

STATE OF TEXAS
COUNTY OF MONTGOMERY

NOTES:

That WOODMERE DEVELOPMENT CO., LTD., a Texas limited partnership herein acting individually or through the undersigned duly authorized agent, does hereby adopt this plat designating the herein described real property as the BARTON CREEK RANCH SEC. 3 Subdivision, and does hereby make subdivision of said property according to the lines, streets, alleys, parks, and easements therein shown, and dedicate to public use forever all areas shown on this plat as streets, alleys, parks, and easements, except those specifically indicated as private; and does hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets and alleys dedicated, or occasioned by the alteration of the surface of any portion of streets or alleys to conform to such grades and does hereby bind Owner, and Owner's successors and assigns to warrant and forever defend the title to the land so dedicated.

Owner hereby certifies that Owner has or will comply with all applicable regulations of the City of Conroe, Texas and that a rough proportionality exists between the dedications, improvements, and exactions required under such regulations and the projected impact of the subdivision.

IN TESTIMONY WHEREOF, the WOODMERE DEVELOPMENT CO., LTD., a Texas limited partnership acting by and through WOODMERE G.P., L.L.C., A TEXAS LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER has caused these presents to be signed by AARON ALFORD, VICE PRESIDENT LAND AND DEVELOPMENT thereunto authorized, this the 22nd day of January, 2020.

WOODMERE DEVELOPMENT CO., LTD.,
a Texas limited partnership

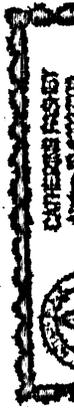
BY: WOODMERE G.P., L.L.C.,
A TEXAS LIMITED LIABILITY COMPANY,
ITS GENERAL PARTNER

BY: 
AARON ALFORD, VICE PRESIDENT LAND AND DEVELOPMENT

STATE OF TEXAS
COUNTY OF MONTGOMERY

Before me, the undersigned authority, on this day personally appeared AARON ALFORD, VICE PRESIDENT LAND AND DEVELOPMENT, WOODMERE G.P., L.L.C., A TEXAS LIMITED LIABILITY COMPANY, General Partner on behalf of WOODMERE DEVELOPMENT CO., LTD., a Texas limited partnership, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed same for the purposes and consideration therein expressed, and in the capacity therein and herein set out, and as the act and deed of said entity.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 22nd DAY OF January, 2020.


Catherine Foster



M. 1.
B.
U.
ST
W
S.
V
M
M
M
ES
D.
M
M
M
D.
P.
A=

2. All
3. All
4. PRR
int
Ra
Ele
5. All
6. Ac
Em
7. Pri
ma
of
wit
out

CURVE TABLE							
CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DISTANCE	
C1	4°12'26"	580.00'	42.59'	21.30'	S38°16'23"E	42.58'	
C2	0°10'39"	910.00'	2.82'	1.41'	N24°01'31"W	2.82'	
C3	95°52'47"	30.00'	50.20'	33.25'	S23°49'33"W	44.55'	
C4	84°28'56"	25.00'	36.86'	22.70'	N65°59'36"W	33.61'	
C5	2°03'07"	760.00'	27.22'	13.61'	N24°46'41"W	27.22'	
C6	3°09'37"	880.00'	48.54'	24.28'	S25°41'39"E	48.53'	
C7	51°51'19"	255.00'	230.79'	123.97'	S01°21'09"E	222.99'	
C8	38°08'40"	85.00'	56.59'	29.39'	S43°38'51"W	55.55'	
C9	90°00'21"	55.00'	86.40'	55.01'	N72°16'38"W	77.79'	
C10	9°02'24"	1,180.00'	186.18'	93.28'	N22°45'16"W	185.98'	
C11	3°38'56"	2,009.93'	128.00'	64.02'	S60°53'43"W	127.98'	
C12	14°48'47"	700.00'	180.97'	90.99'	S51°39'52"W	180.47'	
C13	84°38'05"	55.00'	81.24'	50.08'	S01°56'26"W	74.06'	
C14	9°45'32"	200.00'	34.06'	17.07'	N66°53'10"E	34.02'	
C15	2°56'09"	2,309.93'	118.36'	59.19'	N60°32'20"E	118.35'	
C16	18°40'24"	1,000.00'	325.91'	164.41'	N49°44'03"E	324.47'	
C17	3°09'37"	850.00'	46.88'	23.45'	N25°41'39"W	46.88'	
C18	51°51'19"	285.00'	257.94'	138.56'	N01°21'08"W	249.22'	
C19	38°08'40"	115.00'	76.56'	39.76'	N43°38'51"E	75.15'	
C20	90°00'21"	85.00'	133.53'	85.01'	S72°16'38"E	120.21'	
C21	91°37'04"	25.00'	39.98'	25.72'	S73°05'01"E	35.85'	
C22	2°02'11"	1,979.93'	70.37'	35.19'	N60°05'21"E	70.37'	

CURVE				
CURVE	DELTA	RADIUS	LENGTH	
C27	2°07'22"	2,039.93'	75.58'	
C28	88°28'05"	25.00'	38.60'	
C29	6°56'05"	1,210.00'	146.45'	
C30	98°14'13"	30.00'	51.44'	
C31	2°21'09"	2,279.93'	93.61'	
C32	15°07'07"	924.19'	243.87'	
C33	60°11'44"	25.00'	26.27'	
C34	277°36'07"	60.00'	290.70'	
C35	38°36'29"	25.00'	16.85'	
C36	16°34'32"	969.91'	280.59'	
C37	2°57'46"	2,339.93'	121.00'	
C38	80°16'05"	25.00'	35.02'	
C39	9°02'24"	1,150.00'	181.44'	
C40	90°00'21"	25.00'	39.27'	
C41	38°08'40"	55.00'	36.62'	
C42	51°51'19"	225.00'	203.64'	
C43	3°09'37"	910.00'	50.19'	

103-A-301
ROBERT KUNKENBOLD SURVEY, A-370
NIC COMINI SURVEY, A.

A.M. FOLKS SURVEY,

A-215

MATCH LINE 'A' SEE SHEET 2

