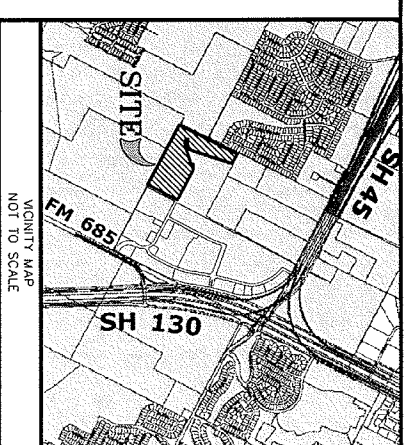
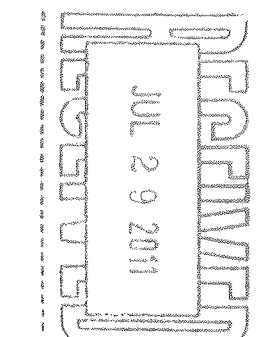


WE, A-S 93 SH 130-SH 45, L.P., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH JAY K. SEARS, MANAGER OF A-S 93, L.C., A TEXAS LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER, HERINAFTER REFERRED TO AS THE OWNERS OF THE 33.7956 ACRE TRACT BEING OUT OF THE RECORDS IN TRAVIS COUNTY CLERK'S FILE NUMBER 2007090027, AS SAID TRACT IS DESCRIBED IN THE FOREGOING MAP OF **STONE HILL TOWN CENTER, SECTION TWO, PHASE ONE**, AS SAID TRACT IS SHOWN ON SAID MAP, AND SAID MAP IS A PUBLIC MAP, AND WE HEREBY MAKE PUBLIC NOTICE TO THE PUBLIC THE USE OF ALL STREETS, ALLEYS, AND EASEMENTS SHOWN HEREON, SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

SIGNATURE/MOTARY BLOCKS FOR A-S 93 SH 130-SH 45, L.P.:

IN TESTIMONY WHEREOF, A-S 93 SH 130-SH 45, L.P., A TEXAS LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY JAY K. SEARS, MANAGER OF A-S 93, L.C., A TEXAS LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER, HERETO UNTO AUTHORIZED, THIS _____ DAY OF _____, 2011.
 A-S 93 SH 130-SH 45, L.P.



JAY K. SEARS, MANAGER OF A-S 93, L.C.
 GENERAL PARTNER OF A-S 93 SH 130-SH 45, L.P.
 STATE OF TEXAS
 COUNTY OF TRAVIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED, JAY K. SEARS, MANAGER OF A-S 93, L.C., A TEXAS LIMITED LIABILITY COMPANY, GENERAL PARTNER OF A-S 93 SH 130-SH 45, L.P., A TEXAS LIMITED LIABILITY COMPANY, AND WE HEREBY CERTIFY THAT HE IS THE MAN AND HE HAS FULL POWER AND AUTHORITY TO EXECUTE AND AS THE ACT AND DEED OF SAID LIMITED PARTNERSHIP.

GIVEN UNDER HAND AND SEAL OF THIS OFFICE, THIS _____ DAY OF _____, 2011.

SIGNATURE/MOTARY BLOCKS FOR LENDHOLDER

WE, AMEGY BANK NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, AS AGENT FOR THE LENDERS, IS THE OWNER AND HOLDER OF CERTAIN LENS FILED AGAINST THE PROPERTY DESCRIBED HEREIN AND ENDORSED BY INSTRUMENTS RECORDED OF RECORD UNDER TRAVIS COUNTY CLERK'S FILE NUMBERS 2007090035, 2007090037, 2007090038, 2009129455, 2010005298, 2010097014, 2010124065, 2011033365, 201033366, 2011033368, AND 2011033369, DO HEREBY IN ALL THINGS SUBORDINATE OUR INTEREST IN SAID PROPERTY TO THE PURPOSES AND EFFECTS OF SAID PLAT AND THE DEDICATIONS AND RESTRICTIONS AS SHOWN HEREIN TO SAID PLAT, AND WE HEREBY CONFIRM THAT WE ARE THE PRESENT OWNERS OF SAID LENS AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.

AMY S. ISGUR, ASSISTANT VICE PRESIDENT OF AMEGY BANK NATIONAL ASSOCIATION, AS AGENT FOR THE LENDERS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED, AMY S. ISGUR, ASSISTANT VICE PRESIDENT OF AMEGY BANK NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, AS AGENT FOR THE LENDERS, KNOWN TO ME THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND AS THE ACT AND DEED OF SAID NATIONAL BANKING ASSOCIATION.

