

PLAT RECORDING SHEET

PLAT NAME: Emberly Section One

PLAT NO: _____

ACREAGE: 35.74

LEAGUE: Gabriel Cole $\frac{3}{4}$ League

ABSTRACT NUMBER: A-19

NUMBER OF BLOCKS: 8

NUMBER OF LOTS: 178

NUMBER OF RESERVES: 3

OWNERS: Astro Rosenberg LP.,

(DEPUTY CLERK)

Curve Table						
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C1	30.00'	90°00'00"	47.12'	S26°12'00"W	42.43'	30.00'
C2	2100.00'	29°51'54"	1094.61'	N86°07'57"E	1082.26'	560.04'
C3	30.00'	91°48'52"	48.07'	S33°01'47"E	43.09'	30.96'
C4	30.00'	92°37'10"	48.50'	N59°11'07"E	43.39'	31.40'
C5	2100.00'	7°38'13"	279.91'	S70°41'12"E	279.70'	140.16'
C6	230.00'	11°37'15"	46.65'	N37°05'17"W	46.57'	23.40'
C7	275.00'	12°28'40"	59.89'	N25°02'19"W	59.77'	30.06'
C8	230.00'	48°46'04"	195.77'	S43°11'02"E	189.91'	104.25'
C9	180.00'	56°23'43"	177.17'	S39°22'12"E	170.11'	96.51'
C10	150.00'	68°20'37"	178.92'	S56°36'15"W	168.50'	101.83'
C11	300.00'	61°4'56"	32.72'	S03°54'02"W	32.70'	16.38'
C12	100.00'	59°01'57"	103.03'	N61°15'35"E	98.53'	56.61'
C13	50.00'	101°57'39"	88.98'	N19°14'13"W	77.69'	61.70'
C14	1925.00'	30°18'12"	1018.12'	N85°22'09"W	1006.30'	521.27'
C15	300.00'	57°02'49"	298.70'	S50°57'21"W	286.51'	163.05'
C16	65.00'	47°22'21"	53.74'	S43°53'25"E	52.22'	28.51'
C17	50.00'	88°36'17"	77.32'	N64°29'51"W	69.84'	48.80'
C18	25.00'	90°00'00"	39.27'	S63°48'00"E	35.36'	25.00'
C19	25.00'	90°00'00"	39.27'	S26°12'00"W	35.36'	25.00'
C20	25.00'	40°12'40"	17.55'	N64°29'51"W	15.19'	9.15'
C21	50.00'	169°31'33"	147.94'	N64°14'54"W	99.58'	545.49'
C22	25.00'	40°42'35"	17.76'	S00°09'35"W	17.39'	9.28'
C23	25.00'	90°00'00"	39.27'	N67°25'56"E	35.36'	25.00'
C24	25.00'	85°46'20"	37.43'	N20°27'14"W	34.03'	23.22'

Curve Table						
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C25	25.00'	481°1'23"	21.03'	N87°28'05"W	20.41'	11.18'
C26	50.00'	276°22'46"	241.19'	S26°39'36"W	66.67'	44.72'
C27	25.00'	481°1'23"	21.03'	S39°14'42"E	20.41'	11.18'
C28	25.00'	81°47'12"	35.69'	N75°46°00"E	32.73'	21.65'
C29	25.00'	881°0'17"	38.47'	N56°57'40"E	34.79'	24.21'
C30	25.00'	87°28'33"	38.17'	S30°51'45"E	34.57'	23.92'
C31	25.00'	36°37'57"	15.98'	S88°34'44"E	15.71'	8.28'
C32	50.00'	168°02'22"	146.64'	N22°52'32"W	99.46'	477.29'
C33	25.00'	35°47'18"	15.62'	S43°15'00"W	15.36'	8.07'
C34	25.00'	90°00'00"	39.27'	S45°46'34"W	35.36'	25.00'
C35	25.00'	90°00'00"	39.27'	N44°13'26"W	35.36'	25.00'
C36	25.00'	90°00'00"	39.27'	S22°34'04"E	35.36'	25.00'
C37	270.00'	7°37'39"	35.94'	N14°59'10"W	35.92'	18.00'
C38	25.00'	90°00'00"	39.27'	N22°34'04"W	35.36'	25.00'
C39	25.00'	90°00'00"	39.27'	N67°25'56"E	35.36'	25.00'
C40	230.00'	361°7'24"	145.68'	S49°25'21"E	143.25'	75.38'
C41	25.00'	90°00'00"	39.27'	S22°34'04"E	35.36'	25.00'
C42	25.00'	91°31'41"	39.94'	N38°44'21"W	35.82'	25.68'
C43	25.00'	90°00'00"	39.27'	N45°46'34"E	35.36'	25.00'
C44	25.00'	90°00'00"	39.27'	N67°25'56"E	35.36'	25.00'
C45	25.00'	91°31'41"	39.94'	S52°47'20"W	35.82'	25.68'
C46	25.00'	90°00'00"	39.27'	S44°13'26"E	35.36'	25.00'
C47	25.00'	90°00'00"	39.27'	N22°34'04"W	35.36'	25.00'
C48	25.00'	90°00'00"	39.27'	S67°25'56"W	35.36'	25.00'

