

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS
B/C/S HABITAT FOR HUMANITY, REPRESENTED BY James T. Davis
OWNER AND DEVELOPER OF THE LAND SHOWN ON THIS PLAT, BEING THE TRACT OF LAND CONVEYED TO US BY DEED RECORDED IN VOLUME 8405, PAGE 163, OFFICIAL RECORDS, BRAZOS COUNTY, TEXAS, 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.

DIENHOLDER APPROVAL
STATE OF TEXAS
COUNTY OF BRAZOS
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED James T. Davis, 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.

APPROVAL OF THE CITY PLANNER
I, THE UNDERSIGNED, CITY PLANNER 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 16th DAY OF June, 2008.

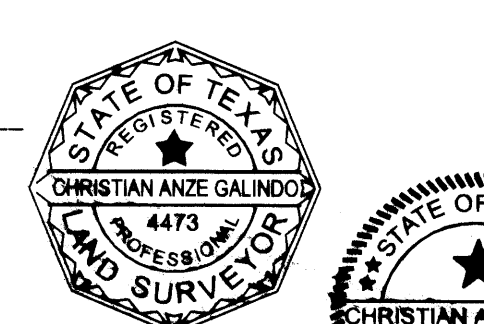
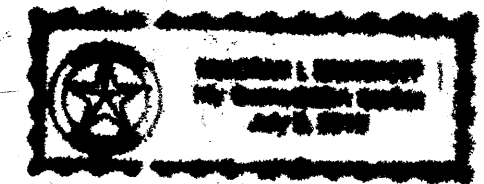
APPROVAL OF THE CITY ENGINEER
I, THE UNDERSIGNED, CITY ENGINEER OF THE CITY OF BRYAN, HEREBY CERTIFY THAT THIS PLAT IS IN COMPLIANCE WITH THE APPROPRIATE CODES AND ORDINANCES OF THE CITY OF BRYAN AND WAS APPROVED ON THE 16th DAY OF June, 2008.

APPROVAL OF THE PLANNING & ZONING COMMISSION
I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING & 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 16th DAY OF April, 2008 AND THE SAME WAS DULY APPROVED ON THE 22nd DAY OF May, 2008 BY SAID COMMISSION.

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 9th DAY OF June, 2008, IN THE OFFICIAL RECORDS OF BRAZOS COUNTY IN VOLUME 8431, PAGE 44.

