  | S1°31'14"E      | 108.11       |
| C5      | 56.13  | 325.00 | 9°53'41"  | S13°09'54"E     | 56.06        |
| C6      | 22.16  | 15.00  | 84°39'32" | S32°09'54"E     | 20.20        |
| C7      | 23.56  | 15.00  | 90°00'00" | S52°03'52"W     | 21.21        |
| C8      | 23.56  | 15.00  | 90°00'00" | S32°09'54"E     | 21.21        |
| C9      | 22.17  | 15.00  | 84°41'28" | N62°33'58"W     | 20.21        |
| C10     | 86.08  | 200.00 | 24°39'35" | N87°50'04"E     | 85.42        |



| Curve # | Length | Radius | Date      | Chord Direction | Chord Length |
|---------|--------|--------|-----------|-----------------|--------------|
| C21     | 34.05  | 250.00 | 7°48'16"  | S85°34'18"E     | 34.03        |
| C22     | 36.81  | 250.00 | 13°30'03" | N85°56'34"E     | 36.77        |
| C23     | 14.64  | 250.00 | 3°21'15"  | N77°10'54"E     | 14.63        |
| C24     | 23.56  | 15.00  | 90°00'00" | S30°05'18"W     | 21.21        |
| C25     | 236.48 | 275.00 | 4°24'17"  | S39°45'20"E     | 231.08       |
| C26     | 49.12  | 275.00 | 10°14'05" | S20°01'44"E     | 49.06        |
| C27     | 94.70  | 275.00 | 19°43'50" | S35°00'41"E     | 94.23        |
| C28     | 94.66  | 275.00 | 19°43'53" | S54°44'18"E     | 94.20        |
| C29     | 8.08   | 15.00  | 23°34'48" | S46°36'00"W     | 6.04         |



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LOT 1, BLOCK "D", AND LOT 1, BLOCK "L": 3,883 ACRES  
RIGHT-OF-WAY: 17,278 ACRES  
TOTAL: 17,278 ACRES

OWNER: CHARLES COCHRAN LEAGUE  
ADDRESS: 47000 PECAN PARK BLVD., 5TH FLOOR  
AUSTIN, TEXAS 78750  
PHONE: (512)-533-1467  
AGE: 17,278

DATE OF SURVEY: 04-03-2012  
SURVEYOR: DOUCET & ASSOCIATES  
ENGINEER: DOUCET & ASSOCIATES  
DOCUMENT NO. 2013012839  
D.T.A. PLAT.

CONVENTIONAL HOMES OF TEXAS, L.P.  
TELESA, L.P.  
SINGLE FAMILY LOTS (63): 10,6315 ACRES  
LANDSCAPE LOTS (4): 0.1386 ACRES  
LOT 1, BLOCK "D", AND LOT 1, BLOCK "L": 2,825 ACRES  
LOT 1, BLOCK "D", AND LOT 1, BLOCK "L": 3,883 ACRES  
RIGHT-OF-WAY: 17,278 ACRES  
TOTAL: 17,278 ACRES

