

PLAT RECORDING SHEET

PLAT NAME: Tamarron West Section 24A

PLAT NO: _____

ACREAGE: 8.27

LEAGUE: H. & T. C. Railroad Company Survey, Section 75, and Micajah Autrey

ABSTRACT NUMBER: A-732 & A-100

NUMBER OF BLOCKS: 3

NUMBER OF LOTS: 41

NUMBER OF RESERVES: 2

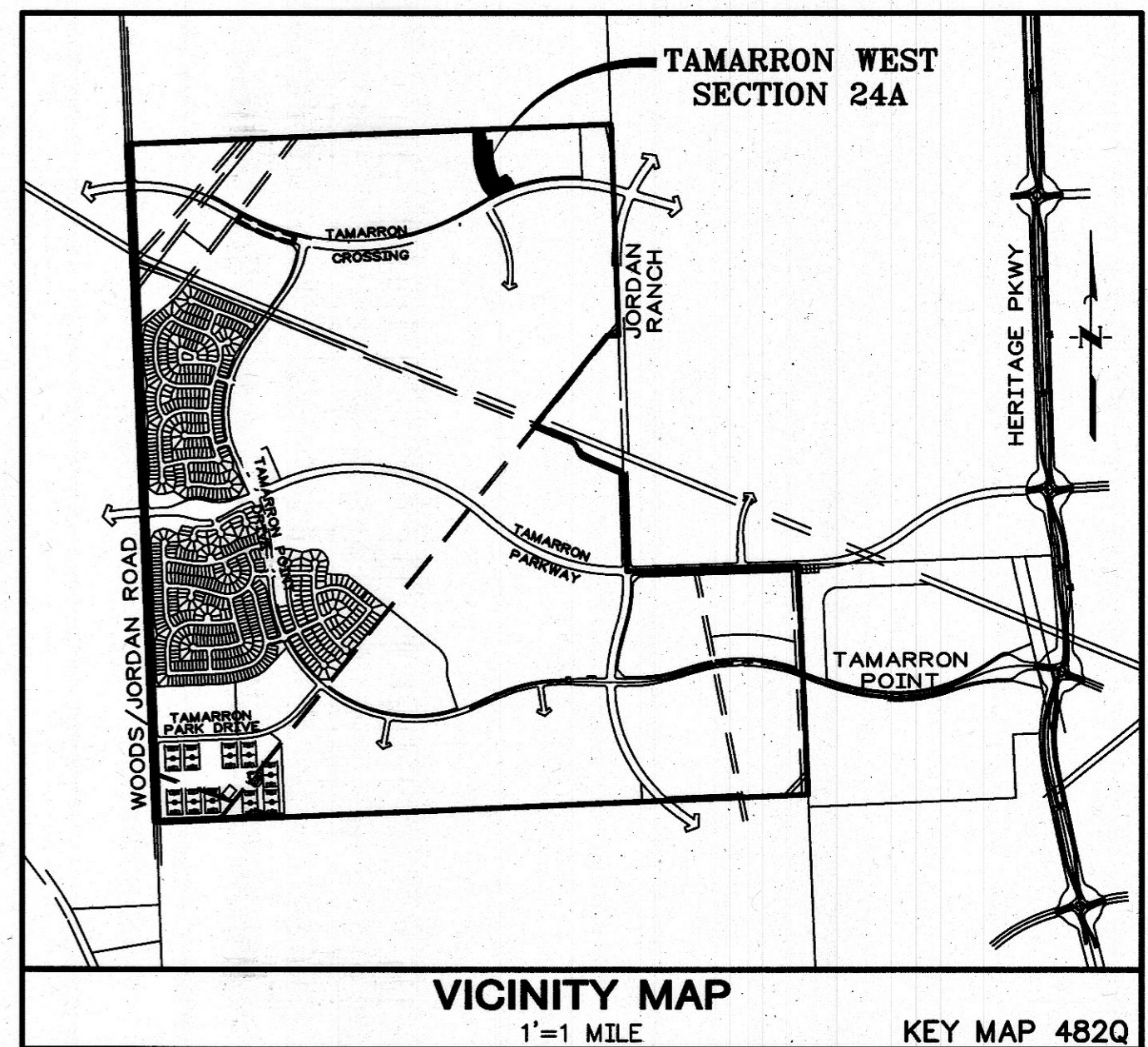
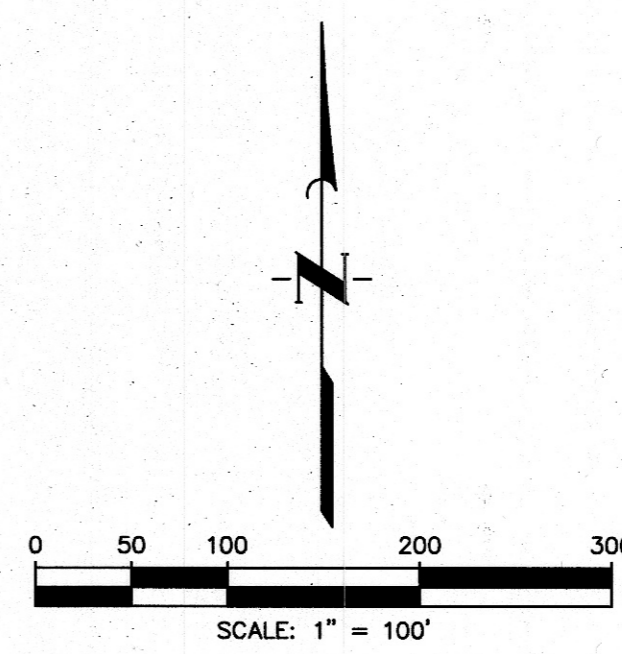
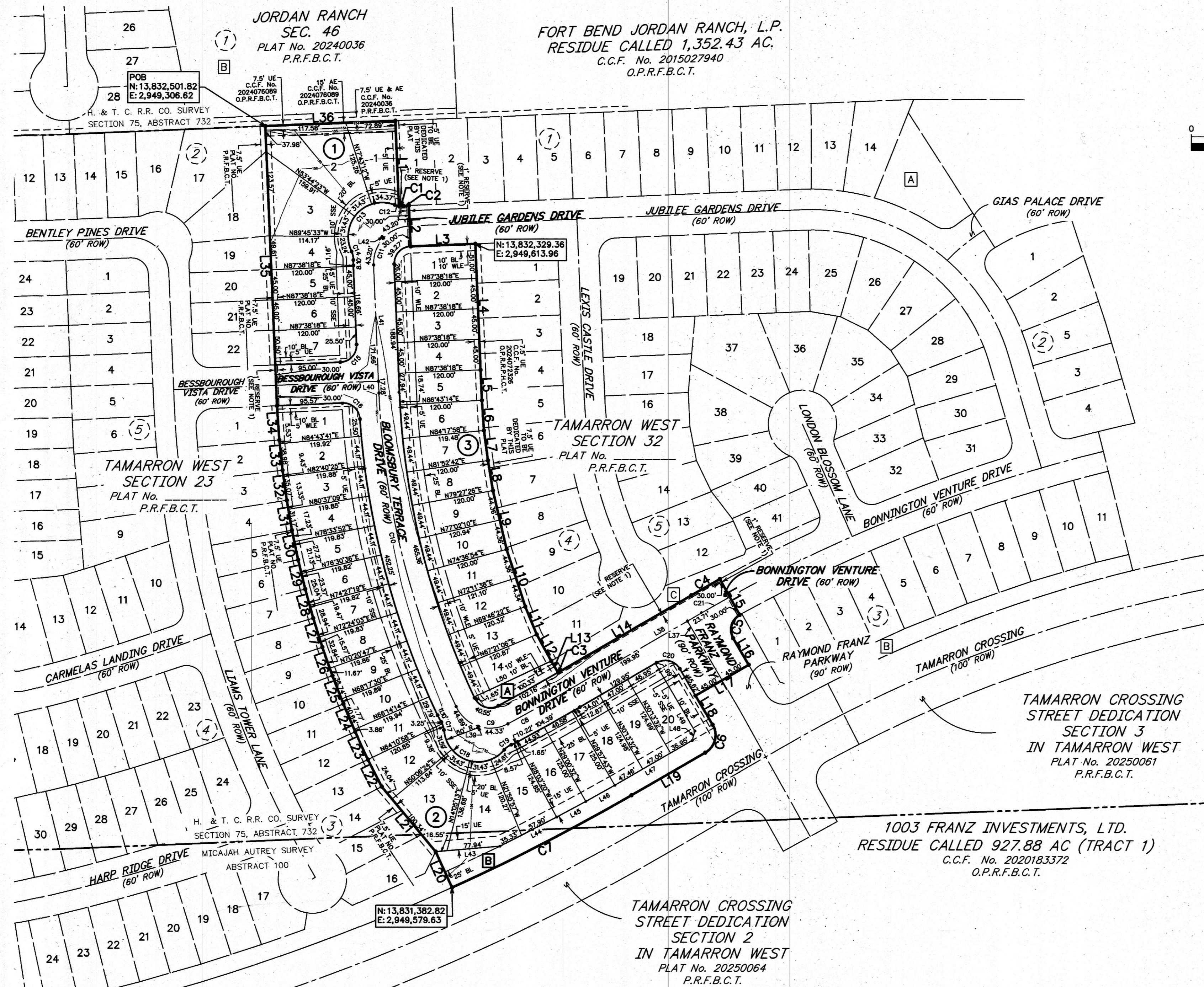
OWNERS: Sandbar Developers, Inc.

