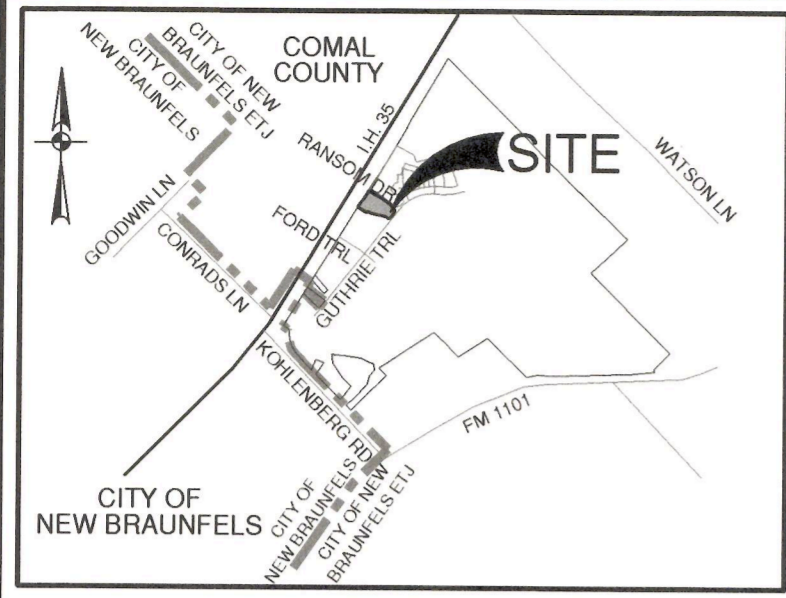


20260001297



LOCATION MAP  
NOT-TO-SCALE

**EASEMENT STATEMENT:**  
PROPERTY OWNERS ARE ADVISED THAT THEY ARE RESPONSIBLE FOR MAINTENANCE OF DEDICATED EASEMENTS ON THEIR PROPERTY AND MAY NOT UTILIZE THESE EASEMENTS FOR ANY PURPOSE DETRIMENTAL TO THEIR INTENDED USE (I.E., NO STRUCTURES, SEPTIC TANK FIELDS, ETC.). GRANTEE(S) OF SAID DEDICATED EASEMENTS RESERVE THE RIGHT OF ACCESS TO SUCH EASEMENTS.

- NEW BRAUNFELS UTILITIES NOTES:**
1. MAINTENANCE OF DEDICATED UTILITY EASEMENTS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. ANY USE OF AN EASEMENT, OR ANY PORTION OF IT, INCLUDING LANDSCAPING OF DRAINAGE FEATURES, IS SUBJECT TO AND SHALL NOT CONFLICT WITH THE TERMS AND CONDITIONS IN THE EASEMENT. MUST NOT ENDANGER OR INTERFERE WITH THE RIGHTS GRANTED BY THE EASEMENT TO NEW BRAUNFELS UTILITIES, ITS SUCCESSORS AND ASSIGNS, AND SHALL BE SUBJECT TO APPLICABLE PERMIT REQUIREMENTS OF THE CITY OF NEW BRAUNFELS OR ANY OTHER GOVERNING BODY. THE PROPERTY OWNER MUST OBTAIN, IN ADVANCE, WRITTEN AGREEMENT WITH THE UTILITIES TO UTILIZE THE EASEMENT, OR ANY PART OF IT.
  2. UTILITIES WILL POSSESS A 5' WIDE SERVICE EASEMENT TO THE BUILDING STRUCTURE ALONG THE SERVICE LINE TO THE SERVICE ENTRANCE. THIS EASEMENT WILL VARY DEPENDING UPON LOCATION OF BUILDING STRUCTURE AND SERVICE.
  3. UTILITIES SHALL HAVE ACCESS TO THE METER LOCATIONS FROM THE FRONT YARD AND METER LOCATIONS SHALL NOT BE LOCATED WITHIN A FENCED AREA.
  4. EACH LOT MUST HAVE ITS OWN WATER AND SEWER SERVICE AT THE OWNER/DEVELOPER'S EXPENSE.
  5. DO NOT COMBINE ANY NEW UTILITY EASEMENTS (UE) WITH DRAINAGE EASEMENTS (DE) OR MAKE CHANGES IN GRADE WITHIN THE UTILITY EASEMENTS (UE) WITHOUT WRITTEN APPROVAL FROM NEW BRAUNFELS UTILITIES.
  6. NBU IS NOT RESPONSIBLE FOR DAMAGES TO PROPERTY IMPROVEMENTS (I.E. LANDSCAPING, TREES, PAVEMENT, SIGNS, DRAINAGE STRUCTURES, PRIVATE UTILITIES, ETC.) THAT ARE PLACED IN ANY TYPE OF UTILITY EASEMENT. TO ENSURE NO CONFLICTS EXIST WITH UTILITY INFRASTRUCTURE IN THE EASEMENT, ALL SUCH IMPROVEMENTS PLACED IN ANY TYPE OF UTILITY EASEMENT MUST BE REVIEWED AND APPROVED THROUGH THE NBU EASEMENT ENCROACHMENT PROCESS. NBU DEVELOPMENT SERVICES FACILITATES THE EASEMENT ENCROACHMENT APPLICATION PROCESS.

