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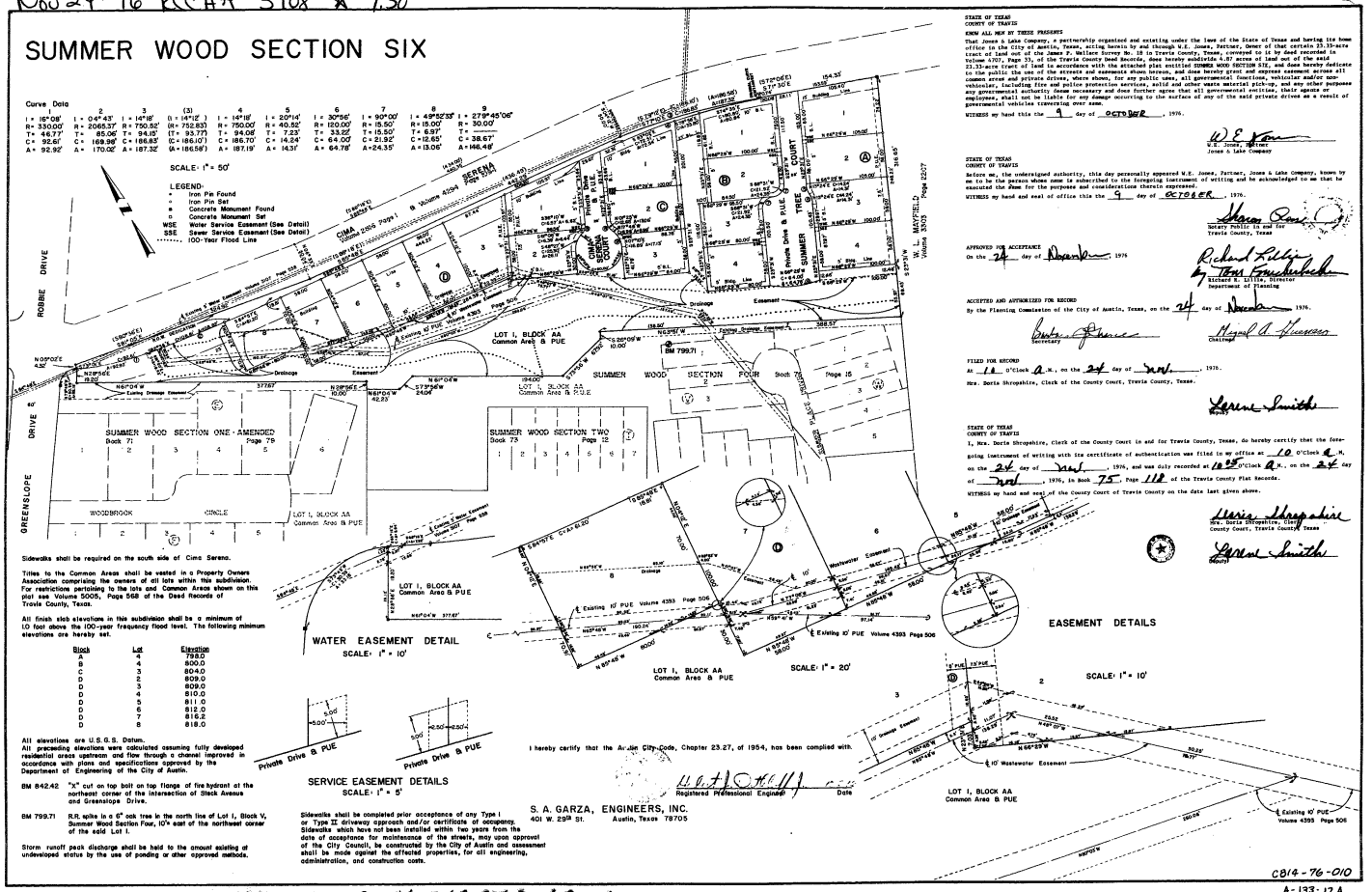
1-42-6833

Nov 24 76 RSCHA 3908 ☆ 7.50

SUMMER WOOD SECTION SIX



Sidewalks shall be required on the south side of Cima Serena.

Titles to the Common Areas shall be vested in a Property Owners Association comprising the owners of all lots within this subdivision. For restrictions pertaining to the lots and Common Areas shown on this plat see Volume 5005, Page 568 of the Deed Records of Travis County, Texas.

All finish slab elevations in this subdivision shall be a minimum of 10 foot above the 100-year frequency flood level. The following minimum elevations are hereby set.

