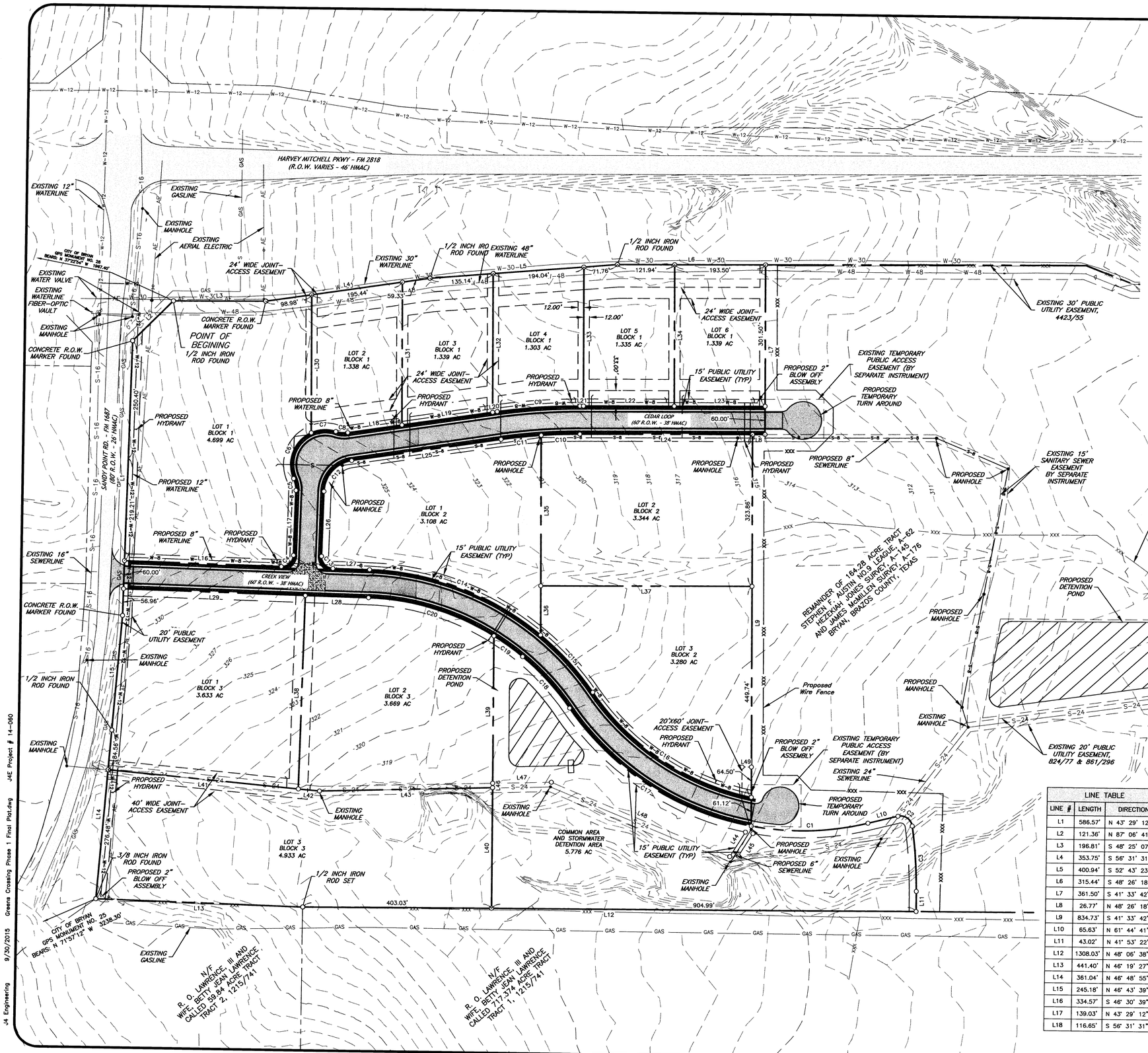
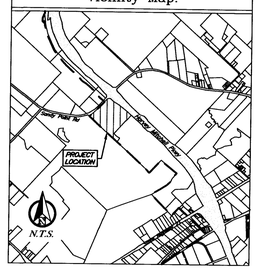


CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH	TANGENT
C1	250.74'	605.00'	23° 44' 45"	S 49° 52' 19" E	248.95'	127.20'
C2	41.69'	25.00'	95° 32' 13"	N 13° 58' 35" W	37.02'	27.54'
C3	139.92'	990.00'	8° 05' 52"	N 37° 50' 27" E	139.80'	70.08'
C4	39.27'	25.00'	90° 00' 09"	N 88° 29' 16" E	35.36'	25.00'
C5	25.80'	56.50'	26° 09' 30"	N 30° 24' 26" E	25.57'	13.13'
C6	115.44'	74.68'	88° 33' 55"	S 62° 30' 54" W	104.28'	72.83'
C7	53.86'	71.47'	43° 10' 50"	N 51° 19' 57" W	52.60'	28.28'
C8	25.79'	56.50'	26° 09' 30"	S 43° 26' 46" E	25.57'	13.13'
C9	176.92'	1253.50'	8° 05' 12"	N 52° 28' 55" W	176.77'	88.61'
C10	82.31'	1200.01'	3° 55' 49"	N 50° 24' 51" W	82.30'	41.17'
C11	86.14'	1187.35'	4° 09' 24"	N 54° 27' 28" W	86.12'	43.09'
C12	95.63'	68.50'	79° 59' 18"	S 83° 28' 50" W	88.05'	57.47'
C13	39.27'	25.00'	89° 59' 51"	S 1° 30' 44" E	35.35'	25.00'
C14	397.76'	605.00'	37° 40' 11"	N 27° 40' 34" W	390.64'	206.37'
C15	165.60'	605.00'	15° 41' 00"	N 0° 59' 59" W	165.09'	83.32'
C16	415.45'	545.00'	43° 40' 35"	S 14° 59' 46" E	405.47'	218.41'
C17	473.49'	605.00'	44° 50' 28"	S 15° 34' 42" E	461.50'	249.62'
C18	149.18'	545.00'	15° 41' 00"	N 0° 59' 59" W	148.72'	75.06'
C19	75.51'	545.00'	7° 56' 17"	N 12° 48' 37" W	75.45'	37.81'
C20	282.81'	545.00'	29° 43' 54"	N 31° 38' 43" W	279.65'	144.66'

