

**ORIGINAL PLAT**  
VOLUME 489, PAGE 733

**REVISED PLAT**

FIELD NOTES  
OF ALL OF  
LOT 28, 29, & 30, BLOCK 2  
VILLA FOREST WEST, THIRD INSTALLMENT  
AN ADDITION TO THE CITY OF  
BRYAN, BRAZOS COUNTY, TEXAS

Field notes of all of Lots 28, 29 & 30, Block 2, Villa Forest West, Third Installment, an addition to the City of Bryan, Brazos County, Texas and field in Volume 489, Page 731 of the Deed Records of Brazos County, Texas and being that certain tract or parcel of land conveyed to Sycon Construction Corporation by deeds recorded in Volume 490, Page 817 and Volume 503, Page 34 of the Deed Records of Brazos County, Texas;

**BEGINNING** at an iron rod found in the southwest right-of-way line of Forest Bend and same iron rod also being the common front corners of Lots 27 and 28 of the aforementioned subdivision;

**THENCE** S 42° 10' 18" W along the common property line of Lots 27 and 28 for a distance of 123.69 feet to an iron rod for corner;

**THENCE** S 40° 14' 45" E along the common property line between Lots 26, 27 & 30 for a distance of 36.5 feet to an iron rod for corner;

**THENCE** S 52° 17' 37" W to the southmost corner of Lot 30 for 75.00 feet to an iron rod for corner;

**THENCE** N 42° 42' 59" W along the southwest line of Lot 30 for a distance of 114.84 feet to an iron rod in the southeast right-of-way line of Verde Drive;

**THENCE** along the southeast right-of-way line of Verde Drive, a curve to the left for an arc distance of 60.00 feet (Curve Data: radius = 529.29 feet, the chord bears W 40° 20' 28" E for a distance of 59.96 feet) to the common corner of Lots 29 & 30 an iron rod for corner;

**THENCE** continuing along the aforementioned curve to the left for an arc distance of 95.52 feet (Curve Data: radius = 529.29 feet, the chord bears N 31° 55' 23" E for a distance of 95.39 feet) to an iron rod;

**THENCE** N 26° 45' 12" E along the aforementioned southeast right-of-way line of Verde Drive for a distance of 5.00 feet to an iron rod for corner;

**THENCE** along the arc of the curve to the right for a distance of 39.27 feet (Curve Data: radius = 25.00 feet, the chord bears N 71° 45' 12" E for a distance of 35.36 feet) to an iron in the southwest right-of-way line of Forest Bend;

**THENCE** along the arc of a curve to the right for a distance of 75.00 feet (Curve Data: radius = 190.41 feet, the chord bears S 51° 57' 46" E for a distance of 74.52 feet) to the PLACE OF BEGINNING.

OWNERS ACKNOWLEDGEMENTS AND DEDICATIONS:

STATE OF TEXAS  
COUNTY OF BRAZOS

I, (We, The), Sycon Construction Corporation owner(s) and developer(s) of the land shown on this plat, being the tract of land (being part of the tract of land) as conveyed to me (us, it) in the Deed Records of Brazos County in Volume 490, Page 817 and Volume 503, Page 34 designated herein as Lot 28, 29 & 30, Block 2, Villa Forest West, Third Installment in the City of Bryan, Texas, and 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 thereon shown for the purpose and consideration therein expressed.

OWNER  
A. B. Suptak, Jr.

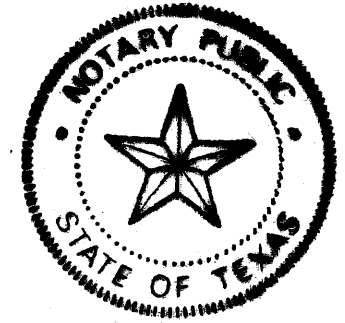
STATE OF TEXAS  
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared  
A. B. Suptak, Jr.

Known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he/she/they executed the same for the purpose and consideration therein stated.

Given under my hand and seal on this the 14<sup>th</sup> day of June 1984.

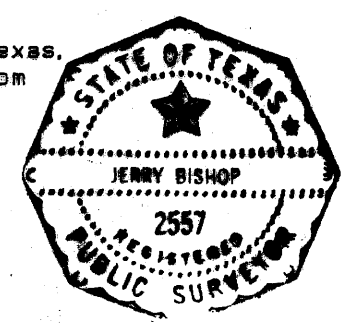
Notary Public, Brazos County, Texas  
My commission expires 4/7/88



CERTIFICATION OF THE SURVEYOR  
STATE OF TEXAS  
COUNTY OF BRAZOS

I, Jerry Bishop, Registered Public Surveyor No. 2557 in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property under my supervision on the ground.

Jerry Bishop  
Registered Public Surveyor



CERTIFICATION BY THE ENGINEER

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Jerry Bishop, Registered Professional Engineer No. 37426 in the State of Texas, hereby certify that proper engineering consideration has been given this plat.

Jerry Bishop 5/31/84  
Registered Professional Engineer



APPROVAL OF THE PLANNING COMMISSION

I, HANK McQUADE, Chairman of the City Planning Commission of the City of Bryan, Texas, hereby certify that the attached plat was duly filed for approval with the City Planning Commission of the City of Bryan on the 7<sup>th</sup> day of JUNE, 1984.

and same was duly approved on the 21<sup>st</sup> day of JUNE, 1984, by said Commission.

Chairman, City Planning Commission  
Bryan, Texas

CERTIFICATION BY THE DIRECTOR OF PLANNING

I, the undersigned Director of Planning of the City of Bryan, 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.

Director, Planning  
City of Bryan, Texas

CERTIFICATE BY THE COUNTY CLERK:

STATE OF TEXAS  
COUNTY OF BRAZOS

I, Frank Beriskee, County Clerk in and for the said County, do certify that this plat together with its certificates of authentication was filed for record in my office the 2<sup>nd</sup> day of 1984, in the Deed Records of Brazos County, Volume 489, Page 3.

Frank Beriskee  
County Clerk  
Brazos County, Texas

FILED  
JUL -2 PM 2:20  
CLERK OF COUNTY CLERK  
BRYAN, TEXAS

VACATING & RESUBDIVISION

OF  
LOTS 28, 29 & 30  
BLOCK 2  
VILLA FOREST WEST - THIRD INSTALLMENT  
ZENO PHILLIPS SURVEY - ABSTRACT 45  
BRYAN, BRAZOS COUNTY, TEXAS  
SCALE: 1" = 20  
MAY, 1984

PREPARED FOR: SYPCON DEVEL. CORP.  
1722 BROADMOOR SUITE 220  
BRYAN, TEXAS 77801  
TELEPHONE: (409) 779-0095

PREPARED BY: JERRY BISHOP & ASSOC., INC.  
1812 WELCH STREET SUITE 120  
COLLEGE STATION, TEXAS 77840  
TELEPHONE: (409) 693-4216