

LOCATION MAP
NOT TO SCALE

LEGEND

- 3" DIAMETER IRON PINS FOUND WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING" UNLESS NOTED
- 3" DIAMETER IRON PINS SET WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING"
- ESMT EASEMENT
- BSL BUILDING SETBACK LINE
- RIGHT-OF-WAY
- SURVEY LINE
- DRN ESMT PUBLIC DRAINAGE EASEMENT
- OPRUCT OFFICIAL PUBLIC RECORDS, COMAL COUNTY, TEXAS
- MPRCT MAP & PLAT RECORDS, COMAL COUNTY, TEXAS

NOTE:
LOTS 250R IS CONSIDERED A RESERVE LOT AND IS A NON-DEVELOPABLE LOT.
NO ON-SITE SEWAGE DISPOSAL FACILITIES, WASTEWATER TREATMENT FACILITIES, OR HABITABLE STRUCTURES SHALL BE PERMITTED ON LOT 250R. THIS LOT SHALL BE MAINTAINED BY THE VINTAGE OAKS AT THE VINEYARD PROPERTY OWNERS ASSOCIATION (POA).

MAIN OFFICE
POST OFFICE BOX 970
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 885-2170

M & S

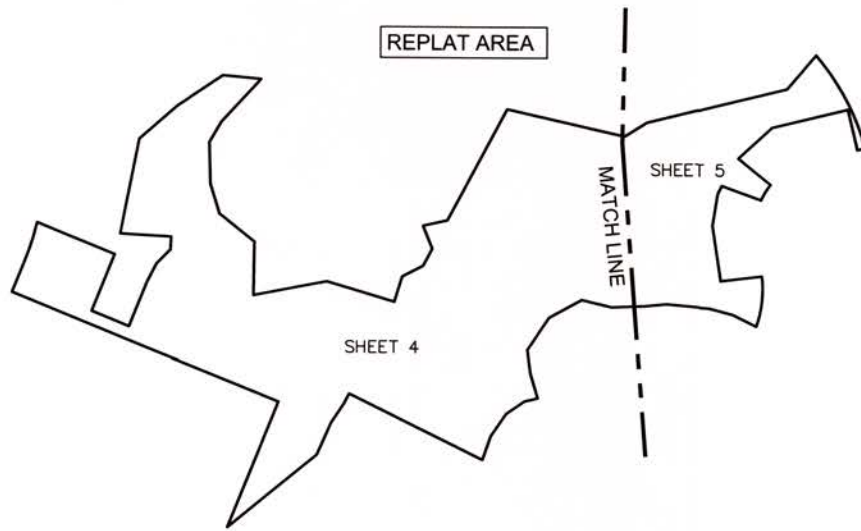
ENGINEERING, L.L.C.
ENGINEERS, PLANNERS, SURVEYORS
TEXAS REGISTERED ENGINEERING FIRM NO. F-1394
SHERWOOD SURVEYING & S.U.E.
POST OFFICE BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446

BRANCH OFFICES
376 LANDA ST.
NEW BRAUNFELS, TEXAS 78130
PHONE * (830) 629-2988

VACATE AND REPLAT OF LOTS 2 AND 250 OF VINTAGE OAKS AT THE VINEYARD, UNIT 1, AND LOT 36 OF VINTAGE OAKS AT THE VINEYARD, UNIT 15, ESTABLISHING LOTS 2R AND 250R, VINTAGE OAKS AT THE VINEYARD, UNIT 1

- PUBLIC UTILITY PLAT NOTES:**
1. NEW BRAUNFELS UTILITIES (NBU) IS THE ELECTRIC SERVICE PROVIDER FOR THE PLATTED PROPERTY, AND MAY BE CONTACTED AT 830-629-8400 FOR FURTHER ASSISTANCE.
 2. MAINTENANCE OF DEDICATED PUBLIC UTILITY EASEMENTS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. ANY USE OF A PUBLIC UTILITY EASEMENT, OR ANY PORTION OF IT, INCLUDING LANDSCAPING OR DRAINAGE FEATURES, IS SUBJECT TO AND SHALL NOT CONFLICT WITH THE TERMS AND CONDITIONS OF THE PUBLIC UTILITY EASEMENT, AND MUST NOT ENDANGER OR INTERFERE WITH THE RIGHTS GRANTED BY THE PUBLIC UTILITY EASEMENT TO PUBLIC UTILITY PROVIDERS. THE PROPERTY OWNER MUST OBTAIN, IN ADVANCE, WRITTEN AGREEMENT WITH THE PUBLIC UTILITY PROVIDERS TO UTILIZE THE PUBLIC UTILITY EASEMENT, OR ANY PART OF IT.
 3. PUBLIC UTILITY PROVIDERS WILL POSSESS A 5-FOOT WIDE PUBLIC UTILITY SERVICE EASEMENT TO THE BUILDING STRUCTURE ALONG THE SERVICE LINE TO THE SERVICE ENTRANCE. THIS SERVICE EASEMENT WILL VARY DEPENDING UPON THE LOCATION OF BUILDING STRUCTURE AND SERVICE.
 4. PUBLIC UTILITY PROVIDERS SHALL HAVE ACCESS TO THE METER LOCATIONS FROM THE FRONT YARD, AND METER LOCATIONS SHALL NOT BE LOCATED WITHIN A FENCED AREA.
 5. DO NOT COMBINE ANY NEW PUBLIC UTILITY EASEMENTS (PUE) WITH DRAINAGE EASEMENTS (DE) OR MAKE CHANGES IN GRADE WITHIN THE PUBLIC UTILITY EASEMENTS (PUE) WITHOUT WRITTEN APPROVAL FROM PUBLIC UTILITY PROVIDERS.

