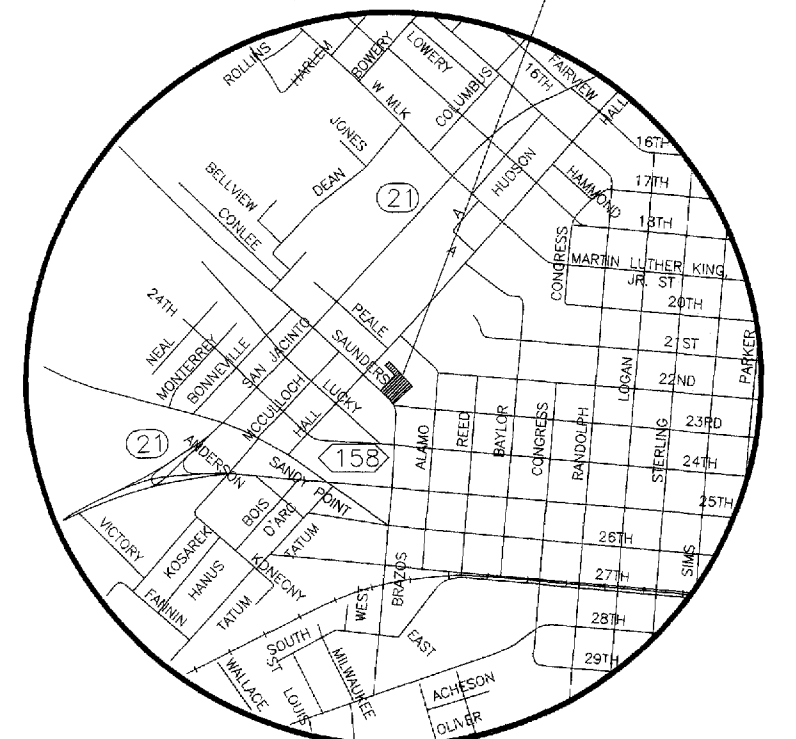


PROJECT LOCATION



VICINITY MAP
NOT TO SCALE

Doc 00761355 Bk OR Vol 4402 Pg 254
 Filed for Record in:
 BRAZOS COUNTY
 On: Dec 05, 2001 at 10:03A
 As a
 Plat
 Document Number: 00761355
 Amount: 55.00
 Receipt Number - 184505
 By,
 Jaime Kelley

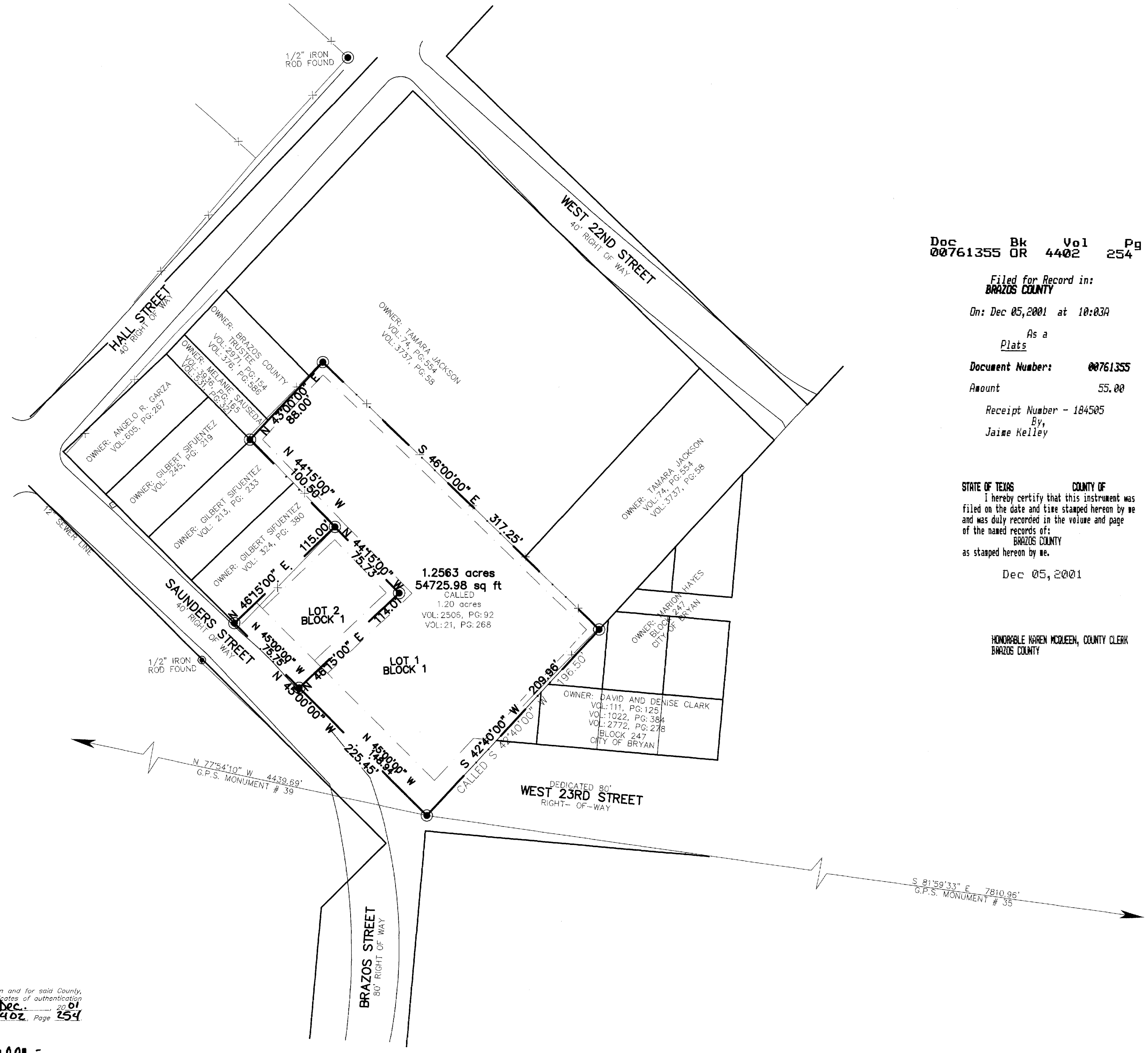
BASIS OF BEARING
 BEARINGS BASED ON THE SOUTHWEST LINE OF THE PREVIOUS SURVEY RECORDED IN VOLUME 21, PAGE 268 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS. SAID BEARING BEING N 45°00'00"W.