(DEPUTY CLERK)

| DISTRICT NAMES | |
|------------------|--|
| WCID | N/A |
| MUD/MUD | FBC MUD No. 222 |
| LID | N/A |
| SCHOOL | FORT BEND COUNTY DRAINAGE DISTRICT |
| 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 |

RESTRICTED RESERVE A
 Restricted to Open Space,
 Landscape, Incidental
 Utility Purposes Only
 0.07 AC
 2,884 Sq. Ft.

RESTRICTED RESERVE B
 Restricted to Open Space,
 Landscape, Incidental
 Utility Purposes Only
 0.36 AC
 15,851 Sq. Ft.



- Legend**
- AC "Acres"
 - BL "Building Line"
 - C.C.F. "County Clerk's File"
 - D.R.F.B.C.T. "Deed Records, Fort Bend County, Texas"
 - Eamt "Easement"
 - No. "Number"
 - 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"
 - POB "Point of Beginning"
 - ROW "Right-of-Way"
 - SSE "Sanitary Sewer Easement"
 - Stm SE "Storm Sewer Easement"
 - UE "Utility Easement"
 - Vol. Pg. "Volume and Page"
 - WLE "Waterline Easement"
 - Ⓚ "Block Number"
 - "Set 3/4-inch Iron Rod With Cap Stamped 'Quiddity Eng. Property Corner' as Per Certification"
 - "Street Name Break"
- General Notes**
- 1) A one-foot reserve (1' Reserve) has been dedicated to the public in fee as a buffer separation between the side or end of streets in subdivision plats where such streets abut adjacent acreage tracts, the condition of such dedicated being that when the adjacent property is subdivided in a recorded plat, the one-foot reserve shall thereupon become vested in the public for street right-of-way purposes and the title fee thereto shall revert to and rest in the dedicant, his heirs, assigns or successors.
 - 2) All cul-de-sac radii are fifty feet (50'), unless otherwise indicated.
 - 3) All block corner and cul-de-sac return to tangent radii are twenty-five feet (25').
 - 4) All easements are centered on lot lines unless shown otherwise.
 - 5) All building lines along street rights-of-way are as shown on the plat.
 - 6) Tamarron West Section 24A lies within City of Fulshear ETJ, Fort Bend County Municipal Utility District No. 222, Lamar GISD, Fort Bend County, & Fort Bend County Drainage District, Fort Bend County Assistance District No. 7 and Fort Bend County Emergency 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 155.87' 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 HGCS 66, being the top of a stainless steel rod that is encased in a 5-inch pvc pipe with a logo stamped HGCS 66 1986. Located +/- 72-feet East of the centerline of F.M. Highway 1483 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 L23.
 - 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 with intense rainfall events.
 - 15) There are no pipelines or pipeline easements within the platted area shown hereon.
 - 16) This plat was prepared from information by Charter Title Company, dated March 26, 2025. 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 lot 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.
 - 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.

