

PLAT RECORDING SHEET

PLAT NAME: Tamarron Section 33

PLAT NO: _____

ACREAGE: 30.673

LEAGUE: J.D. Vermillion Survey

ABSTRACT NUMBER: 339

NUMBER OF BLOCKS: 7

NUMBER OF LOTS: 125

NUMBER OF RESERVES: 15

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 OF THE 30.673 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF TAMARRON SECTION 33, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION PLAT OF SAID PROPERTY ACCORDING TO THE LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREETS, IF APPLICABLE), 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 UNOBTSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11' 6") FOR TEN FEET (10' 0") PERMETER GROUND EASEMENTS OR SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERMETER 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 UNOBTSTRUCTED 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 ORIGINALLY 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, EXCESSIVE VEGETATION AND OTHER OBSTRUCTIONS TO OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY AND THAT SUCH ADJUTING 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 TAMARRON SECTION 33 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.

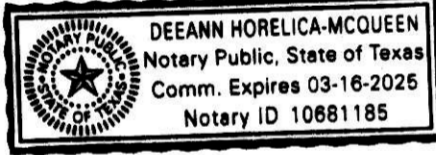
THIS 20th DAY OF April, 2021.

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 20th DAY OF April, 2021.



NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

I, MELONY F. GAY, 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.

Melony F. Gay
MELONY F. GAY, P.E.
LICENSED PROFESSIONAL ENGINEER
TEXAS LICENSE NO. 85459



I, GARY D. NUTTER, A REGISTERED PROFESSIONAL LAND SURVEYOR, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO FRACTICE 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, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN 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 "LJA SURVEY" UNLESS OTHERWISE NOTED.



THIS PLAT OF TAMARRON SECTION 33 IS APPROVED BY THE CITY PLANNING COMMISSION OF THE CITY OF FULSHEAR, TEXAS
THIS 2nd DAY OF October, 2020.

Amy Pearce
AMY PEARCE, CHAIR

DESCRIPTION OF
30.673 ACRES
TAMARRON SECTION 33

Being 30.673 acres of land located in the J. D. Vermillion Survey, Abstract Number 339, Fort Bend County, Texas, more particularly being a portion of that certain called 686.0183 acre tract, described as "Tract 1" conveyed to D. R. Horton - Texas, Ltd., by an instrument of record in File Number 2013000056 of the Official Public Records of said Fort Bend County, Texas (F.B.C.P.R.), said 30.673 acre tract being more particularly described by metes and bounds as follows (all bearings referenced to the Texas Coordinate System, South Central Zone, NAD83):

BEGINNING at a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for the northeast corner of Reserve "B" as shown on Tamarron Section 7, a subdivision of record under Plat Number 20150019, of the Plat Records of said Fort Bend County, Texas (F.B.C.P.R.), same being on the south right-of-way line of Tamarron Crossing (100 feet wide) as shown on Tamarron Section 22, a subdivision of record under Plat Number 20150211, F.B.C.P.R.;

Thence, departing the south right-of-way line of said Tamarron Crossing, along the westerly lines of said Tamarron Section 7 the following five (5) courses:

- 1. South 21° 41' 54" East, 13.27 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 2. South 05° 25' 51" East, 88.27 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 3. South 20° 06' 16" East, 130.13 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 4. South 42° 27' 03" East, 112.30 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 5. South 00° 48' 58" West, 175.00 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a north corner of Reserve "D" as shown on Tamarron Section 3, a subdivision of record under Plat Number 20140157, F.B.C.P.R.;

Thence, South 57° 24' 43" East, departing a south line of aforementioned Tamarron Section 7, along a northwesterly line of said Tamarron Section 3, 110.92 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a northwesterly corner of said Tamarron Section 3;

Thence, South 37° 25' 16" West, along a northwesterly line of said Tamarron Section 3, 185.00 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a northwesterly corner of Colorado Bend Drive (80 feet wide) as shown on said Tamarron Section 3, the beginning of a curve;

Thence, continuing along a northwesterly line of said Tamarron Section 3 and 5.95 feet along the arc of a non-tangent curve to the left, having a radius of 270.00 feet, a central angle of 01° 15' 48", and a chord which bears North 53° 38' West, 5.95 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a northwesterly corner of said Tamarron Section 3;

Thence, South 43° 35' 22" West, continuing along a northwesterly line of said Tamarron Section 3, 137.34 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a northwesterly corner of said Tamarron Section 3, said point being on the arc of a curve on the northerly line of that certain called 49.033 acre tract conveyed to F.B.C.M.U.D. No. 182 by an instrument of record under File Number 2017129621, F.B.C.P.R., corrected in File Number 2018018118, F.B.C.P.R., the beginning of a curve;

Thence, along the northerly lines of said 49.033 acre tract the following eight (8) courses:

- 1. 188.71 feet along the arc of a non-tangent curve to the left, having a radius of 135.00 feet, a central angle of 89° 05' 21", and a chord which bears South 78° 32' 07" West, 173.71 feet to a point for corner;
- 2. South 58° 20' 40" West, 157.51 feet to a point for corner;
- 3. South 03° 06' 48" East, 269.74 feet to a point for corner;

| CURVE TABLE | | | | | |
|-------------|---------|------------|---------|---------------|---------|
| CURVE | RADIUS | DELTA | ARC | CHORD BEARING | CHORD |
| C1 | 2450.00 | 314°02' | 138.29 | S 84°51'54" E | 138.27 |
| C2 | 25.00 | 84°45'50" | 36.99 | S 44°06'00" E | 33.70 |
| C3 | 25.00 | 92°13'12" | 40.24 | N 44°23'31" E | 38.03 |
| C4 | 2450.00 | 16°31'29" | 706.61 | N 82°14'22" E | 704.16 |
| C5 | 25.00 | 88°29'42" | 38.61 | S 61°46'32" E | 34.89 |
| C6 | 25.00 | 88°29'42" | 38.61 | N 28°43'11" E | 34.89 |
| C7 | 2450.00 | 2°39'56" | 113.98 | N 69°38'04" E | 113.97 |
| C8 | 270.00 | 11°15'48" | 5.95 | N 53°12'38" W | 5.95 |
| C9 | 135.00 | 80°05'21" | 188.71 | S 78°32'07" W | 173.71 |
| C10 | 300.00 | 3°42'26" | 19.41 | S 00°08'08" W | 19.41 |
| C11 | 2625.00 | 23°42'42" | 1086.34 | N 84°19'40" E | 1078.61 |
| C12 | 300.00 | 2°31'49" | 13.25 | S 16°15'46" E | 13.25 |
| C13 | 300.00 | 2°31'49" | 13.25 | S 16°15'46" E | 13.25 |
| C14 | 55.00 | 91°11'52" | 87.54 | S 28°04'16" W | 78.59 |
| C15 | 2925.00 | 16°56'12" | 884.83 | S 82°08'18" W | 861.49 |
| C16 | 55.00 | 92°21'21" | 88.66 | S 44°25'44" W | 79.36 |
| C17 | 600.00 | 8°54'25" | 93.27 | S 06°12'09" E | 93.18 |
| C18 | 55.00 | 53°42'45" | 51.56 | S 25°06'28" W | 49.69 |
| C19 | 305.00 | 36°17'15" | 193.17 | S 70°06'26" W | 189.95 |
| C20 | 300.00 | 14°10'11" | 74.19 | N 59°39'49" W | 74.00 |
| C21 | 30.00 | 9°11'749" | 47.80 | S 44°44'03" W | 42.90 |
| C22 | 340.00 | 2°54'12" | 17.23 | S 00°32'15" W | 17.23 |
| C23 | 25.00 | 9°12'657" | 39.07 | S 43°44'08" E | 35.80 |
| C24 | 2955.00 | 16°37'45" | 753.15 | N 82°13'31" E | 750.51 |
| C25 | 25.00 | 9°35'240" | 40.98 | N 26°58'18" E | 35.53 |
| C26 | 500.00 | 2°26'21" | 21.29 | N 18°44'51" W | 21.28 |
| C27 | 30.00 | 88°22'57" | 46.28 | N 61°43'09" W | 41.82 |
| C28 | 30.00 | 88°22'57" | 46.28 | S 26°39'48" W | 41.82 |
| C29 | 500.00 | 9°10'10" | 80.02 | S 12°56'36" E | 79.33 |
| C30 | 500.00 | 6°38'20" | 57.94 | S 11°40'41" E | 57.90 |
| C31 | 270.00 | 2°31'49" | 11.92 | S 16°15'46" E | 11.92 |
| C32 | 25.00 | 17°31'40" | 7.65 | S 28°17'31" E | 7.62 |
| C33 | 50.00 | 128°22'12" | 110.28 | S 28°07'45" W | 89.25 |
| C34 | 25.00 | 1°57'46" | 7.84 | S 82°19'58" W | 7.81 |
| C35 | 2955.00 | 4°57'26" | 256.67 | S 75°49'49" W | 255.59 |
| C36 | 25.00 | 85°33'00" | 37.33 | S 35°32'02" W | 33.96 |
| C37 | 630.00 | 5°29'31" | 60.39 | S 04°29'42" E | 60.36 |
| C38 | 25.00 | 35°39'58" | 15.56 | S 19°34'56" E | 15.31 |
| C39 | 50.00 | 125°02'41" | 109.12 | S 25°06'28" W | 88.72 |
| C40 | 25.00 | 35°39'58" | 15.56 | S 69°47'48" W | 15.31 |
| C41 | 335.00 | 36°17'15" | 212.17 | S 70°06'26" W | 208.64 |

