

**PLAT RECORDING SHEET**

**PLAT NAME:** Southern Colony Expansion Phase 1, Section 2

**PLAT NO:** \_\_\_\_\_

**ACREAGE:** 26.776

**LEAGUE:** William Hall League

**ABSTRACT NUMBER:** 31

**NUMBER OF BLOCKS:** 5

**NUMBER OF LOTS:** 121

**NUMBER OF RESERVES:** 7

**OWNERS:** D.R. Horton-Texas, LTD.

\_\_\_\_\_  
**(DEPUTY CLERK)**

STATE OF TEXAS  
COUNTY OF FORT BEND

WE, D.R. HORTON-TEXAS, LTD., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH JONATHAN WOODRUFF, ASSISTANT VICE PRESIDENT, BEING AN OFFICER OF D.R. HORTON-TEXAS, LTD., A TEXAS LIMITED PARTNERSHIP, OWNERS HERINAFTER REFERRED TO AS OWNERS OF THE 26.776 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF SOUTHERN COLONY EXPANSION PHASE 1 SECTION 2, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION PLAT OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES, OUR HEIRS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL SEVEN FEET, SIX INCHES (11' 6") FOR TEN FEET (10' 0") PERIMETER GROUND EASEMENTS OR ELEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED, HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER UNOBSTRUCTED AERIAL EASEMENTS, THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10' 0") FOR TEN FEET (10' 0") BACK-TO-BACK GROUND EASEMENTS, OR EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 0") BACK-TO-BACK GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

FURTHER, OWNERS 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, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT IS HEREBY RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, ROAD OR ALLEY OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY (20) FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, 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, OWNERS 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, RESTRICTIONS 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, OWNERS DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF ALL PROPERTY IMMEDIATELY ADJACENT TO THE BOUNDARIES OF THE ABOVE AND FOREGOING SUBDIVISION OF SOUTHERN COLONY EXPANSION PHASE 1 SECTION 2 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 AGREEMENT.

FURTHER, OWNERS DO HEREBY ACKNOWLEDGE THE RECEIPT OF THE "ORDERS FOR 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, D.R. HORTON-TEXAS, LTD., A TEXAS LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY JONATHAN WOODRUFF, ITS ASSISTANT VICE PRESIDENT, THEREUNTO AUTHORIZED,

THIS 30th DAY OF September, 2020.

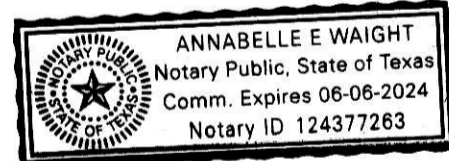
D.R. HORTON-TEXAS, LTD.,  
A TEXAS LIMITED PARTNERSHIP  
BY: Jonathan Woodruff, Assistant Vice President

STATE OF TEXAS  
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JONATHAN WOODRUFF, ASSISTANT VICE PRESIDENT OF D.R. HORTON-TEXAS, LTD., A TEXAS LIMITED PARTNERSHIP, 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,  
THIS 30th DAY OF September, 2020.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



I, JON P. BORDOVSKY, A REGISTERED PROFESSIONAL LAND SURVEYOR, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION WAS PREPARED FROM AN ACTUAL SURVEY OF THE PARENT TRACT PROPERTY, MADE UNDER MY SUPERVISION ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE OF THE PERIMETER BOUNDARY ONLY WILL BE MARKED WITH IRON (OR OTHER SUITABLE PERMANENT METAL), PIPES OR RODS HAVE AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE EIGHTHS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET WITH PLASTIC CAP MARKED "GBI PARTNERS" UNLESS OTHERWISE NOTED AT THE TIME OF RECORDATION AND THE PLAT CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF NAD 1983, SOUTH CENTRAL ZONE. (SEE NOTE 9)

JON P. BORDOVSKY, R.P.L.S.  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 6405



I, MICHAEL S. RUSK, 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.

MICHAEL S. RUSK, P.E.  
LICENSED PROFESSIONAL ENGINEER  
TEXAS LICENSE NO. 89457



PAUL HORN, MAYOR  
MICHELLE H. SEGOVIA, CITY ENGINEER

CITY OF ALVIN APPROVAL  
DIXIE ROBERTS, CITY SECRETARY

BEING A TRACT CONTAINING 26.776 ACRE OF LAND, LOCATED IN THE WILLIAM HALL SURVEY, ABSTRACT 31, IN FORT BEND COUNTY, TEXAS; SAID 26.776 ACRE TRACT BEING A PORTION OF A CALL 93.567 ACRE TRACT STYLED AS PARCEL ONE, TRACT 1 AND RECORDED IN THE NAME OF D.R. HORTON-TEXAS, LTD. IN FILE NUMBER 2019129484 OF THE OFFICIAL RECORDS OF FORT BEND COUNTY (D.R.F.B.C.); SAID 26.776 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS (BEARINGS BEING BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83, AS DERIVED FROM GPS OBSERVATIONS):

COMMENCING AT THE NORTHWESTERLY CORNER OF SAID 93.567 ACRE TRACT AND THE NORTHEASTERLY CORNER OF RESERVE "C", SOUTHERN COLONY 4A, A SUBDIVISION RECORDED IN PLAT NUMBER 20180188 OF THE FORT BEND COUNTY PLAT RECORDS (F.B.C.P.R.):

THENCE, THROUGH AND ACROSS SAID 93.567 ACRE TRACT, SOUTH 74 DEGREES 01 MINUTE 08 SECONDS EAST, A DISTANCE OF 721.72 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING THROUGH AND ACROSS SAID 93.567 ACRE TRACT, THE FOLLOWING EIGHTEEN (18) COURSES:

- 1. NORTH 60 DEGREES 26 MINUTES 46 SECONDS EAST, A DISTANCE OF 116.33 FEET;
- 2. NORTH 68 DEGREES 27 MINUTES 32 SECONDS EAST, A DISTANCE OF 113.44 FEET;
- 3. NORTH 79 DEGREES 34 MINUTES 39 SECONDS EAST, A DISTANCE OF 182.52 FEET;
- 4. NORTH 86 DEGREES 57 MINUTES 25 SECONDS EAST, A DISTANCE OF 689.40 FEET;
- 5. SOUTH 48 DEGREES 02 MINUTES 58 SECONDS EAST, A DISTANCE OF 50.92 FEET;
- 6. SOUTH 03 DEGREES 03 MINUTES 21 SECONDS WEST, A DISTANCE OF 442.67 FEET;
- 7. SOUTH 00 DEGREES 51 MINUTES 52 SECONDS WEST, A DISTANCE OF 63.58 FEET;
- 8. SOUTH 08 DEGREES 42 MINUTES 16 SECONDS WEST, A DISTANCE OF 63.58 FEET;
- 9. SOUTH 16 DEGREES 32 MINUTES 41 SECONDS WEST, A DISTANCE OF 63.58 FEET;
- 10. SOUTH 24 DEGREES 23 MINUTES 05 SECONDS WEST, A DISTANCE OF 63.58 FEET;
- 11. SOUTH 30 DEGREES 07 MINUTES 31 SECONDS WEST, DISTANCE OF 126.93 FEET;
- 12. NORTH 59 DEGREES 52 MINUTES 29 SECONDS WEST, A DISTANCE OF 4.77 FEET;
- 13. SOUTH 30 DEGREES 07 MINUTES 31 SECONDS WEST, A DISTANCE OF 310.00 FEET;
- 14. SOUTH 26 DEGREES 15 MINUTES 27 SECONDS WEST, A DISTANCE OF 48.09 FEET;
- 15. SOUTH 09 DEGREES 40 MINUTES 05 SECONDS WEST, A DISTANCE OF 46.97 FEET;
- 16. SOUTH 03 DEGREES 14 MINUTES 58 SECONDS EAST, A DISTANCE OF 104.27 FEET;
- 17. NORTH 86 DEGREES 45 MINUTES 02 SECONDS EAST, A DISTANCE OF 16.53 FEET;
- 18. SOUTH 03 DEGREES 14 MINUTES 58 SECONDS EAST, A DISTANCE OF 190.00 FEET TO THE SOUTHERLY LINE OF SAID 93.567 ACRE TRACT;