- NOTES:**
1. A PORTION OF THIS SUBDIVISION DOES LIE WITHIN THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY, THE CITY OF NEW BRAUNFELS.
 2. THIS PROPERTY WILL BE SERVED BY A STATE-CERTIFIED PUBLIC WATER SUPPLY SYSTEM.
 3. THIS PROPERTY WILL BE SERVED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES AND PUBLIC WASTEWATER TREATMENT FACILITIES (PERMIT #W00015320001)
 4. THIS SUBDIVISION DOES LIE WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
 5. THIS PROPERTY DOES LIE WITHIN A SPECIAL FLOOD HAZARD AREA, ZONE "A", THE 100-YEAR FLOOD ZONE, AS DEFINED BY THE FLOOD INSURANCE RATE MAP FOR COMAL COUNTY, TEXAS ON COMMUNITY PANEL NO.48091C0245F, EFFECTIVE DATE SEPTEMBER 02, 2009, AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
 6. PROPERTY OWNERS ARE ADVISED THAT THEY ARE RESPONSIBLE FOR MAINTENANCE OF DEDICATED EASEMENTS ON THEIR PROPERTY AND MAY NOT UTILIZE THESE EASEMENTS FOR ANY PURPOSE DETRIMENTAL TO THEIR INTENDED USE (I.E. NO STRUCTURES, SEPTIC TANKS, FIELDS, ETC.). GRANTEEES OF SAID DEDICATED EASEMENTS RESERVE THE RIGHT OF ACCESS TO SUCH EASEMENTS.
 7. A DRAINAGE STUDY HAS BEEN COMPLETED BY M & S ENGINEERING, LLC FOR THIS PLAT AND IS AVAILABLE FOR REVIEW AT THE COMAL COUNTY ENGINEER'S OFFICE. AREAS IDENTIFIED BY THE STUDY AS BEING INUNDATED DURING CERTAIN STORM EVENTS HAVE BEEN PLACED WITHIN BUILDING SETBACKS. THE CONSTRUCTION OF BUILDINGS WITHIN THE BUILDING SETBACKS REQUIRES COMMISSIONERS COURT APPROVAL.
 8. LIENHOLDER : FROST BANK
P.O. BOX 1800
SAN ANTONIO, TEXAS 78296
DEED OF TRUST DOC.#201406021948, OPRUCT
LIENHOLDER ACKNOWLEDGMENT
DOC.# _____ OPRUCT
 9. COMAL COUNTY REQUIRES A MINIMUM 25 FT BUILDING SET-BACK LINE FROM ROAD FRONTAGE, UNLESS OTHERWISE INDICATED ON PLAT DRAWING.
 10. THERE IS HEREBY DEDICATED A TWENTY (20) FOOT WIDE PUBLIC UTILITY EASEMENT ADJACENT TO ALL STREET RIGHT-OF-WAY LINES.
 11. THERE IS HEREBY DEDICATED A TEN (10) FOOT WIDE PUBLIC UTILITY AND PUBLIC DRAINAGE EASEMENT ADJACENT TO ALL NON-STREET LOT LINES.
 12. A WATER POLLUTION ABATEMENT PLAN (WPAP) HAS BEEN CONDUCTED BY M & S ENGINEERING, LLC FOR THIS PLAT. LETTERS OF APPROVAL FROM TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ) ARE RECORDED IN DOC. 200606050791 AND 201606011941 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS. LOT OWNERS SHOULD REFER TO WPAP, ON FILE AT THE COMAL COUNTY ENGINEER'S OFFICE, FOR ADDITIONAL RESTRICTIONS.
 13. BEARING BASED ON NAD 83 STATE PLANE COORDINATES, SOUTH CENTRAL ZONE, AND ADJUSTED TO SURFACE USING A SCALE FACTOR OF 1.00015.
 14. WASTEWATER TREATMENT FACILITY BUFFER ZONE: NO WASTEWATER TREATMENT FACILITY MAY BE LOCATED WITHIN 150 FEET OF A RECHARGE FEATURE OR PRIVATE WATER WELL. ANY OTHER IMPROVEMENTS LOCATED WITHIN THIS 150' SANITARY CONTROL EASEMENT SHALL BE IN ACCORDANCE WITH TCEQ RULES AND THE WPAP FILED FOR THIS SUBDIVISION AS RECORDED IN DOCUMENT NO.201606011941, COMAL COUNTY PUBLIC RECORDS.
 15. 2 LOTS, BEING 29.39 ACRES.



