

PLAT RECORDING SHEET

PLAT NAME: Vacek Country Meadows, Section 1

PLAT NO: _____

ACREAGE: 30.20

LEAGUE: Barnabas Wickson League

ABSTRACT NUMBER: 95

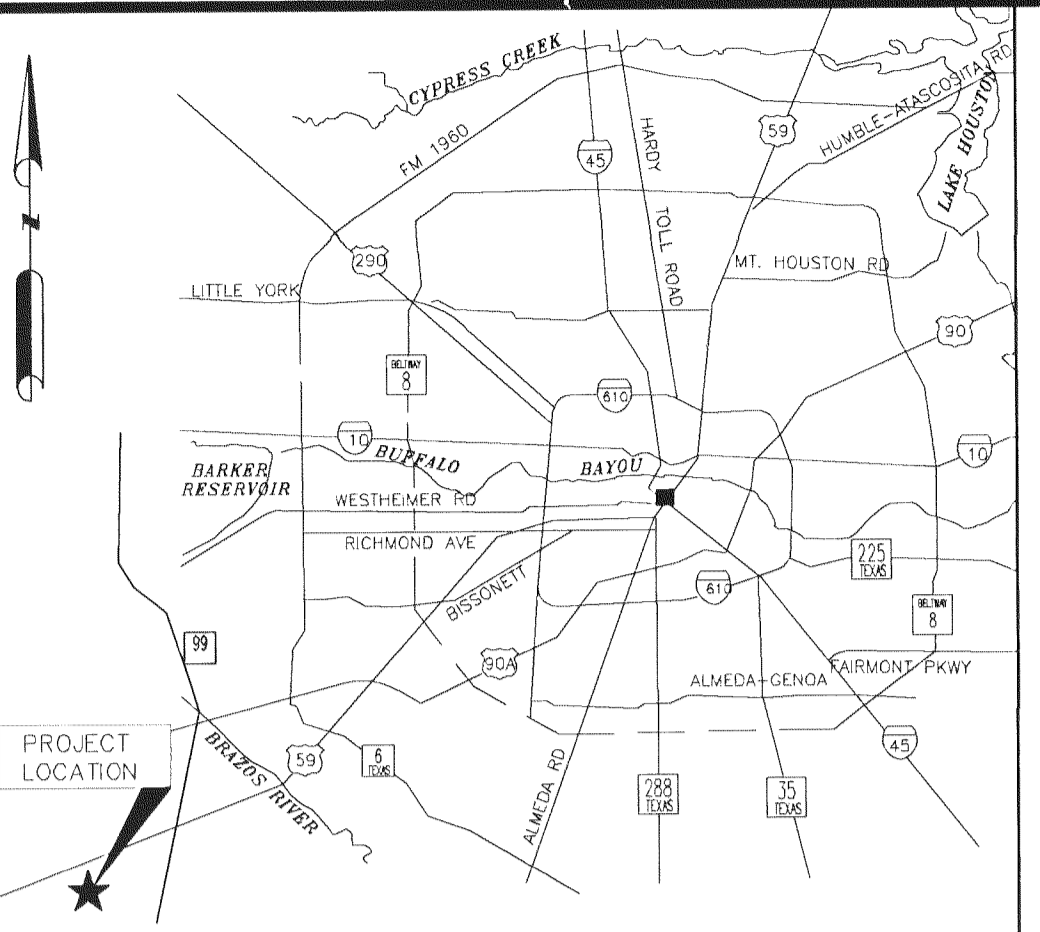
NUMBER OF BLOCKS: 5

NUMBER OF LOTS: 101

NUMBER OF RESERVES: 8

OWNERS: Hidden Oaks Equipment, Inc.

(DEPUTY CLERK)



LOCATION MAP
(N.T.S.)

STATE OF TEXAS
COUNTY OF FORT BEND

WE, HIDDEN OAKS EQUIPMENT, INC. ACTING BY AND THROUGH JESSE M. VALERIANO, BEING PRESIDENT OF HIDDEN OAKS EQUIPMENT INC., HEREINAFTER REFERRED TO AS OWNERS OF THE 30.20 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF VACEK COUNTRY MEADOWS, SECTION 1, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAT OF SAID PROPERTY ACCORDING TO THE LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID MAPS OR PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS (EXCEPT STREETS DESIGNATED AS PRIVATE STREETS) ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES, OR OUR HEIRS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, WE DO HEREBY DEDICATE FOR PUBLIC UTILITY PURPOSES AN UNOBSTRUCTED AERIAL EASEMENT FIVE (5) FEET IN WIDTH FROM A PLANE (20) FEET ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO ALL PUBLIC UTILITY EASEMENTS SHOWN HEREON.

FURTHER, WE DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE INTENDED FOR THE CONSTRUCTION OF SINGLE FAMILY RESIDENTIAL DWELLING UNITS THEREON AND SHALL BE RESTRICTED FOR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

FURTHER, WE DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY (20) FEET WIDE ON EACH SIDE OF THE CENTER LINE ON ANY AND ALL BAYOUS, CREEKS, CULLIES, RAVINES, DRAWS, AND DRAINAGE DITCHES LOCATED IN SAID SUBDIVISION, AS EASEMENTS FOR DRAINAGE PURPOSES, FORT BEND COUNTY OR ANY OTHER GOVERNMENTAL AGENCY SHALL HAVE THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSES OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, WE DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS SUBDIVISION AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBY BE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, EXCESSIVE VEGETATION, AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY AND THAT SUCH ABUTTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, WE DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF ALL PROPERTY IMMEDIATELY ADJACENT TO THE BOUNDARIES OF THE ABOVE AND FOREGOING SUBDIVISION OF VACEK COUNTRY MEADOWS, SEC. 1 WHERE BUILDING SETBACK LINES OR PUBLIC UTILITY EASEMENTS ARE TO BE ESTABLISHED OUTSIDE THE BOUNDARIES OF THE ABOVE AND FOREGOING SUBDIVISION AND DO HEREBY MAKE AND ESTABLISH ALL BUILDING SETBACK LINES AND DEDICATE TO THE USE OF THE PUBLIC, ALL PUBLIC UTILITY EASEMENTS SHOWN IN SAID ADJACENT ACREAGE.

FURTHER, WE DO HEREBY ACKNOWLEDGE THE RECEIPT OF THE "ORDERS OF REGULATION FOR THE REGULATION OF OUTDOOR LIGHTING IN THE UNINCORPORATED AREAS OF FORT BEND COUNTY, TEXAS" AND DO HEREBY COVENANT AND AGREE AND SHALL COMPLY WITH THIS ORDER AS ADOPTED BY FORT BEND COUNTY COMMISSIONERS COURT ON MARCH 23, 2004, AND ANY SUBSEQUENT AMENDMENTS.

IN TESTIMONY, WHEREOF, HIDDEN OAKS EQUIPMENT INC. HAS CAUSED THESE PRESENTS TO BE SIGNED BY JESSE M. VALERIANO, ITS PRESIDENT
THIS 20 DAY OF February, 2019.