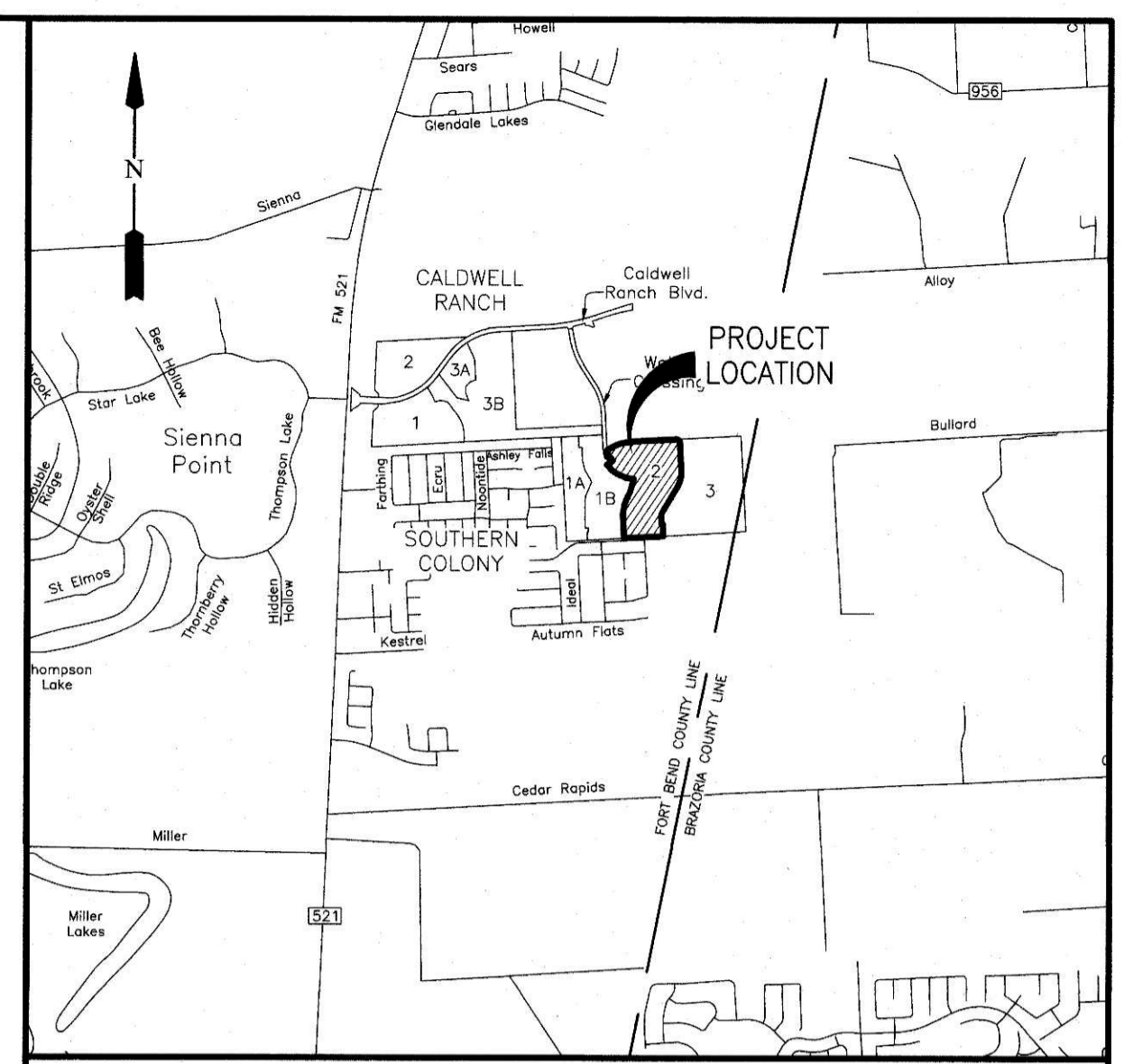
THENCE, WITH SAID SOUTHERLY LINE AND PARTIALLY WITH THE NORTHERLY RIGHT-OF-WAY (R.O.W.) LINE OF SOUTHERN COLONY AVENUE (60-FEET WIDE) AS RECORDED IN PLAT NUMBER 20190088 OF THE F.B.C.P.R., SOUTH 86 DEGREES 45 MINUTES 02 SECONDS WEST, A DISTANCE OF 597.89 FEET;

THENCE, THROUGH AND ACROSS AFORESAID 93.567 ACRE TRACT, THE FOLLOWING TWENTY (20) COURSES:

