

- AC** (Block)
BLK (Building Setback Line)
CB (County Block)
DPR (Deed and Plat Records of Bexar County, Texas)
INT (Intersection)
NCB (New City Block)
ROW (Right-of-Way)
1/4" GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 9677, PGS 57-60, DPR)
1/8" GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 9677, PGS 57-60, DPR)
1" VEHICULAR NON-ACCESS EASEMENT (NOT-TO-SCALE)
6" VARIABLE WIDTH CLEAR VISION EASEMENT
16" VARIABLE WIDTH EASEMENT (OFF LOT)
12" VARIABLE WIDTH GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (OFF LOT)
11" VARIABLE WIDTH DRAINAGE EASEMENT (OFF LOT)
1" PRIVATE VARIABLE WIDTH DRAINAGE EASEMENT (VOL. 9677, PGS 57-60, DPR)
10" LANDSCAPE EASEMENT (VOL. 9677, PGS 57-60, DPR)
10" SANITARY SEWER EASEMENT (VOL. 9677, PGS 57-60, DPR)
1" LUCAS CREEK OUTFALL SEGMENT 1 VARIABLE SANITARY SEWER EASEMENT (VOL. 12458, PGS 2392-2398, DPR)
15" BUILDING SET BACK LINE (VOL. 9677, PGS 57-60, DPR)
16" SANITARY SEWER EASEMENT (PLAT NO. 140030)
50' DRAINAGE AND ACCESS EASEMENT (VOL. 12458, PGS 2392-2398, DPR)
50' TURNAROUND AND WATER EASEMENT TO EXISTING UTILITIES INCORPORATION INTO PLATTED STREET (LUCKY RANCH UNIT 24) (VOL. 9685 PGS 125-131)

- SURVEYOR'S NOTES:**
 1. PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.
 2. COORDINATE ZONES ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD 83) (CORS 1994) FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORRS NETWORK.
 3. DIMENSIONS SHOWN ARE SURFACE.
 4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1994), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

WASTEWATER EDU NOTE:
 THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDU) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER UTILITY UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.

IMPACT FEE PAYMENT NOTE:
 WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR WASTEWATER CONNECTION.

C.P.S. NOTES:
 THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "WATER EASEMENT," "SERVICE EASEMENT," "OVERHEAD EASEMENT," "UTILITY EASEMENT," AND "TRANSPORTATION EASEMENT" FOR THE PURPOSES OF INSTALLING, CONSTRUCTING, REPAIRING, MAINTAINING, REPAIRING, REPAIRING, PAROLLING, AND ERECTING POLES, HANGARS OR BURNING WHEELS, CABLES, CONDUITS, PIPES OR TRANFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF ROADS AND EGRESS OVER GRADERS ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENTS AND RIGHTS-OF-WAY AREAS AND THE RIGHT TO REMOVE FROM SAID LOTS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LOTS OR APPURTENANCES THEREOF. IT IS AGREED AND UNDERSTOOD THAT NO BUILDING, CONCRETE SLAB, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.
 ANY CITY MONUMENTARY LOSS RESULTING FROM MODIFICATION REQUIRED OF CITY EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR OTHERWISE, SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR OTHERWISE, INCLUDING ANY ERECTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNDER THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.
 CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WITHIN LOTS ARE SERVED ONLY BY ONE (1) FOOT UNDERGROUND ELECTRIC AND GAS FACILITIES.
 ROAD OVERLAYS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS, TELEPHONE AND CABLE TV EASEMENTS WITHIN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE TV FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

STATE OF TEXAS
 COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE CITY OF SAN ANTONIO DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

W.R. Wood
 LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS
 COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

John Noel Nicholls
 REGISTERED PROFESSIONAL LAND SURVEYOR

BEXAR COUNTY MAINTENANCE NOTE:
 THE MAINTENANCE OF ALL PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS, DRAINAGE EASEMENTS AND EASEMENTS OF ANY NATURE WITHIN LUCKY RANCH SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE LUCKY RANCH HOMEOWNERS' ASSOCIATION OR THEIR SUCCESSORS AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY, TO INCLUDE BUT NOT LIMITED TO: LOT 901, 902, 903, 904, 905, 906, BLOCK 50, LOT 901, 902, BLOCK 51, LOT 901, 902, BLOCK 53, LOT 901, 902, 903, BLOCK 54.

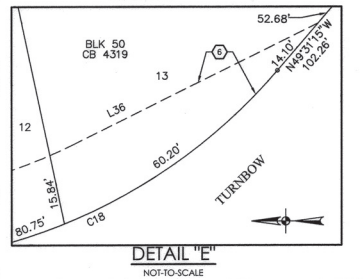
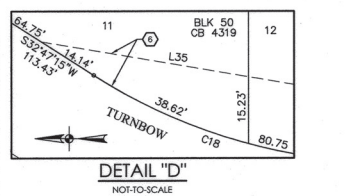
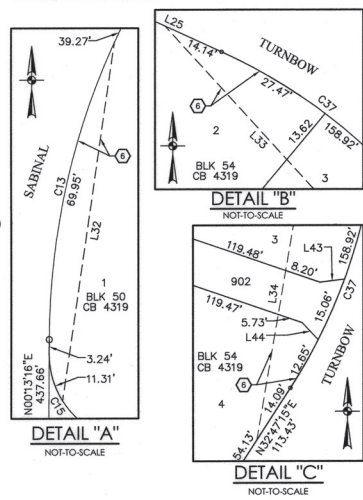
FINISHED FLOOR NOTE:
 RESIDENTIAL FINISHED FLOOR ELEVATIONS MUST BE A MINIMUM OF EIGHT INCHES ABOVE FINISHED ADJACENT GRADE.

