HIGHLAND HILLS
SECTION TWO

For Restrictions See Vol. 1607 Page 499 Deed Records Travis Co. Tex.

APPROVED FOR ACCEPTANCE
Date: August 22, 1955
V. L. Mike Mahoney
Director of Planning

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY PLANNING COMMISSION
Date: August 22, 1955
Mrs. Helen Mitchell
Secretary
Date: August 22, 1955
Chairman

"In approving this plat by the Commissioners Court of Travis County, Texas, it is understood that the building of all streets, roads and other public thoroughfares delineated and shown on this plat, and all bridges and culverts necessary to be constructed or placed in such streets, roads, or other public thoroughfares, or in connection therewith shall be the responsibility of the owner and/or the developer of the tract of land covered by this plat, in accordance with plans and specifications prescribed by the Commissioners Court of Travis County, Texas, and the Commissioners Court of Travis County, Texas assumes no obligation to build streets, roads and other public thoroughfares, shown on this plat or of constructing any bridges or culverts in connection therewith."

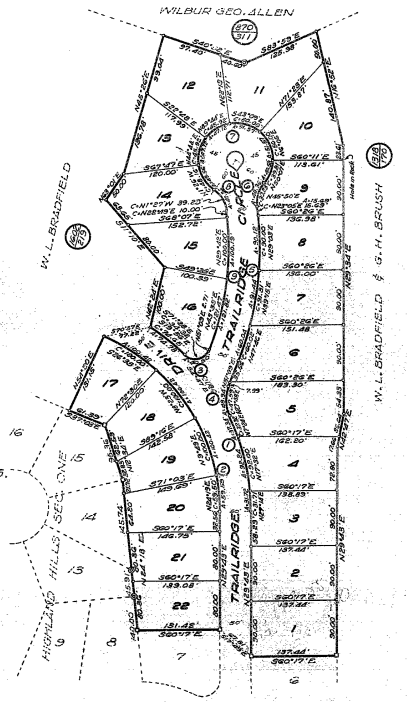
THE STATE OF TEXAS
COUNTY OF TRAVIS
I, Miss Emilie Limberg, County Clerk of Travis County, Texas, do hereby certify that on the 29 day of August A.D. 1955, The Commissioners Court of Travis County, Texas, passed an order authorizing the filing for record of this plat and that said order has been duly entered in the minutes of said Court in Book 20 Page 461
WITNESS MY HAND AND SEAL OF OFFICE this the 22 day of August A.D. 1955.
MISS EMILIE LIMBERG
Clerk, County Court. Travis County, Texas.
(SEAL)
By: A. Gillespie
Deputy

FILED FOR RECORD
At 11:15 o'clock A M. on the 22 day of August A.D. 1955.
MISS EMILIE LIMBERG
Clerk, County Court, Travis County, Texas.
By: Elsie Pruitt
Deputy

THE STATE OF TEXAS
COUNTY OF TRAVIS I, Miss Emilie Limberg, Clerk of County Court, within and for the County and State aforesaid, do hereby certify that the within and foregoing instrument of writing with its Certificate of Authentication was filed for record in my office on the 22 day of August A.D. 1955 at 11:15 o'clock A M. and duly recorded on the 22 day of August A.D. 1955 at 11:20 o'clock A M. in the Plat Records of said County in Book 7 Page 115.
WITNESS MY HAND AND SEAL OF OFFICE of the County Court of said County, the date last above written.
MISS EMILIE LIMBERG
Clerk, County Court, Travis County, Texas.
By: Elsie Pruitt
Deputy
SEAL

Section Two contains 7.56 acres

PLAN 5841



LEGEND
- Iron Stake Set
- Iron Stake Found
- Concrete Monument Set
- Concrete Monument Found
- Travis County Deed Record

SCALE 1" = 100 FEET

THE STATE OF TEXAS
COUNTY OF TRAVIS KNOW ALL MEN BY THESE PRESENTS:
That Bradfield-Cummins Incorporated, a corporation of Travis County, Texas does hereby subdivide the land shown on the accompanying plat in accordance therewith. The said land is a portion of the T.J. Chambers 8 League Grant in Travis County, Texas and is the 139.1 acre land conveyed to Bradfield-Cummins Incorporated by W.L. Bradfield by deed dated July 27, 1955, recorded in Volume 1602, Page 222, of the Travis County Deed Records.

That Bradfield-Cummins Incorporated does hereby reserve easements as shown and does hereby dedicate to the use of the public the streets and easements all as shown.

And that Bradfield-Cummins, Incorporated does hereby designate this subdivision as HIGHLAND HILLS, SECTION TWO.

IN WITNESS WHEREOF, Bradfield-Cummins, Incorporated has caused these presents to be executed this the 28th day of July, 1955 by its Vice-President, Tom W. Bradfield, and its corporate seal affixed and attached by its Secretary, Donald H. Cummins, all thereunto duly authorized by the Board of Directors of said corporation.

BRADFIELD-CUMMINS INCORPORATED
Tom W. Bradfield, Vice-president

ATTEST:
Donald H. Cummins
Donald H. Cummins, Secretary
(SEAL)

THE STATE OF TEXAS
COUNTY OF TRAVIS
BEFORE ME, the undersigned authority, on this day personally appeared Tom W. Bradfield, Vice-president of Bradfield-Cummins, Incorporated, a corporation, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed as the act and deed of said corporation, and in the capacity therein stated.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 28th day of July, 1955.
Eglet V. Smith
Eglet V. Smith
Notary Public, Travis County, Texas
(SEAL)

EASEMENTS
An easement of five (5) feet along the rear of all lots and an easement one half (7.5) feet along all side lines of lots is hereby dedicated for public utilities and drainage.

Set back requirements are forty (40) feet except on corner Lot 16 where a minimum set back of thirty (30) feet is required from each street, subject to the power of the subdivider and/or architectural committee to vary said requirement downward to twenty five (25) feet as set out in recorded restrictions of Highland Hills Section Two.

CURVE DATA

① Δ = 20°-29' R = 189.43' T = 34.62' L = 67.39' LC = 67.03' BRG = S 10°-17'-30" E	② Δ = 89°-54' R = 20.00' T = 20.00' L = 31.38' LC = 28.26' BRG = S 74°-57'-00" E	③ Δ = 17°-36' R = 325.00' T = 50.32' L = 99.87' LC = 99.47' BRG = N 68°-30'-00" E	④ Δ = 22°-41' R = 225.00' T = 45.09' L = 89.07' LC = 88.49' BRG = S 71°-37'-30" E	⑤ Δ = 28°-57' R = 191.45' T = 49.51' L = 96.74' LC = 95.72' BRG = S 74°-46'-30" E
⑥ Δ = 28°-57' R = 609.51' T = 157.56' L = 307.99' LC = 304.79' BRG = S 74°-46'-30" E	⑦ Δ = 4°-17' R = 1145.92' T = 42.91' L = 85.81' LC = 85.79' BRG = S 60°-17'-00" E	⑧ Δ = 89°-54' R = 20.00' T = 20.00' L = 31.38' LC = 28.26' BRG = S 15°-17'-00" E	⑨ Δ = 28°-54' R = 60.00' T = 15.51' L = 30.27' LC = 29.95' BRG = S 74°-57'-00" E	⑩ Δ = 89°-54' R = 20.00' T = 20.00' L = 31.38' LC = 28.26' BRG = S 74°-57'-00" E
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CB-55-68

This is to certify that the requirements of Section 11 of the Subdivision Ordinance dated Sept. 10, 1953 have been complied with.

Subdivision Completed July 26, 1955.
By: Marlton O. Malcolm
Marlton O. Malcolm
(SEAL) Reg. Professional Engineer
Austin, Texas.