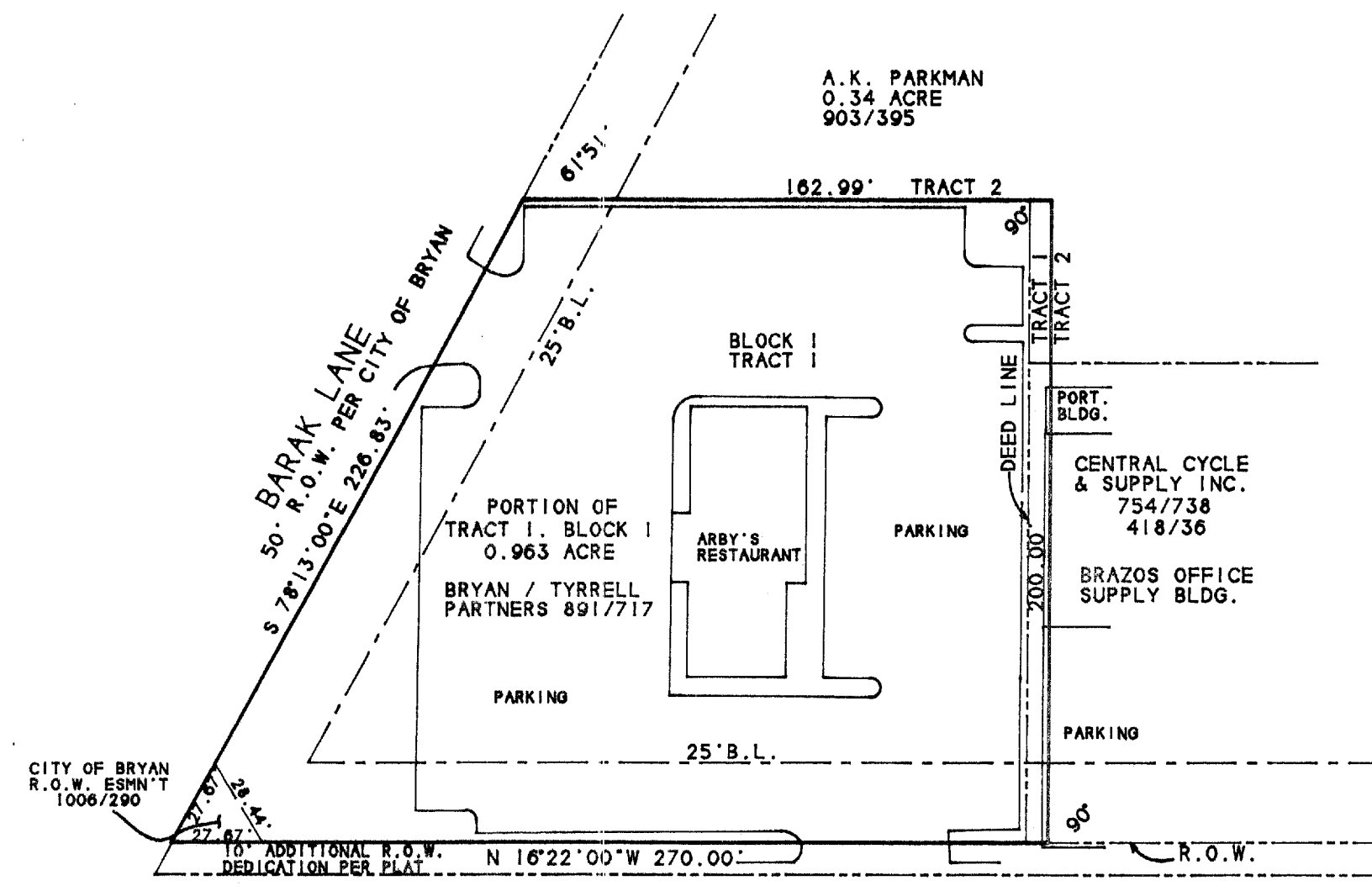
