

BEING a 0.63 acre tract of land situated in the L. P. DYCHES SURVEY, ABSTRACT No. 171, in Williamson County, Texas and being all of that certain tract of land described as 0.63 acres (Tract 4) in a Warranty Deed with Vendor's Lien dated May 2, 2018 from Circle B-Y Partners, Ltd., a Texas Limited Partnership, acting by and through its duly authorized and directed General Partner, Michelle Lynn Dube, and Michelle Lynn Bell Dube and husband, Travis A. Dube to Highland Village Georgetown, LP, a Texas Limited Partnership and being of record in Document No. 2018043854, Official Public Records of Williamson County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a Texas Department of Transportation aluminum cap right-of-way monument found being the southwest corner of the said 0.63 acre tract and being an ell corner of that certain 120.53 acre tract (Tract 2) described in said Document No. 2018043854 and being in the north right-of-way line of Ranch-to-Market Road No. 2338 for corner;

THENCE N. $13^{\circ} 04' 27''$ E., 120.94 feet departing the said north right-of-way line and along the west line of the said 0.63 acre tract to a point at the northwest corner of the said 0.63 acre tract and being an ell corner of the said 120.53 acre tract for corner;

THENCE S. $76^{\circ} 57' 40''$ E., 208.55 feet along the north line of the said 0.63 acre tract to a point at the northeast corner of the said 0.63 acre tract and being an ell corner of the said 120.53 acre tract for corner;

THENCE S. $12^{\circ} 56' 27''$ W., 144.73 feet (calls S. $12^{\circ} 56' 09''$ W., 144.85 feet) along the east line of the said 0.63 acre tract to a Texas Department of Transportation aluminum cap right-of-way monument found being the southeast corner of the said 0.63 acre tract and being an ell corner of the said 120.53 acre tract and being in the aforementioned north right-of-way line and being at the beginning of a curve to the left having a radius equals 1705.00 feet, chord bearing equals N. $70^{\circ} 27' 49''$ W., 210.22 feet (calls N. $70^{\circ} 25' 57''$ W., 210.25 feet) for corner;

THENCE 210.36 feet (calls 210.38 feet) along the arc of said curve to the left to the Point of BEGINNING and containing 0.63 acres of land.

I, Michael E. Alvis, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that these field notes are a correct representation of a survey made on the ground.

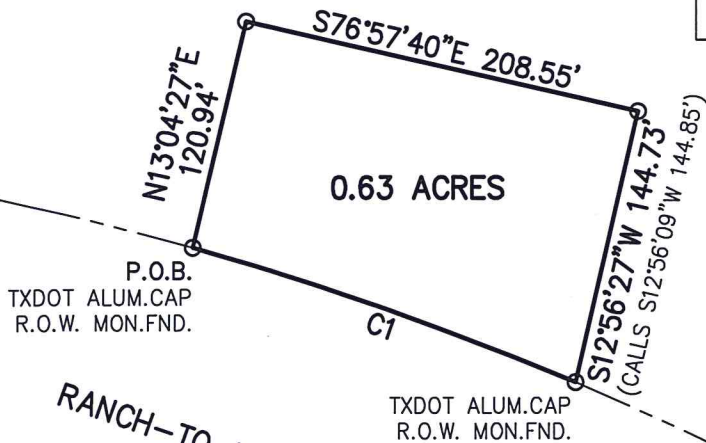


Michael E. Alvis, R.P.L.S. #5402
January 25, 2019



Bearing Base: Texas State Plain Coordinate System (NAD 1983) as determined by G.P.S. observation.

Curve Table				
Curve #	Length	Radius	Delta	Chord
C1	210.36'	1705.00'	7°04'08"	N70°27'49"W 210.22'
(CALLS)	210.38'		07°04'11"	N70°25'57"W 210.25'



HIGHLAND VILLAGE GEORGETOWN LP
TRACT 2, 120.53 ACRES
DOCUMENT NO. 2018043854

SCALE: 1"=100'

RANCH-TO-MARKET ROAD NO. 2338

SOLOMON TECHNOLOGIES LTD
50.381 ACRES
DOCUMENT NO. 2005032226

WALLY WILSON
0.526 ACRES
DOCUMENT NO. 2014100711

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STATE OF TEXAS §
COUNTY OF BELL §

KNOW ALL MEN BY THESE PRESENTS, that I Michael E. Alvis, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground of the property described herein and is correct.

IN WITNESS THEREOF, my hand and seal, this the 25th day of January 2019.

Michael E. Alvis

Michael E. Alvis, R.P.L.S., No. 5402

BEING a 0.63 acre tract of land more particularly described by separate field notes.



ENGINEERING • PLANNING • SURVEYING
CONSTRUCTION MANAGEMENT

TURLEY ASSOCIATES, INC.

301 N. 3rd ST. TEMPLE, TEXAS (254) 773-2400

ANNEXATION/REZONING SKETCH:

0.63 ACRES

OUT OF AND A PART OF THE L.P.
DYCHES SURVEY, ABSTRACT NO. 171
IN THE ETJ OF THE CITY OF
GEORGETOWN, WILLIAMSON COUNTY,
TEXAS

DATE:

JANUARY 25, 2019

DRAWN BY:

AJ

SCALE:

1"=100'