

[HK]

[GR]

[VB]

[VB]

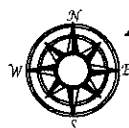
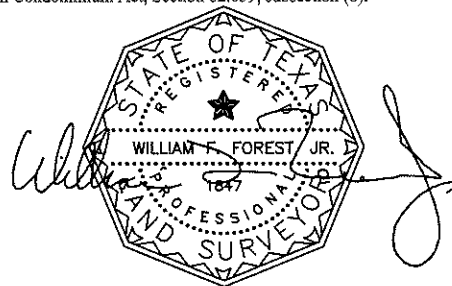
LIBERTY HILL COMMERCIAL CONDOMINIUMS CONDOMINIUM PLAT

A CONDOMINIUM REGIME IN WILLIAMSON COUNTY, TEXAS ESTABLISHED UPON 2.426 ACRES,
LOT 3, ST. JOSEPH SUBDIVISION, DOC. NO. 2010085843
AS DEEDED TO STAR DEVELOPERS LLC, DOCUMENT No. 2020087264, O.P.R.W.C.T.
IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS

THE STATE OF TEXAS
COUNTY OF WILLIAMSON

I, the undersigned Registered Professional Land Surveyor, hereby certify that the attached Condominium Plat contains the information required by the Texas Uniform Condominium Act, Section 82.059, subsection (b).

Plat date: March 31, 2021



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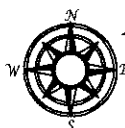
SHEET INDEX

| | |
|--------------|------------------------|
| SHEET ONE : | CERTIFICATION |
| SHEET TWO: | INDEX SHEET AND NOTES |
| SHEET THREE: | CONDOMINIUM SITE PLAN |
| SHEET FOUR: | CONDOMINIUM SITE PLAN |
| SHEET FIVE: | UNITS 401-502 |
| SHEET SIX: | UNITS 101*203 |
| SHEET SEVEN: | UNITS 301-303 |
| SHEET EIGHT: | LEGEND AND CURVE TABLE |

GENERAL NOTES:

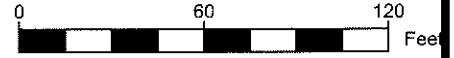
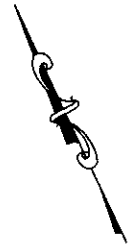
GENERAL NOTES:

- 1) All improvements and land reflected on the plat are designated as general common elements (gce) save and except those portions of the regime designated as units or Limited Common Elements (LCE).
- 2) Ownership and use of condominium units is subject to the rights and restrictions contained in the Declaration.
- 3) The property is subject to special rights reserved by the Declarant in the Declaration. Pursuant to such provisions, among other things, Declarant has reserved the right to (i) complete or make improvements indicated on the plat and plans; (ii) exercise any development right permitted by the Texas Uniform Condominium Act (the "Act") and the Declaration, including the addition of real property to the regime, which property may be added as units, general common elements and/or limited common elements; (iii) make the property part of a larger condominium or planned community; (iv) use units owned or leased by Declarant as models, storage areas, and offices for the marketing, management, maintenance, customer service, construction, and leasing of the property; and (v) appoint or remove any Declarant-appointed officer or director of the Association during the Declarant Control Period (as defined in the Declaration).
- 4) All units marked MBB must be built.



