

A CERTIFICATE OF MORTGAGE

The undersigned holder of a deed of trust, lien or other encumbrance against the property subdivided herein, hereby join in the dedication of all streets, alleys, parks, and utility easements to the public as set forth in the owner's certification hereon.

Dated the _____ day of _____, 1992.

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared _____ 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 this _____ day of _____, 1992.

Notary Public In And For Brazos County, Texas

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, (We), **WILLIAM T. LIGHT, SR. & TOM LIGHT CHEVROLET CO., INC.**, Owners of the land shown on this plat, designated herein as the **OWNER**, to the City of Bryan, 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.

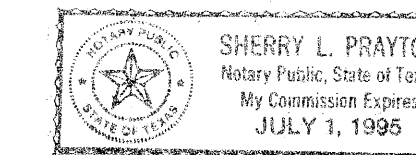
By: *William T. Light Sr.*
WILLIAM T. LIGHT, SR.
By: *William T. Light Sr. Pres.*
WILLIAM T. LIGHT, SR. - PRESIDENT

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared **WILLIAM T. LIGHT, SR.** 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.

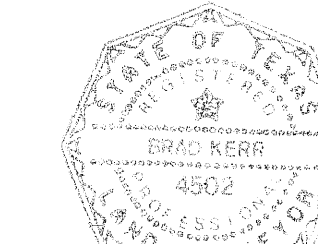
Given under my hand and seal of this 27 day of January, 1992, 1993

Notary Public In And For Brazos County, Texas



CERTIFICATION OF THE SURVEYOR

I, Bradley N. 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.



CERTIFICATION OF THE ENGINEER

I, Donald B. Garrett, Registered Professional Engineer No. 22796, in the State of Texas, hereby certify that proper engineering consideration has been given to this plat.

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 _____ day of _____, 1992, in the Deed/Official Records of Brazos County, Texas, in Volume _____, Page _____.

CERTIFICATION OF THE CITY PLANNER

I, the undersigned, City Planner of the City of Bryan, Texas, do 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.

APPROVAL OF PLANNING AND ZONING COMMISSION

I, **ART KING**, Chairman of the City Planning and Zoning Commission of the City of Bryan, Texas, hereby certify that the attached plat was duly filed for approval with the City Planning and Zoning Commission of the City of Bryan on the _____ day of _____, 1992, and same was duly approved on the _____ day of _____, 1992, by said commission.

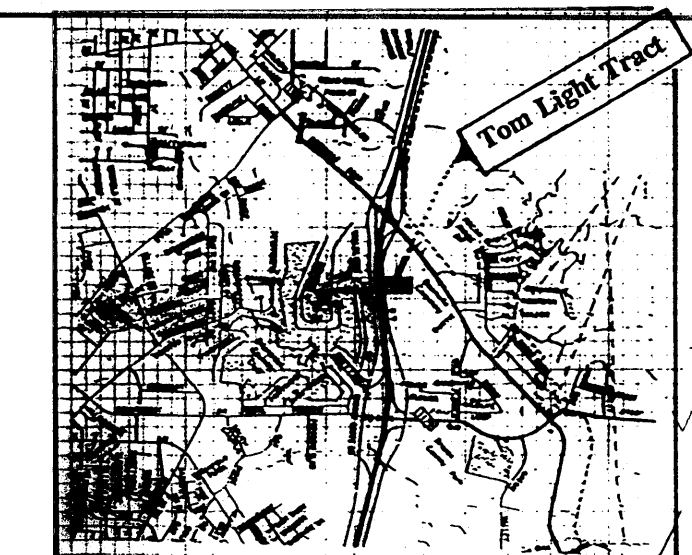
APPROVAL OF THE CITY ENGINEER

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

APPROVAL BY BRAZOS COUNTY COMMISSIONER'S COURT

I, _____ County Judge of Brazos County, Texas, do hereby certify that the attached plat was duly approved by the Brazos County Commissioners Court on the _____ day of _____, 1992.

FINAL PLAT OF THE TOM LIGHT CHEVROLET COMPANY SUBDIVISION 11.25 ACRE TRACT
JOHN AUSTIN LEAGUE - ABSTRACT NO. 2
BRYAN, BRAZOS COUNTY, TEXAS
SCALE: 1" = 50'
APRIL, 1992