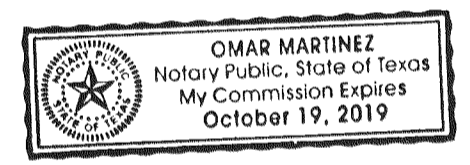
HIDDEN OAKS EQUIPMENT, INC.

By: Jesse M. Valeriano
JESSE M. VALERIANO, PRESIDENT

STATE OF TEXAS
COUNTY OF FORT BEND
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JESSE M. VALERIANO, PRESIDENT OF HIDDEN OAKS EQUIPMENT, INC. KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.
GIVEN UNDER MY HAND AND SEAL OF OFFICE.

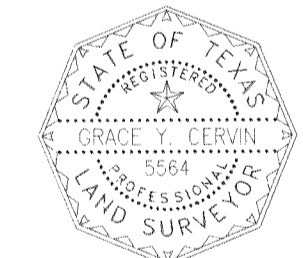
THIS 20 DAY OF FEBRUARY, 2019.

OMAR MARTINEZ
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 10.19.2019



I, GRACE Y. CERVIN, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT, WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND, THAT ALL BOUNDARY CORNERS, ANGLE POINTS AND POINTS OF CURVATURE HAVE BEEN MARKED WITH IRON RODS, SAID IRON RODS HAVING AN OUTSIDE DIAMETER OF FIVE EIGHTHS OF ONE INCH (5/8") AND A LENGTH OF THREE (3) FEET, UNLESS OTHERWISE NOTED.

Grace Y. Cervin
GRACE Y. CERVIN
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 5564



I, SCOTT MAHAM, A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT MEETS ALL REQUIREMENTS OF FORT BEND COUNTY TO THE BEST OF MY KNOWLEDGE.

Scott Maham
SCOTT MAHAM, P.E.
DIG ENGINEERS, INC.



STATE OF TEXAS
COUNTY OF FORT BEND

THIS PLAT OF VACEK COUNTRY MEADOWS, SECTION 1 IS APPROVED AND SIGNED ON THIS 21st DATE OF February, 2019, BY THE CITY OF FAIRCHILD'S VILLAGE. HOWEVER, THIS APPROVAL SHALL BE INVALID, NULL, AND VOID, UNLESS THE PLAT IS FILED WITH THE COUNTY CLERK OF FORT BEND COUNTY, TEXAS.

