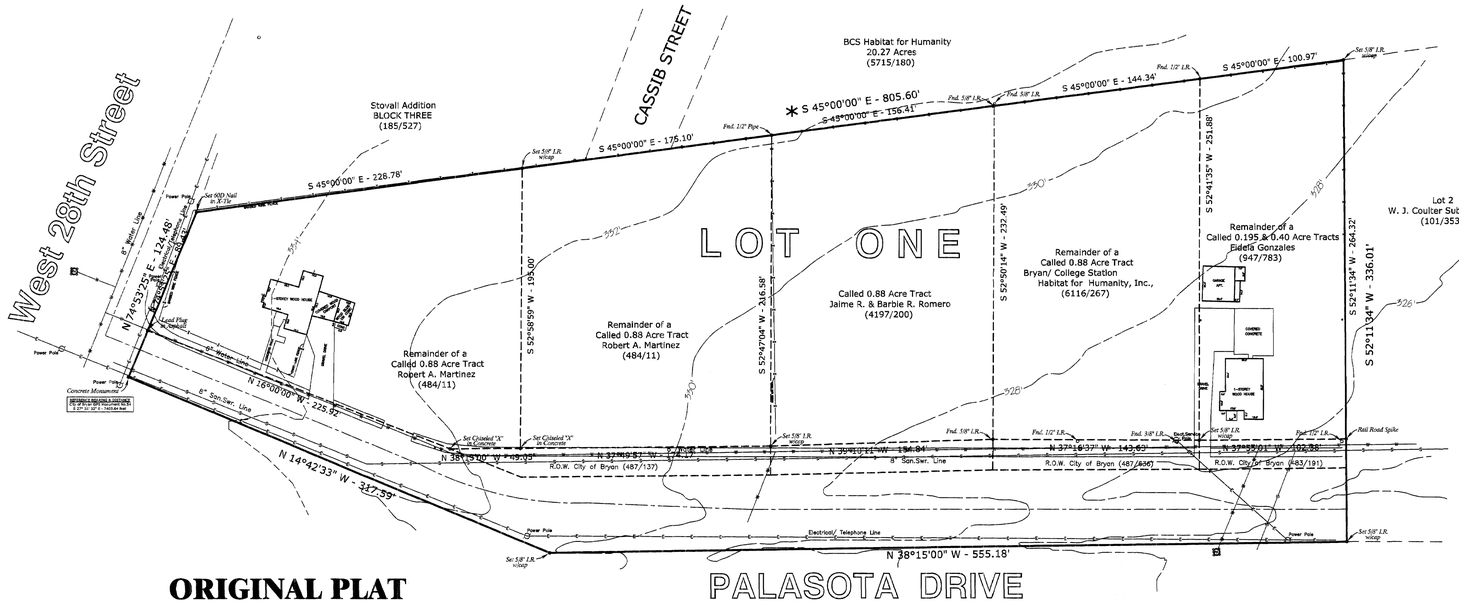
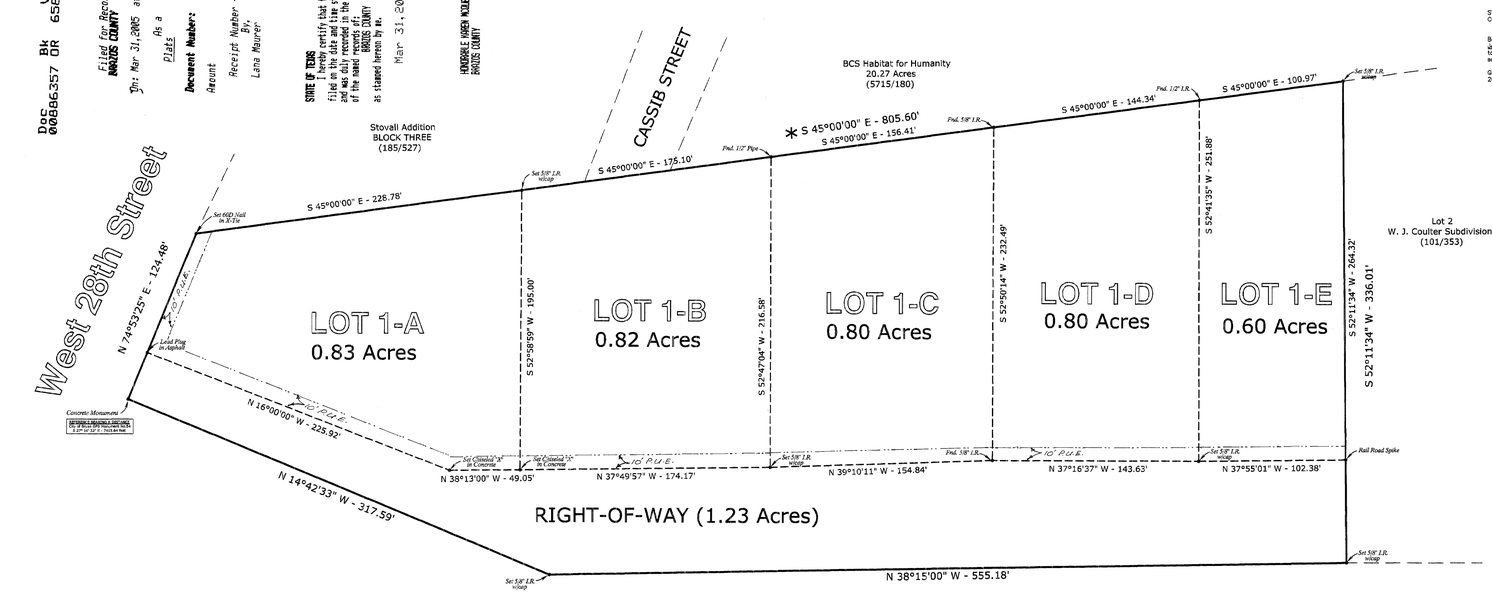


