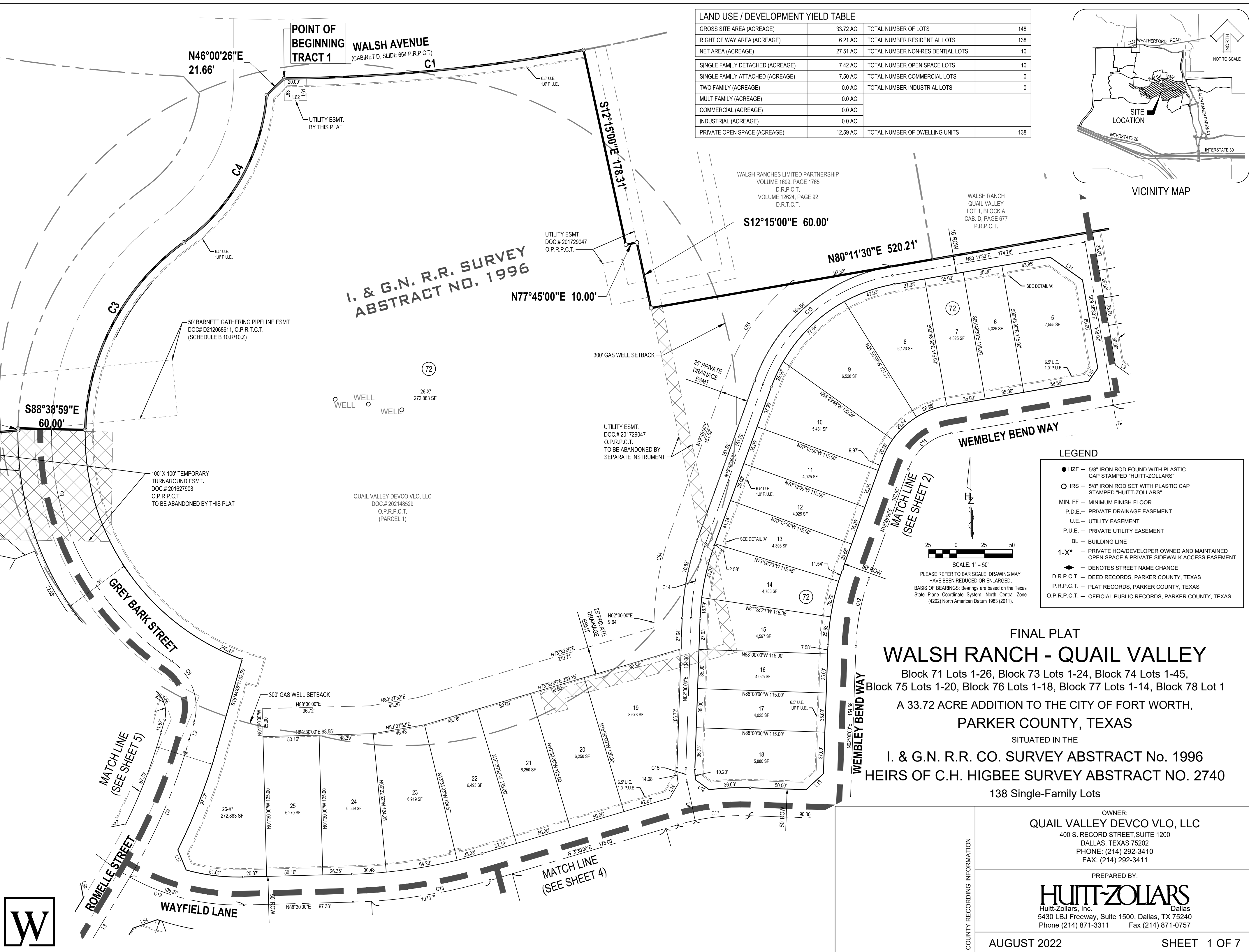
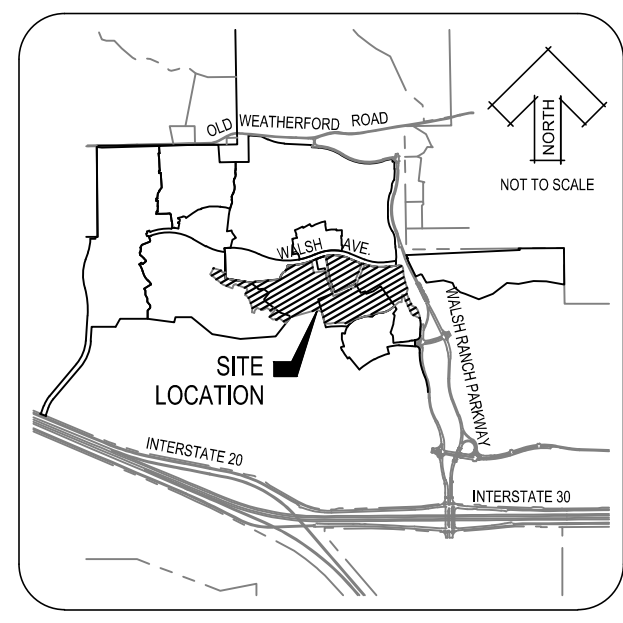


