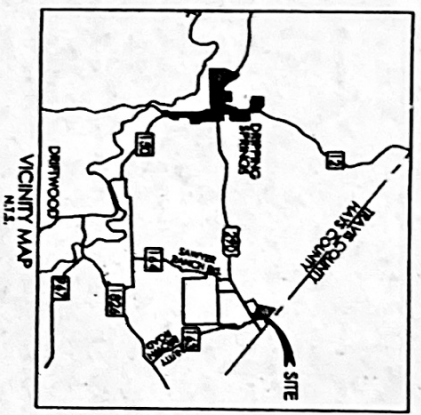


Vol 14 pg 54

SUBDIVISION PLAT OF BUSH RANCH PHASE 1, REVISED HAYS COUNTY, TEXAS

LOT SIZE	No.
1/16	2
1/8	0
1/4	2
1/2	2
1	2
2	1
4	1
8	1
16	1

LCI - LARDED COMMON BUSH



OWNER:
Coca Engineering, Inc.
4111 Hwy 280 W
Austin, TX 78737
(512) 874-2220

PREPARED BY:
Hays County, Inc.
1904 Fowles Rd
Austin, TX 78704
(512) 443-0700

RECORDING:
200 East Bush, Inc.
13200 Hwy 280 W
Austin, TX 78737-9539
(512) 394-6535

OWNER:
200 East Bush, Inc.
13200 Hwy 280 W
Austin, TX 78737-9539
(512) 394-6535

OWNER:
Larmer Homes of Texas, Lda
and Marketing, Ltd.
12001 Research Blvd Bldg 4
Austin, TX 78739

OWNER:
Larmer Homes of Texas, Lda
and Construction, Ltd.
12001 Research Blvd Bldg 4
Austin, TX 78739

OWNER:
Gulfstream Homes, Inc.
4800 Pershing Place Ste 300
Richmond, VA 23220-1430

OWNER:
Perry & Jackson Wood
344 Lodge Stone Dr
Austin, TX 78737

OWNER:
William A. & Karen Perry
389 Limestone B
Austin, TX 78737

OWNER:
Michael C. & Andrea D. Jendry
377 Limestone B
Austin, TX 78737

OWNER:
Robert A. Schaefer
377 Limestone B
Austin, TX 78737

OWNER:
Margaret A. Cline
377 Lodge Stone Dr
Austin, TX 78737

OWNER:
Brookley J. & Kelly E. Miller
344 Limestone B
Austin, TX 78737

OWNER:
Shelton & Anderson Pugh
351 Limestone B
Austin, TX 78737

IN ORDER TO PROTECT THE USE OF ROADWAYS AND PRESERVE THE CONCEPTION OF PUBLIC ROADWAYS, NO DRIVEWAY CONSTRUCTED ON ANY LOT OR LOTS OF THIS SUBDIVISION SHALL BE PERMITTED ACCESS GRANTING A PUBLIC DRIVEWAY AT ANY TIME. A DRIVEWAY PERMIT SHALL BE REQUIRED BY THE ROAD USER AND THE HAYS COUNTY AND IN THE DRIVEWAY PLATING THE REQUIREMENT FOR DRIVEWAYS BE BOTH IN SECTIONS 21 AND 22 OF THE HAYS COUNTY SUBDIVISION REGULATIONS.

IN APPROVED THE PLAT BY THE COMMISSIONER COURT OF HAYS COUNTY, TEXAS, IT IS UNDERSTOOD THAT THE BUILDING OF ALL STREETS, ROADS, AND OTHER PUBLIC INFRASTRUCTURE SHOWN ON THE PLAT, AND ALL BRIDGES AND CULVERTS NECESSARY TO BE CONSTRUCTED OR PLACED IN SUCH STREETS, ROADS, OR OTHER PUBLIC INFRASTRUCTURE, OR IN CONNECTION THEREWITH SHALL BE THE RESPONSIBILITY OF THE OWNER AND /OR THE DEVELOPER OF THE TRACT OF LAND COVERED BY THE PLAT IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS OF THE COMMISSIONER COURT OF HAYS COUNTY, TEXAS AND THE COMMISSIONERS OF HAYS COUNTY, TEXAS, ALWAYS NO CONSTRUCTION OF SUCH STREETS, ROADS, OR OTHER PUBLIC INFRASTRUCTURE SHOWN ON THE PLAT OR OF CONSTRUCTION ANY BRIDGES OR CULVERTS IN CONNECTION THEREWITH.