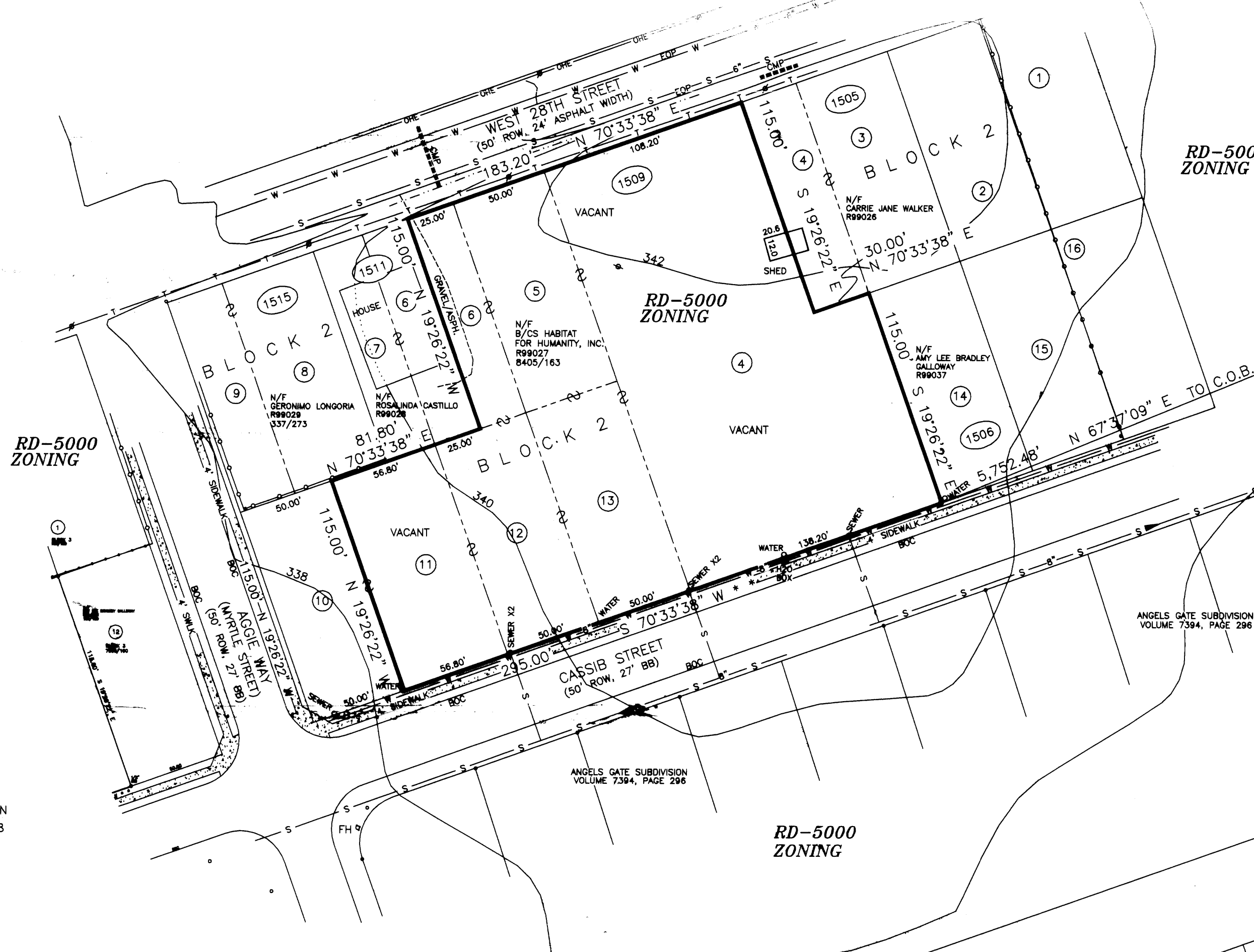
CERTIFICATE OF SURVEYOR AND ENGINEER
STATE OF TEXAS
COUNTY OF BRAZOS
I, CHRISTIAN A. GALINDO, LICENSED PROFESSIONAL ENGINEER No. 53425, AND REGISTERED PROFESSIONAL LAND SURVEYOR No. 4473 IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION AND CONTROL ON THE GROUND, THAT THE METES AND BOUNDS DESCRIBING SAID SUBDIVISION DESCRIBE A CLOSED GEOMETRIC FORM, AND THAT PROPER ENGINEERING PRACTICE WAS EXERCISED IN THE PREPARATION OF THIS PLAT.

NOTES:
1. ALL LINEAR DIMENSIONS ARE IN FEET UNLESS OTHERWISE NOTED.
2. MEASURED BOUNDARY CALLS MATCH RECORDED CALLS.
3. BEARING SOURCE IS REPLAT OF STOVALL ADDITION IN 7595/189 (BEARING SYSTEM BASED ON GRID NORTH).
4. BASE LINE IS NOTED WITH *.
5. ALL CORNERS ARE MARKED WITH 1/2" IRON RODS.
6. COMMITMENT REF: UTC GF# 72439.
7. MINIMUM BLS SHALL BE IN ACCORDANCE WITH THE CITY OF BRYAN CODE OF ORDINANCES.
8. A VARIANCE FROM THE MIN. 50' LOT WIDTH FOR LOTS 11A THROUGH 13B WAS APPROVED BY THE PLANNING AND ZONING COMMISSION ON MAY 8, 2008.
9. THIS PROPERTY DOES NOT LIE WITHIN AN IDENTIFIED FLOOD PLAIN AREA PER FEMA PANEL 48041C01336, DATED JUL. 2, 1992.