FIRE FLOW NOTE:
 IN AN EFFORT TO MEET THE CITY OF SAN ANTONIO'S FIRE FLOW REQUIREMENTS FOR THE PROPOSED RESIDENTIAL DEVELOPMENT, THE PUBLIC WATER MAIN SYSTEM HAS BEEN DESIGNED FOR A MINIMUM FIRE FLOW DEMAND OF 1500 GPM AT 25 PSI RESIDENTIAL PRESSURE. THE FIRE FLOW REQUIREMENTS FOR INDIVIDUAL STRUCTURES WILL BE REVIEWED DURING THE BUILDING PERMIT PROCESS IN ACCORDANCE WITH THE PROCEDURES SET FORTH BY THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES DEPARTMENT AND THE SAN ANTONIO FIRE DEPARTMENT FIRE MARSHAL.

SETBACK NOTE:
 SETBACKS IMPOSED ON THE PLAT ARE AT THE DISCRETION OF THE DEVELOPER OR BEXAR COUNTY AND ARE NOT SUBJECT TO ENFORCEMENT BY THE CITY OF SAN ANTONIO.

OPEN SPACE NOTE:
 LOTS 902, 903, 905, BLOCK 50 AND LOTS 902 & 903, BLOCK 54, ARE DESIGNATED AS A DRAINAGE, ELECTRIC, GAS, TELEPHONE, AND CABLE TV EASEMENT. LOT 901, BLOCK 50, LOT 901, BLOCK 51, LOT 901, BLOCK 53, AND LOT 901, BLOCK 54, ARE DESIGNATED AS OPEN SPACE, ENTRY MONUMENT EASEMENTS AND SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS' ASSOCIATION. LOT 904, BLOCK 50, LOT 902, BLOCK 51, AND LOT 902, BLOCK 53, ARE DESIGNATED AS OPEN SPACE, PUBLIC WATER EASEMENT AND SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS' ASSOCIATION.

DRAINAGE EASEMENT NOTES:
 NO STRUCTURE, FENCES, WALLS, OR OTHER OBSTRUCTIONS THAT IMPEDE DRAINAGE SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT. NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS, WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS. THE BEXAR COUNTY SHALL HAVE THE RIGHT TO INGRESS AND EGRESS OVER GRANTORS ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.



STATE OF TEXAS
 COUNTY OF TRAVIS

THE LIEN HOLDER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THEIR PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

LIEN HOLDER: LARRY MAYWALD, SENIOR VICE PRESIDENT
 TEXAS CAPITAL BANK, NATIONAL ASSOCIATION
 98 SAN JACINTO, SUITE 200
 AUSTIN, TEXAS 78701

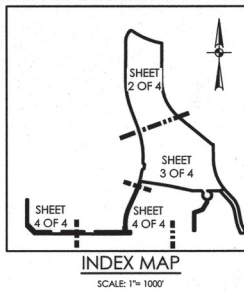
STATE OF TEXAS
 COUNTY OF TRAVIS

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LARRY MAYWALD, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY OF LARRY MAYWALD, SENIOR VICE PRESIDENT, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS DAY OF APRIL, A.D. 2016.

