

Scale: 1" = 40'



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	BRG.	CHORD
C1	95°58'33"	25.00'	41.88'	27.75'	N 03°01'16" W	37.15'	37.15'
C2	41°24'35"	50.00'	36.14'	18.90'	N 65°40'17" E	35.36'	35.36'
C3	262°49'09"	50.00'	229.35'	56.69'	S 45°02'00" E	75.00'	75.00'
C4	41°24'35"	50.00'	36.14'	18.90'	S 24°15'43" W	35.36'	35.36'
C5	84°01'27"	22.32'	32.74'	20.11'	S 86°58'44" W	29.88'	29.88'
C6	84°01'27"	22.32'	32.74'	20.11'	N 86°58'44" E	29.88'	29.88'
C7	41°24'35"	50.00'	36.14'	18.90'	N 24°15'43" E	35.36'	35.36'
C8	262°49'09"	50.00'	229.35'	56.69'	N 45°02'00" W	75.00'	75.00'
C9	41°24'35"	50.00'	36.14'	18.90'	S 65°40'17" W	35.36'	35.36'
C10	95°58'33"	25.00'	41.88'	27.75'	S 03°01'16" E	37.15'	37.15'

Bert Wheeler
943.52 Acre Residual Tract
Vol. 338, Pg. 669
(Not Platted)

Filed for Record in:
BRAZOS COUNTY,
On: Apr 20, 2000 at 10:25AM

As a
Plat
Document Number: 0713666
Amount: \$5,000
Receipt Number - 150187
By: Jackie Brown

FIELD NOTES
8.694 ACRES

Being all that certain tract or parcel of land lying and being situated in the J. W. SCOTT LEAGUE, Abstract No. 49, Brazos County, Texas, and being a part of that 37.303 acre tract conveyed to Copperfield Ten Ltd. by F.W. Bert Wheeler by deed recorded in Volume 3021, Page 25 of the Official Records of Brazos County, Texas (O.R.B.C.), and being more particularly described by metes and bounds as follows:
BEGINNING: at a found 1/2-inch iron rod marking the most southerly corner of said 37.303 acre tract;
THENCE: N 45° 02'02" W along the southwest line of the said 37.303 acre tract for a distance of 310.00 feet to a set 1/2-inch iron rod for the most westerly corner of this tract;
THENCE: N 44° 58'00" E through the interior of the said 37.303 acre tract for a distance of 1241.48 feet to a set 1/2-inch iron rod for corner;
THENCE: S 37° 44'27" E for a distance of 312.53 feet to a set 1/2-inch iron rod in the southeast line of said 37.303 acre tract;
THENCE: S 44° 58'00" W along said southeast line for a distance of 1201.80 feet to the POINT OF BEGINNING and containing 8.694 acres of land more or less.

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

We, COPPERFIELD TEN, LTD., a Texas Limited Partnership by its owner and developer of the land shown on this plat, being part of the land conveyed to us in Volume 3021, Page 25 of the Official Records of Brazos County and designated herein as COPPERFIELD SECTION 10-E in 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.

APPROVAL OF THE DEVELOPMENT ENGINEER

I, the undersigned, Development 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 17th day of April, 1999.

W. Paul Kasper 4/19/2000
Development Engineer, Bryan, Texas

CERTIFICATION BY THE COUNTY CLERK

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I, Mary Ann Ward, 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 20th day of April, 2000 in the Official Records of Brazos County, Texas in Volume 3785, Page 1415.

Mary Ann Ward by Barbara Johnson
County Clerk, Brazos County, Texas Deputy Clerk

COPPERFIELD TEN, LTD., A Texas Limited Partnership

By its General Partner, Seadrift Realty, Inc. Morris F. Hamilton, President

Tom Archer, President
First Federal Savings Bank
Lienholder

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 the plat is in compliance with the appropriate codes and ordinances of the City of Bryan and was approved on the 17th day of April, 1999.

[Signature]
Acting Planning Administrator, Bryan, Texas

STATE OF TEXAS
COUNTY OF BRAZOS

This instrument was acknowledged before me on the 17th day of April, 2000 1999 by MORRIS F. HAMILTON, President of Seadrift Realty, Inc., a Texas Corporation, on behalf of said corporation, and the corporation acknowledged this instrument as general partner of Copperfield Ten, Ltd. a Texas Limited Partnership.

Given under my hand and seal on this 17th day of April, 2000

Shari L. Bennett
Notary Public, Brazos County, Texas

APPROVAL OF PLANNING AND ZONING COMMISSION

I, Kim Coates, Chairman 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 17th day of April, 1999, and was duly approved on the 17th day of April, 1999, by said Commission.

Kim Coates
Chairman, Planning and Zoning Commission.

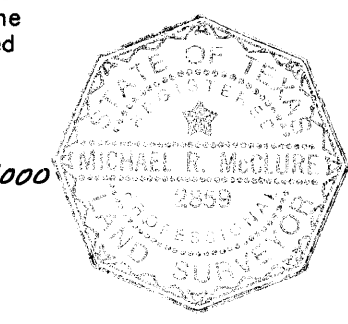
CERTIFICATION OF THE SURVEYOR

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 said subdivision will describe a closed geometric form.

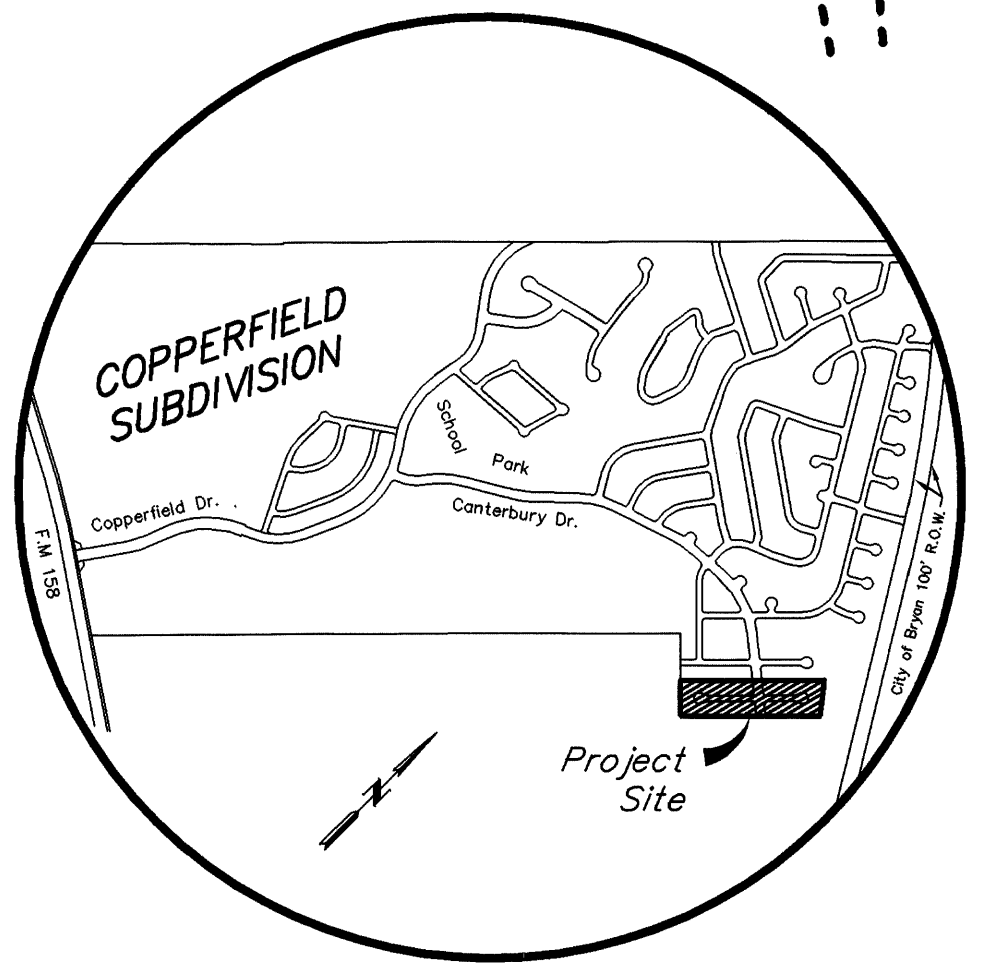
Michael R. McClure 4/17/2000
Michael R. McClure, R.P.L.S. No. 2859

HONORABLE MARY ANN WARD, COUNTY CLERK
BRAZOS COUNTY,



0713666

0713666



Vicinity Map

FINAL PLAT

COPPERFIELD SECTION 10-E

8.694 ACRES

LOTS 15-26, BLOCK 13
LOTS 9-24, BLOCK 14

J.W. SCOTT LEAGUE, A-49
BRYAN, BRAZOS COUNTY, TEXAS

AUGUST, 1999
SCALE: 1" = 40'

Owner:
COPPERFIELD TEN, Ltd.
3131 Briarcrest Drive, Suite 111
Bryan, Texas 77802
778-2300

SURVEYOR:
McClure Engineering, Inc.
1722 Broadmoor, Suite 210
Bryan, Texas 77802
(409) 776-8700

on land base 5/3/2000