ALL LOTS SERVED BY A SHARED ACCESS DRIVEWAY ARE SUBJECT TO ONE SHARED ACCESS DRIVEWAY PER LOT AND A LOT OWNER DEVELOPMENT OF A DRIVEWAY LIFT OCCURS ON ANY OF THE LOTS GRANTING ACCESS THROUGH THE SHARED ACCESS DRIVEWAY, THE DRIVEWAY SHALL BE CONSIDERED AS A SEPARATELY PLATTED LOT WITH DIRECT, INDIVIDUAL AND PHYSICAL ACCESS GRANTING A PERMITTED DRIVEWAY CONSTRUCTION OF DRIVEWAY LIFT, A DRIVEWAY WILL NOT BE CONSIDERED A SHARED ACCESS DRIVEWAY FOR PURPOSES OF THE SUBDIVISION. THE HOMEOWNER OF THE SHARED ACCESS DRIVEWAY OBTAINING ACCESS THROUGH THE SHARED ACCESS DRIVEWAY SHALL BE SOLELY RESPONSIBLE FOR ALL MAINTENANCE OF THE DRIVEWAY INCLUDING MAINTENANCE AND DRIVEWAY STRUCTURES ASSOCIATED WITH THE DRIVEWAY. THE DRIVEWAY SHALL BE MAINTAINED AT ALL TIMES IN A CONDITION THAT WILL PERMIT UNOBSTRUCTED VEHICULAR ACCESS BY EMERGENCY VEHICLES.

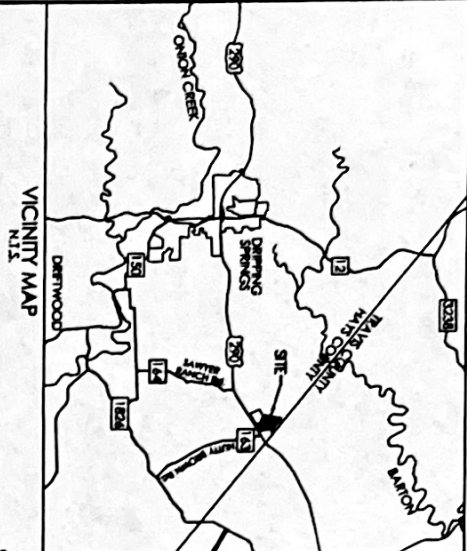
200 East Bush, Inc. BY PLAT OF RECORD, AND ALL OTHER OWNERS OF PROPERTY WITHIN THE SUBDIVISION BY ACQUIRING SUCH PROPERTY, ACQUISITION AND AGREE THAT HAYS COUNTY SHALL HAVE NO OBLIGATION WHATSOEVER TO SERVE OR CONSTRUCT OR BE BOUND BY THE SUBDIVISION LIFT, AND UNLESS 200 EAST BUSH, INC. AND/OR THE PROPERTY OWNERS ASSOCIATION HAS IMPROVED THE ROAD TO THE NEW CURRENT STANDARDS REQUIRED BY HAYS COUNTY AND THE ROADWAY HAVE BEEN ACCORDED FOR MAINTENANCE BY HAYS COUNTY, THE HAYS COUNTY COMMISSIONERS COURT AND THE ROADWAY WITH ALL REQUIRED RIGHT OF WAY, OWNERS OF PROPERTY WITHIN THE SUBDIVISION SHALL LOOK SOLELY TO THE PROPERTY OWNERS ASSOCIATION FOR FUNDING MAINTENANCE AND REPAIR OF THE ROAD AND STREETS SHOWN ON THE SUBDIVISION.

FINAL PLAT NOTE:

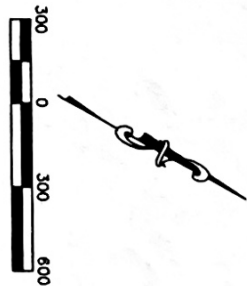
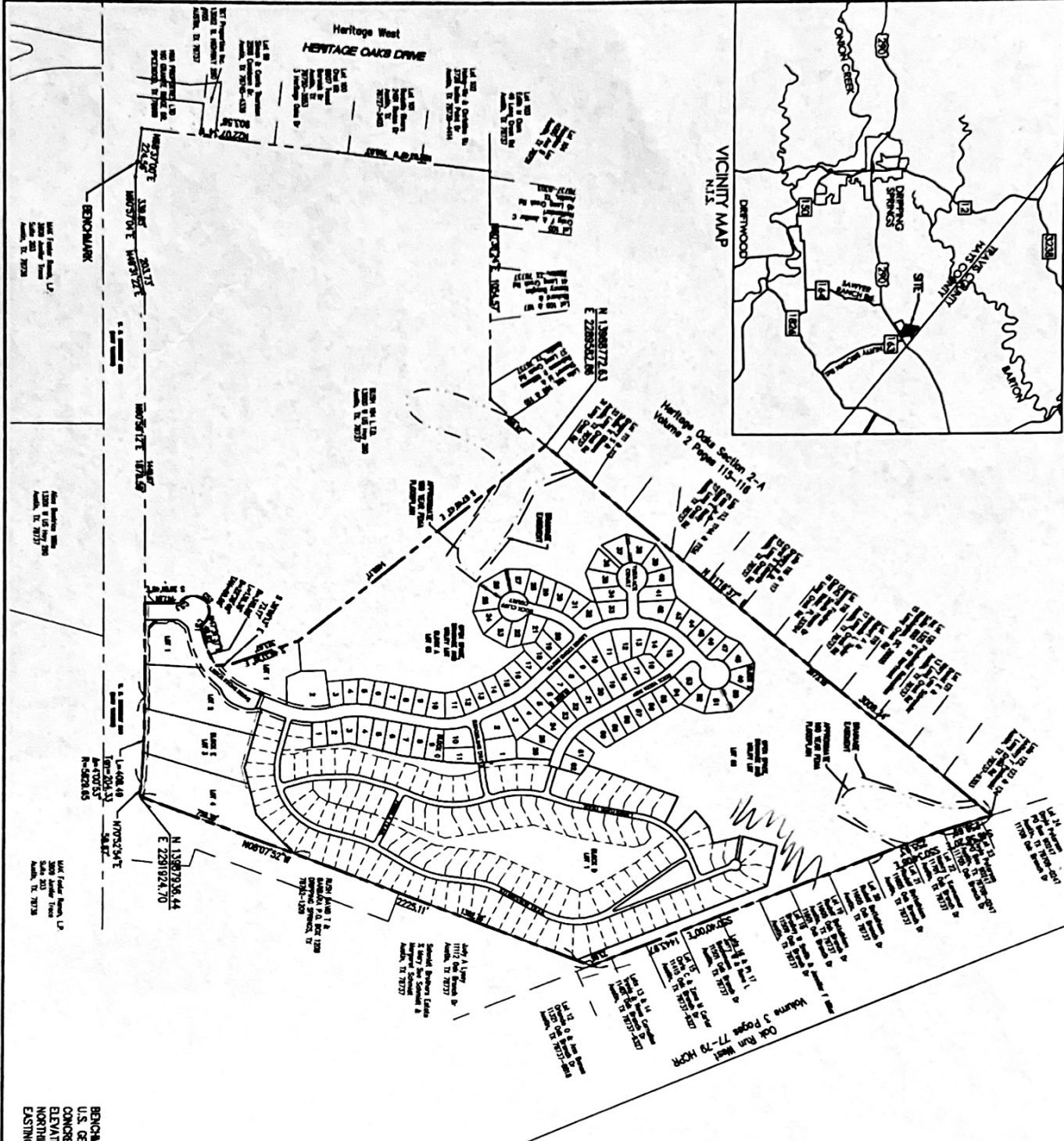
1. THE PLAT IS LOCATED ENTIRELY WITHIN THE EXTRA-TERRITORIAL JURISDICTION OF THE CITY OF DARTWOOD, TEXAS.
2. NO PORTION OF THE PLAT LIES WITHIN THE BOUNDARIES OF THE DARTWOOD ACQUISITION ZONE.
3. THE PLAT LIES WITHIN THE BOUNDARIES OF THE CONTRIBUTING ZONE OF THE DARTWOOD ACQUISITION ZONE.
4. THE PLAT LIES WITHIN THE BOUNDARY OF THE DARTWOOD ACQUISITION ZONE OF THE DARTWOOD ACQUISITION ZONE.
5. A PORTION OF THE PROPERTY IS LOCATED WITHIN A DESIGNATED 100-YEAR FLOOD PLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE ACT NO. 4230 (2004), EFFECTIVE DATE OF SEPTEMBER 2, 2004, AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
6. THERE ARE NO PORTIONS OF ANY RESIDENTIAL LOT WILL BE LOCATED WITHIN A DESIGNATED 100-YEAR FLOOD PLAIN.
7. WATER SERVICE WILL BE PROVIDED BY THE HAYS COUNTY WATER UTILITY.
8. SANITARY SEWER SERVICE WILL BE PROVIDED BY THE HAYS COUNTY SANITARY SEWER UTILITY.
9. ELECTRICAL SERVICE WILL BE PROVIDED BY ATE.
10. TELEPHONE SERVICE WILL BE PROVIDED BY ATE.
11. CONVEYED GAS SERVICE WILL BE PROVIDED BY TEXAS GAS SERVICE.
12. WASTEWATER TREATMENT SERVICE SHALL BE PROVIDED BY THE HAYS COUNTY WASTEWATER TREATMENT PLANT.
13. WASTEWATER TREATMENT SERVICE SHALL BE PROVIDED BY THE HAYS COUNTY WASTEWATER TREATMENT PLANT.
14. WASTEWATER TREATMENT SERVICE SHALL BE PROVIDED BY THE HAYS COUNTY WASTEWATER TREATMENT PLANT.
15. WASTEWATER TREATMENT SERVICE SHALL BE PROVIDED BY THE HAYS COUNTY WASTEWATER TREATMENT PLANT.
16. WASTEWATER TREATMENT SERVICE SHALL BE PROVIDED BY THE HAYS COUNTY WASTEWATER TREATMENT PLANT.
17. ALL STREETS SHALL BE LOCATED ALONG EACH SIDE OF DEDICATED ROAD, AND A FIFTY-FOOT WIDE RIGHT-OF-WAY SHALL BE A PUBLIC ROAD. ALL OTHER STREETS SHALL BE DEDICATED TO THE HAYS COUNTY ROAD DEPARTMENT.
18. NO STRUCTURES IN THE SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO A PUBLIC CONVEYED WASTEWATER SYSTEM.
19. NO STRUCTURES IN THE SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO A PUBLIC CONVEYED WASTEWATER SYSTEM.
20. NO CONSTRUCTION OR OTHER DEVELOPMENT WITHIN THE SUBDIVISION MAY BEGIN UNTIL ALL HAYS COUNTY DEVELOPMENT PERMIT REQUIREMENTS HAVE BEEN MET.
21. ALL LOTS WILL ACCESS PRIVATE STREETS VIA CONCRETE DRIVEWAYS. STREETS TO BE ACCORDED WILL BE CONSTRUCTED WITH CURBS AND GUTTERS THEREON. NO CULVERTS WILL BE NECESSARY.
22. THE FOLLOWING LOT WILL BE OPEN SPACE, GRASSLAND AND UTILITY LOT: BLOCK A - LOT 1A.