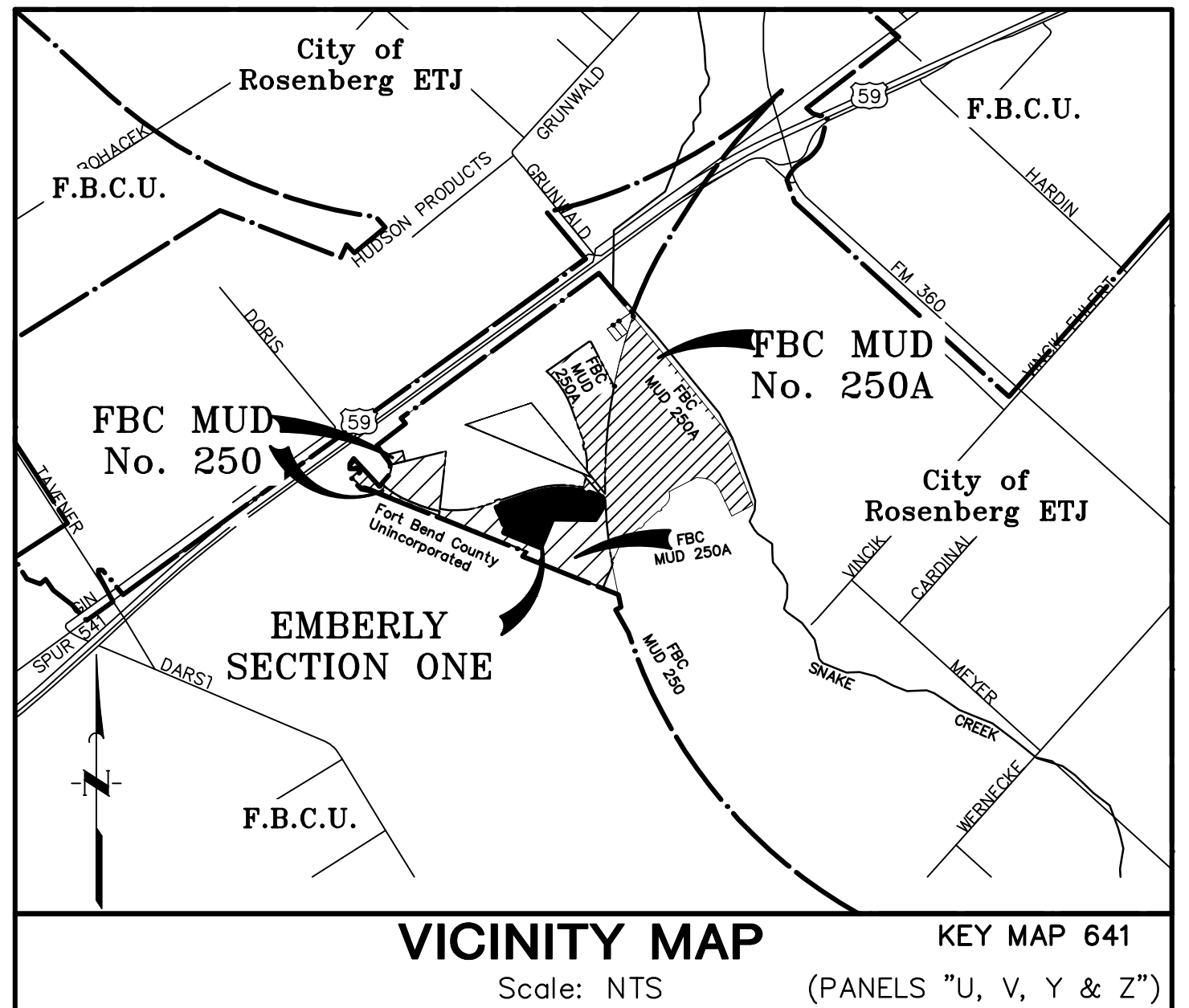
Line Table		
Line	Bearing	Distance
L1	N71°12'00"E	100.00'
L2	N18°48'00"W	11.00'
L3	S76°28'38"E	100.01'
L4	S23°07'55"E	25.36'
L5	S18°49'16"E	165.64'
L6	S31°44'37"W	346.12'
L7	N89°13'26"E	865.99'
L8	S76°46'07"W	23.77'
L9	S21°45'30"E	50.00'
L10	S22°55'56"W	127.00'
L11	N58°43'40"W	63.40'
L12	N48°31'28"W	60.00'
L13	N00°42'41"E	13.43'
L14	N47°06'46"E	117.00'
L15	N31°16'39"W	109.30'
L16	N18°48'00"W	194.16'
L17	N18°48'00"W	299.55'
L18	N67°34'04"W	767.30'
L19	N22°25'56"E	152.00'
L20	S22°55'56"W	493.91'