ORIGINAL PLAT

Vol 6587 Pg 277
Doc 00886357 Bk OR

Filed for Record in:
BRAZOS COUNTY
On: Mar 31,2005 at 02:18P
As a
Plats
Document Number: 886357
Amount 50.00
Receipt Number - 263559
By,
Lana Maurer

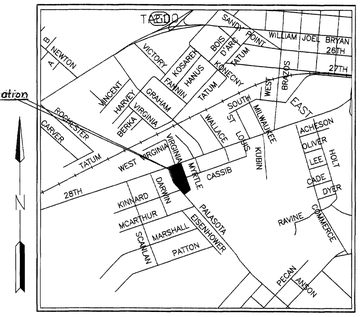
STATE OF TEXAS COUNTY OF BRAZOS
I hereby certify that this instrument was filed on the date and time stamped hereon and was duly recorded in the volume and page of the named records of: BRAZOS COUNTY as stamped hereon by me.
Mar 31,2005
KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY



REPLAT

* Plat Bearing used as Basis of Scale

Scale: 1" = 50'



VICINITY MAP

– N.T.S.–

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

I, Robert A. Martinez, the owner and developer of the land shown on this plat, being the tract of land as conveyed to me in the Official Records of Brazos County in Volume 484 and Page 11, 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 shown hereon for the purposes identified.

Robert A. Martinez (Owner)

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Robert A. Martinez, 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 of office this 6th day of January 2005.

Notary Public, State of Texas

Melinda Garrett
My Commission Expires
November 10, 2007

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

I, James T. Davis, Representative of BCS Habitat of Humanity, Inc. the owner and developer of the land shown on this plat, being the tract of land as conveyed to me in the Official Records of Brazos County in Volume 6116 and Page 267, 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 shown hereon for the purposes identified.

James T. Davis
Representative of BCS Habitat of Humanity, Inc.
(Owner)

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.

Given under my hand and seal of office this 6th day of January 2005.

Notary Public, State of Texas

Melinda Garrett
My Commission Expires
November 10, 2007

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

We, Jaime R. & Barbie R. Romero, the owners and developers of the land shown on this plat, being the tract of land as conveyed to us in the Official Records of Brazos County in Volume 4197 and Page 200, 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 shown hereon for the purposes identified.

Jaime R. Romero Barbie R. Romero
(Owners)

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Jaime R. & Barbie R. Romero, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose stated.

Given under my hand and seal of office this 6th day of January 2005.

Notary Public, State of Texas

Melinda Garrett
My Commission Expires
November 10, 2007

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

I, Fidela Gonzales, the owner and developer of the land shown on this plat, being the tract of land as conveyed to me in the Official Records of Brazos County in Volume 947 and Page 783, 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 shown hereon for the purposes identified.

Fidela Gonzales (Owner)

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Fidela Gonzales, 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 of office this 12 day of January 2005.

