

SPRINGWOOD CREEK ESTATES
CABINET C, SLIDE 34-D

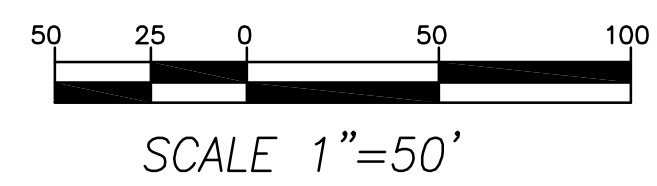
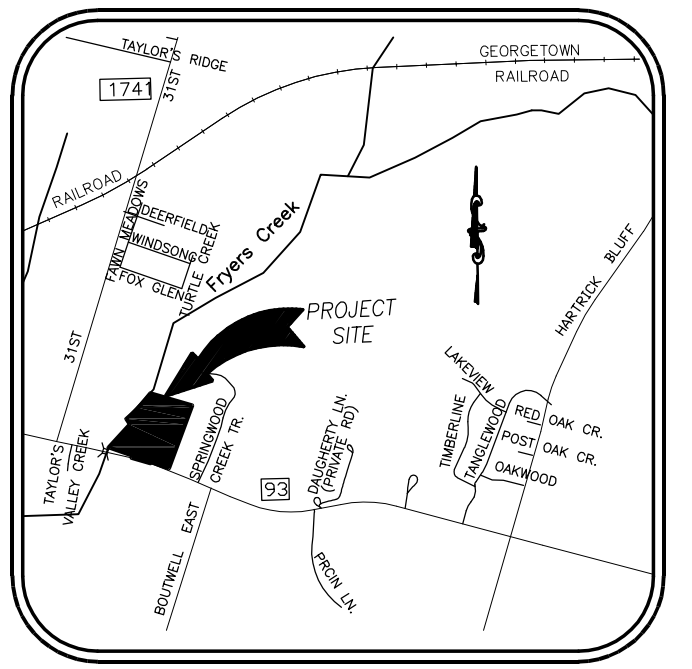
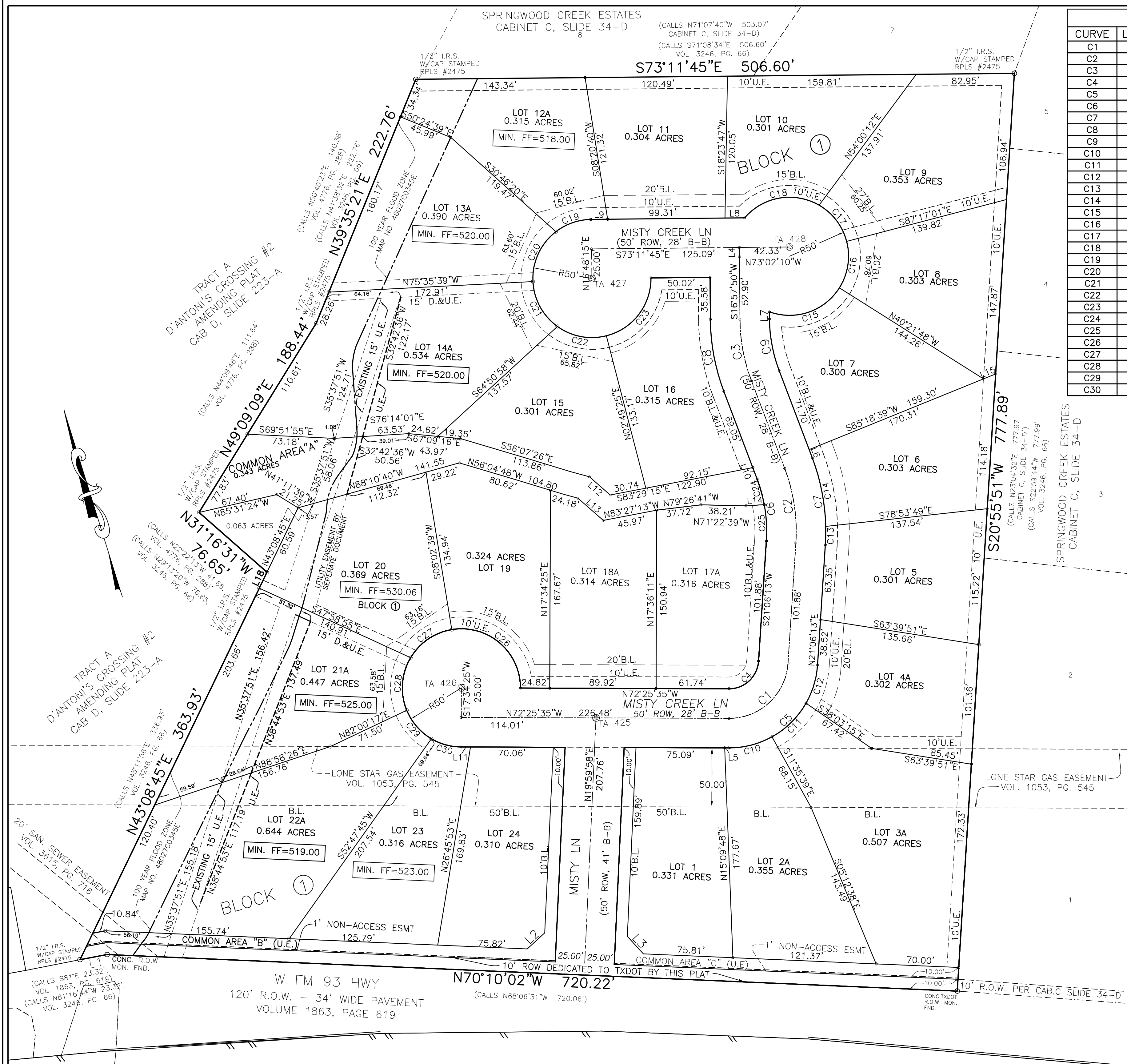
(CALLS N71°07'40"W 503.07'
CABINET C, SLIDE 34-D)

