

BOUNDARY METES:

LINE	BEARING	DISTANCE
L1	N45°32'59"E	60.00'
L2	N44°59'39"W	70.00'
L3	S46°48'52"E	70.06'
L4	N45°32'59"E	51.93'
L5	S54°54'30"E	200.17'
L6	N85°56'39"E	57.06'
L7	S64°58'20"E	88.63'
L8	S23°04'09"E	64.50'
L9	S56°47'59"E	111.81'
L10	S35°41'43"E	85.12'
L11	S48°06'52"E	206.49'
L12	S75°40'54"E	30.47'
L13	N85°39'03"E	209.38'
L14	N28°02'21"E	20.61'
L15	N32°46'33"W	110.62'
L16	N45°59'14"E	4.08'
L17	S45°15'10"E	85.82'
L18	N67°32'36"E	88.10'
L19	N00°49'33"W	57.35'
L20	N82°43'04"E	67.33'

REAR LOT LINE METES:

LINE	BEARING	DISTANCE
L1	S46°48'52"E	393.08'
L2	S70°35'28"E	31.24'
L3	S44°58'16"E	121.20'
L4	N83°30'52"E	55.08'
L5	S55°36'07"E	61.07'
L6	S66°34'56"E	134.33'
L7	N82°27'00"E	38.19'
L8	N66°59'35"E	69.16'
L9	S65°13'27"E	117.16'
L10	S88°47'40"E	127.67'
L11	S63°55'17"E	45.37'
L12	S25°44'21"E	41.32'
L13	S23°44'38"W	12.87'
L14	N28°02'21"E	20.61'
L15	N32°46'33"W	110.62'
L16	N45°59'14"E	4.08'
L17	S45°15'10"E	85.82'
L18	N67°32'36"E	88.10'
L19	N00°49'33"W	57.35'
L20	N82°43'04"E	67.33'

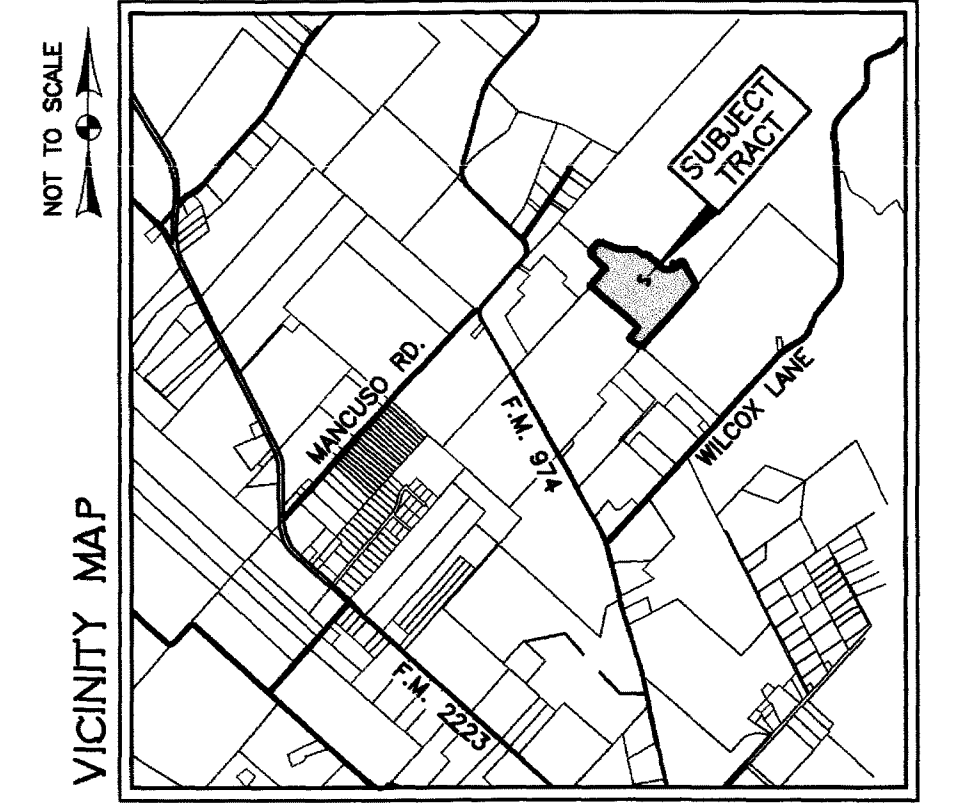
LOTS 3-9, BLOCK 1, PHASE 5A BUILDING LINE CALLS:

LINE	BEARING	DISTANCE
L1	S33°01'03"E	185.03'
L2	S67°19'59"E	177.95'
L3	S60°16'08"E	196.39'
L4	S44°59'39"E	180.00'
L5	S44°59'39"E	180.00'
L6	S44°59'39"E	180.00'
L7	S44°59'39"E	155.28'

CURVE TABLE:

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING
C1	99.35'	837.95'	6°47'36"	S70°48'32"E-99.30'
C2	363.81'	837.95'	24°52'34"	S86°38'37"E-360.96'
C3	149.96'	837.95'	10°15'13"	N75°47'30"E-149.76'
C4	39.51'	25.00'	90°32'38"	S00°16'40"W-35.52'
C5	16.09'	25.00'	36°52'12"	S63°25'45"E-15.81'
C6	110.71'	50.00'	126°52'12"	N18°25'45"W-89.44'
C7	84.06'	50.00'	96°19'49"	S86°49'45"E-74.51'
C8	26.65'	50.00'	30°32'23"	S23°23'39"E-26.34'
C9	16.09'	25.00'	36°52'12"	N26°33'33"W-15.81'

Doc 00808468 Bk DR Vol 5197 Pg 80



- NOTES:**
- BASIS OF BEARINGS IS THE MONUMENTED NORTHEAST LINE OF THE CALLED 117.82 ACRE TRACT DESCRIBED IN VOL. 3865, PG. 174 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS. RECORD BEARING: N 44°59'39"W.
 - CURRENT TITLE APPEARS VESTED IN NORTH COUNTRY DEVELOPMENT, L.L.C. BY VIRTUE OF DEED RECORDED IN VOL. 4940, PG. 280 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.
 - THE SUBJECT TRACT DOES NOT LIE WITHIN THE 100 YEAR FLOODPLAIN ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR BRAZOS COUNTY, TEXAS AND INCORPORATED AREAS. COMMUNITY NO. 481195, PANEL NO. 0070C, MAP NO. 48041C0070C. EFFECTIVE DATE: JULY 2, 1992.
 - ALL INTERIOR LOT LINES SHALL HAVE A 20' PUBLIC UTILITY EASEMENT CENTERED ON THE LOT LINE. ALL EXTERIOR, FRONT AND REAR LOT LINES SHALL HAVE A 20' PUBLIC UTILITY EASEMENT. THE FOLLOWING BUILDING SETBACKS APPLY EXCEPT AS SHOWN ON LOTS 3-9, BLOCK 1 OF PHASE 5A:

FRONT	SIDE	REAR	SIDE STREET
50'	30'	30'	50'