| LINE TABLE | | |
|------------|-------------|----------|
| LINE | BEARING | DISTANCE |
| L1 | S02°21'42"E | 125.17' |
| L2 | S02°21'42"E | 60.00' |
| L3 | N87°38'18"E | 95.00' |
| L4 | S02°21'42"E | 186.00' |
| L5 | S02°32'03"E | 44.76' |
| L6 | S03°49'14"E | 44.38' |
| L7 | S07°34'50"E | 44.38' |
| L8 | S09°19'56"E | 44.37' |
| L9 | S12°57'50"E | 88.71' |
| L10 | S18°00'39"E | 88.70' |
| L11 | S22°09'23"E | 44.34' |
| L12 | S28°42'59"E | 44.41' |
| L13 | S30°13'32"E | 19.55' |
| L14 | N59°46'28"E | 223.66' |
| L15 | S29°00'21"E | 60.00' |
| L16 | S30°13'32"E | 45.13' |
| L17 | S59°46'28"W | 90.00' |
| L18 | S30°13'32"E | 49.38' |
| L19 | S59°46'28"W | 124.95' |
| L20 | N24°28'59"W | 57.70' |
| L21 | N39°28'18"W | 124.38' |
| L22 | N26°45'37"W | 44.51' |
| L23 | N24°52'16"W | 44.51' |
| L24 | N22°58'56"W | 44.51' |
| L25 | N21°05'36"W | 44.51' |

| LINE TABLE | | |
|------------|-------------|----------|
| LINE | BEARING | DISTANCE |
| L26 | N19°12'16"W | 44.51' |
| L27 | N17°18'55"W | 44.51' |
| L28 | N15°25'35"W | 44.51' |
| L29 | N13°32'15"W | 44.51' |
| L30 | N11°38'55"W | 44.51' |
| L31 | N09°45'34"W | 44.51' |
| L32 | N07°52'14"W | 44.51' |
| L33 | N05°58'54"W | 44.51' |
| L34 | N04°02'15"W | 50.32' |
| L35 | N02°21'42"W | 411.66' |
| L36 | N87°38'18"E | 190.47' |
| L37 | N30°13'32"W | 100.62' |
| L38 | N59°46'28"E | 223.66' |
| L39 | N18°05'12"E | 2.32' |
| L40 | S87°38'18"W | 150.00' |
| L41 | N02°21'42"W | 188.94' |
| L42 | S47°21'42"E | 2.98' |
| L43 | N84°53'18"E | 94.49' |
| L44 | S62°45'23"W | 93.22' |
| L45 | S61°39'43"W | 48.66' |
| L46 | S60°30'53"W | 48.66' |
| L47 | N59°47'17"E | 131.41' |
| L48 | N14°46'28"E | 14.14' |
| L49 | N30°13'32"W | 115.00' |
| L50 | N64°55'50"E | 124.63' |

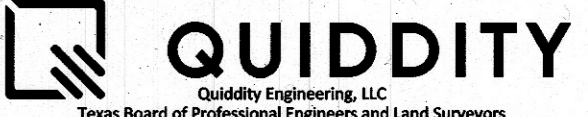
| CURVE TABLE | | | | | | |
|-------------|----------|-------------|------------|---------------|--------------|---------|
| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD BEARING | CHORD LENGTH | TANGENT |
| C1 | 25.00' | 14°49'08" | 6.47' | N89°35'24"E | 6.45' | 3.25' |
| C2 | 85.00' | 5°27'27" | 8.10' | N84°54'34"E | 8.09' | 4.05' |
| C3 | 2740.00' | 0°02'17" | 1.82' | N59°47'37"E | 1.82' | 0.91' |
| C4 | 2260.00' | 1°13'10" | 48.10' | N60°23'04"E | 48.10' | 24.05' |
| C5 | 25.00' | 91°13'10" | 39.80' | S15°23'04"W | 35.73' | 25.54' |
| C6 | 30.00' | 90°00'00" | 47.12' | S14°46'28"W | 42.43' | 30.00' |
| C7 | 2950.00' | 5°44'33" | 295.66' | S62°38'45"W | 295.54' | 147.96' |
| C8 | 2770.00' | 2°08'10" | 103.27' | N60°50'34"E | 103.27' | 51.64' |
| C9 | 55.00' | 92°56'19" | 89.21' | S71°37'12"E | 79.75' | 57.90' |
| C10 | 1200.00' | 22°47'20" | 477.29' | S13°45'22"E | 474.15' | 241.84' |
| C11 | 55.00' | 90°00'00" | 86.39' | S42°38'18"W | 77.78' | 55.00' |
| C12 | 25.00' | 14°39'58" | 6.40' | S75°40'03"E | 6.38' | 3.22' |
| C13 | 50.00' | 138°03'17" | 120.48' | S42°38'18"W | 93.38' | 130.44' |
| C14 | 25.00' | 29°29'06" | 12.87' | N11°38'48"W | 12.72' | 6.58' |
| C15 | 25.00' | 90°00'00" | 39.27' | N42°38'18"E | 35.36' | 25.00' |
| C16 | 25.00' | 88°16'40" | 38.52' | N48°13'22"W | 34.82' | 24.26' |
| C17 | 25.00' | 28°56'23" | 12.63' | N18°09'35"W | 12.49' | 6.45' |
| C18 | 50.00' | 136°26'48" | 119.07' | S71°54'48"E | 92.86' | 125.16' |
| C19 | 25.00' | 28°56'23" | 12.63' | S54°19'59"W | 12.49' | 6.45' |
| C20 | 25.00' | 90°00'00" | 39.27' | N75°13'32"W | 35.36' | 25.00' |
| C21 | 2230.00' | 1°13'10" | 47.47' | S60°23'04"W | 47.46' | 23.73' |

