

STATE OF TEXAS
COUNTY OF BURNET:

KNOW ALL MEN BY THESE PRESENTS:

THAT LSLP OAKALLA, LLC, A DELAWARE LIMITED LIABILITY COMPANY OWNER(S) OF 640.52 ACRES OUT OF DOCUMENT NO. 201806307 OF THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS, DO HEREBY SUBDIVIDE SAID TRACT IN ACCORDANCE WITH THE PLAT SHOWN HEREON, SUBJECT TO ANY EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED, TO BE KNOWN AS "ARROWHEAD TRAIL RANCH" AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF THE STREETS AND EASEMENTS AS SHOWN HEREON.

WITNESS BY HAND THIS THE 19 DAY OF December, 2019, A.D.

Davy Roberts
NAME (SIGNATURE)

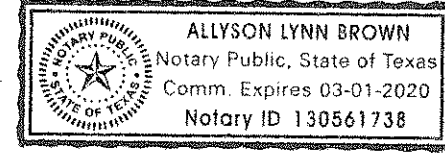
Davy Roberts
NAME (PRINT)

STATE OF TEXAS
COUNTY OF BURNET:

BEFORE ME, THE ABOVE AUTHORITY, ON THIS DAY PERSONALLY APPEARED, LSLP OAKALLA, LLC, A DELAWARE LIMITED LIABILITY COMPANY, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THIS FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 19 DAY OF December, 2019.

Allyson Lynn Brown
NOTARY PUBLIC
STATE OF TEXAS



STATE OF TEXAS
COUNTY OF BURNET

I, JANET PARKER, CLERK OF BURNET COUNTY DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND THE CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THIS THE 19 DAY OF December, 2019, A.D. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN PLAT CABINET PAGE(S) .

FILED FOR RECORD AT O'CLOCK M. THIS THE DAY OF , 2019, A.D.

WITNESS MY HAND AND SEAL OF THE OFFICE OF COUNTY CLERK OF SAID COUNTY ON THIS

THE DAY OF , 2019, A.D.

JANET PARKER, COUNTY CLERK, BURNET COUNTY, TEXAS

THE ATTACHED PLAT OF "ARROWHEAD TRAIL RANCH" WAS FOUND TO COMPLY WITH THE STATUTES AND LAWS OF THE STATE OF TEXAS AND WAS APPROVED FOR FILING THEREOF IN THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS.

TO CERTIFY WHICH, THE UNDERSIGNED AS COUNTY JUDGE OF BURNET COUNTY, TEXAS, THIS 19th DAY OF December, 2019.

ATTEST:

Janet Parker
JANET PARKER, COUNTY CLERK, BURNET COUNTY, TEXAS

James Oakley
JAMES OAKLEY, COUNTY JUDGE, BURNET COUNTY, TEXAS

THE ATTACHED PLAT OF "ARROWHEAD TRAIL RANCH" WAS FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF BURNET COUNTY, TEXAS AND WAS APPROVED FOR FILING THEREOF IN THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS.

TO CERTIFY WHICH, THE UNDERSIGNED AS COUNTY COMMISSIONER PRECINCT 2 OF BURNET COUNTY, TEXAS, THIS 19 DAY OF December, 2019.

ATTEST:

Damon Beierle
DAMON BEIERLE, COUNTY COMMISSIONER PRECINCT 2, BURNET COUNTY, TEXAS

James Oakley
JAMES OAKLEY, COUNTY JUDGE, BURNET COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BURNET:

I, KYLE L. PRESSLER, (A REGISTERED PROFESSIONAL ENGINEER AND/OR SURVEYOR) IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT OF "ARROWHEAD TRAIL RANCH" WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND THAT SAID PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAME AS I LOCATED ITS COMPONENT PARTS ON THE GROUND.

WITNESS MY HAND AND OFFICIAL SEAL THIS 19 DAY OF December, 2019.

