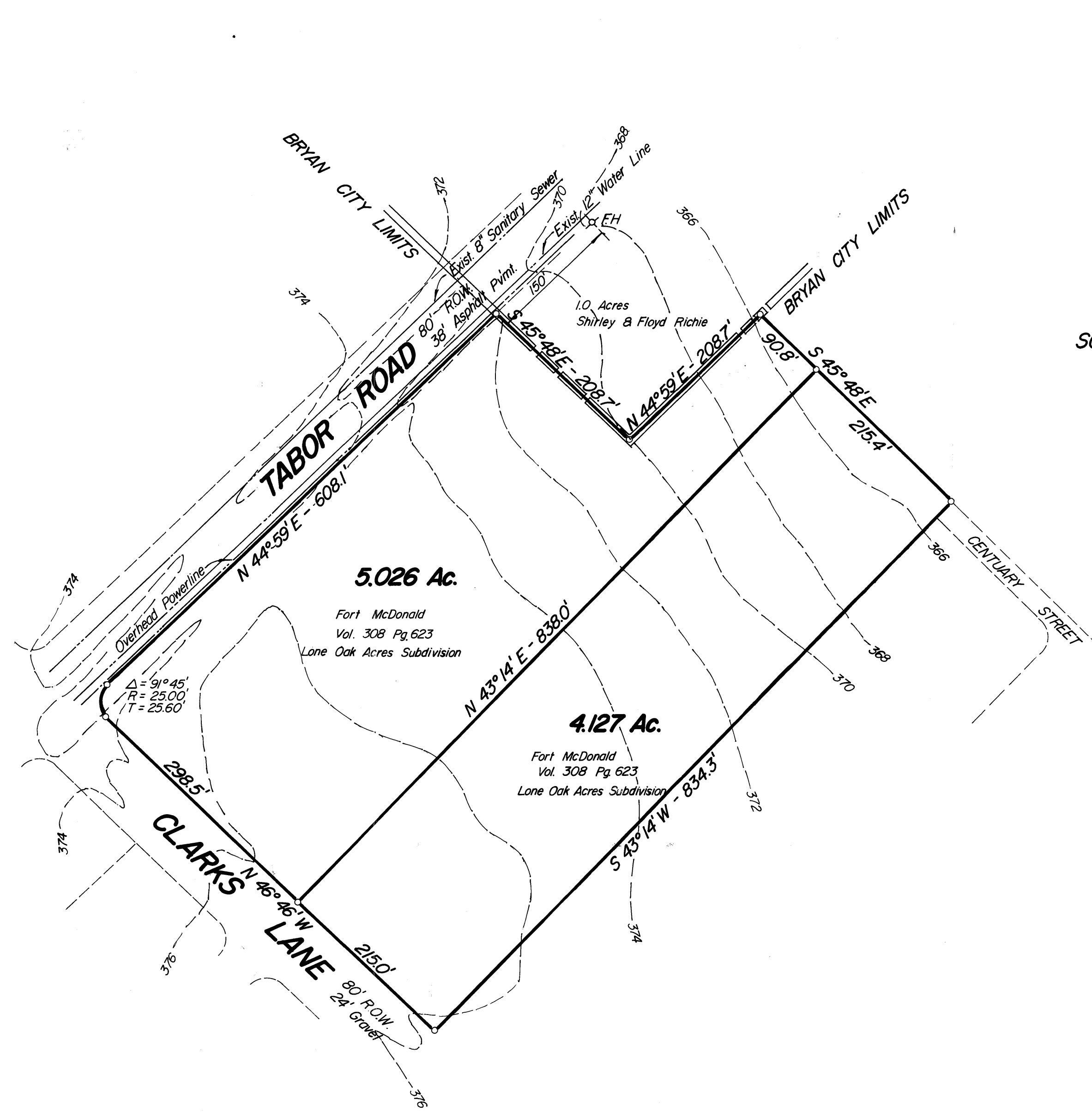
