

FIELD NOTE DESCRIPTION

BEING ALL OF LOTS 1, 2, 3 AND 4 OF THE SUNSET ADDITION, AN ADDITION TO THE CITY OF BRYAN, BRAZOS COUNTY, TEXAS, AS RECORDED IN VOLUME 75, PAGE 336, OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD SET WITH A PLASTIC YELLOW CAP STAMPED "PITTS 4595", FOR THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF PITTS BRIDGE ROAD, HIGHWAY NO. 21, ALSO KNOWN AS WEST 28TH STREET, WITH THE EASTERLY RIGHT-OF-WAY LINE OF SUNCREST STREET (40' RIGHT-OF-WAY), SAME BEING THE NORTHWEST CORNER OF SAID LOT 2;

THENCE, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST 28TH STREET, SAME BEING THE NORTHERLY LINE OF SAID LOTS 2 AND 1, NORTH 71 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 100.00 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC YELLOW CAP STAMPED "PITTS 4595", FOR THE NORTHEAST CORNER OF SAID LOT 1;

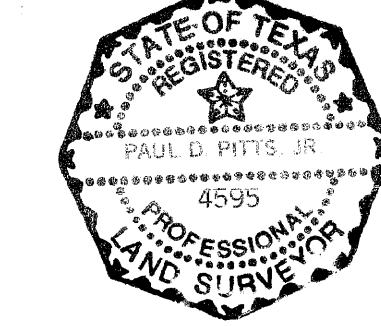
THENCE, ALONG THE EASTERLY LINE OF SAID LOTS 1, 3 AND 4, SOUTH 10 DEGREES 21 MINUTES 06 SECONDS EAST A DISTANCE OF 200.65 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC YELLOW CAP STAMPED "PITTS 4595", FOR THE SOUTHEAST CORNER OF SAID LOT 4;

THENCE, ALONG THE SOUTHERLY LINE OF SAID LOT 4, SOUTH 80 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 100.00 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC YELLOW CAP STAMPED "PITTS 4595". FOR THE SOUTHWEST CORNER OF SAID LOT 4, SAME BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF THE AFOREMENTIONED SUNCREST STREET;

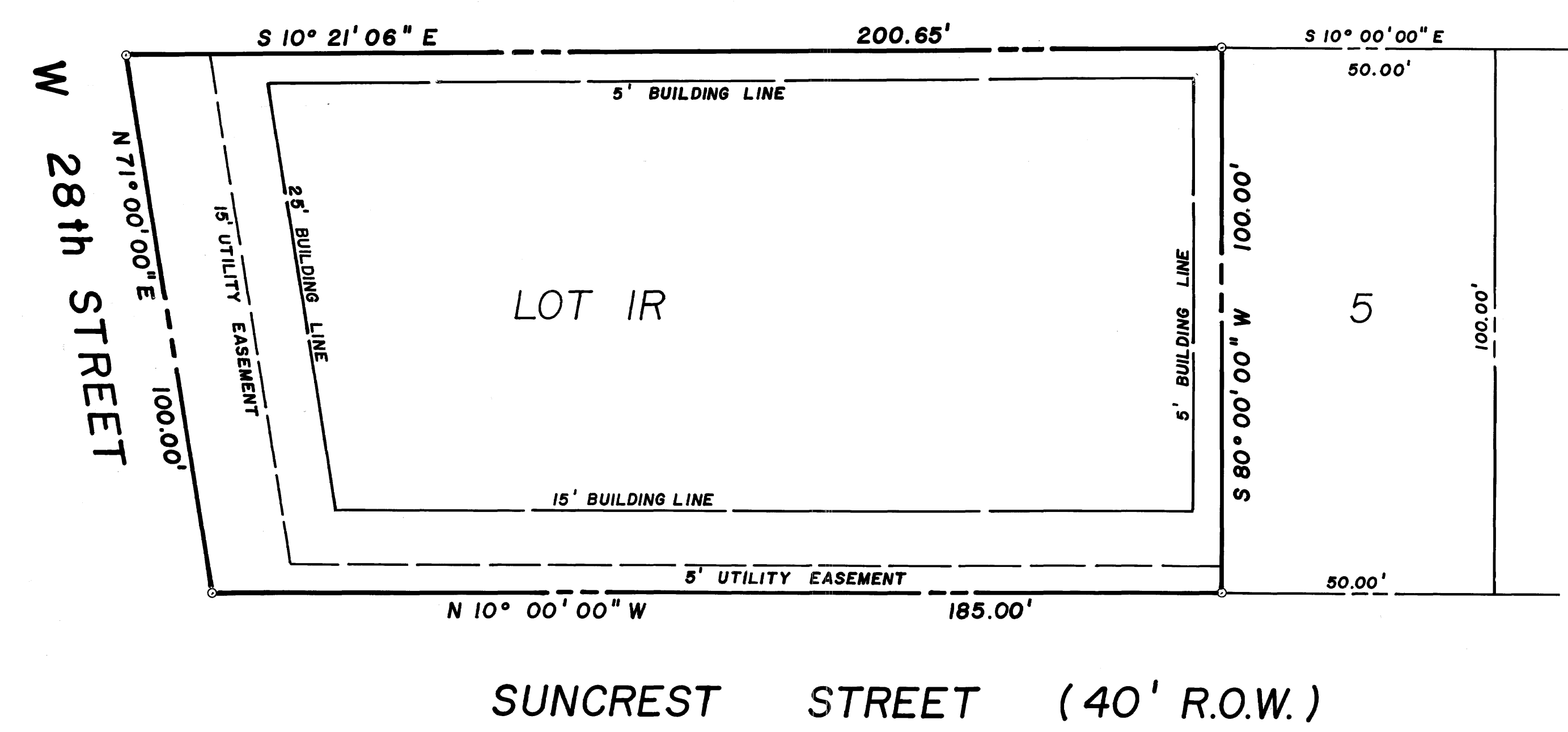
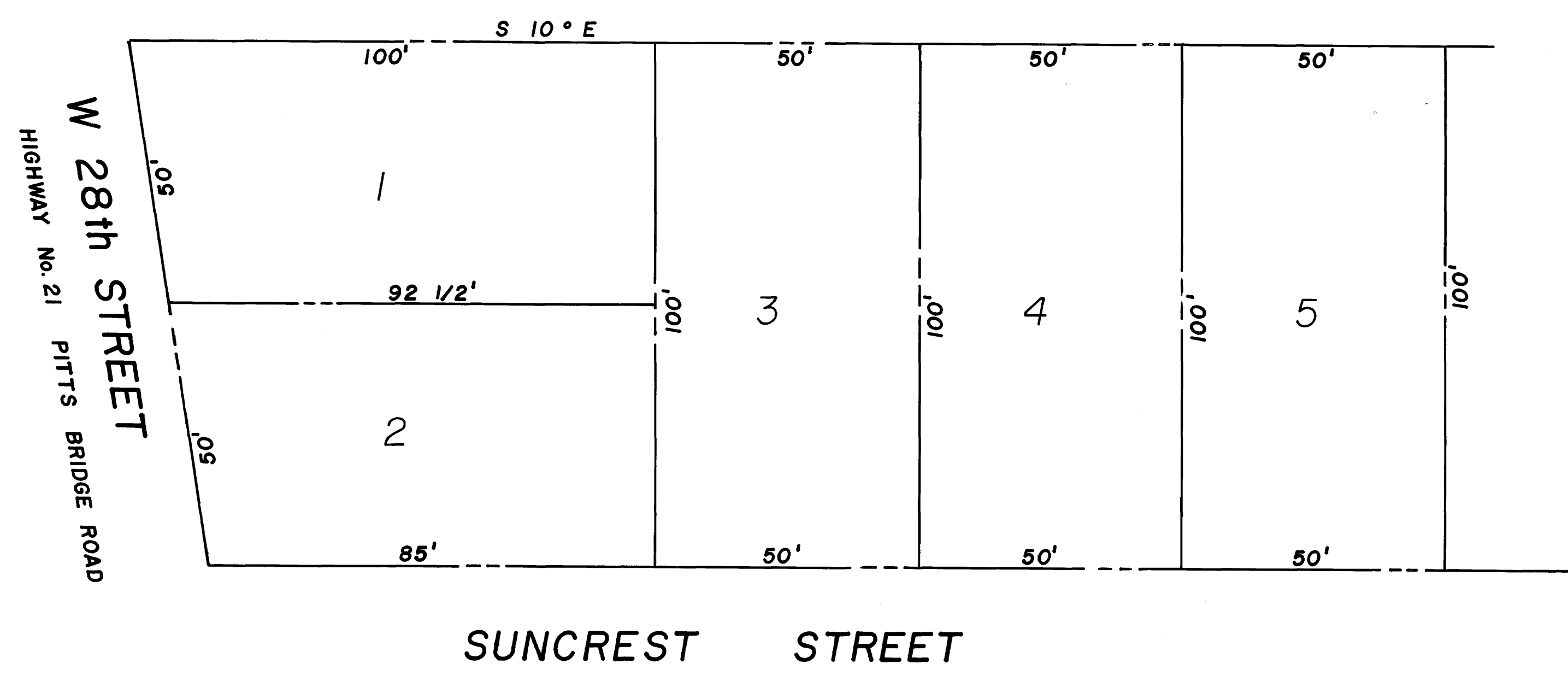
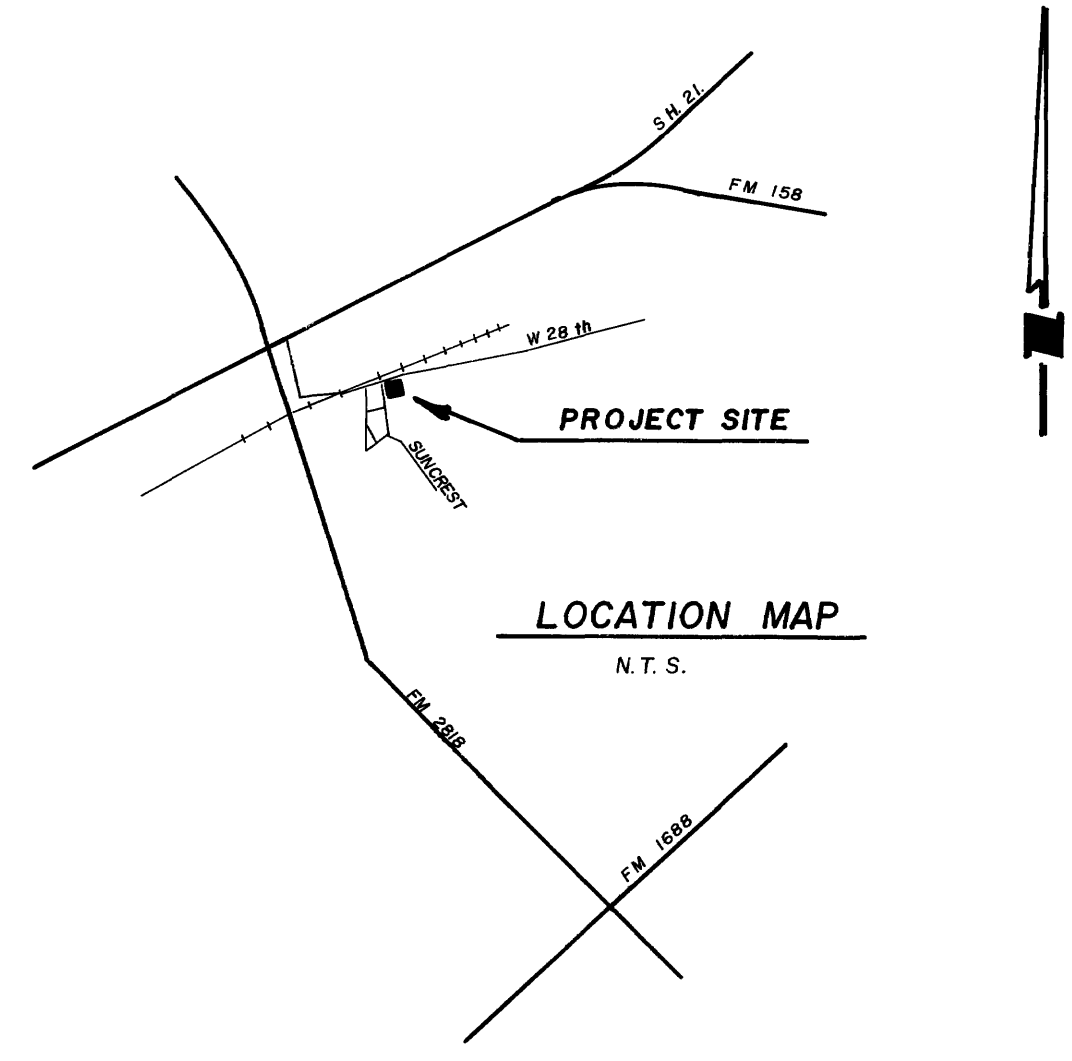
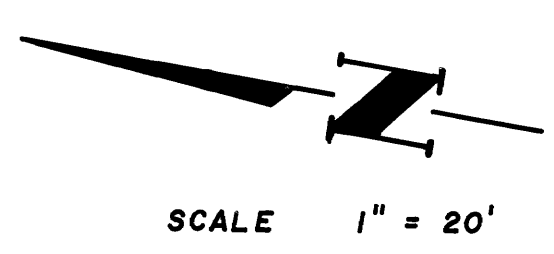
THENCE, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SUNCREST STREET, NORTH 10 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 185.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.4400 ACRES OR 19,168 SQUARE FEET OF LAND.

