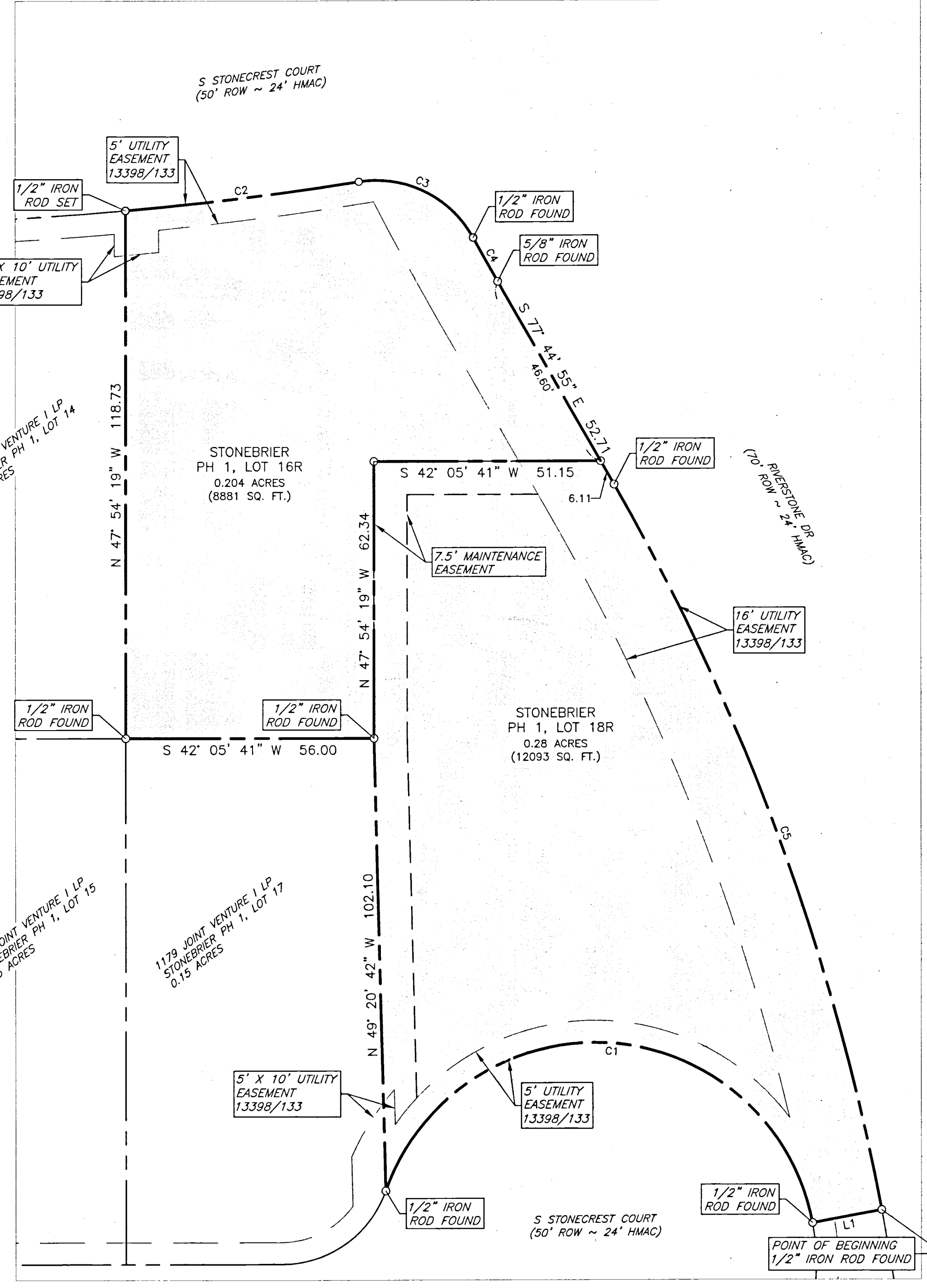
