

PLAT RECORDING SHEET

PLAT NAME: Tamarron West Section 15

PLAT NO: _____

ACREAGE: 19.44

LEAGUE: Micajah Autrey Survey

ABSTRACT NUMBER: A-100

NUMBER OF BLOCKS: 2

NUMBER OF LOTS: 80

NUMBER OF RESERVES: 3

OWNERS: D. R. Horton – Texas, Ltd.

(DEPUTY CLERK)

DISTRICT NAMES		
WCID	N/A	
MND/AMUD	FBC MID No 222	
LID	N/A	
DD	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 TABLE		
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'

LINE TABLE		
LINE	BEARING	DISTANCE
L32	N07°22'44"W	240.44'
L33	N34°58'15"E	26.96'
L34	N83°33'37"W	105.85'
L35	N79°56'17"W	113.94'
L36	N77°46'09"E	54.99'
L37	N09°20'59"E	87.39'
L38	N03°33'49"W	50.00'
L39	N04°48'08"W	50.00'
L40	S10°04'44"W	52.77'
L41	N01°45'34"W	87.63'
L42	N12°16'36"E	39.81'
L43	N07°22'44"W	57.57'
L44	N84°34'42"E	180.75'
L45	N84°07'17"W	49.15'
L46	N79°56'17"W	105.14'
L47	N86°41'35"W	61.03'
L48	N88°28'11"E	123.01'
L49	N76°51'18"E	155.46'
L50	N28°06'41"E	140.03'
L51	N25°35'53"W	147.17'
L52	N41°10'04"W	106.77'
L53	N71°44'41"E	178.97'
L54	N85°50'23"W	250.22'
L55	N85°15'04"W	69.38'
L56	N00°56'36"E	118.01'
L57	N23°21'38"W	169.07'
L58	N66°22'44"W	14.62'
L59	S70°36'11"W	114.40'
L60	N05°14'48"W	137.26'
L61	N07°57'09"W	127.74'

A RESTRICTED RESERVE "A"
Restricted to Landscape/Open Space
& Incidental Utility
Purposes Only
0.46 AC
20,180 Sq Ft

B RESTRICTED RESERVE "B"
Restricted to Landscape/Open Space
& Incidental Utility
Purposes Only
0.46 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

Called 382.36 Acres
Tract 4
FF Texas Holdings LP
C.F. No. 2013104491
OPRRPHC



- General Notes
- 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"
 - Eam "Easement"
 - FC "Film Code"
 - 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"
 - SSE "Sanitary Sewer Easement"
 - Sq Ft "Square Feet"
 - Stm SE "Storm Sewer Easement"
 - Temp "Temporary"
 - UE "Utility Easement"
 - Vol . Pg "Volume and Page"
 - WLE "Waterline Easement"
 - ⓪ "Block Number"
 - "Set 3/4-inch Iron Rod With Cap Stamped "Quiddity" as Per Certification"
 - ⚡ "Street Name Break"

- All cul-de-sac radii are fifty feet (50'), unless otherwise indicated.
- All block corner and cul-de-sac return to tangent radii are twenty-five feet (25').
- All easements are centered on lot lines unless shown otherwise.
- All building lines along street rights-of-way are as shown on the plat.
- 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.
- Tamarron West Section 13 lies within City of Fulshear ETJ, Fort Bend County Municipal Utility District No. 222, Lamar CISO, Fort Bend County, & Fort Bend County Drainage District, Fort Bend County Assistance District No.7 and Fort Bend County Emergency Services District No.4.
- 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.
- 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.
- Elevations shown hereon are based on NGS Monument HGCS06 66, being the top of a stainless steel rod that is encased in a 5-inch pvc pipe with a logo stamped HGCS06 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).
- All side lot building lines to be 5' unless otherwise noted.
- 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 plot and on the contiguous right-of-way of all perimeter roads surrounding said plot, in accordance with the A.D.A.
- This plat is located in lighting zone L23.
- 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 1.000114934.
- 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.
- All pipelines and pipeline easements within the platted area are shown hereon.
- This plat was prepared from information by DHI TITLE AGENCY, dated June 11, 2023. The surveyor has not abstracted the subject tract.
- 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 solid wooden posts and paneled wooden fences back up, but generally will not replace with new fencing.
- 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.
- A minimum distance of 10 feet shall be maintained between residential dwellings.
- Contours shown hereon are NAVD 88 datum.
- Bearings shown hereon are based on the Texas Coordinate System of 1983, South Central Zone, NAD 83.
- 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.
- All property to drain into the drainage easement only through an approved drainage structure.
- 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 plot may be occupied until Tamarron West Water Plant 2 is operational.

