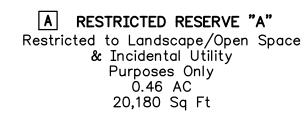
PLAT RECORDING SHEET

PLAT NAME:	Tamarron West Section 15
PLAT NO:	
ACREAGE:	19.44
LEAGUE:	Micajah Autrey Survey
ABSTRACT NU	JMBER: A-100
NUMBER OF B	LOCKS: 2
NUMBER OF L	
NUMBER OF R	TEGEDINES 2
OWNERS: D.	R. Horton – Texas, Ltd.
(DEPUTY CLERK)	
(DELUII CLEKK)	

	DISTRICT NAMES
WCID	N/A
MMD/MUD	FBC MUD No 222
LID	N/A
DID	FORT BEND COUNTY DRAINAGE DISTRICT
SCHOOL	LAMAR C.I.S.D.
FIRE	FORT BEND COUNTY EMERGENCY
	SERVICES DISTRICT NO.4
IMPACT FEE AREA	N/A
CITY OR CITY ETJ	CITY OF FULSHEAR, ETJ
UTILITIES CO.	CENTERPOINT ENERGY
FBC ASSISTANCE	DISTRICT No. 7

	LINE TAB	LE
LINE	BEARING	DISTANCE
L1	S87°43'53"W	96.60'
L2	N61°32'41"W	134.82'
L3	N72°28'33"W	60.00'
L4	N60°03'08"W	120.00'
L5	N21°20'14"E	49.41
L6	N04°17'55"E	50.31
L7	N02°17'42"W	49.68'
L8	N04°29'20"W	99.53'
L9	N05°17'54"W	17.40'
L10	S84°42'06"W	164.99'
L11	S84°38'28"W	93.72'
L12	N89*36'01"W	123.85'
L13	S86°22'06"W	92.18'
L14	S73°27'24"W	25.46'
L15	S70°20'04"W	60.00'
L16	S73°05'16"W	90.11
L17	N24°56'06"W	100.00'
L18	N20°02'09"W	124.31
L19	N24°56'06"W	194.11
L20	S18*19'08"E	24.86'
L21	S57°16'23"E	164.61
L22	N74°05'19"E	113.62'
L23	N87°46'56"E	96.89'
L24	S56°47'48"E	148.99'
L25	N87°45'25"E	50.00'
L26	N03*31'26"W	230.22
L27	N04°48'08"W	269.04
L28	N85"11'52"E	36.87
L29	N75°27'49"E	102.68'
L30	N88°15'10"W	109.22'

L31 N51°02'21"W 34.78'



B RESTRICTED RESERVE "B"

Restricted to Landscape/Open Space
& Incidental Utility
Purposes Only
1.06 AC
45,962 Sq Ft

C RESTRICTED RESERVE "C"

Restricted to Landscape/Open Space
& Incidental Utility
Purposes Only
0.11 AC
4,774 Sq Ft