ORIGINAL PLAT

STOVALL ADDITION
185/527



REPLAT METES AND BOUNDS DESCRIPTION

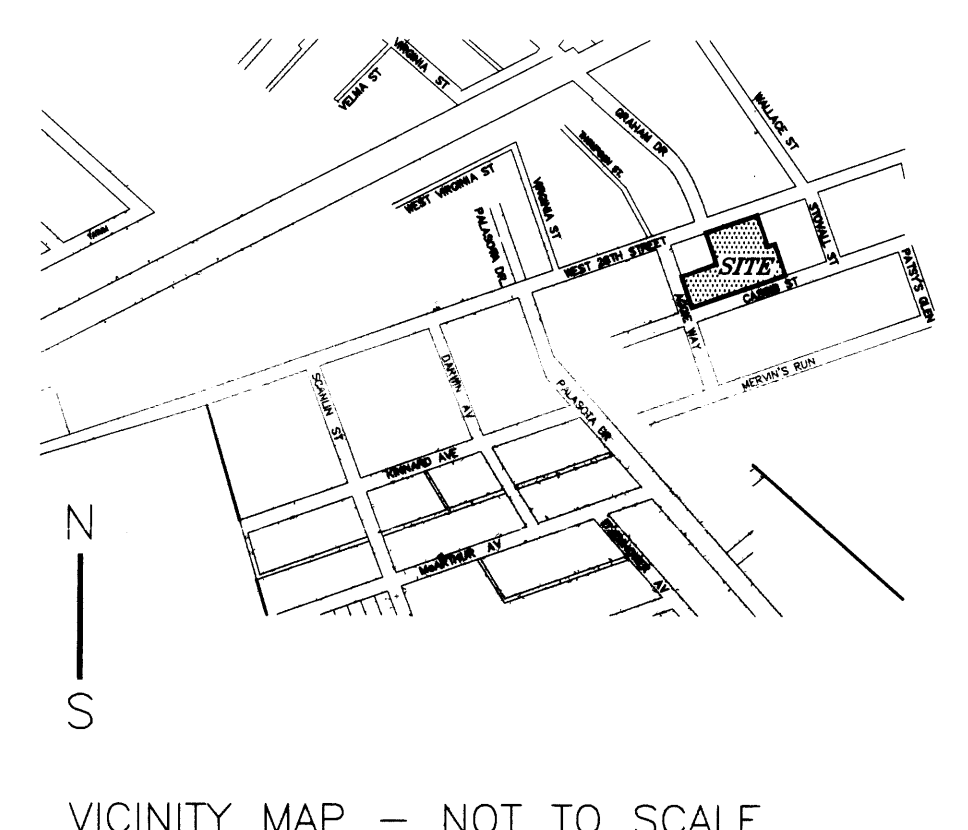
BEING A 1.2625-ACRE TRACT OR PARCEL OF LAND LYING AND BEING THE AGGREGATE OF LOTS 5, 11, 12, 13, AND PARTS OF LOTS 4 AND 6, BLOCK 2, STOVALL ADDITION ACCORDING TO THE PLAT RECORDED IN VOLUME 185, PAGE 527, DEED RECORDS, BRAZOS COUNTY, TEXAS, AND SAID 1.2625-ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A 1/2" IRON ROD SET MARKING THE EASTERNMOST CORNER OF SAID LOT 10, SAID ROD BEING LOCATED ON THE NORTHWESTERN RIGHT-OF-WAY LINE OF CASSIB STREET, A 50'-WIDE PUBLIC RIGHT-OF-WAY;
THENCE N 19°26'22" W, ALONG THE NORTHWESTERN BOUNDARY LINE OF SAID LOT 10, FOR A DISTANCE OF 115.00', TO A 1/2" IRON ROD SET, SAID ROD BEING LOCATED ON THE SOUTHEASTERN BOUNDARY LINE A TRACT OF LAND CONVEYED TO GERONIMO LONGORIA BY DEED RECORDED IN VOLUME 337, PAGE 273, DEED RECORDS, BRAZOS COUNTY, TEXAS;
THENCE N 70°33'38" E, ALONG THE SAID SOUTHEASTERN BOUNDARY LINE OF GERONIMO LONGORIA TRACT AND THE SOUTHEASTERN BOUNDARY LINE OF A TRACT OF LAND CONVEYED TO ROSALINDA CASTILLO WITH APPRAISAL DISTRICT ID NUMBER R99028, BRAZOS COUNTY, TEXAS, FOR A DISTANCE OF 81.80', TO A 1/2" IRON ROD SET MARKING THE EASTERNMOST CORNER OF SAID ROSALINDA CASTILLO TRACT;