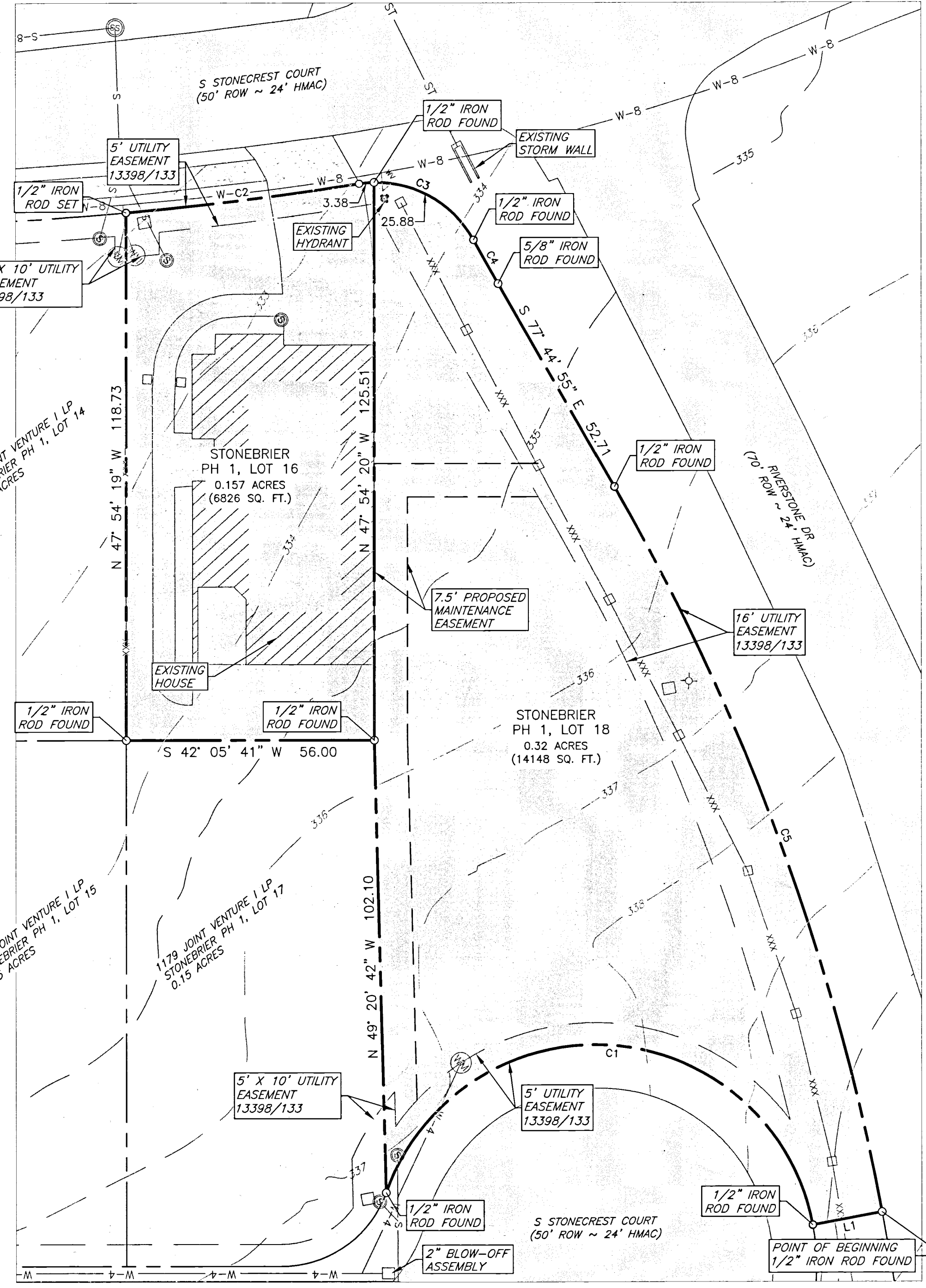