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

CURVE TABLE					
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C16	800.00'	16°17'01"	227.36'	S83°36'20"W	226.60'
C17	600.00'	11°09'08"	116.79'	N86°10'17"E	116.60'
C18	55.00'	101°54'53"	97.83'	N29°38'16"E	85.43'
C19	1200.00'	1°39'15"	34.65'	S20°29'33"E	34.65'
C20	55.00'	76°10'52"	73.13'	S45°28'11"E	67.86'
C21	500.00'	3°37'20"	31.61'	N81°44'57"W	31.60'
C22	400.00'	22°17'34"	155.63'	N88°54'56"E	154.65'
C23	25.00'	42°50'00"	18.69'	N16°36'52"E	18.26'
C24	50.00'	265°40'01"	231.84'	N85°11'52"E	73.33'
C25	25.00'	42°50'00"	18.69'	S26°13'09"E	18.26'
C26	25.00'	87°42'58"	38.27'	S39°03'20"W	34.64'
C27	25.00'	94°14'01"	41.12'	S54°29'45"W	36.64'
C28	85.00'	4°40'29"	6.93'	N09°42'59"E	6.93'
C29	25.00'	48°09'08"	21.01'	N12°01'21"E	20.40'
C30	50.00'	179°13'13"	156.40'	S53°30'42"E	100.00'

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

TAMARRON WEST SECTION 15

A SUBDIVISION OF 1944 ACRES OF LAND
OUT OF THE
MICAHAH AUTREY SURVEY, A-100

CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS

80 LOTS 3 RESERVES 2 BLOCKS
JULY 2023

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

ENGINEER/PLANNER/SURVEYOR:

QUIDDITY
Quality Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors
Registration Nos. F-23296 & L2042300
1229 Corporate Drive, Suite 100 • Rosenberg, TX 77471 • 281.342.2033

STATE OF TEXAS §
COUNTY OF FORT BEND §

We, 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 Vice 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 hereby make and establish said subdivision and development plan 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, or permanent access easements), 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, successors, and assigns to warrant and forever defend the title on the land so dedicated.

FURTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The aerial 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' 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 the 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 purpose 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 originally intended for the construction of single family residential dwelling units thereon (or the placement of mobile home subdivision) 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, permanent access easement, road or alley, or any drainage ditch, either directly or indirectly.

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 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 time and all times for the purposes of construction and maintenance of drainage facilities and structures.

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, D.R. Horton – Texas, Ltd., a Texas limited partnership by D.R. Horton Inc., a Delaware Corporation, It's Authorized Agent has caused these presents to be signed by Ernie S. Loeb, its Vice President of Land, thereunto authorized, this _____ day of _____, 20____.

D.R. Horton – Texas, Ltd.,
a Texas Limited Partnership
By: D.R. Horton Inc., a Delaware Corporation,

By: _____
Ernie S. Loeb
Vice President of Land

STATE OF TEXAS §
COUNTY OF _____ §

BEFORE ME, the undersigned authority, on this day personally appeared Ernie S. Loeb, Vice President of Land, 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 _____, 20____.

Notary Public in and for the State of Texas

Print Name

My commission expires: _____

I, Hala A. Elmachtoub, 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.

Hala A. Elmachtoub, P.E.
Professional Engineer No. 144386

I, Chris D. Kalkomey, 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.

Chris D. Kalkomey
Registered Professional Land Surveyor
Texas Registration No. 5869

This plat of Tamarron West Section 15 was approved by the City Planning Commission of the City of Fulshear, Texas

This _____ day of _____, 20____.

Amy Pearce, Chair

Joan Berger, Co-Chair

A METES & BOUNDS description of a 19.44 acre tract of land in the Micaiah 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;
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;