| CURVE TABLE | | | | | |
|-------------|---------|------------|--------|---------------|--------|
| CURVE | RADIUS | DELTA | ARC | CHORD BEARING | CHORD |
| C42 | 25.00 | 90°00'00" | 39.27 | N 43°15'03" E | 35.36 |
| C43 | 25.00 | 16°29'08" | 7.19 | N 09°59'31" W | 7.17 |
| C44 | 50.00 | 125°09'50" | 109.23 | N 44°20'50" E | 88.77 |
| C45 | 25.00 | 15°57'04" | 6.96 | S 81°02'47" E | 6.94 |
| C46 | 2895.00 | 1°17'25" | 65.20 | S 89°40'02" E | 65.20 |
| C47 | 25.00 | 91°05'53" | 38.75 | N 44°08'19" E | 35.69 |
| C48 | 25.00 | 88°49'27" | 38.76 | N 45°49'21" W | 34.99 |
| C49 | 2655.00 | 6°19'42" | 293.24 | N 87°04'13" W | 293.09 |
| C50 | 2595.00 | 2°50'14" | 128.50 | S 85°08'35" E | 128.49 |
| C51 | 25.00 | 91°26'57" | 39.90 | N 47°42'48" E | 35.80 |
| C52 | 260.00 | 3°42'26" | 16.82 | N 00°08'08" E | 16.82 |
| C53 | 260.00 | 0°58'31" | 4.43 | N 02°12'21" W | 4.43 |
| C54 | 30.00 | 83°40'57" | 43.82 | N 44°32'05" W | 40.02 |
| C55 | 270.00 | 3°22'39" | 15.92 | N 54°16'03" W | 15.91 |
| C56 | 25.00 | 48°30'10" | 21.16 | N 80°12'27" W | 20.54 |
| C57 | 50.00 | 265°12'48" | 231.44 | N 28°08'52" E | 73.60 |
| C58 | 25.00 | 38°32'29" | 16.82 | S 38°30'59" E | 16.50 |
| C59 | 330.00 | 5°12'30" | 30.00 | S 55°10'58" E | 29.99 |
| C60 | 25.00 | 88°49'27" | 38.76 | N 43°00'06" E | 34.99 |
| C61 | 2655.00 | 13°43'10" | 635.74 | N 80°33'14" E | 634.22 |
| C62 | 25.00 | 91°18'29" | 39.84 | S 69°39'06" E | 35.76 |
| C63 | 330.00 | 2°31'49" | 14.57 | N 16°15'46" W | 14.57 |
| C64 | 25.00 | 91°11'52" | 39.79 | S 28°04'16" W | 35.72 |
| C65 | 2895.00 | 13°49'18" | 698.37 | S 80°34'51" W | 696.67 |
| C66 | 25.00 | 91°05'53" | 39.75 | N 46°57'34" W | 35.69 |
| C67 | 25.00 | 90°00'00" | 39.27 | N 46°44'57" W | 35.36 |
| C68 | 25.00 | 92°21'21" | 40.30 | N 44°25'44" E | 36.07 |
| C69 | 2955.00 | 4°02'19" | 208.28 | N 88°35'15" E | 208.24 |
| C70 | 25.00 | 91°40'58" | 40.00 | S 47°35'26" E | 35.87 |
| C71 | 25.00 | 90°00'00" | 39.27 | S 43°15'03" W | 35.36 |
| C72 | 25.00 | 101°23'07" | 44.24 | N 52°28'30" W | 38.69 |
| C73 | 25.00 | 86°11'59" | 37.61 | N 41°21'03" E | 34.16 |
| C74 | 2955.00 | 4°01'20" | 207.45 | N 82°26'22" E | 207.40 |
| C75 | 25.00 | 93°00'57" | 40.99 | S 53°03'49" E | 36.27 |
| C76 | 570.00 | 4°48'24" | 47.82 | S 04°09'09" E | 47.80 |
| C77 | 25.00 | 53°42'45" | 23.44 | S 25°06'26" W | 22.59 |
| C78 | 275.00 | 24°54'08" | 119.52 | S 64°24'53" W | 118.58 |
| C79 | 260.00 | 4°40'57" | 21.25 | S 00°21'08" E | 21.24 |
| C80 | 205.00 | 12°47'13" | 45.75 | N 68°08'57" E | 45.66 |
| C81 | 2600.00 | 0°14'46" | 11.17 | S 83°37'01" E | 11.17 |

- 4. South 46° 47' 15" West, 142.14 feet to a point for corner;
- 5. South 67° 17' 15" West, 136.67 feet to a point for corner;
- 6. South 75° 29' 06" West, 76.90 feet to a point for corner;
- 7. South 84° 52' 51" West, 73.79 feet to a point for corner;
- 8. South 88° 15' 03" West, 503.55 feet to a point for corner;

