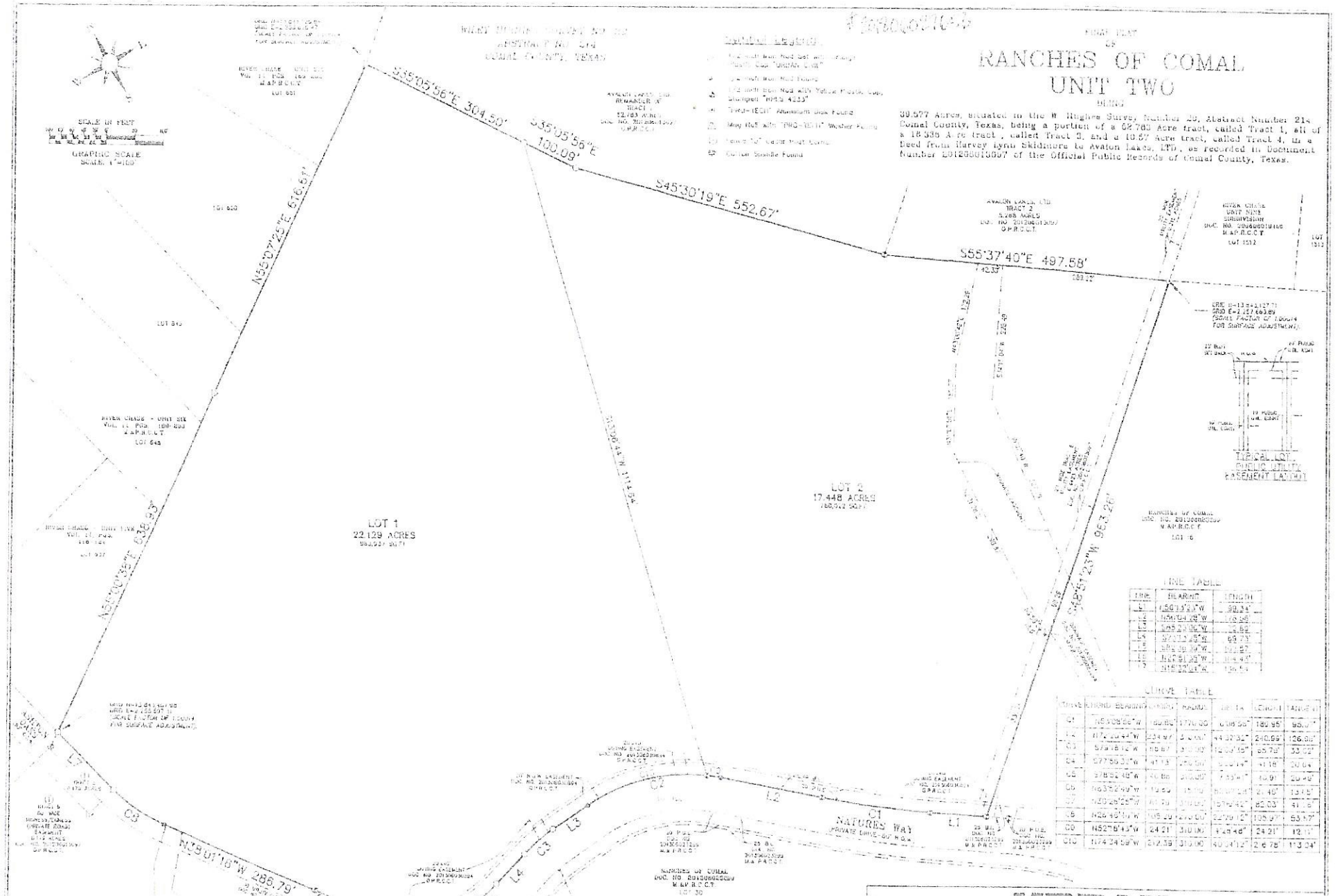
FINAL PLAT OF

RANCHES OF COMAL UNIT TWO

BEING

39.577 Acres, dedicated in the W. Hughes Survey, Number 20, Abstract Number 214 Comal County, Texas, being a portion of a 52.783 Acre tract, called Tract 1, all of a 18.336 Acre tract, called Tract 3, and a 10.57 Acre tract, called Tract 4, in a Deed from Harvey Lynn Skidmore to Avalon Lakes, LTD., as recorded in Document Number 201206015607 of the Official Public Records of Comal County, Texas.



LINE TABLE

LINE	BEARING	LENGTH
L1	N56°13'03"W	30.34'
L2	N54°04'26"W	10.06'
L3	N35°23'00"W	2.82'
L4	S70°13'25"W	69.73'
L5	S85°09'30"W	102.87'
L6	N40°51'35"W	104.48'
L7	N16°33'24"W	136.53'

CURVE TABLE

CURVE	EXTEND BEARING	CHORD	RADIUS	DELTA	LENGTH	TANGENT
C1	N53°08'55"W	80.80'	170.00'	0°08'55"	180.95'	90.07'
C2	N17°20'34"W	234.97'	310.00'	44°37'32"	240.99'	126.80'
C3	S79°18'12"W	46.87'	310.00'	12°00'45"	65.79'	33.02'
C4	S77°50'32"W	41.13'	310.00'	7°36'14"	41.16'	20.64'
C5	S18°52'48"W	40.86'	310.00'	7°33'47"	40.91'	20.48'
C6	N63°52'49"W	19.62'	15.00'	80°00'24"	21.46'	13.15'
C7	N20°26'25"W	41.75'	310.00'	7°43'41"	41.78'	20.92'
C8	N26°40'13"W	105.20'	170.00'	35°29'12"	105.27'	54.47'
C9	N52°18'43"W	24.21'	310.00'	4°28'46"	24.21'	12.10'
C10	N74°24'08"W	212.39'	310.00'	40°24'12"	216.78'	113.04'

URBAN CIVIL

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PREPARED DATE: APRIL 2015 | JOB NO. 1604.04 (2)
SHEET 2 OF 2 | PREPARED BY: [illegible]

RGW CW