Stana Lee Velez
 NOTARY PUBLIC, TRAVIS COUNTY, TEXAS

BLANCA VALLEJO VELEZ
 NOTARY PUBLIC
 STATE OF TEXAS
 MY COMM. EXP. 10/28/15

LINE TABLE			CURVE TABLE				
LINE #	BEARING	LENGTH	CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
L1	S45°13'37"W	8.81'	C1	835.00'	25°21'18"	S67°12'50"E	366.50'
L2	S27°10'59"E	92.01'	C2	535.00'	50°34'45"	S25°04'07"E	457.10'
L3	S89°42'20"W	64.74'	C3	543.16'	38°04'11"	S20°31'02"E	354.30'
L4	N21°53'33"W	83.74'	C4	267.86'	27°44'50"	S22°49'07"E	128.45'
L5	S72°12'22"E	30.89'	C5	194.15'	17°37'48"	S18°22'05"E	58.50'
L6	S31°35'11"W	105.66'	C6	248.50'	11°06'33"	N16°20'17"W	48.11'
L7	S70°31'44"W	97.17'	C7	231.50'	31°58'21"	N26°46'11"W	127.51'
L8	N89°55'19"W	16.00'	C8	618.50'	4°44'04"	N40°23'19"W	51.09'
L9	N70°31'44"E	102.83'	C9	50.00'	17°34'48"	S01°16'E	98.85'
L10	N31°35'11"E	94.34'	C10	50.00'	101°28'00"	N23°39'51"W	77.40'
L11	N72°12'22"W	29.07'	C11	985.00'	10°01'33"	N13°38'42"E	172.14'
L12	N32°56'51"W	35.18'	C12	965.00'	20°51'18"	N10°12'22"W	349.31'
L13	N38°08'41"E	15.28'	C13	165.00'	37°55'25"	S10°23'19"E	107.23'
L14	S65°20'31"E	123.47'	C14	20.00'	87°19'08"	N81°46'15"E	27.61'
L15	S54°23'38"W	82.93'	C15	20.00'	82°37'28"	S41°05'28"E	26.41'
L16	S87°47'20"E	59.37'	C16	175.00'	17°03'41"	N73°52'22"W	51.92'
L17	S50°21'29"E	79.16'	C17	175.00'	98°07'45"	N16°16'36"W	284.41'
L18	N32°56'51"W	57.69'	C18	125.00'	82°18'30"	S82°22'01"E	164.52'
L19	S57°03'09"W	50.00'	C19	175.00'	55°13'54"	N21°54'19"W	162.24'
L20	N32°56'51"W	57.69'	C20	125.00'	93°29'58"	S41°02'21"E	182.09'
L21	N17°50'31"W	81.33'	C21	275.00'	37°25'51"	N69°04'24"W	176.48'
L22	S50°21'29"E	79.16'	C22	175.00'	50°03'01"	N25°19'58"W	148.06'
L23	S87°47'20"E	59.37'	C23	175.00'	17°32'04"	S90°24'29"E	53.35'
L24	S54°23'38"W	82.93'	C24	125.00'	15°06'20"	S25°23'41"E	32.86'
L25	S65°20'31"E	123.47'	C25	175.00'	15°06'20"	S25°23'41"E	46.00'
L26	N52°07'02"E	31.48'	C26	20.00'	81°51'45"	N58°46'24"W	26.21'
L27	S33°24'16"W	27.44'	C27	20.00'	99°56'11"	N33°31'41"E	30.63'
L28	S52°20'56"W	27.64'	C28	225.00'	16°26'25"	S83°14'07"E	64.34'
L29	N61°03'56"E	50.00'	C29	125.00'	50°03'01"	N25°19'58"W	105.75'
L30	S12°03'20"E	56.18'	C30	225.00'	37°25'52"	N69°04'25"W	144.39'
L31	S16°59'14"E	57.51'	C31	175.00'	34°13'51"	S70°40'25"E	103.00'
L32	S81°25'58"W	82.83'	C32	20.00'	78°44'17"	S87°04'22"W	25.37'
L33	N42°13'35"W	64.09'	C33	20.00'	73°48'49"	N10°03'29"E	24.02'
L34	N6°40'04"E	62.04'	C34	175.00'	32°33'34"	S10°34'03"E	98.11'
L35	S9°41'16"W	62.05'	C35	125.00'	55°13'54"	N21°54'19"W	115.89'
L36	S26°24'21"E	62.04'	C36	175.00'	82°18'30"	S82°22'01"E	230.33'
L37	S21°54'19"E	122.54'	C37	125.00'	98°07'45"	N16°16'36"W	188.86'
L38	N41°02'21"W	144.00'	C38	125.00'	10°38'41"	N7°39'51"W	23.19'
L39	S69°12'22"E	64.18'	C39	20.00'	103°47'33"	S52°07'02"W	31.48'
L40	S25°19'58"E	114.69'	C40	20.00'	88°30'58"	S59°12'12"E	27.92'
L41	N63°12'50"W	11.68'	C41	275.00'	29°28'25"	N61°42'08"E	139.91'
L42	S63°39'22"W	11.68'	C42	20.00'	86°37'59"	S33°24'16"W	27.44'
L43	N82°46'53"E	5.66'	C43	325.00'	29°01'01"	N62°12'45"E	162.84'
L44	S43°03'05"E	5.33'	C44	20.00'	87°26'01"	N40°13'03"W	27.64'
L45	S70°00'00"E	58.53'	C45	425.00'	14°28'01"	N78°42'04"W	107.03'
L46	S161°75'55"E	46.24'	C46	275.00'	27°20'38"	S83°08'22"E	130.00'
L47	S24°33'30"W	173.97'	C47	325.00'	30°41'13"	S84°35'09"E	169.53'
L48	S0°00'00"E	35.49'	C48	375.00'	14°28'01"	N78°42'03"W	94.43'
L49	N89°42'30"E	2.00'	C49	20.00'	87°26'01"	N52°20'56"E	27.64'
L50	S0°00'00"E	50.00'	C50	985.00'	24°07'58"	N83°42'02"E	411.82'
L51	N89°42'30"E	50.00'	C51	109.43'	50°50'29"	N15°45'11"W	93.95'
L52	S0°00'00"E	28.00'	C52	109.43'	36°05'39"	S82°21'31"E	87.80'
L53	S89°29'57"E	12.00'	C53	995.00'	8°28'10"	S20°19'25"W	146.95'
L54	N0°00'08"W	50.00'	C54	485.00'	24°33'38"	S12°16'41"E	193.55'
L55	N89°42'30"E	9.00'	C55	472.00'	24°33'38"	N12°16'41"E	200.78'
L56	N0°00'08"W	35.58'	C56	978.00'	5°54'01"	N21°36'29"E	100.67'
L57	N24°33'30"E	173.97'	C57	842.00'	3°44'48"	S67°27'30"E	55.05'
L58	S71°20'32"E	7.00'					
L59	S67°39'29"W	52.32'					



PLAT NUMBER 140409 SUBDIVISION PLAT OF LUCKY RANCH UNIT 25

BEING A 24.885 ACRE TRACT OF LAND OUT OF A 208.339 ACRE TRACT OF LAND IN SPECIAL WARRANTY DEED RECORDED IN VOLUME 15861, PAGES 2397-2414 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE RAFAEL ALDERITE SURVEY NUMBER 12, ABSTRACT 21, COUNTY BLOCK 4320, AND THE GIL RODRIGUEZ SURVEY NUMBER 11, ABSTRACT 615, COUNTY BLOCK 4319, IN BEXAR COUNTY, TEXAS.