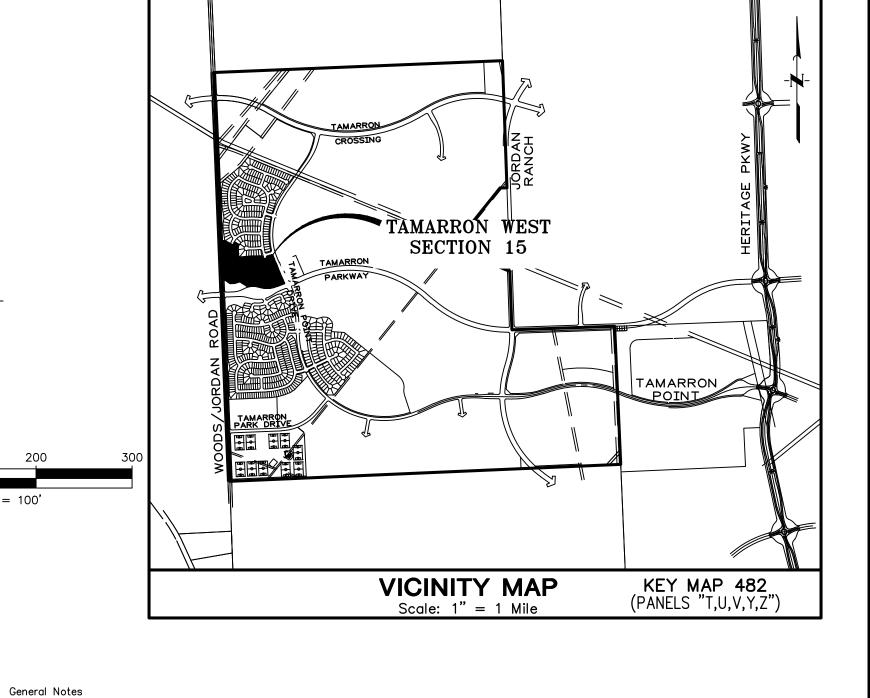


	CURVE TABLE						
CURVE RADIUS DELTA ANGLE ARC LENGTH CHORD BEARING CHORD LENGTH TANGENT							
C1	285.00'	12°25'25"	61.80'	S23°44'10"W	61.68'	31.02'	
C2	1230.00'	3°07'20"	67.02'	S18*06'16"E	67.02'	33.52'	
C3	25.00'	92°45'12"	40.47'	S26°42'40"W	36.19'	26.23'	
C4	25.00'	87°00'42"	37.97'	N63°24'23"W	34.42'	23.73'	
C5	1030.00'	5*02'04"	90.50'	S22°25'04"E	90.47'	45.28'	
C6	600.00'	4 *53'57"	51.30'	N22°29'07"W	51.29'	25.67	
C7	600.00'	4°53'56"	51.30'	S22°29'07"E	51.29'	25.67	
C8	30.00'	82°24'32"	43.15'	N16*16'11"E	39.52'	26.27	
C9	30.00'	10°09'12"	5.32'	N62°33'03"E	5.31'	2.67'	
C10	1950.00'	6*04'22"	206.68'	N70°39'50"E	206.58'	103.44'	
C11	550.00'	34°02'51"	326.83'	S89°16'34"E	322.04'	168.40'	
C12	400.00'	36°03'59"	251.79'	S89°42'52"W	247.65'	130.22	
C13	315.00'	21°02'53"	115.72'	S07°00'00"W	115.07'	58.52	
C14	2000.00'	1"16'42"	44.62'	S04°09'47"E	44.62'	22.31'	
C15	400.00'	9°44'02"	67.96'	N80°19'50"E	67.87'	34.06'	

			CURVE	TABLE		
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C16	800.00'	16°17'01"	227.36'	S83'36'20"W	226.60'	114.45'
C17	600.00'	11°09'08"	116.79'	N86°10'17"E	116.60'	58.58'
C18	55.00'	101°54'53"	97.83'	N29°38'16"E	85.43'	67.82'
C19	1200.00'	1°39'15"	34.65'	S20°29'33"E	34.65'	17.32'
C20	55.00'	76°10'52"	73.13'	S45°28'11"E	67.86'	43.11'
C21	500.00'	3*37'20"	31.61'	N81*44'57"W	31.60'	15.81'
C22	400.00'	22°17'34"	155.63'	N88°54'56"E	154.65'	78.81'
C23	25.00'	42°50'00"	18.69'	N16*36'52"E	18.26'	9.81'
C24	50.00'	265*40'01"	231.84'	N85¶1'52"E	73.33'	53.93'
C25	25.00'	42°50'00"	18.69'	S26°13'09"E	18.26'	9.81'
C26	25.00'	87°42'58"	38.27'	S39°03'20"W	34.64'	24.02'
C27	25.00'	94°14'01"	41.12'	N54°29'45"W	36.64'	26.92'
C28	85.00'	4*40'29"	6.93'	S09°42'59"E	6.93'	3.47'
C29	25.00'	48°09'08"	21.01'	N12*01'21"E	20.40'	11.17'
C30	50.00'	179"13'13"	156.40'	S53°30'42"E	100.00'	7347.76

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	TANGENT
C31	25.00'	59°33'41"	25.99'	S66°39'32"W	24.83'	14.31'
C32	25.00'	42°50'00"	18.69'	N80*48'51"W	18.26	9.81'
C33	50.00'	265*40'01"	231.84'	N12°13'51"W	73.33'	53.93'
C34	25.00'	42°50'00"	18.69'	N56 ° 21'09"E	18.26'	9.81'
C35	25.00'	94°14'01"	41.12'	S39°44'16"W	36.64'	26.92'
C36	25.00'	54°56'58"	23.98'	N71°45'58"W	23.07	13.00'
C37	50.00'	193°30'29"	168.87'	N38*57'16"E	99.31'	422.19
C38	25.00'	54°08'41"	23.63'	S30°43'38"E	22.76'	12.78'
C40	1230.00'	1°39'15"	35.51'	S20°29'33"E	35.51'	17.76'
C41	25.00'	101°54'53"	44.47'	N29*38'16"E	38.83'	30.83
C42	25.00'	93°00'46"	40.58'	S51°18'31"E	36.27	26.35

CURVE TABLE



AE	"Aerial Easement"
BL	"Building Line"
C.C.F	"County Clerk's File"
DE	"Drainage Easement"
D.R.F.B.C.T	"Deed Records, Fort Bend County, Texas"
Esm	
FC	
OPREBCT	"Official Public Records Fort Bend County 1

O.P.R.F.B.C.T. . . "Official Public Records, Fort Bend County, Texas"
P.R.F.B.C.T. . . . "Plat Records, Fort Bend County, Texas"
No "Number"
ROW "Right—of—Way"

."Sanitary Sewer Easement"

1) All cul—de—sac radii are fifty feet (50'), unless otherwise indicated.
2) All block corner and cul—de—sac return to tangent radii are twenty—five feet (25')

3) All easements are centered on lot lines unless shown otherwise.
4) All building lines along street rights—of—way are as shown on the plat.