Bob Haenel
BOB HAENEL, MAYOR

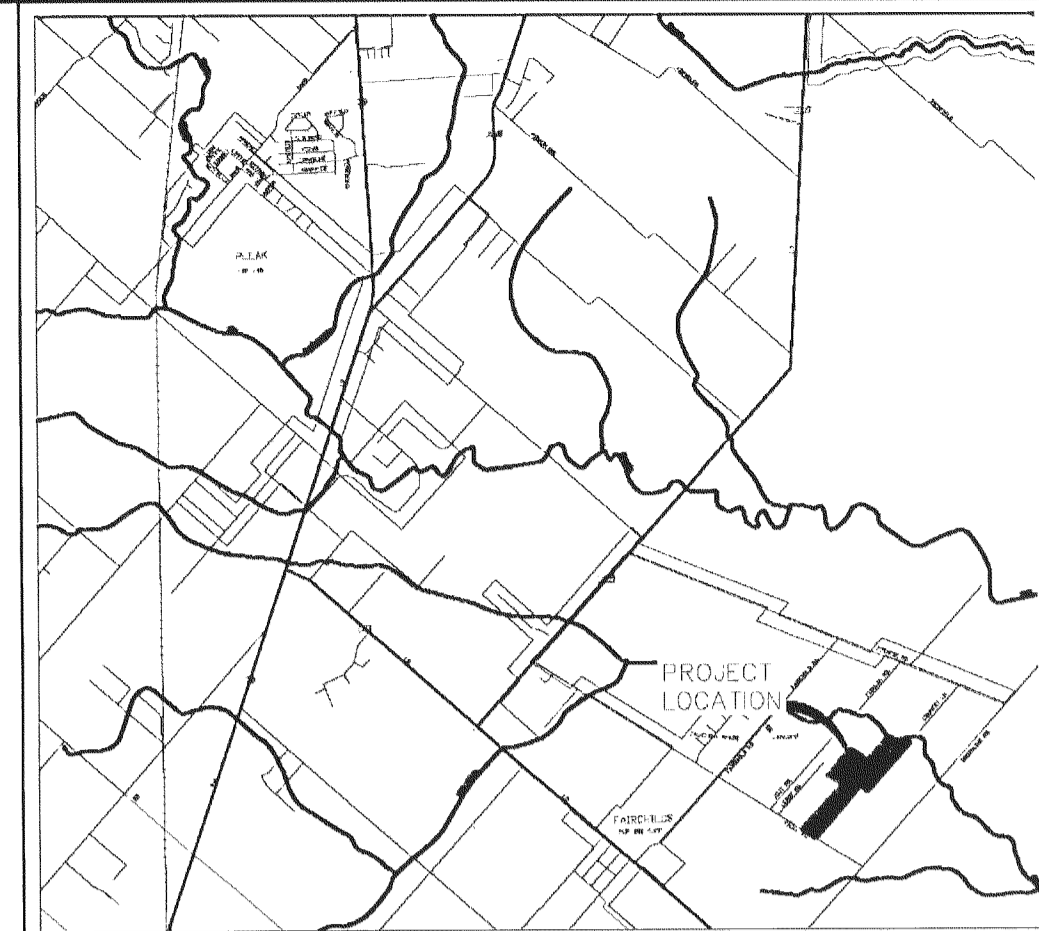
Jan Vacek
JAN VACEK, CITY SECRETARY

GENERAL NOTES

- ELEVATIONS USED FOR DELINEATING CONTOUR LINES ARE BASED NORTH AMERICAN VERTICAL DATUM OF 1988.
CONTROL BENCHMARK: NATIONAL GEODETIC SURVEY MONUMENT PID AW4179, DESIGNATION B 1219. ELEVATION 84.89, NORTH AMERICAN VERTICAL DATUM 1988.
TBM-A: SET MAG NAIL IN EDGE OF GRAVEL DRIVE, OFF NORTHERLY EDGE OF ASPHALT OF VACEK ROAD, APPROXIMATELY 82' NORTHWESTERLY OF SOUTHWEST PROPERTY CORNER.
ELEVATION = 77.31'
- VACEK COUNTRY MEADOWS, SEC. 1 LIES WITHIN ZONE "X" (UNSHADED) ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP FOR FORT BEND COUNTY, TEXAS MAP NUMBER 48157C0400L, MAP REVISED DATE APRIL 2, 2014.
AREA ZONE "X" (UNSHADED) - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- APPROVAL OF THIS PLAT WILL EXPIRE ONE YEAR FROM PLANNING AND ZONING COMMISSION APPROVAL IF NOT RECORDED IN THE REAL PROPERTY RECORDS OF THE COUNTY OF FORT BEND.
- THERE ARE NO PIPELINES NOR PIPELINE EASEMENTS WITHIN THE PLATTED AREA SHOWN HEREON.
- ALL LANDSCAPING AND STRUCTURES, INCLUDING FENCES AT INTERSECTIONS SHALL CONFORM TO FORT BEND COUNTY ENGINEERING AS TO SITE DISTANCE REQUIREMENTS FOR MOTORISTS.
- NO OWNER OF THE LAND SUBJECT TO AN EASEMENT MAY PLACE, BUILD OR CONSTRUCT ANY PERMANENT BUILDING STRUCTURE OR OBSTRUCTION OF ANY KIND OVER, UNDER OR UPON THE EASEMENT, PROVIDED THAT SUCH OWNER MAY CROSS OR COVER THE EASEMENT WITH A PAVED DRIVEWAY/PARKING LOT UNDER THE FOLLOWING CONDITIONS. THE DRIVEWAY SHALL BE JOINTED AT THE BOUNDARY LINE OF THE EASEMENT TO LIMIT THE AMOUNT OF PAVING THAT MUST BE REMOVED TO PROVIDE ACCESS, AND THERE SHALL BE NO OBLIGATION OF THE CITY TO REPLACE / REPAIR ANY PAVING REMOVED IN THE EXERCISE OF THIS EASEMENT.
- WOOD SHINGLES ARE HEREBY PROHIBITED WITHIN THIS SUBDIVISION.
- THE DRAINAGE SYSTEM FOR THIS SUBDIVISION SHALL BE DESIGNED TO MEET THE REQUIREMENTS OF THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING DURING INTENSE RAINFALL EVENTS.
- ALL LAKE/DETENTION TRACTS, EASEMENTS, OPEN SPACE, OR OTHER COMMON AREAS WITHIN THE BOUNDARIES OF THIS PLAT SHALL BE MAINTAINED BY THE APPLICABLE "HOMEOWNERS' ASSOCIATION, LEVEE IMPROVEMENT DISTRICT, OR OTHER PERPETUAL PRIVATE ENTITY, HOMEOWNERS' ASSOCIATIONS SHALL BE ESTABLISHED IN ACCORDANCE WITH FORT BEND COUNTY. PROPERTY OWNER SHALL BE RESPONSIBLE FOR MAINTENANCE PRIOR TO THE HOA BEING ESTABLISHED.
- THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY APPLYING BY THE FOLLOWING COMBINED SCALE 1.00006761058.
- BEARING ORIENTATION IS BASED ON THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), SOUTH CENTRAL ZONE 4204.
- ALL SPLIT 14 FOOT UTILITY EASEMENTS SHOWN EXTEND 7 FEET ON EACH SIDE OF A COMMON LOT LINE UNLESS OTHERWISE INDICATED.
- ALL OF THE PROPERTY SUBDIVIDED IN THE FOREGOING PLAT IS WITHIN THE INCORPORATED BOUNDARIES OF THE CITY OF VILLAGE OF FAIRCHILD'S EXTRA TERRITORIAL JURISDICTION, TEXAS, FORT BEND COUNTY, AND NEEDVILLE INDEPENDENT SCHOOL DISTRICT.
- THIS PLAT LIES WITHIN LIGHTING ZONE L22.
- A MINIMUM DISTANCE OF 10' SHALL BE MAINTAINED BETWEEN RESIDENTIAL DWELLINGS.
- SITE PLANS SHALL BE SUBMITTED TO FORT BEND COUNTY AND ANY OTHER APPLICABLE JURISDICTION FOR REVIEW AND APPROVAL. DEVELOPMENT PERMITS AND ALL OTHER APPLICABLE PERMITS SHALL BE OBTAINED FROM FORT BEND COUNTY PRIOR TO BEGINNING CONSTRUCTION.
- ONE-FOOT RESERVE DEDICATED TO THE PUBLIC IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREETS IN SUBDIVISIONS WHERE SUCH STREETS ABUT ADJACENT ACREAGE TRACTS. THE CONDITION OF SUCH DEDICATION BEING THAT WHEN THE ADJACENT PROPERTY IS SUBDIVIDED IN A RECORDED PLAT, THE ONE-FOOT RESERVES SHALL THEREUPON BECOME VESTED IN THE PUBLIC FOR RIGHT-OF-WAY PURPOSES AND THE FEE TITLE THERETO SHALL REVERT TO AND REVEST IN THE DEDICATOR, HIS HEIRS, ASSIGNS, OR SUCCESSORS.
- SIDEWALKS SHALL BE BUILT OR CAUSED TO BE BUILT NOT LESS THAN 5 FEET IN WIDTH ON BOTH SIDES OF ALL DEDICATED RIGHTS-OF-WAY WITHIN SAID PLAT AND ON THE CONTIGUOUS RIGHT-OF-WAY OF ALL PERIMETER ROADS SURROUNDING SAID PLAT, IN ACCORDANCE WITH THE A.D.A.
- ALL DRAINAGE EASEMENTS MUST BE KEPT CLEAR OF FENCES, BUILDINGS, VEGETATION AND OTHER OBSTRUCTIONS FOR THE PURPOSE OF THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY BY THE APPROPRIATE ENTITY. ALL PROPERTY TO DRAIN INTO THE DRAINAGE EASEMENT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE.
- THIS PLAT IS BASED ON A TITLE REPORT PREPARED BY TEXAS AMERICAN TITLE COMPANY OF NO. 2791018-08171 WITH AN EFFECTIVE DATE OF FEBRUARY 5, 2019, 2019.
- THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM AS NOTED ON THE FINISH FLOOR ELEVATION TABLE AND THE TOP OF SLAB ELEVATION AT ANY POINT ON THE PERIMETER OF THE SLAB SHALL NOT BE LESS THAN 18 INCHES ABOVE NATURAL GROUND:

FINISH FLOOR ELEVATION		
LOTS/RESERVE	BLOCK	ELEVATION
1-11	1	76.00'
12-46	1	75.50'
47-67	1	75.00'
1-12	2	75.00'
13-25	2	74.00'
1-9	3	74.00'
G	3	74.00'

22. TRACT MAY BE SUBJECT TO A FORT BEND TELEVISION COMPANY EASEMENT, UNABLE TO DETERMINE ITS LOCATION, AS RECORDED IN VOLUME 1982, PG. 1639 F.B.C.O.P.R.R.P.



VICINITY MAP
(N.T.S.)
KEY MAP # : 685 H & L

I, RICHARD W. STOLLEIS, THE FORT BEND COUNTY ENGINEER, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL OF THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE FORT BEND COUNTY COMMISSIONER'S COURT. HOWEVER, NO CERTIFICATION IS HEREBY GIVEN AS TO THE EFFECT OF DRAINAGE FROM THIS SUBDIVISION ON THE INTERCEPTING DRAINAGE ARTERY OR PARENT STREAM OR ON ANY OTHER AREA OR SUBDIVISION WITHIN THE WATERSHED.

Richard W. Stolleis
RICHARD W. STOLLEIS, P.E.
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONER'S COURT OF FORT BEND COUNTY, TEXAS THIS ____ DAY OF _____, 2019.