PAPE-DAWSON ENGINEERS
 TYPE, FIRM REGISTRATION # 470
 2000 NW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9010
 FAX: 210.375.9010
 DATE OF PRINT: March 12, 2015

STATE OF TEXAS
 COUNTY OF MONTGOMERY

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THEIR PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: LUCKY RANCH PARTNERS, LLC
 1450 JAKE ROBBINS DRIVE, SUITE 430
 THE WOODLANDS, TX 77380
 (281)362-8998

STATE OF TEXAS
 COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED JACK AYER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY OF JACK AYER, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 4th DAY OF April, A.D. 2015.

Stana Lee Velez
 NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS 4th DAY OF April, A.D. 2015.

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF LUCKY RANCH UNIT 25 HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE ACTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS 4th DAY OF April, A.D. 2015.

BY: _____ CHAIRMAN

BY: _____ SECRETARY

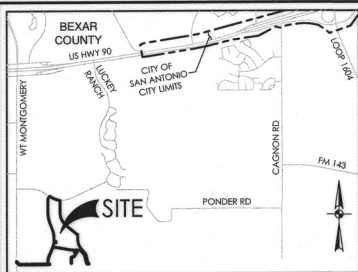
STATE OF TEXAS
 COUNTY OF BEXAR

I, _____, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE 4th DAY OF April, A.D. 2015, AT _____ M., AND DULY RECORDED THE _____ DAY OF _____, A.D. 2015, AT _____ M.

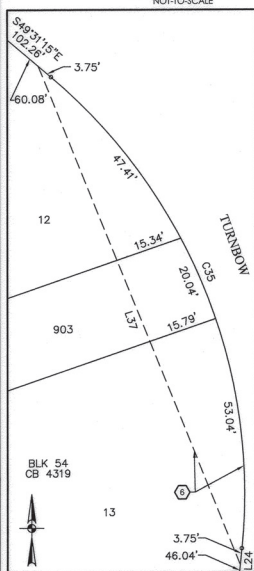
IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 4th DAY OF April, A.D. 2015.

COUNTY CLERK, BEXAR COUNTY, TEXAS

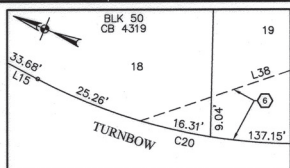
DEPUTY



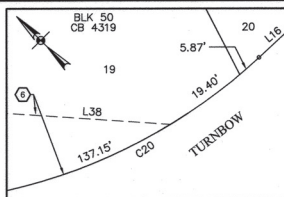
LOCATION MAP
MAPSCO MAP GRID: 645D6
NOT-TO-SCALE



DETAIL "G"
NOT-TO-SCALE



DETAIL "H"
NOT-TO-SCALE



DETAIL "I"
NOT-TO-SCALE

77.73 AC
LGI HOMES - TEXAS, LLC
(VOL 17005, PGS 1938-1958 OPR)

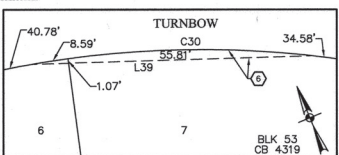
GIL RODRIGUEZ
SURVEY 11
ABSTRACT 816
COUNTY BLOCK 4319
P-129

BLANCA VALLEJO VELEZ
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXP: 10/28/15

STATE OF TEXAS
COUNTY OF TRAVIS
THE LIEN HOLDER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

STATE OF TEXAS
COUNTY OF TRAVIS
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LARRY MAYWALD, known to me to be the person whose name is subscribed to the 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 the day of April, 2015.

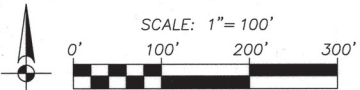
Larry Maywald
NOTARY PUBLIC, TRAVIS COUNTY, TEXAS



DETAIL "J"
NOT-TO-SCALE

PLAT NUMBER 140409 SUBDIVISION PLAT OF LUCKY RANCH UNIT 25

BEING A 24.885 ACRE TRACT OF LAND OUT OF A 208.339 ACRE TRACT OF LAND IN SPECIAL WARRANTY DEED RECORDED IN VOLUME 15861, PAGES 2397-2414 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE RAFAEL ALDERITE SURVEY NUMBER 12, ABSTRACT 21, COUNTY BLOCK 4320, AND THE GIL RODRIGUEZ SURVEY NUMBER 11, ABSTRACT 615, COUNTY BLOCK 4319, IN BEXAR COUNTY, TEXAS.



PAPE-DAWSON ENGINEERS
TPE, FIRM REGISTRATION # 470
2000 NW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9000
FAX: 210.375.9010

STATE OF TEXAS
COUNTY OF MONTGOMERY
DATE OF PRINT: March 12, 2015

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: LUCKY RANCH PARTNERS, LLC
1450 JACE ROSS DRIVE, SUITE 430
THE WOODLANDS, TX 77380
(281)362-8998

STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Jack Lipar, known to me to be the person whose name is subscribed to the 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 9th day of April, A.D. 2015.

