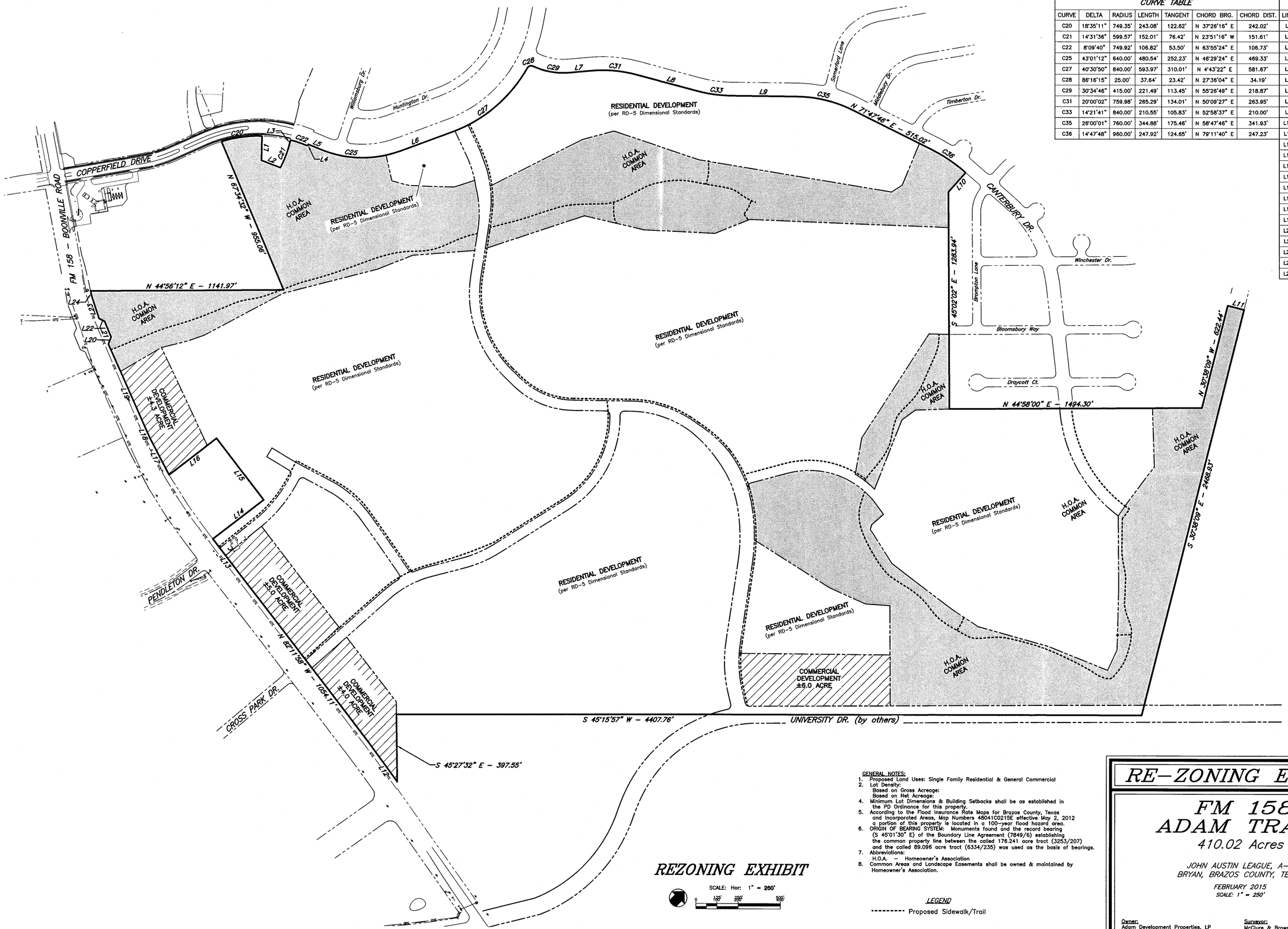

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BRG.	CHORD DIST.
C20	18°35'11"	749.35'	243.08'	122.62'	N 37°26'16" E	242.02'
C21	14°31'36"	599.57'	152.01'	76.42'	N 23°51'16" W	151.61'
C22	8°09'40"	749.92'	106.82'	53.50'	N 63°55'24" E	106.73'
C25	43°01'12"	640.00'	480.54'	252.23'	N 46°29'24" E	469.33'
C27	40°30'50"	840.00'	593.97'	310.01'	N 4°43'22" E	581.67'
C28	86°16'15"	25.00'	37.64'	23.42'	N 27°36'04" E	34.19'
C29	30°34'46"	415.00'	221.49'	113.45'	N 55°26'49" E	218.87'
C31	20°00'02"	759.98'	265.29'	134.01'	N 50°09'27" E	263.95'
C33	14°21'41"	840.00'	210.55'	105.83'	N 52°58'37" E	210.00'
C35	26°00'01"	760.00'	344.88'	175.46'	N 58°47'46" E	341.93'
C36	14°47'48"	960.00'	247.92'	124.65'	N 79°11'40" E	247.23'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 43°45'47" E	145.16'
L2	N 66°19'18" E	120.54'
L3	N 31°06'56" W	23.56'
L4	N 22°03'14" W	10.00'
L5	N 68°00'00" E	78.01'
L6	N 24°58'47" E	333.00'
L7	N 40°09'26" E	130.00'
L8	N 60°09'27" E	375.00'
L9	N 45°47'46" E	385.00'
L10	S 3°24'08" E	154.25'
L11	N 59°21'51" E	100.00'
L12	N 80°49'32" W	290.08'
L13	N 82°27'11" W	457.81'
L14	N 7°45'00" E	377.50'
L15	N 82°15'44" W	458.52'
L16	S 7°44'16" W	353.44'
L17	N 72°26'19" W	242.67'
L18	N 68°59'07" W	81.24'
L19	N 68°45'39" W	526.62'
L20	N 23°45'39" W	45.19'
L21	N 67°16'05" W	100.00'
L22	S 72°13'28" W	37.98'
L23	N 62°46'32" W	137.80'
L24	N 57°53'22" W	32.53'

REZONING EXHIBIT