GIVEN UNDER HAND AND SEAL OF THIS OFFICE, THIS _____ DAY OF _____, 2011.

STONE HILL TOWN CENTER, SECTION TWO, PHASE ONE

STATE OF TEXAS, KNOW ALL MEN BY THESE PRESENTS
 COUNTY OF TRAVIS:

THAT I, BRIAN NESVADA, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE ON-THE-GROUND SURVEY OF THE LAND AND THAT ALL CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION CODE OF THE CITY OF PFLUGERVILLE, TEXAS AND THAT ALL KNOWN EASEMENTS WITHIN THE BOUNDARY OF THE PLAT ARE SHOWN HEREON.

BRIAN NESVADA
 REGISTERED PROFESSIONAL LAND SURVEYOR
 STATE OF TEXAS NO. 5776



A PORTION OF THIS TRACT IS WITHIN THE BOUNDARIES OF THE 100-YEAR FLOOD PLAIN AS INDICATED ON THE FEDERAL FLOOD INSURANCE ADMINISTRATION, FIRM PANEL NO. 48453-C-0280 H, DATED SEPTEMBER 26, 2008, FOR TRAVIS COUNTY, TEXAS. (SEE NOTE 2)

GREGORY A. SCHMIDT
 REGISTERED PROFESSIONAL ENGINEER
 STATE OF TEXAS NO. 67293



APPROVED THIS _____ DAY OF _____, BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF PFLUGERVILLE, TEXAS, ON BEHALF OF THE CITY

BY: _____ NAJI NORDER, CHAIRMAN
 THIS PLAT REFLECTS THE APPROVAL GRANTED BY THE PLANNING AND ZONING COMMISSION ON THE DATE INDICATED ABOVE.

BY: _____ TREV FLETCHER, PLANNING DIRECTOR
 ATTEST: _____ KAREN THOMPSON, CITY SECRETARY

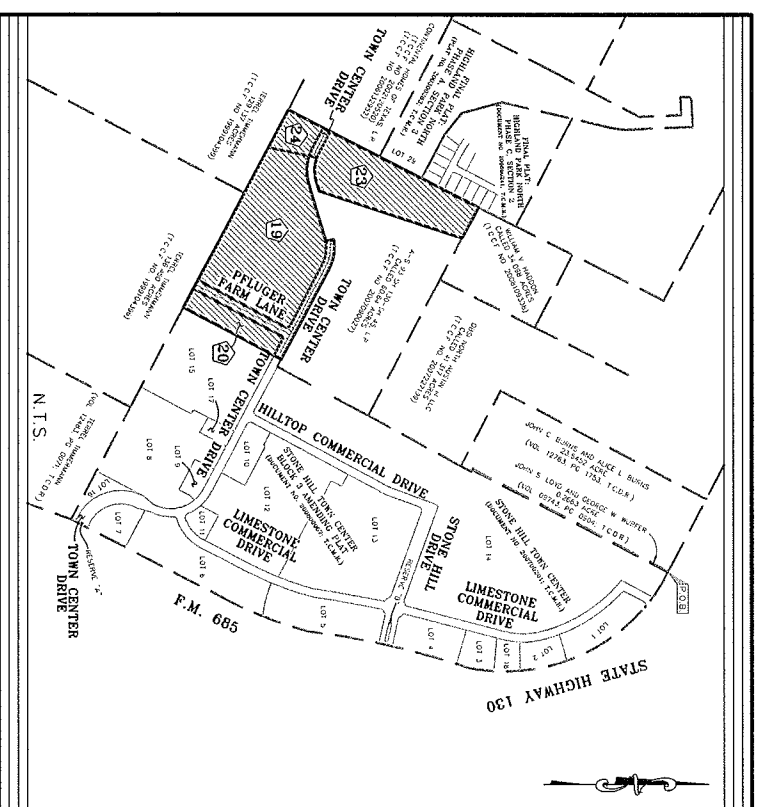
STATE OF TEXAS,
 COUNTY OF TRAVIS:

I, DANA DEBRAVOIR, CLERK OF TRAVIS COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IN WRITING, WITH ITS CERTIFICATION OR AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE

DAY OF _____, 2011 A.D., AT _____ O'CLOCK _____ M., DULY RECORDED
 ON THIS _____ DAY OF _____, 2011 A.D., AT _____ O'CLOCK _____ M., OFFICIAL
 PUBLIC RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER _____ OFFICIAL PUBLIC
 RECORDS OF TRAVIS COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE THE COUNTY CLERK, _____ DAY OF _____, 2011. A.D.
 DANA DEBRAVOIR, COUNTY CLERK
 TRAVIS COUNTY, TEXAS

DEPUTY _____



FINAL PLAT STONE HILL TOWN CENTER, SECTION TWO, PHASE ONE

A 33.7956 ACRE TRACT OF LAND BEING OUT OF
 A 60.64 ACRE TRACT OF LAND CONVEYED TO
 A-S 93 SH 130-SH 45, L.P.
 (T.C.C.F. NO. 2007090027)
 IN THE T. G. STEWART SURVEY NO. 6,
 ABSTRACT NO. 689,
 CITY OF PFLUGERVILLE,
 TRAVIS COUNTY, TEXAS
 4 LOTS 3 BLOCKS

~ OWNERS AND SUBDIVIDER ~
A-S 93 SH 130-SH 45, L.P.
 8827 W. SAM HOUSTON PARK N., SUITE 200
 HOUSTON, TX 77040
 (281) 477-4310

~ SURVEYOR / ENGINEER ~
TEXAS ENGINEERING AND MAPPING
 12810 CENTURY DRIVE
 STAFFORD, TEXAS 77477
 PHONE: (281) 491-2325 FAX: (281) 491-2335
 JOB NO. 356-123