Sandra Lee Byer
NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS

CERTIFICATE OF APPROVAL
THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS _____ DAY OF _____, A.D. 20 _____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF LUCKY RANCH UNIT 25 HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE AND LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS _____ DAY OF _____, A.D. 20 _____

BY: _____ CHAIRMAN

BY: _____ SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR

I, _____ COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE THIS _____ DAY OF _____, A.D. 20 _____

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____ DEPUTY

C.P.S. NOTES:
1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHT-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREA DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "WATER EASEMENT", "SEWER EASEMENT", "OVERHEAD EASEMENT", "UTILITY EASEMENT" AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSULATING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REPAIRING, IMPROVING, PATROLLING, AND REPAIRING POLE, HANGING OR BURNING WIRE, CABLE, CONDUIT, PIPELINE OR TRANSFORMER, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF ROADS AND RIGHTS OVER GRADERS, ADJACENT LAND, THE RIGHT TO LOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREA, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR PREJUDICE THE EFFICIENCY OF SAID USES OR APPURTENANCES HERETO. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS SHALL BE PLACED WITHIN SAID EASEMENT AREAS.
2. ANY CITY MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPE EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATIONS.
3. THE PLAT DOES NOT AVOID, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW:
4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN SUCH ARE SERVED ONLY BY BULKY UNDERGROUND ELECTRIC AND GAS FACILITIES.
5. ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS, TELEPHONE AND CABLE TV EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE TV FACILITIES ARE PROVIDED OR BESTING WITHIN THESE FIVE (5) FOOT WIDE EASEMENTS.

STATE OF TEXAS
COUNTY OF BEXAR

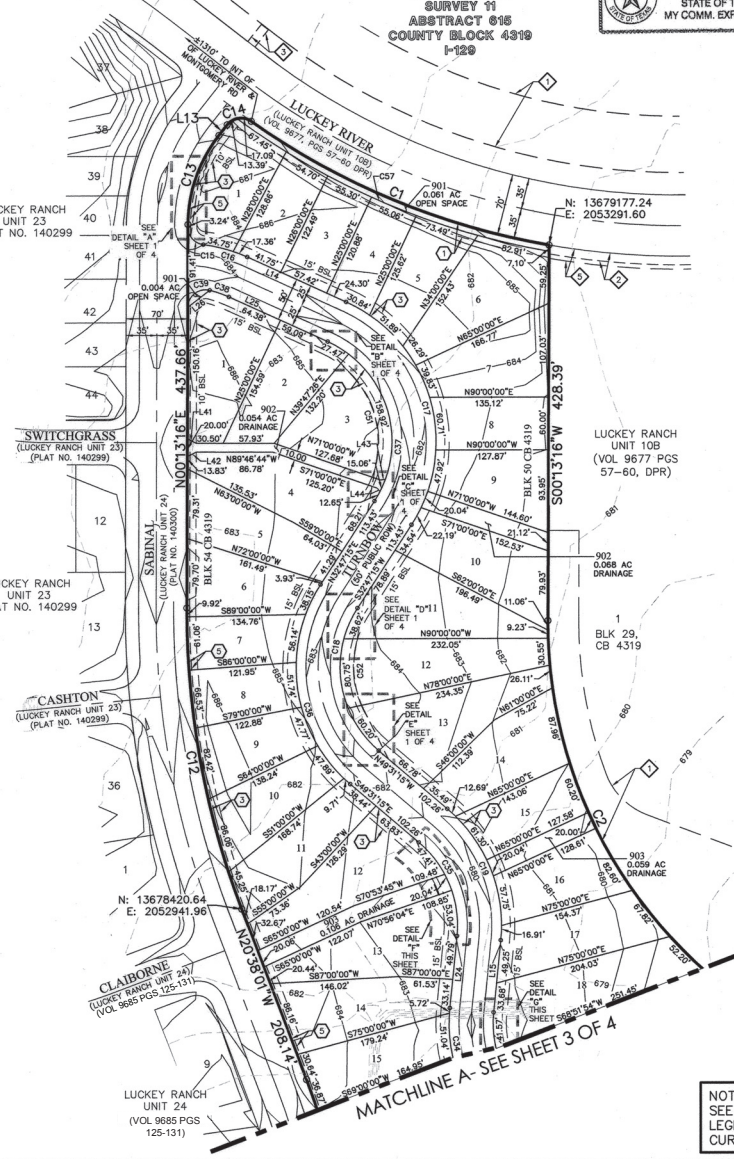
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNITED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

C. W. Wood
LICENSED PROFESSIONAL ENGINEER

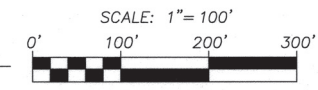
Paul B. Wood
REGISTERED PROFESSIONAL LAND SURVEYOR



NOTE:
SEE SHEET 1 OF 4 FOR
LEGEND, DETAILS,
CURVE AND LINE TABLE.

PLAT NUMBER 140409
SUBDIVISION PLAT
OF
LUCKEY RANCH UNIT 25

BEING A 24.885 ACRE TRACT OF LAND OUT OF A 208.339 ACRE TRACT OF LAND IN SPECIAL WARRANTY DEED RECORDED IN VOLUME 15861, PAGES 2397-2414 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE RAFAEL ALDIERTE SURVEY NUMBER 12, ABSTRACT 21, COUNTY BLOCK 4320, AND THE GIL RODRIGUEZ SURVEY NUMBER 11, ABSTRACT 615, COUNTY BLOCK 4319, IN BEXAR COUNTY, TEXAS.