THENCE N 19°26'22" W, ALONG THE NORTHWESTERN BOUNDARY LINE OF SAID ROSALINDA CASTILLO TRACT, FOR A DISTANCE OF 115.00', TO A 1/2" IRON ROD SET MARKING THE NORTHERNMOST CORNER OF SAID ROSALINDA CASTILLO TRACT AND SAID ROD BEING LOCATED ON THE SOUTHEASTERN RIGHT-OF-WAY LINE OF WEST 28TH STREET, A 50' PUBLIC RIGHT-OF-WAY;
THENCE N 70°33'38" E, ALONG SAID SOUTHEASTERN RIGHT-OF-WAY LINE OF WEST 28TH STREET, FOR A DISTANCE OF 183.20', TO A 1/2" IRON ROD SET MARKING THE WESTERNMOST CORNER OF A TRACT OF LAND CONVEYED CARRIE JANE WALKER WITH APPRAISAL DISTRICT ID NUMBER R99026, BRAZOS COUNTY, TEXAS;
THENCE S 19°26'22" E, ALONG THE SOUTHWESTERN BOUNDARY LINE OF SAID CARRIE JANE WALKER TRACT FOR A DISTANCE OF 15', TO AN IRON ROD SET;
THENCE N 70°33'38" E, ALONG THE SOUTHEASTERN BOUNDARY LINE OF SAID CARRIE JANE WALKER TRACT, FOR A DISTANCE OF 30.00', TO A 1/2" IRON ROD SET MARKING THE WESTERNMOST CORNER OF A TRACT OF LAND CONVEYED TO AMY LEE BRADLEY GALLOWAY WITH APPRAISAL DISTRICT ID NUMBER R99037, BRAZOS COUNTY, TEXAS;
THENCE S 19°26'22" E, ALONG THE SOUTHWESTERN BOUNDARY LINE OF SAID AMY LEE BRADLEY GALLOWAY TRACT, FOR A DISTANCE OF 115.00', TO A 1/2" IRON ROD SET MARKING THE SOUTHERNMOST CORNER OF SAID AMY LEE BRADLEY GALLOWAY TRACT, AND BEING LOCATED ON SAID NORTHWESTERN RIGHT-OF-WAY LINE OF CASSIB STREET;
THENCE S 70°33'38" W, ALONG THE SAID NORTHWESTERN RIGHT-OF-WAY LINE OF CASSIB STREET, FOR A DISTANCE OF 295.00', TO THE POINT OF BEGINNING, CONTAINING 1.2625 ACRES OF LAND MORE OR LESS.