5) All drainage easements are to be kept clear of fences, buildings, vegetation, and other obstructions to the operation and maintenance of the drainage facility. All property is required to drain into the drainage easement through an approved drainage structure.
 6) Tamarron West Section 13 lies within City of Fulshear ETJ, Fort Bend County Municipal Utility District No. 222, Lamar CISD, Fort Bend County, & Fort Bend County Drainage District, Fort Bend County Assistance District No.7 and Fort Bend County Emergence Services District

No.4.
7) According to the Flood Insurance Rate Map (FIRM) No. 48157C0085M for Fort Bend County, Texas effective January 29, 2021, this section lies within Zone "X"; which includes areas of minimum flood hazard.

8) The top of all floor slabs shall be a minimum of 151.27' above mean sea level (NAVD 88 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 along the perimeter of the building foundation and 12 inches above any down gradient roadway or drainage restraint, whichever is higher.

9) Elevations shown hereon are based on NGS Monument HGCSD 66, being the top of a stainless steel rod that is encased in a 5-inch pyc pipe with

9) Elevations shown hereon are based on NGS Monument HGCSD 66, being the top of a stainless steel rod that is encased in a 5-inch pvc pipe with a logo stamped HGCSD 66 1986. Located +/- 72-feet East of the centerline of F.M. Highway 1463 and +/-0.34 miles North of the intersection of F.M. Highway 1463 and Churchill Farms Boulevard, Katy, Tx. Holding an elevation of 136.21 feet (NAVD88).

10) All side lot building lines to be 5' unless otherwise noted.

11) Sidewalks shall be built or caused to be built not less than five 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.
12) This plat is located in lighting zone LZ3.
13) The Coordinates shown become are Taygo Coordinate System of 1083. South Control Zone, and may be brought to surface by applying the following.

13) The Coordinates shown hereon are Texas Coordinate System of 1983, South Central Zone, and may be brought to surface by applying the following combined scale factor of 1.0001144934.14) The drainage system for this subdivision is designed in accordance with the Fort Bend County Drainage Criteria Manual which allows street ponding

14) The drainage system for this subdivision is designed in accordance with the Fort Bend County Drainage Criteria Manual which allows street pondin with intense rainfall events.
15) All pipelines and pipeline easements within the platted area are shown hereon.
16) This plat was preserved from information by DLI TITLE ACCIONAL dated have 11, 2027. The curvavar has not abstracted the publicat treat.

16) This plat was prepared from information by DHI TITLE AGENCY, dated June 11, 2023. The surveyor has not abstracted the subject tract.

17) Absent written authorization by the affected utilities, all utility and aerial easements must be kept unobstructed from any non—utility improvements or obstructions by the property owner. Any unauthorized improvements or obstructions may be removed by any public utility at the property owner's expense. While wooden posts and paneled wooden fences along the perimeter and back to back easements and alongside rear lots lines are permitted, they too may be removed by public utilities at the property owner's expense should they be an obstruction. Public Utilities may put said wooden posts and paneled wooden fences back up, but generally will not replace with new fencing.

18) 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.

19) A minimum distance of 10 feet shall be maintained between residential dwellings.

20) Contours shown hereon are NAVD 88 datum.
21) Bearings shown hereon are based on the Texas Coordinate System of 1983, South Central Zone, NAD 83.

21) Bearings shown hereon are based on the Texas Coordinate System of 1983, South Central Zone, NAD 83.
22) All drainage easements to be kept clear of fences, buildings, vegetation and other obstructions for the purpose of the operation and maintenance of the drainage facility.
23) All property to drain into the drainage easement only through an approved drainage structure,

24) As of the recording of this plat, Fort Bend County Municipal Utility District No. 222 has completed the design of "Tamarron West Water Plant 2", which is expected to be constructed by February 2024. No building or other structure requiring water service or sanitary sewer service located within the plat may be occupied until Tamarron West Water Plant 2 is operational.