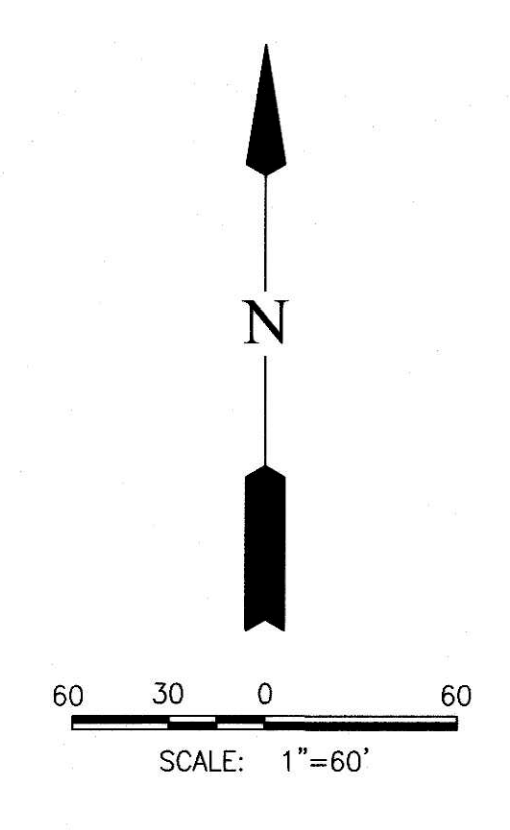
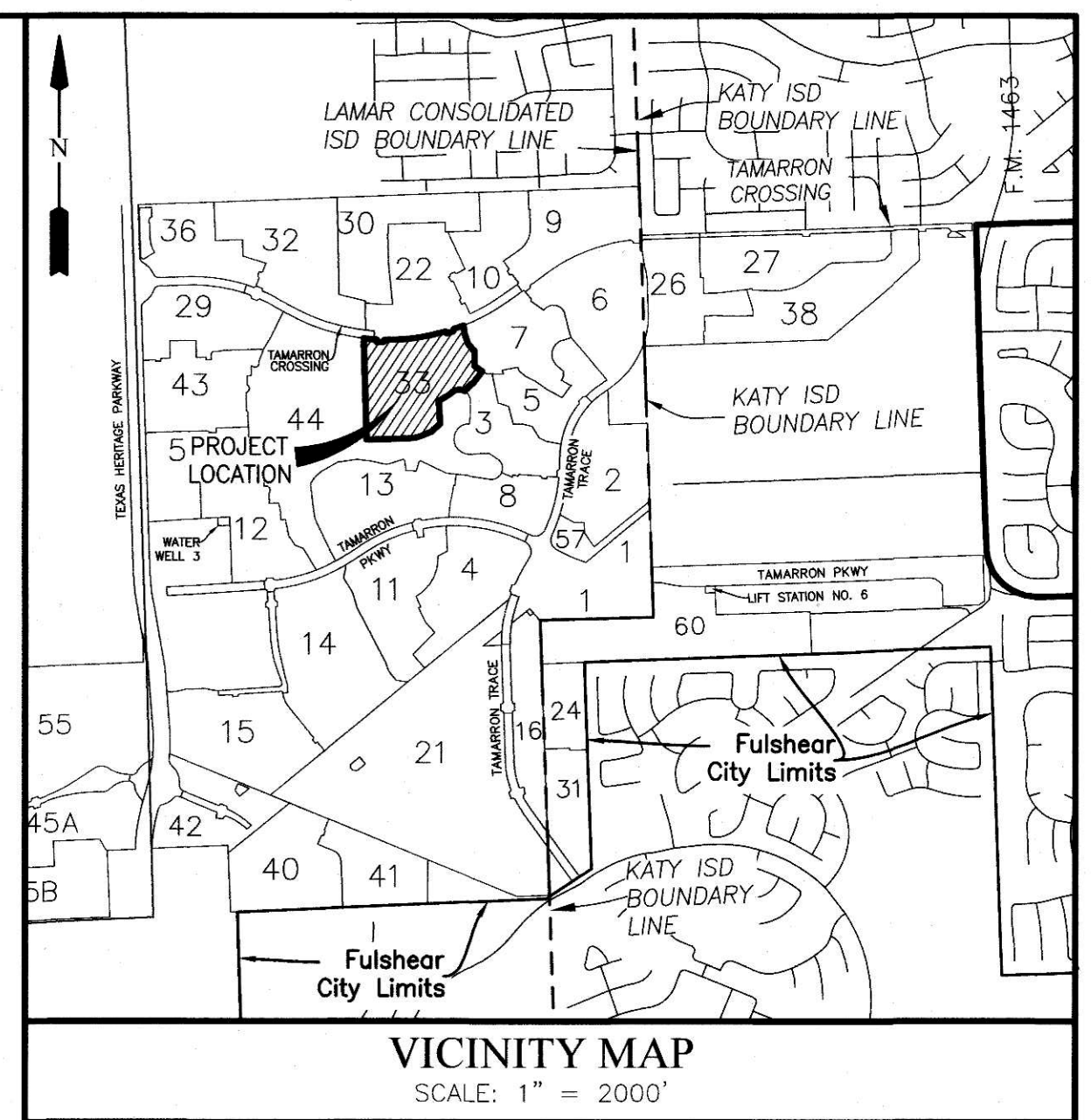
Thence, North 01° 43' 05" West, departing a north line of aforementioned 49.033 acre tract, 1,204.59 feet to a point for corner on the arc of a curve on the south right-of-way line of Tamarron Crossing (100 feet wide) as shown on Tamarron Crossing Section 1 Street Dedication, a subdivision of record under Plat Number 20170061, F.B.C.P.R., the beginning of a curve;

