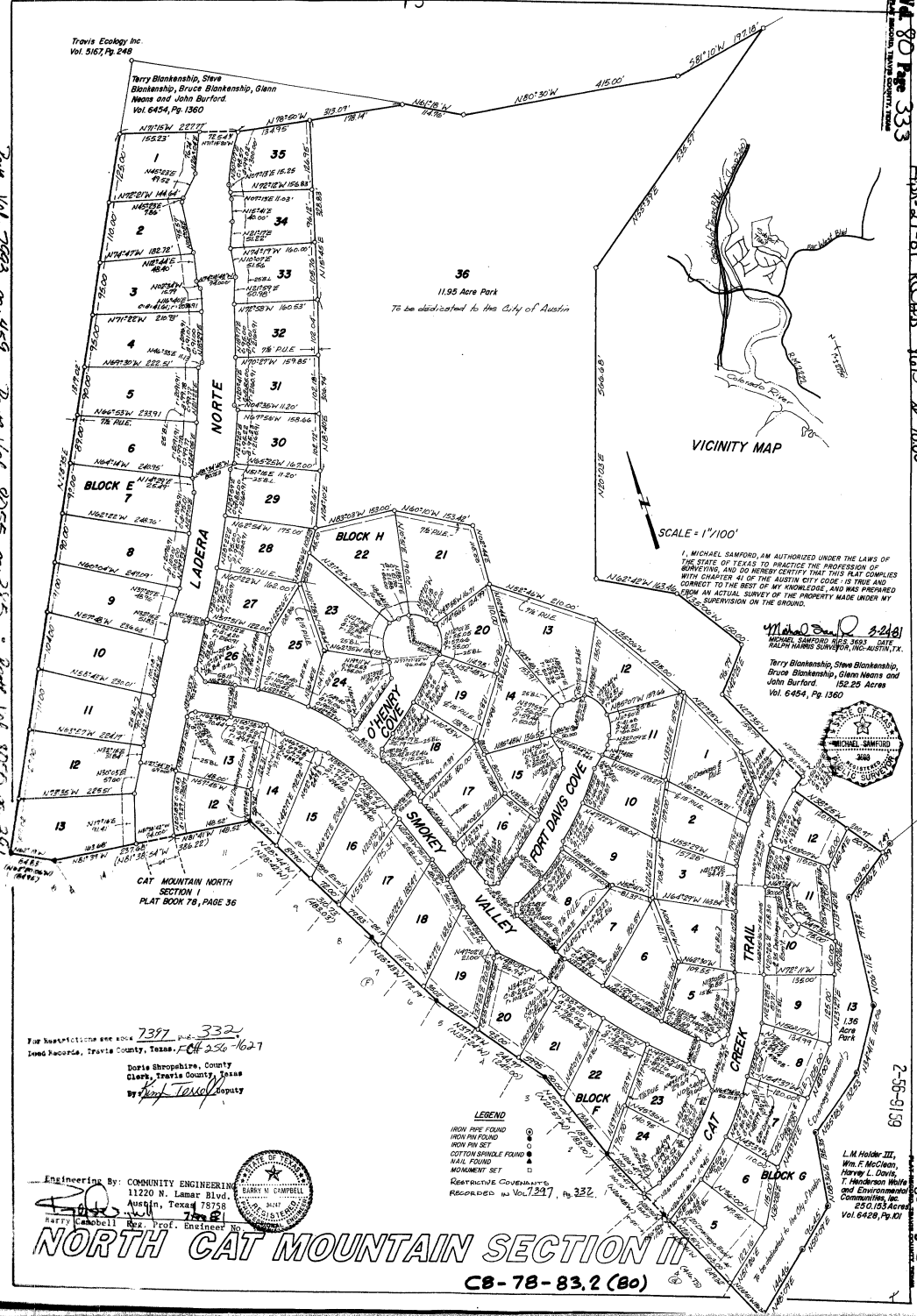


Travis Ecology Inc
Vol. 5167, Pg. 248

Terry Blankenship, Steve
Blankenship, Bruce Blankenship, Glenn
Heans and John Burford
Vol. 6454, Pg. 1360

Book Vol. 7993 Pg. 459
Part Vol. 8055 Pg. 285-3
Part Vol. 8055 Pg. 291



I, MICHAEL SAMFORD, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND DO HEREBY CERTIFY THAT THIS PLAT COMPLETES WITH QUARTER 41 OF THE AUSTIN CITY CODE IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Michael Samford 3-24-81
MICHAEL SAMFORD, R.S. 3693, DATE
RICHARD HARRIS SURVEYOR, INC.-AUSTIN, TX.
Terry Blankenship, Steve Blankenship,
Bruce Blankenship, Glenn Heans and
John Burford, 152.23 Acres
Vol. 6454, Pg. 1360



CAT MOUNTAIN NORTH
SECTION I
PLAT BOOK 78, PAGE 56

For base plat see also 7397 and 3322
Issued hereunder, Travis County, Texas, Feb. 25, 1981
Doris Throspire, County
Clerk, Travis County, Texas
By *[Signature]* Deputy

LEGEND
IRON PIPE FOUND
IRON PIN FOUND
IRON PIN SET
COTTON STRING FOUND
NAIL FOUND
MOMENT SET
RESTRICTIVE COVENANTS
RECORDED IN Vol. 7217, Pg. 332.

