

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

STATE OF TEXAS )  
 COUNTY OF BRAZOS )  
 WE, BRYAN/COLLEGE STATION HABITAT FOR HUMANITY, REPRESENTED BY NATHAN TOUCHETTE, OWNER OF THE LAND CONVEYED TO US BY DEEDS RECORDED IN VOL. 18372/239, VOL. 15874, PG. 276, AND VOL. 11787, PG. 253, OFFICIAL RECORDS, BRAZOS COUNTY, TEXAS, AND WHICH IS DESIGNATED HEREIN AS THE PROJECT OF THE CITY OF BRYAN, BLOCK 1, EAST MARTIN LUTHER KING, JR. STREET, AND WHICH IS DESIGNATED HEREIN AS THE PROJECT OF THE CITY OF BRYAN, BLOCK 1, EAST MARTIN LUTHER KING, JR. STREET, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN HEREON FOR THE PURPOSE AND CONSIDERATION HEREIN IDENTIFIED.

OWNER \_\_\_\_\_  
 LIEN HOLDER \_\_\_\_\_  
 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 IT EXECUTED THE SAME FOR THE PURPOSE HEREIN STATED, GIVEN UNDER MY HAND AND SEAL ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

NOTARY PUBLIC, BRAZOS COUNTY, TEXAS

**APPROVAL OF THE CITY PLANNER**

I, \_\_\_\_\_ THE UNDERSIGNED CITY PLANNER AND/OR DESIGNATED SECRETARY OF OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BRYAN HEREBY CERTIFIES THAT THIS PLAN IS IN COMPLIANCE WITH THE APPROPRIATE CODE OF ORDINANCES OF THE CITY OF BRYAN AND WAS APPROVED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

CITY PLANNER, BRYAN, TEXAS

**APPROVAL OF THE CITY ENGINEER**

I, \_\_\_\_\_ THE UNDERSIGNED CITY ENGINEER OF THE CITY OF BRYAN, HEREBY CERTIFY THAT THIS PLAN IS IN COMPLIANCE WITH THE APPROPRIATE CODES OF ORDINANCES OF THE CITY OF BRYAN AND WAS APPROVED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

CITY ENGINEER, BRYAN, TEXAS

**APPROVAL OF THE PLANNING AND ZONING COMMISSION**

I, \_\_\_\_\_ CHAIR OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BRYAN, HEREBY CERTIFY THAT THE ATTACHED PLAN WAS DULY FILED FOR APPROVAL WITH THE PLANNING AND ZONING COMMISSION OF THE CITY OF BRYAN ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023 AND THE SAME PLAN WAS DULY APPROVED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023, BY SAID COMMISSION.

CHAIR, PLANNING AND ZONING COMMISSION, BRYAN, TEXAS

**CERTIFICATION OF THE COUNTY CLERK**

STATE OF TEXAS )  
 COUNTY OF BRAZOS )  
 I, KAREN MCGUEN, COUNTY CLERK IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAN TOGETHER WITH ITS CERTIFICATES OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023, THE OFFICIAL RECORDS OF BRAZOS, TEXAS, IN VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

