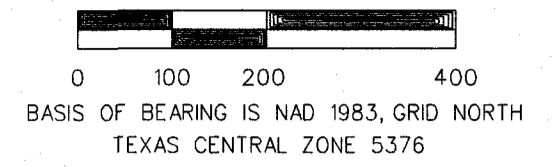


STATE HIGHWAY NO. 29



LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- ✱ PUNCH HOLE SET
- TXDOT CONCRETE HIGHWAY MONUMENT FOUND
- x- WIRE FENCE
- ⊞ MANHOLE ELECTRIC
- ⊞ MANHOLE WATER
- ⊞ WATER VALVE
- UE UTILITY EASEMENT
- BSL BUILDING SETBACK LINE

100.43 ACRE
OUT PARCEL
DOCUMENT NO.
202104046

19.76 ACRES
OUT PARCEL
DOCUMENT NO. 202005998

100.43 ACRE
OUT PARCEL
DOCUMENT NO.
202104046

100.43 ACRE
OUT PARCEL
DOCUMENT NO.
202104046

2397.14 ACRES
DOCUMENT NO. 202005998

100' WIDE
ELECTRIC TRANSMISSION
LINE RIGHT-OF-WAY
LOWER COLORADO RIVER
AUTHORITY
VOLUME 3, PAGE 118

2397.14 ACRES
DOCUMENT NO. 202005998

200.00
ACRES
DOC NO.
202007549

100' WIDE
ELECTRIC TRANSMISSION
LINE RIGHT-OF-WAY
LOWER COLORADO RIVER
AUTHORITY
VOLUME 3, PAGE 118

200.00
ACRES
DOC NO.
202007549

11.10
ACRES
LOT 1

19.77
ACRES
LOT 10A

20.22
ACRES
LOT 2

7.66
ACRES
ROADWAY

66.32
ACRES
LOT 9

21.53
ACRES
LOT 3

29.65
ACRES
LOT 4

17.06
ACRES
LOT 5

21.27
ACRES
LOT 8A

25.19
ACRES
LOT 8B

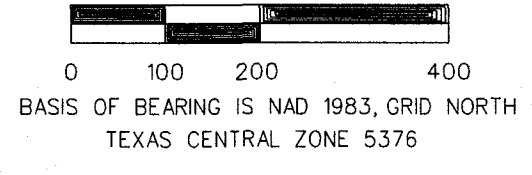
DATE:	04/15/2021
PROJECT NO:	REEDRANCHPHASEONECORRECT
FILENAME:	REEDRANCHPHASEONECORRECT
SHEET NO:	THREE OF FOUR

FINAL PLAT
 REED RANCH ESTATES SUBDIVISION, PHASE ONE
 239.77 ACRES - A.G. ATKINSON SURVEY NO. 2, ABSTRACT
 NO. 1714 AND THE ABRAHAM LARGE LEAGUE AND LABOR
 SURVEY NO. 32, ABSTRACT NO. 532 IN BURNET COUNTY, TEXAS.
 CONTAINING 9 LOTS, SINGLE FAMILY RESIDENTIAL
 APRIL, 2021. OWNER/DEVELOPER: GRANITE PARTNERS LLC

HAMBRIGHT LAND SURVEYING

P.O. BOX 1226
 JOHNSON CITY, TEXAS 78636
 PHONE (830) 868-2574
 TEXAS FIRM NO. 100587-00
 EMAIL: HAMBRIGHTSURVEY@GMAIL.COM

DRN	SG	NO	REVISIONS	DRN	CHK	DATE
DES						
CHK						
APP	RH					



200.00
ACRES
DOC NO.
202007549

LEGEND

- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- * PUNCH HOLE SET
- TXDOT CONCRETE HIGHWAY MONUMENT FOUND
- x- WIRE FENCE
- ⊠ MANHOLE ELECTRIC
- ⊞ MANHOLE WATER
- ⊗ WATER VALVE
- UE UTILITY EASEMENT
- - - BSL BUILDING SETBACK LINE

100' WIDE
ELECTRIC TRANSMISSION
LINE RIGHT-OF-WAY
LOWER COLORADO RIVER
AUTHORITY
VOLUME 3, PAGE 118

200.00
ACRES
DOC NO.
202007549

LCRA OSSF PROGRAM
JURISDICTION
(2200' OFFSET FROM
888' CONTOUR LINE)

200.00
ACRES
DOC NO.
202007549

2397.14 ACRES
DOCUMENT NO. 202005998

2397.14 ACRES
DOCUMENT NO. 202005998

20.22
ACRES
LOT 2

21.53
ACRES
LOT 3

17.06
ACRES
LOT 5

21.27
ACRES
LOT 8A

29.65
ACRES
LOT 4

66.32
ACRES
LOT 9

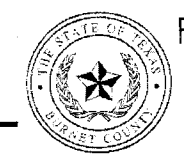
25.19
ACRES
LOT 8B

7.66
ACRES
ROADWAY

REED RANCH ROAD
(600' R.O.W.)

STATE PARK NO. 4

STATE PARK NO. 4



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Janet Parker
Janet Parker, County Clerk
Burnet County Texas
6/22/2021 10:35:33 AM
FEE: \$315.00
PLAT

202110426

DATE:	04/15/2021
PROJECT NO:	REEDRANCHPHASEONECORRECT
FILENAME:	REEDRANCHPHASEONECORRECT
SHEET NO:	FOUR OF FOUR

FINAL PLAT
REED RANCH ESTATES SUBDIVISION, PHASE ONE
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NO	REVISIONS	DRN	CHK	DATE