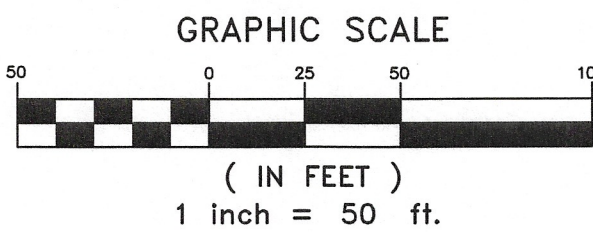


OPAL RANCH SUBDIVISION



LEGEND

---	PROPERTY LINE (ADJACENT)
---	PROPERTY LINE (ADJACENT)
---	LOT LINE
---	EASEMENT LINE
---	100 YR FLOOD PLAIN
---	APPROX. DRAINAGE CENTERLINE
---	LOT #
---	TOTAL AREA SQ. FT.
---	TOTAL AREA ACRES
---	(BUILDING AREA ACRES)
---	LOT LABEL
---	PROPOSED ROADWAY

Curve Table

Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	23.57	15.00	90.02	S88° 28' 26"W	21.22
C2	23.56	15.00	89.98	N1° 31' 34"W	21.21
C3	23.57	15.00	90.02	S88° 28' 26"W	21.22
C4	23.56	15.00	89.98	N1° 31' 34"W	21.21
C5	23.57	15.00	90.02	N88° 28' 26"E	21.22
C6	23.56	15.00	89.98	S1° 31' 34"E	21.21
C7	23.57	15.00	90.02	N88° 28' 26"E	21.22
C8	23.56	15.00	89.98	N1° 31' 34"W	21.21
C9	23.56	15.00	89.98	S1° 31' 34"E	21.21
C10	64.39	41.00	89.98	S1° 31' 34"E	57.97

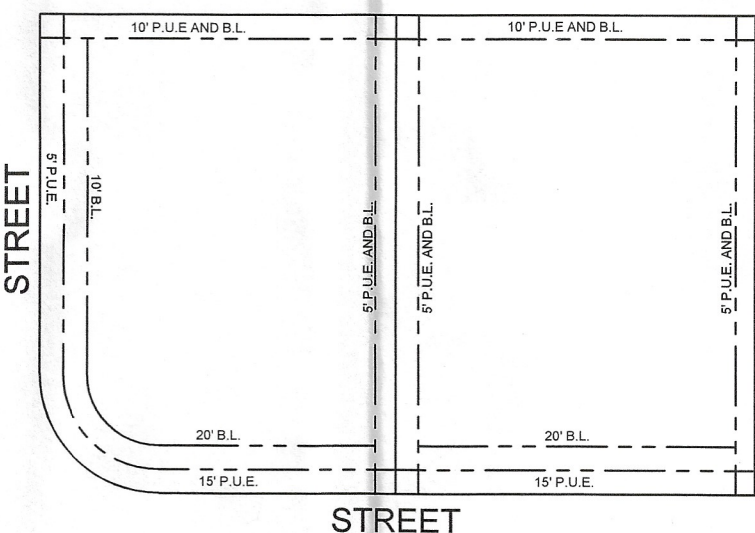
Land Use	Lots	Acres
Single Family	68	6.904
Detention	1	0.51
Private Open Space	1	2.45
Street R.O.W.	n/a	7.315
Total	70	17.179

SURVEYORS CERTIFICATION:
TO THUNDER HORSE DEVELOPMENT, LLC, A TEXAS LIMITED LIABILITY COMPANY, ITS AFFILIATES AND SUBSIDIARIES AND THEIR SUCCESSORS, NOMINEES, ASSIGNS, INDEPENDENCE TITLE COMPANY AND TITLE RESOURCES GUARANTY COMPANY.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE GROUND SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4 AND 11 OF TABLE A THEREOF.

