

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, JIM E. BATSON, Owner and Developer of the land shown on this plat, and designated herein as the BATSON ADDITION PHASE ONE to the City of Bryan, Texas, and whose name(s) is/are subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed.

*Jim E. Batson*

STATE OF TEXAS  
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Jim E. Batson, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and consideration therein expressed.  
Given under my hand and seal on this 7th day of February, 1979.



*Donald Garrett*  
Notary Public, Brazos County, Tx.

CERTIFICATION BY THE COUNTY CLERK

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Frank Bariscki, County Clerk, in and for the said County, do hereby certify that this plat together with its certificates of authentication was filed for record in my office the 19 day of March, 1979, in the Deed Records of Brazos County, Volume 420, Page 77.

*Frank Bariscki*  
County Clerk, Brazos County, Tx.

APPROVAL OF THE PLANNING COMMISSION

I, D.D. WILLIAMSON, Chairman of the City Planning Commission of the City of Bryan, State of Texas, hereby certify that the attached plat was duly filed for approval with the City Planning Commission of the City of Bryan, Texas on the 19 day of FEB, 1979, and same was duly approved on the 1 day of MARCH, 1979 by said Commission.

*D.D. Williamson*  
Chairman, City Planning Commission  
Bryan, Texas

CERTIFICATION BY THE CITY PLANNER

I, the undersigned, City Planner of the City of Bryan, hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City of Bryan, Texas.

*Haluk Nilsen*  
City Planner, Bryan, Texas

CERTIFICATION OF THE SURVEYOR

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Donald D. Garrett, Registered Professional Engineer, No. 28790 in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

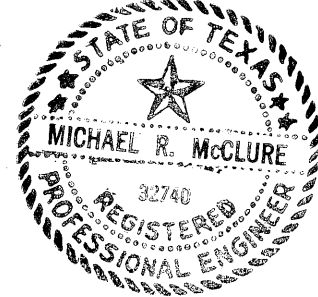
*Donald D. Garrett*  
Registered Professional Engineer