Vincent M. Morales Jr.
COMMISSIONER, PRECINCT 1

KP George
COUNTY CLERK

W.A. Andy Meyers
COMMISSIONER, PRECINCT 3

Ken Deverchant
COMMISSIONER, PRECINCT 4

THE STATE OF TEXAS
COUNTY OF FORT BEND
I, LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATIONS WAS FILED FOR RECORDATION IN MY OFFICE ON ____ DAY OF _____, 2019 AT ____ O'CLOCK __M. IN PLAT NO. _____ OF FORT BEND COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE, AT RICHMOND, TEXAS. THE DAY AND DATE LAST ABOVE WRITTEN.

Laura Richard
LAURA RICHARD, COUNTY CLERK
FORT BEND COUNTY, TEXAS

By: _____
DEPUTY

VACEK COUNTRY MEADOWS, SECTION 1

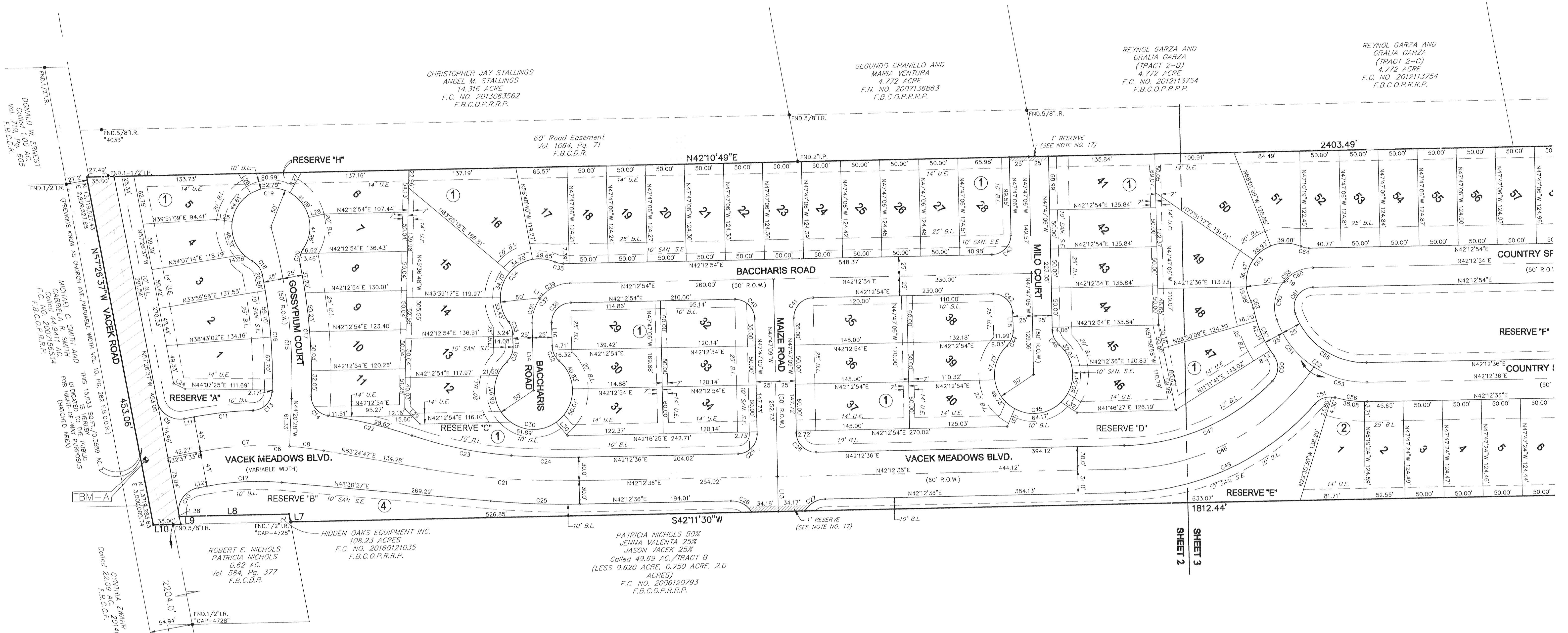
A SUBDIVISION OF 30.20 ACRES OF LAND BEING OUT OF TRACT 10 AND 11 OF THE B. WICKSON LEAGUE SUBDIVISION RECORDED UNDER VOL. 10 PG. 282 F.B.C.D.R. SITUATED IN THE BARNABAS WICKSON LEAGUE, ABSTRACT NO. 95 CITY OF FAIRCHILD'S VILLAGE, FORT BEND COUNTY, TEXAS

LOTS: 101 RESERVES: 8 BLOCKS: 5
SCALE: 1"=60' DATE: JANUARY, 2019

OWNER:
HIDDEN OAKS EQUIPMENT, INC.
P.O. BOX 24511,
HOUSTON, TX 77229
(713) 324-8515
JESSE VALERIANO

SURVEYOR:
ALLY GENERAL SOLUTIONS, LLC
DBA AGS, ENGINEERING &
CONSTRUCTION
7070 WEST 43RD ST., STE. 203
HOUSTON, TEXAS 77056
281-888-7682
TDLPS FIRM NO. 10154592

LAND PLANNER:
DIG ENGINEERS
11 GREENWAY PLAZA, 23RD FLOOR
HOUSTON, TEXAS 77046-1104
P: 713-965-0608 F: 713-961-4571 WWW.DIGENR.COM
TX FRM: F-3709



LINE TABLE

LINE	LENGTH	BEARING
L1	20.00'	S81°54'38"W
L2	105.13'	S62°47'31"W
L3	86.98'	S42°04'48"E
L4	55.81'	N42°56'05"E
L5	50.00'	S47°03'55"E
L6	99.16'	S47°03'55"E
L7	10.14'	N57°19'11"W
L8	140.62'	S42°11'30"W
L9	10.14'	S57°26'37"E
L10	35.00'	S42°11'30"W
L11	12.36'	N32°37'33"E
L12	12.18'	N32°37'33"E
L13	44.74'	N47°47'09"W
L14	86.22'	N47°47'09"W
L15	17.32'	N47°47'09"W
L16	30.32'	N47°47'09"W
L17	1.22'	N80°52'22"E
L18	23.46'	N47°47'06"W
L19	2.09'	N84°07'05"E
L20	4.33'	N01°27'24"W
L21	11.35'	N11°05'20"W
L22	11.35'	N11°05'20"W
L23	20.00'	N11°05'20"W
L24	16.01'	N89°40'18"E
L25	20.00'	N51°11'01"E
L26	29.86'	N78°41'37"W
L27	30.12'	N17°14'48"W
L28	20.00'	N29°50'28"E
L29	27.76'	N88°18'00"E
L30	22.61'	N87°35'01"W
L31	24.46'	N23°40'20"W
L32	24.15'	N77°06'51"E
L33	14.95'	N83°41'24"W