**FLOODPLAIN NOTE:**  
THIS PROPERTY DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD AREA, ZONE "A", THE 100-YEAR FLOOD ZONE, AS DEFINED BY THE FLOOD INSURANCE RATE MAP FOR COMAL COUNTY, TEXAS ON COMMUNITY PANEL NO. 48091C0295F, EFFECTIVE DATE 9/2/2009, AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

**UTILITY PROVIDER NOTE:**  
THE PROPERTY WILL BE SERVED BY THE FOLLOWING:  
NEW BRAUNFELS UTILITIES (WATER, SEWER, ELECTRIC)  
CENTRIC (TELECOMMUNICATIONS, GAS)

**CROSS ACCESS:**  
LOT OWNER(S) SHALL PROVIDE SHARED COMMON CROSS ACCESS FOR LOT(S) 1-2, BLOCK 2.

### SUBDIVISION PLAT OF MAYFAIR - SOUTH RANSOM COMMERCIAL

10.428 ACRES OF LAND, SITUATED IN THE ANTONIO MARIA EZNAURIZAR SURVEY NUMBER 1, ABSTRACT NUMBER 1, COMAL COUNTY, TEXAS, BEING COMPRISED OF ALL OF 1.790 ACRES, DESCRIBED IN A DEED FROM SOUTHSTAR AT MAYFAIR DEVELOPER, LLC TO RANSOM RE INVESTMENT, LLC, AS RECORDED IN DOCUMENT NUMBER 202506019925 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS AND A PORTION OF 778.313 ACRES, DESCRIBED IN A DEED FROM SOUTHSTAR AT MAYFAIR, LLC TO SOUTHSTAR AT MAYFAIR DEVELOPER, LLC AS RECORDED IN DOCUMENT NUMBER 202106037786 OF THE SAID OFFICIAL PUBLIC RECORDS.