BUSH RANCH, PHASE 1, REVISED

161.14 44.570



VICINITY MAP
N.T.S.



BENCHMARK:
U.S. GEOLOGICAL SURVEY BRASS DISK IN
CONCRETE STAUPED "A202 RESET 1934"
ELEVATION=1173.41
NORTHING 1396449.1531
EASTING 228344.6754

SEE SHEET 5

Vol. 14, 40, 507

Heritage Oaks, Section Two-A
Volume 2, Pages 115-116

William S. Holtorf
Surrey No. 67
Abstract No. 246
194 Bush, LTD
(103.926 acres) Remainders
Volume 1777, page 306

1459.11 N 67° 49' 45" W

ИЗДАТЕЛЬСТВО

- 1/2" RIM AND FOUND
1/2" RIM PRE FOUND
600 H.A. FOUND
CONCRETE MOUNTAIN FOUND
1/2" RIM AND SET W/ PLASTIC CAP
BURNISHED WITH "Van Deren, Inc."
PROPOSED EASEMENT (AS NOTED)
A.L. - SHAWNEE EASEMENT
W.E. - WESTBURY EASEMENT
P.H. - PROPERTY RIGHTS ASSOCIATION
L.E. - LINDSEY EASEMENT
P.R. E. - PROGRESS EASEMENT COMPANY EASEMENT
E.E. - ELLIOTT EASEMENT LINE



Vol 14 pg 59

SECRET

BUSH RANCH, PHASE 1, REVISED

- William R. Schneider
Volume 443, Page 840 ECPB



David T. Smith is U.S. Attorney for the District of Columbia. He is also a member of the American Bar Association and the American College of Trial Lawyers.