- 1. NORTH 03 DEGREES 03 MINUTES 31 SECONDS WEST, A DISTANCE OF 331.00 FEET;
- 2. NORTH 00 DEGREES 10 MINUTES 41 SECONDS WEST, A DISTANCE OF 48.69 FEET;
- 3. NORTH 06 DEGREES 11 MINUTES 59 SECONDS EAST, A DISTANCE OF 51.89 FEET;
- 4. NORTH 10 DEGREES 17 MINUTES 40 SECONDS EAST, A DISTANCE OF 51.66 FEET;
- 5. NORTH 12 DEGREES 38 MINUTES 11 SECONDS EAST, A DISTANCE OF 51.66 FEET;
- 6. NORTH 22 DEGREES 45 MINUTES 24 SECONDS EAST, A DISTANCE OF 48.57 FEET;
- 7. NORTH 24 DEGREES 13 MINUTES 09 SECONDS EAST, A DISTANCE OF 152.60 FEET;
- 8. NORTH 15 DEGREES 47 MINUTES 33 SECONDS EAST, A DISTANCE OF 202.45 FEET;
- 9. NORTH 82 DEGREES 38 MINUTES 45 SECONDS WEST, A DISTANCE OF 112.10 FEET;
- 10. NORTH 69 DEGREES 16 MINUTES 40 SECONDS WEST, A DISTANCE OF 65.69 FEET;
- 11. NORTH 65 DEGREES 46 MINUTES 51 SECONDS WEST, A DISTANCE OF 50.00 FEET;
- 12. NORTH 63 DEGREES 20 MINUTES 08 SECONDS WEST, A DISTANCE OF 48.33 FEET;
- 13. NORTH 57 DEGREES 12 MINUTES 54 SECONDS WEST, A DISTANCE OF 47.32 FEET;
- 14. NORTH 51 DEGREES 07 MINUTES 08 SECONDS WEST, A DISTANCE OF 47.32 FEET;
- 15. NORTH 45 DEGREES 01 MINUTE 22 SECONDS WEST, A DISTANCE OF 47.32 FEET;
- 16. NORTH 38 DEGREES 55 MINUTES 37 SECONDS WEST, A DISTANCE OF 61.50 FEET;
- 17. NORTH 59 DEGREES 09 MINUTES 13 SECONDS EAST, A DISTANCE OF 103.92 FEET;
- 18. NORTH 30 DEGREES 50 MINUTES 47 SECONDS WEST, A DISTANCE OF 50.00 FEET;
- 19. 42.91 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 370.00 FEET, A CENTRAL ANGLE OF 17 DEGREES 42 MINUTES 38 SECONDS AND A CHORD THAT BEARS NORTH 13 DEGREES 39 MINUTES 29 SECONDS WEST, A DISTANCE OF 113.91 FEET TO THE POINT OF BEGINNING AND CONTAINING 26.776 ACRES OF LAND.

NOTES:

- 1. ONE-FOOT RESERVE DEDICATED TO THE CITY IN FEE AS A BUFFER SEPARATION BETWEEN THE SIDE OR END OF STREETS WHERE SUCH STREETS ABUT ADJACENT ACREAGE TRACTS, THE CONDITION OF SUCH DEDICATION BEING THAT WHEN THE ADJACENT PROPERTY IS SUBDIVIDED PURSUANT TO A RECORDED PLAT, THE ONE-FOOT RESERVE SHALL THEREUPON BECOME VESTED IN THE PUBLIC FOR STREET RIGHT-OF-WAY PURPOSES AND THE FEE TITLE THERETO SHALL REVERT TO AND REVEST IN THE DEDICATOR, HIS HEIRS, ASSIGNS OR SUCCESSORS.
- 2. THIS PLAT LIES WHOLLY WITHIN BRAZORIA-FORT BEND COUNTIES MUNICIPAL UTILITY DISTRICT NO. 3, FORT BEND COUNTY SUBSIDIENCE DISTRICT, FORT BEND COUNTY DRAINAGE DISTRICT, FORT BEND COUNTY LIGHTING ORDINANCE ZONE NO. 2, THE ETJ OF THE CITY OF ALVIN AND FORT BEND COUNTY.
- 3. 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.
- 4. PRIOR TO THE BEGINNING OF THE ONE-YEAR MAINTENANCE PERIOD FOR UTILITIES AND PAVING BY FORT BEND COUNTY, ALL BLOCK CORNERS AND STREET RIGHTS-OF-WAY WILL BE MONUMENTED.
- 5. THIS PLAT WAS PREPARED FROM INFORMATION FURNISHED BY DHI TITLE OF CENTRAL TEXAS, DATED AUGUST 4, 2020, EFFECTIVE DATE OF JULY 28, 2020. THE SURVEYOR HAS NOT ABSTRACTED THE ABOVE PROPERTY.
- 6. THERE ARE NO VISIBLE PIPELINES WITHIN THIS PLAT.
- 7. THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY DIVIDING BY THE FOLLOWING COMBINED SCALE FACTOR OF 0.99998724707.
- 8. T.B.M. INDICATES TEMPORARY BENCHMARK: TBM-B: 5/8 INCH IRON ROD SET. ELEVATION = 59.26', NAVD 88, GEOID 18
- 9. FIVE EIGHTHS INCH (5/8") IRON RODS THREE FEET (3') IN LENGTH WITH A PLASTIC CAP MARKED "GBI PARTNERS" WILL BE SET ON ALL PERIMETER BOUNDARY CORNERS, LOT, BLOCK, AND RESERVE CORNERS WILL BE SET UPON COMPLETION OF ROAD CONSTRUCTION AND PRIOR TO LOT CONSTRUCTION.
- 10. THIS PROPERTY LIES WITHIN THE AREA DESIGNATED AS ZONE "X" UNSHADED AS PER FLOOD INSURANCE RATE MAPS (F.I.R.M.), COMMUNITY PANEL NO. 48157C0455L, EFFECTIVE APRIL 2, 2014.
- 11. THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 61.31 FEET ABOVE MEAN SEA LEVEL (NAVD88 DATUM). IN ADDITION, NO TOP OF SLAB ELEVATION SHALL BE LESS THAN (24) INCHES ABOVE THE LOWEST TOP OF CURB ADJACENT TO THE LOT IN WHICH IT LIES. IN THE ABSENCE OF A CURB, THE TOP OF SLAB ELEVATION SHALL BE NO LESS THAN (24) INCHES ABOVE THE HIGHEST NATURAL GROUND AROUND THE PERIMETER OF THE BUILDING FOUNDATION AND (12) INCHES ABOVE ANY DOWN GRADIENT ROADWAY OR DRAINAGE RESTRAINT, WHICHEVER IS HIGHER.
- 12. THE DRAINAGE SYSTEM FOR THIS SUBDIVISION IS DESIGNED IN ACCORDANCE WITH THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING WITH INTENSE RAINFALL EVENTS.
- 13. NO BUILDING PERMITS WILL BE ISSUED UNTIL ALL THE STORM DRAINAGE IMPROVEMENTS, WHICH MAY INCLUDE DETENTION, HAVE BEEN CONSTRUCTED.
- 14. ALL DRAINAGE EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, VEGETATION AND OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY.
- 15. THE PROPERTY SHALL DRAIN INTO THE DRAINAGE EASEMENT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE.
- 16. SIDEWALKS MUST BE CONSTRUCTED AS A PART OF ISSUANCE OF A BUILDING PERMIT FOR EACH TRACT.
- 17. 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 CONTIGUOUS RIGHT-OF-WAY OF ALL PERIMETER ROADS SURROUNDING SAID PLAT, IN ACCORDANCE WITH ADA REQUIREMENTS.
- 18. ALL REQUIRED UTILITY COMPANIES HAVE BEEN CONTACTED AND ALL PUBLIC UTILITY EASEMENTS AS SHOWN ON THE ABOVE AND FOREGOING PLAT CONSTITUTE ALL OF THE EASEMENTS REQUIRED BY THE UTILITY COMPANIES CONTACTED.
- 19. IN ACCORDANCE WITH CENTER POINT ENERGY ELECTRICAL SERVICE MANUAL, ARTICLE 421.2, ELECTRIC METERS SHALL BE LOCATED IN A POSITION THAT IS ACCESSIBLE AT ALL TIMES WITHOUT CUSTOMER ASSISTANCE. ACCESS TO THE METER SHALL NOT BE BLOCKED BY GATES, WALLS OR FENCES.
- 20. ALL BUILDING LINE TRANSITIONS ARE AT 45° ANGLES TO THE STRAIGHT SIDE LOT LINE WHERE THE TRANSITION OCCURS.
- 21. ALL LOT LINES SHALL HAVE A MINIMUM 5' SIDE YARD SETBACK LINE.
- 22. A MINIMUM DISTANCE OF 10' SHALL BE MAINTAINED BETWEEN RESIDENTIAL DWELLINGS.
- 23. ALL SPLIT REAR LOT UE'S ARE CENTERED ON THE PROPERTY LINES UNLESS OTHERWISE NOTED.
- 24. 1.662 ACRES OF COMMON LANDSCAPE AREA ARE SUPPLIED IN THIS SECTION. 26.776 OVERALL ACRES X 7% = 1.874 ACRES OF COMMON LANDSCAPE AREA ARE REQUIRED FOR THE PLANNED UNIT DEVELOPMENT. THE EXISTING SOUTHERN COLONY DEVELOPMENT HAS 6.475 ACRES OF SURPLUS COMMON LANDSCAPE AVAILABLE; THEREFORE, 6.475 ACRES OF SURPLUS MINUS 0.212 ACRES NEEDED FOR THIS SECTION LEAVES A REMAINING SURPLUS OF 6.263 ACRES OF COMMON LANDSCAPE AREA TO BE USED IN FUTURE SECTIONS IF NEEDED.
- 25. THE AMENITIES WITHIN RESERVES "A", "B", "C", "D", "E" & "F" WILL MEET OR EXCEED THE REQUIREMENTS OF SEC.21-29(C) OF THE CITY OF ALVIN SUBDIVISION ORDINANCE.
- 26. THE HOMEOWNERS' ASSOCIATION WILL OWN AND MAINTAIN RESERVES "A" "B", "C", "D", "E" & "F". BRAZORIA-FORT BEND COUNTIES MUNICIPAL UTILITY DISTRICT NO. 3 WILL OWN AND MAINTAIN RESERVE "G".