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	BEARING	DISTANCE
C1	92.57'	283.50'	200°7'44"	N38°32'49"E	92.10'
C2	72.76'	191.24'	214°7'54"	S11°50'58"E	72.32'
C3	63.94'	89.57'	40°54'04"	S02°17'53"E	62.59'
C4	99.84'	50.00'	114°24'39"	S48°54'55"W	84.06'
C5	39.27'	25.00'	90°00'00"	S02°03'55"E	35.36'
C6	158.84'	437.14'	204°7'36"	N43°01'21"E	157.77'
C7	114.63'	437.14'	150°17'29"	N40°08'17"E	114.30'
C8	44.01'	437.14'	54°07'07"	N50°32'05"E	43.99'
C9	47.09'	30.00'	89°55'50"	N77°35'28"E	42.40'
C10	47.16'	30.00'	90°04'10"	N12°24'32"W	42.45'
C11	76.43'	472.97'	91°5'29"	N37°15'18"E	76.34'
C12	95.88'	346.25'	152°54'54"	N40°34'00"E	95.67'
C13	37.82'	25.00'	86°33'48"	N01°33'52"W	34.38'
C14	36.89'	25.00'	84°05'36"	N86°44'43"W	33.49'
C15	222.05'	700.00'	181°03'30"	N53°25'43"W	221.12'
C16	150.25'	675.00'	124°51'33"	N51°23'22"W	149.94'
C17	169.50'	725.00'	132°3'44"	N51°23'47"W	169.12'
C18	22.08'	25.00'	50°36'31"	N83°04'14"W	21.37'
C19	241.11'	50.00'	276°11'51"	N29°46'26"E	66.72'
C20	20.08'	25.00'	46°01'01"	N33°05'09"W	19.54'
C21	195.53'	1000.00'	111°12'11"	N47°48'42"E	195.22'
C22	110.23'	572.20'	110°21'55"	N56°43'37"E	110.06'
C23	130.38'	500.00'	145°6'27"	N54°46'31"E	130.01'
C24	86.25'	970.00'	5°05'41"	N44°45'27"E	86.22'
C25	113.21'	1030.00'	67°7'50"	N45°21'31"E	113.15'
C26	31.13'	30.00'	59°27'30"	N71°56'21"E	29.75'
C27	31.11'	30.00'	59°24'36"	N12°30'18"E	29.73'
C28	39.27'	25.00'	90°00'15"	N87°12'44"E	35.36'
C29	39.27'	25.00'	89°59'45"	N02°47'16"W	35.35'
C30	241.19'	50.00'	276°22'46"	N42°12'54"E	66.67'
C31	21.03'	25.00'	48°11'23"	N23°41'26"W	20.41'
C32	21.03'	25.00'	48°11'23"	N71°52'49"W	20.41'
C33	16.09'	25.00'	36°52'08"	N86°13'12"W	15.81'
C34	132.48'	50.00'	151°48'52"	N08°44'47"W	96.99'
C35	10.88'	25.00'	24°56'47"	N54°41'18"E	10.80'
C36	39.27'	25.00'	90°00'02"	N02°47'07"W	35.36'
C37	78.54'	50.00'	90°00'02"	N02°47'07"W	70.71'
C38	33.74'	50.00'	38°39'30"	N28°27'23"W	33.10'
C39	44.80'	50.00'	51°20'32"	N16°32'38"E	43.32'
C40	39.27'	25.00'	89°59'56"	N87°12'53"E	35.36'
C41	39.27'	25.00'	90°00'04"	N02°47'07"W	35.36'
C42	39.27'	25.00'	89°59'59"	N87°12'54"E	35.36'
C43	39.27'	25.00'	90°00'01"	N02°47'06"W	35.36'
C44	21.03'	25.00'	48°11'23"	N23°41'25"W	20.41'
C45	241.19'	50.00'	276°22'46"	N42°12'54"E	66.67'

CURVE TABLE

C46	21.03'	25.00'	48°11'23"	N71°52'48"W	20.41'
C47	211.83'	270.00'	44°57'05"	N19°44'04"E	206.44'
C48	285.35'	300.00'	54°29'55"	N14°57'39"E	274.72'
C49	275.90'	330.00'	47°54'10"	N18°15'32"E	267.93'
C50	55.09'	25.00'	80°24'42"	N42°56'50"W	52.28'
C51	28.11'	25.00'	64°24'52"	N42°56'50"E	26.85'
C52	148.53'	120.00'	71°2'44"	N77°54'28"E	140.04'
C53	71.69'	120.00'	34°13'41"	N59°19'27"E	70.63'
C54	77.84'	120.00'	37°10'04"	N84°58'41"W	76.49'
C55	118.38'	95.00'	71°23'44"	N77°54'28"E	110.87'
C56	41.79'	145.00'	16°30'43"	N50°27'58"E	41.64'
C57	67.29'	145.00'	26°35'19"	N69°51'31"W	66.69'
C58	94.78'	50.00'	108°36'33"	N12°05'23"W	81.21'
C59	52.81'	50.00'	60°30'45"	N36°08'17"W	50.39'
C60	41.97'	50.00'	48°05'48"	N18°09'59"E	40.75'
C61	47.39'	25.00'	108°36'33"	N12°05'23"W	40.61'
C62	8.54'	25.00'	19°33'56"	N66°20'50"W	8.50'
C63	125.05'	50.00'	143°17'44"	N04°28'56"W	94.91'
C64	10.89'	25.00'	24°57'02"	N54°41'25"E	10.80'
C65	141.74'	299.26'	27°08'14"	N55°46'43"E	140.42'
C66	75.12'	274.26'	15°41'34"	N50°03'23"E	74.88'
C67	104.44'	324.26'	18°27'14"	N51°26'13"E	103.99'
C68	38.97'	25.00'	89°18'07"	N77°26'46"W	35.14'
C69	32.59'	25.00'	74°41'26"	N23°19'07"E	30.33'
C70	144.46'	225.00'	36°47'11"	N69°58'28"E	141.99'
C71	167.93'	200.00'	48°06'26"	N66°16'07"E	163.04'
C72	82.39'	175.00'	26°58'26"	N55°42'06"E	81.63'
C73	29.35'	25.00'	67°15'45"	N45°22'12"E	27.69'
C74	45.89'	25.00'	105°09'52"	N58°13'45"W	39.71'
C75	79.43'	50.00'	91°01'14"	N88°26'42"E	71.34'
C76	39.80'	50.00'	45°36'31"	N65°44'03"E	38.76'
C77	39.63'	50.00'	45°24'43"	N88°45'03"W	38.60'
C78	39.72'	25.00'	91°01'14"	N88°26'42"E	35.67'
C79	10.85'	25.00'	24°51'50"	N30°30'10"E	10.76'
C80	123.00'	50.00'	140°57'03"	N88°32'46"E	94.25'
C81	10.94'	25.00'	25°03'59"	N33°30'42"W	10.85'
C82	179.06'	293.50'	34°57'21"	N28°34'01"W	176.30'
C83	124.29'	293.50'	24°15'46"	N33°54'48"W	123.36'
C84	54.78'	293.50'	10°41'35"	N16°26'07"W	54.70'
C85	160.76'	263.50'	34°57'21"	N28°34'01"W	158.28'
C86	60.93'	263.50'	13°14'58"	N39°25'12"W	60.80'
C87	16.59'	323.50'	2°56'16"	N12°33'28"W	16.59'
C88	202.71'	293.50'	39°34'17"	N08°41'48"E	198.70'
C89	82.33'	293.45'	16°04'26"	N03°03'59"W	82.06'
C90	120.38'	293.49'	23°30'03"	N16°43'56"E	119.54'
C91	30.73'	323.50'	5°26'31"	N08°22'04"W	30.71'
C92	94.54'	323.50'	16°44'37"	N20°06'38"E	94.20'
C93	181.99'	263.50'	39°34'17"	N08°41'48"E	178.39'