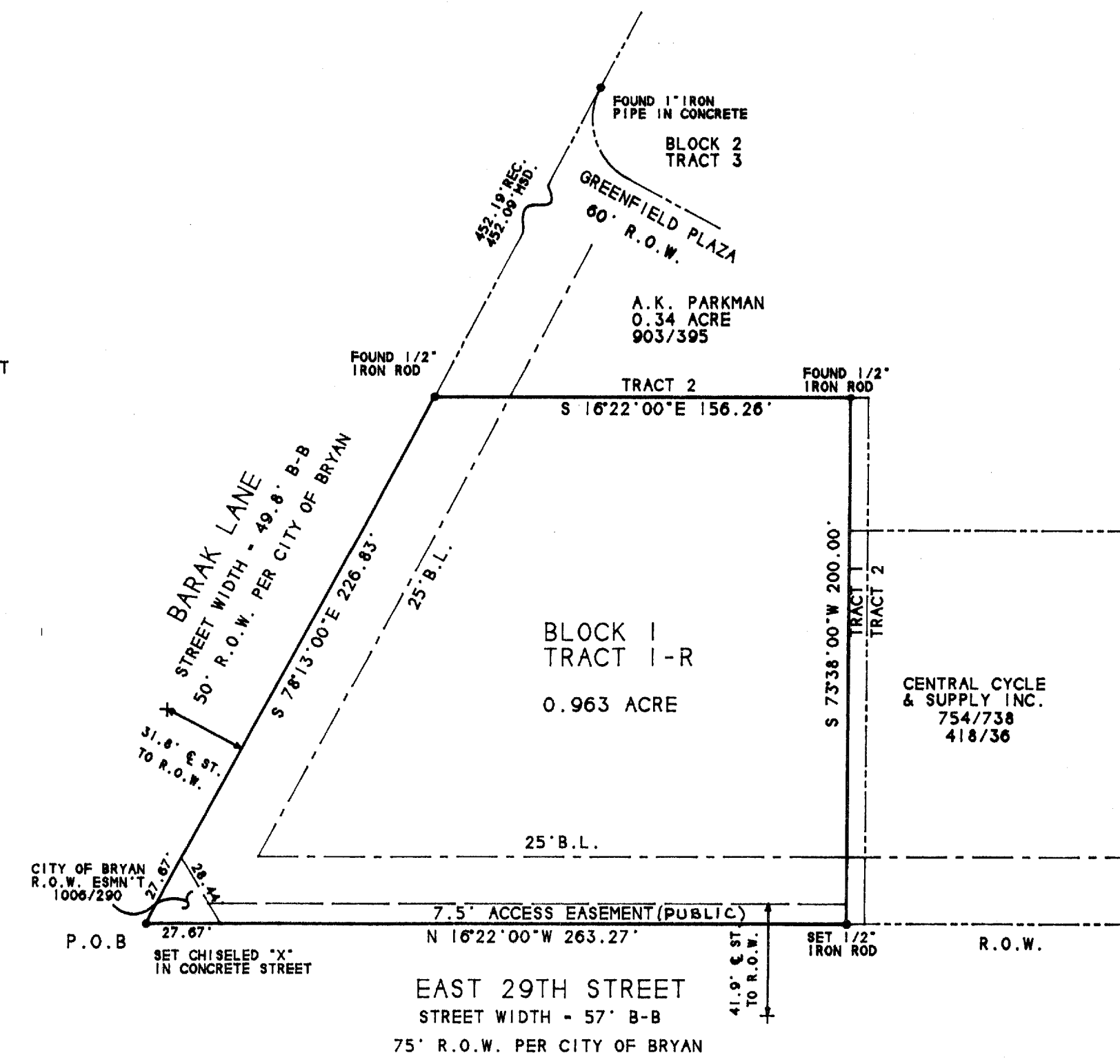