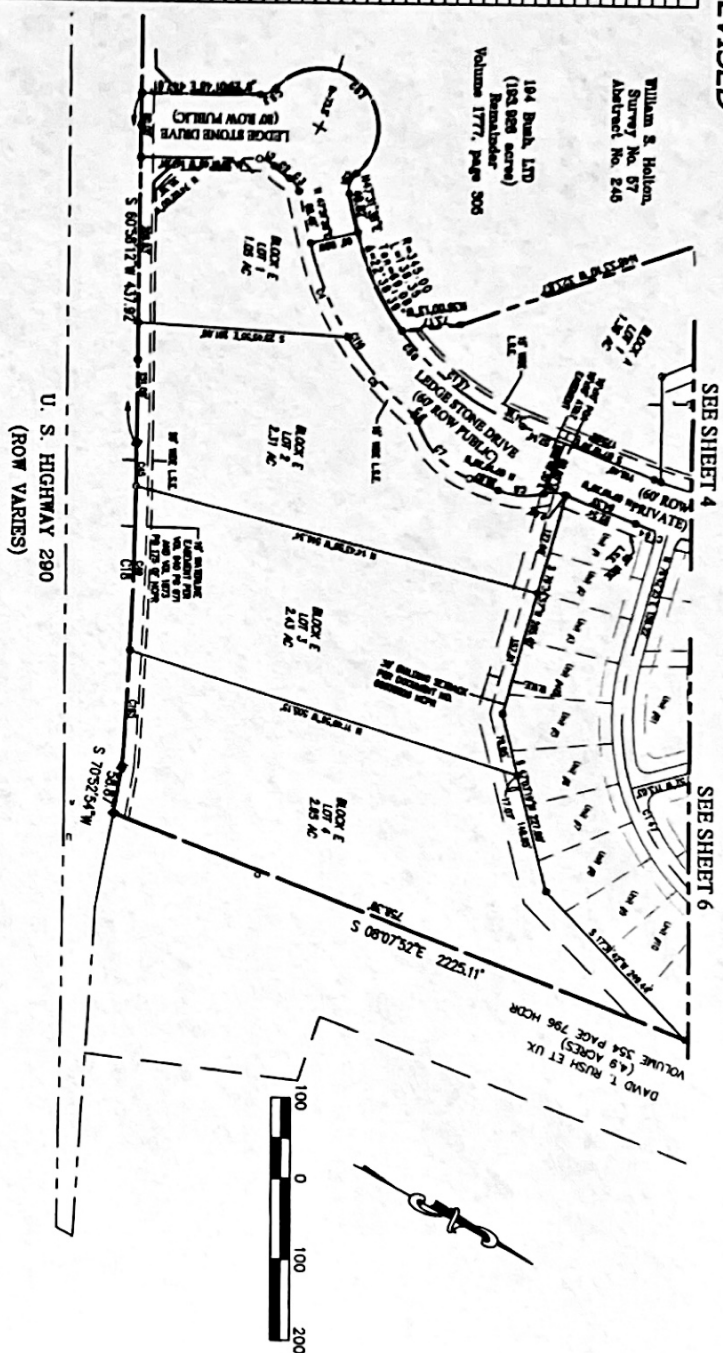
~~139~~ SHEET 2

8 of 9

Vol 14 Pg 100

[illegible]