CERTIFICATION BY THE ENGINEER

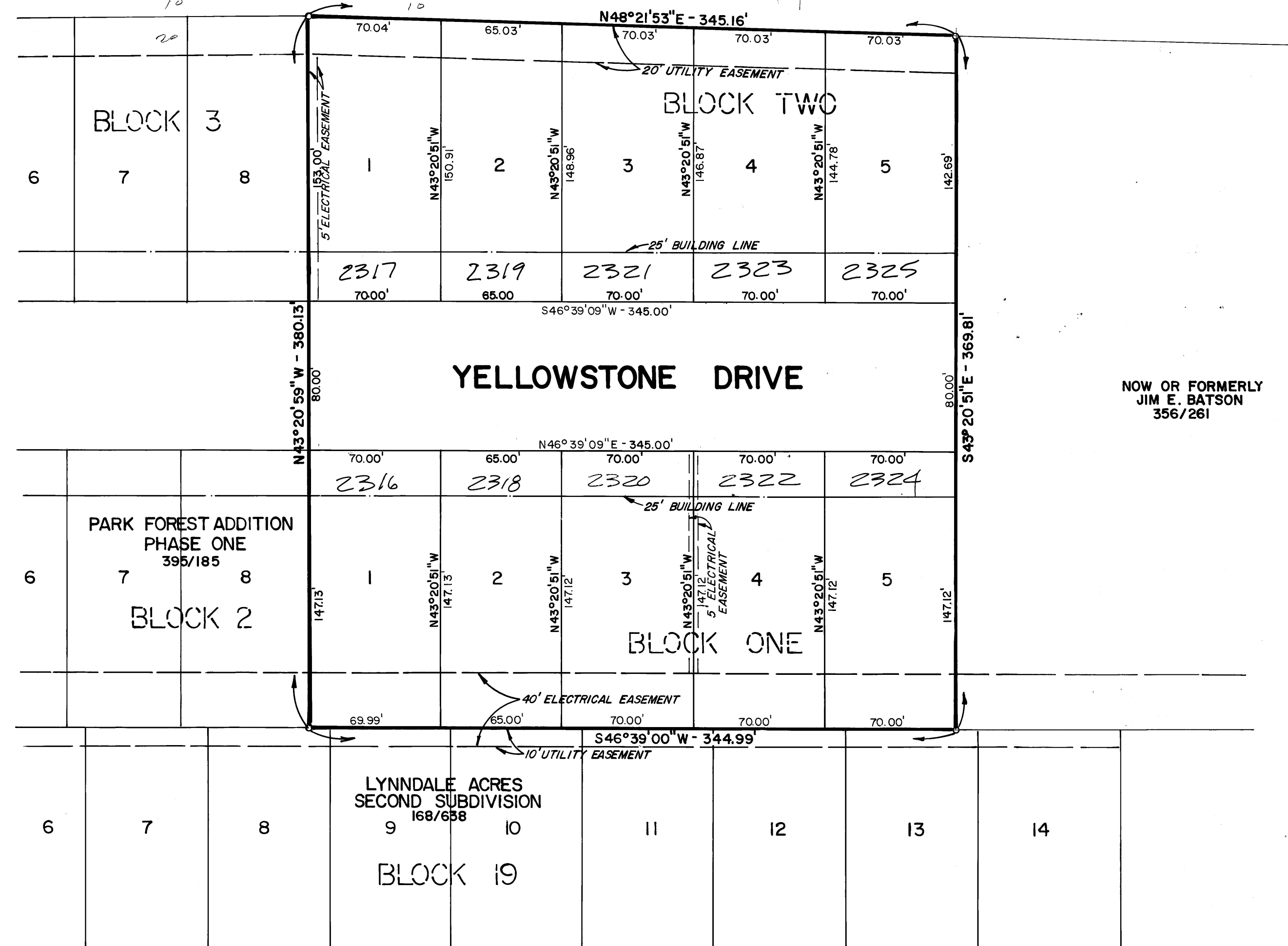
STATE OF TEXAS  
COUNTY OF BRAZOS

I, Michael R. McClure, Registered Professional Engineer, No. 32740, in the State of Texas, hereby certify that proper engineering consideration has been given this plat.

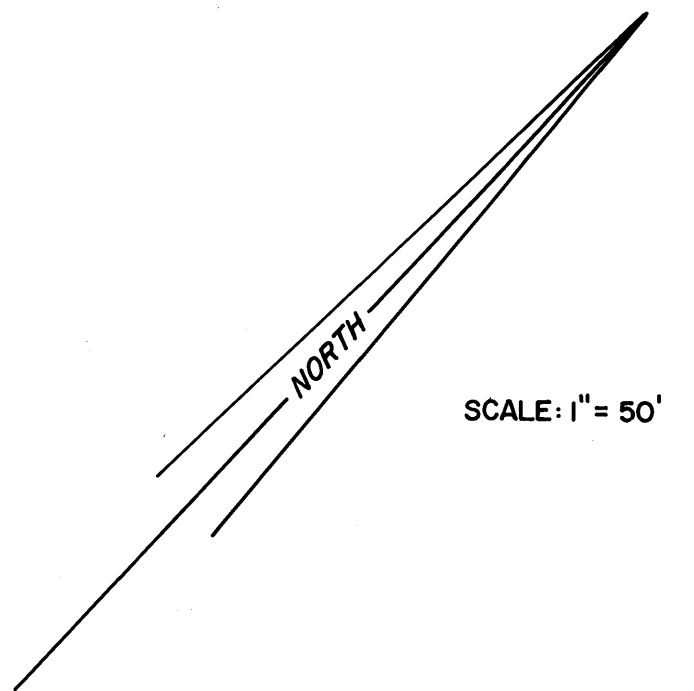
*Michael R. McClure*  
Registered Professional Engineer