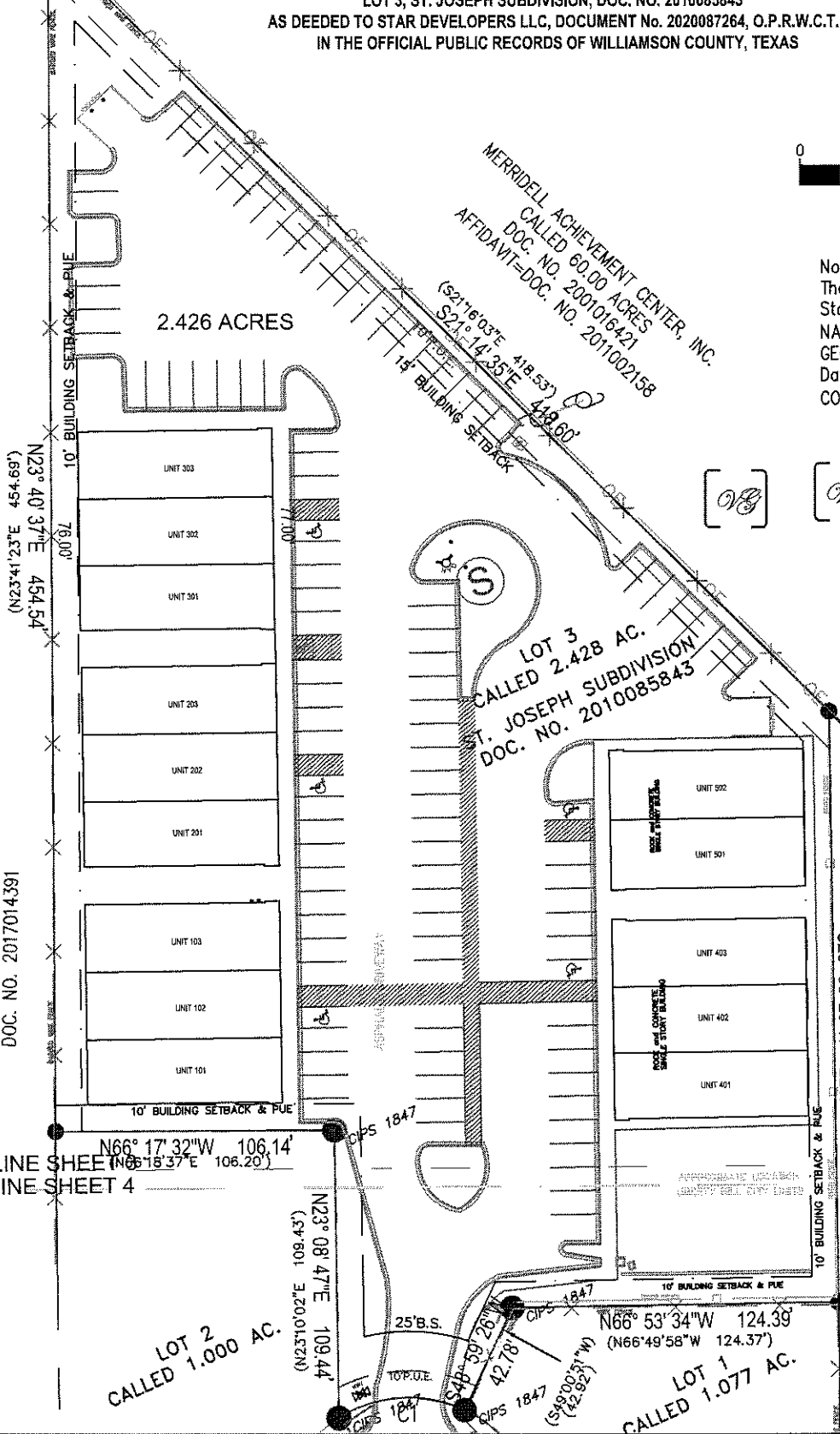
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SCALE: 1"=60'

Note:
The bearing basis for this survey is the
State Plane Coordinate System,
NAD83, Texas Central Zone, (4203),
GEOID: 12A
Datum: NAVD88,
CONVERGENCE: 1' 15' 19.25"



[WB] [WB] [GR] [JK]

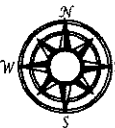
JOHN B. ROBINSON SURVEY
ABSTRACT NO. 527