Vicinity Map:



General Notes:

1. Bearing system shown hereon is based on Grid North as established from City of Bryan G.P.S. Monuments.
2. Iron rods will be set at all angle points and lot corners, unless stated otherwise.
3. A portion of this lot is within the designated 100-year floodplain according to the F.I.R.M. for Brazos County, Texas and Incorporated Areas, Panel No. 48041C0195E, effective May 16, 2012 and revised July 7, 2014.
4. Greens Crossing Property Owner's Association (POA) shall be responsible for maintenance of all common areas and detention facilities.
5. The topography shown is from field survey data.

Legend

Line Types

- Proposed Conditions
- Existing Conditions
- W-6 — Water Line, Size Noted
- S-6 — Sanitary Sewer, Size Noted
- Contour
- Easement
- Property Line
- GAS — Gasline
- AE — Aerial Electric
- XXX — Wire Fence
- Power Pole
- Sewer Manhole
- Water Valve
- Hydrant

SEP 30 2015

100 50 0 100

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	586.57'	N 43° 29' 12" E
L2	121.36'	N 87° 06' 41" E
L3	196.81'	S 48° 25' 07" E
L4	353.75'	S 56° 31' 31" E
L5	400.94'	S 52° 43' 23" E
L6	315.44'	S 48° 26' 18" E
L7	361.50'	S 41° 33' 42" W
L8	26.77'	N 48° 26' 18" W
L9	834.73'	S 41° 33' 42" W
L10	65.63'	N 61° 44' 41" W
L11	43.02'	N 41° 53' 22" E
L12	1308.03'	N 48° 06' 38" W
L13	441.40'	N 46° 19' 27" W
L14	361.04'	N 46° 48' 55" E
L15	245.18'	N 46° 43' 39" E
L16	334.57'	S 46° 30' 39" E
L17	139.03'	N 43° 29' 12" E
L18	116.65'	S 56° 31' 31" E

LINE TABLE		
LINE #	LENGTH	DIRECTION
L19	195.44'	S 56° 31' 31" E
L20	9.74'	S 56° 31' 31" E
L21	7.52'	S 48° 26' 18" E
L22	193.50'	S 48° 26' 18" E
L23	193.50'	S 48° 26' 18" E
L24	367.75'	S 48° 26' 18" E
L25	321.84'	S 56° 31' 31" E
L26	139.03'	N 43° 29' 12" E
L27	78.41'	N 46° 30' 39" W
L28	134.91'	N 46° 30' 39" W
L29	388.07'	N 46° 30' 39" W
L30	293.88'	S 41° 33' 42" W
L31	304.53'	S 41° 33' 42" W
L32	295.48'	S 41° 33' 42" W
L33	296.14'	S 41° 33' 42" W
L34	301.50'	S 41° 33' 42" W
L35	321.03'	S 41° 33' 42" W
L36	104.69'	S 41° 33' 42" W

LINE TABLE		
LINE #	LENGTH	DIRECTION
L37	450.00'	N 48° 26' 18" W
L38	412.31'	N 43° 29' 12" E
L39	323.58'	N 41° 53' 22" E
L40	257.27'	N 41° 53' 22" E
L41	407.68'	N 42° 50' 03" W
L42	45.47'	N 42° 50' 03" W
L43	369.38'	N 49° 37' 09" W
L44	62.20'	N 73° 56' 31" E
L45	57.22'	S 73° 56' 31" W
L46	9.45'	N 41° 53' 22" E
L47	125.19'	S 49° 32' 23" E
L48	411.99'	S 25° 56' 41" E
L49	20.00'	S 48° 26' 18" E

PRELIMINARY PLAN

Greens Crossing Phase I

Called 42.90 Acre Tract
Stephen F. Austin No. 9 League, A-62,
Hezekiah Jones Survey, A-145,
and James McMillen Survey, A-176
Bryan, Brazos County, Texas
September 2015

Owner:
STTC, LLC
PO Box 1296
Rockdale, TX 76567

Engineer:
J4 Engineering
PO Box 5192
Bryan, TX 77805
979-739-0567
TBPE F-9951

Surveyor:
Kerr Surveying, LLC
409 N. Texas Ave.
Bryan, TX 77803
979-268-3195

J4 Engineering 9/30/2015 Greens Crossing Phase 1 Final Plat.dwg J4E Project # 14-060