RESERVE TABLE

RESTRICTED RESERVE	ACRES	(SQ.FT.)	TYPE/DESCRIPTION
RESERVE "A"	0.26	11,435	OPEN SPACE/LANDSCAPE
RESERVE "B"	0.45	19,697	OPEN SPACE/LANDSCAPE
RESERVE "C"	0.33	14,443	OPEN SPACE/LANDSCAPE
RESERVE "D"	0.52	22,683	OPEN SPACE/LANDSCAPE
RESERVE "E"	0.40	17,601	OPEN SPACE/LANDSCAPE
RESERVE "F"	1.60	69,691	OPEN SPACE/LANDSCAPE/RECREATION DRAINAGE/STORM WATER DETENTION STORAGE UTILITIES
RESERVE "G"	2.06	89,614	OPEN SPACE/LANDSCAPE/RECREATION DRAINAGE/STORM WATER DETENTION STORAGE UTILITIES
RESERVE "H"	0.03	1,462	LANDSCAPE/OPEN SPACE/EASEMENT ACCESS

VACEK COUNTRY MEADOWS, SECTION 1

A SUBDIVISION OF 30.20 ACRES OF LAND BEING OUT OF TRACT 10 AND 11 OF THE B. WICKSON LAKE SUBDIVISION RECORDED UNDER VOL. 10 PG. 282 F.B.C.D.R. SITUATED IN THE BARNABAS WICKSON LEAGUE, ABSTRACT NO. 95 CITY OF FAIRCHILD'S VILLAGE, FORT BEND COUNTY, TEXAS

LOTS: 101 RESERVES: 8 BLOCKS: 5
SCALE: 1"=60' DATE: JANUARY, 2019

OWNER:
HIDDEN OAKS EQUIPMENT, INC.
P.O. BOX 2451,
HOUSTON, TX 77228
(713) 724-8515
ESSE VALERIANO

SURVEYOR:
ALLY GENERAL SOLUTIONS, LLC
DBA: AGS ENGINEERING & CONSTRUCTION
7070 WEST 43RD ST., STE. 203
HOUSTON, TEXAS 77056
281-888-7888
TPLS FIRM NO. 10194392

LAND PLANNER:
DIG ENGINEERS
11 GREENWAY PLAZA, 22ND FLOOR
HOUSTON, TEXAS 77046-1104
P. 713-995-0008 F. 713-941-4501 WWW.PK.COM
TX FIRM: F-3709

REYNOL GARZA AND ORALIA GARZA (TRACT 2-B) 4.772 ACRE F.C. NO. 2012113754 F.B.C.O.P.R.R.P.

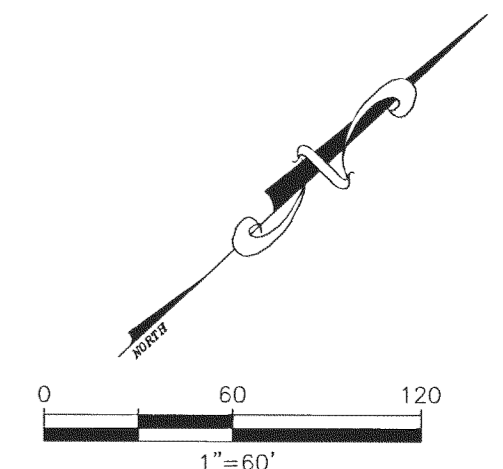
REYNOL GARZA AND ORALIA GARZA (TRACT 2-C) 4.772 ACRE F.C. NO. 2012113754 F.B.C.O.P.R.R.P.

DONALD RINER AND KAREN RINER 14.316 ACRES VOL. 2444 PG. 712 F.C. NO. 9255288 F.B.C.O.P.R.R.P.

60' Road Easement Vol. 1064, Pg. 68 F.B.C.D.R.

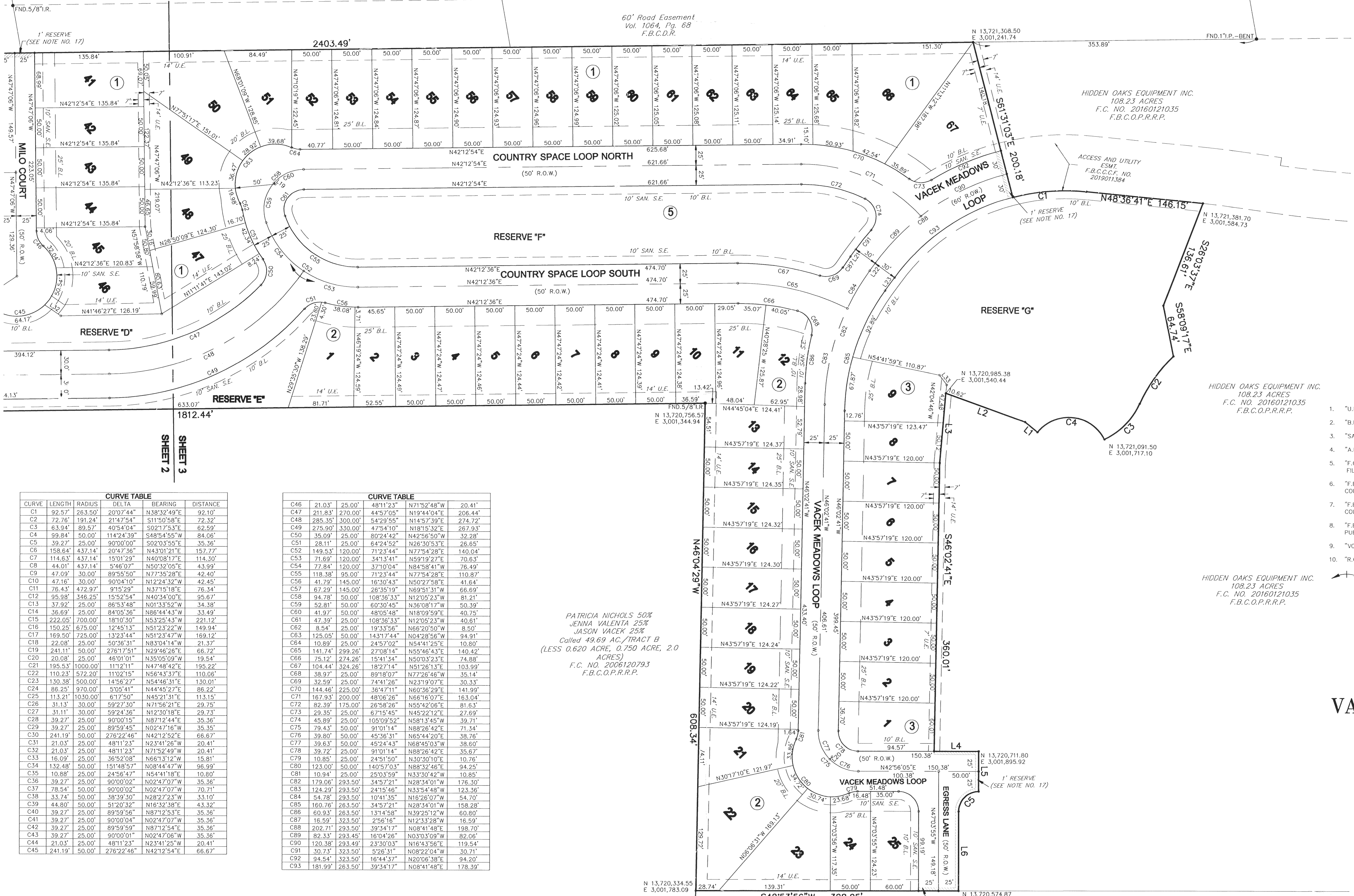
RESERVE TABLE			
RESTRICTED RESERVE	ACRES	(SQ.FT.)	TYPE/DESCRIPTION
RESERVE "A"	0.26	11,435	OPEN SPACE/LANDSCAPE
RESERVE "B"	0.45	19,697	OPEN SPACE/LANDSCAPE
RESERVE "C"	0.33	14,443	OPEN SPACE/LANDSCAPE
RESERVE "D"	0.52	22,683	OPEN SPACE/LANDSCAPE
RESERVE "E"	0.40	17,601	OPEN SPACE/LANDSCAPE
RESERVE "F"	1.60	69,691	OPEN SPACE/LANDSCAPE/RECREATION DRAINAGE/STORM WATER DETENTION STORAGE UTILITIES
RESERVE "G"	2.06	89,814	OPEN SPACE/LANDSCAPE/RECREATION DRAINAGE/STORM WATER DETENTION STORAGE
RESERVE "H"	0.03	1,462	LANDSCAPE/OPEN SPACE/EASEMENT ACCESS