**FINAL PLAT OF
 TAMARRON WEST
 SECTION 24A**
 A SUBDIVISION OF 8.27 ACRES OF LAND
 OUT OF THE
 H. & T. C. RAILROAD COMPANY SURVEY, SECTION 75, A-732
 AND MICAJAH AUTREY, A-100
 CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS

41 LOTS 2 RESERVES 3 BLOCKS

APRIL 2025

OWNER
 SANDBAR DEVELOPERS, INC.
 10003 N.W. Military Hwy
 Suite 2201
 San Antonio, Texas 78231
 210-344-9200

ENGINEER/PLANNER/SURVEYOR:

 Quiddity Engineering, LLC
 Texas Board of Professional Engineers and Land Surveyors
 Registration No. 7-2350 & 1006509
 2322 W. Grand Parkway North, Suite 150 • Katy, TX 77449 • 832.913.4000

STATE OF TEXAS §
COUNTY OF FORT BEND §

We, Sandbar Developers, Inc., acting by and through Israel Fogiel, President, being officer of Sandbar Developers, Inc., owner hereinafter referred to as Owners of the 8.27 acre tract described in the above and foregoing map of Tamarron West Section 24A, 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 purposes 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 six feet, six inches (6'6") for fifteen feet (15'0") perimeter ground easements or five feet, six inches (5'6") for sixteen feet (16'0") perimeter ground easements, from a plane sixteen feet (16'0") above ground level upward, located adjacent to and adjoining said public utility easements that are designated with aerial easements (U.E. and A.E.) as indicated and depicted hereon, whereby the aerial easement totals twenty-one feet, six inches (21'6") in width.

Further, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purposes forever unobstructed aerial easements. The aerial easements shall extend horizontally an additional ten feet (10'0") for ten feet (10'0") back-to-back ground easements or eight feet (8'0") for fourteen feet (14'0") back-to-back ground easements or seven feet, six inches (7'6") for fifteen feet (15'0") 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, Owners do hereby declare that all parcels of land designated as lots on this plat are originally intended for the construction of single family residential dwelling units thereon and shall be restricted for same under the terms and conditions of such restrictions filed separately.

FURTHER, Owners do hereby covenant and agree that all of the property within the boundaries of this plat is hereby restricted to prevent the drainage of any septic tanks into any public or private street, permanent access easement, road or alley, or any drainage ditch, either directly or indirectly.

FURTHER, Owners do hereby covenant and agree that all of the property within the boundaries of this plat 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, planting and other obstructions to the operations and maintenance of the drainage facility and that such abutting property shall not be permitted to drain directly into this easement except by means of an approved drainage structure.

FURTHER, Owners do hereby 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, sloughs or other natural drainage courses located in said plat, 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, Sandbar Developers, Inc., has caused these presents to be signed by Israel Fogiel, its President, thereunto authorized, this 1st day of May, 2025.