GENERAL NOTES

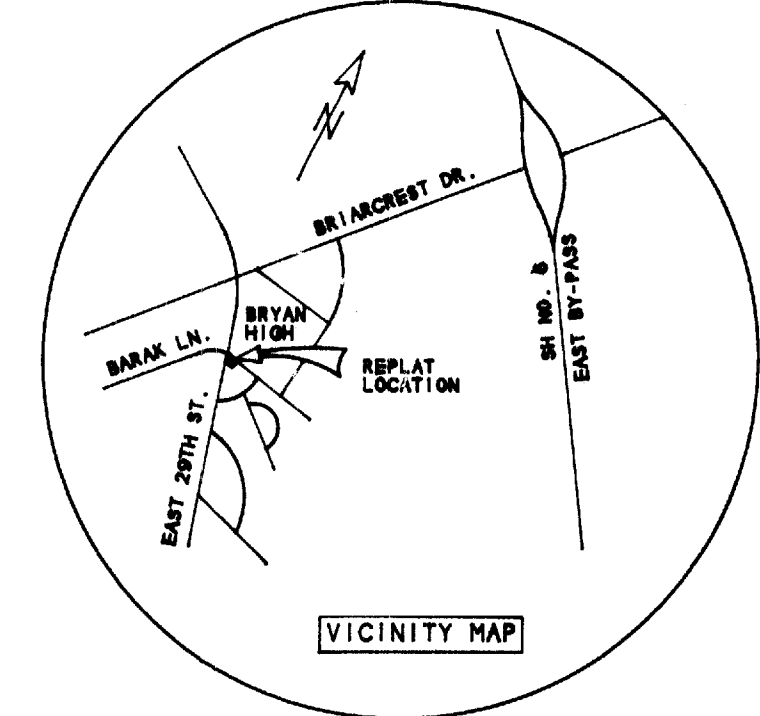
1. THE INTENDED PURPOSE OF THIS REPLAT IS TO CORRECT THE ORIGINAL PLATTED LINES TO BE IN AGREEMENT WITH THE CURRENT RECORDED DEED DESCRIPTION.
2. CITY ORDINANCE NO. 756
3. 5' INTERIOR BUILDING LINES PER CITY ORDINANCE.
4. B-B - BACK OF CURB TO BACK OF CURB
5. R.O.W. - RIGHT OF WAY



ORIGINAL PLAT
D.R. VOLUME 300, PAGE 3.



REPLAT



605649
FILED

96 MAY 22 AM 11:17

Crystal Pineda
Brazos County Clerk

FIELD NOTES

ALL OF THAT CERTAIN PARCEL OF LAND, BEING A PORTION OF TRACT 1, BLOCK 1, GREENFIELD PLAZA, CITY OF BRYAN, BRAZOS COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 300, PAGE 3, DEED RECORDS OF SAID COUNTY, AND BEING THAT SAME BRYAN TYRRELL PARTNERS 0.963 ACRE TRACT OF LAND RECORDED IN VOLUME 891, PAGE 717, OFFICIAL RECORDS OF SAID COUNTY, AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT A SET CHISELED "X" IN CONCRETE, FOR THE NORTHWESTERLY CORNER OF SAID TRACT 1:

THENCE S 78°13'00"E ALONG THE SOUTHERLY RIGHT OF WAY LINE OF BARAK LANE, A DISTANCE OF 226.83' TO A FOUND 1/2" IRON ROD FOR THE NORTHEASTERLY CORNER OF SAID TRACT 1, FROM WHICH A FOUND 1" IRON PIPE IN CONCRETE FOR POINT OF CURVE ON TRACT 3, BLOCK 2, AT THE SOUTHEASTERLY CORNER OF BARAK LANE AND GREENFIELD PLAZA BEARS S 78°13'00"E ALONG SAID BARAK LANE A DISTANCE OF 452.09' FOR REFERENCE, CITED AS 452.19' PER SAID PLAT;

THENCE S 18°22'00"E ALONG THE COMMON LINE OF TRACT 1 AND TRACT 2, BLOCK 1, A DISTANCE OF 156.26' TO A FOUND 1/2" IRON ROD;

THENCE S 73°38'00"W ACROSS SAID TRACT 1, A DISTANCE OF 200.00' TO A SET 1/2" IRON ROD;

THENCE N 18°22'00"W ALONG THE EASTERLY RIGHT OF WAY LINE OF EAST 29TH STREET, A DISTANCE OF 263.27' TO THE POINT OF BEGINNING AND CONTAINING 0.963 OF AN ACRE OF LAND MORE OR LESS.

APPROVAL OF THE PLANNING COMMISSION
 Richard Perkins, CHAIRMAN OF THE CITY PLANNING COMMISSION OF THE CITY OF BRYAN, STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT WAS DULY FILED FOR APPROVAL WITH THE CITY PLANNING COMMISSION OF THE CITY OF BRYAN ON THE 17th DAY OF MAY, 1996.

CERTIFICATION OF THE CITY PLANNER
 I, THE UNDERSIGNED CITY PLANNER OF THE CITY OF BRYAN, HEREBY CERTIFY THAT THIS PLAT CONFORMS TO THE CITY MASTER PLAN, MAJOR STREET PLAN, LAND USE PLAN, AND THE STANDARDS AND SPECIFICATIONS SET FORTH IN THE CITY ORDINANCE.

APPROVAL OF THE CITY ENGINEER
 Bruce Karr, CITY ENGINEER OF THE CITY OF BRYAN, HEREBY CERTIFY THAT THIS PLAT IS IN COMPLIANCE WITH THE APPROPRIATE CODES AND OR ORDINANCES OF THE CITY OF BRYAN.

CERTIFICATE OF OWNERSHIP AND DEDICATION
 STATE OF TEXAS
 COUNTY OF BRAZOS
 I, Bryan Tyrrell Partners, OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS THE REPLAT OF PART OF TRACT 1, BLOCK 1, GREENFIELD PLAZA, 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, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

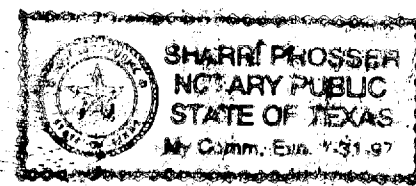
A CERTIFICATE OF MORTGAGE
 THE UNDERSIGNED, HOLDER OF THE DEED OF TRUST, LIEN OR OTHER ENCUMBRANCE AGAINST THE PROPERTY MENDED HEREIN, HEREBY JOIN IN THE DEDICATION OF ALL STREETS, ALLEYS, PARKS, AND UTILITY EASEMENTS TO THE PUBLIC AS SET FORTH IN OWNER'S CERTIFICATE HEREBY.

CERTIFICATE OF THE COUNTY CLERK
 STATE OF TEXAS
 COUNTY OF BRAZOS
 I, Mary Ann Ward, COUNTY CLERK, IN AND FOR THE SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT TOGETHER WITH ITS CERTIFICATES OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE 22nd DAY OF MAY, 1996, IN THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS, VOLUME 605649, PAGE 232.

STATE OF TEXAS
 COUNTY OF DALLAS
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN STATED.
 GIVEN UNDER MY HAND AND SEAL ON THE 9th DAY OF May, 1996.
 NOTARY PUBLIC, DALLAS COUNTY, TEXAS
 MY COMMISSION EXPIRES: 1/31/1997

STATE OF LOUISIANA
 CADDO PARISH
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN STATED.
 GIVEN UNDER MY HAND AND SEAL ON THE 15th DAY OF May, 1996.
 NOTARY PUBLIC, CADDO PARISH, LOUISIANA
 MY COMMISSION EXPIRES: at Death

CERTIFICATION OF THE SURVEYOR
 I, JAMES W. McARTHUR, REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 2089, 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 BY ME OR UNDER MY SUPERVISION ON THE GROUND.



REPLAT

PORTION OF TRACT 1, BLOCK 1,
GREENFIELD PLAZA
CITY OF BRYAN,
BRAZOS COUNTY, TEXAS.
0.963 ACRE TRACT
MAY 6, 1996
SCALE 1"=50'

OWNERS
BRYAN / TYRRELL PARTNERS
DAVID C. TYRRELL

REPRESENTED BY
COL. R.E. WILSON
9245 BROOKWATER CIRCLE
COLLEGE STATION, TEXAS 77845

SURVEYOR
MacARTHUR SURVEYS INC.
P.O. BOX 4592
BRYAN, TEXAS 77805

on landline wd 12/26/92