Thence, along the south right-of-way line of said Tamarron Crossing, along the arc of a non-tangent curve to the left, having a radius of 2,450.00 feet, passing at an arc length of 123.80 feet a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for the southeast corner of said Tamarron Crossing Section 1 Street Dedication, some being the southwest corner of Tamarron Crossing as shown on the aforementioned Tamarron Crossing Section 22, continuing along the south right-of-way line of said Tamarron Crossing for a total arc length of 138.29 feet, through a central angle of 03° 14' 02", and a chord which bears South 84° 51' 54" East, 138.27 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for a southerly corner of said Tamarron Crossing, the beginning of a reverse curve;

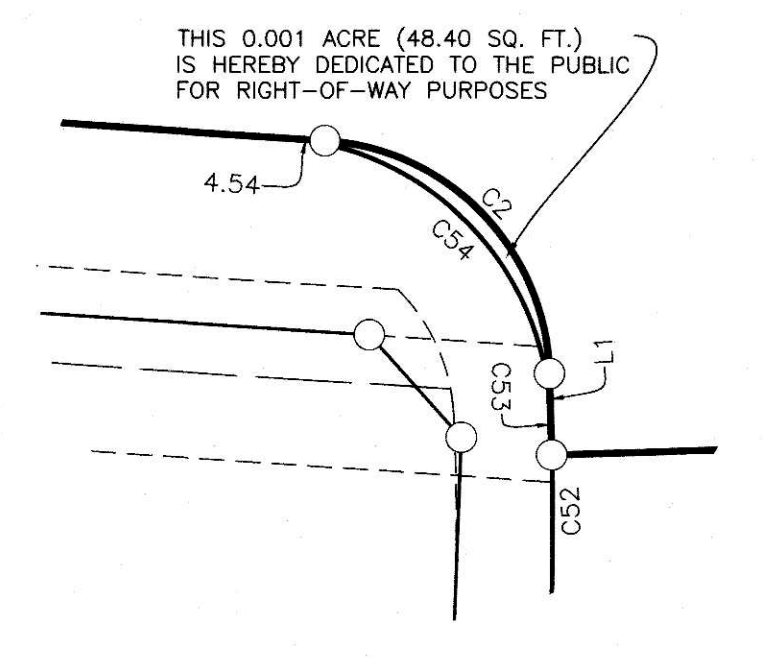
Thence, along the south right of way line of said Tamarron Crossing the following nine (9) courses:

- 1. 36.99 feet along the arc of a tangent curve to the right, having a radius of 25.00 feet, a central angle of 84° 45' 50", and a chord which bears South 44° 06' 00" East, 33.70 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 2. South 01° 43' 05" East, 8.47 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for the southwest corner of Kobuk Valley Way (80 feet wide at this point);
- 3. North 88° 16' 55" East, 80.00 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for the southeast corner of Kobuk Valley Way, the beginning of a curve;
- 4. 40.24 feet along the arc of a non-tangent curve to the right, having a radius of 25.00 feet, a central angle of 92° 13' 12", and a chord which bears North 44° 23' 31" East, 36.03 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner, the beginning of a reverse curve;
- 5. 706.61 feet along the arc of a tangent curve to the left, having a radius of 2,450.00 feet, a central angle of 16° 31' 29", and a chord which bears North 82° 14' 22" East, 704.16 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner, the beginning of a reverse curve;
- 6. 38.61 feet along the arc of a tangent curve to the right, having a radius of 25.00 feet, a central angle of 88° 29' 42", and a chord which bears South 61° 46' 32" East, 34.89 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner;
- 7. North 72° 28' 19" East, 80.00 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner, the beginning of a curve;
- 8. 38.61 feet along the arc of a non-tangent curve to the right, having a radius of 25.00 feet, a central angle of 88° 29' 42", and a chord which bears North 26° 43' 11" East, 34.89 feet to a 5/8-inch iron rod with cap stamped "LJA ENG" previously set for corner, the beginning of a reverse curve;
- 9. 113.98 feet along the arc of a tangent curve to the left, having a radius of 2,450.00 feet, a central angle of 02° 39' 56", and a chord which bears North 69° 38' 04" East, 113.97 feet to the POINT OF BEGINNING and containing 30.673 acres of land.

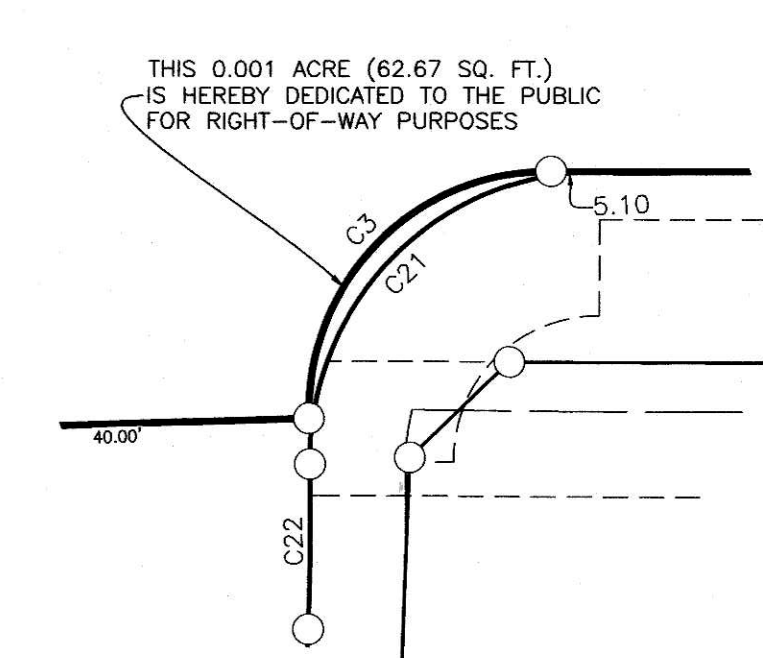
| LINE TABLE | | |
|------------|---------------|----------|
| LINE | BEARING | DISTANCE |
| L1 | S 01°43'05" E | 8.47 |
| L2 | N 88°16'55" E | 80.00 |
| L3 | N 72°28'19" E | 80.00 |