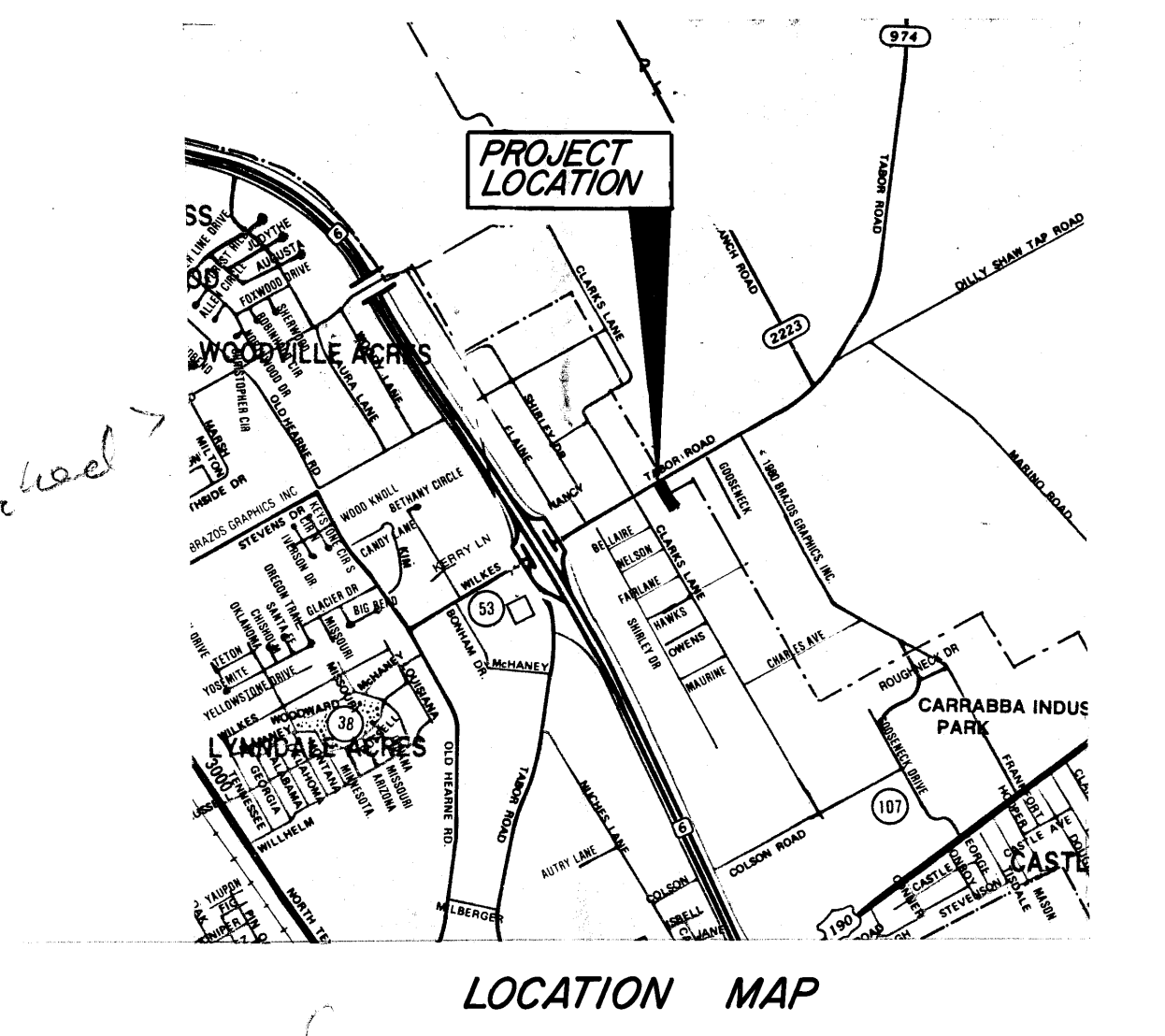
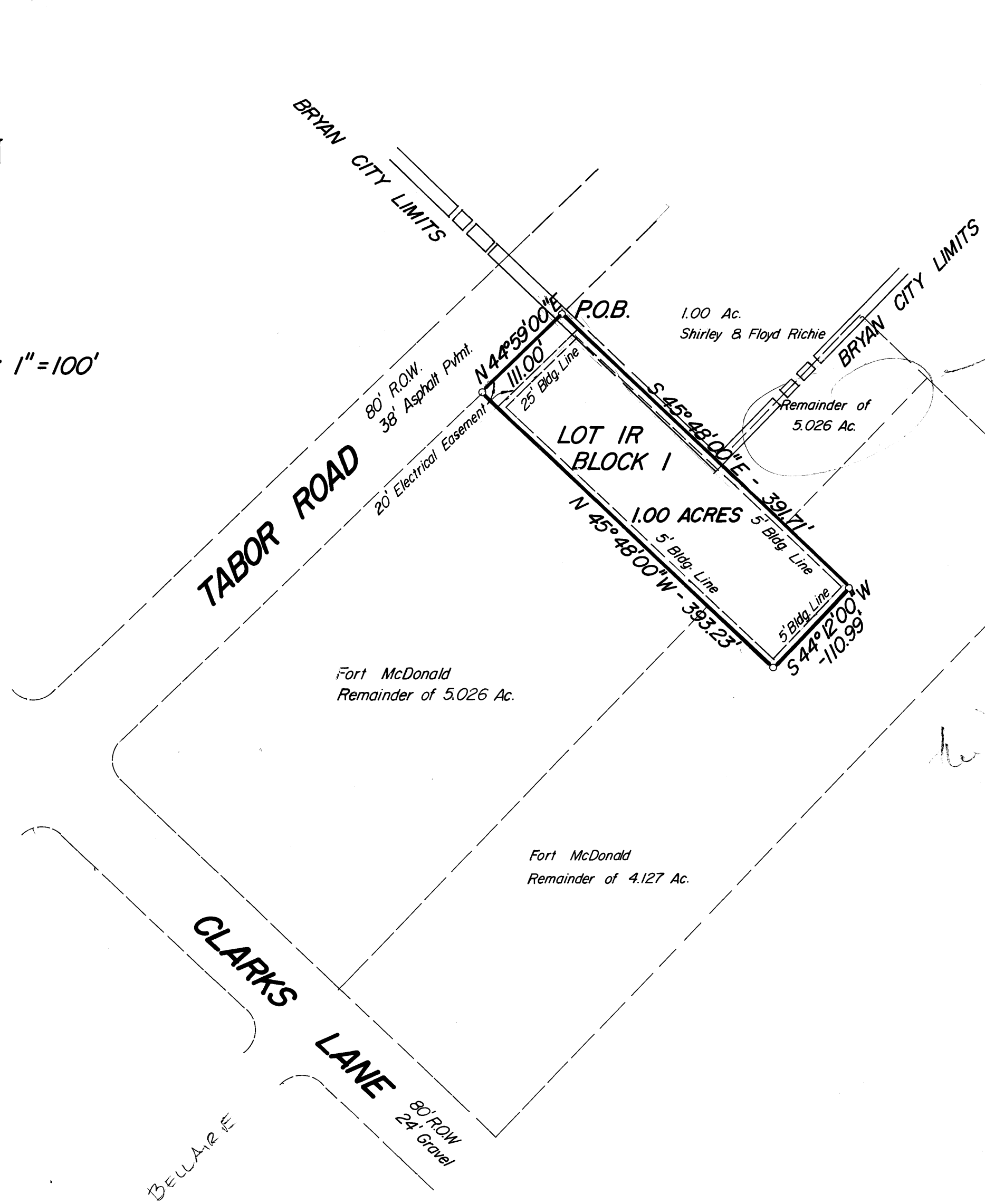


on base of plat and



N  
SCALE: 1" = 100'



handwritten notes: "handwritten", "closed", "revised"

**FIELD NOTES**

Being all of that certain tract or parcel of land, lying and being situated in the STEPHEN F. AUSTIN LEAGUE NO. 10, A-63, Brazos County, Texas, and being parts of the 5.026 acre lot and the 4.127 acre lot shown on the Vacating and Resubdivision Plat of part of Lone Oak Acres Subdivision recorded in Volume 308, Page 623 of the Deed Records of Brazos County, Texas and being more particularly described as follows:

BEGINNING: at an iron rod at the intersection of the southeast right-of-way line of F.M. 974 (Tabor Road) with the northeast line of the beforementioned 5.026 acre tract;

THENCE: S 45°48'00" E - 391.71 feet along said northeast line across both 5.026 and 4.127 acre lots to an iron rod for corner;

THENCE: S 44°12'00" W - 110.99 feet to an iron rod for corner;

THENCE: N 45°48'00" W - 393.23 feet to an iron rod in the said southeast right-of-way line of F.M. 974;

THENCE: N 44°59'00" E - 111.00 feet along said R.O.W. line to the POINT OF BEGINNING; and containing 1.00 acres of land, more or less, according to a survey made on the ground under the supervision of Donald D. Garrett, Registered Public Surveyor, No. 2972, on June 30, 1987.

**ORIGINAL PLAT**

**REVISED PLAT**

**OWNER'S ACKNOWLEDGEMENTS AND DEDICATIONS**

STATE OF TEXAS  
COUNTY OF BRAZOS

I, (He, She), Frank Salvato, owners and developers of the land shown on this plat, as conveyed in the Deed Records of Brazos County, Texas, Volume 308, page 623 and designated herein as the Lone Oak Acres Subdivision Subdivision 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, water courses, drains, easements, and public places thereon shown for the purpose and consideration therein expressed.

Frank Salvato  
Owner

**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.

Burt Kamm  
City Engineer, Bryan, Texas

**CERTIFICATION OF 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.

[Signature]  
City Planner, Bryan, Texas

**APPROVAL OF THE PLANNING COMMISSION**

I, G. KENNY MALLARD, Chairman of the City Planning Commission of the City of Bryan, State of Texas, hereby certify that the attached plat was duly filed for approval with the City Planning Commission of the City of Bryan on the 30 day of JUNE, 1987, and same was duly approved on the 23 day of JULY, 1987 by said Commission.

G. Kenny Mallard  
Chairman, City Planning Commission,  
Bryan, Texas

**CERTIFICATION BY THE COUNTY CLERK**

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Frank Borwick, 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 the 10 day of NOV, 1987, in the Official Records of Brazos County in Volume 1013, Page 121.

Frank Borwick  
County Clerk, Brazos County, Texas  
By: Karen McQueen

**A CERTIFICATE BY THE ENGINEER**

STATE OF TEXAS  
COUNTY OF BRAZOS

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

Donald D. Garrett  
Registered Professional Engineer

CERTIFICATION OF THE SURVEYOR

**STATE OF TEXAS  
COUNTY OF BRAZOS**

I, Donald D. Garrett, Registered Public Surveyor, No. 2972, in the State of Texas, hereby certify that the plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

Donald D. Garrett  
Registered Public Surveyor

**STATE OF TEXAS  
COUNTY OF BRAZOS**

Before me, the undersigned authority, on this day personally appeared Frank Salvato, 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 and consideration therein stated.

GIVEN under my hand and seal on this 10 day of NOV, 1987.

Donald D. Garrett  
Notary Public, State of Texas  
Notary's name: Donald Garrett  
Notary's Commission expires: 9/19/88

FILED

1987 NOV 20 PM 1:27

Karen McQueen

333469

LAND USE: 1 COMMERCIAL LOT

**SECOND REPLAT**

**LONE OAK ACRES SUBDIVISION  
LOT IR, BLOCK I  
STEPHEN F. AUSTIN LEAGUE, A-63  
BRYAN, BRAZOS COUNTY, TEXAS  
JUNE 1987 SCALE: 1" = 100'**

**OWNER & DEVELOPER:**  
FRANK SALVATO  
1303 KONECNY ST.  
BRYAN, TEXAS 77801  
(409) 779-1599

**ENGINEER & SURVEYOR:**  
GARRETT ENGINEERING  
4444 CARTER CREEK PKWY 108  
BRYAN, TEXAS 77802  
(409) 846-2688

**GARRETT ENGINEERING**  
CONSULTING ENGINEERING & LAND SURVEYING  
P.O. BOX 4083 BRYAN, TEXAS 77802