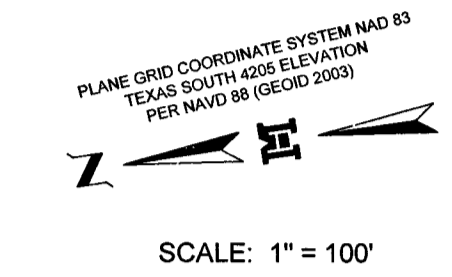


# SUBDIVISION MAP OF MARAVILLAS ESTATES PHASE I

BEING A RESUBDIVISION OF  
49.202 ACRES OUT OF LOTS 1 AND 2  
BLOCK 14, LA DONNA PLAT SUBDIVISION,  
RECORDED IN VOLUME 1, PAGE 51, H.C.M.R.  
HIDALGO COUNTY, TEXAS



- PROJECT LEGEND**
- FOUND NO. 4 REBAR
  - FOUND COTTON PICKER SPINDLE
  - SET NO. 4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
  - SET MHI MONUMENT IN CONCRETE
  - SET P.N. NAIL
  - R.O.W. - RIGHT OF WAY
  - H.C.M.R. - HIDALGO COUNTY MAP RECORDS
  - H.C.A.D.R. - HIDALGO COUNTY APPRAISAL DISTRICT RECORDS
  - H.C.D.D. - HIDALGO COUNTY DEED RECORDS
  - N.W. COR. - NORTHWEST CORNER
  - P.O.B. - POINT OF BEGINNING
  - N.A.W.S.C. - NORTH ALAMO WATER SUPPLY CORPORATION

**INDEX TO SHEET OF MARAVILLAS ESTATES PHASE I**

- SHEET 1: HEADING, INDEX, LOCATION MAP AND ET; MAP: LOT, STREETS, AND EASEMENT LAYOUT;
- SHEET 2: HEADING, INDEX, PRINCIPAL CONTACTS; DESCRIPTION (METES AND BOUNDS); ENGINEERS CERTIFICATION; SURVEYOR'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, ATTESTATION; ENGINEERING CERTIFICATION CITY; APPROVAL CERTIFICATE; PLANNING & ZONING CERTIFICATION; COUNTY CLERK'S RECORDING CERTIFICATE; IRRIGATION DISTRICT, H.C.D.D. No. 1, HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATE; N.A.W.S.C. CERTIFICATION.
- SHEET 3: LOT LAYOUT WITH WATER LINE AND OSSF LOCATION.
- SHEET 4: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND OSSF AND ENGINEERS CERTIFICATION (ENGLISH AND SPANISH VERSION); & CONSTRUCTION DETAILS
- SHEET 5: MAP OF TOPOGRAPHY AND DRAINAGE, DITCH WIDENING.
- SHEET 6: DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND, ENGINEERING CERTIFICATION; CONSTRUCTION DETAILS.



Curve Table						
Curve #	Delta	Radius	Length	Tangent	Chord Direction	Chord Length
C1	65° 27' 34"	50.00'	57.12'	32.14	S54° 04' 42"E	54.07'
C2	48° 32' 00"	50.00'	42.35'	22.54	N88° 55' 31"E	41.10'
C3	47° 01' 08"	50.00'	41.03'	21.75	N21° 08' 57"E	39.89'
C4	56° 10' 28"	50.00'	49.02'	26.88	N30° 26' 50"W	47.08'
C5	6° 52' 48"	50.00'	6.00'	3.01	N61° 58' 27"W	6.00'
C6	1° 11' 21"	775.00'	16.08'	8.04	S5° 01' 08"E	16.08'
C7	5° 29' 58"	775.00'	74.39'	37.22	S1° 40' 29"E	74.38'
C8	5° 33' 13"	775.00'	75.12'	37.59	S3° 51' 07"W	75.09'
C9	1° 56' 50"	775.00'	26.34'	13.17	S7° 36' 09"W	26.34'
C10	6° 09' 04"	825.00'	88.57'	44.33	N5° 30' 02"E	88.53'
C11	5° 20' 52"	825.00'	77.00'	38.53	N0° 14' 56"W	76.97'
C12	1° 45' 02"	775.00'	23.88'	11.84	S2° 02' 51"E	23.88'
C13	7° 07' 14"	775.00'	96.31'	48.22	S2° 23' 17"W	96.25'
C14	2° 37' 40"	775.00'	35.54'	17.78	S7° 15' 44"W	35.54'
C15	72° 53' 06"	50.00'	63.60'	36.92	S32° 08' 01"W	59.40'
C16	64° 17' 48"	50.00'	56.11'	31.42	S36° 27' 26"E	53.21'
C17	72° 49' 06"	50.00'	63.55'	36.88	N4° 59' 07"E	59.35'
C18	0° 06' 28"	825.00'	1.55'	0.78	S8° 31' 20"W	1.55'
C19	6° 31' 44"	825.00'	94.01'	47.06	S5° 12' 14"W	93.96'
C20	4° 51' 44"	825.00'	70.01'	35.03	S0° 29' 30"E	69.99'