TAMARRON WEST SECTION 15

A SUBDIVISION OF 19.44 ACRES OF LAND OUT OF THE MICAJAH AUTREY SURVEY, A-100

CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS

JULY 2023

80 LOTS

3 RESERVES

2 BLOCKS

OWNER

D. R. HORTON—Texas, Ltd.,
a Texas Limited Partnership
6744 HORTON VISTA DRIVE
RICHMOND, TEXAS 77407
281—269—6832



If E. C. Court do endy conserve the days with all of the property with the humbridge of the plant is well, vested to prove the entire of the property of the p	epared from an actual boundary survey of the property makes Board of Professional Land Surveyors; that the plat beforers, angle points, points of curvature/tangency and other cument; and that all previously existing property markers 8—inch diameter iron rod with surveyor's cap.	eveyor of the State of Texas, hereby certify that this subdivision is true and correct; was ade on the ground under my supervision according to the standards of practice of the boundary corners have been tied to the nearest street intersection; that the boundary er points of reference were marked on the ground before I signed and sealed this are sufficiently described on this document as found and all set markers are a minimum Chris D. Kalkomey Registered Professional Land Surveyor Texas Registration No. 5869
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in captive, desire, occurrents and public places allower thereon for the surposes and similar them is surposed, and follows the control of th		
in country, drawing, excernants and public places shown thereof for the purposes and cinaterations beared supersection and dischard death of the ball and dischard death or the ball and dischard to the total ball and dischard death of the ball and dischard death of the ball and dischard death of the section of the country of the countr	Print Name My commission expires:	_
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Find countries, donners and public places shown thereon for the purposes and considerations therein expressed, and also hereby bind curreives, our heirs, essents, and assigns to warrant and forewer defend the title on the lands as described. Find Ry Amers have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed certic assertance. In the discounters and when for interesting and discounters and its expression of the public o	GIVEN UNDER MY HAND AND SEAL OF OFFICE, this day	y of, 20
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are courses, droins, easements and public places shown thereon for the purposes and considerations therein expressed, and do hereby bind ourselves, our heirs, cessors, and assigns to warront and forever defend the title on the land so dedicated. THER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed cerial cessments. The discense result of the public variety of the first (10° 0°) perimeter ground easements for the first, six inches (1° 6°) above the ground level wowd, located adjacent to and adjaining soil public utility cessments that are designated with aerial easements (U.S. and A.E.) indicated and depicted hereon, whereby the cerial easement totals twenty one feet, six inches (2° 6°) for sixteen feet (16° 0°) perimeter ground easements. The adjacent 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 (10° 0°) back-to-back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back-to-back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back-to-back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back-to-back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back-to-back ground easements (U.E. and A.E.) as indicated depicted hereon, whereby the carrial easement totals thrity feet (30° 0°) in width. THER, Owners do hereby declare that all pracels of land designated as lots on this plat are originally intended for the construction of single family residential ling units therein (not the property eight and the property within the boundaries of this plat is hereby restricted to grown the derivation of such restrictions field article). THER, Owners do hereby covenant and agree that all of the property within the boundaries of this subtivien and officency in indicately. THER, We do hereby administration of the derivation of the property shall not be permitted to drain direc		
are courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and ossigns to warrant and forever defend the title on the land so dedicated. ITHER, Owners how dedicated and by these presents do dedicate to the use of the public for public utility purposes freew unobstructed serial essements. The class construction of the feet, six inches (1° 6°) observed the ground resuments or seven feet, six inches (5° 6°) for sixteen feet (16° 0°) perimeter ground essements, from a plane sixteen (16° 0°) observed the ground levels wowd, located adjacent to and objoining soid public utility essements that are designated with cerial essements (U.E. and A.E.) indicated and depicted hereon, whereby the cerial essement totals twenty one feet, six inches (2° 6°) in width. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public of public utility purpose forever unobstructed cerial essements and read under the public of public utility purposes forever unobstructed cerial essements. The all essements shall extend horizontally an additional ten feet (10° 0°) book—to—back ground essements or eight feet (8° 0°) for fourteen feet (10° 0°) book—to—back ground essements or eight feet (8° 0°) for fourteen feet (10° 0°) book—to—back ground essements or eight feet (8° 0°) to fourteen feet (10° 0°) book—to—back ground essements or eight feet (8° 0°) for which the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements or eight feet (8° 0°) for which the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements from a plane state of the feet (10° 0°) book—to—back ground essements from a pla		
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. THER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The direction of the public for public utility purpose forever unobstructed aerial easements. The for fourteen feet (14° 0°) perimeter ground easements for seven feet, six inches (3° 6°) for sixteen feet (16° 0°) perimeter ground easements for plane sixteen (16° 0°) above the ground level upward, located adjacent to and adjaining said public utility easements that are designated with cerial easements (16° 0°) above the ground level upward, located adjacent to and adjaining said public utility easements that are designated with cerial easements. The indecated and depleted hereon, whereby the cerial easements and deviated parts and level upward, located adjacent to both sides and adjaining said public utility easements are eight feet (8° 0°) above the 0°) back—to-back ground easements or seven feet (7° 0°) for sixteen feet (16° 0°) back—to-back ground easements or eight feet (8° 0°) above and level upward, located adjacent to both sides and adjaining said public utility easements that are designated with cerial easements (U.E. and A.E.) as indicated depicted hereon, whereby the cerial easement totals thirty feet (3° 0° 0°) in width. THER, Owners do hereby declare that all parcels of land designated as lots on this plat are originally intended for the construction of single famility residential liling units thereon (or the piacement of mobile home subdivision) and shall be restricted for some under the terms and conditions of such restrictions filled arrively. THER, Owners do hereby covenant and agree that all of the property within the boundaries of this plat is hereby trestricted to prevent the drainage for indirectly		By:
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warront and forever defend the tittle on the land so adedicated. ETHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The follogous control of the public of the feet, six inches (7° for fourteen feet (14° 0°) perimeter ground easements or seven feet, six inches (7° for fourteen feet (14° 0°) perimeter ground easements, from a plane sixteen (16° 0°) above the ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21° 6°) in width. ETHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The lol 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 (10° 0°) back—to—back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back—to—back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements or eight feet (8° 0°) for fourteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements or eight feet (8° 0°) for sixteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) back—to—back ground easements (10° 0°) for sixteen feet (10° 0°) for sixteen feet (10° 0°) for sixteen feet		a Texas Limited Partnership