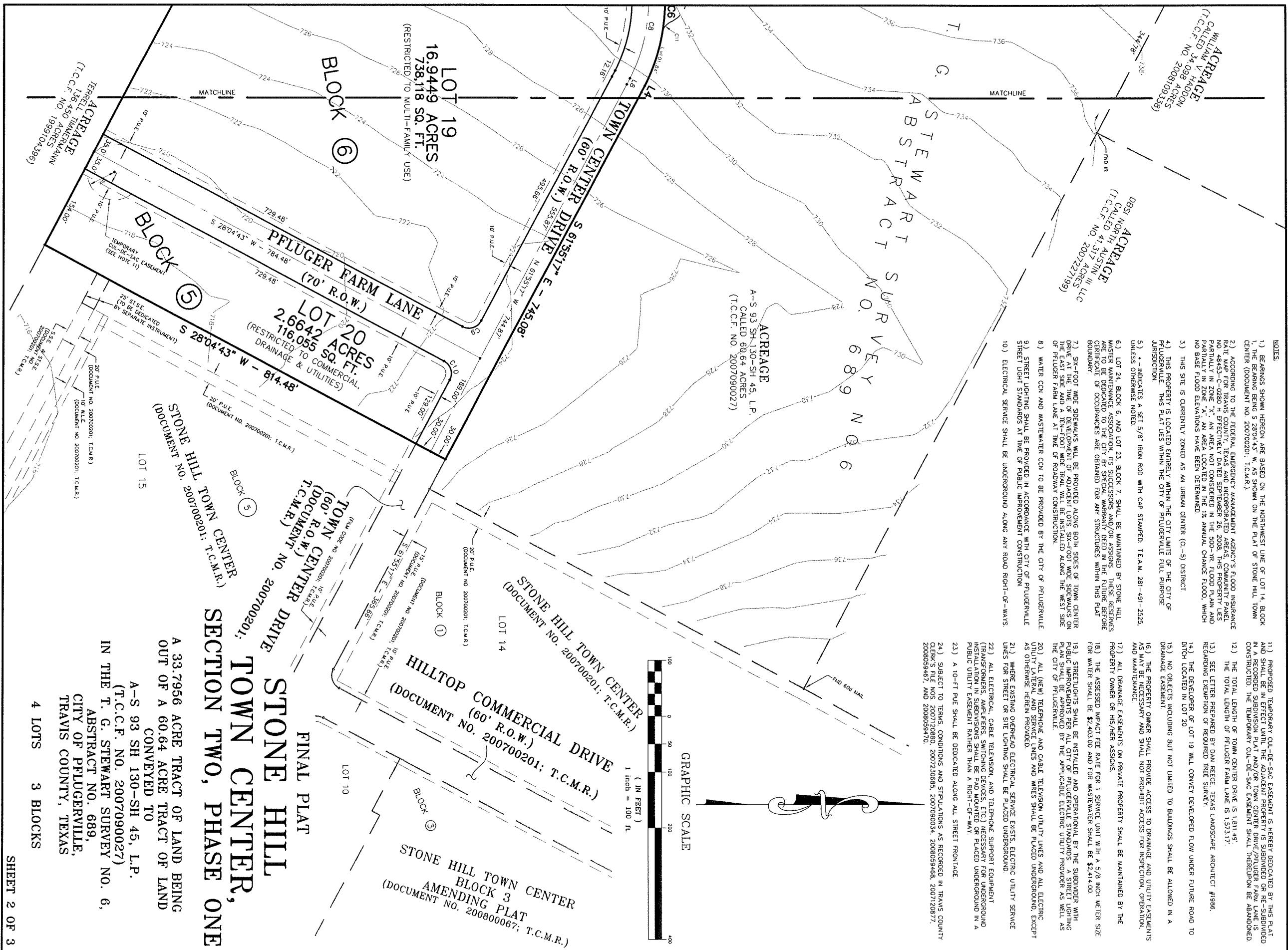


RESUBMITTAL ORIGINAL SUBMITTAL

JULY 15, 2011

JULY 26, 2011

SHEET 1 OF 3



FINAL PLAT
 TOWN CENTER,
 SECTION TWO, PHASE ONE

A 33.7956 ACRE TRACT OF LAND BEING
 OUT OF A 60.64 ACRE TRACT OF LAND
 CONVEYED TO

A-S 93 SH 130-SH 45, L.P.
 (T.C.C.F. NO. 2007090027)

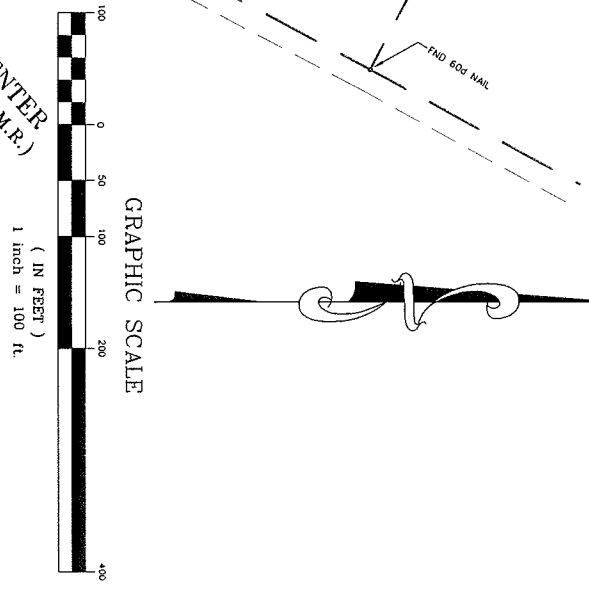
IN THE T. G. STEWART SURVEY NO. 6,
 ABSTRACT NO. 689,
 CITY OF PFLUGERVILLE,
 TRAVIS COUNTY, TEXAS