Sandbar Developers, Inc.
By: *Israel Fogiel*
Israel Fogiel
President

STATE OF TEXAS §
COUNTY OF Borax §

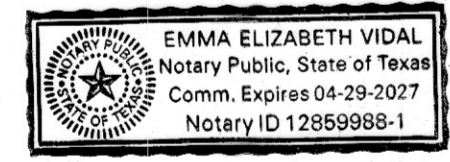
BEFORE ME, the undersigned authority, on this day personally appeared Israel Fogiel, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 1st day of May, 2025.

Emma Elizabeth Vidal
Notary Public in and for the State of Texas

Print Name: Emma Elizabeth Vidal

My commission expires: 04/29/2027



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

This plat of Tamarron West Section 24A was approved by the City Planning Commission of the City of Fulshear, Texas

This 4th day of October, 2024
Amy Peoples
Amy Peoples, Chair
Grace Malveaux
Grace Malveaux, Co-Chair

This plat of Tamarron West Section 24A was approved on October 15, 2024 by the City of Fulshear City Council and signed on this 5th day of June, 2025.

Donald McCoy
Donald McCoy, Mayor
Mafela Rodriguez
Mafela Rodriguez, City Secretary

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 _____, 2025, 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

STATE OF TEXAS §
COUNTY OF FORT BEND §

A METES & BOUNDS description of a 8.27 acre tract of land in the H. & T. C. Railroad Company Survey Section 75, Abstract 732, Fort Bend County, Texas, and in the Micajah Autrey Survey, Abstract 100, Fort Bend County, Texas, being out of and a part of the residue of that certain called 927.88 acre tract (Tract 1) of land recorded under County Clerk's File Number 2020163372, 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.

Commencing at a 5/8-inch iron rod found for a northeast corner of a non-contiguous portion of the residue of a called 1,316.47 acre tract recorded under County Clerk's File Number 2012149037, Official Public Records, Fort Bend County, Texas, some being the northwest corner of the residue of said called 927.88 acre tract, being a point in the south line of an adjoining called 1,352.43 acre tract recorded under County Clerk's File Number 2015027940, Official Public Records, Fort Bend County, Texas;

Thence North 87 degrees 38 minutes 18 seconds East along the north line of the residue of said called 927.88 acre tract and the south line of said adjoining called 1,352.43 acre tract, 2,144.88 feet to the northwest corner and Place of Beginning of the herein described tract;

Thence North 87 degrees 38 minutes 18 seconds East along the north line of the herein described tract, some being the north line of the residue of said called 927.88 acre tract and the south line of said adjoining called 1,352.43 acre tract, 190.47 feet to the northeast corner of the herein described tract;

Thence establishing the east line of the herein described tract, crossing the residue of said called 927.88 acre tract with the following courses and distances:

South 02 degrees 21 minutes 42 seconds East, 125.17 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 14 degrees 49 minutes 08 seconds, an arc length of 6.47 feet, a radius of 25.00 feet, and a chord bearing North 89 degrees 35 minutes 24 seconds East, 6.45 feet to the beginning of a reverse curve to the right;
Thence with said reverse curve to the right, having a central angle of 05 degrees 27 minutes 27 seconds, an arc length of 8.10 feet, a radius of 85.00 feet, and a chord bearing North 84 degrees 54 minutes 34 seconds East, 8.09 feet;

South 02 degrees 21 minutes 42 seconds East, 60.00 feet;
North 87 degrees 38 minutes 18 seconds East, 95.00 feet;
South 02 degrees 21 minutes 42 seconds East, 186.00 feet;
South 02 degrees 32 minutes 03 seconds East, 44.76 feet;
South 03 degrees 49 minutes 14 seconds East, 44.38 feet;
South 07 degrees 34 minutes 50 seconds East, 44.38 feet;
South 09 degrees 19 minutes 56 seconds East, 44.37 feet;
South 12 degrees 57 minutes 50 seconds East, 88.71 feet;
South 18 degrees 00 minutes 39 seconds East, 88.70 feet;
South 22 degrees 09 minutes 23 seconds East, 44.34 feet;
South 28 degrees 42 minutes 59 seconds East, 44.41 feet;
South 30 degrees 13 minutes 32 seconds East, 19.55 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 00 degrees 02 minutes 17 seconds, an arc length of 1.82 feet, a radius of 2,740.00 feet, and a chord bearing North 59 degrees 47 minutes 37 seconds East, 1.82 feet;