PAPE-DAWSON ENGINEERS
TPE, FIRM REGISTRATION # 470
2000 NW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9000 FAX: 210.375.9010

DATE OF PRINT: March 12, 2015
STATE OF TEXAS
COUNTY OF MONTGOMERY
THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: LUCKEY RANCH PARTNERS, LLC
1450 JACOB ROBBINS DRIVE, SUITE 430
THE WOODLANDS, TX 77380
(281)362-8998

STATE OF TEXAS
COUNTY OF MONTGOMERY
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Sandra Lee Byer, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE 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 9th DAY OF April, A.D. 2015.

Sandra Lee Byer
NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS

CERTIFICATE OF APPROVAL
THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS _____ DAY OF _____, A.D. 20____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF _____ LUCKEY RANCH UNIT 25 _____ HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE AND LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS _____ DAY OF _____, A.D. 20____

BY: _____ CHAIRMAN

BY: _____ SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR

I, _____, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. 20____ AT _____ M., AND DULY RECORDED THE _____ DAY OF _____, A.D. 20____ AT _____ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____, A.D. 20____.

COUNTY CLERK, BEXAR COUNTY, TEXAS

DEPUTY

STATE OF TEXAS
COUNTY OF TRAVIS
THE LIEN HOLDER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

STATE OF TEXAS
COUNTY OF TRAVIS
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LARRY MATWALD, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE 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 DAY OF April, A.D. 2015.

Larry Matwald
NOTARY PUBLIC, TRAVIS COUNTY, TEXAS

NOTE:
SEE SHEET 1 OF 4 FOR
LEGEND, CURVE AND
LINE TABLE.
SEE SHEET 2 OF 4 FOR
DETAILS

BLANCA VALLIBO VILLER
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXR 1028/15

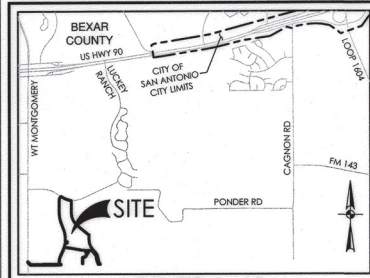
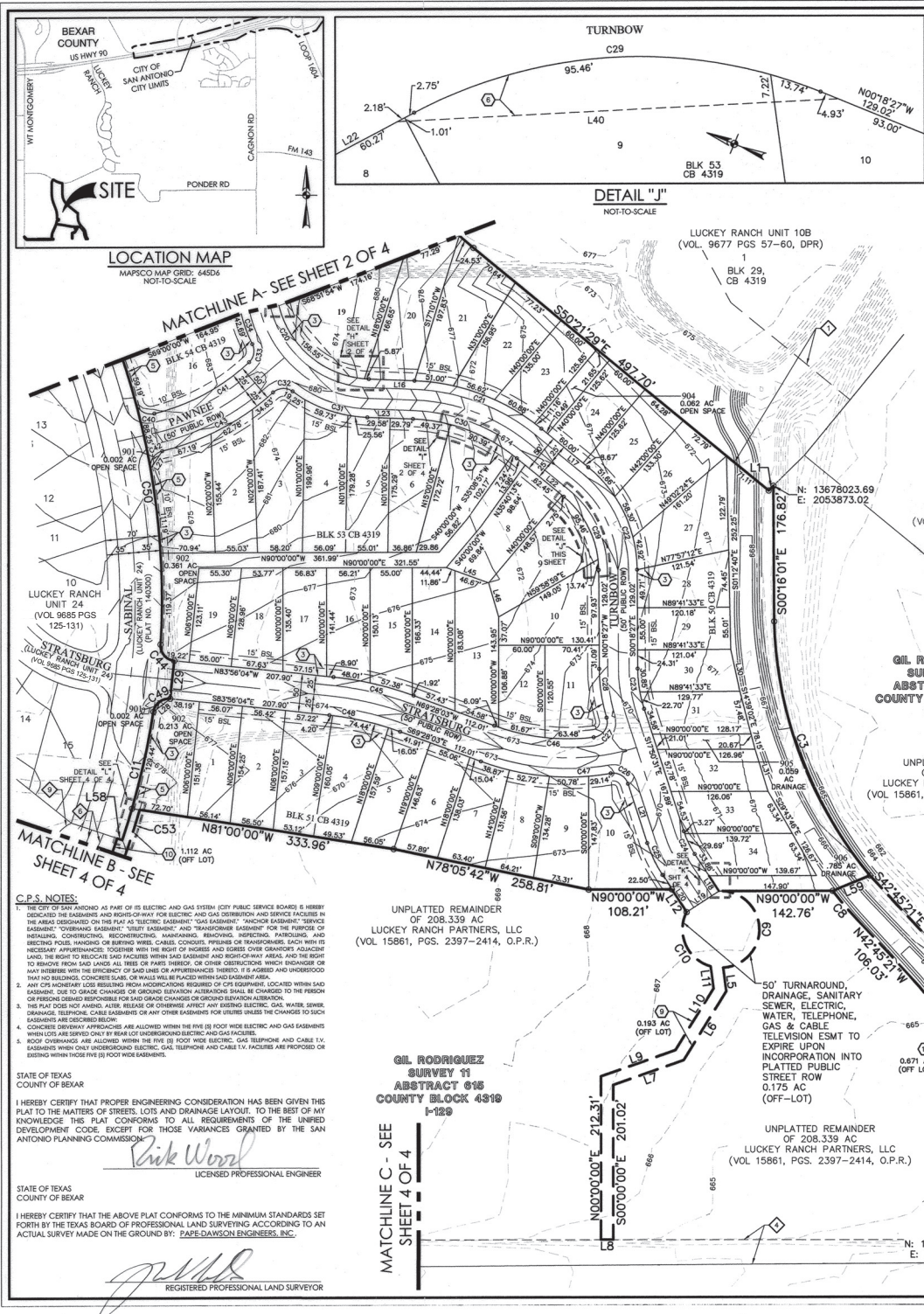
GIL RODRIGUEZ
SURVEY 11
ABSTRACT 615
COUNTY BLOCK 4319
I-129