Block	Lot	Elevation
A	4	798.0
B	4	800.0
C	3	804.0
D	2	809.0
D	3	809.0
D	4	810.0
D	5	811.0
D	6	812.0
D	7	816.2
D	8	818.0

All elevations are U.S.G.S. Datum.
All preceding elevations were calculated assuming fully developed residential areas upstream and flow through a channel improved in accordance with plans and specifications approved by the Department of Engineering of the City of Austin.

BM 842.42 "X" cut on top bolt on top flange of fire hydrant at the northeast corner of the intersection of Steck Avenue and Greenslope Drive.

BM 799.71 R.R. spike in a 6" oak tree in the north line of Lot 1, Block V, Summer Wood Section Four, 10'± east of the northwest corner of the said Lot 1.

Storm runoff peak discharge shall be held to the amount existing at undeveloped status by the use of ponding or other approved methods.

Sidewalks shall be completed prior acceptance of any Type I or Type II driveway approach and/or certificate of occupancy. Sidewalks which have not been installed within two years from the date of acceptance for maintenance of the streets, may upon approval of the City Council, be constructed by the City of Austin and assessment shall be made against the affected properties, for all engineering, administration, and construction costs.

I hereby certify that the Austin City Code, Chapter 23.27, of 1954, has been complied with.

10-7-76
Registered Professional Engineer — Date

S. A. GARZA, ENGINEERS, INC.
401 W. 29th St. Austin, Texas 78705

STATE OF TEXAS
COUNTY OF TRAVIS

KNOW ALL MEN BY THESE PRESENTS

That Jones & Lake Company, a partnership organized and existing under the laws of the State of Texas and having its home office in the City of Austin, Texas, acting herein by and through W.E. Jones, Partner, Owner of that certain 23.35-acre tract of land out of the James P. Wallace Survey No. 18 in Travis County, Texas, conveyed to it by deed recorded in Volume 4393, Page 53, of the Travis County Deed Records, does hereby subdivide 4.87 acres of land out of the said 23.35-acre tract of land in accordance with the attached plat entitled SUMMER WOOD SECTION SIX, and does hereby dedicate to the public the use of the streets and easements shown hereon, and does hereby grant and express easement across all common areas and private drives, where shown, for any public uses, all governmental functions, vehicular and/or non-vehicular, including fire and police protection services, solid and other waste material pick-up, and any other purposes any governmental authority deems necessary and does further agree that all governmental entities, their agents or employees, shall not be liable for any damage occurring to the surface of any of the said private drives as a result of governmental vehicles traversing over same.

WITNESS my hand this the 9 day of OCTOBER, 1976.

W. E. Jones
W.E. Jones, Partner
Jones & Lake Company

STATE OF TEXAS
COUNTY OF TRAVIS

Before me, the undersigned authority, this day personally appeared W.E. Jones, Partner, Jones & Lake Company, known by me to be the person whose name is subscribed to the foregoing instrument of writing and he acknowledged to me that he executed the same for the purposes and considerations therein expressed.

WITNESS my hand and seal of office this the 9 day of OCTOBER, 1976.

Notary Public in and for
Travis County, Texas

APPROVED FOR ACCEPTANCE
On the 24 day of November, 1976

Richard E. Little, Director
Department of Planning

ACCEPTED AND AUTHORIZED FOR RECORD
By the Planning Commission of the City of Austin, Texas, on the 24 day of November, 1976.

Secretary — Chairman

FILED FOR RECORD
At 10 O'Clock A.M., on the 24 day of Nov., 1976.
Mrs. Dorta Shropshire, Clerk of the County Court, Travis County, Texas.

Deputy

STATE OF TEXAS
COUNTY OF TRAVIS

I, Mrs. Dorta Shropshire, Clerk of the County Court in and for Travis County, Texas, do hereby certify that the foregoing instrument of writing with its certificate of authentication was filed in my office at 10 O'Clock A.M. on the 24 day of Nov., 1976, and was duly recorded at 10:25 O'Clock A.M., on the 24 day of Nov., 1976, in Book 75, Page 118 of the Travis County Plat Records.

WITNESS my hand and seal of the County Court of Travis County on the date last given above.

Mrs. Dorta Shropshire, Clerk
County Court, Travis County, Texas

Deputy

C814-76-010

A-133-17A

For Annexation & Amendment of Restrictions See Vol. 6514 Pg. 834 Deed Records
For Vacation of 5' Easement Lots 9 & 10, Blk. B See Vol. 7009, pg. 1914 Deed Records