

Z:\54705-WOODS ROAD\PLAT\122549\20240207.-FINAL-LEGALPLAT-CORNER AT KINGSLAND-54705-P122549.DWG -- DHERNANDEZ -- 02/16/24

UNRESTRICTED RESERVE "A"
JORDAN RANCH DISTRIBUTION CENTER
W.C.C.F. NO. 2104124

KINGSLAND BOULEVARD
100' R.O.W.
(TO BE RECORDED)

R=1,950.02'
D=25°18'43"
L=861.47'
CB=N 88°02'47" E
C=854.48'

268.51'

P.O.B.

FND 5/8" IRC "MSG"

146.84'

N 32°04'54" E 97.48'

LIFT STATION EASEMENT
W.C.C.F. NO. 2011847

3

RESTRICTED
RESERVE "E"

KINGSLAND RANCH
LOGISTICS PARK
W.C.C.F. NO. 231498

N 11°07'30" W 595.74'

50' PHILLIPS PETROLEUM CO. ESMT.
VOL. 130, PG. 600, W.C.D.R.

30' SANITARY SEWER EASEMENT
W.C.C.F. NO. 2011849

N 11°07'35" W 424.85'

1

RESTRICTED
RESERVE "C"

3.4017 AC. / 148,176 SQ. FT.
(RESTRICTED TO DETENTION USE)

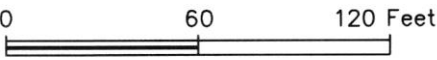
911 ADDRESSING:
30265 KINGSLAND BLVD
BROOKSHIRE TX 77423

SEE SHEET 11

SEE SHEET 8



NORTH



GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
CORNER AT
KINGSLAND

A SUBDIVISION OF
18.204 ACRES / 792,962 SQ. FT.
SITUATED IN THE
H.T.&C. R.R. CO. SURVEY,
SECTION 101, ABSTRACT NO. 168
WALLER COUNTY, TEXAS
1 BLOCK 3 RESERVES
JANUARY 2024

UNRESTRICTED RESERVE "A"
JORDAN RANCH DISTRIBUTION CENTER
W.C.C.F. NO. 2104124

KINGSLAND BOULEVARD

100' R.O.W.
(TO BE RECORDED)

R=1,950.02'

D=25°18'43"

L=861.47'

CB=N 88°02'47" E

C=854.48'

TBM J



446.12'

35' BUILDING LINE

15' S.S.E.

W.C.C.F. NO. 2305794

①

UNRESTRICTED RESERVE "A"

11.3931 AC. / 496,282 SQ. FT.

S 01°56'53" E 501.78'

SEE SHEET 12



NORTH

0 60 120 Feet

GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
**CORNER AT
KINGSLAND**

A SUBDIVISION OF
18.204 ACRES / 792,962 SQ. FT.
SITUATED IN THE
H.T.&C. R.R. CO. SURVEY,
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1 BLOCK 3 RESERVES
JANUARY 2024

SEE SHEET 7

SEE SHEET 9

UNRESTRICTED RESERVE "A"
JORDAN RANCH DISTRIBUTION CENTER
W.C.C.F. NO. 2104124

KINGSLAND BOULEVARD
100' R.O.W.
(TO BE RECORDED)

FND 5/8" IRC "WINDROSE"

S 79°17'52" E 513.46'

261.49'

N 01°56'53" W 530.94'

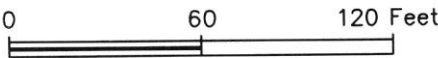
①

UNRESTRICTED RESERVE "A"
11.3931 AC. / 496,282 SQ. FT.

SEE SHEET 13



NORTH



GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
CORNER AT
KINGSLAND

A SUBDIVISION OF
18.204 ACRES / 792,962 SQ. FT.
SITUATED IN THE
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JANUARY 2024

UNRESTRICTED RESERVE "A"
JORDAN RANCH DISTRIBUTION CENTER
W.C.C.F. NO. 2104124

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 01°42'50" E	33.72'

CURVE CHART					
CURVE	RADIUS	DELTA	LENGTH	BEARING	CHORD
C1	2,050.00'	1°21'37"	48.67'	S 79°58'41" E	48.67'
C2	25.00'	78°56'39"	34.45'	S 41°11'10" E	31.79'

KINGSLAND BOULEVARD
100' R.O.W.
(TO BE RECORDED)

KINGSLAND BOULEVARD
100' R.O.W.
W.C.C.F. NO. 1806479

S 79°17'52" E 513.46'
251.97'

FND 5/8" IRC "WINDROSE"

SET 5/8" IRC "WINDROSE"
X: 2,951,388.115 (GRID)
Y: 13,840,289.590 (GRID)

WATER METER EASEMENT
W.C.C.F. NO. 2401621

SET 5/8" IRC
"WINDROSE"

25' BUILDING LINE

①
UNRESTRICTED RESERVE "B"
3.4092 AC. / 148,504 SQ. FT.