FIELD WORK COMPLETED: JANUARY 23, 2018
DATE OF MAP: JANUARY 24, 2018

2018/01/24
SCOTT A. HAHN RPLS 6375 DATED

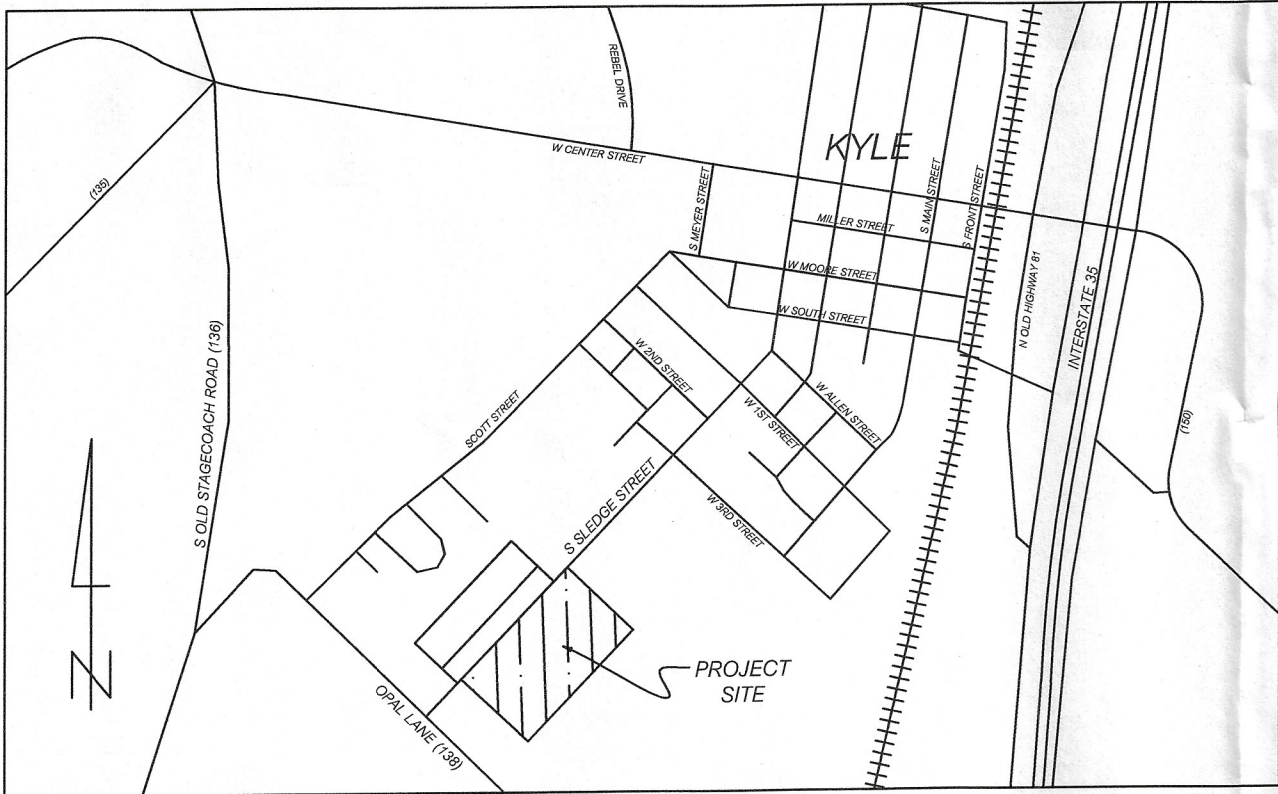


TYPICAL LOT DETAIL
N.T.S.

MONUMENT LEGEND / NOTE:

- = FOUND MONUMENT AS DESCRIBED
A = FOUND 8" CORNER FENCE POST.
P = FOUND 1/2" IRON ROD.
C = FOUND 1/4" IRON ROD.

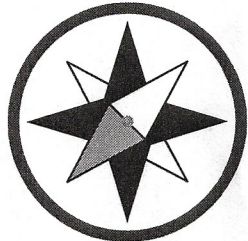
(R2) = VALERIE E DEJO AND BRENDA R WALKER, 2 ACRES, INSTRUMENT #'s: 16026021, 16026022, 16026023, AUGUST 05, 2016, O.P.R.H.C.TX.
(R3) = 626 JOINT VENTURE, 0.996 ACRE, DOCUMENT NO. 06000367, JANUARY 04, 2006, O.P.R.H.C.TX.
(R4) = RANDY ALEX GRAEF AND PETRA ANN PETERS, VOL. 893, PG. 362, OCTOBER 04, 1991, O.P.R.H.C.TX.
(R5) = FINAL PLAT OF BRADFORD MEADOWS, 15.248 ACRES, VOL. 9, PG. 362, FEBRUARY 08, 2001, P.R.H.C.TX.
(R6) = ALEX B KERCHEVILLE, 53.2 ACRES, VOL. 107, PG. 497, AUGUST 17, 1934, D.R.H.C.TX.
(R7) = ALEX KERCHEVILLE, 41.0 ACRES, VOL. 203, PG. 573, JANUARY 13, 1965, D.R.H.C.TX.
D.R.H.C.TX. = DEED RECORDS OF HAYS COUNTY, TEXAS
O.P.R.H.C.TX. = OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS
P.R.H.C.TX. = PLAT RECORDS OF HAYS COUNTY, TEXAS



NO.	REVISION	DATE



THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY TRAVIS FLAKE, P.E. #109871 ON THE DATE INDICATED. ANY ALTERATIONS OF THIS SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.



Southwest
Engineers

TPBE NO. F-1909
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P: 512.312.4336

WARNING

IF THIS BAR DOES NOT MEASURE 1",
THE DRAWING IS NOT TO SCALE

DRAWN BY: JM DATE: 3/26/18

CHECKED BY: TF DATE: 3/26/18

PRELIMINARY PLAN

OPAL RANCH SUBDIVISION
KYLE, HAYS COUNTY, TEXAS 78640

PROJECT NO. 768-001-18

DRAWING NO.

SHEET 2 OF 4