- PLAT NOTES:**
1. THIS SUBDIVISION IS NOT WITHIN THE EDWARDS AQUIFER JURISDICTIONAL ZONES.
  2. THIS SUBDIVISION IS WITHIN THE ETJ OF THE CITY OF NEW BRAUNFELS, TEXAS.
  3. FUTURE DEVELOPMENT IS SUBJECT TO CHAPTER 114 (STREETS, SIDEWALKS AND OTHER PUBLIC SPACES) OF THE NEW BRAUNFELS CODE OF ORDINANCES.
  4. THE ELEVATION OF THE LOWEST FLOOR OF A STRUCTURE SHALL BE AT LEAST 10 INCHES ABOVE THE FINISHED GRADE OF THE SURROUNDING GROUND, WHICH SHALL BE SLOPED IN A FASHION SO AS TO DIRECT STORMWATER AWAY FROM THE STRUCTURE. PROPERTIES ADJACENT TO STORMWATER CONVEYANCE STRUCTURES MUST HAVE A FLOOR SLAB ELEVATION OR BOTTOM OF FLOOR JOIST A MINIMUM OF ONE FOOT ABOVE THE 100-YEAR WATER FLOW ELEVATION IN THE STRUCTURE. DRIVEWAYS SERVING HOUSES ON THE DOWNHILL SIDE OF THE STREET SHALL HAVE A PROPERLY SIZED GROSS SWALE PREVENTING RUNOFF FROM ENTERING THE GARAGE AND SHALL PREVENT WATER FROM LEAVING THE STREET.
  5. THIS UNIT CONTAINS 2 BUIDABLE LOTS.
  6. ANY DRIVEWAY CONSTRUCTION ON COUNTY ROADS WITHIN THE UNINCORPORATED AREAS OF COMAL COUNTY MUST BE PERMITTED BY THE COMAL COUNTY ROAD DEPARTMENT.
  7. STREET TREE PLANTING WILL OCCUR WITH BUILDING PERMIT IN COMPLIANCE WITH THE MAYFAIR DDCD.
  8. THIS PLAT IS SUBJECT TO THE REQUIREMENTS AND REGULATIONS OF THE MAYFAIR DEVELOPMENT AGREEMENT, RECORDED AS DOCUMENT NO. 202206006377 AND AS AMENDED.
  9. THIS PLAT IS SUBJECT TO THE TERMS OF A UTILITY COST SHARING AGREEMENT SOUTHSTAR AT MAYFAIR, LLC. A COPY OF THE UTILITY COST SHARING AGREEMENT IS RECORDED AS DOCUMENT NO. 202206006599 IN THE OFFICIAL RECORDS OF COMAL COUNTY, TEXAS.
  10. NBU WILL ONLY SERVE WATER OR WASTEWATER TO A PLATTED LOT ONLY IF THE DEVELOPER AND LANDOWNERS COMPLY WITH THEIR OBLIGATIONS OUTLINED WITHIN THE UTILITY COST SHARING AGREEMENT SOUTHSTAR AT MAYFAIR, LLC.

- TXDOT NOTES:**
1. FOR RESIDENTIAL DEVELOPMENT DIRECTLY ADJACENT TO STATE RIGHT-OF-WAY, THE DEVELOPER SHALL BE RESPONSIBLE FOR ADEQUATE SETBACK AND/OR SOUND ABATEMENT MEASURES FOR FUTURE NOISE MITIGATION.
  2. THE OWNER/DEVELOPER IS RESPONSIBLE FOR PREVENTING ANY ADVERSE IMPACT TO THE EXISTING DRAINAGE SYSTEM WITHIN THE HIGHWAY RIGHT-OF-WAY. OUTFALLS FOR WATER QUALITY AND/OR DETENTION PONDS TREATING IMPERVIOUS COVER RELATED TO THE DEVELOPMENT AND STRUCTURES FOR REDUCTION OF DISCHARGE VELOCITY WILL NOT ENCRACH BY STRUCTURE OR GRADING INTO STATE ROW OR INTO AREAS OF ROW RESERVATION OR DEDICATION. FOR PROJECTS IN THE EDWARDS AQUIFER RECHARGE, TRANSITION OR CONTRIBUTING ZONES, PLACEMENT OF PERMANENT STRUCTURAL BEST MANAGEMENT PRACTICE DEVICES OR VEGETATIVE FILTER STRIPS WITHIN STATE ROW OR INTO AREAS OF ROW RESERVATION OR DEDICATION WILL NOT BE ALLOWED. NO NEW EASEMENTS OF ANY TYPE SHOULD BE LOCATED IN AREAS OF ROW RESERVATION OR DEDICATION.
  3. MAXIMUM ACCESS POINTS TO STATE HIGHWAY FROM THIS PROPERTY WILL BE REGULATED AS DIRECTED BY TXDOT'S, "ACCESS MANAGEMENT MANUAL" WHERE TOPOGRAPHY OR OTHER EXISTING CONDITIONS MAKE IT INAPPROPRIATE OR NOT FEASIBLE TO CONFORM TO THE CONNECTION SPACING INTERVALS, THE LOCATION OF REASONABLE ACCESS WILL BE DETERMINED WITH CONSIDERATION GIVEN TO TOPOGRAPHY, ESTABLISHED PROPERTY OWNERSHIPS, UNIQUE PHYSICAL LIMITATIONS, AND/OR PHYSICAL DESIGN CONSTRAINTS. THE SELECTED LOCATION SHOULD SERVE AS MANY PROPERTIES AND INTERESTS AS POSSIBLE TO REDUCE THE NEED FOR ADDITIONAL DIRECT ACCESS TO THE HIGHWAY. IN SELECTING LOCATIONS FOR FULL MOVEMENT INTERSECTIONS, PREFERENCE WILL BE GIVEN TO PUBLIC ROADWAYS THAT ARE ON LOCAL THOROUGHFARE PLANS.
  4. IF SIDEWALKS ARE REQUIRED BY APPROPRIATE CITY ORDINANCE, A SIDEWALK PERMIT MUST BE APPROVED BY TXDOT, PRIOR TO CONSTRUCTION WITHIN STATE RIGHT-OF-WAY. LOCATIONS OF SIDEWALKS WITHIN STATE RIGHT OF WAY SHALL BE AS DIRECTED BY TXDOT.
  5. ANY TRAFFIC CONTROL MEASURES (LEFT-TURN LANE, RIGHT-TURN LANE SIGNAL, ETC.) FOR ANY ACCESS FRONTING A STATE MAINTAINED ROADWAY SHALL BE THE RESPONSIBILITY OF THE DEVELOPER/OWNER.

