

NOTES:
 1. Basis-Bearing: Plat bearing (N 40°56'00" E) used as Basis of Bearing.
 2. Fence lines may not be exactly on property lines.
 3. Unless otherwise noted all property corners are monumented with 5/8" iron rods with cap.
 4. All setbacks shall be in accordance with the City of Bryan ordinances and regulations.
 5. This Tract is zoned Residential District 5000 (RD-5).
 6. This property does not lie in a 100 year flood hazard area as established by the Federal Emergency Management (FEMA), Flood Insurance Rate Map (FIRM), Community Panel No. 48041C0195E Effective Date: July 7, 2014.

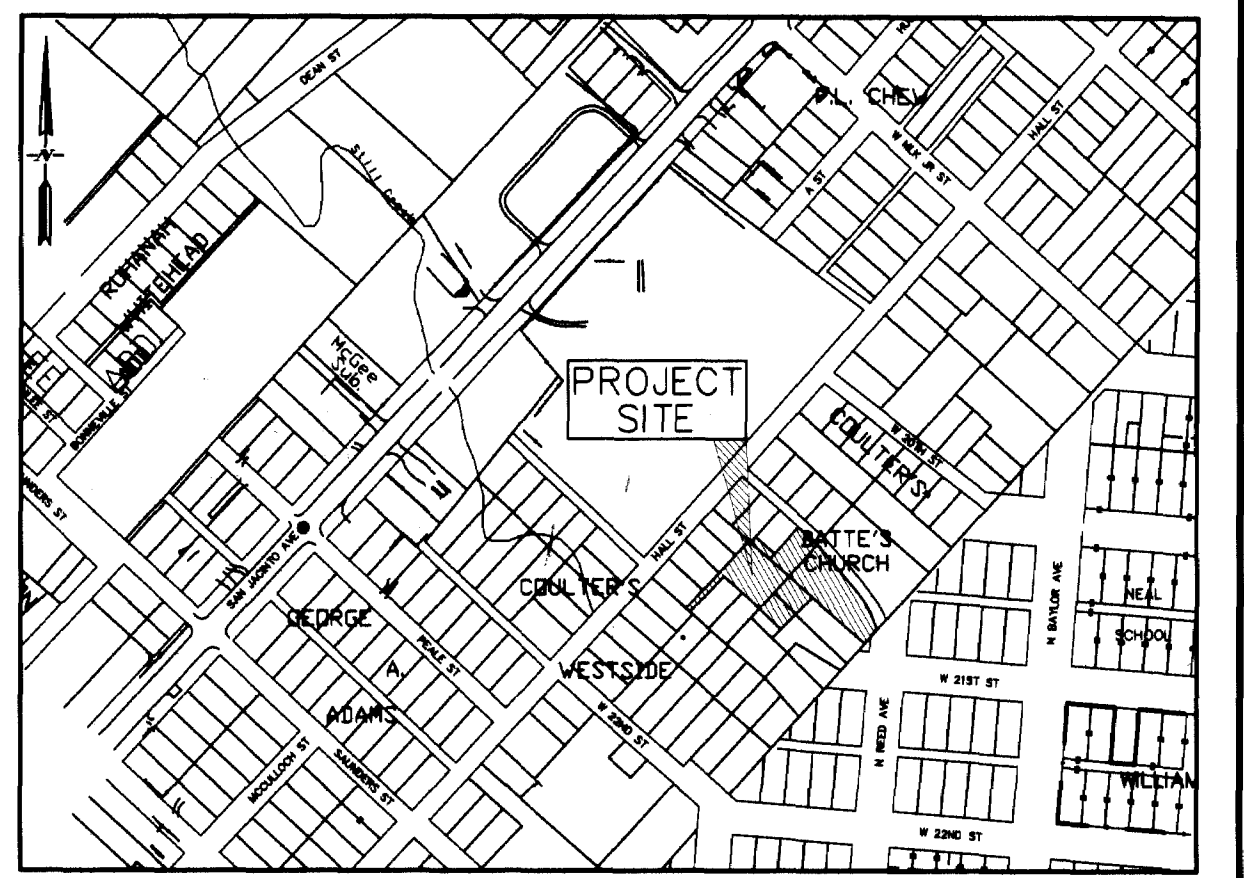
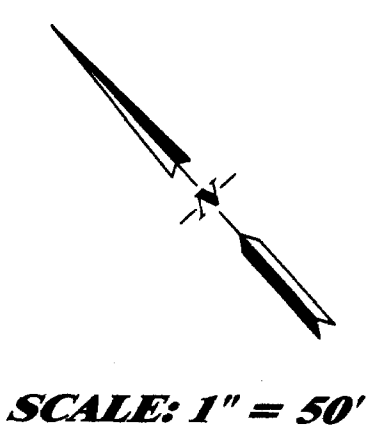
LINE	BEARING	LENGTH	Act.
L1	N 49°04'00" W	15.00'	Act.
L2	N 40°56'00" E	150.00'	Act.
L3	S 49°04'00" E	6.00'	Act.
L4	N 40°56'00" E	50.00'	Act.
L5	S 49°04'00" E	55.02'	Act.
L6	S 40°56'00" W	15.15'	Act.
L7	S 48°07'27" E	52.96'	Act.
L8	S 48°14'29" E	53.00'	Act.
L9	S 42°29'41" W	81.25'	Act.
L10	S 42°16'25" W	91.00'	Act.
L11	S 45°00'00" W	91.00'	Act.
L12	N 47°34'25" W	62.97'	Act.
L13	N 45°00'00" W	63.00'	Act.

