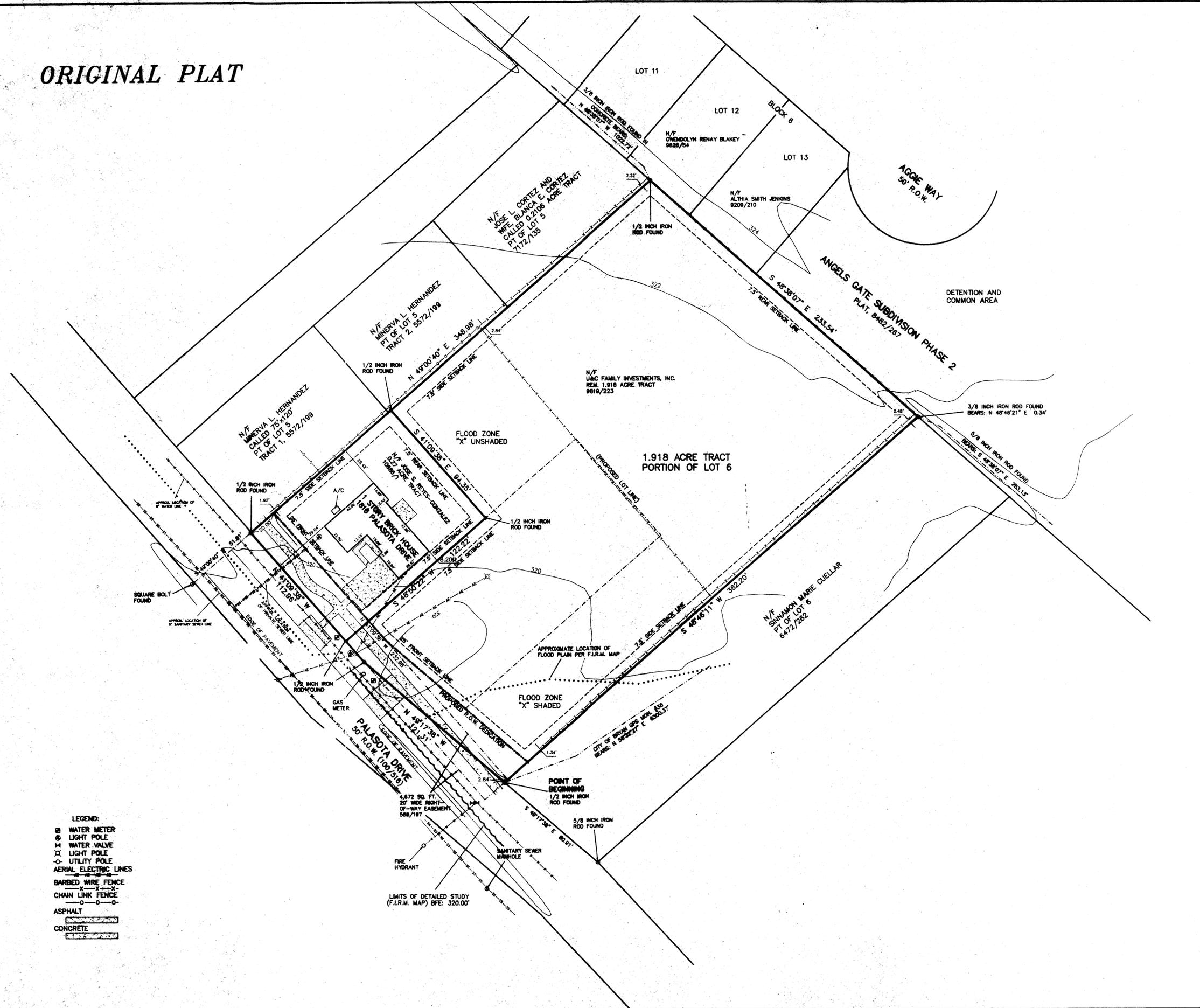
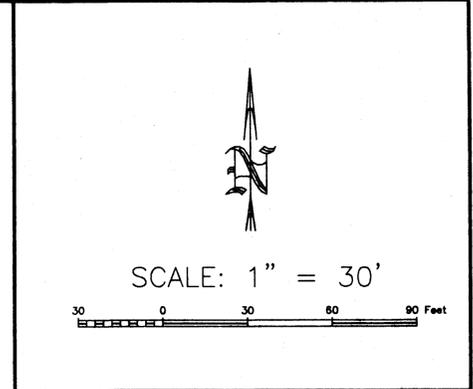


ORIGINAL PLAT



METES AND BOUNDS DESCRIPTION OF A 1.918 ACRE TRACT S. F. AUSTIN LEAGUE #9, A-62 BRYAN, BRAZOS COUNTY, TEXAS

METES AND BOUNDS DESCRIPTION OF ALL THAT CERTAIN TRACT OF LAND LYING AND BEING SITUATED IN THE S. F. AUSTIN LEAGUE NO. 9, ABSTRACT NO. 62, BRYAN, BRAZOS COUNTY, TEXAS. SAID TRACT BEING A PORTION OF LOT 5, W. J. COULTER SUBDIVISION, ACCORDING TO THE PLAT RECORDED IN VOLUME 101, PAGE 353 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS. SAID TRACT BEING ALL OF A CALLED 0.27 ACRE TRACT AS DESCRIBED BY A DEED TO JOSE S. REYES-GONZALEZ RECORDED IN VOLUME 10086, PAGE 1 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS, AND THE REMAINDER OF A CALLED 1.918 ACRE TRACT AS DESCRIBED BY A DEED TO U&C FAMILY INVESTMENTS, INC. RECORDED IN VOLUME 9819, PAGE 223 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS.

SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD FOUND ON THE NORTHEAST LINE OF PALASOTA DRIVE MARKING THE SOUTH CORNER OF SAID REMAINDER OF 1.918 ACRE TRACT AND THE WEST CORNER OF A CALLED TRACT OF LAND AS DESCRIBED BY A DEED TO SINNAMON MARIE CUELLAR RECORDED IN VOLUME 6472, PAGE 282 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS;

THENCE: N 49° 17' 38" W ALONG THE NORTHEAST LINE OF PALASOTA DRIVE FOR A DISTANCE OF 121.31 FEET TO A 1/2 INCH IRON ROD FOUND MARKING AN ANGLE POINT IN SAID LINE;

THENCE: N 41° 09' 38" W CONTINUING ALONG THE NORTHEAST LINE OF PALASOTA DRIVE FOR A DISTANCE OF 112.96 FEET TO A 1/2 INCH IRON ROD FOUND MARKING THE WEST CORNER OF SAID 0.27 ACRE TRACT AND THE SOUTH CORNER OF LOT 5, W. J. COULTER SUBDIVISION;

THENCE: N 49° 00' 40" E ALONG THE COMMON LINE OF SAID LOT 6 AND SAID LOT 5, SAME BEING THE NORTHWEST LINE OF SAID 0.27 ACRE TRACT AND SAID REMAINDER OF 1.918 ACRE TRACT, FOR A DISTANCE OF 348.98 FEET TO A 1/2 INCH IRON ROD FOUND ON THE SOUTHWEST LINE OF ANGELS GATE SUBDIVISION, PHASE 2, ACCORDING TO THE PLAT RECORDED IN VOLUME 8482, PAGE 287 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS, MARKING THE NORTH CORNER OF SAID REMAINDER OF 1.918 ACRE TRACT;

THENCE: S 48° 38' 07" E ALONG THE COMMON LINE OF SAID REMAINDER OF 1.918 ACRE TRACT AND ANGELS GATE SUBDIVISION, PHASE 2, FOR A DISTANCE OF 233.54 FEET TO THE COMMON CORNER OF SAID REMAINDER OF 1.918 ACRE TRACT AND THE AFOREMENTIONED CUELLAR TRACT, FOR REFERENCE A 3/8 INCH IRON ROD FOUND BEARS: N 48° 46' 21" E FOR A DISTANCE OF 0.34 FEET;

THENCE: S 48° 46' 11" W THROUGH SAID LOT 6 AND ALONG THE COMMON LINE OF SAID REMAINDER OF 1.918 ACRE TRACT AND SAID CUELLAR TRACT FOR A DISTANCE OF 382.20 FEET TO THE POINT OF BEGINNING CONTAINING 1.918 ACRES OF LAND, MORE OR LESS, AS SURVEYED ON THE GROUND. BEARING SYSTEM SHOWN HEREIN IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.

BRAD KERR
REGISTERED PROFESSIONAL
LAND SURVEYOR No. 4502

SHEET 2 OF 2
SEE SHEET 1 FOR REPLAT

REPLAT
OF
A PORTION OF LOT 6
W. J. COULTER SUBDIVISION
of the **MORILLE TRACT**
VOLUME 101, PAGE 353
TO CREATE
LOTS 6R-1, 6R-2 & 6R-3
W. J. COULTER SUBDIVISION
of the **MORILLE TRACT**
1.918 ACRES, S. F. AUSTIN #9, A-62
BRYAN, BRAZOS COUNTY, TEXAS

SCALE: 1 INCH = 30 FEET
SURVEY DATE: 03-25-14
PLAT DATE: 04-06-14
REVISED: 05-06-14
JOB NUMBER: 14-173
CAD NAME: 14-173

CRS FILE: BOT (cont); 12-133 (job)

PREPARED BY: KERR SURVEYING, LLC
408 N. TEXAS AVENUE
BRYAN, TEXAS 77803
PHONE (979) 288-3195

PREPARED FOR: U&C FAMILY INVESTMENTS
809 UNIVERSITY DRIVE E.
COLLEGE STATION, TEXAS 77840
PHONE (979) 575-8808

Development Services
MAY 06 2014
RECEIVED

- LEGEND:
- ⊠ WATER METER
 - ⊙ LIGHT POLE
 - ⊕ WATER VALVE
 - ⊗ LIGHT POLE
 - ⊖ UTILITY POLE
 - AERIAL ELECTRIC LINES
 - BARBED WIRE FENCE
 - CHAIN LINK FENCE
 - ASPHALT
 - CONCRETE

LIMITS OF DETAILED STUDY (F.L.R.M. MAP) BFE: 320.00'