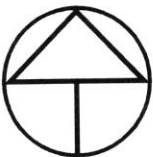
10' W.L.E.
W.C.C.F. NO. 2305795

R=1,750.00' D=13°27'58"
L=411.30'
CH=S 05°01'09" W 410.35'

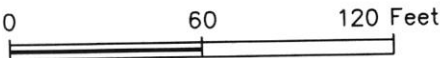
JORDAN RANCH BOULEVARD
100' R.O.W.
W.C.C.F. NOS. 160050, 1600052, &
1805479, VOL. 1419, PG. 751 &
VOL. 1446, PG. 32, W.C.D.R.

CENTER AT KINGSLAND
(TO BE RECORDED)

SEE SHEET 13



NORTH



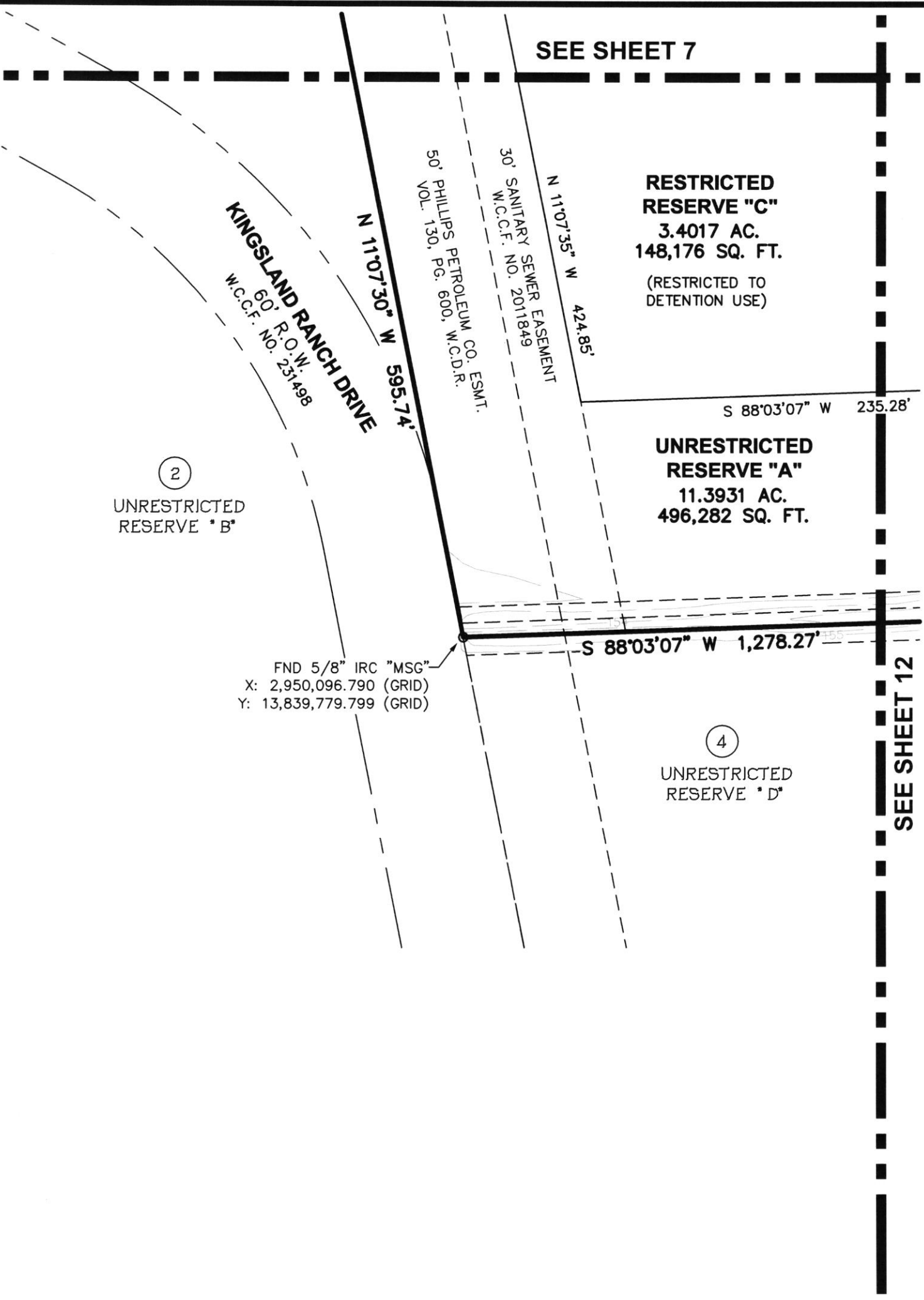
GRAPHIC SCALE: 1" = 60'