NOW OR FORMERLY
TED WILKINSON INC.
17.735 ACRE TRACT
VOLUME 508, PAGE 85

Centerline of a 10' Underground Electrical Easement

Lot 1, Block 1

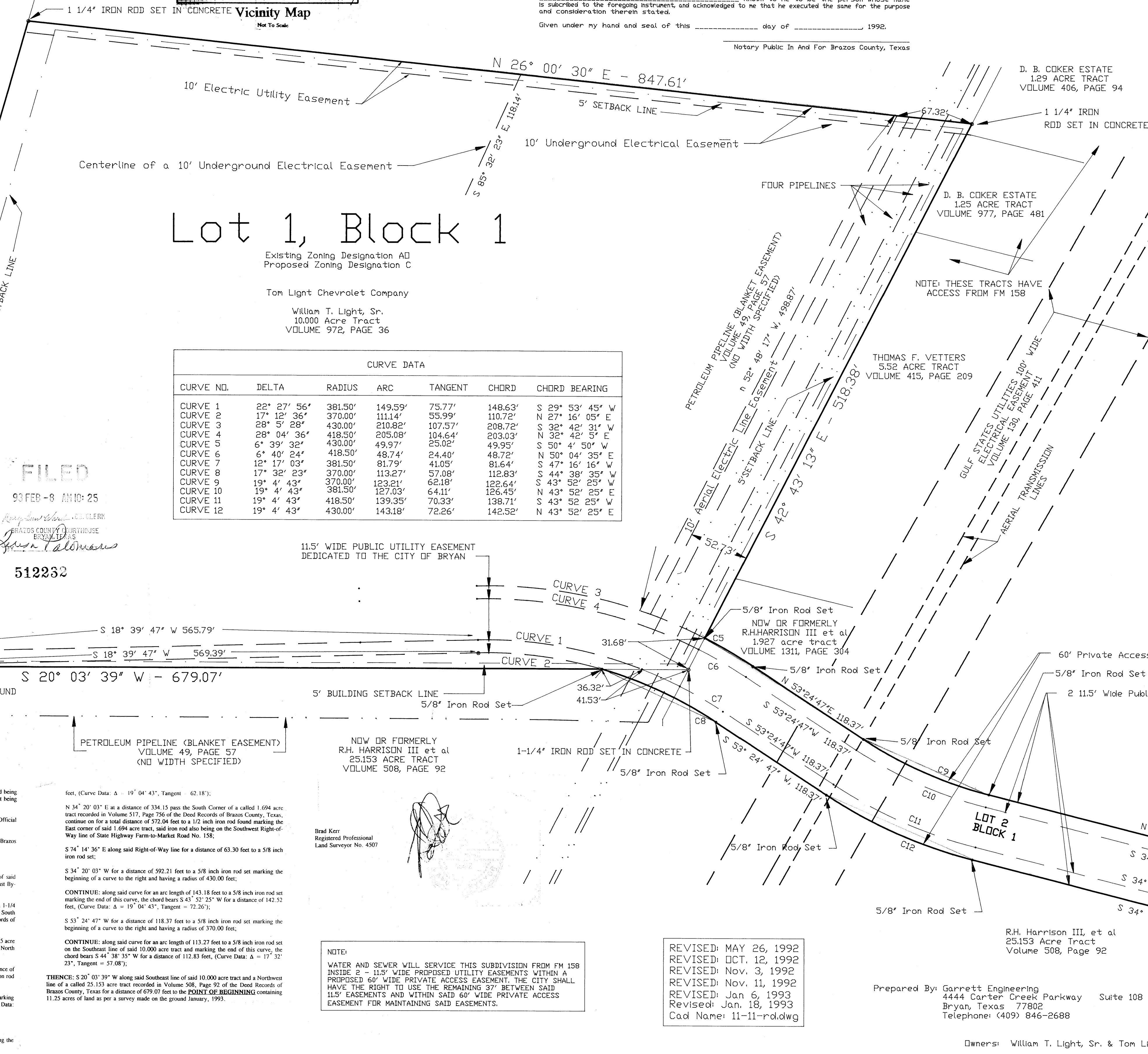
Existing Zoning Designation AD
Proposed Zoning Designation C

Tom Light Chevrolet Company
William T. Light, Sr.
10,000 Acre Tract
VOLUME 972, PAGE 36

Table with 7 columns: CURVE NO., DELTA, RADIUS, ARC, TANGENT, CHORD, CHORD BEARING. It lists 12 curves with their respective geometric data.

TEXAS STATE HIGHWAY NO. 6 EAST BY-PASS

FRONTAGE ROAD
N 53° 56' 15" W - 600.23'