CAT TRAX, INC.
CALLED 3.704 AC.
DOC. NO. 2002083585

JAKE BASEY a/k/a JACOB BASEY
AND MARANDA BASEY
CALLED 2.005 AC.
DOC. NO. 2017014391

MATCHLINE SHEET 3
MATCHLINE SHEET 4

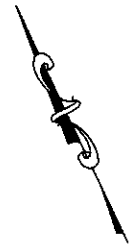
MATCHLINE SHEET 3
MATCHLINE SHEET 4



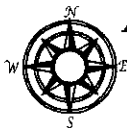
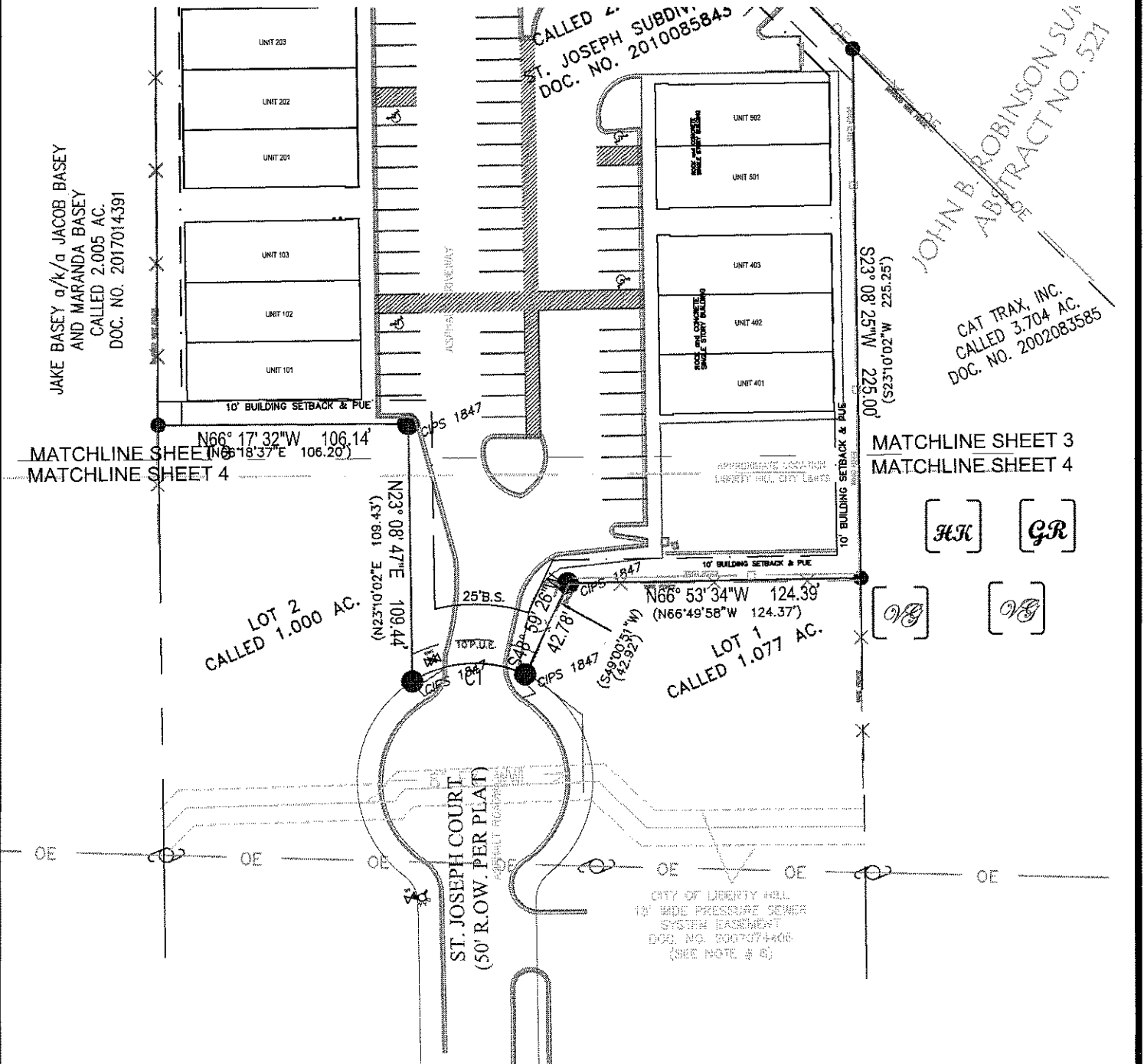
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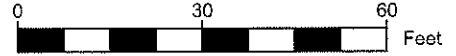
Forest Surveying & Mapping Company
1002 Ash St. Georgetown, Texas
phone: 512-930-5927
www.forestsurveying.com
TRPLS FIRM NO. 10002000

DATE: March 31, 2021
PROJECT : Liberty Hill Commercial
Drawing: LH Commercial Condominium
Sheet 4

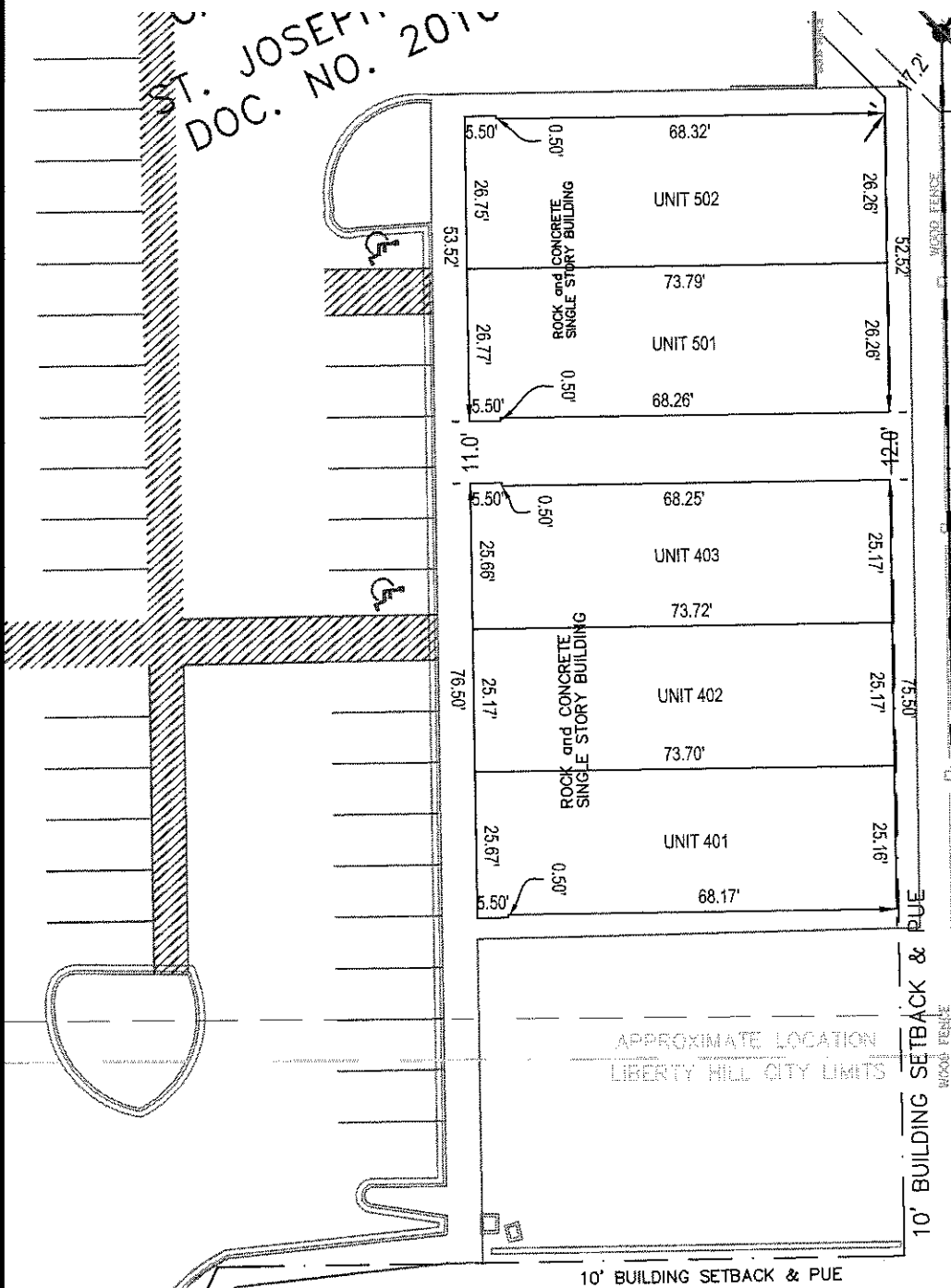
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SCALE: 1"=30'