Notary Public, State of Texas

Melinda Garrett
My Commission Expires
November 10, 2007

CERTIFICATE OF THE SURVEYOR

I, Donald D. Garrett, Registered Professional Land Surveyor No. 2972 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 and describe a closed geometric form.

Donald D. Garrett, R.P.L.S. No.2972

CERTIFICATE OF THE ENGINEER

I, Donald D. Garrett, Registered Professional Engineer No. 84790, in the State of Texas, hereby certify that proper engineering consideration has been given to this plat.

Donald D. Garrett, P.E. No. 84790

APPROVAL OF THE PLANNING AND ZONING COMMISSION

I, Kim Casey, Chairman 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 9 day of DEC. 2004 and same was duly approved on the 13 day of JAN. 2005 by said Commission.

Chairman, Planning and Zoning Commission
City of Bryan, Texas

APPROVAL OF THE PLANNING ADMINISTRATOR

I, the undersigned, Planning Administrator 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 31st day of March 2005.

Planning Administrator
City of Bryan, Texas

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 31 day of March 2005.

City Engineer, City of Bryan, Texas

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 31st day of March 2005, in the Official Records of Brazos County in Volume 6587, Page 277

County Clerk, Brazos County, Texas
by: Lana Maurer

GENERAL NOTES

Current Zoning of the subject property is SF–5 (Single Family Residential – 5000 sq.ft.).

This property does not lie in a 100 year flood hazard area as established by the Federal Emergency Management Agency (FEMA), Community Panel No. 48041C0133 C; Effective Date July 2, 1992.

Building set back lines are as per City of Bryan Ordinance No. 1412.

"There are 20' electrical easements centered on all interior lot lines"

REPLAT
LOT ONE - W. J. COULTER SUBDIVISION, MORILLE TRACT
5.08 ACRES
FIELD NOTES

Being all that certain tract or parcel of land lying and being situated in the S. F. AUSTIN LEAGUE # 9- Abstract 62, Brazos County, Texas and being all of Lot 1, the called 5.00 acre tract of the plat of W. J. Coulter Subdivision, Morille Tract, dated October 1939, as recorded in Volume 101 Page 353 of the Deed Records of Brazos County, Texas, and being more particularly described as follows;

BEGINNING: at a concrete monument found at the point of intersection of west right-of-way line of Palasota Drive and south right-of-way line of West 28th Street, said iron rod being the northwest corner of the subject tract;

THENCE: N 74° 53' 25" E - 124.48 feet along the south right-of-way line of West 28th Street to a 60D Nail in concrete set for the northeast corner of the subject tract, said iron rod being the most westerly common corner between subject tract and Block Three of Stovall Addition (185/527);

THENCE: S 45° 00' 00" E - 805.60 feet along the common line between W. J. Coulter Subdivision and said Block Three of Stovall Addition, passing the west end of Cassib Street and continuing along the common line between W. J. Coulter Subdivision and BCS Habitat for Humanity 20.27 acre tract (5715/180) to a 5/8" iron rod with cap set for the southeast corner of subject tract;

THENCE: S 52° 11' 34" W - 336.01 feet along the common line between subject tract and Lot 2 of W. J. Coulter Subdivision to a 5/8" iron rod with cap set for the south corner of subject tract, said iron rod being on the west right-of-way line of Palasota Drive;

THENCE: N 38° 15' 00" W - 555.18 feet along the west right-of-way line of Palasota Drive to a 5/8" iron rod with cap set for corner;

THENCE: N 14° 42' 33" W - 317.59 feet continuing along the west right-of-way line of Palasota Drive to the PLACE OF BEGINNING and containing 5.08 acres of land more or less.

REPLAT
of
LOT ONE
W. J. COULTER SUBDIVISION
MORILLE TRACT

Volume 101 Page 353
5.08 ACRES (CALLED 5.00 ACRES)

Bryan, Brazos County, Texas

Scale : 1" = 50' December, 2004

Site Address:
2118–2020–2004 Palasota Drive
Bryan, Texas

Prepared For:
Jim Davis
Bryan/ College Station Habitat for Humanity
119 Lake Street
Bryan, Texas 77801
Tel: (979) 823–7200
Fax: (979) 775–7412

GARRETT ENGINEERING
Consulting Engineering & Land Surveying
4444 Carter Creek Parkway Suite 102
Bryan, Texas 77802
Phone: (979) 846–2886
Fax: (979) 846–3094

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