STATE OF TEXAS
COUNTY OF COMAL

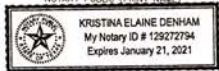
KNOW ALL MEN BY THESE PRESENTS:
THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, HEREBY DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, PARKS, WATER COURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

BY:
THAD RUTHERFORD, PRESIDENT
POA OF VINTAGE OAKS, INC.
LOT 250 OWNED BY POA
P.O. BOX 630105
IRVING, TX 75063

STATE OF TEXAS
COUNTY OF COMAL

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY, PERSONALLY APPEARED
Thad Rutherford, Sr. via President 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 PURPOSE AND CONSIDERATION THEREIN
EXPRESSED, AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 24 DAY OF
July, 2018
Kristina Elaine Denham
NOTARY PUBLIC, STATE OF TEXAS
Kristina Elaine Denham
NOTARY PUBLIC (PRINT NAME)



STATE OF TEXAS
COUNTY OF COMAL

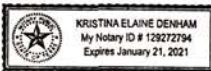
KNOW ALL MEN BY THESE PRESENTS:
THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, HEREBY DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, PARKS, WATER COURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

BY:
THAD RUTHERFORD, SR. VICE PRESIDENT OF OPERATIONS
SOUTHSTAR AT VINTAGE OAKS, L.L.C. A TEXAS LIMITED LIABILITY COMPANY
OWNER OF LOTS 2 & 36
1114 LOST CREEK BLVD., SUITE 270
AUSTIN, TEXAS 78746

STATE OF TEXAS
COUNTY OF COMAL

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED
Thad Rutherford, Sr. via President of Operations, 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 PURPOSE AND CONSIDERATION THEREIN
EXPRESSED, AND IN THE CAPACITY THEREIN STATED.

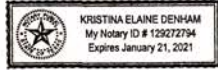
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 24 DAY OF
July, 2018
Kristina Elaine Denham
NOTARY PUBLIC, STATE OF TEXAS
Kristina Elaine Denham
NOTARY PUBLIC (PRINT NAME)



STATE OF TEXAS
COUNTY OF COMAL

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN
ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUP.
Richard A. Goodwin
RICHARD A. GOODWIN
REGISTERED PROFESSIONAL LAND SURVEYOR #4069
SHERWOOD SURVEYING & S.U.E.
P.O. BOX 992
SPRING BRANCH, TEXAS 78070

SWORN TO AND SUBSCRIBED BEFORE ME THIS 24 DAY OF July, A.D. 2018
Kristina Elaine Denham
NOTARY PUBLIC, STATE OF TEXAS
Kristina Elaine Denham
NOTARY PUBLIC (PRINT NAME)



STATE OF TEXAS
COUNTY OF COMAL

I, BOBBIE KOEPP, COUNTY CLERK OF COMAL 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 RECORDS OF MAPS AND PLATS IN SAID OFFICE, OF SAID COUNTY, IN
DOCUMENT # _____ IN TESTIMONY WHEREOF WITNESS MY HAND AND OFFICIAL
SEAL OF OFFICE THIS _____ DAY OF _____, A.D. 20____.

COUNTY CLERK,
COMAL COUNTY, TEXAS

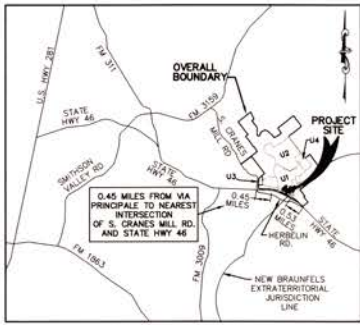
BY: _____
DEPUTY

VACATE AND REPLAT OF LOTS 2 AND 250 OF
VINTAGE OAKS AT THE VINEYARD, UNIT 1, AND
LOT 36 OF VINTAGE OAKS AT THE VINEYARD,
UNIT 15, ESTABLISHING LOTS 2R AND 250R,
VINTAGE OAKS AT THE VINEYARD, UNIT 1

THIS PLAT OF _____ HAS BEEN SUBMITTED TO AND CONSIDERED
BY THE COMMISSIONERS COURT OF COMAL COUNTY, TEXAS AND IS HEREBY APPROVED FOR FILING
BY SAID COURT ON _____, 20____
DATED THIS _____ DAY OF _____, A.D. 20____.

BY: _____
COUNTY JUDGE

ATTEST: _____
COUNTY CLERK - DEPUTY



LOCATION MAP
NOT TO SCALE

M & S
ENGINEERING, L.L.C.
ENGINEERS, PLANNERS, SURVEYORS
TEXAS REGISTERED ENGINEERING FIRM NO. F-1354

SHERWOOD
SURVEYING & S.U.E.

MAIN OFFICE
POST OFFICE BOX 970
SPRING BRANCH, TEXAS 76070
PHONE * (830) 228-5446
FAX * (830) 855-2170

BRANCH OFFICES
376 LANDA ST.
NEW BRAUNFELS, TEXAS 78130
PHONE * (830) 629-2988

POST OFFICE BOX 992
SPRING BRANCH, TEXAS 76070
PHONE * (830) 228-5446

VACATE AND REPLAT OF LOTS 2 AND 250 OF VINTAGE OAKS AT THE VINEYARD, UNIT 1, AND LOT 36 OF VINTAGE OAKS AT THE VINEYARD, UNIT 15, ESTABLISHING LOTS 2R AND 250R, VINTAGE OAKS AT THE VINEYARD, UNIT 1

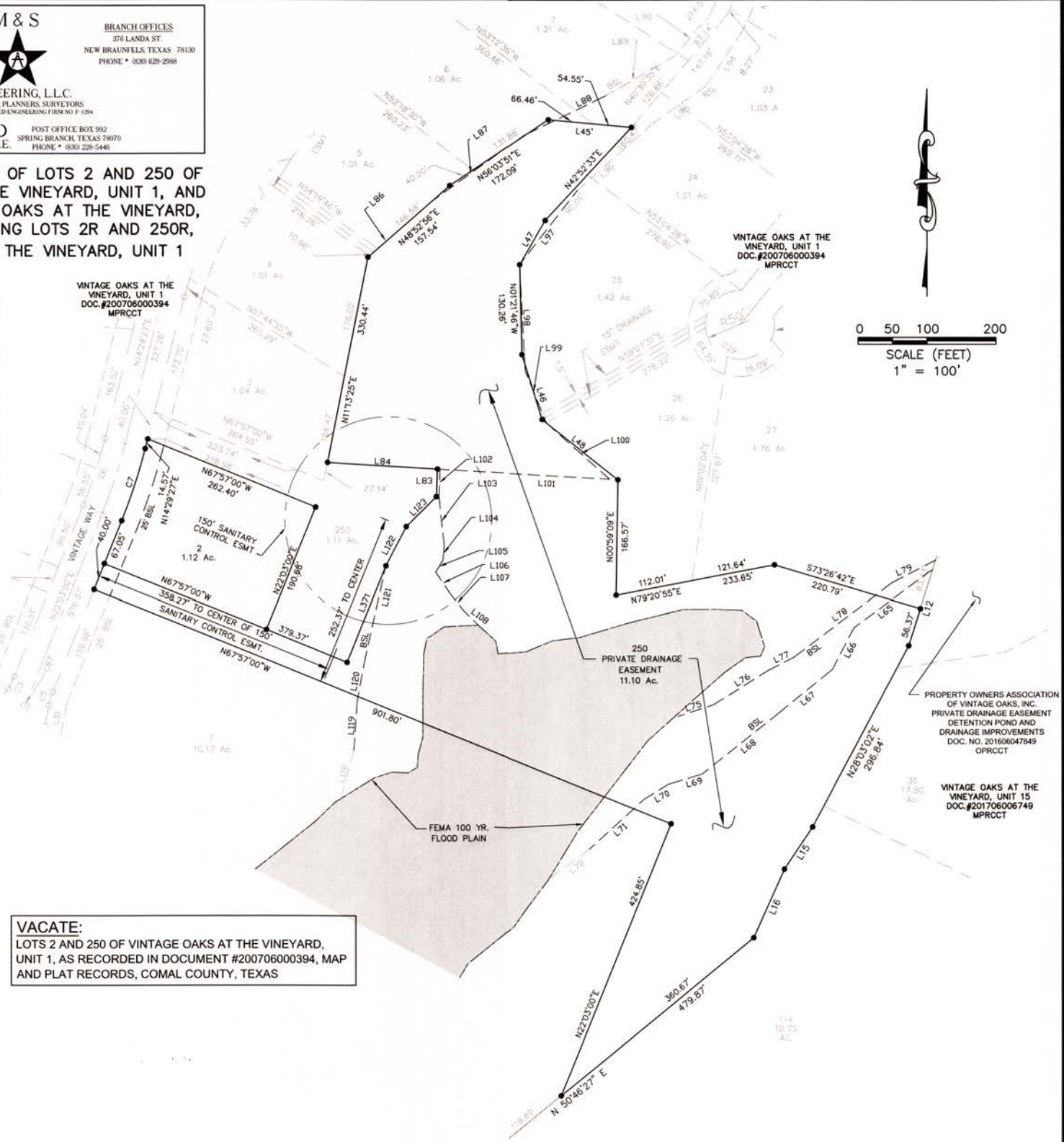
Line #	Length	Direction
L12	139.80	N17°42'28"E
L15	73.60	N33°54'38"E
L16	109.29	N23°58'32"E
L45	121.01	N84°35'15"W
L46	98.66	N17°14'34"W
L47	74.00	N30°02'34"E
L48	140.12	N51°29'40"W
L65	135.68	N53°33'27"E
L66	67.35	N27°23'33"E
L67	104.77	N50°51'35"E
L68	137.79	N51°37'24"E
L69	50.97	N73°34'27"E
L70	40.85	N58°30'35"E
L71	106.86	N47°48'58"E
L75	54.12	S72°11'00"W
L76	95.09	S57°54'28"W
L77	40.49	S63°09'00"W
L78	178.03	S52°55'29"W
L79	71.42	S62°41'29"W
L83	39.86	S2°31'11"W
L84	159.76	S86°35'57"E
L86	122.94	S48°57'12"W
L87	165.15	S54°19'27"W
L88	130.99	S64°08'50"W
L97	137.11	N37°55'52"E
L98	154.07	N2°56'42"W
L99	81.57	N22°06'25"W
L100	122.42	N48°22'16"W
L101	246.28	S86°46'09"E
L102	38.70	N2°15'17"E
L103	72.38	N6°08'28"W
L104	21.31	N5°19'19"E
L105	19.72	N32°29'06"E
L106	37.98	N33°54'25"W
L107	32.29	N38°41'12"W
L108	28.30	N45°45'30"W
L119	71.44	S3°57'42"W
L120	62.32	S10°29'06"W
L121	137.74	S12°41'30"W
L122	64.07	S27°43'14"W
L123	61.29	S45°10'21"W
L371	150.39	S22°03'00"W

LEGEND

- 1/2" DIAMETER IRON PINS FOUND WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING" UNLESS NOTED
- 1/2" DIAMETER IRON PINS SET WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING"
- ESMT EASEMENT
- BSL BUILDING SETBACK LINE
- RIGHT-OF-WAY
- SURVEY LINE
- DRN ESMT PUBLIC DRAINAGE EASEMENT
- OPRCCT OFFICIAL PUBLIC RECORDS, COMAL COUNTY, TEXAS
- MPRCCT MAP & PLAT RECORDS, COMAL COUNTY, TEXAS

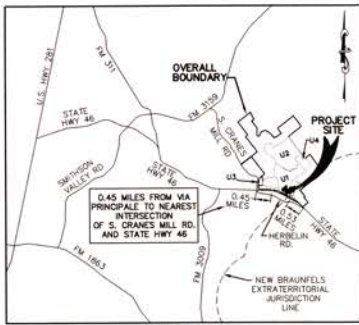
CURVE TABLE

CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C7	109.51'	830.00'	54.83'	109.43'	N18°16'13"E	7°33'34"



VACATE:
LOTS 2 AND 250 OF VINTAGE OAKS AT THE VINEYARD, UNIT 1, AS RECORDED IN DOCUMENT #200706000394, MAP AND PLAT RECORDS, COMAL COUNTY, TEXAS

File: J:\05_2018_2_37pm User: id: amendez File: S:\Active Projects\2018\70 New Braunfels General Civil\7018BSW003 - Vintage Oaks Unit 1 and 15 Report Map\Kiss\18BSW003\18BSW003-2-001.dwg



LOCATION MAP
NOT TO SCALE

M & S
ENGINEERING, L.L.C.
ENGINEERS, PLANNERS, SURVEYORS
TEXAS REGISTERED ENGINEERING FIRM NO. F-1394

SHERWOOD
SURVEYING & S.U.E.