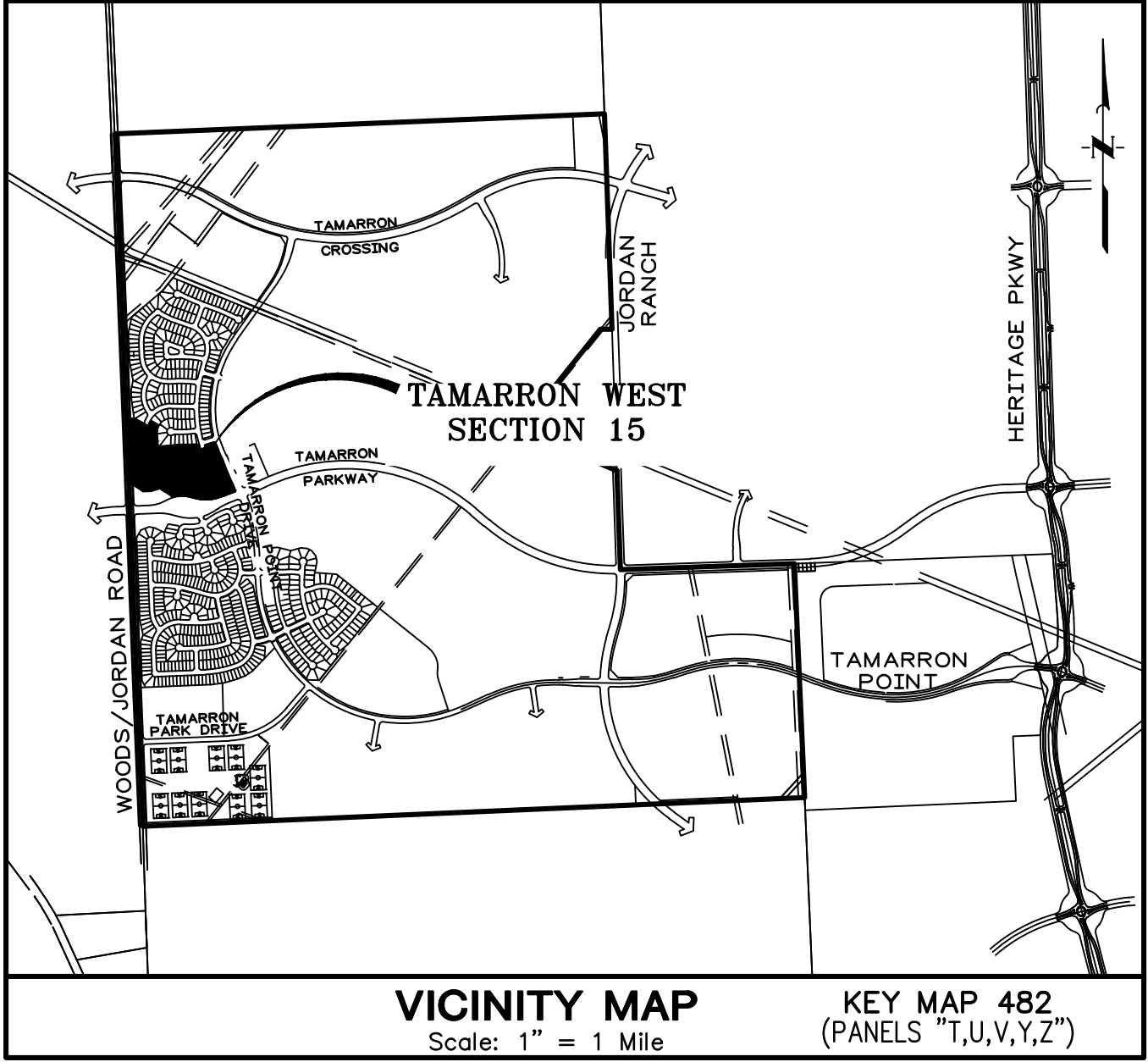
North 57 degrees 16 minutes 23 seconds West, 164.61 feet;

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.



I, J. Stacy Slawinski, P.E., Fort Bend County Engineer, do hereby certify that the plot 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. Date
Fort Bend County Engineer

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

Vincent M. Morales, Jr. Grady Prestage
Commissioner, Precinct 1 Commissioner, Precinct 2

KP George
County Judge

W.A. "Andy" Meyers Dexter L. McCoy
Commissioner, Precinct 3 Commissioner, Precinct 4

THE STATE OF TEXAS §
COUNTY OF FORT BEND §

I, Laura Richard, County Clerk in and for Fort Bend County, hereby certify that the foregoing instrument with its certificate of 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: _____

TAMARRON WEST SECTION 15

A SUBDIVISION OF 19.44 ACRES OF LAND
OUT OF THE
MICAIAH AUTREY SURVEY, A-100
CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS
80 LOTS 3 RESERVES 2 BLOCKS
JULY 2023

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

ENGINEER/PLANNER/SURVEYOR:
 **QUIDDITY**
Quiddity Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors
Registration Nos. F-23290 & 10046100
1229 Corporate Drive, Suite 100 • Roseburg, TX 77471 • 281.342.2033