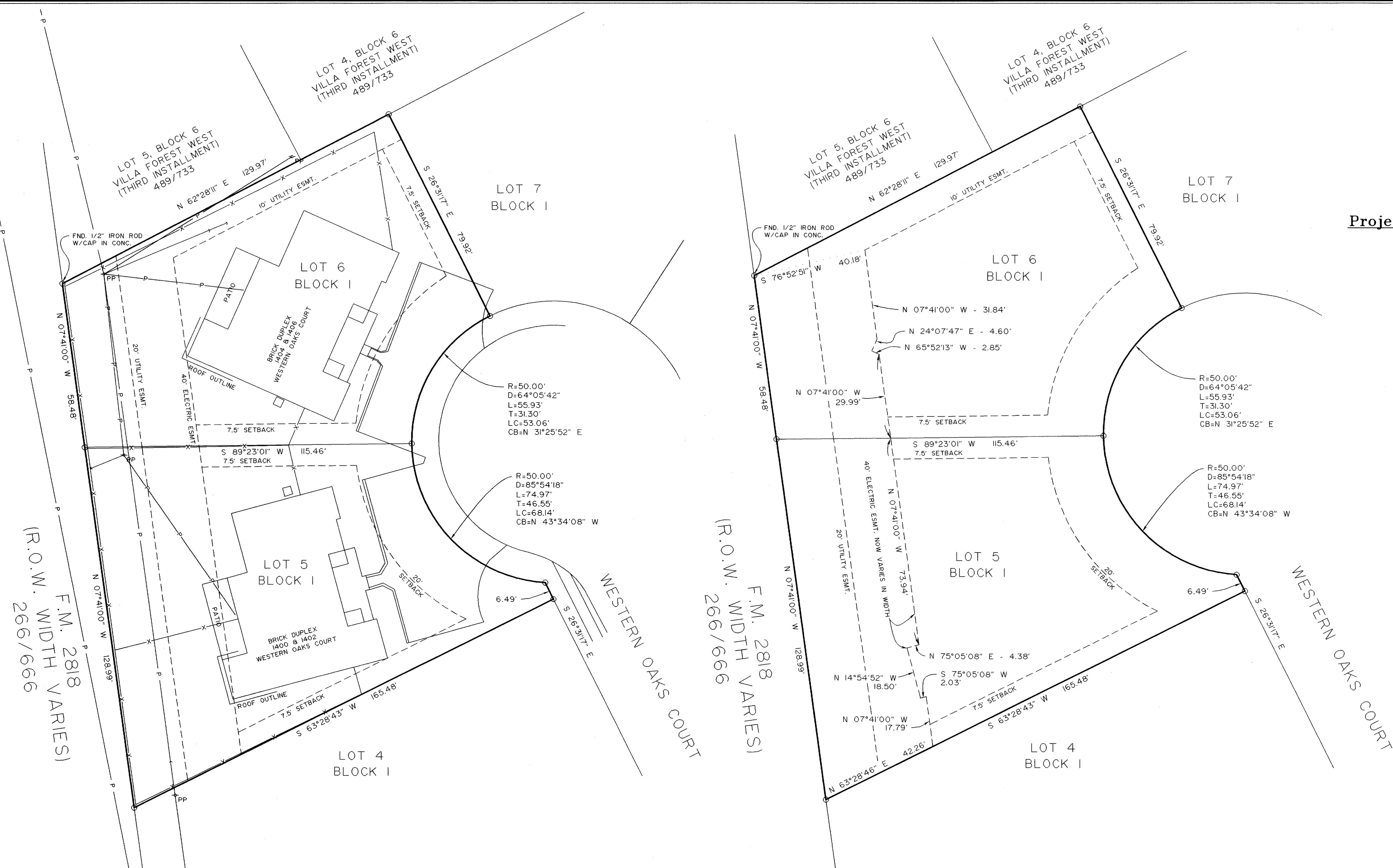


Vicinity Map
NTS

Project Location



ORIGINAL PLAT

AMENDING PLAT

GENERAL NOTES:
NORTH ORIENTATION IS BASED ON ROTATING THE SOUTHWEST LINE OF WESTERN OAKS SUBDIVISION IN 4512/44.
A 5/8" IRON ROD W/CAP FOUND AT ALL CORNERS UNLESS OTHERWISE NOTED.
THIS PROPERTY DOES NOT LIE WITHIN A 100-YEAR FLOOD HAZARD AREA BASED ON FLOOD INSURANCE RATE MAP NO. 48041C0141 C, EFFECTIVE DATE OF JULY 2, 1992.
EXCEPT WHERE INDICATED, ALL BUILDING SETBACK LINES SHALL COMPLY WITH CURRENT CITY OF BRYAN ZONING ORDINANCES AND POLICIES.