Line Table		
Line	Bearing	Distance
L21	S89°13'26"E	736.50'
L22	S00°46'34"W	347.75'
L23	N00°10'29"E	62.93'
L24	N31°44'21"E	96.68'
L25	N67°07'01"E	8.80'
L26	S12°52'32"W	147.69'
L27	S63°20'24"E	103.75'
L28	S22°25'56"W	575.96'
L29	S67°34'04"E	208.24'
L30	N20°11'42"W	102.48'
L31	S25°47'31"W	10.00'
L32	N71°21'00"E	289.29'
L33	N18°40'00"E	12.35'
L34	N11°10'20"W	64.31'
L35	S18°48'00"E	114.69'
L36	S26°12'00"W	14.14'
L37	S71°21'00"W	326.15'
L38	N76°44'10"E	94.34'
L39	S20°10'42"E	186.57'
L40	S26°05'38"E	28.27'

Line Table		
Line	Bearing	Distance
L41	S67°34'04"E	146.00'
L42	S39°11'41"W	94.34'
L43	S71°02'00"W	59.27'
L44	S72°11'47"W	146.45'
L45	S37°55'16"E	173.22'
L46	S72°51'26"W	71.20'
L47	S75°52'58"E	62.63'
L48	S77°34'43"W	60.20'
L49	S90°03'33"W	55.48'
L50	S81°36'13"W	79.92'
L51	S81°55'31"W	79.92'
L52	S83°14'59"W	79.92'
L53	S84°34'22"W	79.92'
L54	S85°53'45"W	79.92'
L55	S88°13'09"W	79.91'
L56	S88°32'32"W	79.91'
L57	S89°51'55"W	79.91'
L58	N88°48'42"W	79.91'
L59	N87°29'20"W	79.91'
L60	N86°09'57"W	47.91'

Line Table		
Line	Bearing	Distance
L61	N84°50'34"W	47.91'
L62	N83°31'12"W	47.95'
L63	N82°11'50"W	47.91'
L64	N80°52'12"W	47.90'
L65	N79°25'59"W	46.48'
L66	S33°04'36"E	13.80'
L67	S13°46'48"W	119.18'
L68	S13°46'48"W	118.75'
L69	S59°38'02"W	13.80'
L70	N74°00'34"W	46.19'
L71	N72°31'58"W	47.33'
L72	N71°41'05"W	47.33'
L73	N70°42'16"W	45.00'
L74	S67°35'36"E	90.85'
L75	N18°49'06"W	106.91'
L76	N18°49'06"W	42.85'
L77	N35°46'37"E	37.20'
L78	N37°33'18"W	38.05'
L79	S67°34'04"E	252.50'
L80	S22°24'43"E	468.00'