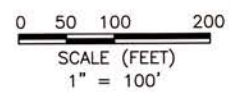
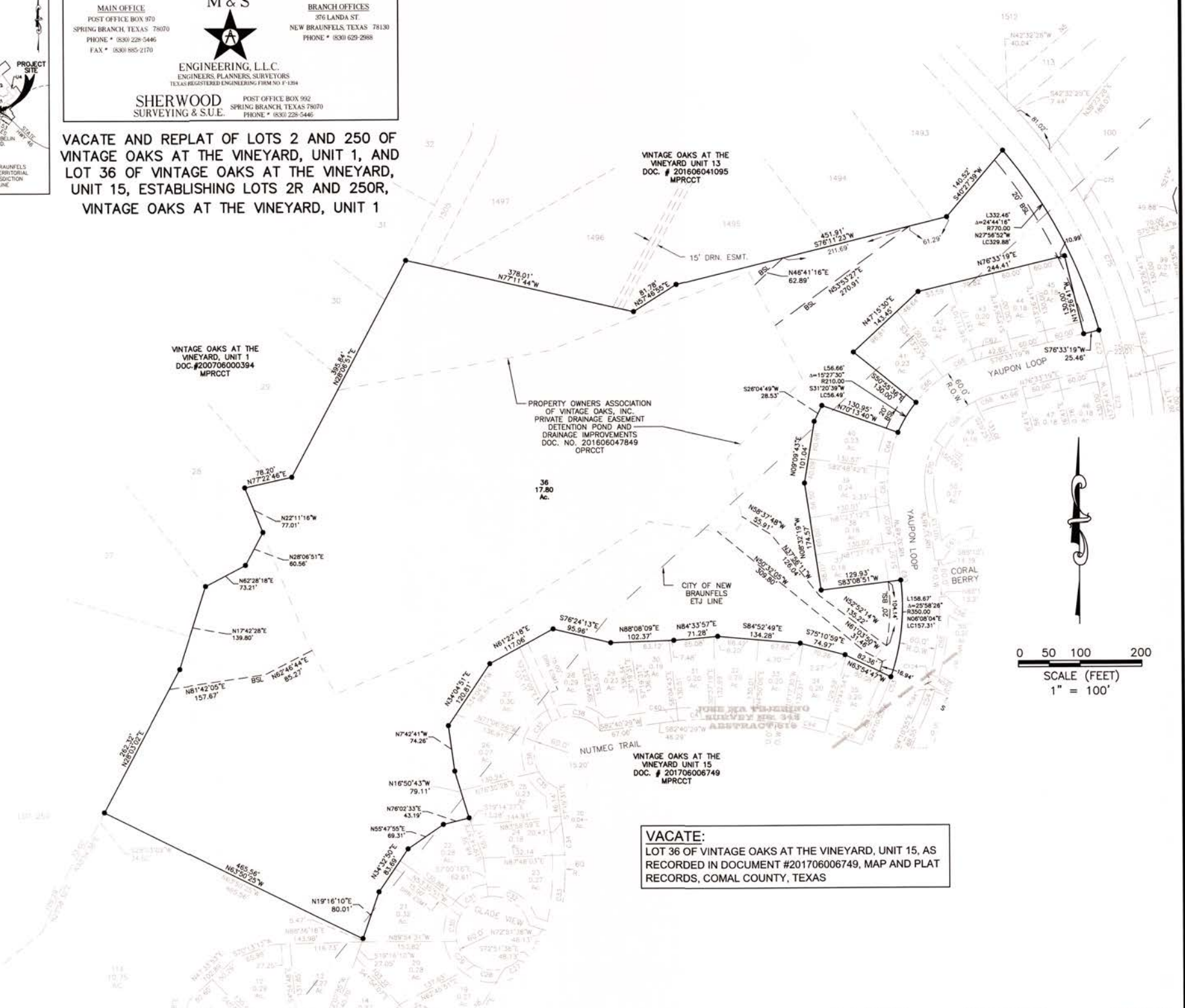
MAIN OFFICE
POST OFFICE BOX 970
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446
FAX * (830) 855-2170

BRANCH OFFICES
376 LANDA ST.
NEW BRAUNFELS, TEXAS 78130
PHONE * (830) 629-2988

POST OFFICE BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 228-5446

VACATE AND REPLAT OF LOTS 2 AND 250 OF VINTAGE OAKS AT THE VINEYARD, UNIT 1, AND LOT 36 OF VINTAGE OAKS AT THE VINEYARD, UNIT 15, ESTABLISHING LOTS 2R AND 250R, VINTAGE OAKS AT THE VINEYARD, UNIT 1

- LEGEND**
- 1/2" DIAMETER IRON PINS FOUND WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING" UNLESS NOTED
 - 3/4" DIAMETER IRON PINS SET WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING"
 - ESMT EASEMENT
 - BSL BUILDING SETBACK LINE
 - RIGHT-OF-WAY
 - SURVEY LINE
 - DRN ESMT PUBLIC DRAINAGE EASEMENT
 - OPRCT OFFICIAL PUBLIC RECORDS, COMAL COUNTY, TEXAS
 - MPCRCT MAP & PLAT RECORDS, COMAL COUNTY, TEXAS