**SCHOOL DISTRICT NOTE:**  
REFERENCED PROPERTY LIES WITHIN THE COMAL INDEPENDENT SCHOOL DISTRICT.

**COMMON SPACE NOTE:**  
LOT 900 BLOCK 2 IS A CHANNEL & DRAINAGE EASEMENT.

ALL AFOREMENTIONED LOTS TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION OR PROPERTY OWNER AND NOT THE CITY OF NEW BRAUNFELS.

- SIDEWALK NOTES:**
1. SIX (6) FOOT SIDEWALK IS EXISTING ALONG RANSOM DRIVE.
  2. TWELVE (12) FOOT SIDEWALK IS EXISTING ALONG GUTHRIE TRAIL.
  3. SIX (6) FOOT SIDEWALK WILL BE CONSTRUCTED BY THE DEVELOPER PER CITY STANDARDS AT THE TIME OF BUILDING PERMIT ALONG IH-35.

**PAPE-DAWSON ENGINEERS**  
1672 INDEPENDENCE DR, STE 102 | NEW BRAUNFELS, TX 78132 | 830.632.5633  
TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800  
DATE OF PREPARATION: November 14, 2025

STATE OF TEXAS  
COUNTY OF COMAL

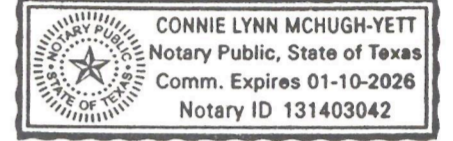
I (WE) THE UNDERSIGNED OWNER(S) OF THE LAND SHOWN ON THIS PLAT, (LOTS 2 AND 900, BLOCK 2) AND DESIGNATED HEREIN AS THE MAYFAIR - SOUTH RANSOM COMMERCIAL SUBDIVISION TO THE CITY OF NEW BRAUNFELS, COUNTY OF COMAL, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, DO HEREBY SUBDIVIDE SUCH PROPERTY AND DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, PARKS, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

OWNER: Jim Vater  
JIM VATER  
SOUTHSTAR AT MAYFAIR DEVELOPER, LLC  
A TEXAS LIMITED LIABILITY COMPANY  
2055 CENTRAL PLAZA, SUITE 110, BOX 195,  
NEW BRAUNFELS, TX 78130

STATE OF TEXAS  
COUNTY OF COMAL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 18th DAY OF November, 2025, BY Jim Vater

Connie Lynn Mchugh-Yett  
NOTARY PUBLIC, STATE OF TEXAS  
MY COMMISSION EXPIRES: 01-10-2026