LEGEND OF SYMBOLS:

SYMBOLS LEGEND	LINE LEGEND
	Property Line
	Easement Line
	Overhead Electric Line
	Adjoiner Property Line
	Fence
	Edge of Pavement/Gravel

CURVE TABLE

CURVE	RADIUS	TANGENT LENGTH	CHD.	L.C.
C1	95.00'	34.92'	66.93'	S 23°31'12" E 65.55'



CERTIFICATE OF OWNERSHIP
 STATE OF TEXAS
 COUNTY OF BRAZOS
 I (We), Rev. Maurice Green/Lily of the Valley Church of God in Christ, the owner and developer of the land shown on this plat, being the tract of land as shown on the Report of Batte's Church Addition recorded in Volume 10167, pages 152 & 153, of the Official Records of Brazos County, Texas and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, watercourses, drains, easements and public places hereon shown for the purpose identified.

STATE OF TEXAS
 COUNTY OF BRAZOS
 Before me, the undersigned authority, on this day personally appeared Rev. Maurice Green for Lily of the Valley Church of God in Christ, 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 stated.
 Given under my hand and seal of office this 13th day of August, 2016



CERTIFICATE OF SURVEYOR
 I, Donald Garrett, Registered Professional Land Surveyor No. 2972 of the State of Texas, hereby certify that this plat is true and correct, and was prepared from an actual survey of the property, and that property markers and monuments were placed under my supervision on the ground, and that metes and bounds describing said subdivision will depict the same in geometric form.

