GRAPHIC SCALE 1"=100'
100 0 100 200

POINT OF BEGINNING

FND 1/2" IR

L=594.16'
R=750.00'
D=45°23'26"
T=313.66'
Lc=N22°55'48"W, 578.74'

RUSTIC VIEW LANE

T=322.98'

50' B.L.

LOT 1, BLOCK A

LOT 1, BLOCK C
2.11 ACRES

20' DRAINAGE & UTILITY ESMT.

N89°46'09"E
756.32'

McDAVID SPRINGS
Cab. C, Slide 726
P.R.P.C.T.

TIMBERLAND LANE

SURVEY LINE

I & GN RR COMPANY SURVEY
ABSTRACT No. 1782

N65°15'12"E
382.43'

20'x50' ELEC. ESMT.

317.10'

10' DRAINAGE & UTILITY ESMT.

LOT 11, BLOCK A

LOT 12, BLOCK A

LOT 13, BLOCK A

LOT 10, BLOCK A

LA MADERA, PHASE ONE
Cab. D, Slide 171
P.R.P.C.T.

LOT 2, BLOCK A

L=271.20'

LOT 2, BLOCK C
2.10 ACRES

S17°30'57"E
399.43'

LOT 3, BLOCK C
2.15 ACRES

FND 1/2" IR

N62°13'24"E
565.80'

259.16'

306.64'

FND 1/2" IR

L=436.80'
R=1130.00'
D=22°08'52"
T=221.16'
Lc=N55°26'55"E, 434.09'

Δ 40°11'06"
R 630.00'
L 441.86
T 230.45
Ch B S64°28'02"W
Ch L 432.86'

N45°37'31"W
102.30'

FND 1/2" IR

S2°38'35"E
323.88'

50' B.L.

N44°22'29"E
143.38'

S44°22'29"W
77.40'

L=220.93'

LOT 21, BLOCK C
8.02 ACRES

LOT 4, BLOCK C
2.34 ACRES

SURVEY LINE

ANGELINA DRIVE

FND 1/2" IR

L=261.16'

LOT 2, BLOCK A

FND 1/2" IR

L=175.65'

83.38'

60.00'

N15°15'49"E
418.88'

LOT 5, BLOCK C
2.25 ACRES

I & GN RR COMPANY SURVEY
ABSTRACT No. 1783

N13°26'29"E
588.24'

LA MADERA, PHASE 2
Cab. D, Slide 172
P.R.P.C.T.

20' DRAINAGE & UTILITY ESMT.

320.13'

LOT 2, BLOCK E
2.06 ACRES

S37°39'46"E
275.87'

LOT 3, BLOCK E
2.02 ACRES

S45°37'31"E
258.51'

RUSTIC VIEW LANE

LOT 1, BLOCK D
3.18 ACRES

25'x50' ELEC. ESMT.

S84°33'35"W
304.62'

20' D&U ESMT.

ANGELINA DRIVE

31.83'

Δ 48°21'47"
R 280.00'
L 236.35
T 125.73
Ch B N71°15'32"W
Ch L 229.39'

LOT 6, BLOCK C
2.57 ACRES

20'x60' ELEC. ESMT.

20' DRAINAGE & UTILITY ESMT.

L1 L2 L3 L4

LOUISE McFARLAND
Vol. 1471, Page 1258
D.R.P.C.T.

354.63'

N18°07'11"W
800.00'

S53°38'12"W
365.49'

S63°34'35"W
304.42'

100.00'

LOT 4, BLOCK E
2.53 ACRES

50' B.L.

L=101.54'

L=200.00'

LOT 21, BLOCK C
8.02 ACRES

L=271.27'

50' B.L.

20'x50' ELEC. ESMT.

243.25'

S9°04'50"E
415.32'

LOT 2, BLOCK D
2.67 ACRES

S78°05'30"W
911.84'

N5°22'49"W
1086.04'

LOT 3, BLOCK D
2.10 ACRES

50' B.L.

S31°26'19"W
435.29

31.83'

N47°04'38"W
226.71'

LOT 7, BLOCK C
2.40 ACRES

339.87'

S37°11'04"E
1980.47'

100.00'

S66°42'17"W
676.21'

20'x50' ELEC. ESMT.

LOT 5, BLOCK E
2.22 ACRES

LOT 9, BLOCK D
2.70 ACRES

100.00'

Δ 74°54'08"
R 570.00'
L 745.16
T 436.60
Ch B N08°10'27"W
Ch L 693.22'

LOT 6, BLOCK E
2.09 ACRES

S74°52'54"W
630.04'

388.98'

LOT 4, BLOCK D
2.37 ACRES

N51°09'20"E
372.02'

20'x50' ELEC. ESMT.

LOT 8, BLOCK C
2.20 ACRES

INTERSTATE 20
FM 5
FM 1187
N
N.T.S.
MUIR ROAD
FM 5
* PROJECT SITE
BEAR CREEK ROAD

LOCATION MAP

MATCHLINE SHEET 3

MATCHLINE SHEET 4

ACCT. NO : 14238
SCH. DIST.: AL
CITY: NONE
MAP NO.: L-19

FINAL PLAT
LA MADERA - PHASE THREE

I & GN RR COMPANY SURVEY, ABSTRACT No. 1782,
I & GN RR COMPANY SURVEY, ABSTRACT No. 1783
PARKER COUNTY, TEXAS

SEPTEMBER, 2012

SHEET 2 of 4

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FILED FOR RECORD
PARKER COUNTY, TEXAS PLAT RECORD

CABINET _____, SLIDE _____

DATE _____