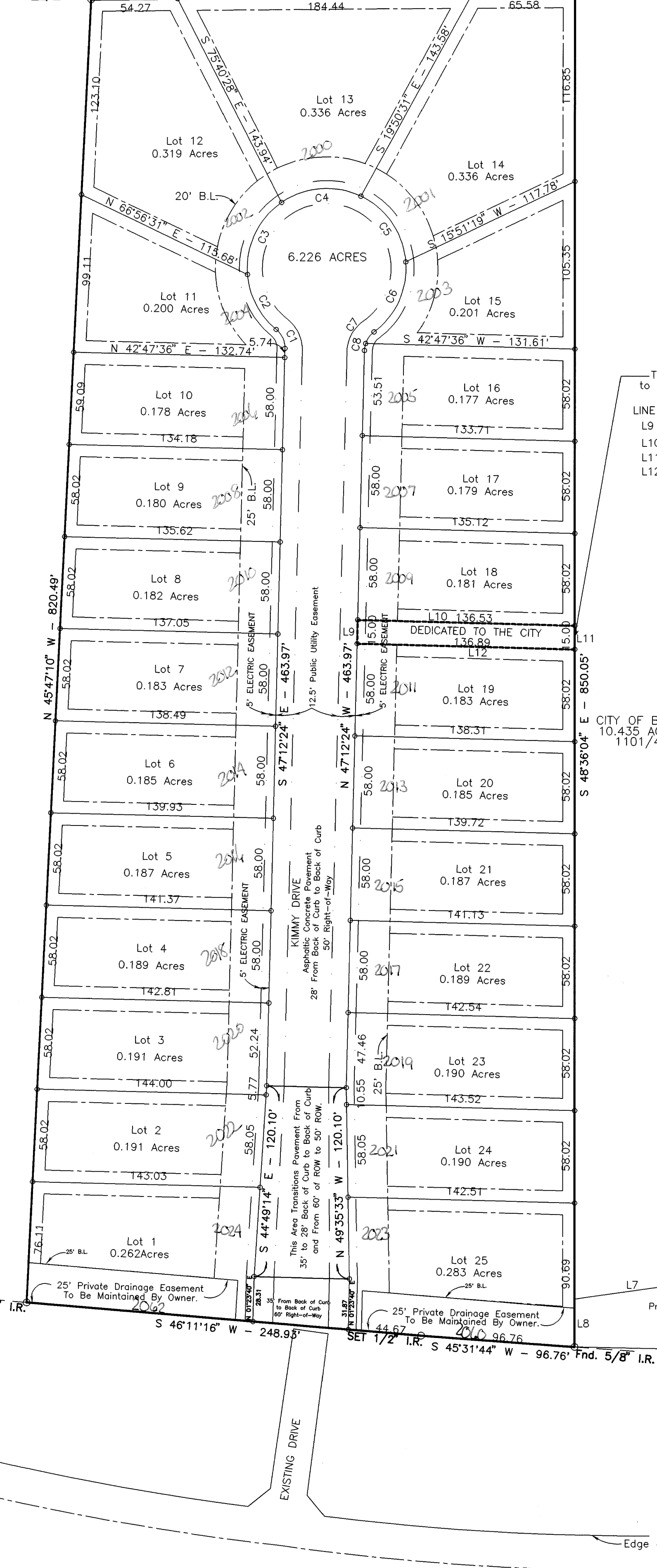


SCALE: 1" = 50'

ROBBIE J. ROBERTSON
5.00 ACRES
3115/188

SET 1/2" I.R. BRYAN CITY LIMITS N 40°52'19" E - 304.29' BRYAN CITY LIMITS End. 5/8" I.R.



FRANK W.R. HUBERT
14.87 ACRES
230/359

GALINDO RANCH PARTNERSHIP
4.13 ACRES
Remainder Out Of
Called 10.35 ACRES
1239/109

This portion is dedicated to the City of Bryan;
to be used as a public access to Villa West Park.

LINE	BEARING	DISTANCE
L9	N 47°12'24" W	15.00'
L10	S 45°31'44" W	136.53'
L11	S 48°36'04" E	15.00'
L12	S 45°31'44" W	136.89'

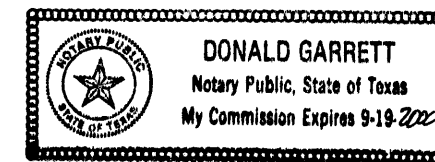
STATE OF TEXAS
COUNTY OF BRAZOS
I, (We, The) R.A. Galindo, Inc.
owner(s) and developer(s) of the land shown on this plat, being
the tract of land (being part of the tract of land) as conveyed to
me (us) in the Deed Records of Brazos County in Volume
_____, Page _____, and designated herein as the
_____, 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 therein shown for the purpose and
consideration therein expressed.

R.A. Galindo, Inc.
Owner
President

STATE OF TEXAS
COUNTY OF BRAZOS
Before me, the undersigned authority, on this day personally
appeared R.A. Galindo, Inc. known to me to be
the person(s) whose name(s) is/are subscribed to the foregoing
instrument, and acknowledged to me that he/she/they executed the
same for purpose and consideration therein stated.

Given under my hand and seal on this 12th day of
July, 1999.

Donald D. Garrett
Notary Public, State of Texas



APPROVAL OF THE PLANNING ADMINISTRATOR
I, JOEY DUNN, Planning Administrator of
the City of Bryan, hereby certify that the attached plat duly
approved by the City Council on the 26th day of
JULY, 1999.

Joey Dunn
PLANNING ADMINISTRATOR, BRYAN, TEXAS

APPROVAL OF THE CITY ENGINEER

I, the undersigned, Development Engineer of the City of Bryan,
hereby certify that this subdivision plat is in compliance with the
appropriate codes and ordinances of the City of Bryan.

Al Huff
City Engineer, Bryan, Texas

APPROVAL OF PLANNING AND ZONING COMMISSION

I, Richard Jenkins, Chairman of the Planning and
Zoning Commission of the City of Bryan, Texas, hereby certify
that the attached plat was duly approved by the Commission on the
13 day of JULY, 1999.

Richard Jenkins
Chairman of the Planning and Zoning Commission

ATTEST:
Mary Stratta
Secretary

CERTIFICATE OF SURVEYOR

I, Donald D. 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 made
under my supervision on the ground and that the metes and bounds
describing said subdivision will describe a closed geometric form.

Donald D. Garrett
Donald D. Garrett, R.P.L.S. No. 2972

CERTIFICATE OF THE ENGINEER

I, Donald D. Garrett, Registered Professional Engineer No. 22790, in the
State of Texas, hereby certify that proper engineering consideration has
been given to this plat.

Donald D. Garrett
Donald D. Garrett, P.E., No. 22790

STATE OF TEXAS
COUNTY OF BRAZOS
CERTIFICATE OF THE COUNTY CLERK

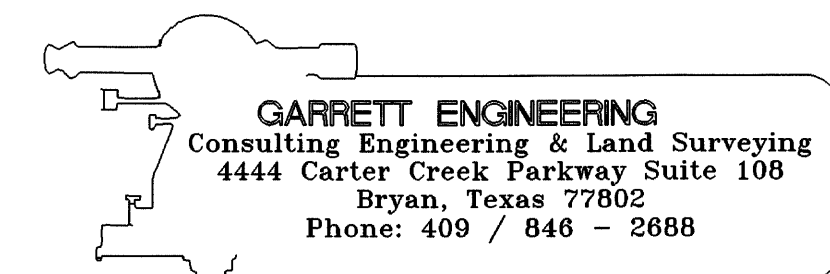
I, Mary Ann Ward, County Clerk, in and for said County, do hereby
certify that this plat together with its certificates of authentication
was filed for record in my office the 27th day of
July, 1999, in the Deed/Official Records of
Brazos County, Texas, in Volume 3557, Page 85.

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

FINAL PLAT
OF
DOMINION HILL SUBDIVISION
BLOCK 1, LOTS 1-25
VILLA MARIA RD.
6.226 ACRES
1101/36 & 551/387

ZENO PHILLIPS LEAGUE, A-45
BRYAN, BRAZOS COUNTY, TEXAS
SCALE: 1" = 50' JUNE 1999

OWNER/DEVELOPER:
R.A. GALINDO, INC.
1900 WEST VILLA MARIA RD.
BRYAN, TX
(409) 822-1919



S.A. - D:\DEANNA\DOMINION\FP.DWG

CURVE DELTA	RADIUS	ARC	TANGENT	BEARING	CHORD
C1	52°01'12"	15.00	13.62	7.32	N 73°13'00" W 13.16
C2	46°02'18"	50.00	40.18	21.24	N 76°12'27" W 39.10
C3	60°00'00"	50.00	52.36	28.87	N 23°11'18" W 50.00
C4	60°00'00"	50.00	52.36	28.87	N 36°48'42" E 50.00
C5	60°00'00"	50.00	52.36	28.87	S 83°11'18" E 50.00
C6	58°00'07"	50.00	50.62	27.72	S 24°11'14" E 48.48
C7	34°37'14"	15.00	9.06	4.67	S 12°29'48" E 8.93
C8	17°23'59"	15.00	4.56	2.30	S 38°30'24" E 4.54

0692598

Filed for Record in:

BRAZOS COUNTY,

On: Jul 29, 1999 at 10:23AM

As a

Plats

Document Number: 0692598

Amount: \$5.00

Receipt Number - 135544

By: BJ Endler

Called 10.35 ACRES

1239/109

STATE OF TEXAS COUNTY OF

I hereby certify that this instrument was

filed on the date and time stamped herein by me

and was duly recorded in the volume and page

of the named records of:

BRAZOS COUNTY,

as stamped herein by me.

Jul 29, 1999

HONORABLE MARY ANN WARD, COUNTY CLERK

BRAZOS COUNTY,

GENERAL NOTES:

- All lots shall have side and rear setbacks of 7.5 feet and have a front setback of 25 feet except for the lots which lie in the cul-de-sac or front Villa Maria Road. Lots which lie in the cul-de-sac shall have a front setback of 20 feet. Lots which front Villa Maria Road shall have a side setback of 25 feet on the side which fronts Villa Maria Road.
- Development identification signs shall not exceed a maximum height of 5 feet and maximum size of 60 sq. feet.
- This property is not in a 100 year flood hazard area as established by the Federal Emergency Management Agency, Map No. 48041C0143C Effective date: July 2, 1992
- This property is located in the Corridor Overlay District.
- Deed bearing used as basis of bearings.
- Benchmark: Top of rim of manhole at southeast corner of property. Elevation = 283.24'
- There is a 5 foot Electric Easement on the front of all lots.
- Entire Stormwater Detention Facility to be privately maintained.
- Esplanade to be maintained by developer and the homeowner association.

VILLA MARIA ROAD
R.O.W. VARIES 44' B.B. ASPHALT

Maintenance is assumed to be the upkeep necessary
to maintain efficiency to the pond.
Any mowing or landscaping ect.
will continue to be the City of Bryan's responsibility.

on base 12/6/01