Kyle L. Pressler
KYLE L. PRESSLER, R.P.L.S. NO. 6528

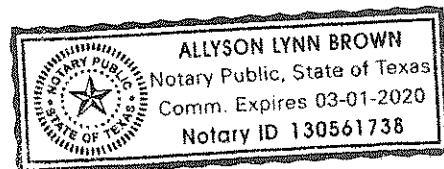


STATE OF TEXAS
COUNTY OF BURNET:

BEFORE ME, THE ABOVE AUTHORITY, ON THIS DAY PERSONALLY APPEARED, LSLP OAKALLA, LLC, A DELAWARE LIMITED LIABILITY COMPANY, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THIS FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN STATED.

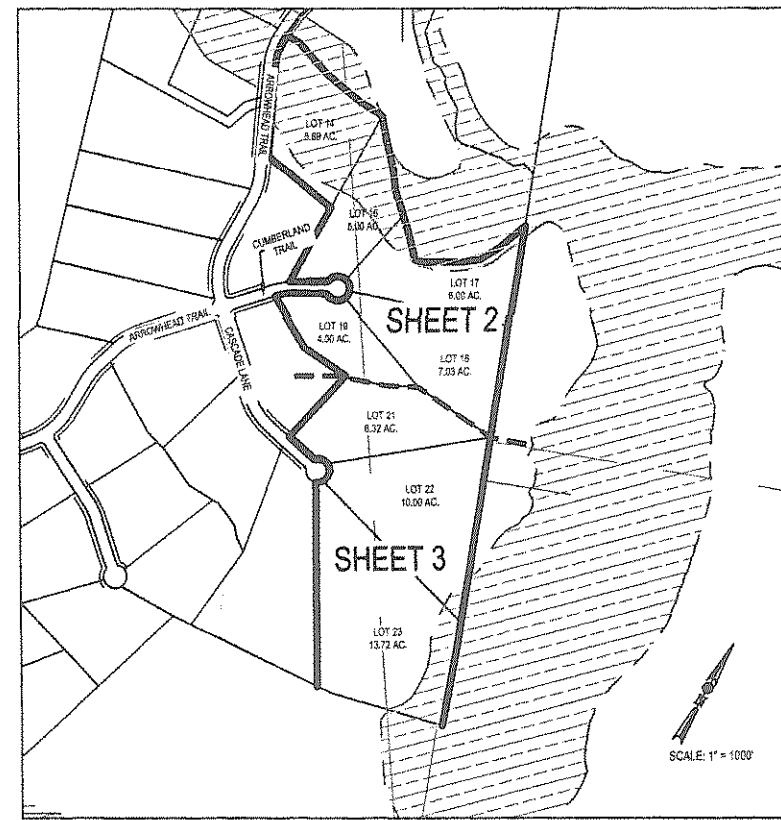
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 19 DAY OF December, 2019.