STATE OF TEXAS  
COUNTY OF COMAL

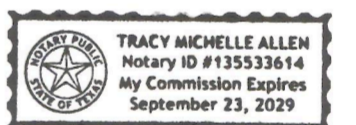
I (WE), THE UNDERSIGNED OWNER(S) OF THE LAND SHOWN ON THIS PLAT, (LOT 1, BLOCK 2) AND DESIGNATED HEREIN AS THE MAYFAIR - SOUTH RANSOM COMMERCIAL SUBDIVISION TO THE CITY OF NEW BRAUNFELS, COUNTY OF COMAL, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, DO HEREBY SUBDIVIDE SUCH PROPERTY AND DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, PARKS, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: Shakeel Badarpula  
SHAKEEL BADARPULA  
RANSOM RE INVESTMENT, LLC  
11940 JOLLYVILLE ROAD, SUITE 110N  
AUSTIN, TEXAS 78759

STATE OF TEXAS  
COUNTY OF COMAL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS DAY OF DECEMBER 01, 2025, BY SHAKEEL BADARPULA

Tracy Michelle Allen  
NOTARY PUBLIC, STATE OF TEXAS  
MY COMMISSION EXPIRES: 09/23/2029



APPROVED THIS THE 2nd DAY OF October, 2025, BY THE CITY OF NEW BRAUNFELS, TEXAS.

APPROVED FOR ACCEPTANCE

1/14/2026 Matthew Simant  
DATE for NEIGHBORHOOD AND COMMUNITY PLANNING DIRECTOR

1/5/2026 Jim Vater  
DATE CITY ENGINEER

STATE OF TEXAS  
COUNTY OF COMAL

I, Bobbie Koopp, COUNTY CLERK OF COMAL COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE ON THE 15th DAY OF January, A.D. 2026, AT 11:25 AM AND DULY RECORDED THE 15th DAY OF January, A.D. 2026, IN THE RECORDS OF MAPS AND PLATS IN SAID OFFICE, OF SAID COUNTY, IN DOCUMENT # 202600001297 IN TESTIMONY WHEREOF WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE THIS 15th DAY OF January, A.D. 2026.

Bobbie Koopp  
COUNTY CLERK, COMAL COUNTY, TEXAS

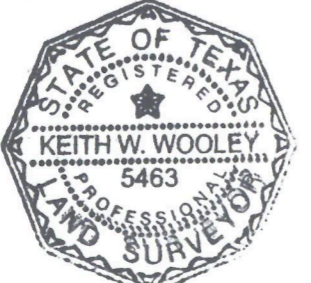


- SURVEYOR'S NOTES:**
1. MONUMENTS WERE FOUND OR SET AT EACH CORNER OF THE SURVEY BOUNDARY OF THE SUBDIVISION AS NOTED. MONUMENTS AND LOT MARKERS WILL BE SET WITH 1/2" IRON ROD WITH CAP MARKED "PAPE-DAWSON" OR MAG NAIL WITH DISK MARKED "PAPE-DAWSON" AFTER THE COMPLETION OF UTILITY INSTALLATION AND STREET CONSTRUCTION UNLESS NOTED OTHERWISE.
  2. COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE, DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORRS NETWORK.
  3. DIMENSIONS SHOWN ARE SURFACE IN US SURVEY FEET, WITH SURFACE ADJUSTMENT FACTOR: 1.00017
  4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

KNOW ALL MEN BY THESE PRESENTS:

I, THE UNDERSIGNED KEITH W. WOOLEY, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE UNDER MY SUPERVISION AND IN COMPLIANCE WITH CITY AND STATE SURVEY REGULATIONS AND LAWS AND MADE ON THE GROUND AND THAT THE CORNER MONUMENTS WERE PROPERLY PLACED UNDER MY SUPERVISION.