JOHN B. ROBINSON
ABSTRACTOR
CAT TRAX,
CALLED 3.7
DOC. NO. 20

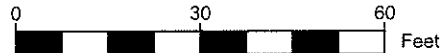
MATCHLINE SHEET 3
MATCHLINE SHEET 4



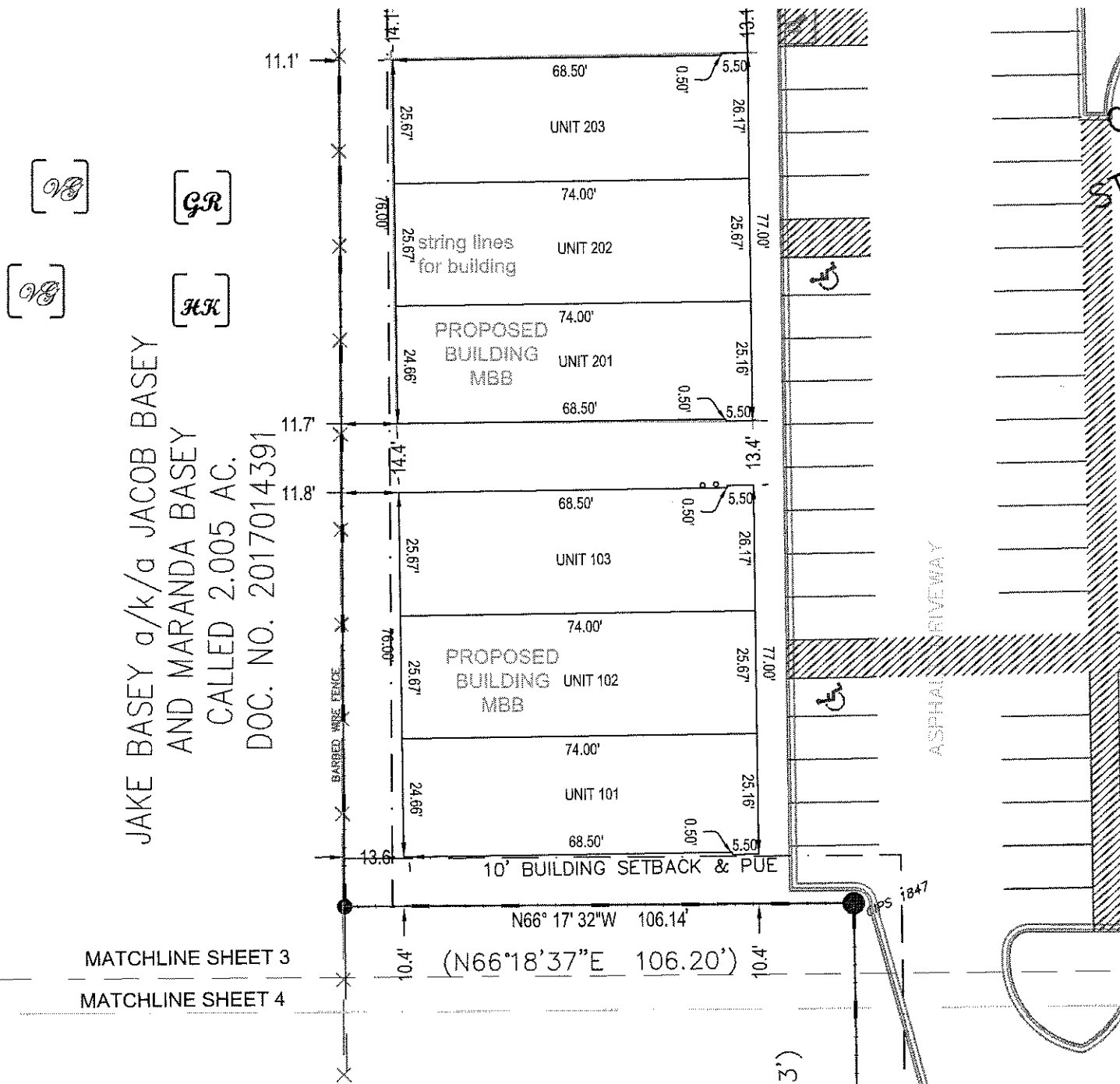
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SCALE: 1"=30'



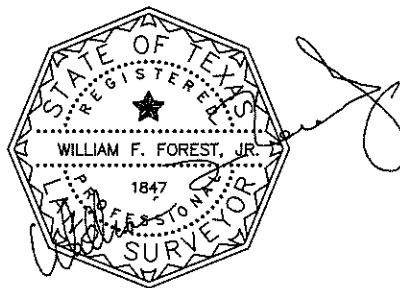
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LEGEND

| | |
|---|--|
| 1/2" IRON PIN FOUND (STEEL PIN) |  |
| CAPPED IRON PIN SET, "FOREST RPSL 1847" |  |
| CAPPED IRON PIN FOUND, "FOREST RPSL 1847" |  |
| CAPPED IRON PIN FOUND |  |
| STEEL COTTON GIN SPINDLE SET |  |
| MAG NAIL SET/WASHER, "FOREST RPSL 1847" |  |
| TELEPHONE PEDESTAL |  |
| ELECTRIC POWER POLE |  |
| TELEPHONE POLE |  |
| GUY WIRE |  |
| BENCHMARK MONUMENT (COTTON SPINDLE SET) |  |
| WATER WELL (HAND DUG) |  |
| OVERHEAD ELECTRIC |  |
| TELEPHONE LINE |  |
| EXISTING FENCE |  |
| TRACT LINES |  |
| BOUNDARY LINES |  |

All document references are in Williamson County, Texas
O.P.R.W.C.T. Official Public Records of Williamson County, Texas
P.R.W.C.T. Plat Records of Williamson County, Texas
D.R.W.C.T. Deed Records of Williamson County, Texas



CURVE TABLE

| CURVE | DELTA | RADIUS | LENGTH | TANGENT | CHORD BEARING | CHORD DIST. |
|-------|-----------|--------|--------|---------|---------------|-------------|
| C1 | 57°17'29" | 50.00' | 50.00' | 27.31 | N 69°34'17" W | 47.94' |