VICINITY MAP  
SCALE: 1" = 1/2 MILE  
KEY MAP NO. 651Y

I, J. STACY SLAWINSKI, 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 COMMISSIONERS' 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.

J. STACY SLAWINSKI, P.E.  
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONERS' COURT OF FORT BEND COUNTY, TEXAS,  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

VINCENT M. MORALES, JR. GRADY PRESTAGE  
PRECINCT 1, COUNTY COMMISSIONER PRECINCT 2, COUNTY COMMISSIONER

KP GEORGE  
COUNTY JUDGE

W. A. (ANDY) MEYERS KEN R. DEMERCHANT  
PRECINCT 3, COUNTY COMMISSIONER PRECINCT 4, COUNTY COMMISSIONER

I, LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON \_\_\_\_\_, 2020 AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. IN PLAT NUMBER \_\_\_\_\_ OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

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

LAURA RICHARD, COUNTY CLERK  
FORT BEND COUNTY, TEXAS

BY: \_\_\_\_\_  
DEPUTY

# FINAL PLAT OF SOUTHERN COLONY EXPANSION PHASE I SECTION 2

A PLANNED UNIT DEVELOPMENT

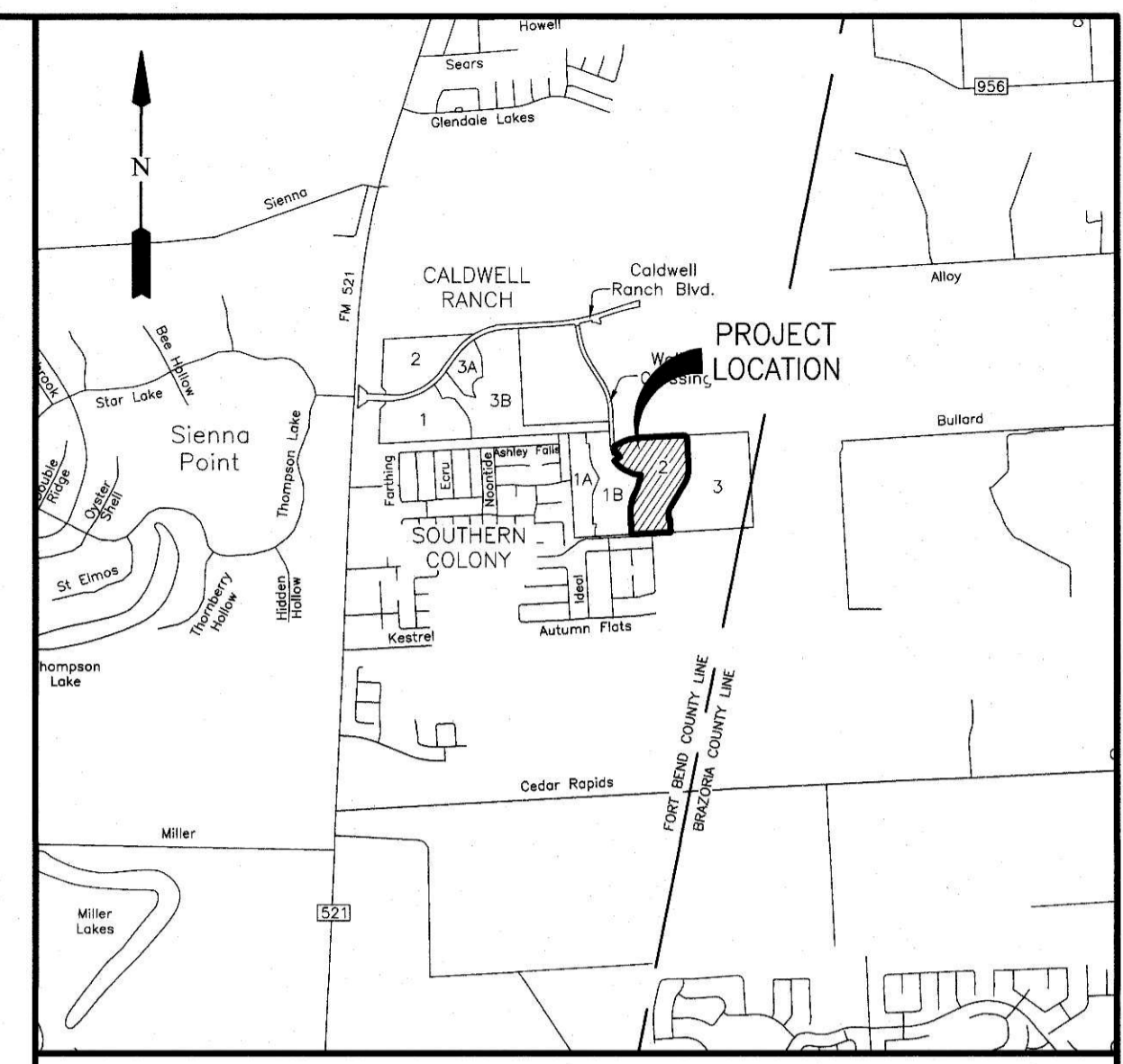
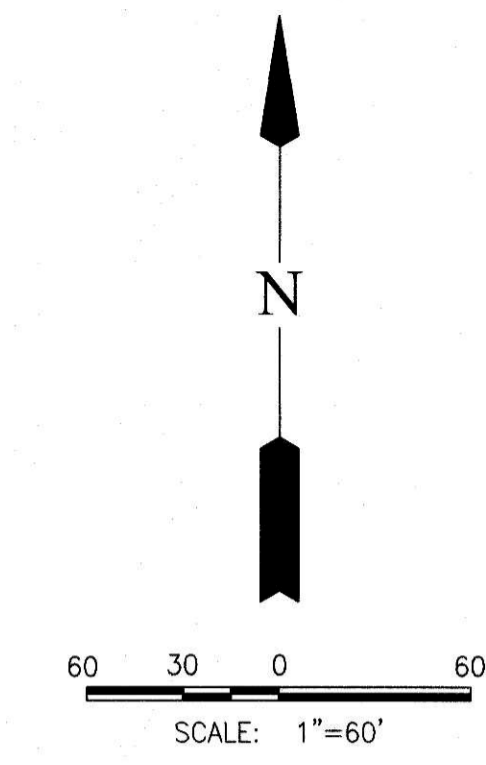
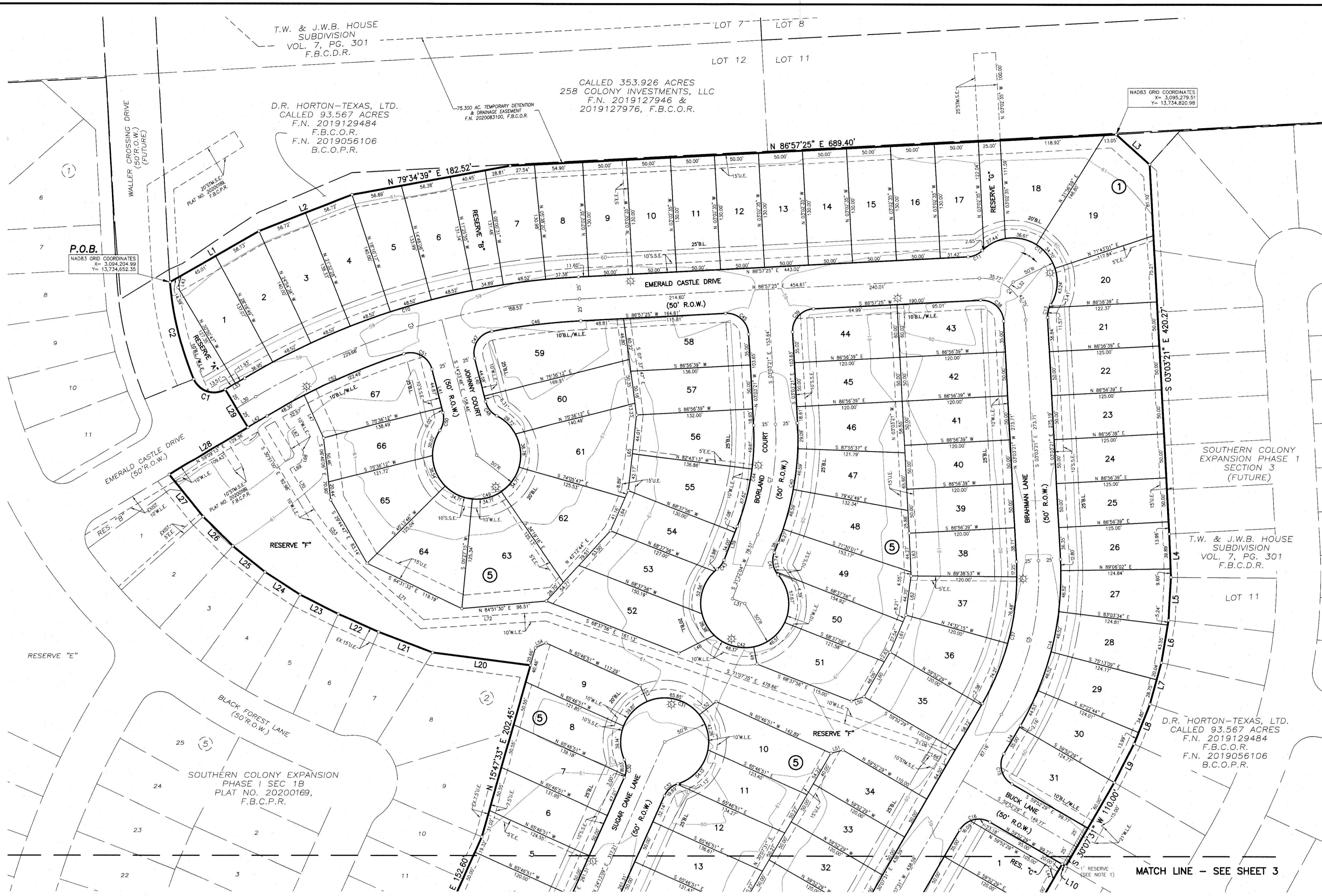
A SUBDIVISION OF 26.776 ACRES OF LAND SITUATED IN THE WILLIAM HALL LEAGUE, ABSTRACT 31, FORT BEND COUNTY, TEXAS; ALSO BEING A PARTIAL REPLAT OF LOTS 11 & 12 OF THE T.W. & J.W.B. HOUSE SUBDIVISION, AS RECORDED IN VOLUME 7, PAGE 301 OF THE FORT BEND COUNTY DEED RECORDS.

121 LOTS 7 RESERVES (2.189 ACRES) 5 BLOCKS  
AUGUST 24, 2020 JOB NO. 1931-8072C

OWNERS:  
**D.R. HORTON-TEXAS, LTD.**  
A TEXAS LIMITED PARTNERSHIP  
JONATHAN WOODRUFF, ASSISTANT VICE PRESIDENT  
6744 HORTON VISTA DRIVE, SUITE 100, RICHMOND, TEXAS 77407  
PH: 281-566-2100

SURVEYOR: **GBI PARTNERS, L.P.** ENGINEER: **LJA Engineering, Inc.**  
LAND SURVEYING CONSULTANTS PROFESSIONAL ENGINEER  
1904 W. Grand Parkway North Phone 713.953.5200  
Suite 100 Fax 713.953.5026  
Katy, Texas 77449 FRN-F-1386

JON P. BORDOVSKY, R.P.L.S. MICHAEL S. RUSK, P.E.  
REGISTERED PROFESSIONAL LAND SURVEYOR LICENSED PROFESSIONAL ENGINEER  
TEXAS REGISTRATION NO. 6405 TEXAS LICENSE NO. 89457