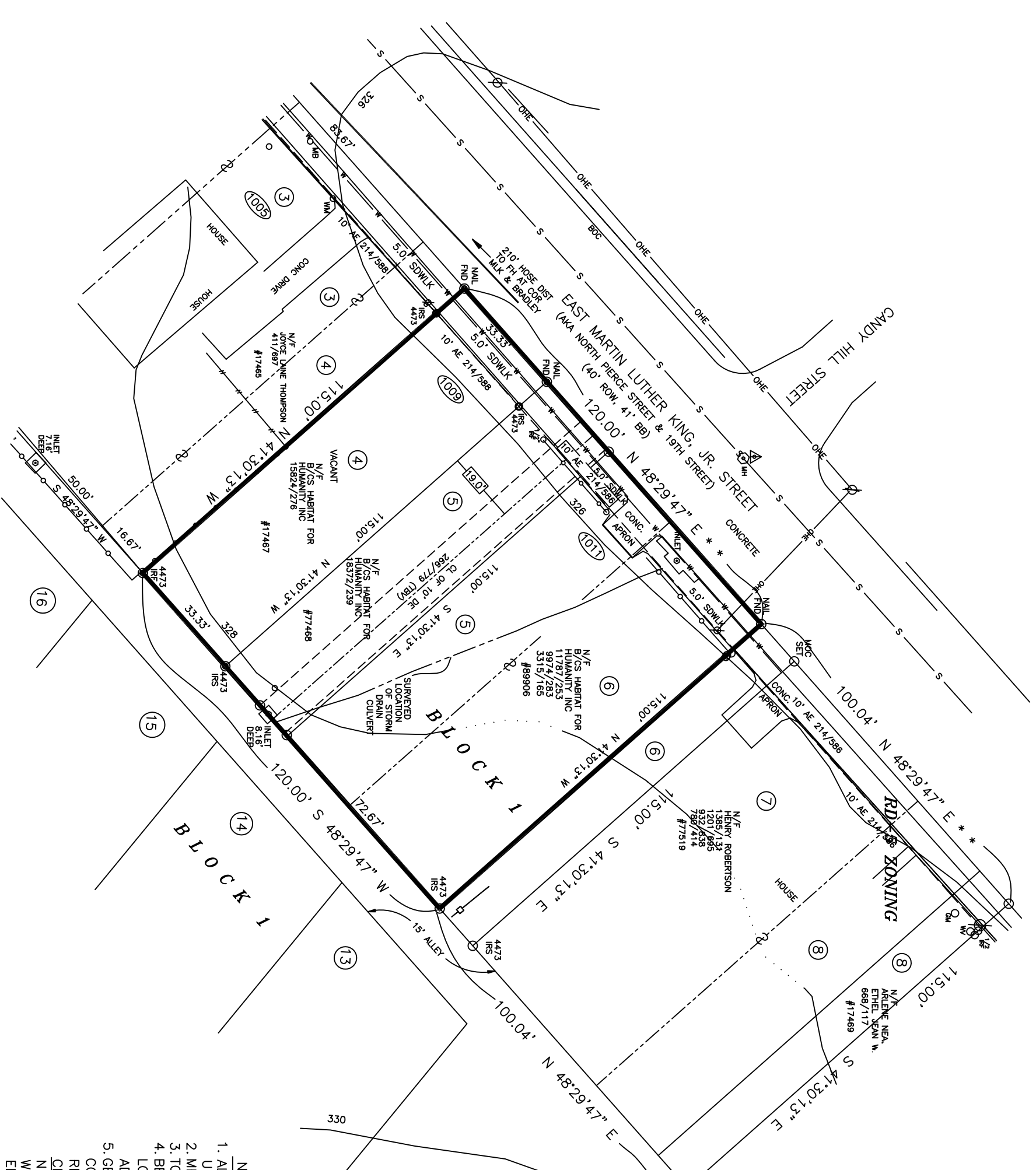
COUNTY CLERK, BRAZOS COUNTY, TEXAS

**CERTIFICATE OF THE SUPERVISOR AND ENGINEER**

STATE OF TEXAS )  
 COUNTY OF BRAZOS )  
 I, CHRISTIAN A. GALINDO, LICENSED PROFESSIONAL ENGINEER No. 53425, AND REGISTERED PROFESSIONAL LAND SURVEYOR No. 4473, IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAN IS TRUE AND CORRECT WITH THE SURVEY, THAT IT WAS PREPARED FROM AN ACTUAL SURVEY, THAT MONUMENTS WERE PLACED ON THE GROUND UNDER MY SUPERVISION, THAT THE METES AND BOUNDS DESCRIBING THE SUBDIVISION DESCRIBE A CLOSED GEOMETRIC FORM.