Engineering By: COMMUNITY ENGINEERING
11220 N. Lamar Blvd.
Austin, Texas 78758
PARTY COUNCIL REG. Prof. Engineer No. 78281



L. M. Holder III,
Wm. C. McClain,
Harvey L. Davis,
T. Henderson Webb
and Environmental
Communities, Inc.
2321 (23 Acres)
Vol. 6428, Pg. K1

NORTH CAT MOUNTAIN SECTION II
CB-78-83.2 (80)

2-55-91-59

STATE OF TEXAS

COUNTY OF TRAVIS I KNOW ALL MEN BY THESE PRESENTS:

THAT BLANKENSHIP DEVELOPMENTS, INC., A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TEXAS, WITH ITS HOME OFFICE IN LUBBOCK, TEXAS ACTING HEREIN BY AND THROUGH ITS VICE-PRESIDENT, TERRY BLANKENSHIP, OWNER OF 46.44 ACRES OF LAND OUT OF AND A PART OF THE T. J. CHAMBERS LEAGUE IN TRAVIS COUNTY, TEXAS, AS CONVEYED TO IT BY DEED OF RECORD IN VOLUME 2900, PAGE 305 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; DOES HEREBY SUBDIVIDE 46.44 ACRES OF THE ABOVE DESCRIBED 46.44 ACRE TRACT IN ACCORDANCE WITH THE PLAT SHOWN HEREON TO BE KNOWN AS "NORTH CAT MOUNTAIN SECTION II" SUBJECT TO ANY EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED OR VAGATED, AND DOES HEREBY DEDICATE TO THE PUBLIC THE USE OF THE STREETS, EASEMENTS AND PARKS SHOWN HEREON.

WITNESS MY HAND THIS THE 23rd DAY OF OCTOBER, 1980 A.D.

Terry Blankenship VP
TERRY BLANKENSHIP VICE-PRESIDENT BLANKENSHIP DEVELOPMENTS INC.
P.O. BOX 5246 LUBBOCK, TEXAS 79417

STATE OF TEXAS
COUNTY OF TRAVIS I

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TERRY BLANKENSHIP, VICE PRESIDENT OF BLANKENSHIP DEVELOPMENTS INC., KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY AFOREMENTIONED FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 23rd day of October, 1980, A.D.

Richard Lillie, Director of Planning
DONNA KRISTAFONIS
MAY E SCHECHTER
MARY E SCHECHTER
LINDA KLEEMER
LINDA KLEEMER

APPROVED FOR ACCEPTANCE this the 14 day of APRIL, 1981 A.D.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY PLANNING COMMISSION OF THE CITY OF AUSTIN, TEXAS this the 14th day of APRIL, 1981 A.D.

FILED FOR RECORD AT 4:20 O'CLOCK P.M. THE 27 DAY OF April, 1981 A.D.

STATE OF TEXAS
COUNTY OF TRAVIS I

I, DORIS SHROPSHIRE, CLERK OF THE COUNTY COURT WITHIN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 27 DAY OF April, 1981 A.D. AT 4:20 O'CLOCK P.M. AND DULY RECORDED ON THE 27 DAY OF April, 1981 A.D. AT 4:25 O'CLOCK P.M. IN THE PLAT RECORDS OF SAID COUNTY, IN PLAT BOOK 80 AND PAGES 333-334.

Doris Shropshire, County Clerk of Travis County, Texas

LINDA KLEEMER DEPUTY

IN APPROVING THIS PLAT BY THE COMMISSIONERS COURT OF TRAVIS COUNTY, TEXAS IT IS UNDERSTOOD THAT THE BUILDING OF ALL STREETS, ROADS OR OTHER PUBLIC THOROUGHFARES OR ANY BRIDGES OR CULVERTS NECESSARY TO BE PLACED IN SUCH STREETS, ROADS OR OTHER PUBLIC THOROUGHFARES SHALL BE THE RESPONSIBILITY OF THE OWNER AND/OR 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 SAID COURT ASSUMES NO OBLIGATION TO BUILD ANY OF THE STREETS, ROADS OR OTHER PUBLIC THOROUGHFARES OR ANY BRIDGES OR CULVERTS IN CONNECTION THEREWITH.

BE IT RESOLVED BY THE COMMISSIONERS COURT OF TRAVIS COUNTY, TEXAS: THAT THE ACCEPTANCE FOR MAINTAINING BY TRAVIS COUNTY, TEXAS, OF THE ROADS OR STREETS IN REAL ESTATE SUBDIVISIONS DOES NOT OBLIGATE THE COUNTY TO INSTALL STREET MARKING SIGNS, AS THIS IS CONSIDERED TO BE A PART OF THE DEVELOPERS CONSTRUCTION; BUT THAT ERECTING SIGNS FOR TRAFFIC CONTROL, SUCH AS FOR SPEED LIMITS AND STOP AND YIELD SIGNS, SHALL REMAIN THE RESPONSIBILITY OF THE COUNTY.

STATE OF TEXAS
COUNTY OF TRAVIS I

I, DORIS SHROPSHIRE, CLERK OF THE COUNTY COURT OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT ON THE 23rd DAY OF April, 1981 A.D. 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 3, AT PAGE 430.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT OF SAID COUNTY, THE DATE LAST WRITTEN ABOVE.

Doris Shropshire, CLERK OF THE COUNTY COURT, TRAVIS COUNTY, TEXAS
BY: Spung E. YOUNG DEPUTY (SEAL)

NOTES:

- 1) Sidewalks shall be installed on the East side of Ladera Norte and Cat Creek Trail and the North Side of Smokey Valley. Such sidewalks shall be installed prior to acceptance of any Type I or Type II driveway approaches, 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 made against the affected properties for all engineering, administration and construction costs.
- 2) The 100 year flood plain is contained within the drainage easements shown hereon.

See Restrictions see Book 7397, page 332
Deed Records, Travis County, Texas, File # 256-1627
Doris Shropshire, County Clerk, Travis County, Texas
By: Spung E. Young, Deputy

Vol. 80 Page 334 080-27-81 REC'D 8/15 4:00

Vol. 80 Page 334 2-55-9160