UNPLATTED REMAINDER
OF 208.339 AC
LUCKEY RANCH PARTNERS, LLC
(VOL 15861, PGS. 2397-2414, O.P.R.)

50' TURNAROUND,
DRAINAGE, SANITARY
SEWER, ELECTRIC,
WATER, TELEPHONE,
GAS & CABLE
TELEVISION ESMAT TO
EXPIRE UPON
INCORPORATION INTO
PLATTED PUBLIC
STREET ROW
0.175 AC
(OFF-LOT)

UNPLATTED REMAINDER
OF 208.339 AC
LUCKEY RANCH PARTNERS, LLC
(VOL 15861, PGS. 2397-2414, O.P.R.)

N: 13677011.27
E: 2054181.55



LOCATION MAP
MAPSCO MAP GRID: 64506
NOT-TO-SCALE

MATCHLINE A- SEE SHEET 2 OF 4

MATCHLINE B- SEE SHEET 4 OF 4

MATCHLINE C- SEE SHEET 4 OF 4

LUCKEY RANCH UNIT 25
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 24
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 23
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 22
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 21
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 20
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 19
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 18
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 17
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 16
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 15
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 14
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 13
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 12
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 11
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 10
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 9
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 8
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 7
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 6
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 5
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 4
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 3
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 2
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 1
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT 0
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -1
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -2
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -3
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -4
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -5
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -6
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -7
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -8
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -9
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -10
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -11
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -12
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -13
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -14
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -15
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -16
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -17
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -18
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -19
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -20
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -21
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -22
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -23
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -24
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -25
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -26
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -27
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -28
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -29
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -30
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -31
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -32
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -33
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -34
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -35
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -36
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -37
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -38
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -39
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -40
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -41
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -42
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -43
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -44
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -45
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -46
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -47
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -48
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -49
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -50
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -51
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -52
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -53
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -54
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -55
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -56
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -57
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -58
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -59
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -60
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -61
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -62
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -63
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -64
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -65
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -66
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -67
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -68
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -69
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -70
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -71
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -72
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -73
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -74
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -75
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -76
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -77
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -78
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -79
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -80
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -81
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -82
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -83
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -84
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -85
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -86
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -87
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -88
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -89
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -90
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -91
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -92
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -93
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -94
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -95
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -96
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -97
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -98
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -99
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -100
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -101
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -102
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -103
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -104
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -105
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -106
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -107
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -108
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -109
(VOL. 9855 PGS. 125-131)

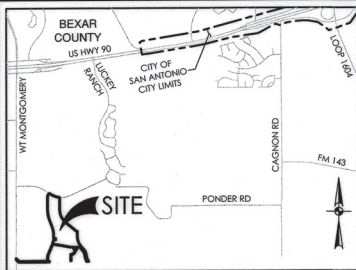
LUCKEY RANCH UNIT -110
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -111
(VOL. 9855 PGS. 125-131)

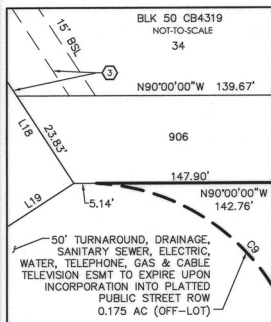
LUCKEY RANCH UNIT -112
(VOL. 9855 PGS. 125-131)

LUCKEY RANCH UNIT -113
(VOL. 9855 PGS. 125-131)

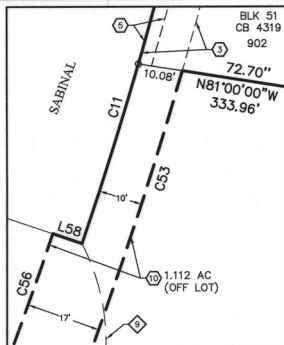
LUCKEY



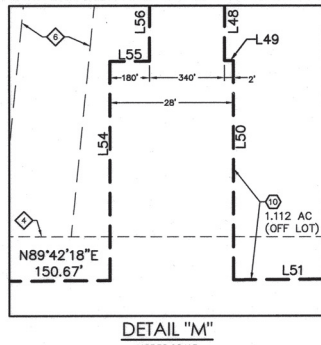
LOCATION MAP
MAPSCO MAP GRID: 645D6



DETAIL "K"
NOT-TO-SCALE



DETAIL "L"
NOT-TO-SCALE



DETAIL "M"
NOT-TO-SCALE

RAFAEL ALDERITE
SURVEY 12
ABSTRACT 21
COUNTY BLOCK 4320
1-872

UNPLATTED REMAINDER
OF 208.339 AC
LUCKEY RANCH PARTNERS, LLC
(VOL 15861, PGS. 2397-2414, O.P.R.)