DWG: \\HZDALLAS\disk3\Survey\30306100-Walsh Ranch\02-Quail Valley\PA3E05.11 Survey\10 CADD & BIM\10.15 Mapping\Dwg\PL - Platting\WR_Final Plat_Village.dwg USER: bcclie
 DATE: Aug 15, 2022 10:25am XREFS: 306100_Ext_BNDY and ESMT_306139_Prop_Base_LotLayout_306124_RD_PA2_Lot_Base WR_Final Plat_Village_BD_306103_RD_Phase 02_Lot_Base 306102_RD_School_Base



LAND USE / DEVELOPMENT YIELD TABLE			
GROSS SITE AREA (ACREAGE)	33.72 AC.	TOTAL NUMBER OF LOTS	148
RIGHT OF WAY AREA (ACREAGE)	6.21 AC.	TOTAL NUMBER RESIDENTIAL LOTS	138
NET AREA (ACREAGE)	27.51 AC.	TOTAL NUMBER NON-RESIDENTIAL LOTS	10
SINGLE FAMILY DETACHED (ACREAGE)	7.42 AC.	TOTAL NUMBER OPEN SPACE LOTS	10
SINGLE FAMILY ATTACHED (ACREAGE)	7.50 AC.	TOTAL NUMBER COMMERCIAL LOTS	0
TWO FAMILY (ACREAGE)	0.0 AC.	TOTAL NUMBER INDUSTRIAL LOTS	0
MULTIFAMILY (ACREAGE)	0.0 AC.		
COMMERCIAL (ACREAGE)	0.0 AC.		
INDUSTRIAL (ACREAGE)	0.0 AC.		
PRIVATE OPEN SPACE (ACREAGE)	12.59 AC.	TOTAL NUMBER OF DWELLING UNITS	138



WALSH RANCHES LIMITED PARTNERSHIP
 VOLUME 1699, PAGE 1765
 D.R.P.C.T.
 VOLUME 12624, PAGE 92
 D.R.T.C.T.

WALSH RANCH
 QUAIL VALLEY
 LOT 1, BLOCK A
 CAB. D, PAGE 677
 P.R.P.C.T.

LEGEND

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SCALE: 1" = 50'

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 138 Single-Family Lots

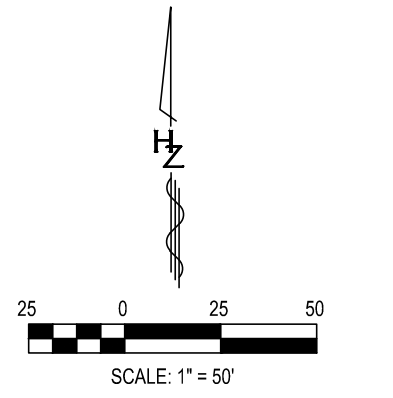
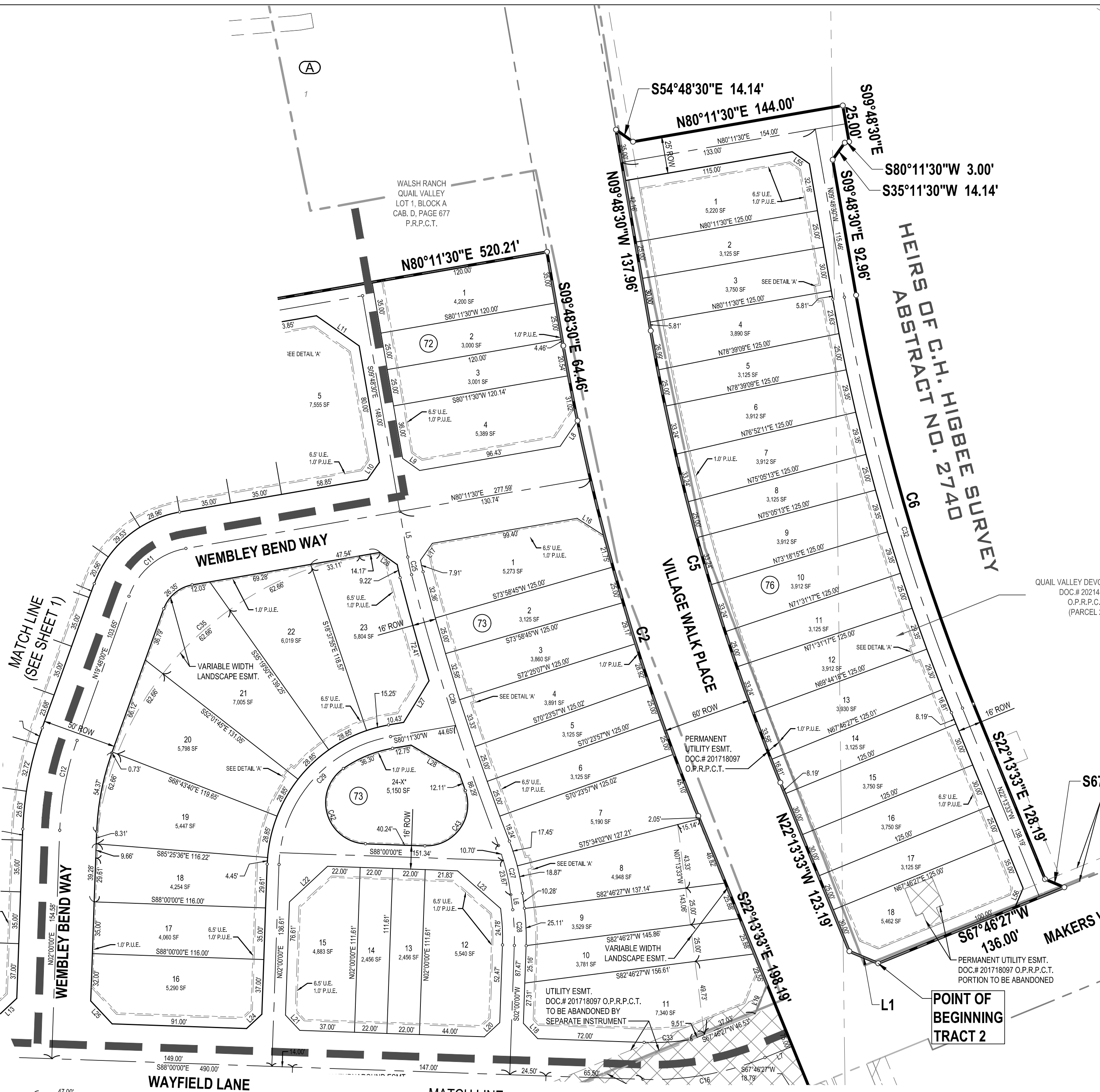
COUNTY RECORDING INFORMATION

OWNER:
QUAIL VALLEY DEVCO VLO, LLC
 400 S. RECORD STREET, SUITE 1200
 DALLAS, TEXAS 75202
 PHONE: (214) 292-3410
 FAX: (214) 292-3411

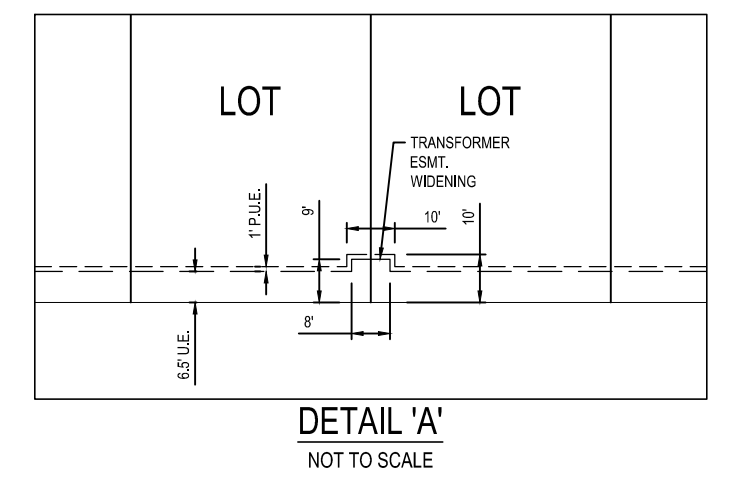
PREPARED BY:
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 Huitt-Zollars, Inc. Dallas
 5430 LBJ Freeway, Suite 1500, Dallas, TX 75240
 Phone (214) 871-3311 Fax (214) 871-0757

AUGUST 2022 SHEET 1 OF 7

DWG: \\HZDALLAS\disk3\Survey\30306100-Walsh Ranch\02-Quail Valley\PA3E05.11 Survey\10 CADD & BIM\10.15 Mapping\Dwg\PL - Platting\WR_Final Plat_Village.dwg USER: bccle
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WALSH RANCHES LIMITED PARTNERSHIP
 VOLUME 1699, PAGE 1765
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 VOLUME 12624, PAGE 92
 D.R.T.C.T.

QUAIL VALLEY DEVCO VLO, LLC
 DOC.# 202148529
 O.P.R.P.C.T.
 (PARCEL 2)

PERMANENT UTILITY ESMT.
 DOC.# 201718097
 O.P.R.P.C.T.

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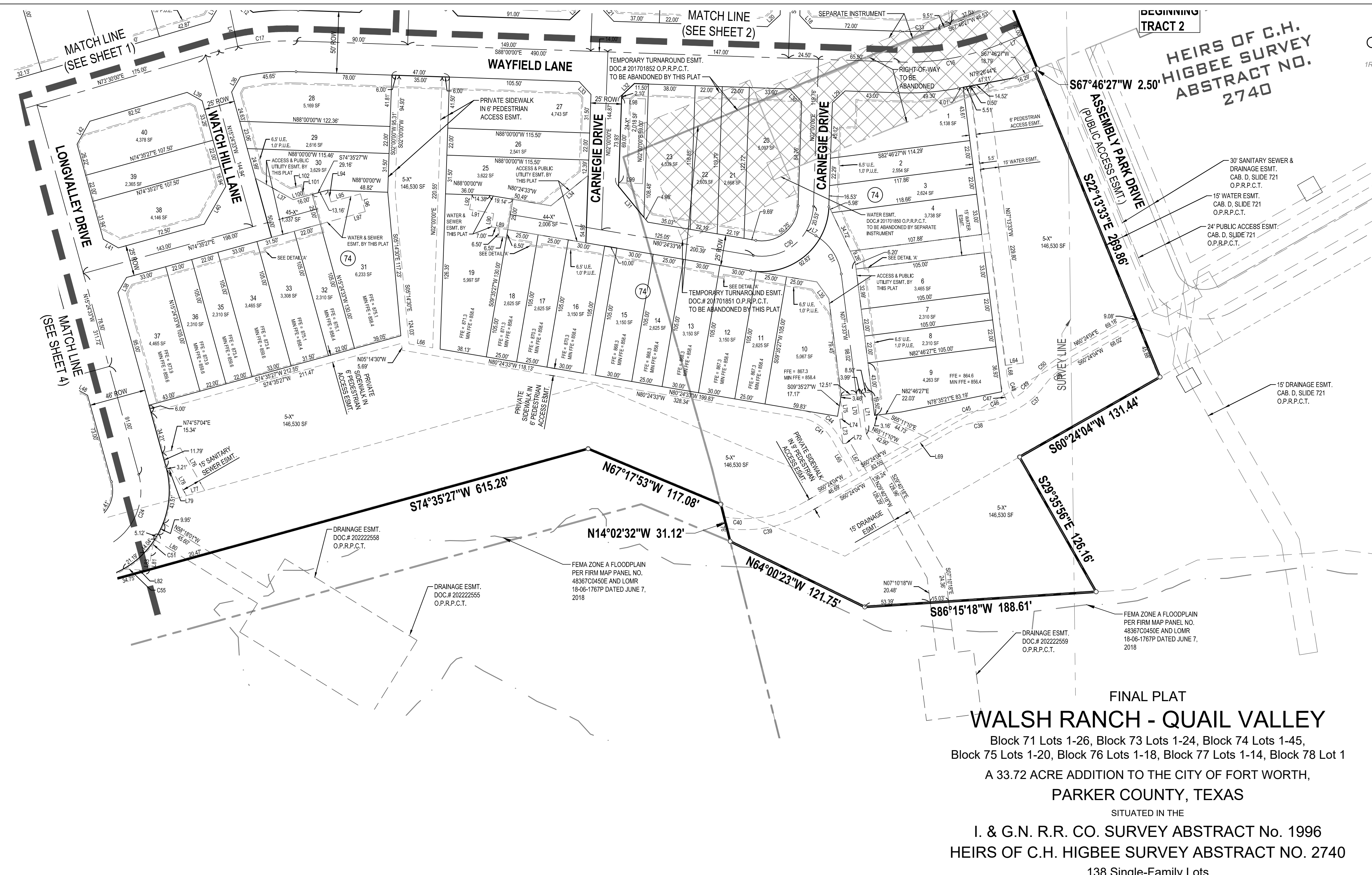
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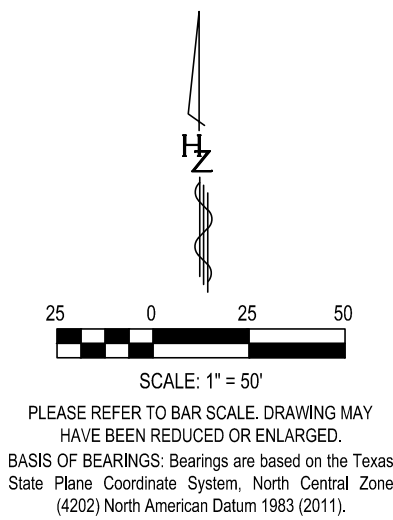
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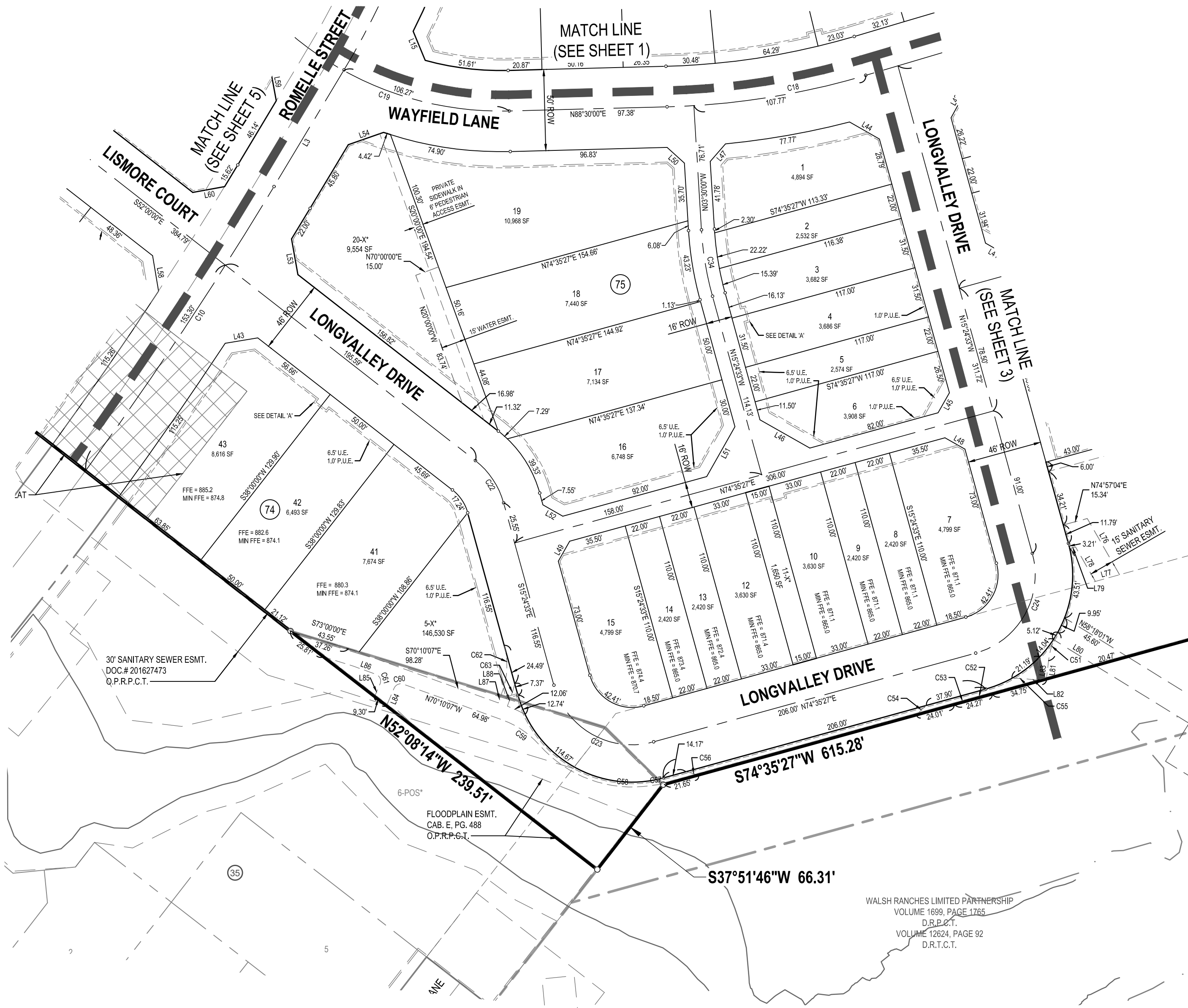
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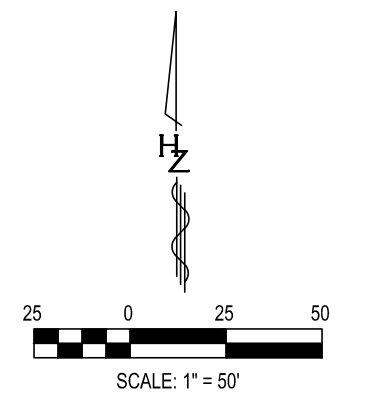
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	AUGUST 2022 SHEET 3 OF 7