FILED
93 FEB - 8 AM 10:25
Brazos County Clerk
John T. Williams

512232

on base 2/27/91 wd

METES AND BOUNDS DESCRIPTION OF A 11.25 ACRE TRACT JOHN AUSTIN LEAGUE, A-12 BRYAN, BRAZOS COUNTY, TEXAS
Metes and bounds description of all that certain tract or parcel of land lying and being situated in the John Austin League, Abstract No. 12, Brazos County, Texas. Said tract being comprised of the following tracts:
1) A 10,000 acre tract described by a deed recorded in Volume 972, Page 36 of the Official Records of Brazos County, Texas.
2) A set 1.25 acre tract as described by a deed to Tom Light Chevrolet Co., Inc. having Brazos County Clerk File Reference Numbers 509733 and 509734.
Said tract being more particularly described by the metes and bounds as follows:
BEGINNING at a broken concrete Right-of-Way marker marking the South corner of said 10,000 acre tract on the Northeast Right-of-Way line of Texas State Highway No. 6 (East By-Pass);
THENCE: N 53° 56' 15" W along said Right-of-Way for a distance of 600.23 feet to a 1-1/4 inch iron rod set in concrete set marking the West corner of said 10,000 acre tract, said iron rod also being the beginning of a curve to the right and having a radius of 430.00 feet;
THENCE: N 26° 00' 30" E along a common line of said 10,000 acre tract and said 17.735 acre tract for a distance of 847.61 feet to a 1-1/4 inch iron rod set marking the North corner of said 10,000 acre tract;
THENCE: S 42° 43' 13" E along the Northeast line of said 10,000 acre tract for a distance of 518.38 feet to a 5/8 inch iron rod set on the Northwest line of said 1.23 acre tract, said iron rod also being the beginning of a curve to the right and having a radius of 430.00 feet;
CONTINUE: along said curve for an arc length of 49.97 feet to a 5/8 inch iron rod set marking the end of this curve, the chord bears N 90° 04' 59" E for a distance of 49.95 feet. (Curve Data: Δ = 06° 39' 32", Tangent = 25.02);
THENCE: along the lines of said 11.25 acre tract for the following calls:
N 53° 24' 47" E for a distance of 118.37 feet to a 5/8 inch iron rod set marking the beginning of a curve to the left having a radius of 370.00 feet;
CONTINUE: along said curve for an arc length of 123.21 feet to a 5/8 inch iron rod set marking the end of this curve, the chord bears N 43° 52' 25" E for a distance of 122.64

19° 04' 43", Tangent = 62.18';
N 34° 20' 03" E at a distance of 334.15 feet to the South Corner of a called 1.694 acre tract recorded in Volume 517, Page 756 of the Deed Records of Brazos County, Texas, continue on for a total distance of 572.04 feet to a 1/2 inch iron rod found marking the East corner of said 1.694 acre tract, said iron rod also being on the Southwest Right-of-Way line of State Highway Farm-to-Market Road No. 158;
S 74° 14' 36" E along said Right-of-Way line for a distance of 63.30 feet to a 5/8 inch iron rod set;
S 34° 20' 03" W for a distance of 592.21 feet to a 5/8 inch iron rod set marking the beginning of a curve to the right and having a radius of 430.00 feet;
CONTINUE: along said curve for an arc length of 143.18 feet to a 5/8 inch iron rod set marking the end of this curve, the chord bears S 43° 52' 25" W for a distance of 142.52 feet. (Curve Data: Δ = 19° 04' 43", Tangent = 72.26);
S 53° 24' 47" W for a distance of 118.37 feet to a 5/8 inch iron rod set marking the beginning of a curve to the right and having a radius of 370.00 feet;
CONTINUE: along said curve for an arc length of 113.27 feet to a 5/8 inch iron rod set on the Southeast line of said 10,000 acre tract and marking the end of this curve, the chord bears S 44° 38' 35" W for a distance of 112.83 feet. (Curve Data: Δ = 17° 32' 23", Tangent = 57.08);
THENCE: S 20° 03' 39" W along said Southeast line of said 10,000 acre tract and a Northwest line of a called 25.153 acre tract recorded in Volume 508, Page 92 of the Deed Records of Brazos County, Texas for a distance of 679.07 feet to the POINT OF BEGINNING containing 11.25 acres of land as per a survey made on the ground January, 1993.

NOW OR FORMERLY
R.H. HARRISON III et al
25.153 ACRE TRACT
VOLUME 508, PAGE 92

Brad Kerr
Registered Professional
Land Surveyor No. 4507

NOTE:
WATER AND SEWER WILL SERVICE THIS SUBDIVISION FROM FM 158 INSIDE 2 - 11.5' WIDE PROPOSED UTILITY EASEMENTS WITHIN A PROPOSED 60' WIDE PRIVATE ACCESS EASEMENT. THE CITY SHALL HAVE THE RIGHT TO USE THE REMAINING 37' BETWEEN SAID 11.5' EASEMENTS AND WITHIN SAID 60' WIDE PRIVATE ACCESS EASEMENT FOR MAINTAINING SAID EASEMENTS.

REVISED: MAY 26, 1992
REVISED: OCT. 12, 1992
REVISED: Nov. 3, 1992
REVISED: Nov. 11, 1992
REVISED: Jan. 6, 1993
REVISED: Jan. 18, 1993
Cad Name: 11-11-rld.dwg

Prepared By: Garrett Engineering
4444 Carter Creek Parkway Suite 108
Bryan, Texas 77802
Telephone: (409) 846-2688

Surveyed By: Kerr Surveying Co.
505 Church Street, P.O. Box 269
College Station, Texas 77841
Telephone: (409) 268-3195

Owners: William T. Light, Sr. & Tom Light Chevrolet Company, Inc.

56.7000