VICINITY MAP  
SCALE: 1" = 1/2 MILE  
KEY MAP NO. 651Y

- LEGEND**
- B.L. INDICATES BUILDING LINE
  - U.E. INDICATES UTILITY EASEMENT
  - D.E. INDICATES DRAINAGE EASEMENT
  - W.L.E. INDICATES WATERLINE EASEMENT
  - S.S.E. INDICATES SANITARY SEWER EASEMENT
  - STM.S.E. INDICATES STORM SEWER EASEMENT
  - F.M.E. INDICATES FORCE MAIN EASEMENT
  - F.B.C.P.R. INDICATES FORT BEND COUNTY PLAT RECORDS
  - F.B.C.O.R. INDICATES FORT BEND COUNTY OFFICIAL RECORDS
  - F.B.C.O.P.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
  - F.B.C.D.R. INDICATES FORT BEND COUNTY DEED RECORDS
  - INDICATES STREET NAME CHANGE
  - F.N. INDICATES FILE NUMBER
  - E.E. INDICATES ELECTRICAL EASEMENT
  - A.E. INDICATES AERIAL EASEMENT
  - R.O.W. INDICATES RIGHT OF WAY
  - (F) INDICATES FOUND 5/8" IR W/"L/A ENG" CAP
  - (S) INDICATES SET 5/8" IR W/"L/A ENG" CAP
  - I.R. INDICATES IRON ROD
  - RES. INDICATES RESERVE
  - ⊙ INDICATES PROPOSED STREET LIGHT

**FINAL PLAT OF  
SOUTHERN COLONY EXPANSION PHASE I  
SECTION 2**

A PLANNED UNIT DEVELOPMENT  
A SUBDIVISION OF 26.776 ACRES OF LAND SITUATED IN THE WILLIAM HALL LEAGUE, ABSTRACT 31, FORT BEND COUNTY, TEXAS; ALSO BEING A PARTIAL REPLAT OF LOTS 11 & 12 OF THE T.W. & J.W.B. HOUSE SUBDIVISION, AS RECORDED IN VOLUME 7, PAGE 301 OF THE FORT BEND COUNTY DEED RECORDS.

121 LOTS    7 RESERVES (2.189 ACRES)    5 BLOCKS  
AUGUST 24, 2020    JOB NO. 1931-8072C

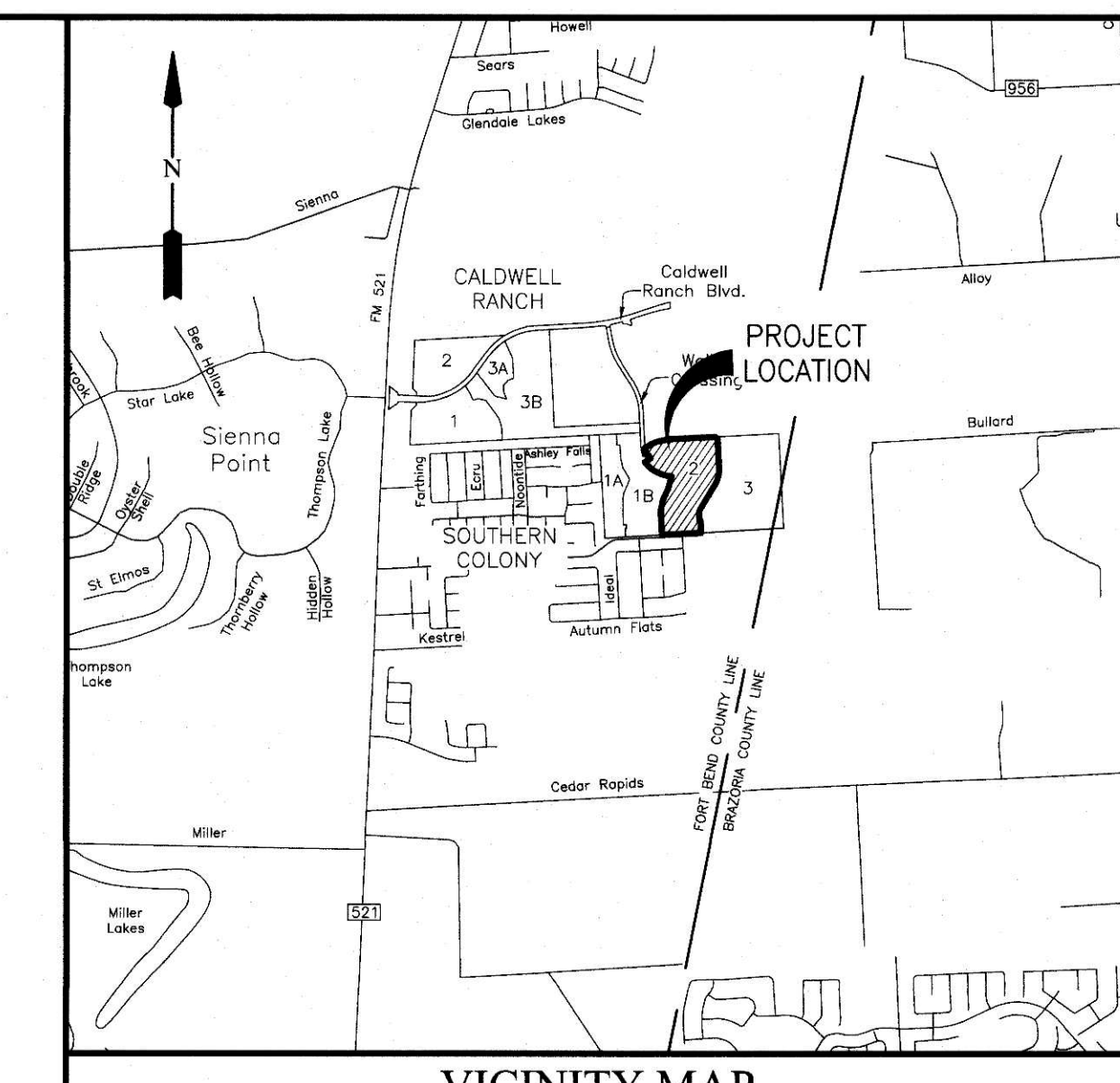
OWNERS:  
**D.R. HORTON-TEXAS, LTD.**  
A TEXAS LIMITED PARTNERSHIP  
JONATHAN WOODRUFF, ASSISTANT VICE PRESIDENT  
6744 HORTON VISTA DRIVE, SUITE 100, RICHMOND, TEXAS 77407  
PH: 281-566-2100

SURVEYOR: **GBI PARTNERS, L.P.** ENGINEER: **LJA Engineering, Inc.**  
LAND SURVEYING CONSULTANTS  
1904 W. Grand Parkway North    Phone 713.953.5200  
Suite 100    Fax 713.953.5026  
1424 VISTA ROAD, PASADENA, TX 77665    Katy, Texas 77449    FRN-F-1386  
PHONE 281-499-4539    www.gbisurvey.com  
2826242 FDDK # 10150500