North 59 degrees 46 minutes 28 seconds East, 223.66 feet to the beginning of a curve to the right;

Thence with said curve to the right, having a central angle of 01 degree 13 minutes 10 seconds, an arc length of 48.10 feet, a radius of 2,260.00 feet, and a chord bearing

North 60 degrees 23 minutes 04 seconds East, 48.10 feet;
South 29 degrees 00 minutes 21 seconds East, 60.00 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 91 degrees 13 minutes 10 seconds, an arc length of 39.80 feet, a radius of 25.00 feet, and a chord bearing South 15 degrees 23 minutes 04 seconds West, 35.73 feet to a point for corner;

Thence South 30 degrees 13 minutes 32 seconds East, 45.13 feet to the southeast corner of the herein described tract, being a point in the north line of the adjoining Tamarron Crossing Street Dedication Section 2, according to map or plat thereof recorded under Plat Number 20250064, Plat Records, Fort Bend County, Texas;

Thence along the south line of the herein described tract, some being the south line of the residue of said called 927.88 acre tract and the north line of said adjoining Tamarron Crossing Street Dedication Section 2, with the following courses and distances:

South 59 degrees 46 minutes 28 seconds West, 90.00 feet;
South 30 degrees 13 minutes 32 seconds East, 49.38 feet to the beginning of a curve to the right;

Thence with said curve to the right, having a central angle of 90 degrees 00 minutes 00 seconds, an arc length of 47.12 feet, a radius of 30.00 feet, and a chord bearing South 14 degrees 46 minutes 28 seconds West, 42.43 feet;

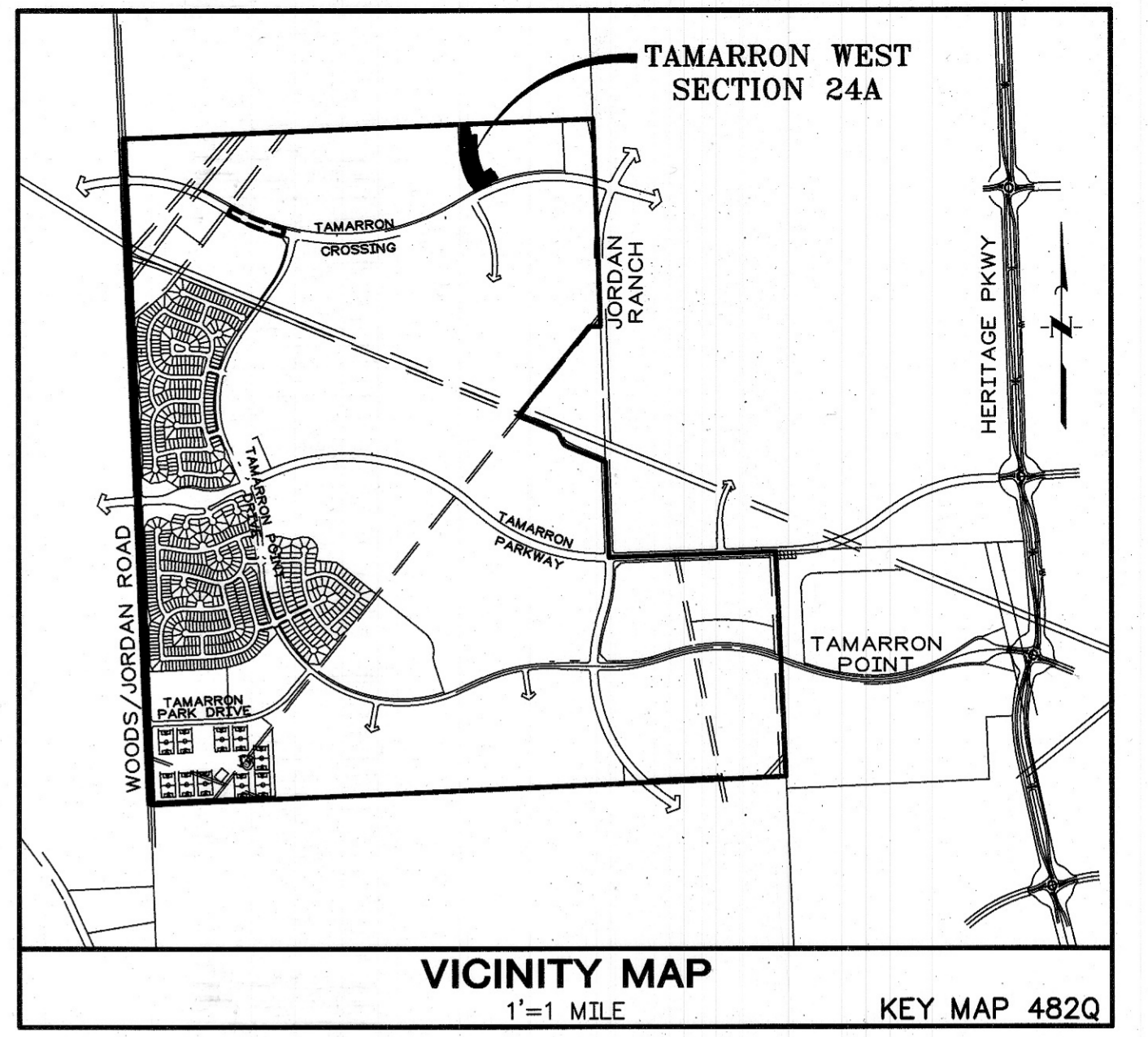
South 59 degrees 46 minutes 28 seconds West, 124.95 feet to the beginning of a curve to the right;