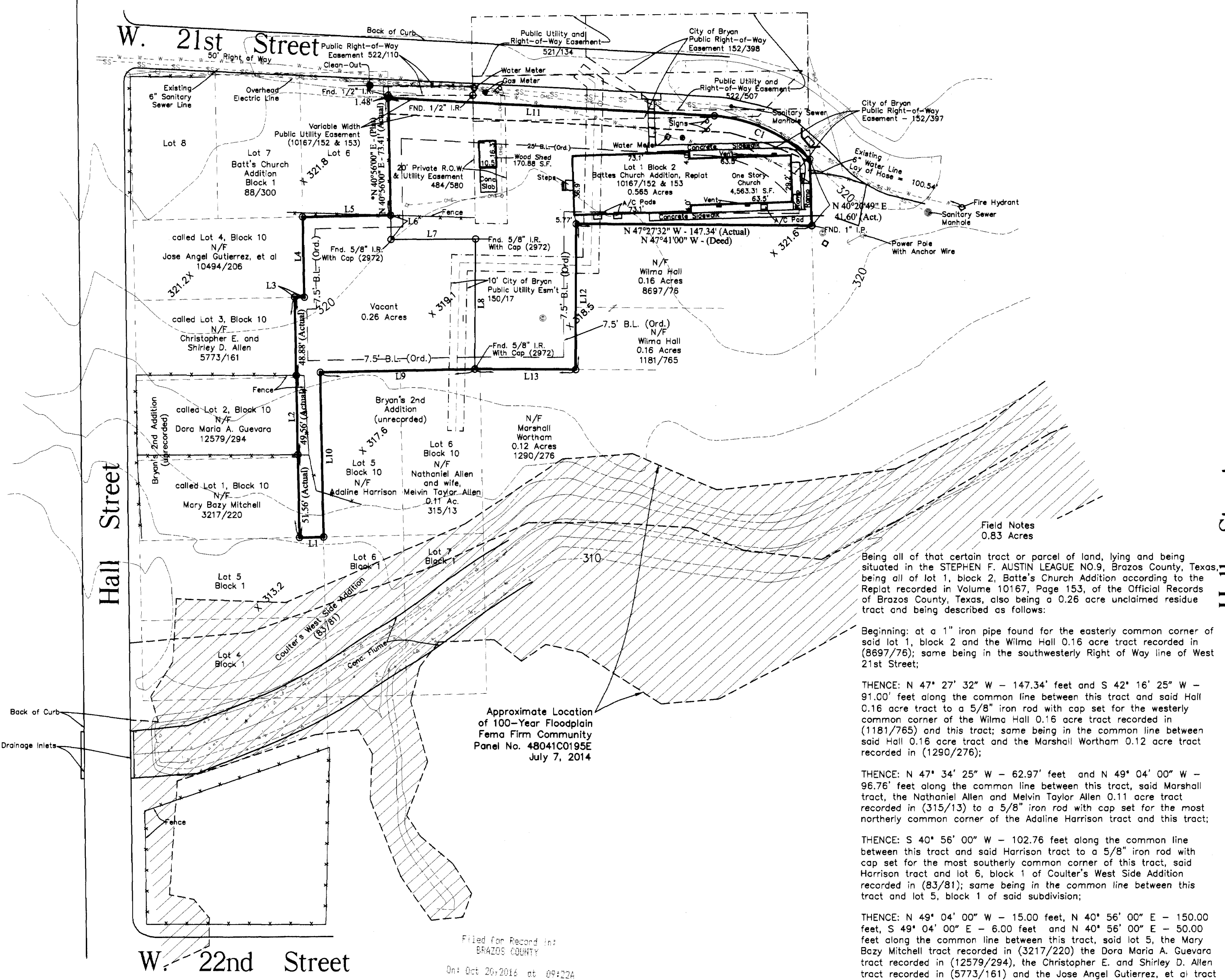


APPROVAL OF THE CITY PLANNER
 I, Mark Z. [Signature], the undersigned, City Planner and/or designated Secretary of the Planning and Zoning Commission of the City of Bryan, hereby certify that this plat is in compliance with the appropriate codes and ordinances of the City of Bryan and was approved on the 13th day of August, 2016.

APPROVAL OF THE PLANNING AND ZONING COMMISSION
 I, Bob [Signature], Chair of the Planning and Zoning Commission of the City of Bryan, State of Texas, hereby certify that the attached plat was duly filed for approval with the Planning and Zoning Commission of the City of Bryan on the 13th day of August, 2016, and some was duly approved on the 13th day of August, 2016, by said Commission.