- A 5' WIDE GUY WIRE AND ANCHOR EASEMENT EXTENDING 20' BEYOND ANY UTILITY EASEMENT WILL BE GRANTED FOR GUY WIRES AND ANCHORS NECESSARY TO HELP SUPPORT OVERHEAD UTILITY LINES.
- ALL DRAINAGE EASEMENTS ARE TO REMAIN FREE FROM OBSTRUCTIONS, INCLUDING FENCING, TO ALLOW FOR PROPER CONVEYANCE OF STORM WATER.
- 1/2" IRON ROD SET AT SUBDIVISION LOT CORNERS UNLESS OTHERWISE NOTED.
- THE LAKE FLOOD ELEVATION LINE SHOWN AT ELEVATION 327.5 IS TO DELINEATE AN AREA OF POSSIBLE WATER INUNDATION DURING A FLOOD EVENT. STRUCTURES BUILT WITHIN THE LIMITS OF THIS AREA SHOULD HAVE A MINIMUM FINISHED FLOOR OF 2.5 FEET ABOVE THE CONCRETE EMERGENCY SPILLWAY WHICH HAS A PLAN ELEVATION=326.0' AND IS TO BE LOCATED AT THE WEST END OF THE DAM ON LOT 9, BLOCK 1, PHASE 5A.
- THE CURRENT LAKE SURFACE AREA ENCOMPASSES APPROXIMATELY 10 ACRES. IT IS THE DEVELOPER'S DESIRE TO EXPAND THE LAKE SURFACE AREA BY 3.5 ACRES TO 13.5 ACRES SUBJECT TO U.S. ARMY CORPS OF ENGINEER'S APPROVAL AND COST EFFECTIVENESS.
- THE REAR LOT LINES FOR LOTS 1-9, BLOCK 1, PHASE 5A ARE DEFINED BY THE BEARING AND DISTANCES SHOWN HEREON WHICH APPROXIMATE THE PRIVATE LAKE'S NORMAL POOL ELEVATION OF 324'.
- NOTES FROM THE BRAZOS COUNTY HEALTH DEPARTMENT:
 - NO ON SITE SEWAGE FACILITY (OSSF) AUTHORIZATION TO CONSTRUCT FOR AN INDIVIDUAL LOT WILL BE ISSUED WITHOUT FIRST HAVING A SITE EVALUATION REPORT ON FILE FOR THAT INDIVIDUAL LOT. THE SITE EVALUATION MUST BE DONE BY A STATE LICENSED SITE EVALUATOR.
 - ALL LOTS SERVED BY AN OSSF MUST COMPLY WITH COUNTY AND STATE REGULATIONS. NO OSSF MAY BE INSTALLED ON ANY LOT WITHOUT THE ISSUANCE OF AN "AUTHORIZATION TO CONSTRUCT" ISSUED BY THE BRAZOS COUNTY HEALTH DEPARTMENT UNDER THE PROVISIONS OF THE PRIVATE SEWAGE FACILITY REGULATIONS ADOPTED BY THE COMMISSIONERS COURT OF BRAZOS COUNTY, PURSUANT TO THE PROVISIONS OF SECTION 21.084 OF THE TEXAS WATER CODE. NO OSSF DRAIN FIELD IS TO ENCROUGH ON THE 100-FOOT SANITARY ZONE OF PRIVATE WATER WELLS OR 150 FEET OF PUBLIC WATER WELLS. A SANITARY ZONE MUST BE CLEARLY DELINEATED AROUND ALL EXISTING PUBLIC OR PRIVATE WELLS ON THE SUBDIVISION PLAT OR WITHIN 150 FEET OF THE SUBDIVISION BOUNDARY.
 - ALL OSSF SEPTIC TANKS MUST BE INSTALLED AT LEAST 50' FROM THE WATER'S EDGE OF THE PRIVATE LAKE. ALL DISPOSAL FIELDS MUST BE AT LEAST 75' FROM THE WATER'S EDGE. THE EDGE OF ANY SPRAY FIELD MUST BE AT LEAST 50' FROM THE WATER'S EDGE.

FINAL PLAT

OF
NORTH COUNTRY ESTATES
PHASE FOUR, LOTS 1-9, BLOCK 1
PHASE FIVE-A, LOTS 1-12, BLOCK 1

62.79 ACRES

G. H. COLEMAN SURVEY, A-10
BRAZOS COUNTY, TEXAS
OWNED AND DEVELOPED BY:
NORTH COUNTRY DEVELOPMENT, L.L.C.
FRANK DUCHMASCLO
1004 WOODHAVEN CIRCLE
COLLEGE STATION, TEXAS 77840
(979) 846-0575

SCALE: 1"=100' SEPTEMBER, 2002
SHEET 1 OF 2

PREPARED BY:
KLING ENGINEERING & SURVEYING
4101 TEXAS AV. + P.O. BOX 4234 + BRYAN, TEXAS + PH:979/846-6212

LAND DEVELOPMENT PROJECT NAME		
North Country Estates		
XREF DRAWING NUMBER	LAYOUT TAB	DRAWING NUMBER
LAYOUT.DWG	PH 4 FINAL PLAT	NORTH COUNTRY ESTATES PH. 4

WILCOX FAMILY TRUST
28.82 ACRES
VOL. 4460, PG. 160

H. DALE & LINDA S. CARPENTER
122.02 ACRES
VOL. 2392, PG. 268
UNPLATTED

MRS. HELEN H. BRADY
226.682 ACRES (NET)
VOL. 373, PG. 503

BENCHMARK: TOP OF FIRE HYDRANT
ELEV=339.77'

NORTH COUNTRY ESTATES
PHASE THREE
VOL. 4610, PG. 33

RIATA COURT-70' R.O.W.
(24' WIDE HAMC PAVEMENT)

NORTH COUNTRY DRIVE-70' R.O.W.
(24' WIDE HAMC PAVEMENT)

H. DALE & LINDA S. CARPENTER
122.02 ACRES
VOL. 2392, PG. 268
UNPLATTED

**North Country Estates - Phase Five-A
37.64 Acre Tract
G. H. Coleman Survey, A-10
Brazos County, Texas**

Field notes of a 37.64 acre tract or parcel of land, lying and being situated in the G. H. Coleman Survey, Abstract No. 10, Brazos County, Texas, and consisting of the following tracts:

Part of the called 43.75 acre tract described in Volume 106, Page 169, of the Deed Records of Brazos County, Texas, same being the 2nd Tract described in Volume 150, Page 396, of the Deed Records of Brazos County, Texas;

Part of the called 197.78 acre tract described in Volume 103, Page 397, of the Deed Records of Brazos County, Texas, same being the 1st Tract described in Volume 150, Page 396, of the Deed Records of Brazos County, Texas, and said 43.75 acre and 197.78 acre tracts being part of the called 734.43 acre tract described in the deed to Mervin Dansby Peters as recorded in Volume 261, Page 18, of the Deed Records of Brazos County, Texas, and said 37.64 acre tract being more particularly described as follows:

BEGINNING at the 1/2" iron rod found marking the east corner of Lot 12, Block 2, North Country Estates, Phase Three, according to the plat recorded in Volume 4610, Page 33, of the Official Records of Brazos County, Texas, from which an 8" creosote post fence corner found marking the west corner of the beforementioned 197.78 acre tract, same being the north corner of the called 117.82 acre tract, Volume 3865, Page 174, of the Official Records of Brazos County, Texas, bears N 61° 22' 50" W - 1017.27 feet;

THENCE S 46° 48' 52" E through the interior of the beforementioned 197.78 acre tract for a distance of 70.06 feet to a 1/2" iron rod set at the east corner of the northeast end of the proposed extension of North Country Drive (70' right-of-way), same being the west corner of a 16.42 acre private lake;

THENCE continuing through the interior of the beforementioned 197.78 acre tract and along the proposed water's edge of a private lake, as follows:

N 45° 32' 59" E for a distance of 51.93 feet to a 1/2" iron rod set,
S 65° 05' 14" E for a distance of 388.28 feet to a 1/2" iron rod set,
S 83° 32' 08" E for a distance of 361.34 feet to a 1/2" iron rod set,
S 54° 54' 30" E for a distance of 200.17 feet to a 1/2" iron rod set;

THENCE continuing through the interior of the beforementioned 197.78 acre tract and the beforementioned 43.75 acre tract, along the existing water's edge of said 16.42 acre private lake, as follows:

N 85° 56' 39" E for a distance of 57.06 feet to a 1/2" iron rod set,
S 64° 58' 20" E for a distance of 68.63 feet to a 1/2" iron rod set,
S 23° 04' 09" E for a distance of 64.50 feet to a 1/2" iron rod set,
S 56° 47' 59" E for a distance of 111.61 feet to a 1/2" iron rod set,
S 35° 41' 43" E for a distance of 85.12 feet to a 1/2" iron rod set,
S 48° 06' 52" E for a distance of 206.49 feet to a 1/2" iron rod set,
S 75° 40' 54" E for a distance of 30.47 feet to a 1/2" iron rod set,
N 85° 39' 03" E for a distance of 209.38 feet to a 1/2" iron rod set,
N 28° 02' 21" E for a distance of 20.61 feet to a 1/2" iron rod set,
N 32° 46' 33" W for a distance of 110.62 feet to a 1/2" iron rod set,
N 45° 59' 14" E for a distance of 4.08 feet to a 1/2" iron rod set,
S 45° 15' 10" E for a distance of 85.82 feet to a 1/2" iron rod set,
N 67° 32' 36" E for a distance of 88.10 feet to a 1/2" iron rod set,
N 00° 49' 33" W for a distance of 57.35 feet to a 1/2" iron rod set,
N 82° 43' 04" E for a distance of 67.33 feet to a 1/2" iron rod set,
S 27° 36' 41" E for a distance of 602.80 feet to a 1/2" iron rod set in the southeast line of the 43.75 acre tract, same being in the northwest line of the Brady - called 226.682 acre tract (net), Volume 373, Page 503, of the Deed Records of Brazos County, Texas;

THENCE S 44° 16' 46" W along the southeast line of the 43.75 acre tract, same being the northwest line of the beforementioned 226.682 acre tract, adjacent to a fence, for a distance of 1013.53 feet to a 1/2" iron rod set at the south corner of the 43.75 acre tract, same being the east corner of the beforementioned 117.82 acre tract, from which a petrified rock bears S 52° 46' 02" E - 7.5 feet;

THENCE N 44° 59' 39" W along the common line between the beforementioned 43.75 acre tract and the beforementioned 117.82 acre tract, at a distance of 0.4 feet, pass a 6" creosote post fence corner, continue on, for a distance of 110.42 feet to a 1/2" iron rod set in the northeast right-of-way line of proposed Stampede Drive, same being in a cul-de-sac curve, concave to the west, having a radius of 50.00 feet;

THENCE through the interior of the beforementioned 43.75 acre tract, and the beforementioned 197.78 acre tract, along the northeast right-of-way line of the beforementioned proposed Stampede Drive, as follows:

Northeasterly and northerly along said cul-de-sac curve for an arc length of 110.71 feet to a 1/2" iron rod set at the end of this curve, the chord bears N 18° 25' 45" W - 89.44 feet, same being the beginning of a transition curve out of said cul-de-sac, concave to the north, having a radius of 25.00 feet,

Northwesterly along said transition curve of an arc length of 16.09 feet to a 1/2" iron rod set at the end of this curve, the chord bears N 63° 25' 45" W - 15.81 feet,

N 44° 59' 39" W for a distance of 1959.39 feet to a 1/2" iron rod set;

THENCE S 45° 32' 59" W for a distance of 10.00 feet to a 1/2" iron rod found marking an east corner of the beforementioned North Country Estates, Phase Three;

THENCE along the northeast and southeast lines of the beforementioned North Country Estates, Phase Three, as follows:

N 44° 59' 39" W for a distance of 70.00 feet to a 1/2" iron rod found,
N 45° 32' 59" E along the southeast line of the beforementioned Lot 12, Block 2, North Country Estates, Phase Three, for a distance of 262.00 feet to the PLACE OF BEGINNING, containing 37.64 acres of land, more or less.

**North Country Estates - Phase Four
25.15 Acre Tract
G. H. Coleman Survey, A-10
Brazos County, Texas**

Field notes of a 25.15 acre tract or parcel of land, lying and being situated in the G. H. Coleman Survey, Abstract No. 10, Brazos County, Texas, and consisting of the following tracts:

Part of the called 117.82 acre - Tract 1 described in the deed from A. W. Davis, Trustee to North Country Estates, LLC, as recorded in Volume 3865, Page 174, of the Official Records of Brazos County, Texas;

Part of the called 43.75 acre tract described in Volume 106, Page 169, of the Deed Records of Brazos County, Texas, same being the 2nd Tract described in Volume 150, Page 396, of the Deed Records of Brazos County, Texas;

Part of the called 197.78 acre tract described in Volume 103, Page 397, of the Deed Records of Brazos County, Texas, same being the 1st Tract described in Volume 150, Page 396, of the Deed Records of Brazos County, Texas, and said 43.75 acre and 197.78 acre tracts being part of the called 734.43 acre tract described in the deed to Mervin Dansby Peters as recorded in Volume 261, Page 18, of the Deed Records of Brazos County, Texas, and said 25.15 acre tract being more particularly described as follows:

BEGINNING at the 1/2" iron rod found marking the east corner of Lot 25, Block 1, North Country Estates, Phase Three, according to the plat recorded in Volume 4610, Page 33, of the Official Records of Brazos County, Texas;

THENCE N 44° 59' 39" W along the northeast line of said Lot 25, Block 1, North Country Estates, Phase Three, for a distance of 431.32 feet to a 1/2" iron rod set at an interior ell corner of said Phase Three;

THENCE N 45° 32' 59" E along a southeast line of said North Country Estates, Phase Three, at a distance of 53.3 feet, cross the common line between the beforementioned 117.82 acre tract and the beforementioned 197.78 acre tract, at a distance of 60.00 feet, pass a 1/2" iron rod set at an east corner of said Phase Three, continue on for a total distance of 70.00 feet to a 1/2" iron rod set at the north corner of this description, from which an 8" creosote post fence corner marking the north corner of the 117.82 acre tract and the west corner of the 197.78 acre tract bears N 46° 54' 54" W - 1044.1 feet;

THENCE across the beforementioned 197.78 acre and 43.75 acre tracts along the proposed northeast right-of-way line of Stampede Drive, as follows:

S 44° 59' 39" E for a distance of 1959.39 feet to a 1/2" iron rod set at the beginning of a cul-de-sac transition curve, concave to the north, having a radius of 25.00 feet, Southeastly along said transition curve, for an arc length of 16.09 feet to a 1/2" iron rod set at the end of this curve, same being the beginning of said cul-de-sac curve, concave to the southwest, having a radius of 50.00 feet, the chord bears S 63° 25' 45" E - 15.81 feet, Southeastly and southerly along said cul-de-sac curve for an arc length of 110.71 feet to a 1/2" iron rod set in the common line between the 43.75 and the beforementioned 117.82 acre tracts, the chord bears S 18° 25' 45" E - 89.44 feet;

THENCE S 44° 59' 39" E along the common line between the beforementioned 43.75 acre and 117.82 acre tracts, at a distance of 110.0 feet, pass a 6" creosote post fence corner, continue on for a total distance of 110.42 feet to a 1/2" iron rod set at the east corner of the 117.82 acre tract, same being the south corner of the 43.75 acre tract in the northwest line of the Brady - called 226.682 acre tract, Volume 373, Page 503, of the Deed Records of Brazos County, Texas;

THENCE S 45° 19' 07" W along the southeast line of the beforementioned 117.82 acre tract, same being the northwest line of the beforementioned 226.682 acre tract, adjacent to a fence, for a distance of 801.05 feet to a 5/8" iron rod found at an 8" creosote post fence corner marking the south corner of the 117.82 acre tract, same being the east corner of the Carpenter - called 122.02 acre tract, Volume 2392, Page 268, of the Official Records of Brazos County, Texas;

THENCE along the common line between the beforementioned 117.82 acre tract and the beforementioned 122.02 acre tract, adjacent to a fence, as follows:

N 54° 45' 17" W for a distance of 323.53 feet to a 6" cedar post fence corner,
N 42° 56' 27" E for a distance of 332.30 feet to a 16" cedar tree fence corner marking an interior ell corner of the 117.82 acre tract,
N 45° 00' 54" W for a distance of 1401.76 feet to a 10" creosote post fence corner marking an interior ell corner of the 117.82 acre tract, same being the north corner of the 122.02 acre tract in the southeast line of Lot 23, Block 1, of the beforementioned North Country Estates, Phase Three;

THENCE N 45° 20' 01" E along the southeast line of the beforementioned North Country Estate, Phase Three, Block 1 for a distance of 489.32 feet to the PLACE OF BEGINNING, containing 25.15 acres of land, more or less.

APPROVAL OF THE PLANNING ADMINISTRATOR

I, the undersigned, Planning Administrator and/or designated Secretary of the Planning and 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 31st day of MARCH, 2003.

[Signature]
Planning Administrator, City of Bryan, Texas. LN

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 31 day of March, 2003.

[Signature]
City Engineer, Bryan, Texas. APC

APPROVAL OF THE PLANNING AND ZONING COMMISSION

I, Roy Flores, 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 10 day of October, 2002 and same was duly approved on the 28 day of MARCH, 2003 by said Commission.

[Signature]
Chairman, Planning & Zoning Commission
City of Bryan, Texas

APPROVAL BY BRAZOS COUNTY COMMISSIONER'S COURT

I, ALVIN W. JONES, County Judge of Brazos County, Texas, do hereby certify that this plat was duly approved by the Brazos County, Commissioners' Court on the 23rd day of October, 2002.

[Signature]
County Judge, Brazos County, Texas

CERTIFICATION BY 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 the 21st day of MARCH, 2003 in the Official Records of Brazos County, Texas, in Volume 5191, Page 81.

[Signature]
Karen McQueen, County Clerk, Brazos County, Texas
[Signature]

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

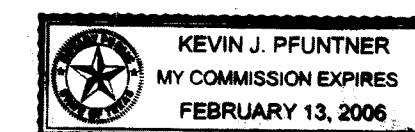
We, NORTH COUNTRY DEVELOPMENT, L.L.C., Owners and Developers of the 25.15 Acres shown on this plat & designated North Country Estates Phase Four and the 37.64 Acres shown on this plat & designated North Country Estates Phase Five-A, being part of the tract of land as conveyed to us in the Official Records of Brazos County, Texas in Volume 4940, Page 280, 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 purpose identified.

[Signature]
Frank Duchmasclo, Manager

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Frank Duchmasclo, 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 purposes and considerations therein stated.

Given under my hand and seal this 14th day of November, 2002.

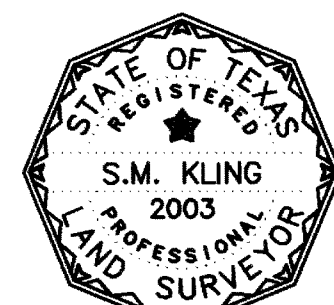


[Signature]
Notary Public, Brazos County, Texas

CERTIFICATION OF THE SURVEYOR

I, S. M. Kling, Registered Professional Land Surveyor No. 2003, 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]
S. M. Kling, R.P.L.S. No. 2003, MARCH 2002



**FINAL PLAT
OF
NORTH COUNTRY ESTATES
PHASE FOUR, LOTS 1-9, BLOCK 1
PHASE FIVE-A, LOTS 1-12, BLOCK 1**

62.79 ACRES

**G. H. COLEMAN SURVEY, A-10
BRAZOS COUNTY, TEXAS**
OWNED AND DEVELOPED BY:

NORTH COUNTRY DEVELOPMENT, L.L.C.
FRANK DUCHMASCLO
1004 WOODHAVEN CIRCLE
COLLEGE STATION, TEXAS 77840
(979) 866-0575

SCALE: 1"=100' SEPTEMBER, 2002

SHEET 2 OF 2

PREPARED BY:

KLING ENGINEERING & SURVEYING
4101 TEXAS AV. + P.O. BOX 4234 + BRYAN, TEXAS + PH.979/846-6212

LAND DEVELOPMENT PROJECT NAME		
North Country Estates		
XREF DRAWING NUMBER	LAYOUT TAB	DRAWING NUMBER
LAYOUT.DWG	PH 4 FINAL PLAT	NORTH COUNTRY ESTATES PH. 4