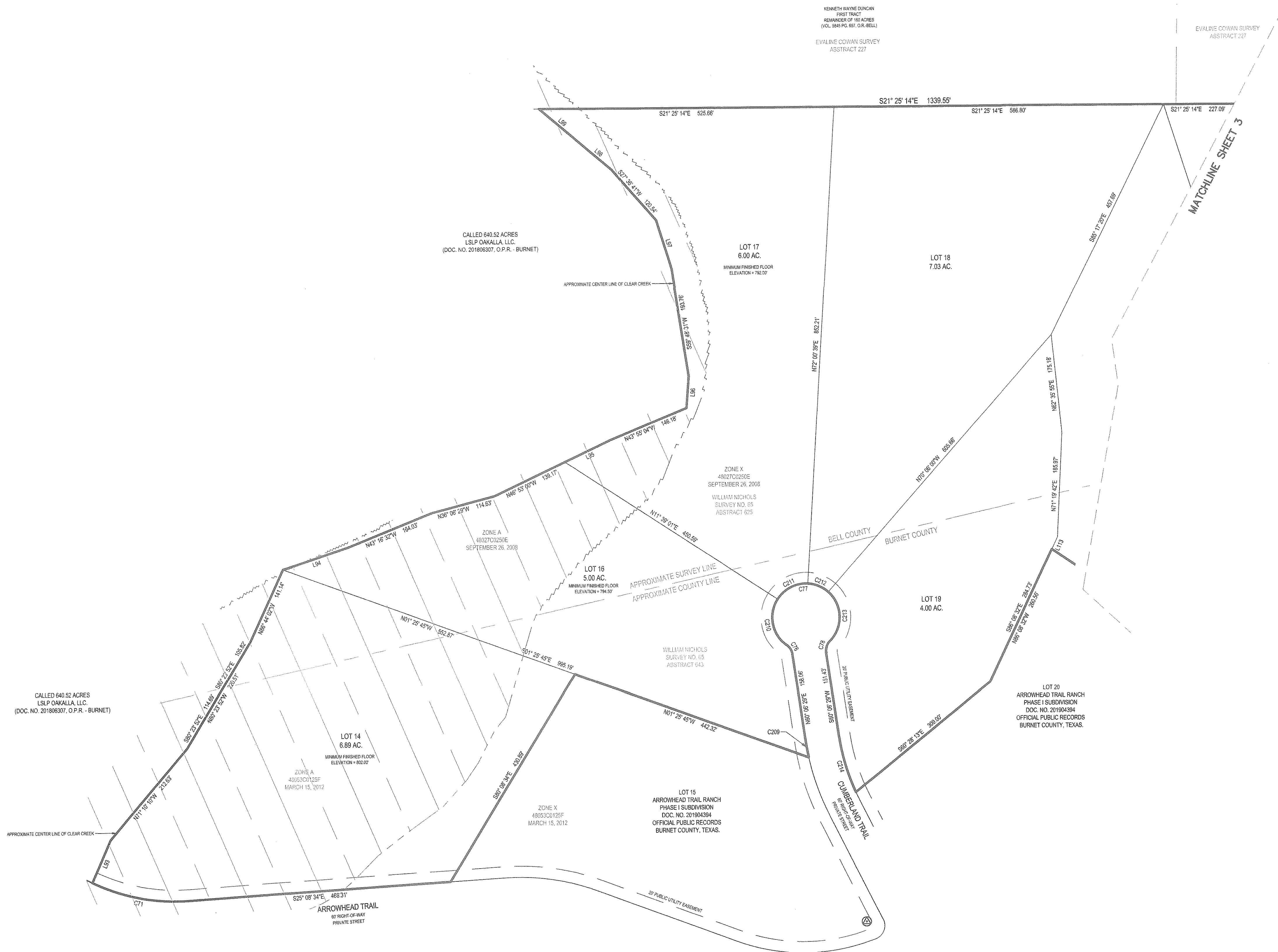
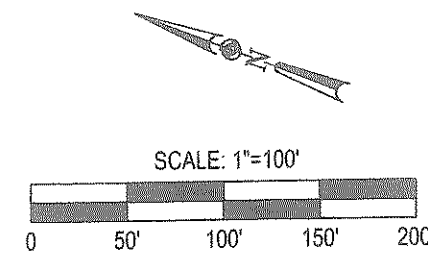
Allyson Lynn Brown
NOTARY PUBLIC
STATE OF TEXAS



PLAT ESTABLISHING ARROWHEAD TRAIL RANCH SUBDIVISION PHASE II

BEING 58.96 ACRES OF LAND OUT OF THE WILLIAM NICHOLS SURVEY NO. 65, ABSTRACT 643 OF BURNET COUNTY, AND THE WILLIAM NICHOLS SURVEY NO. 65 ABSTRACT NO. 625 OF BELL COUNTY, TEXAS AND BEING A PORTION OF A CALLED 640.52 ACRE TRACT OF LAND AS CONVEYED TO LSLP OAKALLA, LLC., OF RECORD IN DOCUMENT NO. 201806307 OF THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS.





LEGEND

	HORIZONTAL/VERTICAL BENCHMARK
	FOUND MONUMENT
	OFFICIAL RECORDS
	OFFICIAL PUBLIC RECORDS
	VOLUME
	PAGE(S)