NOTE: BEARING SOURCE IS THE REPLAT OF LOTS 6, 7, 8 & 9, BLOCK 1 AND LOTS 8, 9 & 10, BLOCK 3, STOVALL ADDITION, RECORDED IN VOL. 7595, PG. 189, OFFICIAL RECORDS, BRAZOS COUNTY, TEXAS.

RIGHT OF WAY DEDICATION METES AND BOUNDS DESCRIPTION

BEING A 0.0631-ACRE TRACT OR PARCEL OF LAND LYING AND BEING A PART OF LOTS 4, 5 AND 6, BLOCK 2, STOVALL ADDITION TO THE CITY OF BRYAN, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 185, PAGE 527, DEED RECORDS, BRAZOS COUNTY, TEXAS, AND SAID 0.0631-ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A 1/2" IRON ROD SET MARKING THE EASTERNMOST CORNER OF LOT 10, BLOCK 2, SAID STOVALL ADDITION, AND SAID ROD BEING LOCATED ON THE NORTHWESTERN RIGHT-OF-WAY LINE OF CASSIB STREET, A 50'-WIDE PUBLIC RIGHT-OF-WAY;
THENCE N 70°33'38" E, ALONG THE SAID SOUTHEASTERN BOUNDARY LINE OF GERONIMO LONGORIA TRACT AND THE SOUTHEASTERN BOUNDARY LINE OF A TRACT OF LAND CONVEYED TO ROSALINDA CASTILLO WITH APPRAISAL DISTRICT ID NUMBER R99028, BRAZOS COUNTY, TEXAS, FOR A DISTANCE OF 81.80', TO A 1/2" IRON ROD SET MARKING THE EASTERNMOST CORNER OF SAID ROSALINDA CASTILLO TRACT;
THENCE N 19°26'22" W, ALONG THE NORTHWESTERN BOUNDARY LINE OF SAID ROSALINDA CASTILLO TRACT, FOR A DISTANCE OF 115.00', TO A 1/2" IRON ROD SET MARKING THE NORTHERNMOST CORNER OF SAID ROSALINDA CASTILLO TRACT AND SAID ROD BEING LOCATED ON THE SOUTHEASTERN RIGHT-OF-WAY LINE OF WEST 28TH STREET, A 50' PUBLIC RIGHT-OF-WAY TO THE POINT OF BEGINNING;
THENCE N 70°33'38" E, ALONG SAID SOUTHEASTERN RIGHT-OF-WAY LINE OF WEST 28TH STREET, FOR A DISTANCE OF 183.20', TO A 1/2" IRON ROD SET MARKING THE WESTERNMOST CORNER OF A TRACT OF LAND CONVEYED CARRIE JANE WALKER WITH APPRAISAL DISTRICT ID NUMBER R99026, BRAZOS COUNTY, TEXAS;
THENCE S 19°26'22" E, ALONG THE SOUTHWESTERN BOUNDARY LINE OF SAID CARRIE JANE WALKER TRACT FOR A DISTANCE OF 15', TO AN IRON ROD SET;
THENCE S 70°33'38" W, THROUGH LOTS 4, 5 AND 6, PARALLEL AND 15' TO THE SOUTHEAST OF THE RIGHT OF WAY LINE OF WEST 28TH STREET, FOR A DISTANCE OF 183.20' TO THE NORTHEASTERN BOUNDARY LINE OF SAID ROSALINDA CASTILLO TRACT;
THENCE N 19°26'22" W, ALONG SAID NORTHWESTERN BOUNDARY LINE FOR A DISTANCE OF 15.00' TO THE POINT OF BEGINNING CONTAINING 0.0631 ACRE OF LAND MORE OR LESS.