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, accessors, and assigns to warrount and forever defend the title on the land so addicated. ETHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The lad easements shall extend horizontally an additional eleven feet, six inches (11 6") for ten feet (14"0") perimeter ground easements from a plane sixteen (16"0") above the ground level upward, located adjacent to and adjaining said public utility easements that are designated with aerial easements (16"0") above the ground level upward, located adjacent to and adjaining said public utility easements that are designated with aerial easements (16"0") above the ground level upward, located adjacent to that the seasoments of the use of the public for public utility purpose forever unobstructed aerial easements. The lad easements shall extend horizontally an additional ten feet (10"0") for ten feet (10"0") back—to—back ground easements or seven feet (7"0") for sixteen feet (10"0") back—to—back ground easements or seven feet (16"0") for sixteen feet (16"0") back—to—back ground easements or seven feet (16"0") for sixteen feet (16"0") back—to—back ground easements or seven feet (16"0") for sixteen feet (16"0") back—to—back ground easements, from a plane sixteen feet (16"0") back—to—back ground easements, from a plane sixteen feet (16"0") back—to—back ground easements or seven feet (16"0") or sixteen feet (16"0") back—to—back ground easements or eight feet (8"0") for fourteen feet (16"0") back—to—back ground easements or eight feet (8"0") for sixteen feet (16"0") back—to—back ground easements or eight feet (8"0") for sixteen feet (16"0") back—to—back ground easements or eight feet (8"0") for sixteen feet (16"0") back—to—back ground easements or eight feet (8"0") for sixteen feet (16"0") back—to—back ground easements (10"		d, thereunto authorized,
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' for fourteen feet (14' 0") perimeter ground easements or a five feet, six inches (5' 6") for sixteen feet (16' 0") perimeter ground easements or a plane sixteen (16' 0") obove the ground level upward, located adjacent to and adjaining said public utility easements that are designated with aerial easements (U.E. and A.E.) indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21' 6") in width. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The toll 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 (10' 0") back—to—back ground easements or eight feet (8' 0") for fourteen feet (10' 0") back—to—back ground easements, from a plane sixteen feet (16' 0") abock—to—back ground easements, from a plane sixteen feet (16' 0") abock—to—back ground easements (U.E. and A.E.) as indicated depicted hereon, whereby the aerial easement totals thirty feet (30' 0") in width. ITHER, 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 lifting units thereon (or the placement of mobile home subdivision) and shall be restricted for same under the terms and conditions of such restrictions filed arrately. ITHER, We do hereb		nited partnership by D.R. Horton Inc., a Delaware Corporation It's Authorized Agent has caused these
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cressors, and assigns to warrant and forever defend the title on the land so dedicated. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The lad easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' 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 to (16' 0") above the ground level upward, located adjacent to and adjaining said public utility easements that are designated with aerial easements (U.E. and A.E.) indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21' 6") in width. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial 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 (0") back—to—back ground easements or seven feet (7' 0") for sixteen feet (16' 0") back—to—back ground easements or eight feet (8' 0") above und 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 a depicted hereon, whereby the aerial easement totals thirty feet (30' 0") in width. ITHER, 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 liling units thereon (or the placement of mobile home subdivision) and shall be restricted for same under the terms and conditions of such restrictions filled	enter upon said easement at any time and all times for the purport FURTHER, We do hereby acknowledge the receipt of the "Orders	oses of construction and maintenance of drainage facilities and structures. for Regulation of Outdoor Lighting in the Unincorporated Areas of Fort Bend County, Texas", and do
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. ITHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The factor of the public of the publ	or natural drainage way shall hereby be restricted to keep such d the operations and maintenance of the drainage facility and that is an approved drainage structure. FURTHER, We do hereby dedicate to the public a strip of land t	drainage ways and easements clear of fences, buildings, excessive vegetation and other obstructions to such abutting property shall not be permitted to drain directly into this easement except by means of twenty (20) feet wide on each side of the center line of any and all bayous, creeks, gullies, ravines,
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. RTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' 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 to (16' 0") above the ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21' 6") in width. RTHER, Owners have dedicated and by these presents do dedicate to the use of the public or public utility purpose forever unobstructed aerial easements. The ial 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 (0") back—to—back ground easements or eight feet (8' 0") for fourteen feet 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 depicted hereon, whereby the aerial easement totals thirty feet (30' 0") in width. RTHER, 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 elling units thereon (or the placement of mobile home subdivision) and shall be restricted for same under the terms and conditions of such restrictions filed	tanks into any public or private street, permanent access easemer	nt, road or alley, or any drainage ditch, either directly or indirectly.
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. RTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' 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 to (16' 0") above the ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) indicated and depicted hereon, whereby the aerial easement totals twenty one feet, six inches (21' 6") in width. RTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial 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 (0") back—to—back ground easements or seven feet (16' 0") above	and depicted hereon, whereby the aerial easement totals thirty fee URTHER, Owners do hereby declare that all parcels of land des dwelling units thereon (or the placement of mobile home subdi	et (30'0") in width.
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs, cessors, and assigns to warrant and forever defend the title on the land so dedicated. THER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The ial easements shall extend horizontally an additional eleven feet, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' 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 to (16' 0") above the ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.)	perial easements shall extend horizontally an additional ten feet (14' 0") back—to—back ground easements or seven feet (7' 0")	icate to the use of the public for public utility purpose forever unobstructed aerial easements. The (10' 0") for ten feet (10' 0") back—to—back ground easements or eight feet (8' 0") for fourteen feet for sixteen feet (16' 0") back—to—back ground easements, from a plane sixteen feet (16' 0") above
er courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs,		et, six inches (11' 6") for ten feet (10' 0") perimeter ground easements or seven feet, six inches (7' re feet, six inches (5' 6") for sixteen feet (16' 0") perimeter ground easements, from a plane sixteen
e President of Land, owner hereinafter referred to as Owners of the 19.44 acre tract described in the above and foregoing map of Tamarron West Section 15, do eby make and establish said subdivision and development plan of said property according to all lines, dedications, restrictions, and notations on said maps or plat	URTHER, Owners have dedicated and by these presents do dedicated erial easements shall extend horizontally an additional eleven fee ") for fourteen feet (14' 0") perimeter ground easements or five eet (16' 0") above the ground level upward, located adjacent to s indicated and depicted hereon, whereby the aerial easement tot	
JNTY OF FORT BEND 5 D.R. Horton — Texas, Ltd., a Texas Limited Partnership, by D.R. Horton Inc., a Delaware Corporation, It's Authorized Agent acting by and through Ernie S. Loeb, its	rereby make and establish said subdivision and development plan and hereby dedicate to the use of the public forever, all streets vater courses, drains, easements and public places shown there vuccessors, and assigns to warrant and forever defend the title or URTHER, Owners have dedicated and by these presents do dedicated easements shall extend horizontally an additional eleven feet") for fourteen feet (14°0") perimeter ground easements or five eet (16°0") above the ground level upward, located adjacent to as indicated and depicted hereon, whereby the aerial easement tot	of said property according to all lines, dedications, restrictions, and notations on said maps or plat s (except those streets designated as private streets, or permanent access easements), alleys, parks, eon for the purposes and considerations therein expressed; and do hereby bind ourselves, our heirs,