RESERVE TABLE					
RESERVE	ACREAGE	SQ.FT.	TYPE	MAINTENANCE	
A	0.085	3,684	RESTRICTED TO LANDSCAPE/OPEN SPACE	HOA	
B	0.114	4,945	RESTRICTED TO LANDSCAPE/OPEN SPACE	HOA	
C	0.026	1,140	RESTRICTED TO LANDSCAPE/OPEN SPACE	HOA	
D	0.129	5,639	RESTRICTED TO LANDSCAPE/OPEN SPACE	HOA	
E	0.136	5,925	RESTRICTED TO LANDSCAPE/OPEN SPACE	HOA	
F	1.633	71,146	RESTRICTED TO PARK	HOA	
G	0.066	2,887	RESTRICTED TO DRAINAGE	BRAZORIA-FORT BEND COUNTIES MUD 3	
TOTAL	2.189	95,366			

JON P. BORDOVSKY, R.P.L.S.  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 6405

MICHAEL S. RUSK, P.E.  
LICENSED PROFESSIONAL ENGINEER  
TEXAS LICENSE NO. 89457



VICINITY MAP  
SCALE: 1" = 1/2 MILE  
KEY MAP NO. 651Y

- LEGEND**
- B.L. INDICATES BUILDING LINE
  - U.E. INDICATES UTILITY EASEMENT
  - D.E. INDICATES DRAINAGE EASEMENT
  - W.L.E. INDICATES WATERLINE EASEMENT
  - S.S.E. INDICATES SANITARY SEWER EASEMENT
  - STM.S.E. INDICATES STORM SEWER EASEMENT
  - F.M.E. INDICATES FORCE MAIN EASEMENT
  - F.B.C.P.R. INDICATES FORT BEND COUNTY PLAT RECORDS
  - F.B.C.O.R. INDICATES FORT BEND COUNTY OFFICIAL RECORDS
  - F.B.C.D.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
  - F.B.C.D.R. INDICATES FORT BEND COUNTY DEED RECORDS
  - INDICATES STREET NAME CHANGE
  - F.N. INDICATES FILE NUMBER
  - E.E. INDICATES ELECTRICAL EASEMENT
  - A.E. INDICATES AERIAL EASEMENT
  - R.O.W. INDICATES RIGHT OF WAY
  - (F) INDICATES FOUND 5/8" IR W/"LIA ENG" CAP
  - (S) INDICATES SET 5/8" IR W/"LIA ENG" CAP
  - I.R. INDICATES IRON ROD
  - RES. INDICATES RESERVE
  - ☆ INDICATES PROPOSED STREET LIGHT

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N 60°26'46" E	116.33'
L2	N 68°27'32" E	113.44'
L3	S 48°02'58" E	50.92'
L4	S 02°24'07" W	48.79'
L5	S 09°35'40" W	48.79'
L6	S 15°26'59" W	48.79'
L7	S 21°38'32" W	48.79'
L8	S 27°00'27" W	48.99'
L9	S 59°52'29" W	4.77'
L10	S 26°15'27" W	48.09'
L11	S 09°40'05" W	46.97'
L12	S 03°14'58" E	104.27'
L13	N 86°45'02" E	16.53'
L14	N 00°10'41" W	48.69'
L15	N 08°11'59" E	51.89'
L16	N 10°17'40" E	50.00'
L17	N 12°38'11" E	51.66'
L18	N 22°45'24" E	48.57'
L19	N 82°38'45" W	112.10'
L20	N 69°16'40" W	65.69'
L21	N 85°46'51" W	50.00'
L22	N 63°20'08" W	48.33'
L23	N 57°12'54" W	47.32'
L24	N 51°07'08" W	47.32'
L25	N 45°01'22" W	47.32'
L26	N 38°55'37" W	61.50'
L27	N 59°09'13" E	103.92'
L28	N 30°50'47" W	50.00'
L29	N 59°09'13" E	25.44'
L30	N 68°37'56" E	15.00'
L31	N 37°57'02" E	8.00'
L32	N 59°09'13" E	25.44'
L33	N 30°07'31" W	37.16'
L34	S 03°03'31" W	68.74'
L35	S 86°45'02" W	59.66'

**LINE TABLE**

LINE	BEARING	DISTANCE
L37	N 03°03'31" W	69.08'
L38	S 21°22'04" W	12.17'
L39	N 21°22'04" E	41.09'
L40	S 14°23'48" E	50.89'
L41	N 14°23'48" W	50.89'
L42	S 59°09'13" W	25.44'
L43	S 14°48'00" W	13.98'
L44	N 14°52'29" W	14.14'
L45	S 48°14'58" E	14.14'
L46	N 41°45'02" E	14.14'
L47	S 24°28'03" E	52.86'
L48	S 63°28'24" W	45.23'
L49	S 11°26'22" E	20.00'
L50	N 70°44'47" E	15.18'
L51	S 75°07'31" W	14.14'
L52	N 51°57'13" E	24.44'
L53	N 23°30'08" W	20.00'
L54	S 65°00'21" E	13.18'
L55	S 16°08'02" W	46.88'
L56	S 07°19'04" W	46.88'
L57	S 01°04'50" E	47.90'
L58	N 22°29'44" E	54.38'
L59	N 27°45'17" E	59.96'
L60	N 30°07'31" E	58.72'
L61	N 23°10'24" E	45.74'
L62	N 07°54'26" E	44.70'
L63	N 02°42'11" W	48.82'
L64	N 23°51'46" E	50.05'
L65	S 06°13'44" W	86.18'
L66	N 59°52'29" W	26.19'
L67	S 30°50'59" E	46.31'
L68	S 14°09'00" W	12.30'
L69	S 59°09'00" W	14.43'
L70	S 30°51'00" E	37.82'
L71	S 48°37'10" E	85.38'
L72	N 86°22'50" E	140.35'

**CURVE TABLE**

CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD
C1	25.00'	98°19'59"	42.91'	N 71°40'47" W	37.83'
C2	370.00'	17°42'38"	114.37'	N 13°39'29" W	113.91'
C3	800.00'	27°48'12"	388.21'	N 73°03'19" E	384.41'
C4	50.00'	89°59'14"	78.53'	S 48°02'58" E	70.70'
C5	315.00'	33°10'51"	182.42'	S 13°32'05" W	179.88'
C6	300.00'	33°11'01"	173.75'	S 13°32'00" W	171.33'
C7	300.00'	24°25'24"	127.88'	S 09°09'22" W	126.91'
C8	50.00'	90°11'27"	78.71'	N 48°09'14" E	70.83'
C9	450.00'	27°16'39"	214.24'	N 10°34'49" E	212.22'
C10	825.00'	27°48'12"	400.34'	N 73°03'19" E	396.42'
C11	25.00'	41°26'29"	18.08'	N 66°14'11" E	17.69'
C12	50.00'	165°44'49"	144.64'	S 51°36'38" E	99.23'
C13	25.00'	34°19'07"	14.97'	S 14°06'13" W	14.75'
C14	340.00'	33°10'51"	196.90'	S 13°32'05" W	194.16'
C15	25.00'	90°00'00"	39.27'	S 14°52'29" E	35.36'
C16	25.00'	90°00'00"	39.27'	S 75°07'31" W	35.36'
C17	275.00'	33°11'01"	158.27'	S 13°32'00" W	157.05'
C18	25.00'	90°11'27"	39.35'	S 48°09'14" E	35.41'
C19	25.00'	90°00'00"	39.27'	S 41°45'02" W	35.36'
C20	25.00'	89°59'58"	39.27'	S 48°14'58" E	35.36'
C21	25.00'	90°00'00"	39.27'	N 41°45'02" E	35.36'
C22	25.00'	90°00'00"	39.27'	N 48°14'58" W	35.36'
C23	25.00'	30°22'38"	13.25'	S 71°33'43" W	13.10'
C24	50.00'	150°56'43"	131.72'	N 48°09'14" W	96.80'
C25	25.00'	30°22'38"	13.25'	N 12°07'49" E	13.10'
C26	475.00'	7°41'48"	63.81'	N 00°47'23" E	63.76'
C27	25.00'	84°20'37"	36.80'	N 37°32'01" W	33.57'