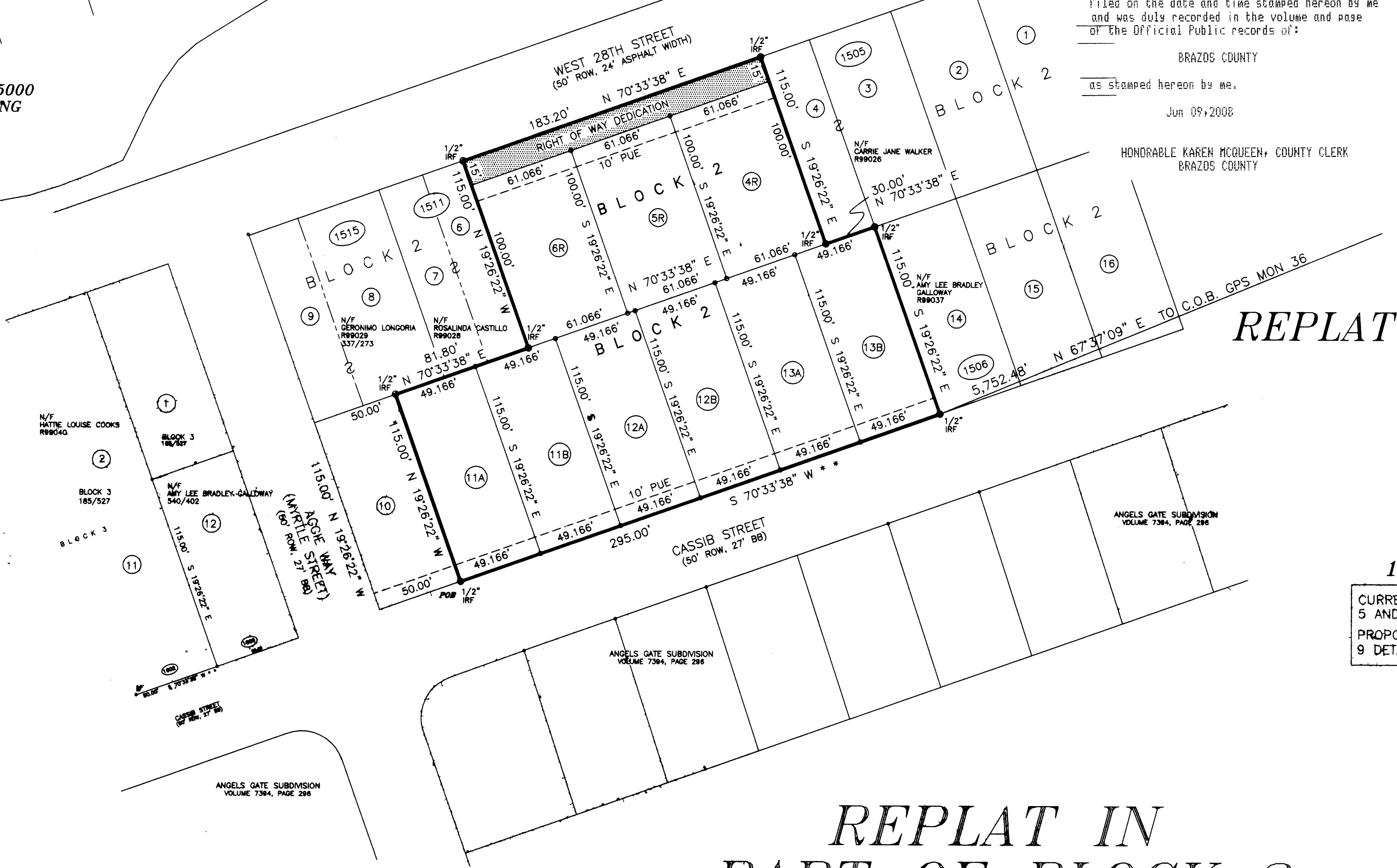
NOTE: BEARING SOURCE IS THE REPLAT OF LOTS 6, 7, 8 & 9, BLOCK 1 AND LOTS 8, 9 & 10, BLOCK 3, STOVALL ADDITION, RECORDED IN VOL. 7595, PG. 189, OFFICIAL RECORDS, BRAZOS COUNTY, TEXAS.



VICINITY MAP - NOT TO SCALE

LEGEND table listing symbols for IRON ROD, IRON PIPE, CONCRETE MARKER, etc., and recording information including Doc No. 01000262, Bk OR 8639, Vol 44, Pa 44, and recording date Jun 09, 2008.

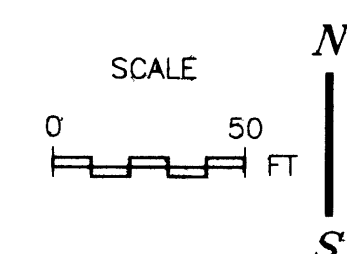
STATE OF TEXAS COUNTY OF BRAZOS
I hereby certify that this instrument was filed on the date and time stamped herein by me and was duly recorded in the volume and page of the Official Public records of:
BRAZOS COUNTY
as stamped herein by me.
Jun 09, 2008
HONORABLE KAREN MCQUEEN, COUNTY CLERK
BRAZOS COUNTY



REPLAT

RD-5000 ZONING
1.2625 ACRES

CURRENT LAND USE:
5 AND 1/2 LOTS (RD-5000)
PROPOSED LAND USE:
9 DETACHED HOMES (RD-5000)



REPLAT IN PART OF BLOCK 2 STOVALL ADDITION

Table with 4 columns: OWNER/DEVELOPER (James T. Davis, Prop. Mgr. B/C/S Habitat for Humanity), PROJECT (5-08), DATE (April 16, 2008), DESIGNED BY (ASG), APPROVED BY (CAG), REVISIONS (April 22, 2008, April 29, 2008), SHEET (1 of 1).

GALINDO ENGINEERS AND PLANNERS, INC.
3833 SOUTH TEXAS AVE., SUITE 213 BRYAN, TEXAS 77802 979-846-8868