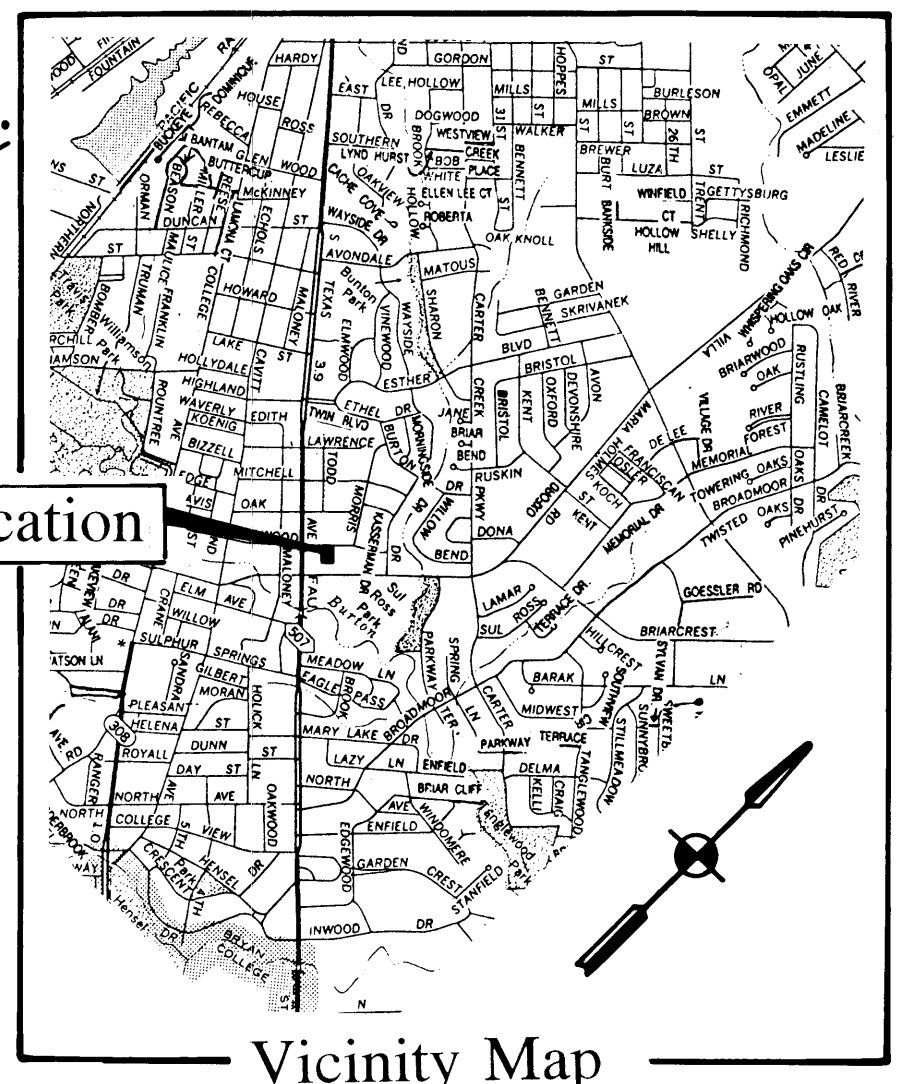


Basis Of Bearing: Northwest Line Of Lot 1, Block 18, Mitchell - Lawrence - Cavitt Addition, Bryan, Brazos County, Texas, Called N 46° 00' 00" W.

Field Notes

Field notes of a 0.46 acre tract or parcel of land lying and being situated in Bryan, Brazos County, Texas, and being all of Lots 1 and 2, Block 18 of the Mitchell - Lawrence - Cavitt Addition to the City of Bryan, Brazos County, Texas, according to a plat recorded in Volume 86, Page 590 of the Deed Records Of Brazos County, Texas, and being more particularly described by metes and bounds as follows:  
BEGINNING at a set iron rod at the northwest corner of the subject 0.46 acre tract, same iron rod also marking the northwest corner of the original Lot 1, Block 18 of the aforesaid Mitchell - Lawrence - Cavitt Addition and same iron rod also lying on the intersection of the northeast right-of-way line of Todd Street and the southeast right-of-way line of Dellwood Street;  
THENCE N 44° 00' 00" E along the aforementioned southeast right-of-way line of Dellwood Street for a distance of 100.00 feet to a set iron rod for corner, same iron rod also marking the most northerly corner of the subject 0.46 acre tract and the most northerly corner of the original Lot 2, Block 18, of the same Mitchell - Lawrence - Cavitt Addition, same iron rod also marks the northwest corner of Lot 3, Block 18, of said Mitchell - Lawrence - Cavitt Addition;  
THENCE S 46° 00' 00" E for a distance of 200.00 feet to a set iron rod for the southeast corner of the subject 0.46 acre tract, same iron rod also marks the southeast corner of the original Lot 2, Block 18 of the Mitchell - Lawrence - Cavitt Addition as referenced above. Same iron rod also marks the most southerly corner of Lot 3, Block 18, of same Mitchell - Lawrence - Cavitt Addition;  
THENCE S 44° 00' 00" W for a distance of 100.00 feet to a set iron rod for the most southerly corner of the subject 0.46 acre tract, same iron rod also marks the most southerly corner of the original Lot 1, Block 18, of same Mitchell - Lawrence - Cavitt Addition and same corner also lies on the Northeast right-of-way line of Todd Street;  
THENCE N 46° 00' 00" W along the Northeast right-of-way line of Todd Street for a distance of 200.00 feet to the PLACE OF BEGINNING and containing 0.46 acres of land, more or less.



ORIGINAL PLAT Scale: 1" = 20'

REPLAT Scale: 1" = 20'

CERTIFICATION OF THE CITY PLANNER  
I, the undersigned, City Planner of the City of Bryan, Texas, 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.  
*Ray Shuman*  
City Planner, Bryan, Texas

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

APPROVAL OF PLANNING AND ZONING COMMISSION  
I, **ART KING**, 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, Texas, on the **17th** day of **JUNE**, 1992 and same was duly approved on the **2nd** day of **JULY**, 1992, by said commission.  
*Art King*  
Chairman of the Planning and Zoning Commission  
Bryan, Texas

CERTIFICATE OF THE COUNTY CLERK  
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 certificates of authentication was filed for record in my office the **18th** day of **August**, 1992, in the Deed / Official Records of Brazos County, Texas, in Volume **15712**, Page **4185**.  
*Mary Ann Ward*  
County Clerk  
Brazos County, Texas

CERTIFICATION OF THE SURVEYOR  
I, Donald D. Garrett, Registered Professional Land Surveyor No. 2972 in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made and supervision on the ground and that the notes and bounds describing said subdivision will describe a geometric form.  
*Donald D. Garrett*

CERTIFICATE OF THE ENGINEER  
Professional Engineer No. 22790, in the State of Texas, hereby certify that has been given this plat.  
*Donald D. Garrett*

CERTIFICATE OF OWNERSHIP AND DEDICATION  
I, (We), \_\_\_\_\_, Owner(s) of the land shown on this plat, designated herein as the \_\_\_\_\_ to the City of Bryan, Texas, in whose names are 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.  
*Hermon Blackmore*

CERTIFICATE OF OWNERSHIP AND DEDICATION  
OWNER OF PLOTS 1 & 2 BLOCK 18 (25' x 200')  
I, (We), **LANE HART CAVITT CO INC BY FRED LANCHA**, Owner(s) of the land shown on this plat, designated herein as the **REPLAT LOT 2 BLOCK 18** in the City of Bryan, Texas, in whose names are 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.  
*Fred Lancha*

State of Texas  
County of Brazos  
Before me, the undersigned authority, on this day personally appeared \_\_\_\_\_ 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 of this **29th** day of **June**, 1992.  
*Alfonso Mirza*  
Notary Public In And For Brazos County, Texas

State of Texas  
County of Brazos  
Before me, the undersigned authority, on this day personally appeared \_\_\_\_\_ 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 of this **29th** day of **June**, 1992.  
*Alfonso Mirza*  
Notary Public In And For Brazos County, Texas

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FILED  
92 JUN 18 PM 3:37  
BRYAN, TEXAS  
*Donald D. Garrett*

REPLAT  
Of  
LOT 1 & LOT 2  
Block 18  
Mitchell - Lawrence - Cavitt Addition  
East Section  
Bryan, Brazos County, Texas

Scale: 1" = 20'  
June, 1992  
Prepared By: Garrett Engineering  
4444 Carter Creek Parkway Suite 108  
Bryan, Texas 77802  
Telephone: (409) 846-2688  
Prepared For: Wajahat Mirza  
2919 Texas Avenue  
Bryan, Texas 77802  
Telephone: (409) 823-0944

on balance us