Keith W. Wooley  
KEITH W. WOOLEY  
REGISTERED PROFESSIONAL LAND SURVEYOR #5463  
PAPE-DAWSON ENGINEERS, INC.  
1672 INDEPENDENCE DR, STE 102  
NEW BRAUNFELS, TEXAS 78132



PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

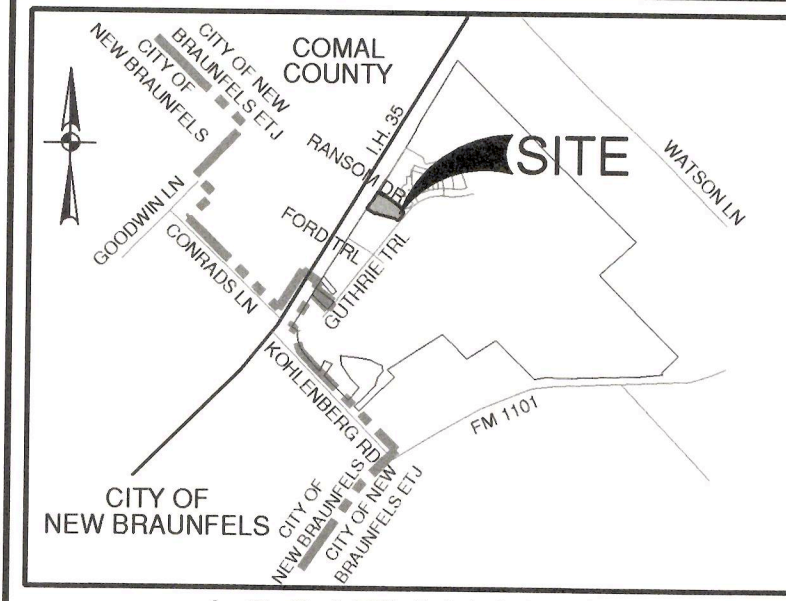
CURVE AND LINE DATA ON SHEET 2 OF 2

SHEET 1 OF 2

BY: DEPUTY Jim Vater

MAYFAIR - SOUTH RANSOM COMMERCIAL  
Civil Job No. 30002-76

202106001297



**LOCATION MAP**  
NOT-TO-SCALE

**SUBDIVISION PLAT  
OF  
MAYFAIR - SOUTH RANSOM  
COMMERCIAL**

10.428 ACRES OF LAND, SITUATED IN THE ANTONIO MARIA EZNAURIZAR SURVEY NUMBER 1, ABSTRACT NUMBER 1, COMAL COUNTY, TEXAS, BEING COMPRISED OF ALL OF 1.790 ACRES, DESCRIBED IN A DEED FROM SOUTHSTAR AT MAYFAIR DEVELOPER, LLC TO RANSOM RE INVESTMENT, LLC, AS RECORDED IN DOCUMENT NUMBER 202506019925 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS AND A PORTION OF 778.313 ACRES, DESCRIBED IN A DEED FROM SOUTHSTAR AT MAYFAIR, LLC TO SOUTHSTAR AT MAYFAIR DEVELOPER, LLC AS RECORDED IN DOCUMENT NUMBER 202106037786 OF THE SAID OFFICIAL PUBLIC RECORDS.

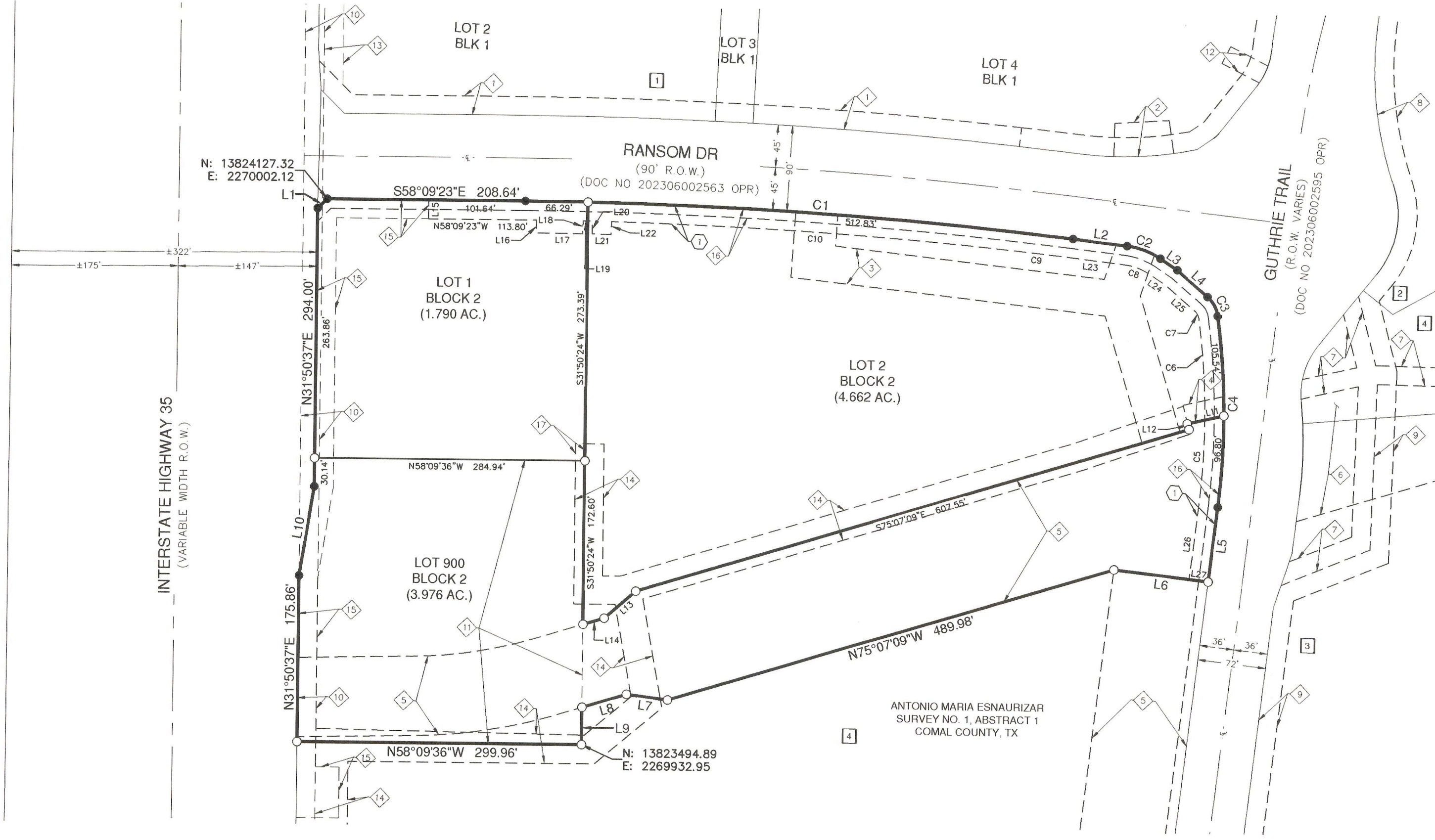
SCALE: 1" = 100'

**PAPE-DAWSON ENGINEERS**  
1672 INDEPENDENCE DR, STE 102 | NEW BRAUNFELS, TX 78132 | 830.632.5633  
TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800  
DATE OF PREPARATION: December 17, 2025

- LEGEND**
- MPR MAP AND PLAT RECORDS OF COMAL COUNTY, TEXAS  
DR DEED RECORDS OF COMAL COUNTY, TEXAS  
OPR OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS
- VOL VOLUME  
PG PAGE(S)  
DOC DOCUMENT NUMBER  
ETJ EXTRATERRITORIAL JURISDICTION
- AC ACRE(S)  
BLK BLOCK  
ROW RIGHT-OF-WAY
- SET 1/2" IRON ROD (PD)  
● FOUND TxDOT MONUMENTATION (TYPE I, II OR III)  
● FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) (SURVEYOR)
- CITY LIMITS OF (CITY NAME)  
--- ORIGINAL SURVEY/COUNTY LINE  
--- CENTERLINE