Line Table		
Line	Bearing	Distance
L81	S24°56'23"W	45.79'
L82	S32°30'31"W	44.98'
L83	S48°56'08"W	30.77'
L84	S53°40'42"W	68.27'
L85	S61°09'15"W	49.05'
L86	S73°12'54"W	91.25'
L87	N89°13'26"W	419.26'
L88	S59°45'02"E	15.20'
L89	S00°46'34"W	202.15'
L90	S89°13'26"E	138.00'
L91	N35°31'16"E	58.95'
L92	N71°25'49"W	123.41'
L93	S18°48'00"E	25.00'
L94	N18°48'00"W	25.13'
L95	S71°12'00"W	15.00'



LOT AREA SUMMARY

BLOCK 1			BLOCK 1			BLOCK 2			BLOCK 3			BLOCK 4			BLOCK 5			BLOCK 6			BLOCK 7			BLOCK 7			BLOCK 8		
LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.	LOT	LOT WIDTH	SQ. FT.
1	45'	5,721	28	45'	6,026	1	45'	6,701	1	45'	6,106	1	45'	5,779	1	45'	6,724	1	45'	5,749	1	45'	6,467	28	45'	6,821	1	45'	7,251
2	45'	5,779	29	45'	6,025	2	45'	5,918	2	45'	5,473	2	45'	5,779	2	45'	5,747	2	45'	5,710	2	45'	5,642	29	45'	5,690	2	45'	6,000
3	45'	5,779	30	45'	6,024	3	45'	5,913	3	45'	5,473	3	45'	5,779	3	45'	5,747	3	45'	5,721	3	45'	5,642	30	45'	5,690	3	45'	6,000
4	45'	5,779	31	45'	6,023	4	45'	5,914	4	45'	5,473	4	45'	5,779	4	45'	5,747	4	45'	5,734	4	45'	5,644	31	45'	5,690	4	45'	7,068
5	45'	5,774	32	45'	6,021	5	45'	7,344	5	45'	5,400	5	45'	5,779	5	45'	5,747	5	45'	5,794	5	45'	5,495	32	45'	5,690	5	45'	6,096
6	45'	5,444	33	45'	6,020	6	45'	7,738	6	45'	5,400	6	45'	5,857	6	45'	5,747	6	45'	5,972	6	45'	5,495	33	45'	5,690	6	45'	5,715
7	45'	5,607	34	45'	6,019	7	45'	8,926	7	45'	5,380	7	45'	5,747	7	45'	5,747	7	45'	6,126	7	45'	5,497	34	45'	5,690	7	45'	7,714
8	45'	8,625	35	45'	6,016	8	45'	5,503	8	45'	5,380	8	45'	5,747	8	45'	5,747	8	45'	6,573	8	45'	5,498	35	45'	5,690	8	45'	11,296
9	45'	5,127	36	45'	6,014	9	45'	5,716	9	45'	11,547	9	45'	5,747	9	45'	5,747	9	45'	6,468	9	45'	5,499	36	45'	5,690	9	45'	7,270
10	45'	5,643	37	45'	6,012	10	45'	6,012	10	45'	6,177	10	45'	6,027	10	45'	5,460	10	45'	5,460	10	45'	5,627	37	45'	5,690	10	45'	6,478
11	45'	9,950	38	45'	6,010	11	45'	6,843	11	45'	5,520	11	45'	6,582	11	45'	5,460	11	45'	5,460	11	45'	5,647	38	45'	5,690	11	45'	6,319
12	45'	5,649	39	45'	6,008	12	45'	8,655	12	45'	8,655	12	45'	7,182	12	45'	5,460	12	45'	5,460	12	45'	6,000	39	45'	5,690	12	45'	6,421