GRADE TABLE					
GRADE	CLASS	LENGTH	TON	COOB	OSOB LB
C01	6-10/10	2.51	7.28	3011.67	54.3
C02	6-10/10	2.51	7.28	3011.67	54.3
C03	6-10/10	2.51	7.28	3011.67	54.3
C04	6-10/10	2.51	7.28	3011.67	54.3
C05	6-10/10	2.51	7.28	3011.67	54.3
C06	6-10/10	2.51	7.28	3011.67	54.3
C07	6-10/10	2.51	7.28	3011.67	54.3
C08	6-10/10	2.51	7.28	3011.67	54.3
C09	6-10/10	2.51	7.28	3011.67	54.3
C10	6-10/10	2.51	7.28	3011.67	54.3
C11	6-10/10	2.51	7.28	3011.67	54.3
C12	6-10/10	2.51	7.28	3011.67	54.3
C13	6-10/10	2.51	7.28	3011.67	54.3
C14	6-10/10	2.51	7.28	3011.67	54.3
C15	6-10/10	2.51	7.28	3011.67	54.3
C16	6-10/10	2.51	7.28	3011.67	54.3
C17	6-10/10	2.51	7.28	3011.67	54.3
C18	6-10/10	2.51	7.28	3011.67	54.3
C19	6-10/10	2.51	7.28	3011.67	54.3
C20	6-10/10	2.51	7.28	3011.67	54.3
C21	6-10/10	2.51	7.28	3011.67	54.3
C22	6-10/10	2.51	7.28	3011.67	54.3
C23	6-10/10	2.51	7.28	3011.67	54.3
C24	6-10/10	2.51	7.28	3011.67	54.3
C25	6-10/10	2.51	7.28	3011.67	54.3
C26	6-10/10	2.51	7.28	3011.67	54.3
C27	6-10/10	2.51	7.28	3011.67	54.3
C28	6-10/10	2.51	7.28	3011.67	54.3
C29	6-10/10	2.51	7.28	3011.67	54.3
C30	6-10/10	2.51	7.28	3011.67	54.3
C31	6-10/10	2.51	7.28	3011.67	54.3
C32	6-10/10	2.51	7.28	3011.67	54.3
C33	6-10/10	2.51	7.28	3011.67	54.3
C34	6-10/10	2.51	7.28	3011.67	54.3
C35	6-10/10	2.51	7.28	3011.67	54.3
C36	6-10/10	2.51	7.28	3011.67	54.3
C37	6-10/10	2.51	7.28	3011.67	54.3
C38	6-10/10	2.51	7.28	3011.67	54.3
C39	6-10/10	2.51	7.28	3011.67	54.3
C40	6-10/10	2.51	7.28	3011.67	54.3
C41	6-10/10	2.51	7.28	3011.67	54.3
C42	6-10/10	2.51	7.28	3011.67	54.3
C43	6-10/10	2.51	7.28	3011.67	54.3
C44	6-10/10	2.51	7.28	3011.67	54.3
C45	6-10/10	2.51	7.28	3011.67	54.3
C46	6-10/10	2.51	7.28	3011.67	54.3
C47	6-10/10	2.51	7.28	3011.67	54.3
C48	6-10/10	2.51	7.28	3011.67	54.3
C49	6-10/10	2.51	7.28	3011.67	54.3
C50	6-10/10	2.51	7.28	3011.67	54.3
C51	6-10/10	2.51	7.28	3011.67	54.3
C52	6-10/10	2.51	7.28	3011.67	54.3
C53	6-10/10	2.51	7.28	3011.67	54.3
C54	6-10/10	2.51	7.28	3011.67	54.3
C55	6-10/10	2.51	7.28	3011.67	54.3
C56	6-10/10	2.51	7.28	3011.67	54.3
C57	6-10/10	2.51	7.28	3011.67	54.3
C58	6-10/10	2.51	7.28	3011.67	54.3
C59	6-10/10	2.51	7.28	3011.67	54.3
C60	6-10/10	2.51	7.28	3011.67	54.3
C61	6-10/10	2.51	7.28	3011.67	54.3
C62	6-10/10	2.51	7.28	3011.67	54.3
C63	6-10/10	2.51	7.28	3011.67	54.3
C64	6-10/10	2.51	7.28	3011.67	54.3
C65	6-10/10	2.51	7.28	3011.67	54.3
C66	6-10/10	2.51	7.28	3011.67	54.3
C67	6-10/10	2.51	7.28	3011.67	54.3
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C69	6-10/10	2.51	7.28	3011.67	54.3
C70	6-10/10	2.51	7.28	3011.67	54.3
C71	6-10/10	2.51	7.28	3011.67	54.3
C72	6-10/10	2.51	7.28	3011.67	54.3
C73	6-10/10	2.51	7.28	3011.67	54.3
C74	6-10/10	2.51	7.28	3011.67	54.3
C75	6-10/10	2.51	7.28	3011.67	54.3
C76	6-10/10	2.51	7.28	3011.67	54.3
C77	6-10/10	2.51	7.28	3011.67	54.3
C78	6-10/10	2.51	7.28	3011.67	54.3
C79	6-10/10	2.51	7.28	3011.67	54.3
C80	6-10/10	2.51	7.28	3011.67	54.3
C81	6-10/10	2.51	7.28	3011.67	54.3
C82	6-10/10	2.51	7.28	3011.67	54.3
C83	6-10/10	2.51	7.28	3011.67	54.3
C84	6-10/10	2.51	7.28	3011.67	54.3
C85	6-10/10	2.51	7.28	3011.67	54.3
C86	6-10/10	2.51	7.28	3011.67	54.3
C87	6-10/10	2.51	7.28	3011.67	54.3
C88	6-10/10	2.51	7.28	3011.67	54.3
C89	6-10/10	2.51	7.28	3011.67	54.3
C90	6-10/10	2.51	7.28	3011.67	54.3
C91	6-10/10	2.51	7.28	3011.67	54.3
C92	6-10/10	2.51	7.28	3011.67	54.3
C93	6-10/10	2.51	7.28	3011.67	54.3
C94	6-10/10	2.51	7.28	3011.67	54.3
C95	6-10/10	2.51	7.28	3011.67	54.3
C96	6-10/10	2.51	7.28	3011.67	54.3
C97	6-10/10	2.51	7.28	3011.67	54.3
C98	6-10/10	2.51	7.28	3011.67	54.3
C99	6-10/10	2.51	7.28	3011.67	54.3
C100	6-10/10	2.51	7.28	3011.67	54.3

