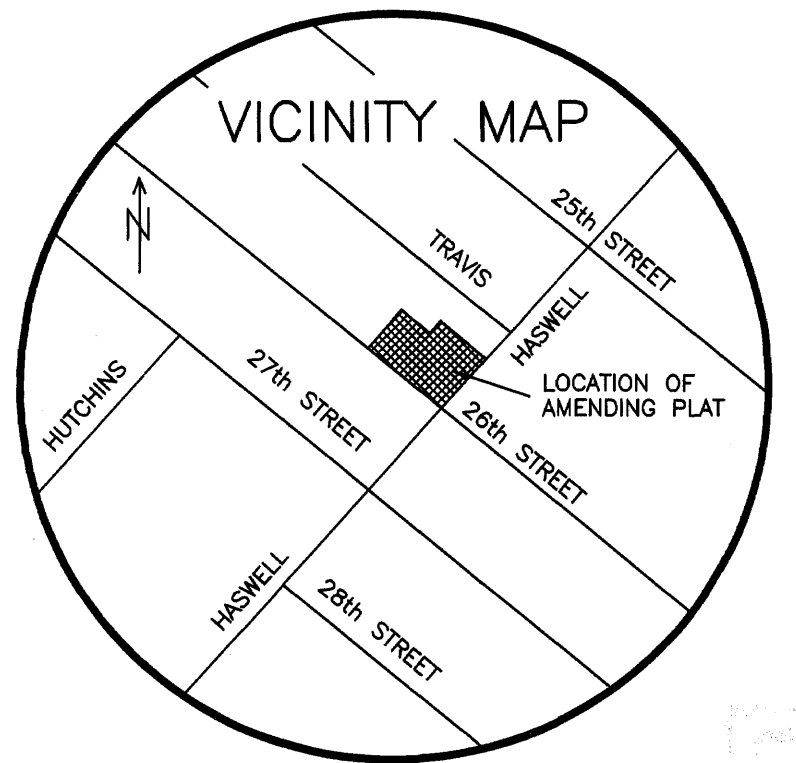


REPLAT

NOTE: ANY RELOCATION OF TELEPHONE FACILITIES AS A RESULT OF THIS REPLAT WILL BE AT THE OWNER'S EXPENSE.

ORIGINAL PLAT



METES AND BOUNDS DESCRIPTION OF A 0.4218 ACRE TRACT OF LOT 1, LOT 2 AND LOT 4, BLOCK 2 SANDERS ADDITION BRYAN, BRAZOS COUNTY, TEXAS

METES AND BOUNDS DESCRIPTION OF ALL THAT CERTAIN TRACT OR PARCEL OF LAND, LYING AND BEING SITUATED IN BRYAN, BRAZOS COUNTY, TEXAS, SAID TRACT BEING ALL OF LOT 1, LOT 2 AND LOT 4, BLOCK 2, SANDERS ADDITION, ACCORDING TO THE PLAT RECORDED IN VOLUME 125, PAGE 569 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.

SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING: AT A 5/8 INCH IRON ROD FOUND IN CONCRETE ON THE NORTHWEST RIGHT-OF-WAY LINE OF HASWELL STREET MARKING THE EAST CORNER OF SAID LOT 2 AND THE SOUTH CORNER OF LOT 3, BLOCK 2;

THENCE: S 42° 15' 52" E ALONG SAID NORTHWEST RIGHT-OF-WAY LINE OF HASWELL STREET, AT 57.53 FEET PASS A 5/8 INCH IRON ROD FOUND IN CONCRETE, CONTINUE ON FOR A TOTAL DISTANCE OF 115.03 FEET TO A 5/8 INCH IRON ROD SET AT THE INTERSECTION OF SAID NORTHWEST RIGHT-OF-WAY LINE OF HASWELL STREET AND THE NORTHEAST RIGHT-OF-WAY LINE OF 26th STREET MARKING THE SOUTH CORNER OF LOT 1;

THENCE: N 50° 46' 34" W ALONG SAID NORTHEAST RIGHT-OF-WAY LINE OF 26th STREET, AT 88.81 FEET PASS A 5/8 INCH IRON ROD SET MARKING THE WEST CORNER OF LOT 1 AND THE SOUTH CORNER OF LOT 4, CONTINUE ON FOR A TOTAL DISTANCE OF 170.31 FEET TO A 5/8 INCH IRON ROD SET MARKING THE WEST CORNER OF LOT 4 AND THE SOUTH CORNER OF LOT 5, BLOCK 2;