13	45'	5,649	40	45'	6,008	13	45'	8,655	13	45'	8,655	13	45'	5,520	13	45'	5,460	13	45'	5,460	13	45'	7,333	40	45'	5,690	13	45'	6,476
14	45'	6,573	41	45'	6,003	14	45'	6,447	14	45'	5,520	14	45'	5,520	14	45'	6,253	14	45'	7,597	14	45'	6,319	41	45'	5,690	14	45'	6,771
15	45'	7,266	42	45'	6,730	15	45'	5,400	15	45'	5,520	15	45'	5,520	15	45'	7,588	15	45'	6,332	15	45'	6,332	42	45'	5,690	15	45'	6,332
16	45'	6,968	43	45'	6,730	16	45'	5,400	16	45'	5,520	16	45'	5,520	16	45'	7,994	16	45'	6,978	16	45'	6,978	43	45'	5,690	16	45'	6,978
17	45'	8,741	44	45'	6,730	17	45'	5,400	17	45'	5,520	17	45'	5,520	17	45'	6,180	17	45'	5,902	17	45'	5,902	44	45'	5,690	17	45'	5,902
18	45'	10,795	45	45'	6,730	18	45'	5,400	18	45'	5,520	18	45'	5,520	18	45'	6,012	18	45'	6,012	18	45'	6,012	45	45'	5,690	18	45'	5,933
19	45'	12,027	46	45'	6,730	19	45'	5,400	19	45'	5,400	19	45'	5,400	19	45'	6,849	19	45'	6,849	19	45'	6,849	46	45'	5,690	19	45'	5,394
20	45'	10,098	47	45'	6,730	20	45'	6,468	20	45'	5,400	20	45'	5,400	20	45'	6,468	20	45'	6,468	20	45'	6,468	47	45'	5,690	20	45'	5,394
21	45'	8,278	48	45'	6,730	21	45'	5,400	21	45'	5,400	21	45'	5,400	21	45'	6,468	21	45'	6,468	21	45'	6,468	48	45'	5,690	21	45'	5,394
22	45'	8,718	49	45'	6,730	22	45'	5,400	22	45'	5,400	22	45'	5,400	22	45'	6,468	22	45'	6,468	22	45'	6,468	49	45'	5,690	22	45'	5,394
23	45'	9,282	50	45'	6,730	23	45'	5,400	23	45'	5,400	23	45'	5,400	23	45'	6,468	23	45'	6,468	23	45'	6,468	50	45'	5,690	23	45'	5,394
24	45'	7,469	51	45'	6,730	24	45'	5,400	24	45'	5,400	24	45'	5,400	24	45'	6,468	24	45'	6,468	24	45'	6,468	51	45'	5,690	24	45'	5,394
25	45'	6,845	52	45'	6,730	25	45'	5,400	25	45'	5,400	25	45'	5,400	25	45'	6,468	25	45'	6,468	25	45'	6,468	52	45'	5,690	25	45'	5,394
26	45'	6,416	53	45'	6,730	26	45'	5,400	26	45'	5,400	26	45'	5,400	26	45'	6,468	26	45'	6,468	26	45'	6,468	53	45'	5,690	26	45'	5,394
27	45'	6,027	54	45'	6,730	27	45'	5,400	27	45'	5,400	27	45'	5,400	27	45'	6,468	27	45'	6,468	27	45'	6,468	54	45'	5,690	27	45'	5,394