- LEGEND**
- B.L. INDICATES BUILDING LINE
 - U.E. INDICATES UTILITY EASEMENT
 - D.E. INDICATES DRAINAGE EASEMENT
 - W.L.E. INDICATES WATER LINE EASEMENT
 - S.S.E. INDICATES SANITARY SEWER EASEMENT
 - STM.S.E. INDICATES STORM SEWER 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
 - S.N. INDICATES SEE NOTE
 - EXIST. INDICATES EXISTING
 - F.M.E. INDICATES FORCE MAIN EASEMENT
 - P.V.T. INDICATES PRIVATE



INSET "A"
SCALE: 1"=20'



INSET "B"
SCALE: 1"=20'

FORT BEND COUNTY M.U.D. NO. 182
CALLED 49.033 ACRES
FILE NO. 2017129621, F.B.C.O.P.R.;
CORRECTED IN
FILE NO. 2018016118, F.B.C.O.P.R.

TAMARRON SECTION 33

A SUBDIVISION OF 30.673 ACRES OF LAND LOCATED IN THE
J.D. VERMILLION SURVEY, ABSTRACT 339,
FORT BEND COUNTY, TEXAS.

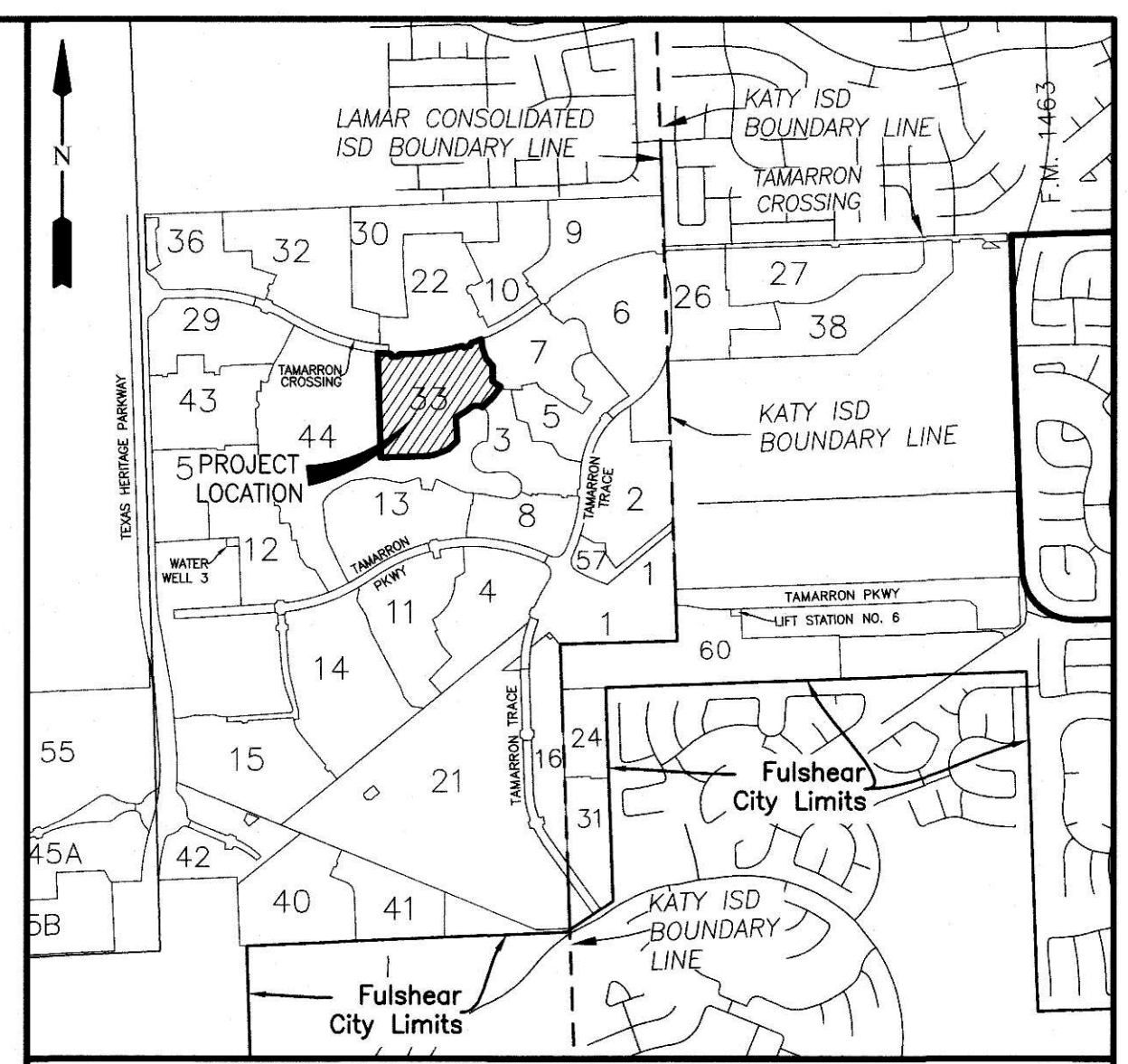
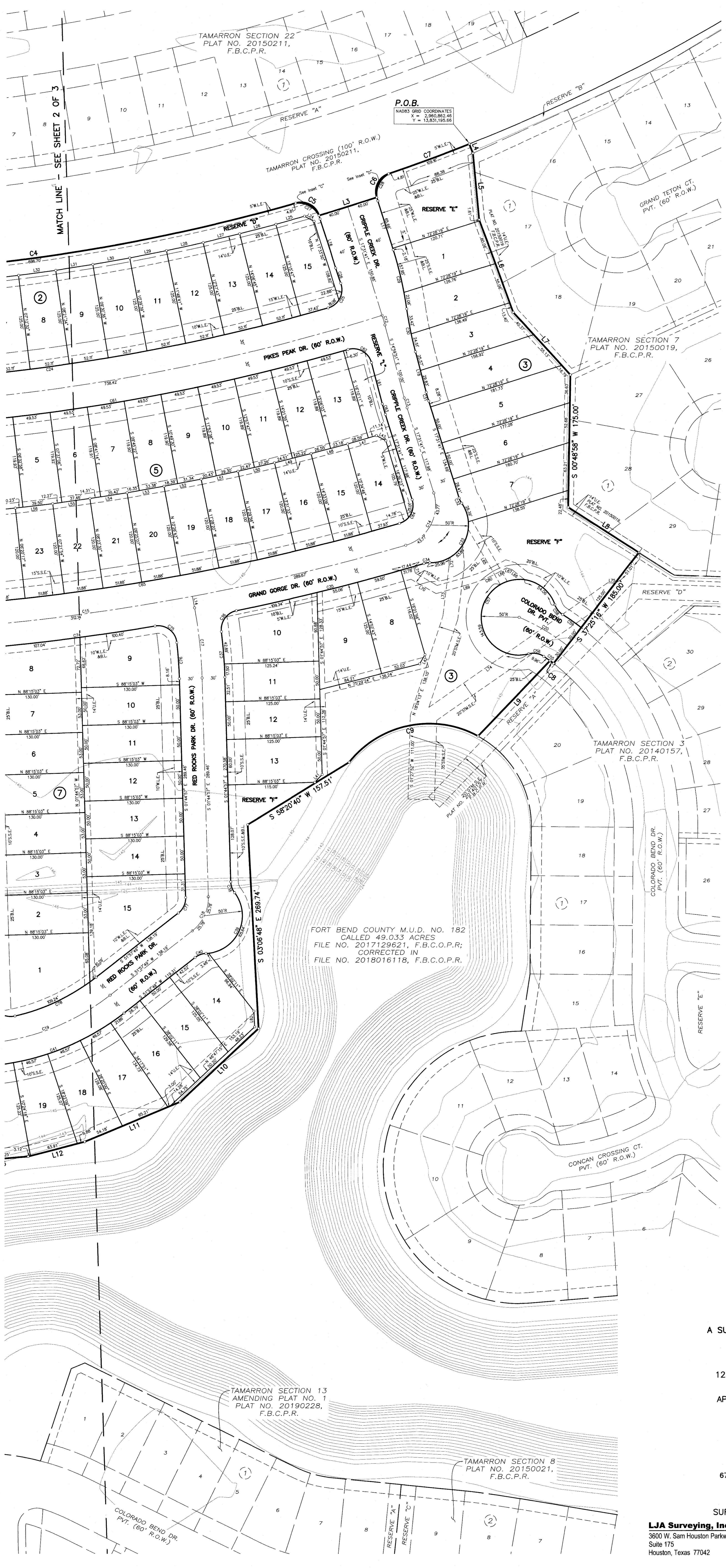
125 LOTS 15 RESERVES (3.331 ACRES) 7 BLOCKS