[illegible]

LEON

- 1/2" IN DIA FIBRO
1/2" DIA FIBRO
600 HAZ FIBRO
CONCRETE MOMENT FIBRO
1/2" DIA ROD SET W/ PLASTIC CAP
BENTONITE W/ "Hill Green, Inc."
PROPOSED EXEMPT (AS NOTED)
AL - BENTONITE EXEMPT
AL - BENTONITE EXEMPT
POL - MORTAR COATING ASSOCIATION
LAL - LUMBER EXEMPT
POL - FIBERGLASS EXEMPT
POL - FIBERGLASS EXEMPT
LAL - BENTONITE EXEMPT

Vol. 14 June

Rank	Unit	Army of the United States	Army of the United States
1	1	1,000	1,000
2	2	1,000	1,000
3	3	1,000	1,000
4	4	1,000	1,000
5	5	1,000	1,000
6	6	1,000	1,000
7	7	1,000	1,000
8	8	1,000	1,000
9	9	1,000	1,000
10	10	1,000	1,000
11	11	1,000	1,000
12	12	1,000	1,000
13	13	1,000	1,000
14	14	1,000	1,000
15	15	1,000	1,000
16	16	1,000	1,000
17	17	1,000	1,000
18	18	1,000	1,000
19	19	1,000	1,000
20	20	1,000	1,000
21	21	1,000	1,000
22	22	1,000	1,000
23	23	1,000	1,000
24	24	1,000	1,000
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26	26	1,000	1,000
27	27	1,000	1,000
28	28	1,000	1,000
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30	30	1,000	1,000
31	31	1,000	1,000
32	32	1,000	1,000
33	33	1,000	1,000
34	34	1,000	1,000
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36	36	1,000	1,000
37	37	1,000	1,000
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39	39	1,000	1,000
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41	41	1,000	1,000
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45	45	1,000	1,000
46	46	1,000	1,000
47	47	1,000	1,000
48	48	1,000	1,000
49	49	1,000	1,000
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60	60	1,000	1,000
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62	62	1,000	1,000
63	63	1,000	1,000
64	64	1,000	1,000
65	65	1,000	1,000
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67	67	1,000	1,000
68	68	1,000	1,000
69	69	1,000	1,000
70	70	1,000	1,000
71	71	1,000	1,000
72	72	1,000	1,000
73	73	1,000	1,000
74	74	1,000	1,000
75	75	1,000	1,000
76	76	1,000	1,000
77	77	1,000	1,000
78	78	1,000	1,000
79	79	1,000	1,000
80	80	1,000	1,000
81	81	1,000	1,000
82	82	1,000	1,000
83	83	1,000	1,000
84	84	1,000	1,000
85	85	1,000	1,000
86	86	1,000	1,000
87	87	1,000	1,000
88	88	1,000	1,000
89	89	1,000	1,000
90	90	1,000	1,000

TOTAL AREA = 116.80 AC
TOTAL NUMBER OF LOTS = 105
AVERAGE LOT SIZE = 1.05 AC
MINIMUM LOT SIZE = .7857 AC/1.8 AC
OPEN SPACE AREA = 42.39
OPEN SPACE AREA = 37.1% OF TOTAL AREA