A METES & BOUNDS description of a 19.44 acre tract of land in the Micajah Autrey Survey, Abstract 100, Fort Bend County, Texas, being the entirety of that certain called 19.44 acre tract (Tract 5) recorded under County Clerk's File Number 2023010362, Official Public Records, Fort Bend County, Texas, with all bearings based upon the Texas Coordinate System of 1983, South Central Zone, based upon GPS observations.

Beginning at a Mag nail found for the southwest corner of the herein described tract, same being the southwest corner of said called 19.44 acre tract, and the northwest corner of the adjoining Tamarron West Section 1, according to map or plat thereof recorded under County Clerk's File Number 20210259, Plat Records, Fort Bend County, Texas, being the west line of said Abstract 100, the east line of an adjoining called 382.36 acre tract (Tract 4) recorded under County Clerk's File Number 2013104491, Official Public Records, Fort Bend County, Texas, and the east line of the adjoining Nathan Brookshire League, Abstract 14, as located in the margins of Woods Road (80—foot wide):

Thence North 02 degrees 14 minutes 35 seconds West along the west line of the herein described tract, being the west line of said called 19.44 acre tract, the west line of said Abstract 100, the east line of said adjoining called 382.36 acre tract, and the east line of said adjoining Abstract 14, 819.60 feet to a Mag nail with shiner found for the northwest corner of the herein described tract, same being the northwest corner of said 19.44 acre tract, and the southwest corner of the adjoining Tamarron West Section 4, according to map or plat thereof recorded under County Clerk's File Number 20220067, Plat Records, Fort Bend County, Texas, as located in the margins of Woods Road;