VACATE:
LOT 36 OF VINTAGE OAKS AT THE VINEYARD, UNIT 15, AS RECORDED IN DOCUMENT #201706006749, MAP AND PLAT RECORDS, COMAL COUNTY, TEXAS

Plot: Jul 20, 2018, 8:43am User: d:\brendan File: S:\Active Projects\2018\70 New Braunfels General Civil\2018BSW003 - Vintage Oaks Unit 1 and 15 Report Map Room\Job\VOV Unit 1 and 15 Report-Sheet 3-001.dwg

REPLAT:
 ESTABLISHING LOTS 2R AND 250R, VINTAGE OAKS AT THE
 VINEYARD, UNIT 1

VINTAGE OAKS AT THE
 VINEYARD, UNIT 13
 DOC.#201606041095
 MPRCCT

VINTAGE OAKS AT THE
 VINEYARD, UNIT 1
 DOC.#200706000394
 MPRCCT

VINTAGE OAKS AT THE
 VINEYARD, UNIT 1
 DOC.#200706000394
 MPRCCT

PROPERTY OWNERS ASSOCIATION
 OF VINTAGE OAKS, INC.
 PRIVATE DRAINAGE EASEMENT
 DETENTION POND AND
 DRAINAGE IMPROVEMENTS
 DOC. NO. 201606047849
 OPRCCT

VINTAGE OAKS AT THE
 VINEYARD, UNIT 15
 DOC.#201706006749
 MPRCCT

MATCH LINE SEE SHEET 5

Date: Jul 05, 2018, 2:35pm User: d:\emarcz\file: S:\Active Projects\2018\170 New Braunfels General CIV\1708029003 - Vintage Oaks Unit 1 and 15 Replat\Map Kool\Map\170V Unit 1 and 15 Replat-Sheet 4 of 5.dwg

LEGEND

- 1/2" DIAMETER IRON PINS FOUND WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING" UNLESS NOTED
- 1/2" DIAMETER IRON PINS SET WITH YELLOW CAP STAMPED "SHERWOOD SURVEYING"
- ESMT EASEMENT
- BS BUILDING SETBACK LINE
- RIGHT-OF-WAY
- SURVEY LINE
- DRN ESMT PUBLIC DRAINAGE EASEMENT
- OPRCCT OFFICIAL PUBLIC RECORDS, COMAL COUNTY, TEXAS
- MPRCCT MAP & PLAT RECORDS, COMAL COUNTY, TEXAS

M & S

ENGINEERING, L.L.C.
ENGINEERS, PLANNERS, SURVEYORS
TEXAS REGISTERED ENGINEERING FIRM NO. F-1394

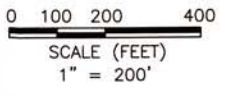
SHERWOOD SURVEYING & S.U.E.

MAIN OFFICE
POST OFFICE BOX 970
SPRING BRANCH, TEXAS 78070
PHONE * (830) 229-5446
FAX * (830) 885-2170

BRANCH OFFICES
376 LANDA ST.
NEW BRAUNFELS, TEXAS 78130
PHONE * (830) 629-2688

POST OFFICE BOX 992
SPRING BRANCH, TEXAS 78070
PHONE * (830) 229-5446

VACATE AND REPLAT OF VINTAGE OAKS AT THE VINEYARD, UNIT 1, LOTS 2 & 250, AND UNIT 15, LOT 36, ESTABLISHING LOTS 2R AND 250R



Line Table

Line #	Length	Direction
L12	139.80	N17°42'28"E
L15	73.60	N33°54'38"E
L16	109.29	N23°56'32"E
L45	121.01	N84°35'15"W
L46	98.66	N17°14'34"W
L47	74.00	N30°02'34"E
L48	140.12	N51°29'40"W
L65	135.68	N53°33'27"E
L66	67.35	N27°23'33"E
L67	104.77	N50°51'35"E
L68	137.79	N51°37'24"E
L69	50.97	N73°34'27"E
L70	40.85	N58°30'35"E
L71	106.86	N47°48'58"E
L75	54.12	S72°11'00"W
L76	95.09	S57°54'28"W
L77	40.49	S63°09'00"W
L78	178.03	S52°55'29"W
L79	71.42	S62°41'29"W
L83	39.86	S2°31'11"W
L84	159.76	S86°35'57"E