UNPLATTED REMAINDER
OF 208.339 AC
LUCKEY RANCH PARTNERS, LLC
(VOL 15861, PGS. 2397-2414, O.P.R.)

GIL RODRIGUEZ
SURVEY 11
ABSTRACT 816
COUNTY BLOCK 4310
1-129

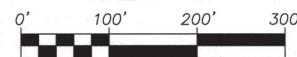
SANDRA LEE BYER
MY COMMISSION EXPIRES
April 17, 2018

PLAT NUMBER 140409

SUBDIVISION PLAT
OF
LUCKEY RANCH UNIT 25

BEING A 24.885 ACRE TRACT OF LAND OUT OF A 208.339 ACRE TRACT OF LAND IN SPECIAL WARRANTY DEED RECORDED IN VOLUME 15861, PAGES 2397-2414 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE RAFAEL ALDERITE SURVEY NUMBER 12, ABSTRACT 21, COUNTY BLOCK 4320, AND THE GIL RODRIGUEZ SURVEY NUMBER 11, ABSTRACT 615, COUNTY BLOCK 4319, IN BEXAR COUNTY, TEXAS.

SCALE: 1" = 100'



PAPE-DAWSON ENGINEERS
TBP, FIRM REGISTRATION # 470
2000 HW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9000
FAX: 210.375.9010

STATE OF TEXAS
COUNTY OF MONTGOMERY
DATE OF PRINT: March 12, 2015

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS DEDICATED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: LUCKEY RANCH PARTNERS, LLC
1460 LAKE ROSEMERE DRIVE, SUITE 430
THE WOODLANDS, TX 77380
(281) 942-8998

STATE OF TEXAS
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED GIL RODRIGUEZ, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN HIS CAPACITY THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 9th DAY OF April, A.D. 20 15.

Sandra Lee Byer
NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS _____ DAY OF _____, A.D. 20 _____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF LUCKEY RANCH UNIT 25 HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS. IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS _____ DAY OF _____, A.D. 20 _____

BY: _____ CHAIRMAN

BY: _____ SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR

I, _____, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. 20 _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A.D. 20 _____, IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME _____ ON PAGE _____ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____, A.D. 20 _____.

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____, DEPUTY

STATE OF TEXAS
COUNTY OF TRAVIS
THE LIEN HOLDER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS DEDICATED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

STATE OF TEXAS
COUNTY OF TRAVIS

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LARRY MATYWALD, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN HIS CAPACITY THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS DAY OF April, A.D. 20 15.

Blanca Vallejo Velez
NOTARY PUBLIC, TRAVIS COUNTY, TEXAS

BLANCA VALLEJO VELEZ
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXPI. 10/28/15

C.P.S. NOTES:

- THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATING THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREA DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHEAD EASEMENT", "UTILITY EASEMENT" AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, IMPROVING, REPAIRING, PARALLELING, AND ERECTING POLES, HANGING OR BURNING WIRES, CABLES, CONDUITS, PIPES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF ROADS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH IN ANY MANNER MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREIN. IT IS AGREED AND UNDERSTOOD THAT NO RELOCATING, CONCRETE LAR, OR WALLS WILL BE REQUIRED WITHIN SAID EASEMENT AREA.
- ANY MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF C.P.S. EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGE OR GROUND ELEVATION ALTERATIONS, SHALL BE CHARGED TO THE PERSON OR PERSONS DEMAND RESPONSIBLE FOR SAID GRADE CHANGE OR GROUND ELEVATION ALTERATION.
- THE PLAT DOES NOT AFFECT, ALTER, REPEAL OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.
- CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY REAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.
- ROAD OVERLAYS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS, TELEPHONE AND CABLE TV EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE TV FACILITIES ARE PROPOSED OR EXISTING WITHIN FIVE (5) FOOT WIDE EASEMENTS.

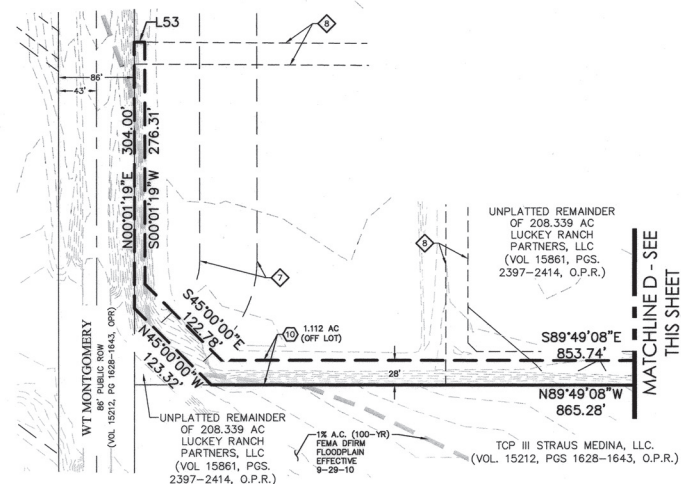
STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE, THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

W.R. WOOD
65364
REGISTERED PROFESSIONAL LAND SURVEYOR



NOTE:
SEE SHEET 1 OF 4 FOR
LEGEND, CURVE AND
LINE TABLE.