THENCE: N 42° 45' 57" E ALONG THE COMMON LINE OF LOT 4 AND LOT 5 FOR A DISTANCE OF 87.76 FEET TO A 5/8 INCH IRON ROD SET MARKING THE NORTH CORNER OF LOT 4 AND THE WEST CORNER OF LOT 7, BLOCK 2;

THENCE: S 52° 39' 31" E ALONG THE COMMON LINE OF LOT 4 AND LOT 7 FOR A DISTANCE OF 54.36 FEET TO A 1/2 INCH IRON ROD FOUND ON THE NORTHWEST LINE OF LOT 2 MARKING THE SOUTH CORNER OF LOT 7;

THENCE: N 42° 15' 52" E ALONG THE COMMON LINE OF LOT 2 AND LOT 7 FOR A DISTANCE OF 30.50 FEET TO A 5/8 INCH IRON ROD SET MARKING THE NORTH CORNER OF LOT 2 AND THE WEST CORNER OF LOT 3;

THENCE: S 48° 18' 17" E ALONG THE COMMON LINE OF LOT 2 AND LOT 3 FOR A DISTANCE OF 115.16 FEET TO THE POINT OF BEGINNING CONTAINING 0.4218 OF AN ACRE OF LAND AS SURVEYED ON THE GROUND MAY, 1997. FOR MORE DESCRIPTIVE INFORMATION SEE PLAT PREPARED MAY, 1997. BEARING SYSTEM SHOWN HEREIN IS BASED ON GRID NORTH ESTABLISHED FROM GPS CONTROL OBSERVATION.

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, (We), John E. Padgett, Jr. and wife, Berna Padgett, Owner(s) of the land shown on this plat, designated herein as Lot 1, Lot 2 and Lot 4, Block 2, Sanders Addition, to the City of Bryan, Brazos County, 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.

John E. Padgett, Jr.
Berna Padgett

APPROVAL OF PLANNING AND ZONING COMMISSION

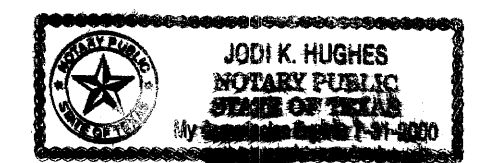
I, Richard Perkins, Chairman of the City Planning and Zoning Commission of the City of College Station, Texas, hereby certify that the attached plat was duly filed for approval with the City Planning and Zoning Commission of the City of College Station on the 14th day of JULY, 1997, and same was approved on the 14th day of JULY, 1997, by said commission.

Richard Perkins
 Chairman of the Planning and Zoning Commission

STATE OF TEXAS
 COUNTY OF BRAZOS
 Before me, the undersigned authority, on this day personally appeared John E. and Berna Padgett 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 this 8th day of September, 1997.

Jodi R. Hughes
 Notary Public in and For Brazos County, Texas



APPROVAL OF THE CITY ENGINEER AND CITY PLANNER

We, the undersigned City Engineer and City Planner of the Bryan, Texas, do hereby certify that this plat is in compliance with the appropriate codes and ordinances of the City of Bryan, Texas.

Anda Smith
 City Engineer
Debbie K. Johnson
 City Planner

CERTIFICATION 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 14th day of September, 1997, in the Official Public Records of Brazos County Texas, in Volume 2721, Page 283.

Mary Ann Ward
 County Clerk
Barbara Johnson
 Deputy Clerk

CERTIFICATION OF THE SURVEYOR

I, Brad Kerr, Registered Professional Land Surveyor No. 4502 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 and that the Metes and Bounds describing said subdivision will describe a closed geometric form.

Brad Kerr

BEARING SYSTEM SHOWN HEREON IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS CONTROL OBSERVATION.

638445
 FILED

97 SEP -9 AM 9:10

Mary Ann Ward, CO. CLERK
 BRAZOS COUNTY COURTHOUSE
 BRYAN, TEXAS
 BY *Howelma*
 DEPUTY

REPLAT
 OF
 LOT 1, LOT 2 AND LOT 4, BLOCK 2
 SANDERS ADDITION
 VOLUME 125, PAGE 569
 BRYAN, BRAZOS COUNTY, TEXAS

SCALE: 1 INCH = 20 FEET
 SURVEY DATE: 04-29-97
 PLAT DATE: 06-04-97
 JOB NUMBER: 97-309
 CAD NAME: 97-309
 CR5 FILE: BOT (cont); 97-309 (job)
 PREPARED BY:
 KERR SURVEYING CO.
 505 CHURCH STREET, P.O. BOX 269
 COLLEGE STATION, TEXAS 77841
 PHONE (409) 268-3195

on land base
 4/6/01 wd