LINE TABLE

LINE	BEARING	DISTANCE
L45	S85° 39' 48\"W	77.86'
L93	N87° 49' 30\"W	81.97'
L94	N39° 50' 39\"W	120.90'
L95	N46° 53' 00\"W	91.06'
L96	S72° 42' 53\"W	56.74'
L97	S51° 27' 43\"W	92.80'
L98	S18° 56' 20\"W	73.59'
L99	S18° 47' 19\"W	95.01'
L113	N86° 08' 32\"W	24.17'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C71	345.00'	178.39'	29°17'39\"	N10° 29' 44\"W	174.48'
C76	25.00'	20.13'	46°08'39\"	S37° 02' 10\"W	19.59'
C77	60.00'	292.36'	279°10'59\"	N26° 26' 40\"W	77.79'
C78	25.00'	23.14'	53°02'21\"	N86° 37' 39\"E	22.33'
C82	25.00'	21.68'	49°40'47\"	S77° 32' 11\"W	21.00'
C83	60.00'	205.09'	195°50'47\"	N29° 22' 49\"W	118.85'
C209	430.00'	28.30'	3°46'16\"	S58° 13' 21\"W	28.30'
C210	60.00'	91.82'	87°41'11\"	S57° 48' 26\"W	83.12'
C211	60.00'	83.21'	60°21'58\"	N46° 10' 10\"W	60.33'
C212	60.00'	40.08'	38°16'27\"	N01° 08' 53\"E	39.34'
C213	60.00'	97.24'	92°51'43\"	N66° 42' 58\"E	86.95'
C214	370.00'	103.96'	16°05'52\"	S52° 03' 33\"W	103.61'
C216	60.00'	59.99'	57°16'57\"	S81° 20' 15\"W	57.52'
C217	60.00'	106.71'	101°53'56\"	N19° 04' 16\"W	83.19'
C218	60.00'	58.40'	30°39'54\"	N50° 12' 37\"E	37.74'

CONTROL TABLE

POINT #	NORTHING	EASTING	ELEVATION	RAW DESCRIPTION
4011	10340722.75'	3059278.53'	911.58'	SET 1/2\" IRON ROD WITH A BLUE PLASTIC CAP

OWNER(S):
LSLP OAKALLA, LLC
AGENT: DAVY ROBERTS
665 SIMONDS ROAD
WILLIAMSTOWN, MA 01267

SURVEYOR:
MATKIN HOOVER
C/O KYLE L. PRESSLER, R.P.L.S.
8 SPENCER ROAD, SUITE 300
BOERNE, TEXAS 78006
(830) 249-0600
KYLE.PRESSLER@MATKINHOOVER.COM