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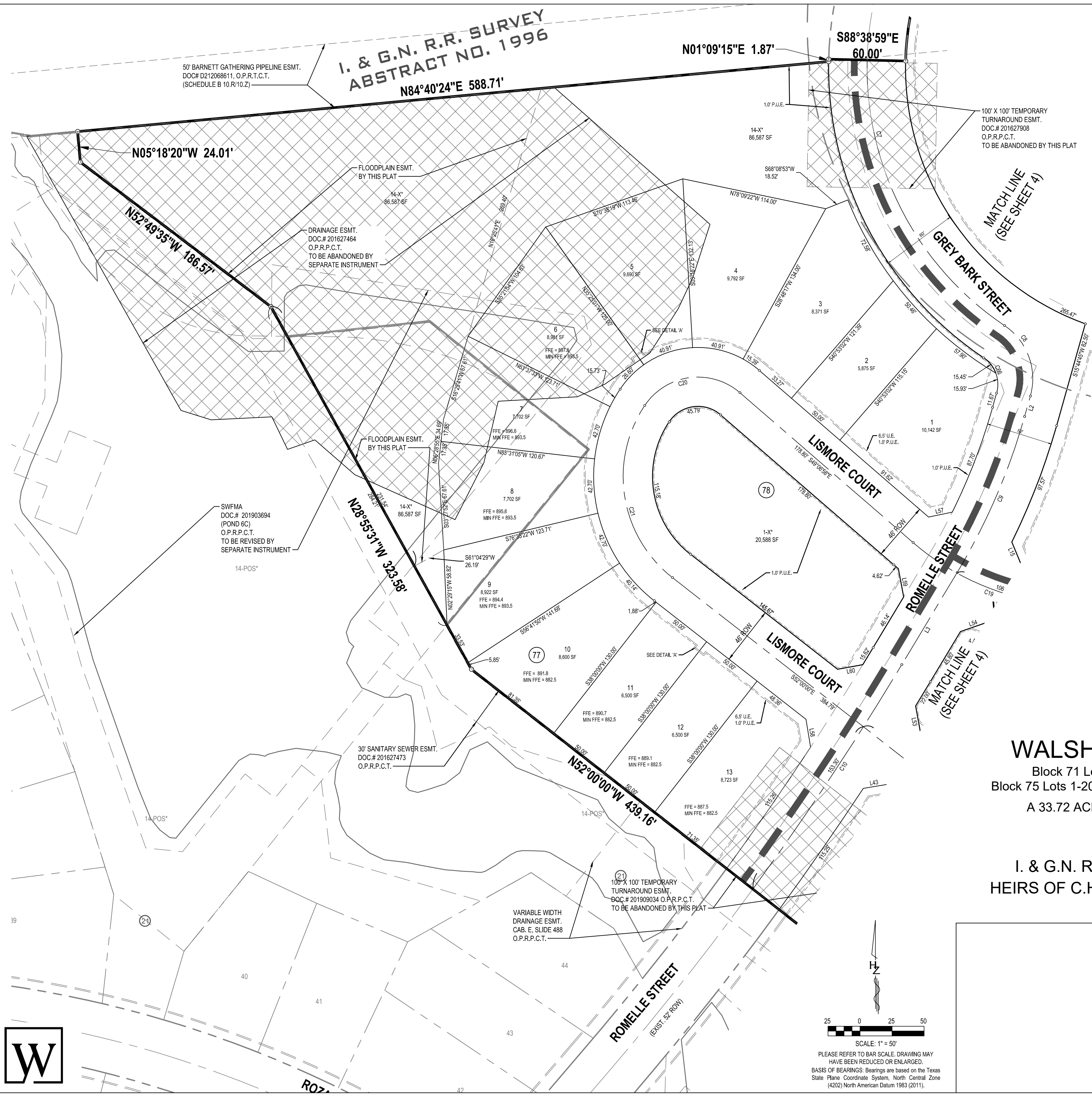
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AUGUST 2022	SHEET 4 OF 7

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