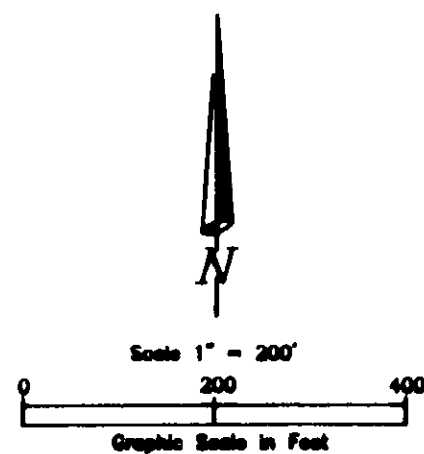


C-313



TNP = FOUND 5/8" CAPPED IRON ROD STAMPED TNP  
UE = UTILITY EASEMENT

M. H. THOMPSON SURVEY  
ABSTRACT No. 563  
17 1880

F.M. 1189

M. H. THOMPSON ABSTRACT No. 1288



C17	0°00'13"	23.82'	330.00'	S82°10'31"E	23.82'
C18	18°33'50"	84.85'	330.00'	N78°18'32"W	84.85'
C19	89°01'01"	18.88'	330.00'	S89°01'01"E	18.88'
C20	18°33'50"	84.85'	330.00'	N78°18'32"W	84.85'
C21	18°33'50"	84.85'	330.00'	N78°18'32"W	84.85'
C22	41°37'28"	121.83'	1863.82'	S37°04'38"W	121.81'
C23	41°37'28"	121.83'	1863.82'	S37°04'38"W	121.81'
C24	41°37'28"	121.83'	1863.82'	S37°04'38"W	121.81'
C25	41°37'28"	121.83'	1863.82'	S37°04'38"W	121.81'
C26	10°14'28"	58.88'	330.00'	S37°06'00"W	58.91'
C27	10°14'28"	58.88'	330.00'	S37°06'00"W	58.91'
C28	10°14'28"	58.88'	330.00'	S37°06'00"W	58.91'
C29	10°14'28"	58.88'	330.00'	S37°06'00"W	58.91'
C30	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C31	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C32	34°45'48"	38.46'	330.00'	S84°46'00"W	38.46'
C33	64°10'00"	188.84'	330.00'	N23°37'00"E	188.47'
C34	64°10'00"	188.84'	330.00'	N23°37'00"E	188.47'
C35	64°10'00"	188.84'	330.00'	N23°37'00"E	188.47'
C36	64°10'00"	188.84'	330.00'	N23°37'00"E	188.47'
C37	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C38	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C39	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C40	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C41	17°07'52"	52.88'	270.00'	N81°19'26"W	52.81'
C42	18°03'08"	88.07'	370.00'	N78°18'32"W	84.72'
C43	18°03'08"	88.07'	370.00'	N78°18'32"W	84.72'
C44	18°03'08"	88.07'	370.00'	N78°18'32"W	84.72'
C45	18°03'08"	88.07'	370.00'	N78°18'32"W	84.72'
C46	42°51'57"	28.53'	330.00'	N89°29'57"W	28.52'
C47	42°51'57"	28.53'	330.00'	N89°29'57"W	28.52'
C48	42°51'57"	28.53'	330.00'	N89°29'57"W	28.52'
C49	42°51'57"	28.53'	330.00'	N89°29'57"W	28.52'

LINE TABLE FOR DRAIN. ESM'TS.

LINE NO.	BEARING	DISTANCE	BEARING	DISTANCE
L1	41.78°	109.821'E		
L2	04.13°	189.343'W		
L3	1.41°	189.343'W		
L4	1.41°	189.343'W		
L5	1.41°	189.343'W		
L6	1.41°	189.343'W		
L7	1.41°	189.343'W		
L8	1.41°	189.343'W		
L9	1.41°	189.343'W		
L10	1.41°	189.343'W		
L11	1.41°	189.343'W		
L12	1.41°	189.343'W		
L13	1.41°	189.343'W		
L14	1.41°	189.343'W		
L15	1.41°	189.343'W		
L16	1.41°	189.343'W		
L17	1.41°	189.343'W		
L18	1.41°	189.343'W		
L19	1.41°	189.343'W		
L20	1.41°	189.343'W		
L21	1.41°	189.343'W		
L22	1.41°	189.343'W		
L23	1.41°	189.343'W		
L24	1.41°	189.343'W		
L25	1.41°	189.343'W		
L26	1.41°	189.343'W		
L27	1.41°	189.343'W		
L28	1.41°	189.343'W		
L29	1.41°	189.343'W		
L30	1.41°	189.343'W		

M. H. THOMPSON SURVEY  
ABSTRACT No. 417  
10 5 1880

ACCT. NO: 1804  
SCH. DIST: 25  
CITY: 20  
MAP NO: 250

REPLAT  
**SUGARTREE ON THE BRAZOS  
PHASE ONE**

BEING A REPLAT OF LOTS 38, 39, 40, 78, 79, 80, 81, 82, & 83 AND/OR CHANGE, RELOCATE, ADD DRAINAGE, UTILITY AND ACCESS EASEMENTS ON LOTS 5, 6, 7, 24, 25, 26, 29, 30, 31, & 84 AND CORRECT LINE DISTANCE AND ADD CURVE DATA ON LOT 77 OF SUGARTREE ON THE BRAZOS, PHASE ONE AS RECORDED IN CABINET C-239 OF THE PLAT RECORDS OF PARKER COUNTY, TEXAS  
PARKER COUNTY, TEXAS

OWNER & DEVELOPER:  
**bluegreen**  
southwest  
BLUEGREEN SOUTHWEST ONE, L.P.  
2000 East Lamar, Suite 290  
Arlington, Texas 76006

ENGINEER & SURVEYOR:  
**B B Baird, Hampton & Brown, Inc.**  
Engineering & Surveying  
610 Highway 377 East, Ste. 5 Denton, TX 76205 Tel: 940-387-7500 Fax: 940-387-7501 E-Mail: baird@bhbi.com

STATE OF TEXAS  
COUNTY OF PARKER  
I, the undersigned, Surveyor,  
do hereby certify that this plat was  
prepared by me or under my direct  
supervision and that I am a duly  
licensed Surveyor in the State of  
Texas.

DOC 090571351 BK 2371 PG 962