**CURVE TABLE**

CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD
C28	25.00'	84°10'41"	36.73'	N 58°12'20" E	33.51'
C29	475.00'	8°06'09"	67.17'	N 20°10'04" E	67.12'
C30	25.00'	48°11'23"	21.03'	N 00°07'27" E	20.41'
C31	50.00'	27°22'46"	241.19'	S 65°46'51" E	66.67'
C32	25.00'	48°11'23"	21.03'	S 48°18'50" W	20.41'
C33	425.00'	27°16'39"	202.34'	S 10°34'49" W	200.43'
C34	25.00'	90°11'27"	39.35'	S 48°09'14" E	35.41'
C35	25.00'	89°49'33"	39.19'	N 41°50'46" E	35.30'
C36	325.00'	33°11'01"	188.23'	N 13°32'00" E	185.61'
C37	290.00'	33°10'51"	167.94'	N 13°32'05" E	165.61'
C38	25.00'	89°59'14"	39.26'	N 48°02'58" W	35.35'
C39	25.00'	90°00'46"	39.28'	S 41°57'02" W	35.36'
C40	325.00'	24°25'24"	138.54'	S 09°09'22" W	137.49'
C41	25.00'	82°10'55"	27.13'	S 09°43'24" E	25.82'
C42	50.00'	27°26'30"	237.46'	N 84°45'36" W	69.40'
C43	25.00'	29°55'35"	13.06'	N 36°19'51" E	12.91'
C44	275.00'	24°25'24"	117.22'	N 09°09'22" E	116.34'
C45	25.00'	89°59'14"	39.26'	N 48°02'58" W	35.35'
C46	775.00'	7°31'53"	101.87'	S 83°11'29" W	101.80'
C47	25.00'	93°49'21"	40.94'	S 32°30'52" W	36.51'
C48	25.00'	48°11'23"	21.03'	S 38°29'30" E	20.41'
C49	50.00'	27°22'46"	241.19'	S 75°36'12" W	66.67'
C50	25.00'	48°11'23"	21.03'	N 09°41'53" E	20.41'
C51	25.00'	93°49'21"	40.94'	N 61°18'29" W	36.51'
C52	775.00'	12°37'37"	170.80'	S 65°28'02" W	170.45'
C53	345.00'	17°46'10"	107.00'	S 39°44'05" E	106.57'

**BLOCK 1**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
1	7,065	50.00'
2	7,270	50.00'
3	7,306	50.00'
4	7,306	50.00'
5	7,183	50.00'
6	6,939	50.00'
7	6,909	50.00'
8	6,764	50.10'
9	6,500	50.00'
10	6,500	50.00'
11	6,500	50.00'
12	6,500	50.00'
13	6,500	50.00'
14	6,500	50.00'
15	6,500	50.00'
16	6,500	50.00'
17	6,453	50.42'
18	9,009	50.56'
19	11,920	50.63'
20	8,829	52.10'
21	6,240	50.01'
22	6,250	50.00'
23	6,250	50.00'
24	6,250	50.00'
25	6,250	50.00'
26	6,429	50.08'
27	6,870	50.02'
28	6,850	50.02'
29	6,835	50.02'
30	6,808	50.03'
31	7,352	60.00'

**BLOCK 2**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
1	5,926	50.00'
2	6,000	50.00'
3	6,250	50.00'
4	6,000	50.00'
5	6,000	50.00'
6	6,412	50.00'
7	7,090	67.51'
8	7,486	75.76'
9	6,476	55.95'
10	7,118	55.29'

**BLOCK 3**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
1	6,193	50.00'
2	6,250	50.00'
3	6,250	50.00'
4	6,250	50.00'
5	6,250	50.00'

**BLOCK 4**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
1	6,818	55.00'
2	7,044	55.57'
3	13,224	59.18'
4	11,166	59.33'
5	6,335	55.16'
6	6,480	54.00'
7	6,818	54.57'
8	7,855	60.53'

**BLOCK 5**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
1	7,920	60.31'
2	6,312	50.01'
3	6,000	50.00'
4	6,000	50.00'
5	6,070	50.00'
6	6,412	50.00'
7	6,783	50.00'
8	6,437	55.52'
9	6,438	53.03'
10	7,516	68.49'
11	6,178	52.33'
12	6,918	50.76'
13	6,701	50.00'
14	6,442	50.00'
15	6,189	50.00'
16	6,011	50.00'
17	6,302	54.83'
18	6,768	61.49'
19	6,768	61.49'
20	6,524	57.79'
21	6,000	50.00'
22	7,089	60.32'
23	7,081	60.00'
24	6,193	50.01'
25	6,699	50.03'
26	6,757	50.03'
27	6,828	50.03'
28	6,403	50.01'
29	6,000	50.00'
30	6,000	50.00'
31	6,000	50.00'
32	6,000	50.00'
33	6,000	50.00'
34	5,950	50.00'

**BLOCK 5**

LOT NO.	SQ.FT.	LOT WIDTH AT B.L.
35	7,046	58.72'
36	7,395	69.99'
37	7,323	69.69'
38	6,293	54.46'
39	6,000	50.00'
40	6,000	50.00'
41	6,000	50.00'
42	6,000	50.00'
43	7,067	60.00'
44	7,067	60.02'
45	6,000	50.00'
46	6,392	50.02'
47	7,025	50.26'
48	8,054	50.26'
49	8,290	52.43'
50	6,586	57.25'
51	7,026	64.37'
52	8,554	54.04'
53	6,701	50.17'
54	6,526	50.03'
55	7,820	68.35'
56	7,577	63.63'
57	6,700	50.00'
58	8,171	60.00'
59	10,497	69.58'
60	7,858	53.46'
61	9,465	50.87'
62	9,481	50.65'
63	8,983	50.65'
64	8,950	50.65'
65	8,531	50.65'
66	6,598	53.48'
67	9,062	69.87'

**FINAL PLAT OF  
SOUTHERN COLONY EXPANSION PHASE I  
SECTION 2**

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AUGUST 24, 2020 JOB NO. 1931-8072C