

Scale: 1" = 20'

ORIGINAL PLAT
COPPERFIELD SECTION 10-E RECORDED IN VOLUME 3785, PAGE 145

REPLAT

on base of 4/22/02

CERTIFICATE OF OWNERSHIP AND DEDICATION
STATE OF TEXAS
COUNTY OF BRAZOS
I, Arlene Parchman, Owner and Developer of the land shown on this plat, being part of the tract of land as conveyed to me in the Official Records of Brazos County in Volume 4013, Page 70 & Volume 4505, Page 346, and designated herein as Lots 10, 11 and 12, Block 14 of COPPERFIELD SECTION 10-E an Addition to the City of Bryan, Texas, and whose name is 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.
Arlene Parchman
Arlene Parchman

APPROVAL OF THE PLANNING & ZONING COMMISSION
I, Kim C. Casey, Chairman of the Planning & Zoning Commission of the City of Bryan, State of Texas, hereby certify that the attached plat was duly filed for approval with the Planning & Zoning Commission of the City of Bryan on the 18 day of April, 2002 and same was duly approved on the 11 day of May, 2002 by said commission.
Kim C. Casey
Planning & Zoning Chair, Bryan, Texas

Doc 00779024 Bk DR Vol 4674 Pg 2
Filed for Record in: BRAZOS COUNTY
On: Jun 14, 2002 at 01:54P
As a Plat
Document Number: 00779024
Amount 55.00
Receipt Number - 196656
By: Sylvia Polansky

STATE OF TEXAS
COUNTY OF BRAZOS
Before me, the undersigned authority, on this day personally appeared Arlene Parchman, 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 on this 14 day of May, 2002.
PLU HALL
Notary Public, Brazos County, Texas

CERTIFICATE OF THE COUNTY CLERK
STATE OF TEXAS
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 14 day of June, 2002, in the Official Records of Brazos County, Texas in Volume 4674, Page 2.
Karen McQueen
County Clerk, Brazos County, Texas