LINE TABLE		
LINE	LENGTH	BEARING
L1	20.00'	S81°54'38"W
L2	105.13'	S62°47'31"W
L3	86.98'	S42°04'46"E
L4	55.81'	N42°56'05"E
L5	50.00'	S47°03'55"E
L6	99.16'	S47°03'55"E
L7	10.14'	N57°19'11"W
L8	140.62'	S42°11'30"W
L9	10.14'	S57°26'37"E
L10	35.00'	S42°11'30"W
L11	12.36'	N32°37'33"E
L12	12.18'	N32°37'33"E
L13	44.74'	N47°47'09"W
L14	86.22'	N47°47'08"W
L15	17.32'	N47°47'08"W
L16	30.32'	N47°47'08"W
L17	1.22'	N80°52'22"E
L18	23.46'	N47°47'05"W
L19	2.09'	N84°07'05"E
L20	4.33'	N01°27'24"W
L21	11.35'	N11°05'20"W
L22	11.35'	N11°05'20"W
L23	20.07'	N11°05'20"W
L24	16.01'	N68°40'18"E
L25	20.00'	N51°11'01"E
L26	29.86'	N78°41'37"W
L27	30.12'	N171°4'48"W
L28	20.00'	N29°50'28"E
L29	27.76'	N88°18'00"E
L30	22.61'	N87°35'01"W
L31	24.46'	N23°40'20"W
L32	24.15'	N77°06'51"E
L33	14.95'	N83°41'24"W



LEGEND: ABBREVIATIONS AND SYMBOLS

- "U.E." INDICATES "UTILITY EASEMENT".
- "B.L." INDICATES "BUILDING LINE".
- "SAN.S.E." INDICATES "SANITARY SEWER EASEMENT".
- "A.E." INDICATES "AERIAL EASEMENT".
- "F.C. NO." INDICATES "FORT BEND COUNTY CLERK'S FILE NUMBER".
- "F.B.C.P.R." INDICATES "PLAT RECORDS OF FORT BEND COUNTY".
- "F.B.C.D.R." INDICATES "DEED RECORDS OF FORT BEND COUNTY".
- "F.B.C.O.P.R.P." INDICATES "FORT BEND COUNTY OFFICIAL PUBLIC RECORDS OF REAL PROPERTY".
- "VOL./PG." INDICATES VOLUME/PAGE
- "R.O.W." INDICATES RIGHT-OF-WAY



CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	DISTANCE
C1	92.57'	263.50'	207°07'44"	N38°32'49"E 92.10'
C2	72.76'	191.24'	214°7'54"	S11°50'58"E 72.32'
C3	63.94'	89.57'	40°54'04"	S02°17'53"E 62.59'
C4	99.84'	50.00'	114°24'39"	S48°54'55"W 84.06'
C5	39.27'	25.00'	90°00'00"	S02°03'55"E 35.36'
C6	158.64'	437.14'	204°7'36"	N43°01'21"E 157.77'
C7	114.83'	437.14'	150°12'29"	N40°08'17"E 114.30'
C8	44.01'	437.14'	5°46'07"	S50°32'05"E 43.99'
C9	47.09'	30.00'	89°55'50"	N77°35'28"E 42.40'
C10	47.16'	30.00'	90°04'10"	N12°24'32"E 42.45'
C11	76.43'	472.97'	91°5'29"	N37°15'18"E 76.34'
C12	95.98'	346.25'	16°52'54"	N40°34'00"E 95.67'
C13	37.92'	25.00'	86°53'48"	N01°33'52"W 34.38'
C14	36.69'	25.00'	84°05'36"	N86°44'43"W 35.49'
C15	222.05'	700.00'	18°10'30"	S53°25'43"W 221.12'
C16	150.25'	675.00'	12°45'13"	S51°23'22"W 149.94'
C17	169.50'	725.00'	13°23'44"	S51°23'47"W 169.12'
C18	22.08'	25.00'	50°36'31"	N83°04'14"W 21.37'
C19	241.11'	50.00'	2°51'31"	N29°46'26"E 66.72'
C20	20.08'	25.00'	48°31'01"	N35°09'09"W 19.54'
C21	195.53'	1000.00'	11°21'11"	N47°48'42"E 195.22'
C22	110.23'	572.20'	11°02'15"	S56°43'37"E 110.06'
C23	130.38'	500.00'	14°56'27"	S54°46'31"E 130.01'
C24	86.25'	970.00'	5°05'41"	N44°45'27"E 86.22'
C25	113.21'	1030.00'	6°17'50"	N45°21'31"E 113.15'
C26	31.13'	30.00'	59°27'50"	N71°56'21"E 29.75'
C27	31.11'	30.00'	59°24'36"	N12°30'18"E 29.73'
C28	39.27'	25.00'	90°00'15"	N87°12'44"E 35.36'
C29	39.27'	25.00'	89°59'45"	N02°47'07"W 35.35'
C30	241.19'	50.00'	2°76'22'46"	N42°12'52"E 66.67'
C31	21.03'	25.00'	48°11'23"	N23°41'25"W 20.41'
C32	21.03'	25.00'	48°11'23"	N23°41'25"W 20.41'
C33	16.09'	25.00'	36°52'08"	N66°56'12"W 15.81'
C34	132.48'	50.00'	151°48'57"	N08°44'47"W 96.99'
C35	10.88'	25.00'	24°56'47"	S54°41'18"E 10.80'
C36	39.27'	25.00'	90°00'02"	N02°47'07"W 35.36'
C37	78.54'	50.00'	90°00'02"	N02°47'07"W 70.71'
C38	33.74'	50.00'	36°39'30"	N28°27'23"W 33.10'
C39	44.80'	50.00'	51°20'32"	N16°32'49"E 43.92'
C40	39.27'	25.00'	89°59'56"	N87°12'54"E 35.36'
C41	39.27'	25.00'	90°00'04"	N02°47'07"W 35.36'
C42	39.27'	25.00'	89°59'59"	N87°12'54"E 35.36'
C43	39.27'	25.00'	90°00'01"	N02°47'06"W 35.36'
C44	21.03'	25.00'	48°11'23"	N23°41'25"W 20.41'
C45	241.19'	50.00'	2°76'22'46"	N42°12'54"E 66.67'

CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	DISTANCE
C46	21.03'	25.00'	48°11'23"	N71°52'48"W 20.41'
C47	211.83'	270.00'	44°27'05"	N19°44'04"E 208.44'
C48	285.35'	300.00'	54°29'55"	N14°57'39"E 274.72'
C49	275.90'	330.00'	47°54'10"	N18°15'32"E 267.93'
C50	35.09'	25.00'	80°24'42"	N42°56'50"W 32.28'
C51	28.11'	25.00'	64°24'52"	N26°30'53"E 26.65'
C52	149.53'	120.00'	71°23'44"	N77°54'28"E 140.04'
C53	71.69'	120.00'	34°13'41"	N59°19'27"E 70.63'
C54	77.84'	120.00'	37°10'04"	N84°58'41"E 76.49'
C55	118.38'	95.00'	71°23'44"	N77°54'28"E 110.87'
C56	41.79'	145.00'	16°30'43"	N50°27'58"E 41.64'
C57	67.29'	145.00'	26°35'19"	N69°51'31"W 66.69'
C58	94.78'	50.00'	108°36'33"	N12°05'23"W 81.21'
C59	52.81'	50.00'	60°30'45"	N36°08'17"W 50.39'
C60	41.97'	50.00'	48°05'48"	N18°09'59"E 40.75'
C61	47.39'	25.00'	108°36'33"	N12°05'23"W 40.61'
C62	8.54'	25.00'	19°33'56"	N66°20'50"W 8.50'
C63	125.05'	50.00'	143°17'44"	N04°28'56"W 94.91'
C64	10.89'	25.00'	24°57'02"	S54°41'25"E 10.80'
C65	141.74'	299.26'	27°08'14"	N55°46'43"E 140.42'
C66	75.12'	224.26'	15°41'34"	N50°03'23"E 74.88'
C67	104.44'	324.26'	18°27'14"	N51°26'13"E 103.99'
C68	38.97'	25.00'	89°18'07"	N77°26'46"W 35.14'
C69	32.59'	25.00'	74°41'26"	N23°19'07"E 30.33'
C70	144.46'	225.00'	36°47'11"	N60°36'29"E 141.99'
C71	167.93'	200.00'	48°06'26"	N66°16'07"E 163.04'
C72	82.39'	175.00'	26°58'26"	N55°42'06"E 81.63'
C73	29.35'	25.00'	67°15'45"	N45°22'12"E 27.69'
C74	45.89'	25.00'	105°09'52"	N58°13'45"W 39.71'
C75	79.43'	50.00'	91°01'14"	N88°26'42"E 71.34'
C76	39.80'	50.00'	45°36'31"	N65°44'20"E 38.76'
C77	39.63'	50.00'	45°24'43"	N68°45'03"W 38.60'
C78	39.72'	25.00'	91°01'14"	N88°26'42"E 35.67'
C79	10.85'	25.00'	24°51'50"	N30°30'10"E 10.76'
C80	123.00'	50.00'	140°57'03"	N88°32'46"E 94.25'
C81	10.94'	25.00'	25°03'59"	N33°30'12"W 10.85'
C82	179.06'	293.50'	34°57'21"	N28°34'01"W 176.30'
C83	124.29'	293.50'	24°15'46"	N33°54'48"W 123.36'
C84	54.78'	293.50'	104°13'35"	N16°26'07"W 54.70'
C85	160.78'	263.50'	34°57'21"	N28°34'01"W 158.28'
C86	60.93'	323.50'	13°44'58"	N39°25'12"W 60.80'
C87	16.59'	323.50'	2°56'16"	N12°33'28"W 16.59'
C88	202.71'	293.50'	39°34'17"	N08°41'48"E 198.70'
C89	82.33'	293.45'	16°04'26"	N03°03'09"W 82.06'
C90	120.38'	293.49'	23°30'05"	N16°43'56"E 119.54'
C91	30.73'	323.50'	5°26'31"	N08°22'04"W 30.71'
C92	94.54'	323.50'	16°44'37"	N20°08'39"E 94.20'
C93	181.99'	263.50'	39°34'17"	N08°41'48"E 178.39'

PATRICIA NICHOLS 50% JENNA VALENTE 25% JASON VACEK 25% Called 49.69 AC, TRACT B (LESS 0.620 ACRE, 0.750 ACRE, 2.0 ACRES) F.C. NO. 2006120793 F.B.C.O.P.R.R.P.

S42°53'56"W 328.05' COTTON FARMS, LLC A TEXAS LIMITED LIABILITY COMPANY Called 41.012 AC (LESS 7.8314 ACRE) F.C. NO. 201209318 F.B.C.O.P.R.R.P. (41.012 DESCRIBED UNDER VOL. 1888, PG. 900 F.B.C.D.R.)

VACEK COUNTRY MEADOWS, SECTION 1

A SUBDIVISION OF 30.20 ACRES OF LAND BEING OUT OF TRACT 10 AND 11 OF THE B. WICKSON LEAGUE SUBDIVISION RECORDED UNDER VOL. 10 PG. 282 F.B.C.D.R. SITUATED IN THE BARNABAS WICKSON LEAGUE, ABSTRACT NO. 95 CITY OF FAIRCHILD'S VILLAGE, FORT BEND COUNTY, TEXAS

LOTS: 101 RESERVES: 8 BLOCKS: 5 SCALE: 1"=60' DATE: JANUARY, 2019

OWNER: HIDDEN OAKS EQUIPMENT, INC. P.O. BOX 24511, HOUSTON, TX 77229 (713) 724-8515 ESSE VALERIANO

SURVEYOR: ALLY GENERAL SOLUTIONS, L.L.C. 804 ASB ENGINEERING & CONSTRUCTION 7070 43RD STE. 203 HOUSTON, TEXAS 77052 281-888-7888 TPLS FIRM NO. 10154392

