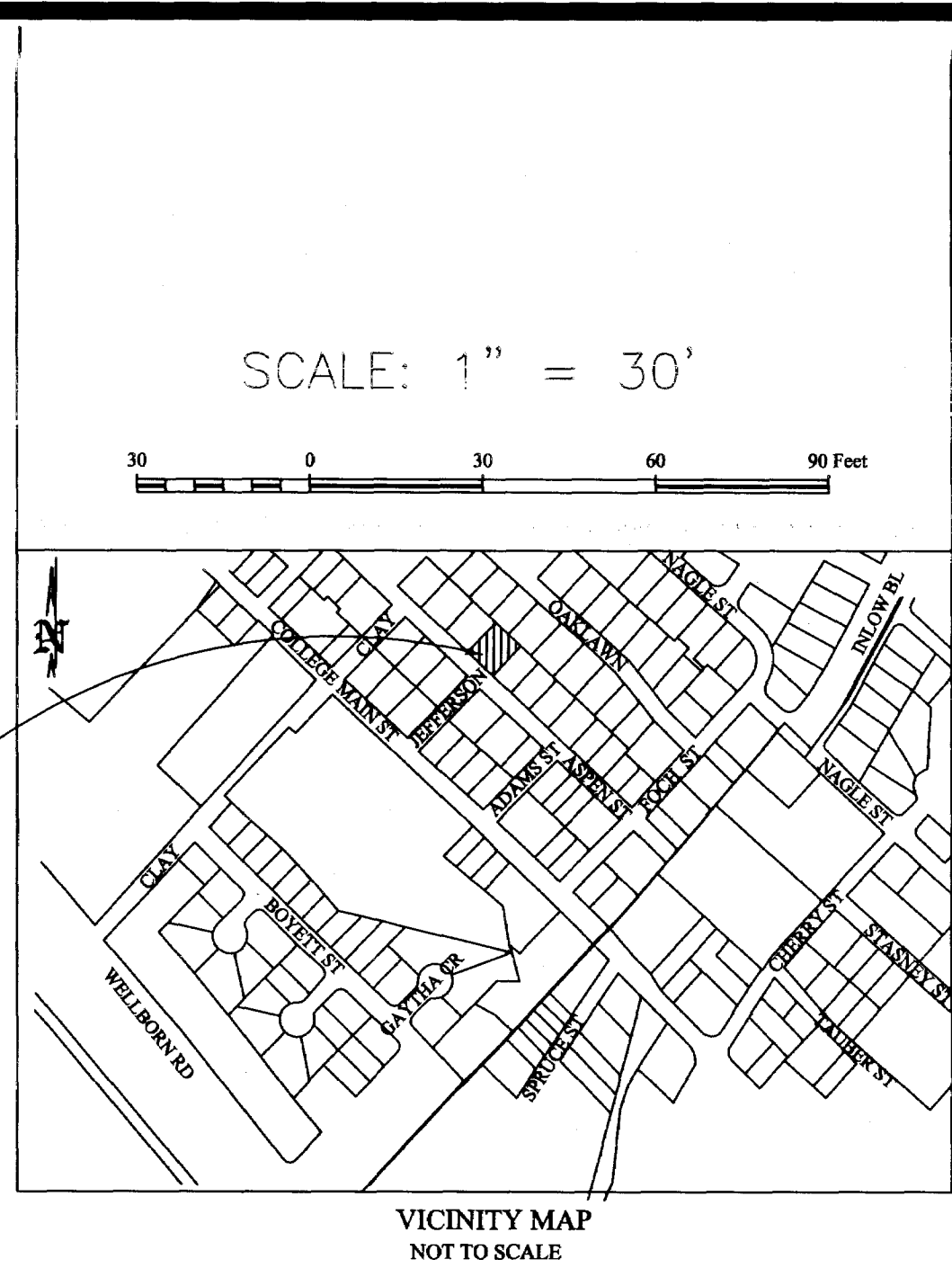


**ORIGINAL PLAT**



**METES AND BOUNDS DESCRIPTION**

Being a tract of land containing 0.2732 acres, and being in the Highland Park Addition, Second Installation, as recorded in Vol. 166, Page 155, of the Brazos County Deed Records (C.O.R.), and being 18 feet of Lot 18 and all of Lot 19, Block 9B, of said addition. All bearings of this survey are based on the Texas State Plane Coordinate System, Central Zone, NAD83(CORS96) and boundary based on found rods to said addition. This description is also referred to by the plat prepared by A.T.M. Surveying, Project No. 2012-0075-Aspen-18-19, and being more particularly described as follows:

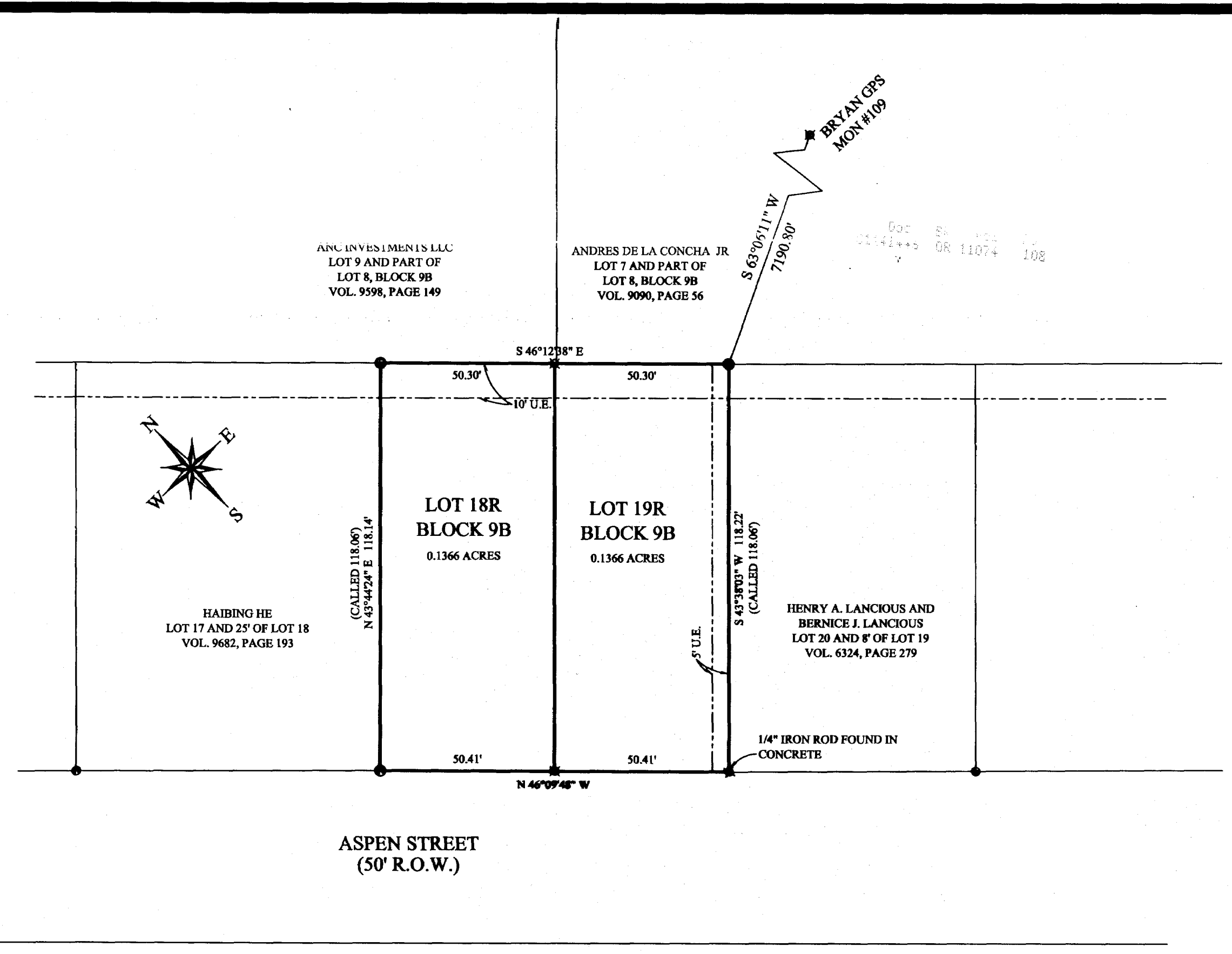
**BEGINNING** at a 1/2" iron rod found for the west corner of this tract, also being a point on the northwest line of Aspen Street (50' R.O.W.), also being the south corner of the Halbing He tract, called Lot 17, and 25' of Lot 18 as recorded in Vol. 9682, Page 193, of the Brazos County Official Records (B.C.O.R.);

**THENCE** North 43°44'24" East, a distance of 118.14 feet along the common line between this tract and said Halbing He tract to a 1/2" iron rod found for the north corner of this tract, also being the east corner of said Halbing He tract, also being a point on the southwest line of the ANC Investments LLC tract, called Lot 9, and part of Lot 8, Block 9B, as recorded in Vol. 9996, Page 149, of the B.C.O.R.;

**THENCE** South 46°12'38" East, a distance of 100.61 feet along the common line between this tract and the southwest line of said ANC Investments LLC tract, and then the Andres De La Concha Jr. tract, called Lot 7 and part of Lot 8, Block 9B, as recorded in Vol. 9090, Page 56, of the B.C.O.R. to a 1/2" iron rod found for the west corner of this tract, also being the north corner of the Henry A. Lancois and Bernice J. Lancois tract, called Lot 20 and 8' of Lot 19, Block 9B, as recorded in Vol. 6324, Page 279, of the B.C.O.R.;

**THENCE** South 43°38'03" West, a distance of 118.22 feet along the common line between this tract and said Lancois tract to a 1/2" iron rod found in concrete for the south corner of this tract, also being the west corner of said Lancois tract, also being a point on the southeast line of said Aspen Street;

**THENCE** North 46°09'48" West, a distance of 100.82 feet along the common line between this tract and said Aspen Street to the PLACE OF BEGINNING containing 0.2732 acres.



**REPLAT**

**SURVEY LEGEND**

--- SUBJECT PROPERTY LINE	--- SEWER MAINLINE
--- ADJOINING PROPERTY LINE	--- WATER METER
--- UTILITY EASEMENT	--- WATER VALVE
--- ELECTRICAL LINE	--- ELECTRIC METER
--- CROWN LINE FENCE	--- FENCE POLE
--- WOOD FENCE	--- METAL SIGN
	--- GALVANIZED SIGN
	--- LIGHT POLE

● 1" IRON ROD FOUND  
 ◆ 1/2" IRON ROD WITH MARCONI PLASTIC CAP MARKED "R.P.L.S. 6132 - A.T.M. SURVY" SET

Filed for Record in: BRAZOS COUNTY  
 On: Dec 21, 2012 at 02:49P  
 As a Plat  
 Document Number: 01141446  
 Amount: 63.00  
 Receipt Number: 457001  
 By: Cathy Barcelona  
 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 Official Public Records of: BRAZOS COUNTY  
 as stamped herein by me.  
 Dec 21, 2012  
 Karen McQueen, Brazos County Clerk  
 BRAZOS COUNTY

**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 20th day of December, 2012.  
 W. Paul Kasper, Jr.  
 City Engineer, City of Bryan

**APPROVAL OF PLANNING AND ZONING COMMISSION**  
 I, John Bond, 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 14th day of December, 2012, and same was duly approved on the 14th day of December, 2012.  
 John Bond  
 Chairman

**GENERAL NOTES**

- BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD83(CORS96)
- SAID LOT DOES NOT APPEAR TO BE UNDER THE 100 YEAR FLOOD PLAIN, AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY ON COMMUNITY PANEL NO. 48041C0215E EFFECTIVE DATE, 05/16/2012
- BUILDING SETBACK LINES TO BE IN ACCORDANCE WITH CITY OF BRYAN ORDINANCE AND REGULATIONS.
- WATER AND SEWER LINES SHOWN HEREON ARE APPROXIMATED PER CITY OF BRYAN DIGITAL MAPS.
- EXISTING STRUCTURES WILL BE REMOVED PRIOR TO RECORDING OF REPLAT

**CERTIFICATE OF SURVEYOR**  
 STATE OF TEXAS  
 COUNTY OF BRAZOS  
 I, Adam Wallace, Registered Public Surveyor No. 6132, in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property on June 28th, 2012 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.  
 Adam Wallace, R.P.L.S. No. 6132

**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 20th day of December, 2012.  
 Kimberly Cozart  
 City Planner, City of Bryan

**CERTIFICATE OF OWNERSHIP AND DEDICATION**  
 STATE OF TEXAS  
 COUNTY OF BRAZOS  
 I, D. Keith Sewell, 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 10586, Page 208, 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.  
 D. Keith Sewell  
 Owner

STATE OF TEXAS  
 COUNTY OF BRAZOS  
 Before me, the undersigned authority, on this day personally appeared D. Keith Sewell, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he/they executed the same for the purpose stated.  
 Given under my hand and seal on this 21 day of November, 2012.  
 Doreen Joyce  
 Notary Public, Brazos County, Texas

**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 21 day of December, 2012, in the Official Public Records of Brazos County, Texas, in Volume 11074.  
 Page 108  
 Karen McQueen  
 County Clerk  
 Brazos County, Texas  
 Cathy Barcelona

LOT 18R, AND 19R  
 BLOCK 9B  
**BEING A REPLAT**  
 OF A 0.2732 ACRES  
 BEING 38' OF LOT 18, AND ALL OF  
 LOT 19, BLOCK 9B  
 HIGHLAND PARK ADDITION  
 SECOND INSTALLMENT  
 VOLUME 10586, PAGE 208  
 BRYAN, BRAZOS COUNTY, TEXAS

**OWNER/DEVELOPER:**  
 Apple Shocks, LLC  
 DONALD KEITH SEWELL  
 1115 Langford St.  
 College Station TX  
 (979) 304-2087

**ATM Surveying**  
 P.O. Box 10313, College Station, TX 77840  
 PHONE: (979) 209-1291 email: Adam@ATMSurveying.com  
 www.ATMSurveying.com