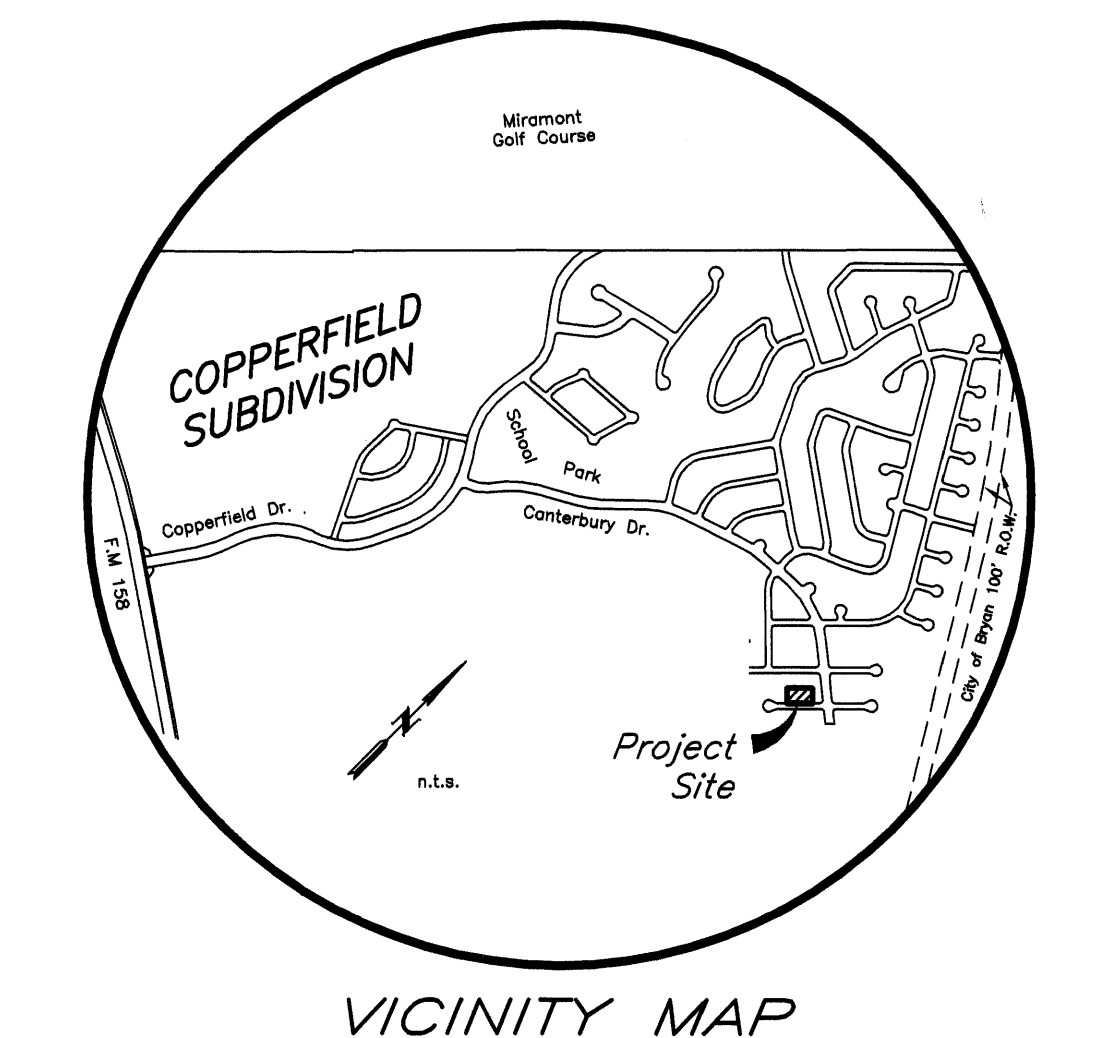
CERTIFICATION OF THE SURVEYOR
STATE OF TEXAS
COUNTY OF BRAZOS
I, Michael R. McClure, Registered Professional Land Surveyor No. 2859, in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property and that property markers and monuments were placed under my supervision on the ground, and that the metes and bounds describing the subdivision will describe a closed geometric form.
Michael R. McClure 5/17/02
Michael R. McClure, R.P.L.S. No. 2859

APPROVAL OF THE CITY ENGINEER
I, 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 14 day of June, 2002.
[Signature]
City Engineer, Bryan, Texas

APPROVAL OF THE PLANNING ADMINISTRATOR
I, the undersigned, Planning Administrator and/or designated Secretary of the Planning & 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 13 day of June, 2002.
[Signature]
Planning Administrator, Bryan, Texas

HONORABLE KAREN MCQUEEN, COUNTY CLERK
BRAZOS COUNTY

GENERAL NOTES:
1. ORIGIN OF BEARING SYSTEM: Iron rod monuments found and record bearings on the Copperfield Section 10-E Plat as recorded in Volume 3785, Page 145 marking southeast line (call S 44° 58' 00" W) were used as the Basis of Bearings for this plat.
2. According to the Flood Insurance Rate Maps for Brazos County, Texas and Incorporated Areas, Map Number 4804100155C, effective July 2, 1992, this property is not located in the 100 year Flood Hazard Area.
3. Unless otherwise indicated, the building setback requirements are established by the City of Bryan Site Development Review Ordinance No. 819
4. LEGEND
○ indicates 1/2" iron rod found
○ indicates 3/4" iron pipe set
P.U.E. - Public Utility Easement
B.S.L. - Building Setback Line



REPLAT
COPPERFIELD SECTION 10-E
LOTS 10-R & 12-R, BLOCK 14
0.6715 ACRES
J.W. SCOTT LEAGUE, A-49
BRYAN, BRAZOS COUNTY, TEXAS
APRIL, 2002
SCALE: 1" = 20'

Owner: Arlene Parchman, P.O. Box 2172, Bryan, TX 77806 (979) 774-8928
Surveyor: McClure Engineering, Inc., 1008 Woodcreek Dr., Suite 103, College Station, Texas 77845 (979) 693-3838