Thence with said curve to the right, having a central angle of 05 degrees 44 minutes 33 seconds, an arc length of 295.66 feet, a radius of 2,950.00 feet, and a chord bearing South 82 degrees 38 minutes 45 seconds West, 295.54 feet to the southwest corner of the herein described tract;

Thence establishing the west line of the herein described tract, crossing the residue of said called 927.88 acre tract, with the following courses and distances:

North 24 degrees 28 minutes 59 seconds West, 57.70 feet;
North 39 degrees 28 minutes 18 seconds West, 124.38 feet;
North 28 degrees 45 minutes 37 seconds West, 44.51 feet;
North 24 degrees 52 minutes 16 seconds West, 44.51 feet;
North 22 degrees 58 minutes 56 seconds West, 44.51 feet;
North 21 degrees 05 minutes 36 seconds West, 44.51 feet;
North 19 degrees 12 minutes 16 seconds West, 44.51 feet;
North 17 degrees 18 minutes 55 seconds West, 44.51 feet;
North 15 degrees 25 minutes 35 seconds West, 44.51 feet;
North 13 degrees 32 minutes 15 seconds West, 44.51 feet;
North 11 degrees 38 minutes 55 seconds West, 44.51 feet;
North 09 degrees 45 minutes 34 seconds West, 44.51 feet;
North 07 degrees 52 minutes 14 seconds West, 44.51 feet;
North 05 degrees 58 minutes 54 seconds West, 44.51 feet;
North 04 degrees 02 minutes 15 seconds West, 50.32 feet;

North 02 degrees 21 minutes 42 seconds West, 411.66 feet to the Place of Beginning and containing 8.27 acre of land, more or less.



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. Date
Fort Bend County Engineer

APPROVED by the Commissioners' Court of Fort Bend County, Texas, this _____ day of _____, 2025.

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

**FINAL PLAT OF
TAMARRON WEST
SECTION 24A**
A SUBDIVISION OF 8.27 ACRES OF LAND
OUT OF THE
H. & T. C. RAILROAD COMPANY SURVEY, SECTION 75, A-732
AND MICAJAH AUTREY, A-100
CITY OF FULSHEAR ETJ, FORT BEND COUNTY, TEXAS
41 LOTS 2 RESERVES 3 BLOCKS
APRIL 2025

OWNER
SANDBAR DEVELOPERS, INC.
10003 N.W. Military Hwy
Suite 2201
San Antonio, Texas 78231
210-344-9200

ENGINEER/PLANNER/SURVEYOR:
QUIDDITY
Quiddity Engineering, LLC
Texas Board of Professional Engineers and Land Surveyors
Registration Nos. F-23290 & L0046100
2322 W. Grand Parkway North, Suite 150 • Katy, TX 77442 • 832-913-4000