

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Michael R. McClure, Registered Professional Engineer No. 32740  
in the State of Texas, hereby certify that proper engineering con-  
sultation has been given this plat.

Michael R. McClure  
Registered Professional Engineer  
32740  
STATE OF TEXAS  
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 this 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  
2972  
STATE OF TEXAS  
REGISTERED PUBLIC SURVEYOR

STATE OF TEXAS  
COUNTY OF BRAZOS

OWNERS'S ACKNOWLEDGEMENTS AND DEDICATIONS:

I, (We, etc), VALLEY VIEW JOINT VENTURE, 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 us (us, it) in the Deed Records of Brazos  
County in Volume 433, Page 1, and designated herein as the  
VACATING & RESUBDIVISION PLAT OF PECAN RIDGE PHASE I in 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.

Gary L. Woodard  
Owner

STATE OF TEXAS  
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared  
Gary L. Woodard, 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 office this 6 day of November,  
19 80.

Chellis Olive  
Notary Public in and for Brazos  
County, Texas

THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME  
IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY  
AUTHORIZED AGENT, HEREBY DECLARE ALL LOTS IN THE PECAN  
RIDGE ADDITION ACCORDING TO THE PLAT RECORDED IN VOLUME  
453, PAGE 587 OF THE DEED RECORDS TO BE VACATED AND TO  
ESTABLISH THE LOTS AS SHOWN HEREON.

APPROVAL OF THE PLANNING COMMISSION

I, D. W. Henson, 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 23 day of October, 19 80 and same was duly approved  
on the 6 day of November, 19 80 by said Commission.

D. W. Henson  
Chairman, City Planning Commission  
Bryan, Texas

CERTIFICATION BY THE DIRECTOR OF PLANNING

I, the undersigned, Director of Planning 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.

Nobus Nelson  
Director of Planning  
Bryan, Texas

CERTIFICATION OF THE COUNTY CLERK:

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Frank Berisick, 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 November, 19 80, in the Deed Records of Brazos County in  
Volume 447 Page 291.

Frank Berisick  
County Clerk, Brazos County, Texas

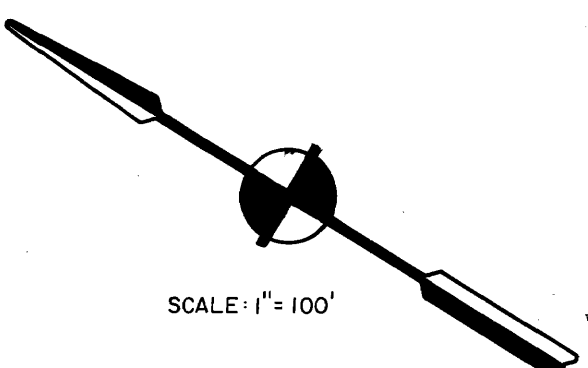
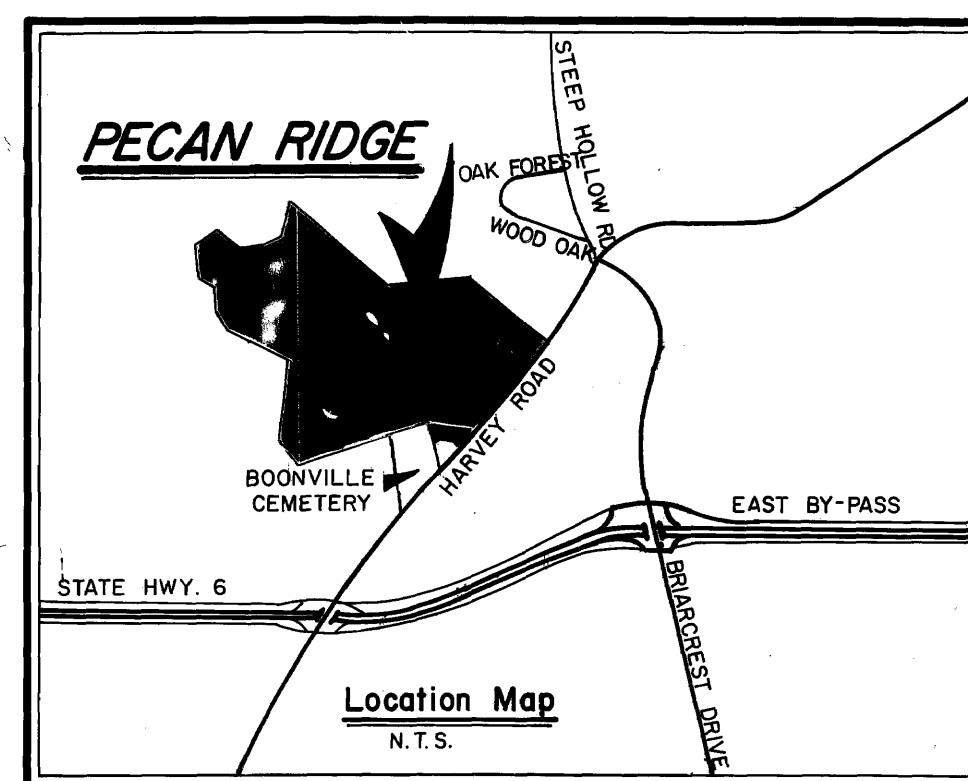


Table with columns: Curve, Central Angle, Radius, Arc Length, Chord, Tangent. Lists curves A through V with their respective measurements.

- BENCH MARKS ( U.S.C. & G.S. DATUM )
1. Top of Existing Sanitary Sewer Manhole 110' Rt. of Major St., centerline and along the northeast line of Lot 86 of Block 3. E1 = 285.96
2. Top of Existing Sanitary Sewer Manhole at the north corner of Pixley and Choctaw Streets. E1 = 286.78
3. Railroad Spike in 20" Oak Tree along entrance road into Booneville Cemetery. E1 = 313.51

VACATING & RESUBDIVISION PLAT
PECAN RIDGE
PHASE I
51.642 ACRE TRACT
JOHN AUSTIN LEAGUE NO. 8
ABSTRACT 2
BRYAN, BRAZOS COUNTY, TEXAS
SCALE: 1"=100'
OCTOBER 1980

RESUBDIVISION PLAT