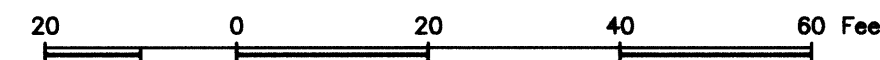


ORIGINAL PLAT

REPLAT

SCALE: 1" = 20'



CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C1	50.00	45°54'43"	40.07	21.18	N 03°09'57" W	39.00
C2	25.00	71°27'01"	31.18	17.98	N 08°50'57" E	29.19
C3	25.00	90°36'57"	39.54	25.27	N 89°12'12" E	35.54

Doc. No. 08 Vol. Pa.
01010058 OR 0802 198

Filed for Record in:
BRAZOS COUNTY

On Sep 15, 2008 at 10:04A

As a
Plat

Document Number: 01010058

Amount: 58.00

Receipt Number: 350151

By:
Bette King

STATE OF TEXAS COUNTY OF BRAZOS
I hereby certify that this instrument was
filed on the date and time stamped hereon as we
and was duly recorded in the volume and page
of the Official Public Records of:

BRAZOS COUNTY
as stamped hereon by me.

Sep 15, 2008
HONORABLE KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY

GENERAL NOTES

1. BEARING SYSTEM SHOWN HEREON IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATIONS.
2. SUBJECT PROPERTY DOES NOT LIE WITHIN A DESIGNATED FLOOD PLAIN AREA ACCORDING TO THE F.I.R.M. MAPS, COMMUNITY PANEL NO. 48041C0143 DATED JULY 2, 1992.
3. BUILDING SETBACK LINES TO BE IN ACCORDANCE WITH CITY OF BRYAN ORDINANCES AND REGULATIONS.
4. 5/8 INCH IRON ROD SET AT ALL CORNERS UNLESS OTHERWISE INDICATED.

METES AND BOUNDS DESCRIPTION
OF A
14,093 SQUARE FOOT TRACT
LOT 11, BLOCK 2
HYDE PARK ADDITION
BRYAN, 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 11, BLOCK 2, HYDE PARK ADDITION, ACCORDING TO THE PLAT RECORDED IN VOLUME 370, PAGE 853 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.

SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD FOUND ON THE SOUTHWEST LINE OF BOYETT STREET (60' R.O.W.) MARKING THE EAST CORNER OF SAID LOT 11 AND THE NORTH CORNER OF LOT 12, BLOCK 2;

THENCE: S 44° 09' 08" W ALONG THE COMMON LINE OF SAID LOT 11 AND LOT 12 FOR A DISTANCE OF 98.47 FEET TO A 3/8 INCH IRON ROD FOUND MARKING THE SOUTH CORNER OF SAID LOT 11 AND THE EAST CORNER OF LOT 10, BLOCK 2;

THENCE: N 45° 50' 52" W ALONG THE COMMON LINE OF SAID LOT 11 AND LOT 10 FOR A DISTANCE OF 109.37 FEET TO A 5/8 INCH IRON ROD SET ON THE SOUTHWEST LINE OF LISA CIRCLE (50' R.O.W.) MARKING THE COMMON CORNER OF SAID LOTS 11 AND 10, SAID IRON ROD SET BEING IN A COUNTERCLOCKWISE CURVE HAVING A RADIUS OF 50.00 FEET;

THENCE: ALONG THE SOUTHEASTERLY LING OF LISA CIRCLE FOR THE FOLLOWING CALLS:

ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 45° 54' 43" FOR AN ARC DISTANCE OF 40.07 FEET (CHORD BEARS: N 03° 09' 57" W - 39.00 FEET) TO A 1/2 INCH IRON ROD FOUND MARKING THE ENDING POINT OF SAID CURVE AND THE BEGINNING OF A CLOCKWISE CURVE HAVING A RADIUS OF 25.00 FEET;

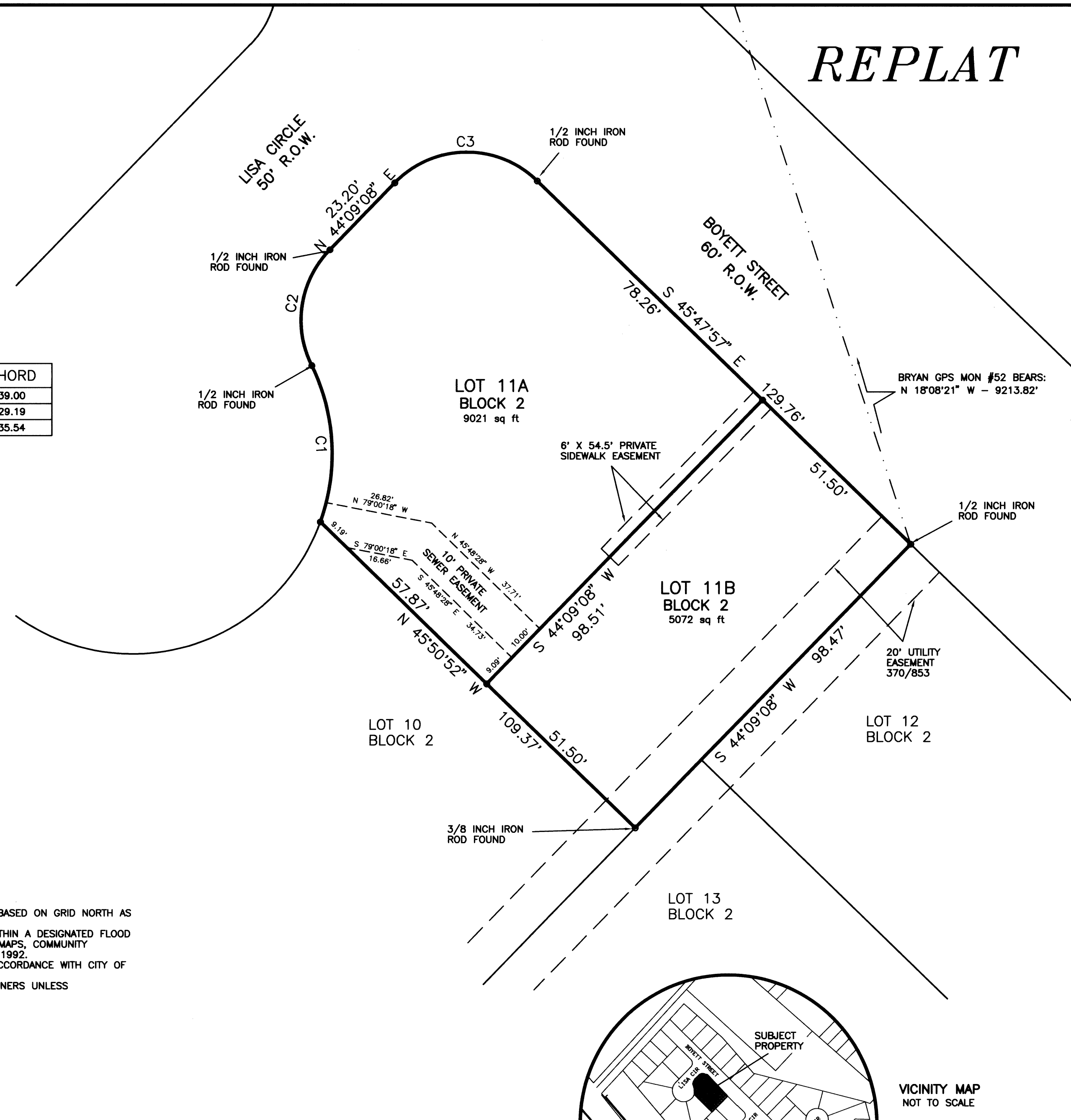
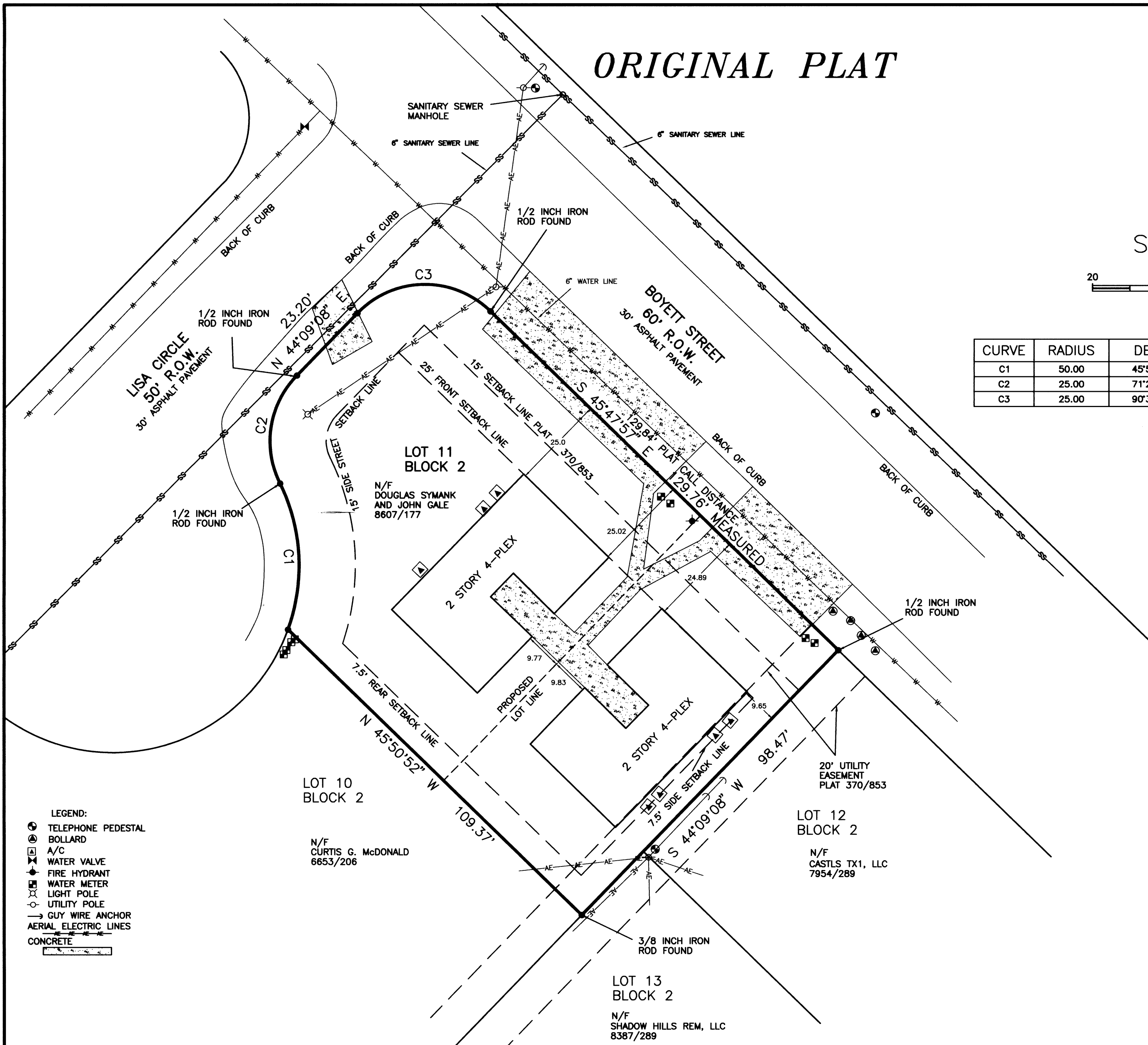
ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 71° 27' 01" FOR AN ARC DISTANCE OF 31.18 FEET (CHORD BEARS: N 08° 50' 57" E - 29.19 FEET) TO A 1/2 INCH IRON ROD FOUND MARKING THE ENDING POINT OF SAID CURVE;

N 44° 09' 08" E FOR A DISTANCE OF 23.20 FEET TO A 5/8 INCH IRON ROD SET MARKING THE BEGINNING OF ANOTHER CLOCKWISE CURVE HAVING A RADIUS OF 25.00 FEET;

ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90° 36' 57" FOR AN ARC DISTANCE OF 39.54 FEET (CHORD BEARS: N 89° 12' 12" E - 35.54 FEET) TO A 1/2 INCH IRON ROD FOUND ON THE SOUTHWEST LINE OF BOYETT STREET MARKING THE ENDING POINT OF SAID CURVE;

THENCE: S 45° 47' 57" E ALONG THE SOUTHWEST LINE OF BOYETT STREET FOR A DISTANCE OF 129.76 FEET TO THE POINT OF BEGINNING CONTAINING 14,093 SQUARE FEET (0.323 OF AN ACRE) OF LAND, MORE OR LESS, AS SURVEYED ON THE GROUND MAY 2008. BEARING SYSTEM SHOWN HEREIN IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.

BRAD KERR
REGISTERED PROFESSIONAL
LAND SURVEYOR No. 4502



- LEGEND:
- TELEPHONE PEDESTAL
 - BOLLARD
 - A/C
 - WATER VALVE
 - FIRE HYDRANT
 - WATER METER
 - LIGHT POLE
 - UTILITY POLE
 - GUY WIRE ANCHOR
 - AERIAL ELECTRIC LINES
 - CONCRETE

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

I (we), DOUGLAS SYMANK AND JOHN GALE, 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 Official Records of Brazos County, in Volume 8607, Page 177, 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.

[Signature]
Owner(s)

APPROVAL OF PLANNING AND ZONING COMMISSION

I, John R. Clark, 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 15 day of August, 2008, and same was duly approved on the 21 day of August, 2008.

[Signature]
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 15 day of August, 2008.

[Signature]
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 21 day of September, 2008.

[Signature]
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 15 day of August, 2008, in the Official Public Records of Brazos County, Texas, in Volume 8607, Page 177.

[Signature]
County Clerk
Brazos County, Texas

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Douglas Symank and John Gale 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 and consideration therein stated.

Given under my hand and seal on this 18 day of August, 2008.

[Signature]
Notary Public, Brazos County, Texas

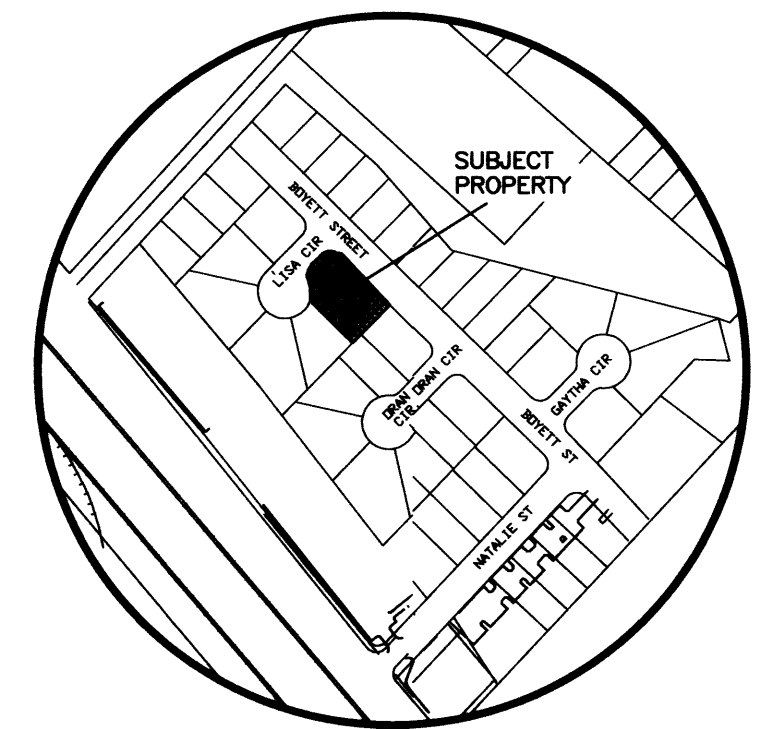


CERTIFICATE OF SURVEYOR

STATE OF TEXAS
COUNTY OF BRAZOS

I, Brad Kerr, Registered Public 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 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.

[Signature]
Brad Kerr, R.P.L.S. No. 4502



VICINITY MAP
NOT TO SCALE

REPLAT
OF
LOT 11, BLOCK 2
HYDE PARK ADDITION
VOLUME 370, PAGE 853
BRYAN, BRAZOS COUNTY, TEXAS

SCALE: 1 INCH = 20 FEET
SURVEY DATE: 05-27-08
PLAT DATE: 07-08-08
REVISED: 07-30-08
JOB NUMBER: 08-353
CAD NAME: 08-353
CR5 FILE: RAMPARTS (cont); 08-353 (job)

PREPARED BY: KERR SURVEYING, LLC
505 CHURCH STREET, P.O. BOX 208
COLLEGE STATION, TEXAS 77801
PHONE (979) 268-3195

PREPARED FOR: DOUG SYMANK
3309 S. COLLEGE AVENUE
BRYAN, TEXAS 77801
PHONE (979) 220-7050