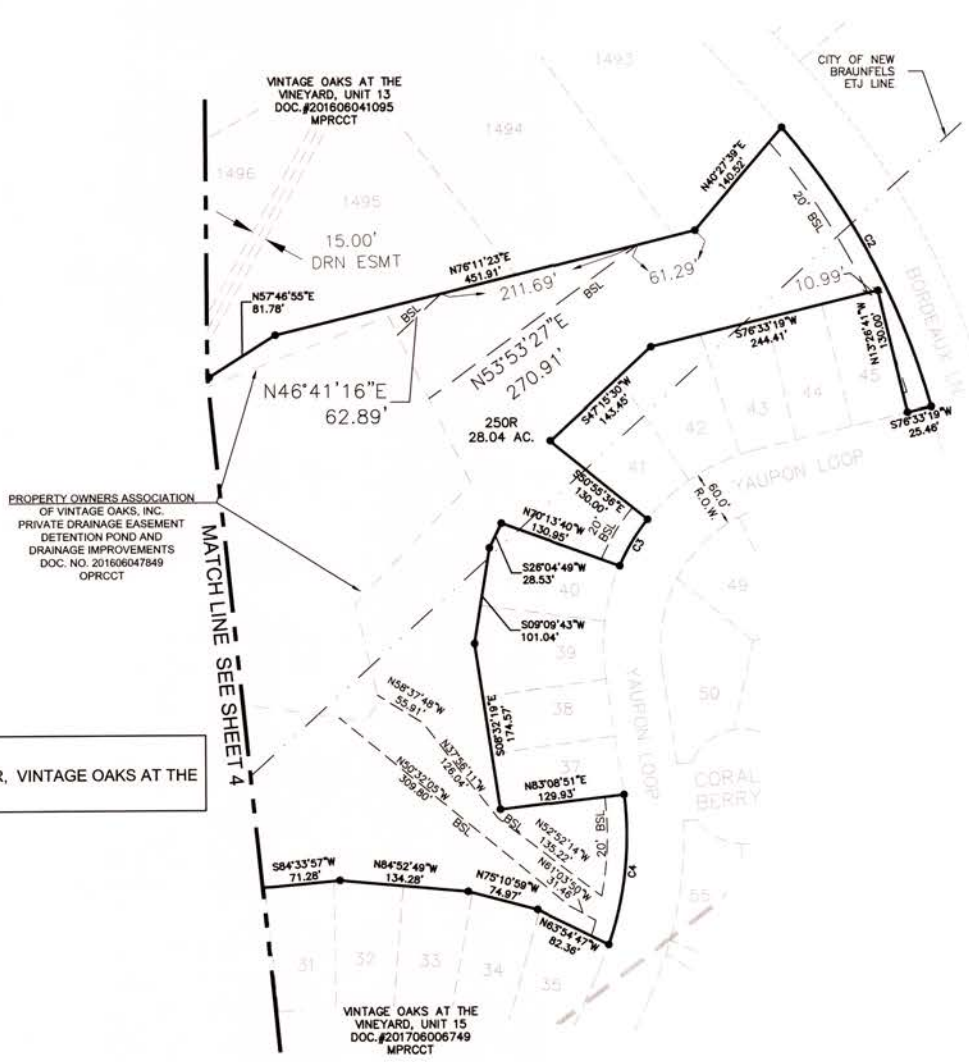
Line Table

Line #	Length	Direction
L86	122.94	S48°57'12"W
L87	165.15	S54°19'27"W
L88	130.99	S64°08'50"W
L97	137.11	N37°55'52"E
L98	154.07	N2°56'42"W
L99	81.57	N22°06'25"W
L100	122.42	N48°22'16"W
L101	246.28	S86°46'09"E
L102	38.70	N2°15'17"E
L103	72.38	N6°08'28"W
L104	21.31	N6°19'19"E
L105	19.72	N32°29'06"E
L106	37.98	N33°54'25"W
L107	32.29	N38°41'12"W
L108	28.30	N45°45'30"W
L119	71.44	S3°57'42"W
L120	62.32	S10°29'06"W
L121	137.74	S12°41'30"W
L122	64.07	S27°43'14"W
L123	61.29	S45°10'21"W
L371	150.39	S22°03'00"W

Curve Table

Curve #	Length	Radius	Delta	Bearing	Chord
C1	109.51'	830.00'	7°33'34"	N18°16'13"E	109.43'
C2	332.45'	770.00'	24°44'16"	S27°56'52"E	329.88'
C3	56.66'	210.00'	15°27'30"	S31°20'39"W	56.49'
C4	158.67'	350.00'	25°58'26"	S06°08'04"W	157.31'

REPLAT:
ESTABLISHING LOTS 2R AND 250R, VINTAGE OAKS AT THE VINEYARD, UNIT 1



Date: Jul 05, 2016, 2:36pm User: J. Brannen File: S:\Active Projects\2018\170 New Braunfels General Cmt\170185\DWG003 - Vintage Oaks Unit 1 and 15 Replat Mod Kiosk\dwg\VOV Unit 1 and 15 Replat-Sheets 1 and 4-001.dwg