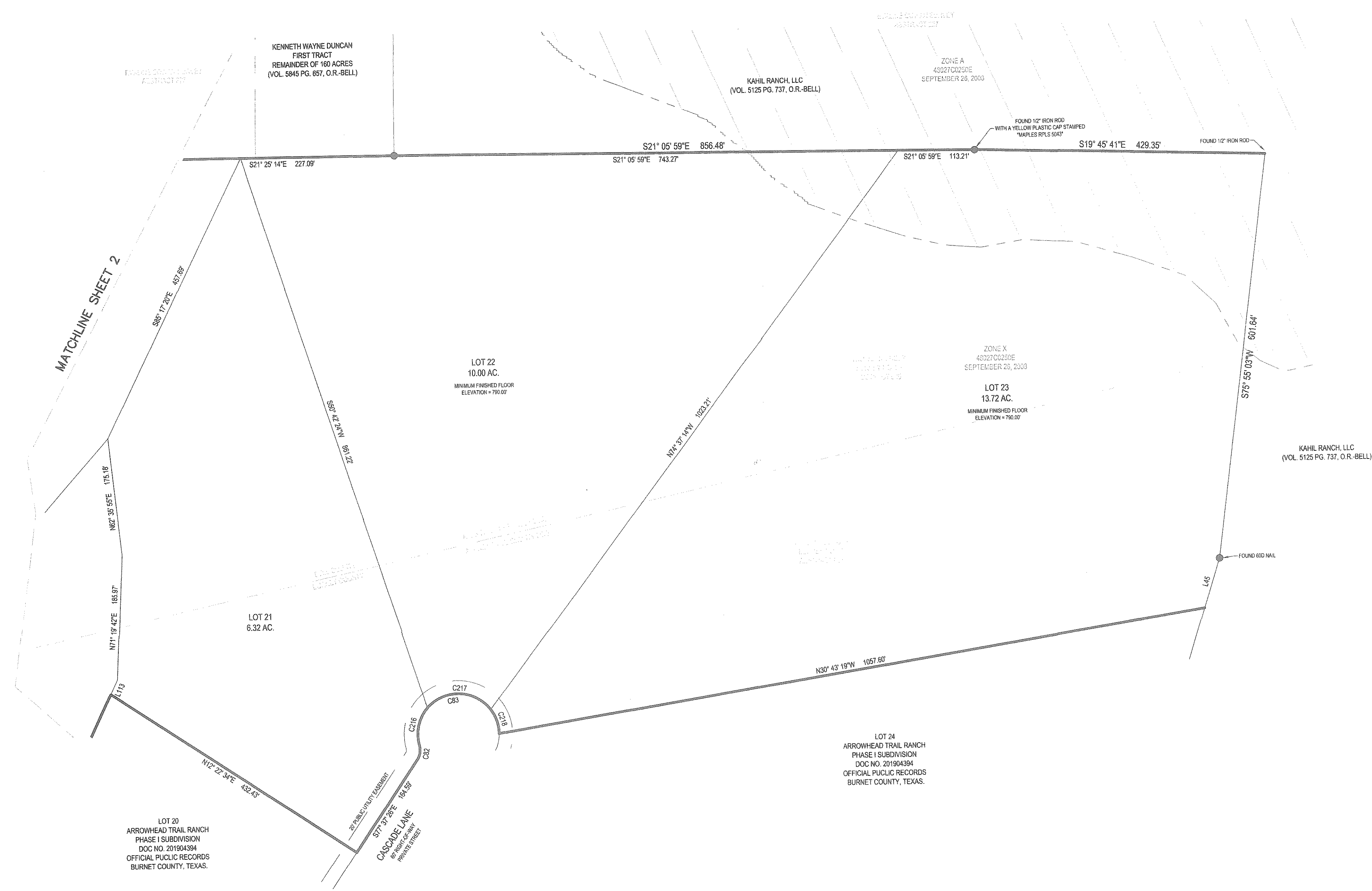
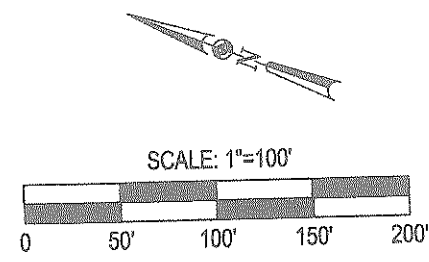
AGENT/ENGINEER:
WILLIAM H. ENGINEERING, LLC
C/O MARCUS W. HORNER, P.E., CFM
1001 BUCHANAN DRIVE (SH 29 WEST), SUITE 2
(512) 553-1555
MARCUS@WILLIAMHENGINEERING.COM

MATKIN HOOVER
ENGINEERING & SURVEYING
P.O. BOX 94
8 SPENCER ROAD, SUITE 100
BOERNE, TEXAS 78006
OFFICE: (830) 249-0600 FAX: (830) 249-0601
TEXAS REGISTERED ENGINEERING FIRM F-004512
TEXAS REGISTERED SURVEYING FIRM F-10024000
CIVIL ENGINEERS, SURVEYORS, LAND-OWNERS, CONSTRUCTION MANAGERS, CONSULTANTS

DATE: DECEMBER 2019

MHS JOB NO. - 18-4105
CITY PROJECT NO. -

SHEET 2 OF 3



LEGEND	
	HORIZONTAL/VERTICAL BENCHMARK
	FOUND MONUMENT (SEE SURVEY FOR SPECIFICATION)
	OFFICIAL RECORDS
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	VOLUME
	PAGE(S)

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AGENT: DAVY ROBERTS
865 SIMONDS ROAD
WILLIAMSTOWN, MA 01267

SURVEYOR:
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DATE: DECEMBER 2019
MHS JOB NO. - 18-4105
CITY PROJECT NO. -
SHEET 3 OF 3

MATKIN HOOVER
ENGINEERING & SURVEYING
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OFFICE: (817) 268-8802 FAX: (817) 248-0899
TEXAS REGISTERED ENGINEERING FIRM # 004512
TEXAS REGISTERED SURVEYING FIRM # 1-0024000
CIVIL ENGINEERS SURVEYORS LAND PLANNERS CONSTRUCTION MANAGERS CONSULTANTS