SCALE: Hor: 1" = 260'

0 130' 260' 520'

GENERAL NOTES:

1. Proposed Land Uses: Single Family Residential & General Commercial
2. Lot Density:
   Based on Gross Acreage:
   Based on Net Acreage:
4. Minimum Lot Dimensions & Building Setbacks shall be as established in the PD Ordinance for this property.
5. According to the Flood Insurance Rate Maps for Brazos County, Texas and Incorporated Areas, Map Numbers 48041C0215E effective May 2, 2012 a portion of this property is located in a 100-year flood hazard area.
6. ORIGIN OF BEARING SYSTEM: Monuments found and the record bearing (S 45°01'30" E) of the Boundary Line Agreement (7849/6) establishing the common property line between the called 176.241 acre tract (3253/207) and the called 89.096 acre tract (6334/235) was used as the basis of bearings.
7. Abbreviations:
   H.O.A. – Homeowner's Association
8. Common Areas and Landscape Easements shall be owned & maintained by Homeowner's Association.

LEGEND

--------- Proposed Sidewalk/Trail

RE-ZONING EXHIBIT

FM 158 ADAM TRACT

410.02 Acres

JOHN AUSTIN LEAGUE, A-2
BRYAN, BRAZOS COUNTY, TEXAS

FEBRUARY 2015
SCALE: 1" = 250'

Owner:
Adam Development Properties, LP
One Momentum Boulevard, Ste. 1000
College Station, Tx 77845
979-776-1111

Surveyor:
McClure & Browne Engineering/Surveying, Inc.
1008 Woodcreek Dr., Suite 103
College Station, Texas 77845
(979) 693-3838

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