(CALLS S71°08'34"E 506.60'
VOL. 3246, PG. 66)

S73°11'45"E 506.60'

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	DELTA	TAN
C1	75.46	50.00	N64°20'20"E 68.50	86°28'12"	47.01
C2	64.19	150.00	N08°50'41"E 63.70	24°31'06"	32.59
C3	53.35	150.00	S06°46'29"W 53.07	20°22'41"	26.96
C4	37.73	25.00	N64°20'19"E 34.25	86°28'11"	23.51
C5	113.19	75.00	N64°20'19"E 102.75	86°28'11"	70.52
C6	53.49	125.00	N08°50'41"E 53.08	24°31'05"	27.16
C7	74.89	175.00	N08°50'41"E 74.32	24°31'05"	38.03
C8	62.24	175.00	S06°46'30"W 61.91	20°22'42"	31.45
C9	44.46	125.00	S06°46'29"W 44.22	20°22'41"	22.47
C10	38.18	75.00	S87°00'38"E 37.77	29°10'02"	19.51
C11	41.01	75.00	N62°44'28"E 40.50	31°19'45"	21.03
C12	34.00	75.00	N34°05'25"E 33.71	25°58'23"	17.30
C13	15.61	175.00	N18°32'53"E 15.61	5°06'42"	7.81
C14	59.27	175.00	N06°17'20"E 58.99	19°24'23"	29.92
C15	67.73	50.00	N88°26'29"E 62.67	77°36'34"	40.21
C16	40.95	50.00	N26°10'35"E 39.81	46°55'12"	21.70
C17	39.51	50.00	N19°55'14"W 38.49	45°16'44"	20.85
C18	69.41	50.00	N82°19'32"W 63.97	79°31'57"	41.61
C19	31.76	50.00	S88°00'19"W 31.23	36°23'57"	16.44
C20	48.35	50.00	S42°06'21"W 46.48	55°23'59"	26.25
C21	44.82	50.00	S11°16'33"E 43.34	51°21'48"	24.04
C22	43.46	50.00	S61°51'36"E 42.11	49°48'18"	23.21
C23	66.70	50.00	N55°01'20"E 61.86	76°25'49"	39.37
C24	22.55	125.00	N01°45'12"E 22.52	10°20'06"	11.30
C25	30.94	125.00	N14°00'44"E 30.86	14°10'59"	15.55
C26	86.86	50.00	N32°11'28"W 76.34	99°31'46"	59.09
C27	43.58	50.00	S73°04'27"W 42.21	49°56'24"	23.28
C28	46.29	50.00	S21°35'01"W 44.65	53°02'29"	24.95
C29	32.41	50.00	S23°30'31"E 31.85	37°08'35"	16.80
C30	26.48	50.00	S57°15'14"E 26.17	30°20'51"	13.56