APRIL 07, 2021 JOB NO. 1931-6033C

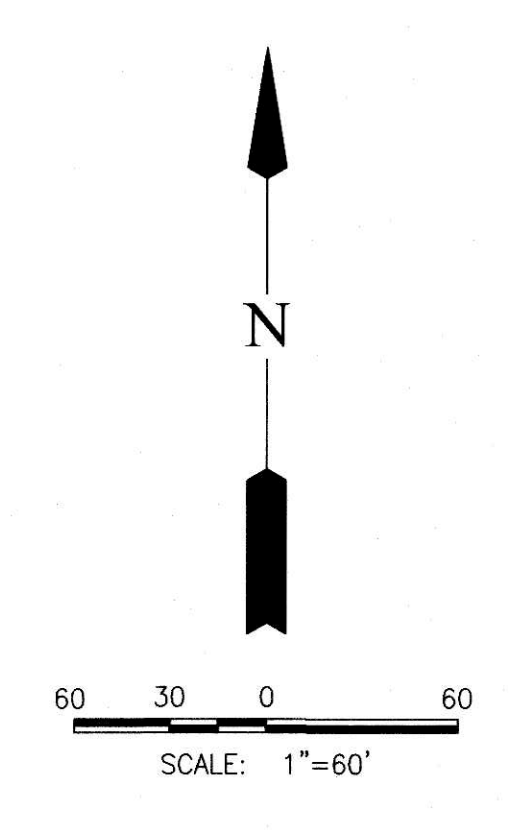
OWNERS:
D.R. HORTON - TEXAS, LTD.
A TEXAS LIMITED PARTNERSHIP
JONATHAN WOODRUFF, ASSISTANT VICE PRESIDENT
6744 HORTON VISTA DRIVE, SUITE 100, RICHMOND, TEXAS 77407
PH: 281-566-2100

SURVEYOR:
LJA Surveying, Inc.
3600 W. Sam Houston Parkway S. Suite 175
Houston, Texas 77042
Phone 713.953.5200
Fax 713.953.5026
T.B.P.E.L.S. Firm No. 10194382

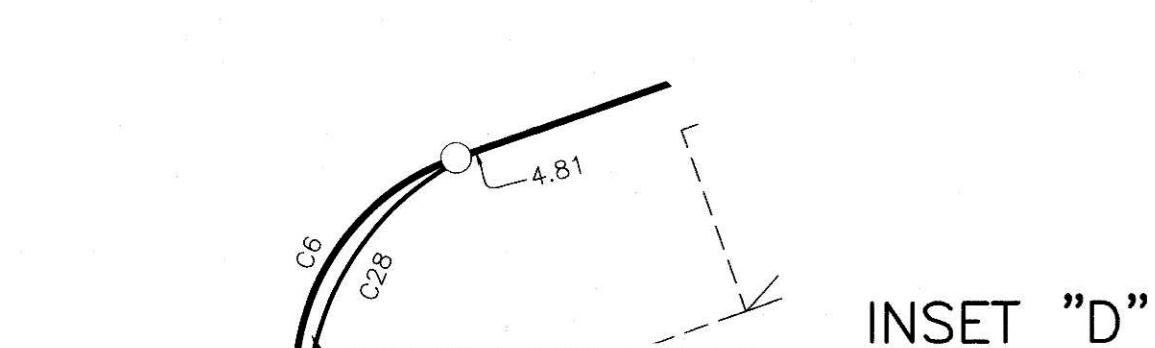
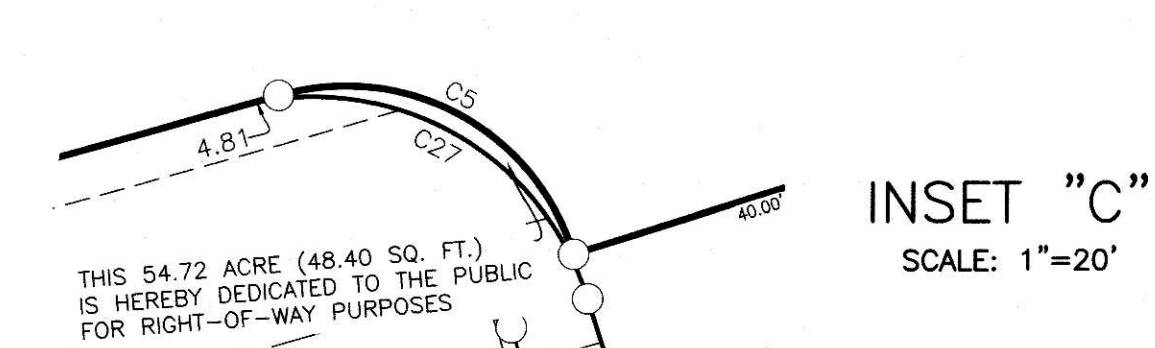
ENGINEER:
LJA Engineering, Inc.
1904 W. Grand Parkway North Suite 100
Katy, Texas 77449
Phone 713.953.5200
Fax 713.953.5026
FRN-F-1386



VICINITY MAP
SCALE: 1" = 2000'
KEY MAP NO. 483P



- LEGEND**
- B.L. INDICATES BUILDING LINE
 - U.E. INDICATES UTILITY EASEMENT
 - D.E. INDICATES DRAINAGE EASEMENT
 - W.L.E. INDICATES WATER LINE EASEMENT
 - S.S.E. INDICATES SANITARY SEWER EASEMENT
 - STM.S.E. INDICATES STORM SEWER 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
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FORT BEND COUNTY M.U.D. NO. 182
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1904 W. Grand Parkway North Suite 100
Katy, Texas 77449



Path Name: I:\Projects\PLATTING\1931\JOB_PLATS\Tamarron\TamarronSec-33.dwg CAD: JAP MYLAR CHECK: