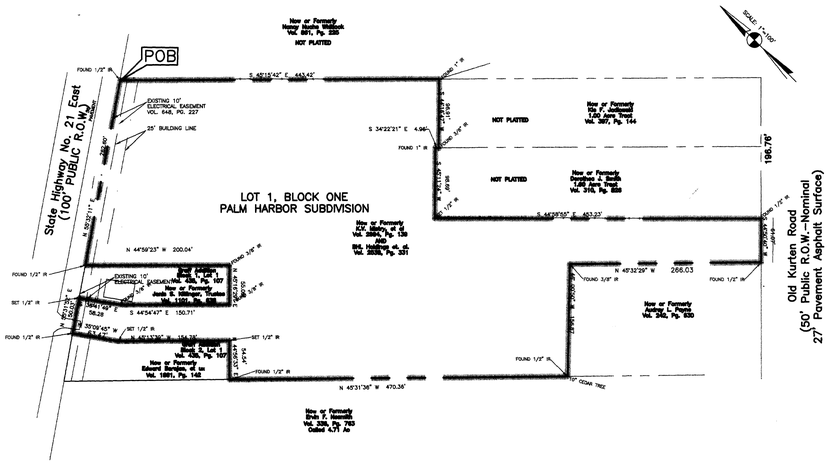
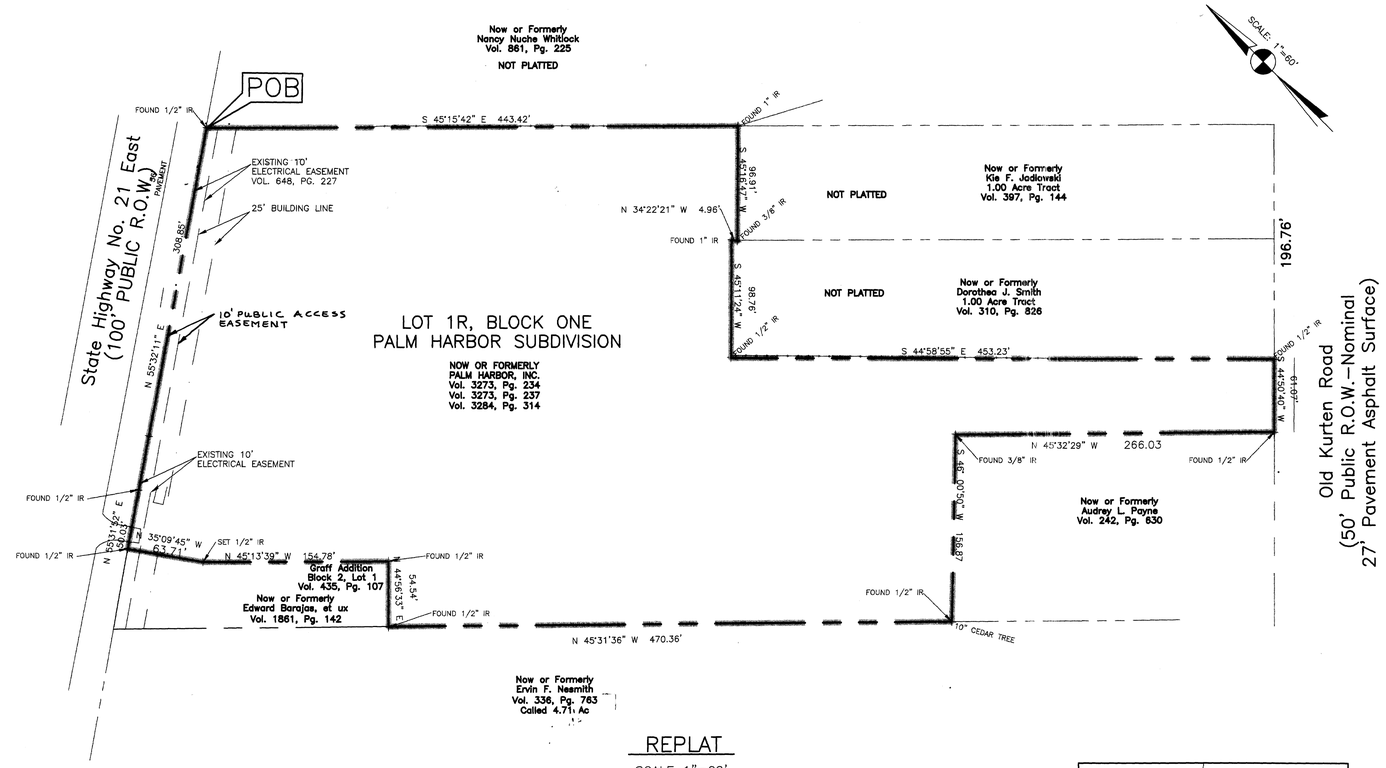


PALM HARBOR SUBDIVISION

VOL. 3285, PG. 315

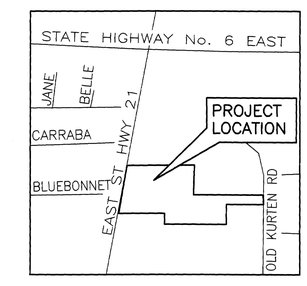
FINAL PLAT

SCALE 1"=100'



REPLAT

SCALE 1"=60'



VICINITY MAP
(N.T.S.)

CERTIFICATE OF OWNERSHIP AND DEDICATION

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I (We), STEVE MORENO the owner(s) and developer(s) of the land shown on this plan, being (part of) the tract of land as conveyed to me (us, it) in the Deed Records of Brazos County in Volume ____ Page ____ 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.

OWNER
AGENT FOR
PALM HARBOR HOMES, LLC

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

Before me, the undersigned authority, on this day personally appeared STEVE MORENO known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose stated.

Given under my hand and seal of office this 17th day of Dec. 1998

LARRY WELLS
NOTARY PUBLIC
STATE OF TEXAS
EXPIRES
12-4-2001

NOTARY PUBLIC, BRAZOS COUNTY, TEXAS
notary expires 12-4-01

CERTIFICATE OF OWNERSHIP AND DEDICATION

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I (We), _____ the owner(s) and developer(s) of the land shown on this plan, being (part of) the tract of land as conveyed to me (us, it) in the Deed Records of Brazos County in Volume ____ Page ____ 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.

OWNER

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

Before me, the undersigned authority; on this day personally appeared_____ known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose stated.

Given under my hand and seal of office this___ day of ____, 1998

NOTARY PUBLIC, BRAZOS COUNTY, TEXAS

CERTIFICATION OF THE SURVEYOR

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I, A.W. Kessler, Registered Professional Land Surveyor No. 1852 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.

STATE OF TEXAS
REGISTERED
A. W. KESSLER
1852
PROFESSIONAL
LAND SURVEYOR

A.W. Kessler
Registered Professional Land Surveyor
No. 1852
12-1-98

CERTIFICATE OF OWNERSHIP AND DEDICATION

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I (We), _____ the owner(s) and developer(s) of the land shown on this plan, being (part of) the tract of land as conveyed to me (us, it) in the Deed Records of Brazos County in Volume ____ Page ____ 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.

OWNER

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

Before me, the undersigned authority; on this day personally appeared_____ known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose stated.

Given under my hand and seal of office this___ day of ____, 1998

NOTARY PUBLIC, BRAZOS COUNTY, TEXAS

CERTIFICATE OF OWNERSHIP AND DEDICATION

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

I (We), _____
the owner(s) and developer(s) of the land shown on this plan, being (part of) the tract of land as conveyed to me (us, it) in the Deed Records of Brazos County in Volume ____, Page ____ 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.

OWNER

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

Before me, the undersigned authority; on this day personally appeared_____ known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose stated.

Given under my hand and seal of office this___ day of ____, 1998

NOTARY PUBLIC, BRAZOS COUNTY, TEXAS

CERTIFICATION BY THE COUNTY CLERK

(STATE OF TEXAS)
(COUNTY OF BRAZOS)

MaryAnn 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 17 day of February 1998,
in the Official Records of Brazos County in Volume 3315 Page 239

MaryAnn Ward by Barbara Johnson, Deputy Clerk
County Clerk, Brazos County, Texas

APPROVAL OF THE PLANNNING ADMINISTRATOR

I, the undersigned, Planning Administrator 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 11 day of FEB. 1998

Planning Administrator, Bryan, Texas

APPROVAL OF THE DEVELOPMENT ENGINEER

I, the undersigned, Development 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 10 day of February, 1998

DEVELOPMENT ENGINEER, BRYAN, TEXAS

0678461 Filed for Record in: BRAZOS COUNTY, On: Feb 17,1999 at 04:53P
As a Plats
Document Number: 0678461
Amount 55.00
Receipt Number - 125888
By, BJ Endler

0315 0239

STATE OF TEXAS COUNTY OF BRAZOS
I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of BRAZOS COUNTY, as stamped hereon by me.
Feb 17,1999

HONORABLE MARY ANN WARD, COUNTY CLERK
BRAZOS COUNTY,

NOTE: BUILDING LINES ARE PER CITY ORDINANCE

Basis of Bearing:
As per Plat of Vol. 3285, Pg. 315

NOTE: THIS TRACT IS ZONED COMMERCIAL

THIS TRACT DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS GRAPHICALLY DEPICTED BY FEMA-FIRM COMMUNITY PANEL NO. 48041C0133C, JULY, 1992.

NOTE: THIS TRACT APPEARS TO BE AFFECTED BY A BLANKET LONE STAR GAS TELEPHONE & TELEGRAPH EASEMENT, OF UNDEFINED EXTENT, AS RECORDED IN VOLUME 71, PAGE 411

Rev.	Date	By	Comment
A	11/98	NWJ	FOR APPROVAL

MDG
MUNICIPAL DEVELOPMENT GROUP
2551 TEXAS AVE. SOUTH, SUITE A
COLLEGE STATION, TEXAS 77840
(409)693-5359
Engineering · Planning · Surveying

A REPLAT OF PALM HARBOR SUBDIVISION

5.62 ACRES

STEPHEN F. AUSTIN LEAGUE No. 10, A - 63
BRYAN, BRAZOS COUNTY, TEXAS

Prepared for:
STEVE MORENO, PALM HARBOR MOBILE HOMES
131 MERRY TRAIL, SAN ANTONIO, TX 78232
(210)-490-0137

Scale: 1=60 Sheet: OF
Date: 11/98
Drawn By: N.W.J.

M.D.G. No. 2986 - 000676

PLAN HOLD CORPORATION
REORDER BY NUM
1801G175.AR
cts\600\2986\2986prpb.dwg Tue Dec 01 10:12:24 1998 .JBT