LINE TABLE		
LINE	LENGTH	BEARING
L1	23.32	N83°19'55"W
L1	11.23	S88°10'40"E
L2	14.36	N47°58'55"W
L2	20.06	S64°59'58"W
L3	20.06	N25°00'02"W
L4	7.75	N16°48'15"E
L5	3.40	S72°25'35"E
L6	7.62	N03°24'51"W
L7	6.00	N16°57'50"E
L8	16.62	N73°11'45"W
L9	14.33	N73°11'45"W
L10	10.27	S03°24'51"E
L11	7.85	S72°25'35"E
L12	23.35	S31°28'33"E
L13	28.17	S31°28'33"E
L14	15.45	N76°34'29"W
L15	11.02	N85°18'39"E
L18	15.00	N43°08'45"E



BENCHMARK: CITY OF TEMPLE MONUMENT #1054, ELEVATION=526.27 FEET
NOTE: This project is referenced to the City of Temple Coordinate System, an extension of the Texas Coordinate System of 1983, Central Zone. All distances are horizontal surface distances unless noted, and all bearings are grid bearings. All coordinate values are referenced to City Monument No. 1054. The theta angle at said monument is 01°30'53". The Combined Correction Factor (CCF) is 0.999857. Published City Coordinates are N=10353132.79, E=3217452.95. Reference tie from city monument no. 1054 to the point of beginning of this tract is S.80°02'58"E., 1340.36 feet. Grid Distance= Surface Distance X CCF Geodetic North= Grid North + theta angle.

- NOTES:**
- MISTY CREEK SUBDIVISION IS WITHIN A 100-YEAR FLOOD ZONE BOUNDARY AS SHOWN PER THE FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION MAP NO. 48027C0345E DTD SEPTEMBER 26, 2008.
 - ZONING: PD-SF1
 - BUILDING SETBACKS: 20' FRONT OF LOTS EXCEPT ON CUL-DE-SACS AS SHOWN, 10' STREET SIDE, AND 10' REAR ARE REQUIRED. INTERIOR SIDE IS 7.5'.
 - UTILITY PROVIDERS: AT&T TEXAS, TXU ELECTRIC DELIVERY, TIME WARNER CABLE ATMOS GAS, TXDOT, AND THE POST OFFICE HAVE BEEN PROVIDED COPIES OF THIS PLAT FOR REVIEW.
 - DIRECT ACCESS TO LOTS FROM F.M. 93 IS PROHIBITED
 - COMMON AREA "A" (0.343 Acres, 14930.93 sq ft) AS SHOWN HEREON IS DESIGNATED AS A LANDSCAPING AREA AND IS TO REMAIN IN THE OWNERSHIP OF THE HOMEOWNERS ASSOCIATION.

- AMENDING NOTES:**
- LOTS 2-4, 21, AND 22 AMENDED TO ADJUST LOT CONFIGURATION.
 - LOTS 12-14, 21 AND 22 AMENDED TO DEDICATE ADDITIONAL AREA FOR UTILITY EASEMENT.
 - LOTS 17, 18, AND COMMON AREA "A" AMENDED TO ADJUST PROPERTY LINES TO REFLECT PHYSICAL SURVEY OF COMMON AREA IMPROVEMENTS.