Thence along the common line of the herein described tract and said adjoining Tamarron West Section 4, and said called 19.44 acre tract, with the following courses and distances:

North 87 degrees 43 minutes 53 seconds East, 96.60 feet;

South 61 degrees 32 minutes 41 seconds East, 134.82 feet;

South 72 degrees 28 minutes 33 seconds East, 60.00 feet to a point in a non-tangent curve to the right;

Thence with said non—tangent curve to the right, having a central angle of 12 degrees 25 minutes 25 seconds, an arc length of 61.80 feet, a radius of 285.00 feet, and a chord bearing North 23 degrees 44 minutes 10 seconds East, 61.68 feet;

South 60 degrees 03 minutes 08 seconds East, 120.00 feet;

South 21 degrees 20 minutes 14 seconds West, 49.41 feet;

South 04 degrees 17 minutes 55 seconds West, 50.31 feet;

South 02 degrees 17 minutes 42 seconds East, 49.68 feet;

South 04 degrees 29 minutes 20 seconds East, 99.53 feet;

South 05 degrees 17 minutes 54 seconds East, 17.40 feet;

North 84 degrees 42 minutes 06 seconds East, 164.99 feet; North 84 degrees 38 minutes 28 seconds East, 93.72 feet;

20 th 20 th

South 89 degrees 36 minutes 01 second East, 123.85 feet;

North 86 degrees 22 minutes 06 seconds East, 92.18 feet;

North 73 degrees 27 minutes 24 seconds East, 25.46 feet to a point in a non-tangent curve to the left;

Thence with said non—tangent curve to the left, having a central angle of 03 degrees 07 minutes 20 seconds, an arc length of 67.02 feet, a radius of 1,230.00 feet, and a chord bearing South 18 degrees 06 minutes 16 seconds East, 67.02 feet;

North 70 degrees 20 minutes 04 seconds East, 60.00 feet to a point in a non-tangent curve to the right;

Thence with said non—tangent curve to the right, having a central angle of 92 degrees 45 minutes 12 seconds, an arc length of 40.47 feet, a radius of 25.00 feet, and a chord bearing North 26 degrees 42 minutes 40 seconds East, 36.19 feet;

North 73 degrees 05 minutes 16 seconds East, 90.11 feet to the northeast corner of the herein described tract, same being the southeast corner of said adjoining Tamarron West Section 4, being in the westerly line of the adjoining Tamarron Point Street Dedication and Reserve Section 2, according to map or plat thereof recorded under County Clerk's File Number 20210286, Plat Records, Fort Bend County, Texas, and being in a non—tangent curve to the right;

Thence along the east line of the herein described tract same being the east line of said called 19.44 acre tract, being the westerly line of said adjoining Tamarron Point Street Dedication and Reserve Section 2, with the following courses and distances:

Thence with said non—tangent curve to the right, having a central angle of 87 degrees 00 minutes 42 seconds, an arc length of 37.97 feet, a radius of 25.00 feet, and a chord bearing South 63 degrees 24 minutes 23 seconds East, 34.42 feet to the beginning of a reverse curve to the left;

Thence with said reverse curve to the left, having a central angle of 05 degrees 02 minutes 04 seconds, an arc length of 90.50 feet, a radius of 1,030.00 feet, and a chord bearing South 22 degrees 25 minutes 04 seconds East, 90.47 feet;

South 24 degrees 56 minutes 06 seconds East, 100.00 feet to the beginning of a curve to the right;

Thence with said curve to the right, having a central angle of 04 degrees 53 minutes 57 seconds, an arc length of 51.30 feet, a radius of 600.00 feet, and a chord bearing South 22 degrees 29 minutes 07 seconds East, 51.29 feet;

South 20 degrees 02 minutes 09 seconds East, 124.31 feet to the beginning of a curve to the left;

Thence with said curve to the left, having a central angle of 04 degrees 53 minutes 56 seconds, an arc length of 51.30 feet, a radius of 600.00 feet, and a chord bearing South 22 degrees 29 minutes 07 seconds East. 51.29 feet:

South 24 degrees 56 minutes 06 seconds East, 194.11 feet to the beginning of a curve to the right;

Thence with said curve to the right, having a central angle of 92 degrees 33 minutes 45 seconds, an arc length of 48.47 feet, a radius of 30.00 feet, and a chord bearing South 21 degrees 20 minutes 47 seconds West, 43.36 feet to the southeast corner of the herein described tract, same being the southeast corner of said called 19.44 acre tract, being the northerly line of said adjoining Tamarron West Section 1, being at the beginning of a compound curve to the right;

Thence along the southerly line of the herein described tract, same being the southerly line of said called 19.44 acre tract, and the northerly line of said adjoining Tamarron West Section 1, with the following courses and distances:

Thence with said compound curve to the right, having a central angle of 06 degrees 04 minutes 22 seconds, an arc length of 206.68 feet, a radius of 1,950.00 feet, and a chord bearing South 70 degrees 39 minutes 50 seconds West, 206.58 feet to the beginning of a compound curve to the right;

Thence with said compound curve to the right, having a central angle of 34 degrees 02 minutes 51 seconds, an arc length of 326.83 feet, a radius of 550.00 feet, and a chord bearing North 89 degrees 16 minutes 34 seconds West, 322.04 feet to the beginning of a reverse curve to the left;

Thence with said reverse curve to the left, having a central angle of 36 degrees 03 minutes 59 seconds, an arc length of 251.79 feet, a radius of 400.00 feet, and a chord bearing South 89 degrees 42 minutes 52 seconds West, 247.65 feet;

North 18 degrees 19 minutes 08 seconds West, 24.86 feet;

North 57 degrees 16 minutes 23 seconds West, 164.61 feet;

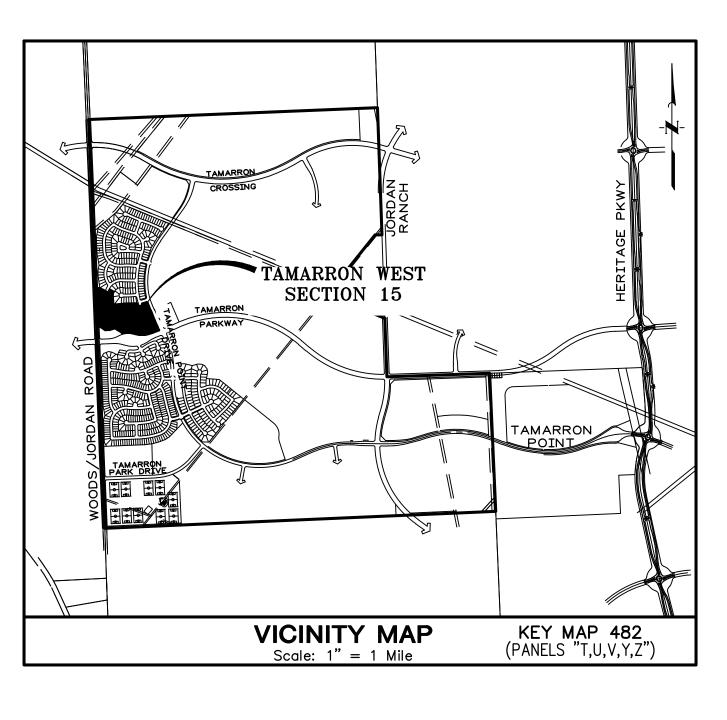
South 74 degrees 05 minutes 19 seconds West, 113.62 feet;

South 87 degrees 46 minutes 56 seconds West, 96.89 feet;

North 56 degrees 47 minutes 48 seconds West, 148.99 feet;

South 87 degrees 45 minutes 25 seconds West, 50.00 feet to the Place of Beginning and containing 19.44 acres of land, more or less.

This plat of Tamarron West Section 15 was approved on				
of Fulshear City Council and signed on this	day of, 20			
- Aaron Groff				
Mayor				



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.

Stacy Slawinski, P.E. ort Bend County Engineer	Date
it bend County Engineer	
PROVED by the Commissioners' Court of Fort Bend Co	ounty, Texas, this day of , 20
ncent M. Morales, Jr.	Grady Prestage Commissioner, Precinct 2
ommissioner, Precinct 1	Commissioner, Frediret 2
George	
unty Judge	
A. "Andy" Meyers	Dexter L. McCoy
mmissioner, Precinct 3	Commissioner, Precinct 4
THE STATE OF TEXAS §	
COUNTY OF FORT BEND §	
	r Fort Bend County, hereby certify that the foregoing instrument with its
	istration in my office on, 20, at of the Plat Records of said County.
o clockm. III ridt Namber(s)	of the flat Necolds of Sala County.
Witness my hand and seal of office, at Richr	mond, Texas, the day and date last above written.
	Laura Richard
	Fort Bend County, Texas Deputy
	- 10 - 10

TAMARRON WEST SECTION 15

A SUBDIVISION OF 19.44 ACRES OF LAND OUT OF THE MICAJAH AUTREY SURVEY, A-100

CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS

80 LOTS

3 RESERVES

2 BLOCKS

JULY 2023

ENGINEER/PLANNER/SURVEYOR:

Quiddity Engineering, LLC

Texas Board of Professional Engineers and Land Surveyors
Registration Nos. F-23290 & 10046100

1229 Corporate Drive, Suite 100 • Rosenberg, TX 77471 • 281.342.2033

D. R. HORTON-Texas, Ltd., a Texas Limited Partnership 6744 HORTON VISTA DRIVE RICHMOND, TEXAS 77407 281-269-6832

Joan Berger, Co-Chair