File name: 01061F.DWG.DWG
 Plot date: 11/05/01 at 16:10

STATE OF TEXAS COUNTY OF BRAZOS
 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.
 Dec 05, 2001
 HONORABLE WARREN MCQUEEN, COUNTY CLERK
 BRAZOS COUNTY

- LEGEND**
- PROPERTY CORNER
 - WATER METER
 - ◇ GAS METER
 - ⊕ POWER POLE
 - ⊖ LIGHT POLE
 - ⊙ ELEC. METER
 - ⊠ FIRE HYDRANT
 - SS MANHOLE
 - ⊙ STM MANHOLE
 - ⊕ WATER VALVE
 - ⊖ CUI WIRE
 - ⊕ SIGN
 - ⊙ TELEPHONE BOX
 - FENCE
 - - - EASEMENT
 - - - SET BACK LINE
 - - - PROPERTY LINE



**FINAL PLAT
 OF
 GAMBOA SUBDIVISION**

**1.2563 ACRES
 CALLED 1.20 ACRES
 AS RECORDED IN
 VOLUME 21, PAGE 268 OF THE
 DEED RECORDS OF BRAZOS COUNTY, TEXAS**

**LOTS 1 AND 2
 BLOCK 1**

**S.F. AUSTIN LEAGUE No 9
 BRYAN, BRAZOS COUNTY, TEXAS
 SCALE: 1" = 60'**

SEPTEMBER 2001

STATE OF TEXAS
 COUNTY OF BRAZOS
 I, **Armando Gamboa**, owner(s) and developer(s) of the land shown on this plat, being (part of) the tract of land as conveyed to me (us, it) in the Deed Records of Brazos County in Volume _____ Page _____ and whose name is subscribed hereon, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places shown hereon for the purposes identified.

Armando Gamboa
 Owner

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 certificate of authentication, was filed for record in my office the 5 day of Dec. 2001 in the Official Records of Brazos County in Volume 4402 Page 254.

Karen McQueen
 County Clerk, Brazos County, Texas

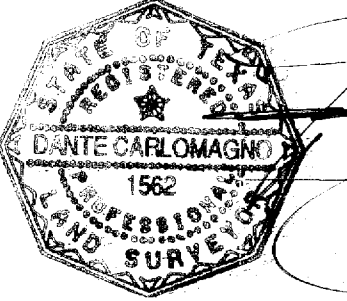
Jaime Kelley, Deputy

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 25 day of October, 2001.

[Signature]
 Planning Administrator, Bryan, Texas

STATE OF TEXAS
 COUNTY OF BRAZOS
 I, **Dante Carlemagno**, Texas Registered Professional Land Surveyor No. 1562, do hereby certify that the above survey is a true and accurate representation of an actual on the ground survey made under my supervision and that there are no encroachments or overlaps unless otherwise shown, and that the metes and bounds describing said subdivision will describe a closed geometric form.

[Signature]
 Dante Carlemagno
 Texas Registered Professional Land Surveyor, Number 1562

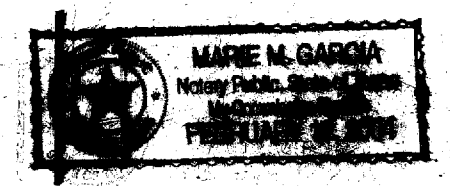


- NOTE:**
- 1) ALL CORNERS ARE 5/8" IRON RODS FOUND UNLESS OTHERWISE NOTED. BEARINGS ARE BASED ON THE PREVIOUS DEED RECORDED IN 21/268.
 - 2) THIS TRACT IS NOT IN THE 100 YEAR FLOOD PLAIN ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR BRAZOS COUNTY, TEXAS AND INCORPORATED AREAS, COMMUNITY NO. 480082, PANEL NO. 0133 C MAP NO. 4804100133 C, EFFECTIVE DATE: JULY 2, 1992.
 - 3) ALL BUILDING LINES/SETBACKS ARE IN ACCORDANCE WITH CITY OF BRYAN ZONING ORDINANCES.
 FRONT BUILDING SETBACK 25'
 SIDE BUILDING SETBACK 7.5'
 REAR BUILDING SETBACK 7.5'
 SIDE STREET BUILDING SETBACK 15'

STATE OF TEXAS
 COUNTY OF BRAZOS
 Before me, the undersigned authority, on this day personally appeared **Armando Gamboa**, known to me to be the person(s) whose name(s) is/are 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 30 day of November, 2001.

Marie M. Garcia
 Notary Public, Brazos County, Texas



on land base was 12/6/01

ARMANDO AND BRENDA GAMBOA 1200 SAUNDERS STREET BRYAN, TEXAS 77803 979-779-7167	
CARLEMAGNO Surveying Inc 2714 Finfeather Road, Bryan, Texas 77801 Phone 979-775-2873 Fax 979-775-4787 e-mail Mateix@AOL.com	
DRAWN BY: K.D. SCHILLER JOB #: 01061F	DRAWING NO. 1 SHEET 1 OF 1