40' WIDE ELECTRICAL EASEMENT NOTE:
THIS REPLAT WAS PREPARED FOR THE PURPOSE OF REVISING THE EXISTING 40' WIDE ELECTRICAL ESMT. SO THAT THE DUPLEXES ON LOT 5 AND LOT 6 NO LONGER ENCR OACH INTO THE ELECTRICAL ESMT.

copy 2
on hand base
and

STATE OF TEXAS
COUNTY OF BRAZOS
I, (We,The), ALTON E. OFCZARZAK, II
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 Official Records of Brazos County in Volume
4664, Page 230, and Volume 4664, Page 233, and designated
herein as the AMENDING PLAT OF LOTS 5 & 6, BLOCK 1, WESTERN
OAKS SUBDIVISION 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.

Alton E. Ofczarzak, II
Owner

CERTIFICATE OF SURVEYOR
I, H. CURTIS STRONG, Registered Professional Land Surveyor No. 4961,
of 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.

H. CURTIS STRONG, R.P.L.S. NO. 4961

CERTIFICATE OF CITY ENGINEER
I, the undersigned, City Engineer of the City of Bryan, hereby
certify that this subdivision plat is in compliance with the
appropriate codes and ordinances of the City of Bryan.

[Signature]
City Engineer, Bryan, Texas

CERTIFICATION OF THE PLANNING ADMINISTRATOR
I, the undersigned, Planning Administrator of the City of Bryan, hereby
certify that this plat conforms to the City master plan, major
street plan, land use plan, and the standards and specifications
set forth in this ordinance.

[Signature]
Planning Administrator, Bryan, Texas

STATE OF TEXAS
COUNTY OF BRAZOS
CERTIFICATE OF THE COUNTY CLERK
I, Mary Ann Ward, County Clerk, in and for said County, do hereby
certify that this plat together with its certificate of authentication
was filed for record in my office the 23 day of
October, 2002, in the Book /Official Records of
Brazos County, Texas, in Volume 4917, Page 23.

Karen McQueen
County Clerk
Brazos County, Texas
Susie L. Cohen
Deputy Clerk

Filed for Record in:
BRAZOS COUNTY
On: Oct 23, 2002 at 03:02P
As a
Plat
Document Number: 00793028
Amount: 55.00
Receipt Number - 205008
By:
Susie Cohen

Doc 00793028 Bk BR Vol 4917

STATE OF TEXAS
COUNTY OF BRAZOS
I hereby certify that this instrument was
filed on the date and time stamped hereon by me
and was duly recorded in the volume and page
of the named records of
BRAZOS COUNTY
as stamped hereon by me.
Oct 23, 2002

HONORABLE KAREN MCQUEEN, COUNTY CLERK
BRAZOS COUNTY

JOHN W. [Signature]
Notary Public, State of Texas
My Commission Expires 03-12-2003

OWNER/DEVELOPER:
ALTON E. OFCZARZAK, II
4816 CLOSE QUARTERS
COLLEGE STATION, TX. 77845
PHONE NO. 690-1504
FAX NO. 690-2504

AMENDING PLAT OF LOTS 5 & 6, BLOCK 1 WESTERN OAKS SUBDIVISION

0.565 OF ONE ACRE
VOLUME 4512, PAGE 44
ZENO PHILLIPS LEAGUE, A -45
BRYAN, BRAZOS COUNTY, TEXAS
SCALE: 1" = 20' OCTOBER 8, 2002

STRONG SURVEYING
1722 BROADMOOR, SUITE 105
Bryan, Texas 77802
Phone: (979) 776-9836
Fax: (979) 734-0096
email: cstrong@txcyber.com
C:\DRAWING\2002\WESTERN OAKS\WESTERNAMENDPLAT.DWG