Lot Line Table		
Line #	Length	Direction
L1	35.36'	S53° 34' 34"W
L2	18.47'	S46° 28' 53"W
L3	12.75'	S05° 36' 43"E
L4	11.45'	S08° 34' 34"W
L5	21.23'	N36° 23' 01"W
L6	21.17'	N53° 34' 34"E
L7	21.21'	N36° 25' 26"W
L8	21.22'	S53° 34' 34"W
L9	15.83'	S08° 34' 34"W
L10	7.33'	N08° 34' 34"E

Lot Line Table		
Line #	Length	Direction
L11	20.46'	N02° 55' 22"W
L12	20.89'	S02° 55' 22"E
L13	9.50'	N08° 34' 34"E
L14	21.21'	S36° 25' 26"E
L15	35.36'	N45° 36' 48"W
L16	35.36'	N44° 23' 12"E
L17	76.15'	S41° 01' 07"E
L18	35.36'	S53° 34' 34"W
L19	9.03'	S81° 25' 26"E

Curve Table						
Curve #	Delta	Radius	Length	Tangent	Chord Direction	Chord Length
C21	0° 59' 19"	775.00'	13.37'	6.69	N2° 25' 42"W	13.37'
C22	5° 55' 26"	775.00'	80.13'	40.10	N1° 01' 41"E	80.09'
C23	4° 35' 10"	775.00'	62.03'	31.03	N6° 16' 59"E	62.02'
C24	4° 35' 38"	825.00'	66.15'	33.09	S6° 16' 45"W	66.13'
C25	5° 18' 51"	825.00'	76.52'	38.29	S1° 19' 30"W	76.49'
C26	4° 16' 53"	825.00'	61.65'	30.84	S3° 28' 22"E	61.63'
C27	14° 11' 12"	800.16'	198.12'	99.57	S1° 28' 53"W	197.62'
C28	11° 29' 55"	800.00'	160.55'	80.55	N2° 49' 36"E	160.28'
C29	11° 29' 55"	800.00'	160.55'	80.55	S2° 49' 36"W	160.28'

Lot Area Table		
Lot #	SQ. FT.	Area
1	23207.50	0.533
2	21840.00	0.501
3	21840.00	0.501
4	21840.00	0.501
5	21839.07	0.501
6	21840.93	0.501
7	21840.00	0.501
8	21840.00	0.501
9	21840.00	0.501
10	21840.00	0.501
11	21840.00	0.501
12	21840.00	0.501
13	24626.48	0.565
14	24527.90	0.563
15	23880.39	0.548
16	21800.00	0.500
17	21800.00	0.500
18	21800.00	0.500
19	21800.00	0.500
20	21800.00	0.500

Lot Area Table		
Lot #	SQ. FT.	Area
21	21800.00	0.500
22	21800.00	0.500
23	23667.50	0.543
24	26936.41	0.618
25	21800.00	0.500
26	21800.00	0.500
27	21800.00	0.500
28	21800.00	0.500
29	21800.00	0.500
30	21800.00	0.500
31	21800.00	0.500
32	21800.00	0.500
33	28708.04	0.659
34	22231.14	0.510
35	25452.45	0.584
36	21793.16	0.500
37	21792.10	0.500
38	21792.10	0.500
39	21792.10	0.500
40	21792.10	0.500

Lot Area Table		
Lot #	SQ. FT.	Area
41	22519.55	0.517
42	22119.43	0.508
43	22178.37	0.509
44	21958.03	0.504
45	22671.06	0.520
46	22976.54	0.527
47	21794.22	0.500
48	21793.86	0.500
49	21793.52	0.500
50	21792.92	0.500
51	21782.95	0.500
52	21782.95	0.500
53	22031.07	0.508
54	25452.45	0.584
55	25704.05	0.621
56	24088.94	0.553
57	23009.34	0.528
58	21930.29	0.503
59	21894.01	0.503
60	21894.06	0.503

Lot Area Table		
Lot #	SQ. FT.	Area
61	21894.29	0.503
62	21894.53	0.503
63	21894.63	0.503
64	21892.38	0.503
65	22205.01	0.506
66	21861.48	0.502
67	21804.02	0.501
68	21806.81	0.501
69	21804.16	0.501
70	21842.46	0.501
71	22064.33	0.507
72	24877.05	0.571
73	21780.00	0.500
74	21780.00	0.500
75	21780.00	0.500
76	21780.00	0.500
77	21780.00	0.500
78	23269.93	0.534
79	25991.65	0.597
80	25410.66	0.583

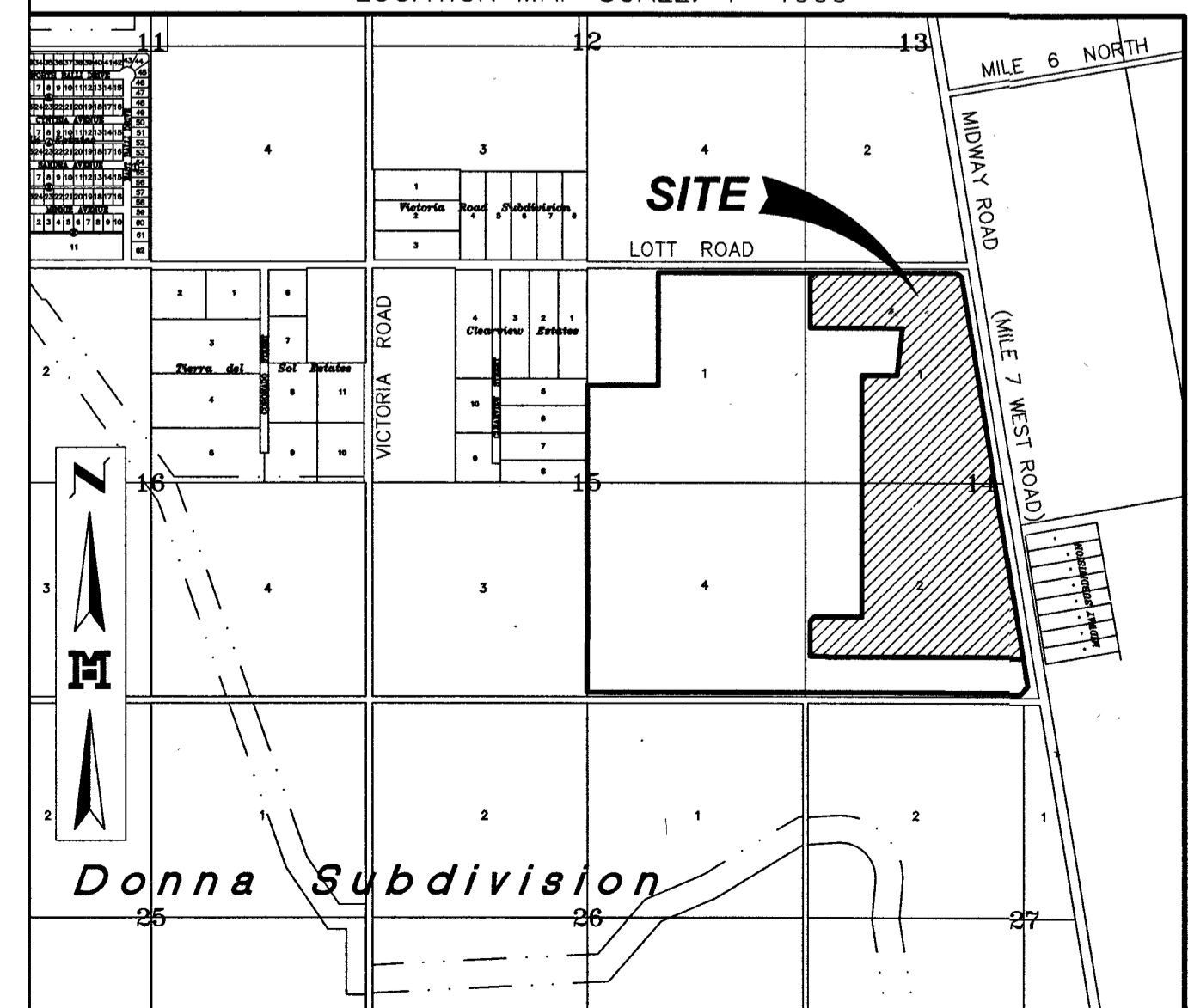
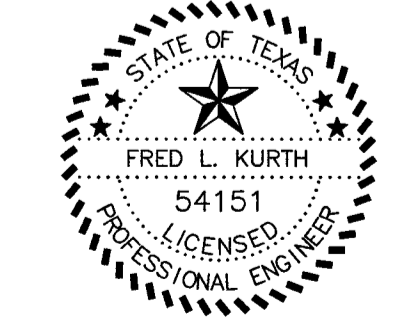
STATE OF TEXAS  
COUNTY OF HIDALGO

I, FRED L. KURTH A REGISTERED PROFESSIONAL LAND SURVEYOR AND LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THE ABOVE PLAT AND DESCRIPTION OF MARAVILLAS ESTATES PHASE I WERE PREPARED FROM A SURVEY OF THE PROPERTY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION ON 06-25-15 AND THAT THE PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION.

8-16-16

Fred L. Kurth  
DATE SURVEYED: 6-29-15  
DATE PREPARED: 6-30-15  
PG. 16

MELDEN & HUNT, INC.  
TEXAS REGISTRATION F-1435



**MELDEN & HUNT, INC.**  
CONSULTANTS - ENGINEERS - SURVEYORS  
115 W. MCINTYRE  
EDINBURG, TX 78641  
227 N. FM 3167  
900 GRANDE CITY, TX 75828  
E-MAIL: www.meldenandhunt.com

OFF: (956) 381-0881  
FAX: (956) 381-1839  
OFF: (956) 487-8256  
FAX: (956) 488-8291  
ESTABLISHED 1947

DRAWN BY: *Cu JJA* DATE: 8-16-16  
SURVEYED, CHECKED BY: *J.G.* DATE: 8-16-16  
FINAL CHECK: DATE: