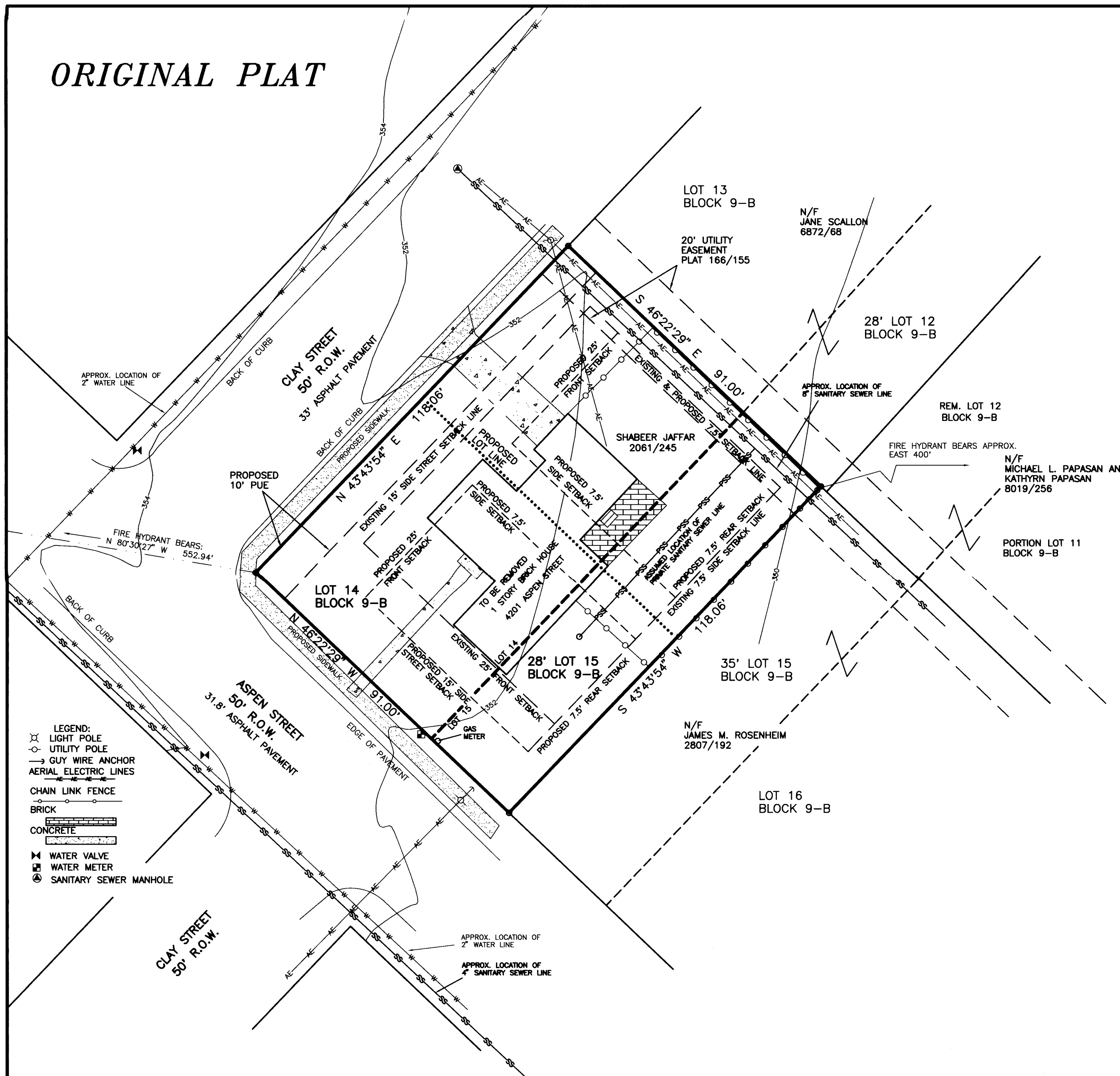


**ORIGINAL PLAT**

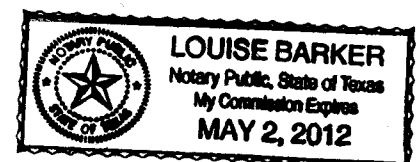


**CERTIFICATE OF OWNERSHIP AND DEDICATION**  
 STATE OF TEXAS  
 COUNTY OF BRAZOS  
 I, SHABEER JAFFAR, owner and developer of the land shown on this plat, being the tract of land as conveyed to me in the Official Records of Brazos County, in Volume 2061, Page 245, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places shown hereon for the purposes identified.

*Shabeer Jaffar*  
 Owner

STATE OF TEXAS  
 COUNTY OF BRAZOS  
 Before me, the undersigned authority, on this day personally appeared SHABEER JAFFAR 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 25<sup>th</sup> day of October, 2011.  
*Louise Barker*  
 Notary Public, Brazos County, Texas



**CERTIFICATE OF SURVEYOR**  
 STATE OF TEXAS  
 COUNTY OF BRAZOS  
 I, Brad Kerr, Registered Professional Surveyor No. 4502, 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 the metes and bounds describing said subdivision will describe a closed geometric form.

*Brad Kerr*  
 Brad Kerr, R.P.L.S. No. 4502



**APPROVAL OF PLANNING AND ZONING COMMISSION**  
 I, Michael Beardsmore, 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 & Zoning Commission of the City of Bryan on the 11 day of November, 2011, and same was duly approved on the 11 day of November, 2011.

*Michael Beardsmore*  
 Chairman

**CERTIFICATION OF CITY PLANNER**  
 I, the undersigned, City Planner 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 April, 2012.

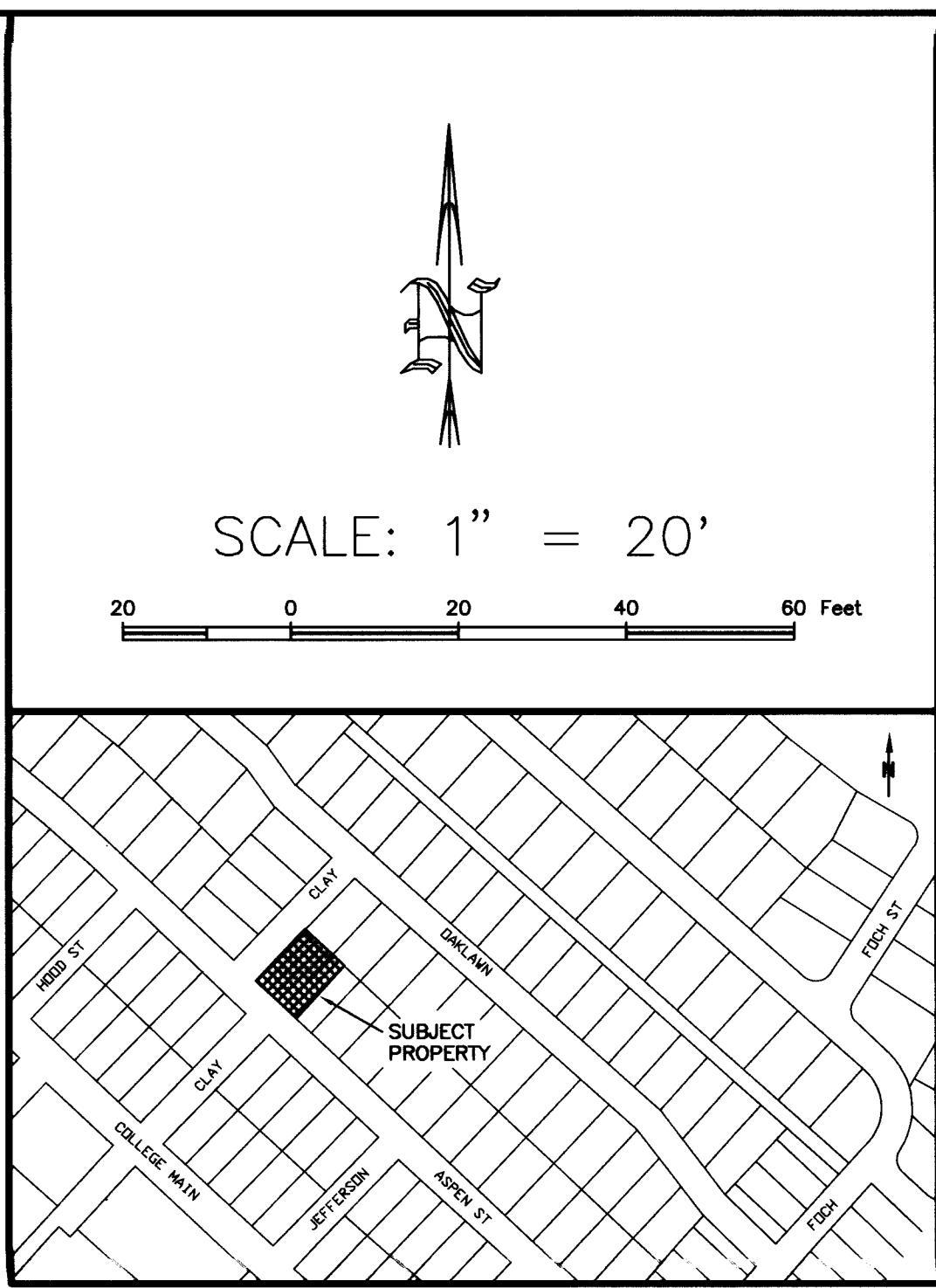
*Kevin Sumrell*  
 City Planner, City of Bryan

**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 25 day of April, 2012.

*W Paul Kappan*  
 City Engineer, City of Bryan

**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 on the 11 day of MAY, 2012, in the Official Public Records of Brazos County, Texas, in Volume 10671, Page 220.

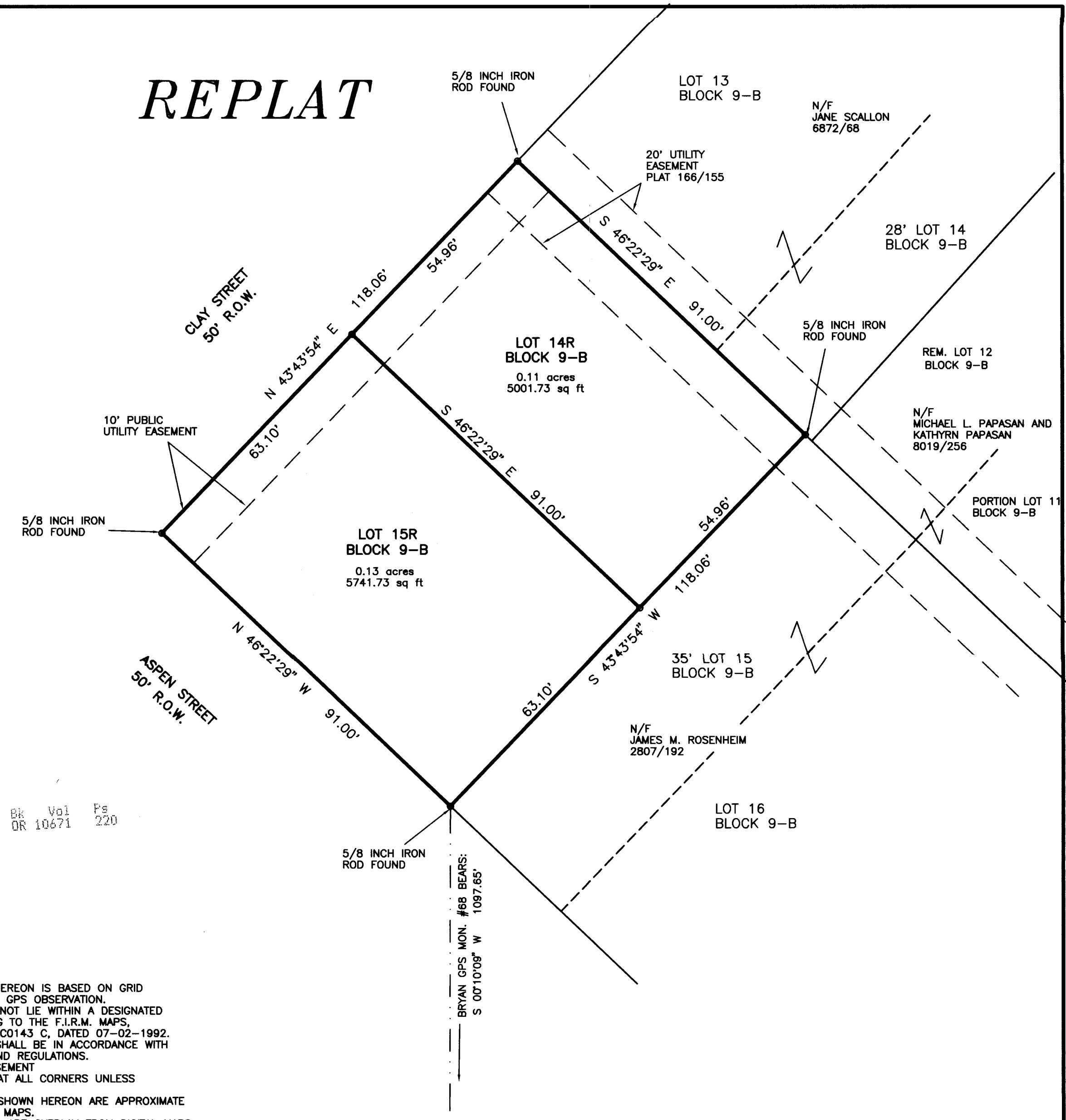
*Karen McQueen*  
 County Clerk  
 Brazos County, Texas  
 by: *Victoria Elliott*



**FILED FOR RECORD IN:**  
 BRAZOS COUNTY  
 On: May 14, 2012 at 09:57A  
 As a Plat  
 Document Number: 01119874  
 Amount: 63.00  
 Receipt Number: 437916  
 By: *Victoria Elliott*  
 STATE OF TEXAS COUNTY OF BRAZOS  
 I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the Official Public Records of:  
 BRAZOS COUNTY  
 Re-stamped hereon by me.  
 May 14, 2012  
 Karen McQueen, Brazos County Clerk  
 BRAZOS COUNTY

- GENERAL NOTES**
1. BEARING SYSTEM SHOWN HEREON IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.
  2. SUBJECT PROPERTY DOES NOT LIE WITHIN A DESIGNATED FLOOD PLAIN AREA ACCORDING TO THE F.I.R.M. MAPS, COMMUNITY PANEL NO. 4804100143 C, DATED 07-02-1992.
  3. BUILDING SETBACK LINES SHALL BE IN ACCORDANCE WITH CITY OF BRYAN ORDINANCE AND REGULATIONS.
  4. PUE - PUBLIC UTILITY EASEMENT
  5. 1/2 INCH IRON ROD SET AT ALL CORNERS UNLESS OTHERWISE INDICATED.
  6. WATER AND SEWER LINES SHOWN HEREON ARE APPROXIMATE FROM CITY OF BRYAN DIGITAL MAPS.
  7. CONTOURS SHOWN HEREON ARE OVERLAY FROM DIGITAL MAPS.
  8. SUBJECT PROPERTY IS CURRENTLY ZONED RD-S.

**REPLAT**



**METES AND BOUNDS DESCRIPTION**  
 OF A  
 0.247 ACRE TRACT  
 SAMUEL DAVIDSON LEAGUE, A-13  
 BRAZOS COUNTY, TEXAS

METES AND BOUNDS DESCRIPTION OF ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRYAN, BRAZOS COUNTY, TEXAS. SAID TRACT BEING ALL OF LOT 14 AND 28 FEET OF LOT 15, BLOCK 9-B, HIGHLAND PARK ADDITION, ACCORDING TO THE PLAT RECORDED IN VOLUME 166, PAGE 155 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS, AND BEING THE SAME TRACT OF LAND AS DESCRIBED BY A DEED TO SHABEER JAFFAR RECORDED IN VOLUME 2061, PAGE 245 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS.

- SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:  
 BEGINNING AT A 5/8 INCH IRON ROD FOUND AT THE INTERSECTION OF THE SOUTHEAST LINE OF CLAY STREET (50' R.O.W.) AND THE NORTHEAST LINE OF ASPEN STREET (50' R.O.W.) MARKING THE WEST CORNER OF SAID LOT 14;  
 THENCE: N 43° 43' 54" E ALONG THE SOUTHEAST LINE OF CLAY STREET FOR A DISTANCE OF 118.06 FEET TO A 5/8 INCH IRON ROD FOUND MARKING THE NORTH CORNER OF SAID LOT 14 AND THE WEST CORNER OF LOT 13, BLOCK 9-B;  
 THENCE: S 46° 22' 29" E ALONG THE COMMON LINE OF SAID LOT 14 AND LOT 13 FOR A DISTANCE OF 91.00 FEET TO A 5/8 INCH IRON ROD FOUND MARKING THE EAST CORNER OF SAID JAFFAR TRACT;  
 THENCE: S 43° 43' 54" W THROUGH SAID LOT 14 AND ALONG THE SOUTHEAST LINE OF SAID JAFFAR TRACT FOR A DISTANCE OF 118.06 FEET TO A 5/8 INCH IRON ROD FOUND ON THE NORTHEAST LINE OF ASPEN STREET MARKING THE SOUTH CORNER OF SAID JAFFAR TRACT;  
 THENCE: N 46° 22' 29" W ALONG THE NORTHEAST LINE OF ASPEN STREET FOR A DISTANCE OF 91.00 FEET TO THE POINT OF BEGINNING CONTAINING 0.247 OF AN ACRE OF LAND, MORE OR LESS, AS SURVEYED ON THE GROUND. BEARING SYSTEM SHOWN HEREIN IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.

BRAD KERR  
 REGISTERED PROFESSIONAL  
 LAND SURVEYOR No. 4502

**REPLAT**  
 OF  
 LOT 14 AND 28' OF LOT 15  
**HIGHLAND PARK ADDITION**  
 SECOND INSTALLMENT  
 VOLUME 166, PAGE 155  
 TO CREATE  
**LOTS 14R & 15R**  
 BLOCK 9-B  
**HIGHLAND PARK ADDITION**  
 SECOND INSTALLMENT  
 0.247 AC.  
 BRYAN, BRAZOS COUNTY, TEXAS

SCALE: 1 INCH = 20 FEET  
 SURVEY DATE: 10-05-11  
 PLAT DATE: 10-11-11  
 REVISED 10-18-11  
 JOB NUMBER: 11-524  
 CAD NAME: 11-524  
 CR5 FILE: HIGHLD2 (cont); 11-524 (job)

PREPARED BY: KERR SURVEYING, LLC  
 409 N. TEXAS AVENUE  
 BRYAN, TEXAS 77803  
 PHONE (979) 268-3195

PREPARED FOR: SHABEER JAFFAR  
 P.O. BOX 3135  
 COLLEGE STATION, TEXAS 77841  
 PHONE (979) 229-4222