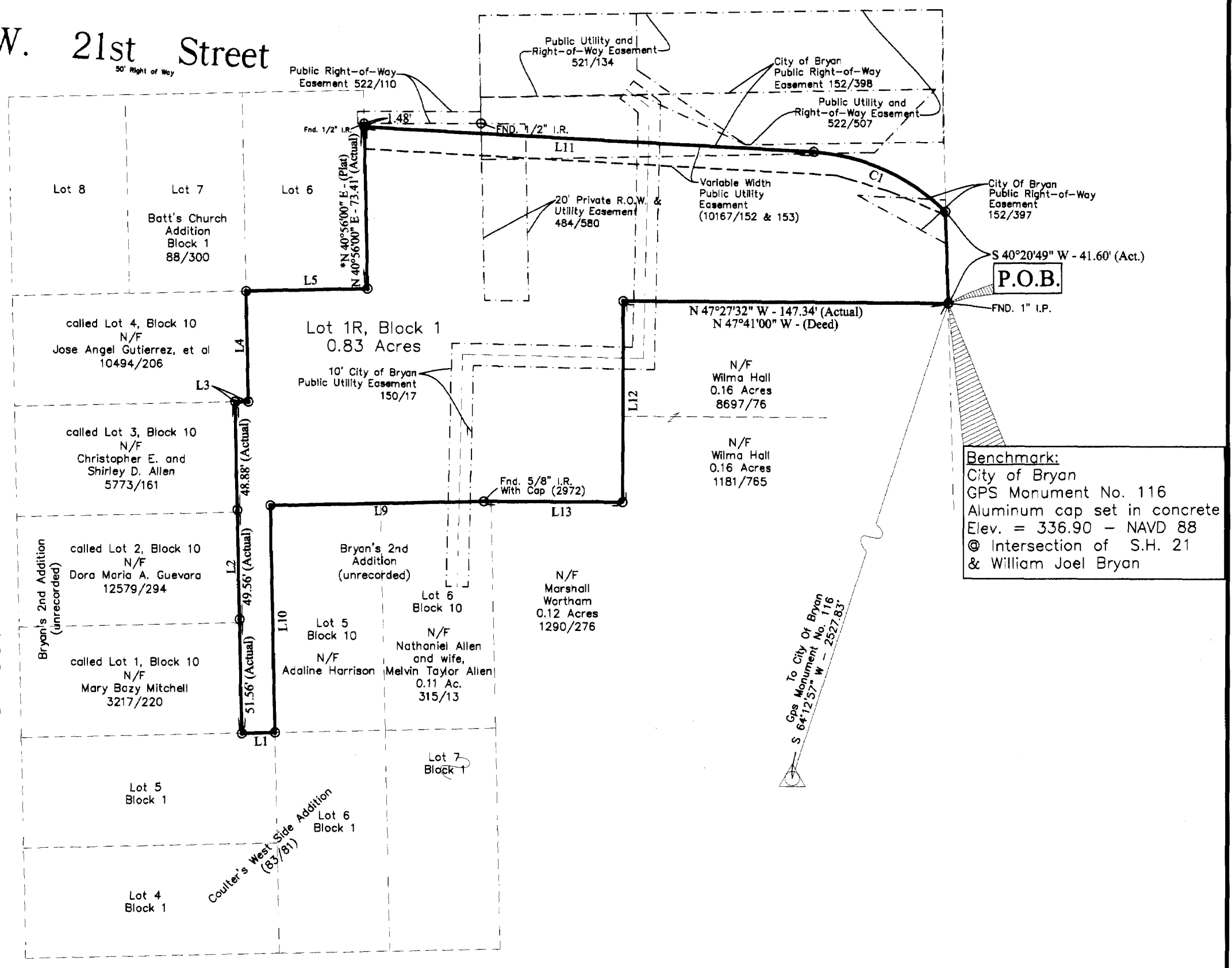
APPROVAL OF THE CITY ENGINEER
 I, [Signature], the undersigned, City Engineer of the City of Bryan, hereby certify that this plat is in compliance with the appropriate codes and ordinances of the City of Bryan and was approved on the 13th day of August, 2016.

STATE OF TEXAS
 COUNTY CLERK
 COUNTY OF BRAZOS
 I, Karen McQueen, County Clerk, in and for said county, do hereby certify that this plat together with its certificates of authentication was filed for record in my office the 13th day of August, 2016, in the Official Records of Brazos County Texas, in Volume 10167, Page 152 & 153.



ORIGINAL

Filed for Record in
 BRAZOS COUNTY
 On Oct 20 2016 at 09:22:04
 As a
 Plat
 Document Number: 01279320
 Amount: 72.00
 Receipt Number: 587202
 By: Debbie Baker
 STATE OF TEXAS COUNTY OF BRAZOS
 I hereby certify that this instrument was filed in the public records and was duly recorded in the Official Public Records of BRAZOS COUNTY
 as stipulated herein by me.
 Oct 20 2016
 Karen McQueen, County Clerk



REPLAT

A
 Replat
 Of
 Lot 1, Block 2
 Batte's Church Addition
 Volume 10167, Pages 152 & 153
 and a
 0.26 Acre Tract
 Stephen F. Austin League, No. 9
 being a total of 0.83 acres
 Bryan, Brazos County, Texas
 June 2016

Owner/Developer:
 Rev. Maurice Green
 Lily of the Valley
 Church of God in Christ
 Address: 1209 W. 21st Street
 Bryan, Texas, 77803
 Phone: (979) 774-5928