<p>LOT SUMMARY TABLE</p> <p>TOTAL SQUARE FOOTAGE OF LOTS CONTAINED IN THIS PLAT = 1,134,456 SF</p> <p>AVERAGE LOT SIZE WITHIN EMBERLY SECTION ONE = 6,373 SF</p> <p>45' LOTS = 178 % 95 LOTS = 100%</p>

EMBERLY

SECTION ONE

A SUBDIVISION OF 35.74 ACRES

OUT OF THE

GABRIEL COLE 3/4 LEAGUE, A-19

CITY OF ROSENBERG ETJ

FORT BEND COUNTY, TEXAS

178 LOTS 3 RESERVES 8 BLOCKS

JANUARY 17, 2023

SURVEYOR/PLANNER/ENGINEER:



OWNER:
Astro Rosenberg LP.,
a Delaware limited partnership
2450 FONDREN ROAD, SUITE 210
HOUSTON, TEXAS 77063
(713) 783-6702

Quiddity Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors Registration Nos. F-23290 & 1004610
1229 Corporate Drive • Rosenberg, Texas 77471 • 281.342.2033

Quiddity Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors Registration Nos. F-23290 & 1004610
1229 Corporate Drive • Rosenberg, Texas 77471 • 281.342.2033

SHEET 3 OF 3

STATE OF TEXAS §
COUNTY OF FORT BEND §
CITY OF ROSENBERG §

We, Astro Rosenberg L.P., a Delaware limited partnership, by Astro Rosenberg GP LLC, a Delaware limited liability company, its General Partner, acting by and through _____, Authorized Signer, being an officer of Astro Rosenberg GP LLC, a Delaware limited liability Company, owners of the 35.74 tract described in the above and foregoing map of Emberly Section One, do hereby make and establish said subdivision and development plat of said property according to all lines, dedications, restrictions and notations on said maps or plat and hereby dedicate to the use of the public forever, all streets (except those 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, 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 eleven feet, six inches (11'6") for ten feet (1 0'0") perimeter ground easements or seven 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 (1 0'0") for ten feet (1 0'0") 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 all 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, 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 covenant and agree that all of the property within the boundaries of this plat shall be 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, We 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, 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 owner(s) of all property immediately adjacent to the boundaries of the above and foregoing subdivision of Emberly Section One 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 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, Astro Rosenberg L.P., a Delaware limited partnership, by Astro Rosenberg GP LLC, its General Partner, has caused these presents to be signed by _____, Authorized Signer thereunto authorized this _____ day of _____, 2023,

Astro Rosenberg L.P.,
a Delaware limited partnership

By: Astro Rosenberg GP LLC
a Delaware limited liability company
its General Partner

By: _____

_____, Authorized Signer

STATE OF TEXAS §
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared _____, Authorized Signer of Astro Rosenberg GP LLC, a Delaware limited liability company, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this _____ day of _____, 2023.

Notary Public in and for the State of Texas

Print Name

My commission expires: _____

I, Bryan F. Aguirre, 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.

Bryan F. Aguirre P.E.
Professional Engineer No. 132219

I, Martin G. Hicks, a Registered Professional Land Surveyor of the State of Texas, hereby certify that this subdivision is true and correct; was prepared from an actual boundary survey of the property made on the ground under my supervision according to the standards of practice of the Texas Board of Professional Land Surveyors; that the plat boundary corners have been tied to the nearest street intersection; that the boundary corners, angle points, points of curvature/tangency and other points of reference were marked on the ground before I signed and sealed this document; and that all previously existing property markers are sufficiently described on this document as found and all set markers are a minimum 5/8-inch diameter iron rod with surveyor's cap.

Martin G. Hicks
Registered Professional Land Surveyor
Texas Registration No. 4387

This is to certify that the Planning Commission of the City of Rosenberg, Texas has approved this plat and subdivision of Emberly Section One in conformance with the laws of the State of Texas and the ordinances of the City of Rosenberg as shown hereon and authorizes the recording

of this plat this _____ day of _____, 20____.

Pete Pavlovsky, Chairman

Wayne Poldrack, Secretary

This is to certify that the City Council of the City of Rosenberg, Texas has approved this plat and subdivision of Emberly Section One in conformance with the laws of the State of Texas and the ordinances of the City of Rosenberg as shown hereon and authorizes the recording of this

plat this _____ day of _____, 20____.

Kevin Raines, Mayor

Danyel Swint, City Secretary

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 authentication was filed

for registration in my office on _____, 20____, at _____ o'clock ____m. in Plat Number(s) _____ of the Plat Records of said County. Witness my hand and seal of office, at Richmond, Texas, the day and date last above written.

Laura Richard
Fort Bend County, Texas
Deputy

By: _____

I, J. Stacy Slawinski, P.E., 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

Date

APPROVED by the Commissioners' Court of Fort Bend County, Texas, this _____ day of _____, 20____.