NOW OR FORMERLY  
ROBERT EZELL



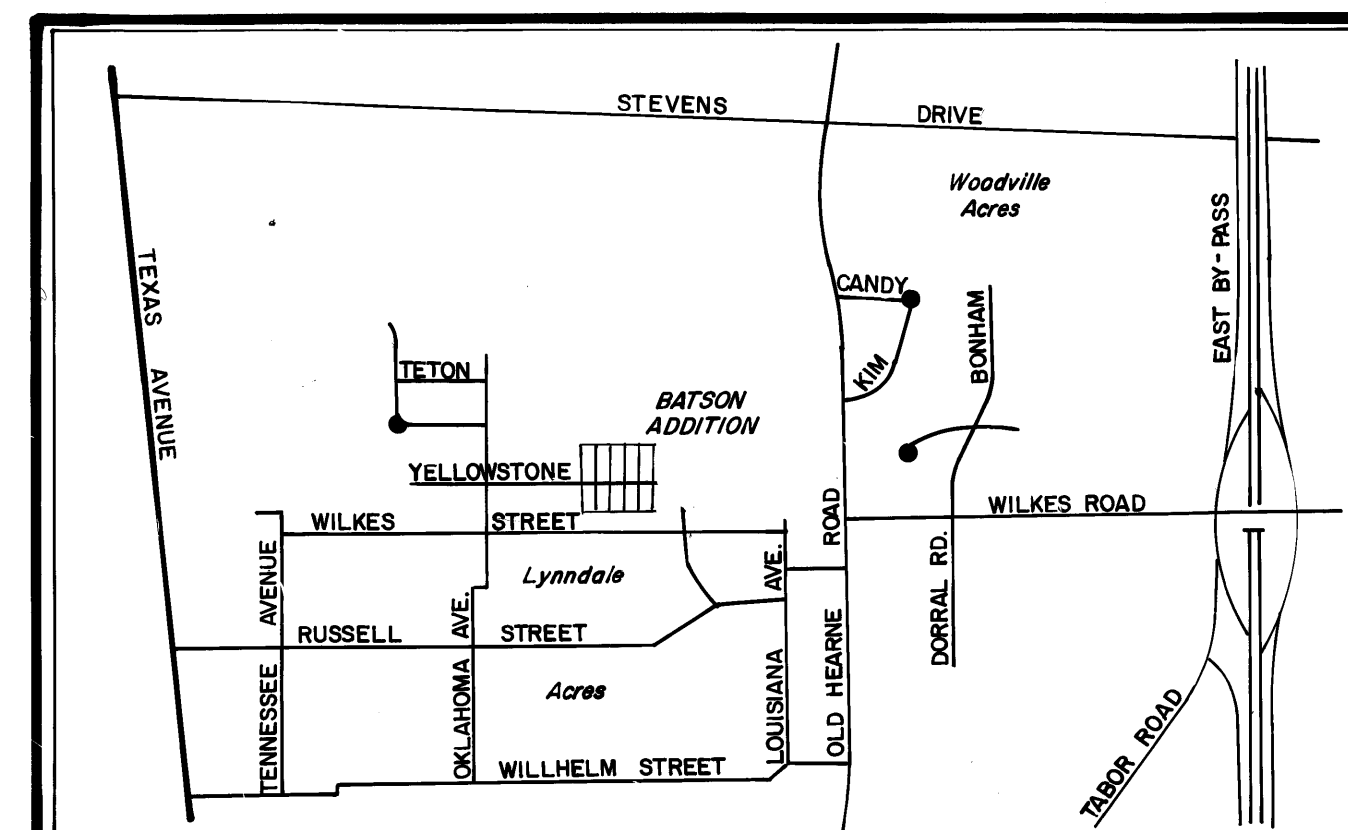
NOW OR FORMERLY  
JIM E. BATSON  
356/261



FILED  
MAR 14 1979  
15937

- GENERAL NOTES  
1. Minimum sideyard setback is five (5) feet.  
2. Iron rods are set at all lot corners.  
3. All lot lines intersect R.O.W. at 90° unless otherwise noted.

LOCATION MAP



FINAL PLAT

BATSON ADDITION  
PHASE ONE

2.970 ACRE TRACT  
MOSES BAINE LEAGUE - ABSTRACT No. 3  
BRYAN, BRAZOS COUNTY, TEXAS  
SCALE: 1" = 50'  
JANUARY 1979

OWNER & DEVELOPER:  
JIM E. BATSON  
1611 COLLEGE AVENUE  
BRYAN, TEXAS

ENGINEER & SURVEYOR:  
GARRETT-McCLURE ENGINEERING  
P.O. BOX 4065  
1520A CAVITT AVENUE  
BRYAN, TEXAS