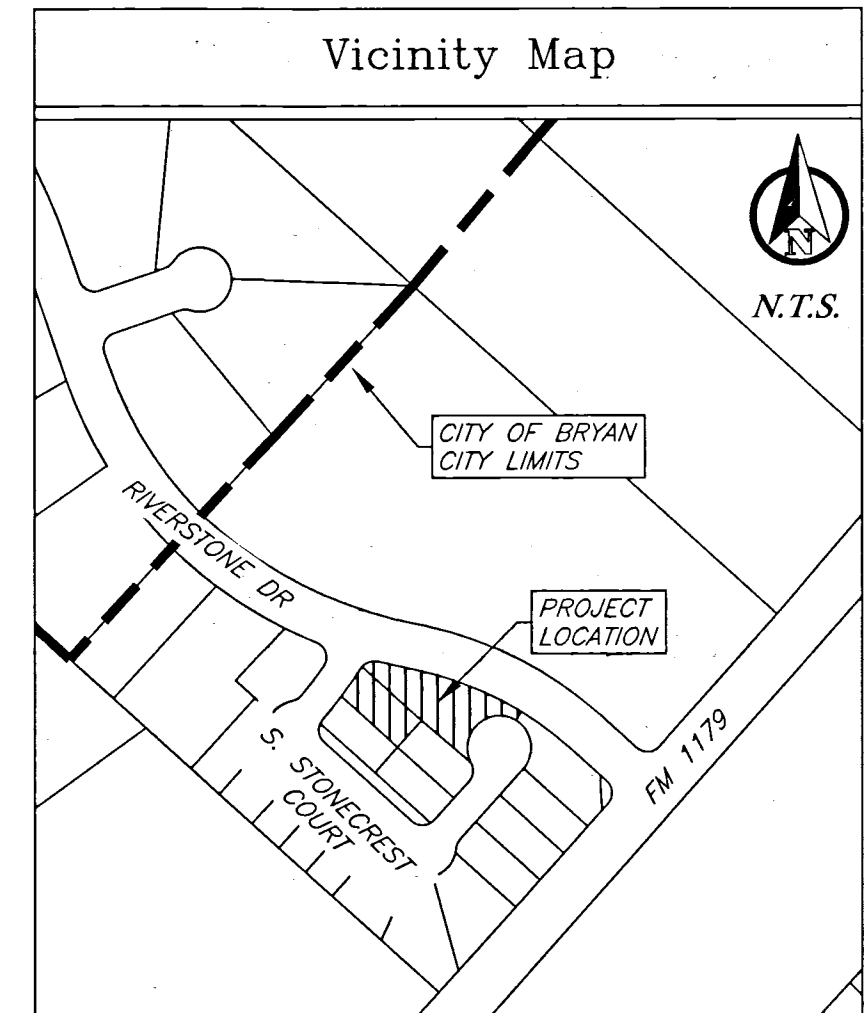
ORIGINAL PLAT

REPLAT



METES AND BOUNDS DESCRIPTION
OTS 16 AND 18
STONEBRIER SUBDIVISION, PHASE ONE
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 LOTS 16 AND 18, STONEBRIER SUBDIVISION, PHASE ONE, ACCORDING TO THE PLAT RECORDED IN VOLUME 13398, PAGE 133 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS.



- General Notes:
1. Coordinates and Bearing System shown herein are NAD83 (Texas State Plain Central Zone Grid North) based on the published coordinates of the City of Bryan control monument SWC A-53-W (Y10242882.810; X3554366.822) and as established from GPS observation. DISTANCES SHOWN HEREIN ARE GRID DISTANCES. TO OBTAIN SURFACE DISTANCES MULTIPLY BY A COMBINED SCALE FACTOR OF 1.00011431581 (CALCULATED USING GEOID 12B).

Table with 5 columns: CURVE #, RADIUS, DELTA, ARC LENGTH, CHORD DIRECTION, CHORD LENGTH. Contains data for curves C1 through C5.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains data for line L1.

CERTIFICATE OF OWNERSHIP AND DEDICATION
STATE OF TEXAS
COUNTY OF BRAZOS
We, Gary and Cynthia Mechler, owners of the 0.16 acre tract shown on this plat, being the same tract of land as conveyed in the Deeds Records of Brazos County in Volume 14894, Page 029, and designated herein as Stonebrier, Phase 1, Lot 16R, in the City of Bryan, Texas and whose name is subscribed hereto dedicate to the use of the public forever all streets, alleys, parks, watercourses, drains, easements and public places hereon shown for the purposes identified.

Signature of Gary Mechler and Cynthia Mechler, Owners.

Before me, the undersigned authority, on this day personally appeared, Gary and Cynthia Mechler, known to me to be the persons whose names 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 on this 27th day of September, 2019.

CERTIFICATION OF THE SURVEYOR
I, Brad Kerr, Registered Professional Land Surveyor No. 6410, 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 the property markers and monuments were placed under my supervision on the ground, and that the metes and bound describing said subdivision will describe a closed geometric form.

CERTIFICATE OF OWNERSHIP AND DEDICATION
STATE OF TEXAS
COUNTY OF BRAZOS
I, Mark Corrobb, Managing Partner of 1179 Joint Venture I LP, owner of the 0.32 acre tract shown on this plat, being the same tract of land as shown in the Deeds Records of Brazos County in Volume 14894, Page 029, and designated herein as Stonebrier, Phase 1, Lot 18R, in the City of Bryan, Texas and whose name is subscribed hereto dedicate to the use of the public forever all streets, alleys, parks, watercourses, drains, easements and public places hereon shown for the purposes identified.

Signature of Mark Corrobb, Managing Partner of 1179 Joint Venture I LP, Owner.

Before me, the undersigned authority, on this day personally appeared, Mark Corrobb, 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 stated.

Given under my hand and seal on this 19th day of August, 2019.

CERTIFICATION OF THE CITY PLANNER
I, Martin Zimmerman, the undersigned, City Planner 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 14th day of October, 2019.

APPROVAL OF THE CITY ENGINEER
I, W. Paul Kappas, 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 14th day of October, 2019.

APPROVAL OF PLANNING AND ZONING COMMISSION
I, Bobb Gutermy, Chair 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 and Zoning Commission of the City of Bryan on the 14th day of October, 2019, and same was duly approved on the 14th day of October, 2019, by said Commission.

Filed for Record
Official Public Records Of:
Brazos County Clerk
On: 10/8/2019 9:23:10 AM
In the PLAT Records
Doc Number: 2019-1974694
Volume - Page: 15821 - 284
Number of Pages: 1
Amount: 73.00
Order#: 20191008000012
By: MO
I, Karen McQueen, County Clerk, Brazos County, Texas, do hereby certify that this plat together with my office the 14th day of October, 2019.

FINAL PLAT
Stonebrier, Phase 1
Lots 16R & 18R
Being a Replat of
Stonebrier, Phase 1
Lots 16 & 18 - 0.481 Acres
Bryan, Brazos County, Texas
Aug 2019
Owner: Gary & Cynthia Mechler
Engineer: J4 Engineering
Surveyor: Kerr Surveying LLC

14E Project # 19-038
8/12/2019 Stonebrier Ph. 1- Replat-1/2
14 Engineers