CERTIFICATE OF THE SURVEYOR

I, PAUL D. PITTS, JR., A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH THE PLATTING RULES AND REGULATIONS OF THE CITY OF BRYAN, TEXAS.



Paul D. Pitts, Jr. 15 AUG 91  
PAUL D. PITTS, JR.  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 4595



EXISTING PLAT

VOLUME 75, PAGE 336 D.R.B.C.T.

AMENDING PLAT / REPLAT

CERTIFICATE OF THE COUNTY CLERK

I, Mary Ann Ward, COUNTY CLERK OF BRAZOS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THIS PLAT WITH ITS CERTIFICATES OF AUTHENTICATION WAS FILED FOR RECORD ON THE 20th DAY OF August, 1991, AND DULY RECORDED IN VOLUME 1380, PAGE 143, OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.

Mary Ann Ward by Deborah Johnson  
COUNTY CLERK, BRAZOS COUNTY, TEXAS Deputy Clerk

CERTIFICATE OF THE CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER OF THE CITY OF BRYAN, TEXAS, HEREBY CERTIFY THAT THIS PLAT IS IN COMPLIANCE WITH THE APPROPRIATE CODES AND ORDINANCES OF THE CITY OF BRYAN, TEXAS.

[Signature]  
CITY ENGINEER, CITY OF BRYAN, TEXAS

CERTIFICATE OF OWNERSHIP

STATE OF TEXAS  
COUNTY OF BRAZOS

I, ALBERT NEBLETT, TRUSTEE FOR STEARNE CHAPEL A.M.E. CHURCH, OWNERS OF LOTS 1, 2, 3 AND 4 OF BLOCK 1, SUNSET ADDITION TO THE CITY OF BRYAN, TEXAS, PLAT OF SAID SUBDIVISION BEING RECORDED IN VOLUME 75, PAGE 336, OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS, HEREBY DECLARE THE PLAT OF SAID SUBDIVISION TO BE AMENDED AS SHOWN HEREON TO COMBINE THE SAID LOTS INTO ONE LOT TO BE DESIGNATED AS LOT 1R, BLOCK 1, SUNSET ADDITION, AS SHOWN ON THE AMENDED PLAT HEREON.

Albert Neblett  
ALBERT NEBLETT, TRUSTEE  
STEARNE CHAPEL A.M.E. CHURCH

CERTIFICATE OF NOTARY

STATE OF TEXAS  
COUNTY OF BRAZOS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ALBERT NEBLETT, TRUSTEE, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY AND FOR THE PURPOSE THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 15th DAY OF August, 1991.

John W. Washington Jr.  
NOTARY PUBLIC, BRAZOS COUNTY, TEXAS

AMENDING PLAT / REPLAT

SUNSET ADDITION  
BLOCK 1, LOT 1R  
BRYAN, TEXAS

PITTS LAND SURVEYORS

821 Grand Teton Drive  
Plano, Texas 75023  
(214) 422-9981

copy on base