4 LOTS 3 BLOCKS

SHEET 2 OF 3

- NOTES:
- 1) BEARINGS SHOWN HEREON ARE BASED ON THE NORTHWEST LINE OF LOT 14, BLOCK 1, THE BEARING BEING S 28°04'43" W, AS SHOWN ON THE PLAT OF STONE HILL TOWN CENTER (DOCUMENT NO. 200700201; T.C.M.R.).
 - 2) ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP FOR TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS, COMMUNITY PANEL NO. 48453-G-0280 H EFFECTIVELY DATED SEPTEMBER 26, 2008, THIS PROPERTY LIES PARTIALLY IN ZONE "X", AN AREA NOT CONSIDERED IN THE 500-YR. FLOOD PLAIN AND PARTIALLY IN ZONE "A", AN AREA LOCATED IN THE 1% ANNUAL CHANCE FLOOD, WHICH NO BASE FLOOD ELEVATIONS HAVE BEEN DETERMINED.
 - 3) THIS SITE IS CURRENTLY ZONED AS AN URBAN CENTER (CU-5) DISTRICT.
 - 4) THIS PROPERTY IS LOCATED ENTIRELY WITHIN THE CITY LIMITS OF THE CITY OF PFLUGERVILLE. THIS PLAT LIES WITHIN THE CITY OF PFLUGERVILLE FULL PURPOSE JURISDICTION.
 - 5) * - INDICATES A SET 5/8" IRON ROD WITH CAP STAMPED: TEAM, 281-491-2525, UNLESS OTHERWISE NOTED.
 - 6) LOT 24, BLOCK 6, AND LOT 23, BLOCK 7, SHALL BE MAINTAINED BY STONE HILL MASTER MAINTENANCE ASSOCIATION. ITS SUCCESSORS AND/OR ASSIGNS. THESE RESERVES ARE TO BE DEDICATED TO THE CITY BY SPECIAL WARRANTY DEED IN THE FUTURE BEFORE CERTIFICATE OF OCCUPANCY ARE OBTAINED FOR ANY STRUCTURES WITHIN THIS PLAT BOUNDARY.
 - 7) SIX-FOOT WIDE SIDEWALKS WILL BE PROVIDED ALONG BOTH SIDES OF TOWN CENTER DRIVE AT THE TIME OF DEVELOPMENT OF ADJACENT LOTS. SIX-FOOT WIDE SIDEWALKS ON THE EAST SIDE AND A TEN-FOOT WIDE TRAIL WILL BE INSTALLED ALONG THE WEST SIDE OF PFLUGER FARM LANE AT TIME OF ROADWAY CONSTRUCTION.
 - 8) WATER COU AND WASTEWATER CON TO BE PROVIDED BY THE CITY OF PFLUGERVILLE.
 - 9) STREET LIGHTING SHALL BE PROVIDED IN ACCORDANCE WITH CITY OF PFLUGERVILLE STREET LIGHT STANDARDS AT TIME OF PUBLIC IMPROVEMENT CONSTRUCTION.
 - 10) ELECTRICAL SERVICE SHALL BE UNDERGROUND ALONG ANY ROAD RIGHT-OF-WAYS.

- 11) PROPOSED TEMPORARY CUL-DE-SAC EASEMENT IS HEREBY DEDICATED BY THIS PLAT AND SHALL BE IN EFFECT UNTIL THE ADJACENT PROPERTY IS SUBDIVIDED OR RE-SUBDIVIDED IN A RECORDED SUBDIVISION PLAT AND/OR TOWN CENTER DRIVE/PFLUGER FARM LANE IS CONSTRUCTED. THE TEMPORARY CUL-DE-SAC EASEMENT SHALL HEREBY BE ABANDONED.
- 12) THE TOTAL LENGTH OF TOWN CENTER DRIVE IS 1,811.49'.
 THE TOTAL LENGTH OF PFLUGER FARM LANE IS 1,573.17'.
- 13) SEE LETTER PREPARED BY DAN REECE, TEXAS LANDSCAPE ARCHITECT #1986, REGARDING EXEMPTION OF REQUIRED TREE SURVEY.
- 14) THE DEVELOPER OF LOT 19 WILL CONVEY DEVELOPED FLOW UNDER FUTURE ROAD TO DITCH LOCATED IN LOT 20.
- 15) NO OBJECTS INCLUDING BUT NOT LIMITED TO BUILDINGS SHALL BE ALLOWED IN A DRAINAGE EASEMENT.
- 16) THE PROPERTY OWNER SHALL PROVIDE ACCESS TO DRAINAGE AND UTILITY EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS FOR INSPECTION, OPERATION, AND MAINTENANCE.
- 17) ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR HIS/HER ASSIGNS.
- 18) THE ASSESSED IMPACT FEE RATE FOR 1 SERVICE UNIT WITH A 5/8 INCH METER SIZE FOR WATER SHALL BE \$2,403.00 AND FOR WASTEWATER SHALL BE \$2,414.00.
- 19) STREETLIGHTS SHALL BE INSTALLED AND OPERATIONAL BY THE SUBDIVIDER WITH PUBLIC IMPROVEMENTS PER ALL CITY OF PFLUGERVILLE STANDARDS. A STREET LIGHTING PLAN SHALL BE APPROVED BY THE APPLICABLE ELECTRIC UTILITY PROVIDER AS WELL AS THE CITY OF PFLUGERVILLE.
- 20) ALL (NEW) TELEPHONE AND CABLE TELEVISION UTILITY LINES AND ALL ELECTRIC UTILITY LATERAL AND SERVICE LINES AND WIRS SHALL BE PLACED UNDERGROUND, EXCEPT AS OTHERWISE HEREIN PROVIDED.
- 21) WHERE EXISTING OVERHEAD ELECTRICAL SERVICE EXISTS, ELECTRIC UTILITY SERVICE LINES FOR STREET OR SITE LIGHTING SHALL BE FLAGGED UNDERGROUND.
- 22) ALL ELECTRICAL, CABLE TELEVISION, AND TELEPHONE SUPPORT EQUIPMENT (TRANSFORMERS, AMPLETERS, SWITCHING DEVICES, ETC.) NECESSARY FOR UNDERGROUND INSTALLATION IN SUBDIVISIONS SHALL BE PAD MOUNTED OR PLACED UNDERGROUND IN A PUBLIC UTILITY EASEMENT RATHER THAN A RIGHT-OF-WAY.
- 23) A 10-FT PUE SHALL BE DEDICATED ALONG ALL STREET FRONTAGE.
- 24) SUBJECT TO TERMS, CONDITIONS AND STIPULATIONS AS RECORDED IN TRAVIS COUNTY CLERK'S FILE NOS. 2007120880, 2007230685, 2007090034, 2008059468, 2007120877, 2008059467, AND 2008059470.



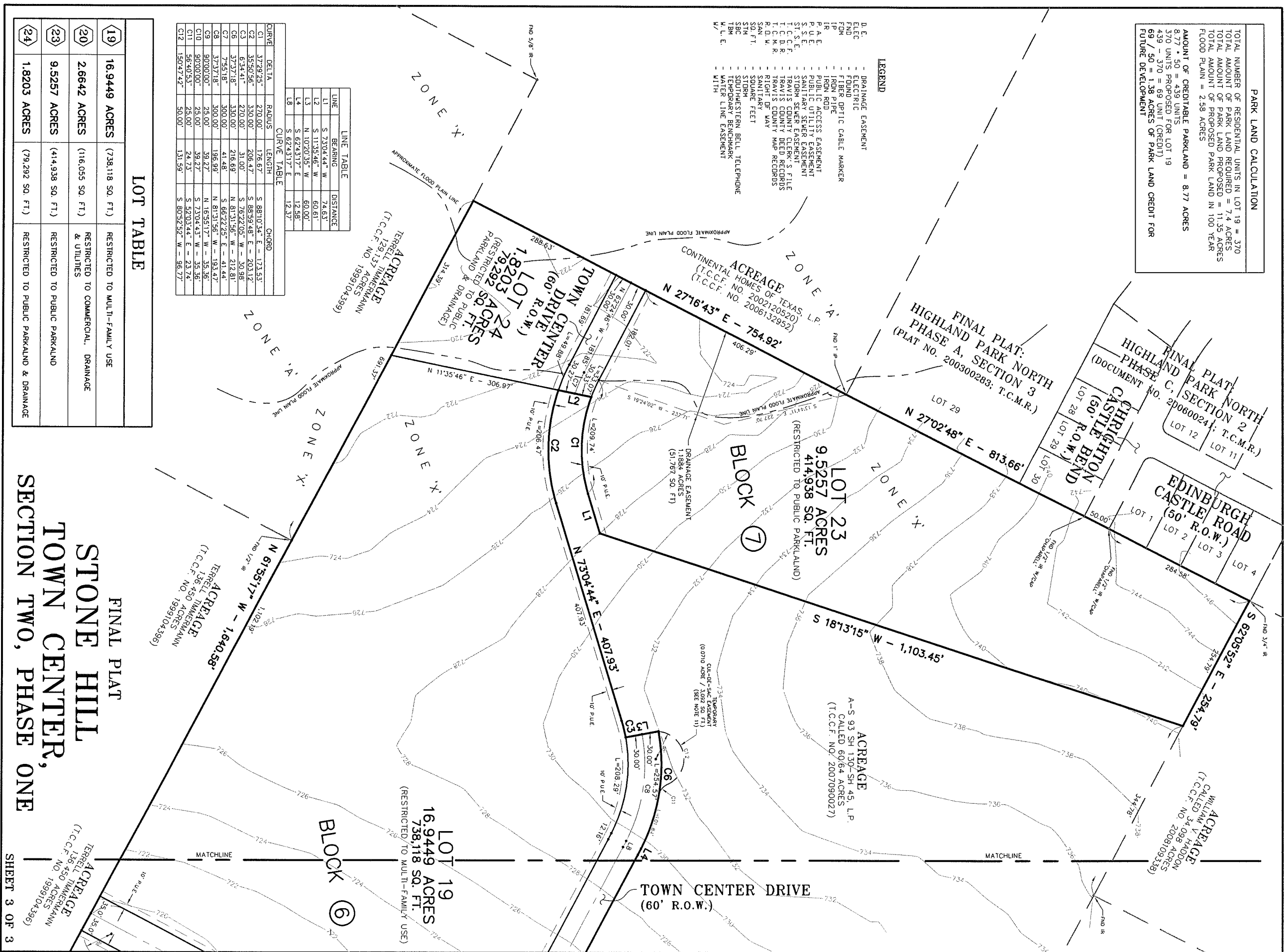
PARK LAND CALCULATION	
TOTAL NUMBER OF RESIDENTIAL UNITS IN LOT 19 =	370
TOTAL AMOUNT OF PARK LAND REQUIRED =	7.4 ACRES
TOTAL AMOUNT OF PARK LAND PROPOSED =	11.35 ACRES
TOTAL AMOUNT OF PROPOSED PARK LAND IN 100 YEAR FLOOD PLAIN =	2.58 ACRES
AMOUNT OF CREDITABLE PARKLAND =	8.77 ACRES
8.77 * 50 =	439 UNITS
370 UNITS PROPOSED FOR LOT 19	
439 - 370 =	69 UNIT (CREDIT)
69 / 50 =	1.38 ACRES OF PARK LAND CREDIT FOR FUTURE DEVELOPMENT