**KEY NOTES LEGEND**

- ① VARIABLE WIDTH UTILITY EASEMENT
- ② 20' UTILITY EASEMENT (DOC NO 202206046252, OPR)
- ③ VARIABLE WIDTH DRAINAGE EASEMENT (DOC NO 202206045656, OPR)
- ④ VARIABLE WIDTH DRAINAGE EASEMENT (DOC NO 202206045654, OPR)
- ⑤ VARIABLE WIDTH DRAINAGE EASEMENT (DOC NO 202206045700, OPR)
- ⑥ VARIABLE WIDTH DRAINAGE EASEMENT (DOC NO 202206045657, OPR)
- ⑦ 20' SANITARY SEWER EASEMENT (DOC NO 202206046287, OPR)
- ⑧ 20' UTILITY AND DRAINAGE ACCESS EASEMENT (DOC NO 202206046290, OPR)
- ⑨ 20' UTILITY EASEMENT (DOC NO 202206046292, OPR)
- ⑩ 20' PIPELINE EASEMENT (VOL 143, PG 362, DR)
- ⑪ CHANNEL EASEMENT (DOC 106, PG 494, DR)
- ⑫ 20' SANITARY SEWER EASEMENT (DOC NO 202206046285, OPR)
- ⑬ 20' PUBLIC UTILITY EASEMENT (CONCURRENT PLATTING)
- ⑭ VARIABLE WIDTH NBU UTILITY EASEMENT (DOC NO 202506038360, OPR)
- ⑮ VARIABLE WIDTH UTILITY EASEMENT (DOC NO 202406033750, OPR)
- ⑯ 10' UTILITY EASEMENT (DOC NO 202306030216, OPR)
- ⑰ 10' UTILITY EASEMENT (DOC NO 202506039607, OPR)
- 1 MAYFAIR - NORTH RANSOM COMMERCIAL (CONCURRENT PLATTING)
- 2 MAYFAIR - PARCEL EA-2 (DOC NO 202306002558, OPR)
- 3 MAYFAIR - PARCEL EA-3 (DOC NO 202306002618, OPR)
- 4 778.313 ACRES SOUTHSTAR AT MAYFAIR, LLC (DOC NO 202106037786, OPR)



**LINE TABLE**

LINE #	BEARING	LENGTH
L1	N76°50'37"E	14.14'
L2	S51°27'35"E	57.38'
L3	S24°34'56"E	21.56'
L4	S17°08'17"E	42.56'
L5	S38°32'25"W	79.51'
L6	N51°27'35"W	100.00'
L7	N50°53'29"W	43.86'
L8	N75°07'09"W	48.75'
L9	S31°50'24"W	39.58'
L10	N40°54'37"E	95.19'
L11	S71°03'32"E	39.31'
L12	N14°52'51"E	6.32'
L13	N80°39'11"E	43.86'
L14	S75°07'09"E	23.14'

**LINE TABLE**

LINE #	BEARING	LENGTH
L15	N31°50'37"E	20.00'
L16	N32°17'13"E	13.53'
L17	N57°39'26"W	48.82'
L18	S33°00'29"W	13.58'
L19	N57°23'17"W	10.02'
L20	N33°00'29"E	13.58'
L21	N57°12'52"W	20.00'
L22	S33°00'29"W	13.58'
L23	N51°20'38"W	57.17'
L24	N24°34'56"W	20.26'
L25	N17°08'17"W	41.26'
L26	N38°32'25"E	79.51'
L27	N51°27'35"W	20.00'

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C1	4955.00'	6°41'48"	S54°48'29"E	578.80'	579.13'
C2	81.00'	26°52'39"	S38°01'15"E	37.65'	38.00'
C3	33.00'	40°52'19"	S31°17'53"W	23.04'	23.54'
C4	783.00'	14°48'23"	S31°08'14"W	201.78'	202.34'
C5	763.00'	7°05'01"	N34°59'54"E	94.27'	94.33'
C6	763.00'	7°43'22"	N27°35'43"E	102.76'	102.84'
C7	13.00'	40°52'19"	N31°17'53"E	9.08'	9.27'
C8	61.00'	26°53'43"	N38°01'47"W	28.37'	28.63'
C9	3810.00'	1°00'39"	N51°50'58"W	67.22'	67.23'
C10	5150.00'	4°39'25"	N54°41'00"W	418.46'	418.58'

MAYFAIR - SOUTH RANSOM COMMERCIAL  
Civil Job No. 30002-76