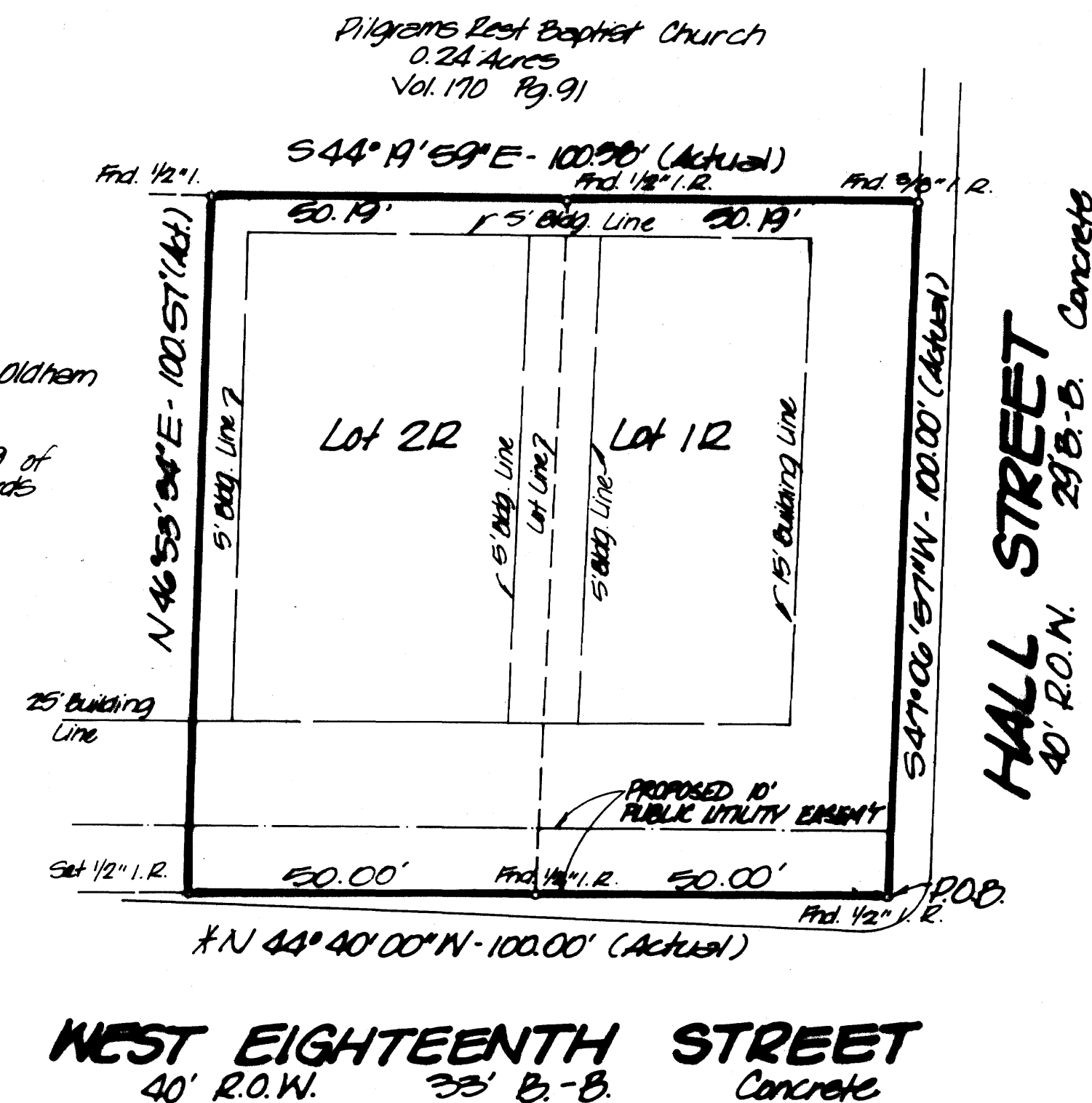


ORIGINAL



REPLAT

Project Location

Scale: 1" = 20'



Vicinity Map

Being all of that certain tract or parcel of land lying and being situated in Bryan, Brazos County, Texas and being a part of Lots 1 and 2 of the J. A. CHEW SUBDIVISION of Lot 4 of the 18 acre lot in the W. J. Bryan Addition #2, according to the Plat recorded in Volume 21 page 109, Deed Records of Brazos County, Texas and being described as follows:

BEGINNING: at a 1/2" iron rod at the south corner of said Lot 1; same being at the intersection of the northwest right-of-way line of Hall Street and the northeast right-of-way line of West 18th Street;

THENCE: N 44° 40' 00" W - 100.00 feet along said West 18th Street line to a 1/2" iron rod set at the most southerly common corner of Lots 2 and 3;

THENCE: N 46° 53' 34" W - 100.57 feet along the common line between said Lots 2 and 3 to a 1/2" iron rod found for the most northerly corner of this tract and the Pilgrims Rest Baptist Church 0.24 acre tract (170/91);

THENCE: S 44° 19' 59" E - 100.38 feet along the common line between this tract and said Church tract to a 3/8" iron rod found at the most southerly common corner of said tracts; same being in said Hall Street line;

THENCE: S 47° 06' 57" W - 100.00 feet along said Hall Street line to the PLACE OF BEGINNING; and containing 0.23 acres of land, more or less.

Property is not in a flood plain as designated by FEMA Flood Insurance Rate Map, Community Panel 480003 0488E, Effective Date July 2, 1988.

FILED
 19 AUG - 9 PM 1:50
 BRAZOS COUNTY CLERK
 DEPUTY
 585033

REPLAT
OF
PART OF LOT 1
J.A. CHEWS SUBDIVISION
.23 ACRES
STEPHEN F. AUSTIN, A-63
BRYAN, BRAZOS COUNTY, TEXAS
SCALE: 1" = 20' **JUNE 1995**

STATE OF TEXAS
 COUNTY OF BRAZOS
 I, Bernice Carter, owner(s) and developer(s) of the land shown on this plat, being the tract of land (being part of the tract of land) as conveyed to me (us) in the Deed Records of Brazos County in Volume 21, Page 109, and designated herein as the Lot 1 in the City of Bryan, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, perks, water courses, drains, easements, and public places thereon shown for the purpose and consideration therein expressed.

Bernice Carter
 Owner

CERTIFICATION OF THE CITY PLANNER
 I, the undersigned, City Planner of the City of Bryan, hereby certify that the plat conforms to the City master plan, major street plan, land use plan, and the standards and specifications set forth in this ordinance.

Mark L. Smith for Refek Sherman
 City Planner, Bryan, Texas

APPROVAL OF PLANNING & ZONING COMMISSION
 I, John Cochran, Chairman of the City Planning and Zoning Commission of the City of Bryan, Texas, hereby certify that the attached plat was duly filed for approval with the City Planning and Zoning Commission of the City of Bryan on the 28th day of July, 1995 and same was duly approved on the 20th day of July, 1995 by said commission.

John Cochran
 Chairman of the Planning & Zoning Commission
 Bryan, Texas

APPROVAL OF THE CITY ENGINEER
 I, the undersigned, City Engineer of the City of Bryan, hereby certify that this subdivision plat is in compliance with the appropriate codes and ordinances of the City of Bryan.

Bruce K...
 City Engineer, Bryan, Texas

STATE OF TEXAS
 COUNTY OF BRAZOS
 Before me, the undersigned authority, on this day personally appeared Bernice Carter, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that she/he/they executed the same for purpose and consideration therein stated.

Given under my hand and seal on this 29th day of July, 1995.

Donald D. Garrett
 Notary Public

CERTIFICATE OF SURVEYOR
 I, Donald D. Garrett, Registered Professional Land Surveyor No. 2972, of the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground and that the metes and bounds describing said subdivision do describe a closed geometric form.

Donald D. Garrett
 Donald D. Garrett, R.P.L.S. No. 2972

CERTIFICATE OF THE ENGINEER
 I, Donald D. Garrett, Registered Professional Engineer No. 22790, in the State of Texas, hereby certify that proper engineering consideration has been given to this plat.

Donald D. Garrett
 Donald D. Garrett, P.E. No. 22790

STATE OF TEXAS
 COUNTY OF BRAZOS
 I, Mary Ann Ward, 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 27th day of August, 1995, in the Deed /Official Records of Brazos County, Texas, in Volume 211, Page 547.

Mary Ann Ward by Barbara Johnson
 County Clerk
 Deputy Clerk
 BRAZOS COUNTY, TEXAS
 OWNER: **BERNICE CARTER**
 1014 CALIFORNIA
 BRYAN, TX 77803
 (409) 823-5711

GARRETT ENGINEERING
 Consulting Engineering & Land Surveying
 4444 Carter Creek Parkway Suite 100
 Bryan, Texas 77803
 Phone: 409 / 845 - 8888

on balance 1/10/95