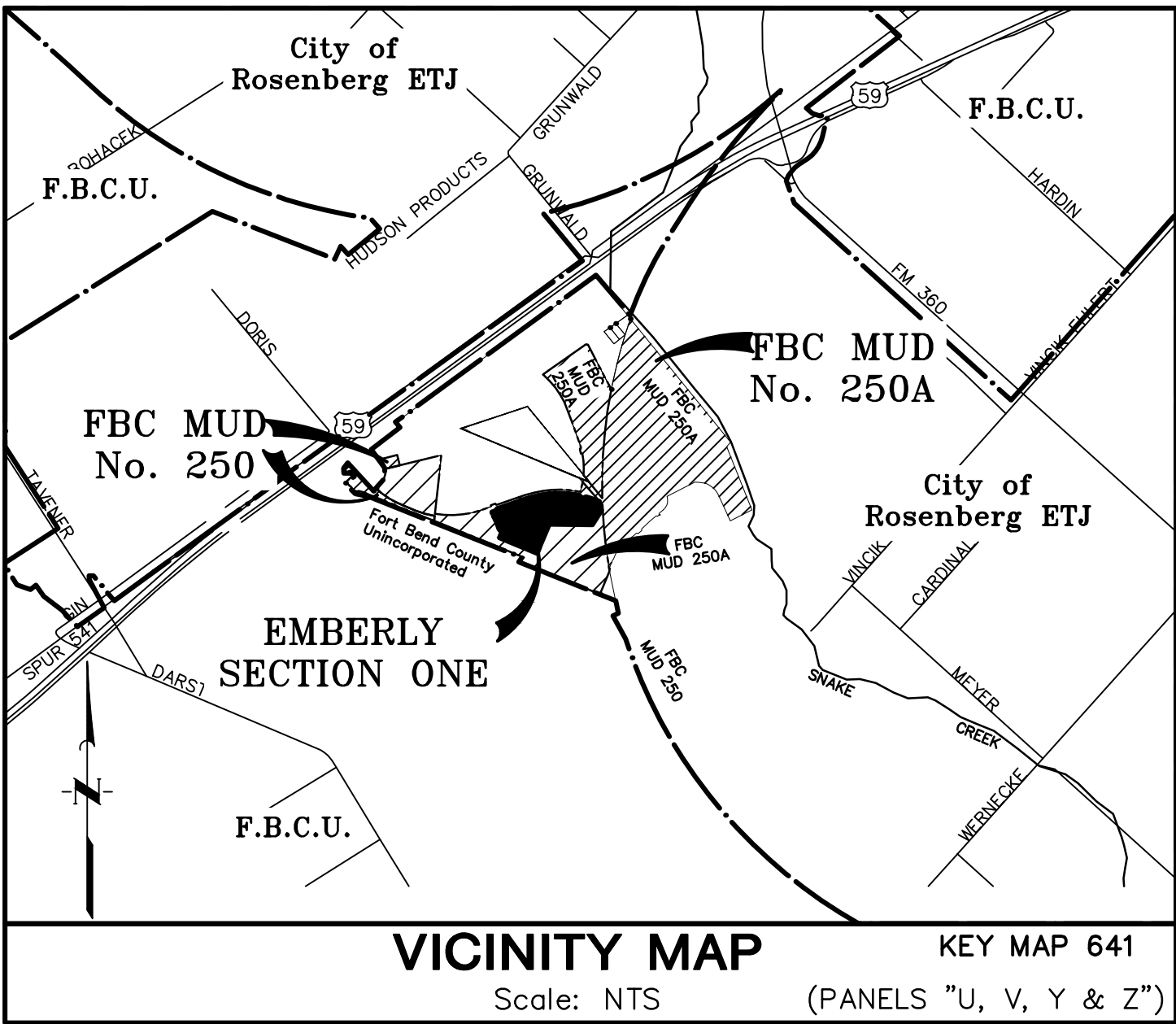
Vincent M. Morales, Jr.
Commissioner, Precinct 1

Grady Prestage
Commissioner, Precinct 2

KP George
County Judge

W.A. "Andy" Meyers
Commissioner, Precinct 3

Dexter L. McCoy
Commissioner, Precinct 4



EMBERLY

SECTION ONE

A SUBDIVISION OF 35.74 ACRES OUT OF THE GABRIEL COLE 3/4 LEAGUE, A-19 CITY OF ROSENBERG ETJ FORT BEND COUNTY, TEXAS

178 LOTS 3 RESERVES 8 BLOCKS
JANUARY 17, 2023

OWNER:
Astro Rosenberg L.P.,
a Delaware limited partnership
2450 FONDREN ROAD, SUITE 210
HOUSTON, TEXAS 77063
(713) 783-6702

SURVEYOR/PLANNER/ENGINEER:



Quiddity Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors Registration Nos. F-23290 & 10046100
1229 Corporate Drive • Rosenberg, Texas 77471 • 281.342.2033