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A SUBDIVISION OF
18.204 ACRES / 792,962 SQ. FT.
SITUATED IN THE
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WALLER COUNTY, TEXAS

1 BLOCK 3 RESERVES
JANUARY 2024

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SEE SHEET 7

**RESTRICTED
RESERVE "C"**
3.4017 AC.
148,176 SQ. FT.
(RESTRICTED TO
DETENTION USE)

**UNRESTRICTED
RESERVE "A"**
11.3931 AC.
496,282 SQ. FT.

(2)
UNRESTRICTED
RESERVE "B"

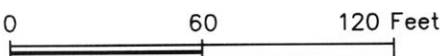
FND 5/8" IRC "MSG"
X: 2,950,096.790 (GRID)
Y: 13,839,779.799 (GRID)

(4)
UNRESTRICTED
RESERVE "D"

SEE SHEET 12



NORTH



GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
**CORNER AT
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A SUBDIVISION OF
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JANURY 2024

Z:\54705-WOODS ROAD\PLAT\P122549\20240207.-FINAL-LEGALPLAT-CORNER AT KINGSLAND-54705-P122549.DWG - DHERNANDEZ - 02/16/24

SEE SHEET 8

①

UNRESTRICTED RESERVE "A"

11.3931 AC. / 496,282 SQ. FT.

235.28'

R=19.00'
D=90°00'00"
L=29.85'
CB=S 43°03'07" W
C=26.87'

7' UTILITY EASEMENT
W.C.C.F. NO. 2012187

1014.61'

S 88°03'07" W 1,278.27'

④

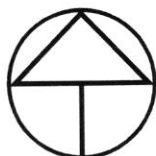
UNRESTRICTED
RESERVE "D"

KINGSLAND RANCH LOGISTICS PARK

W.C.C.F. NO. 231498

SEE SHEET 11

SEE SHEET 13



NORTH

0 60 120 Feet

GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
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SITUATED IN THE
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WALLER COUNTY, TEXAS

1 BLOCK 3 RESERVES

JANURY 2024

SEE SHEET 9

911 ADDRESSING:

401-407 OLYMPIC LANE
410-453 BRANCHWOOD LANE
404-439 RIVIERA LANE
401-412 ALPINE LANE
400-408 SUMMERSET LANE
403-425 VINTAGE LANE

①

UNRESTRICTED RESERVE "A"

11.3931 AC. / 496,282 SQ. FT.

N 01°56'53" W 530.94'

8' AERIAL EASEMENT
W.C.C.F. NO. 2012187

10' AERIAL EASEMENT
W.C.C.F. NO. 2303130

10' EASEMENT
W.C.C.F. NO. 2303130

S 88°03'07" W 1,278.27'

④

UNRESTRICTED
RESERVE "D"

KINGSLAND RANCH LOGISTICS PARK
W.C.C.F. NO. 231498

SEE SHEET 14

SEE SHEET 12



NORTH

0 60 120 Feet

GRAPHIC SCALE: 1" = 60'

FINAL PLAT OF
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WALLER COUNTY, TEXAS

I BLOCK 3 RESERVES

JANURY 2024

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SEE SHEET 13

SEE SHEET 9

911 ADDRESSING:

400-417 N. TURNBERRY LANE
402-410 S. TURNBERRY LANE

①

UNRESTRICTED RESERVE "B"
3.4092 AC. / 148,504 SQ. FT.

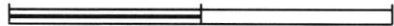
④

UNRESTRICTED
RESERVE "D"



NORTH

0 60 120 Feet



GRAPHIC SCALE: 1" = 60 '

25' BUILDING LINE

$R=1,750.00'$ $D=13^{\circ}27'58''$
 $L=411.30'$

$CH=S\ 05^{\circ}01'09''\ W\ 410.35'$

JORDAN RANCH BOULEVARD

100' R.O.W.
W.C.C.F. NOS. 160050, 1600052, &
1805479, VOL. 1419, PG. 751 &
VOL. 1446, PG. 32, W.C.D.R.

SET 5/8" IRC "WINDROSE"
X: 2,951,374.154 (GRID)
Y: 13,839,823.246 (GRID)

CALLED 0.5846 ACRES
WALLER COUNTY, TEXAS
VOL. 1446, PG. 32, W.C.D.R.

40' R.O.W. EASEMENT
VOL. 331, PG. 210, W.C.D.R.

WILLOW CREEK FARMS
PHASE II, SEC 2
VOL. 1419, PG. 751, W.C.D.R.

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1 BLOCK 3 RESERVES

JANUARY 2024