- LEGEND**
- DRAINAGE EASEMENT
 - ELECTRIC
 - FOUNDED
 - FIBER OPTIC CABLE MARKER
 - IRON PIPE
 - IRON ROD ACCESS EASEMENT
 - PUBLIC UTILITY EASEMENT
 - SANITARY SEWER EASEMENT
 - STORM SEWER EASEMENT
 - T.C.C.F. - TRAVIS COUNTY CLERK'S FILE
 - T.C.D.R. - TRAVIS COUNTY DEED RECORDS
 - T.C.M.R. - TRAVIS COUNTY MAP RECORDS
 - SURVEY
 - SQUARE FEET
 - STDM
 - SOUTHWESTERN BELL TELEPHONE
 - TEMPORARY BENCHMARK
 - TBM
 - WATER LINE EASEMENT
 - WITH

LINE	BEARING	DISTANCE
L1	S 73°04'44" W	74.63'
L2	S 113°35'46" W	60.61'
L3	N 10°20'35" W	60.00'
L4	S 62°43'17" E	12.58'
L8	S 62°43'17" E	12.37'

CURVE	DELTA	RADIUS	LENGTH	CHORD
C1	37°29'25"	270.00'	176.67'	S 88°10'34" E - 173.53'
C2	35°50'56"	330.00'	206.47'	S 88°59'48" E - 203.12'
C3	6°34'41"	270.00'	31.00'	S 76°22'05" W - 30.98'
C6	37°37'18"	330.00'	216.69'	N 81°31'56" W - 212.81'
C7	7°55'18"	300.00'	41.48'	S 66°22'25" E - 41.44'
C8	37°37'18"	300.00'	196.99'	N 81°31'56" W - 193.47'
C9	90°00'00"	29.00'	38.27'	N 16°55'17" W - 35.56'
C10	90°00'00"	29.00'	38.27'	S 73°04'43" W - 35.56'
C11	56°40'53"	29.00'	24.73'	S 52°03'44" E - 23.74'
C12	150°47'42"	50.00'	131.59'	S 80°52'52" W - 96.77'

LOT TABLE		
19	16.9449 ACRES (738,118 SQ. FT.)	RESTRICTED TO MULTI-FAMILY USE
20	2.6642 ACRES (116,055 SQ. FT.)	RESTRICTED TO COMMERCIAL, DRAINAGE & UTILITIES
23	9.5257 ACRES (414,938 SQ. FT.)	RESTRICTED TO PUBLIC PARKLAND
24	1.8203 ACRES (79,292 SQ. FT.)	RESTRICTED TO PUBLIC PARKLAND & DRAINAGE



FINAL PLAT
STONE HILL
TOWN CENTER,
SECTION TWO, PHASE ONE
 SHEET 3 OF 3