CHRISTIAN A. GALINDO, P.E., R.P.L.S.  
 DATE: MAY 31, 2023

- LEGEND**
- IR == IRON ROD
  - CR == CONCRETE
  - CM == CONCRETE MARKER
  - CC == CONCRETE CURB
  - MC == MARK ON CONCRETE
  - F == FOUND
  - RO == RIGHT OF WAY OF CURB
  - BL == BUILDING LINE
  - PL == PUBLIC UTILITY EXAM.
  - ST == STREET
  - SD == STORM DRAIN
  - MH == MANHOLE
  - CO == CULVERT
  - WM == WATER METER
  - WA == WATER VALVE
  - WT == WATER TOWER
  - FR == FRESH WATER
  - FM == FIRE MARKER
  - GH == GAS MARKER
  - DE == DENSED ELECTRIC
  - TEV == TO BE VACATED
  - DES == DESIGNATES LOT AND LOT NUMBER.
  - ▲ == POINT ON NORTH
  - △ == SITE BM ELEV 325.05'
  - EDGE OF WM RM



**METES AND BOUNDS DESCRIPTION**

BEING A 0.3168-ACRE TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN THE STEPHEN F. ALSTIN LEASE #10, ABSTRACT NO. 63, BRAZOS COUNTY, TEXAS AND PLANTED AND RECORDED IN VOLUME 38, PAGE 263, DEED RECORDS, BRAZOS COUNTY, TEXAS, AND ALSO BEING THE SAME PROPERTY CONNECTED TO B/C/S HABITAT FOR HUMANITY, INC., BY DEEDS RECORDED IN VOLUME 18372, PAGE 239, VOLUME 15874, PAGE 276, AND VOLUME 11787, PAGE 253, OFFICIAL RECORDS, BRAZOS COUNTY, AND SAID 0.3168-ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONVEYING AT A 1/2" ON CONCRETE FOUND MARKING THE NORTHWEST CORNER OF LOT 18, BLOCK 1, OF THE REPLAT OF ALSTIN ADDITION, PARTED AND RECORDED IN VOLUME 19934, PAGE 142, OFFICIAL RECORDS, BRAZOS COUNTY;

THENCE N 48°29'47" E PARALLEL AND 10' SOUTHWEST OF THE NORTHWESTERN RIGHT OF WAY LINE OF MARTIN LUTHER KING, JR. STREET (MILK STREET), A VARIABLE WIDTH CITY OF BRYAN ROAD RIGHT OF WAY, TO THE EASTERN BOUNDARY LINE OF THE JOYCE LANE THOMPSON TRACT DESCRIBED IN DEED RECORDED IN VOLUME 411, OFFICIAL RECORDS, BRAZOS COUNTY, CAP 4473, MARKING THE EASTERNMOST POINT OF BEGINNING OF SAID TRACT;

IRON ROD FOUND, CAP 4473, WHICH IS THE POINT OF BEGINNING;

THENCE N 41°30'13" W, ALONG THE SOUTHWEST BOUNDARY LINE OF THE B/C/S HABITAT FOR HUMANITY, INC. TRACT, A DISTANCE OF 120.00' TO A 1/2" ON CONCRETE FOUND ON SAID RIGHT OF WAY LINE;

THENCE N 48°29'47" E, ALONG THE SOUTHWESTERN RIGHT OF WAY LINE OF MILK STREET, FOR A DISTANCE OF 120.00' TO A NAIL IN CONCRETE FOUND MARKING THE WESTERNMOST CORNER OF THE HENRY ROBERTSON TRACT DESCRIBED IN DEED RECORDED IN VOLUME 1385, PAGE 131, OFFICIAL RECORDS, BRAZOS COUNTY;

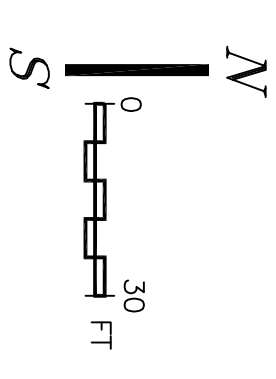
THENCE S 41°30'13" E, ALONG SAID ROBERTSON TRACT'S SOUTHWEST BOUNDARY LINE FOR A DISTANCE OF 115.00' TO A 1/2" IRON ROD SET, CAP 4473, MARKING THE NORTHWEST RIGHT OF WAY LINE OF A 19'-WIDE PUBLIC ALLEY;

THENCE S 48°29'47" W, ALONG SAID ALLEY'S NORTHWESTERN LINE, FOR A DISTANCE OF 120.00' TO A 1/2" IRON ROD FOUND, CAP 4473, MARKING THE EASTERNMOST CORNER OF THE ABOVE REFERENCED JOYCE LANE THOMPSON TRACT;

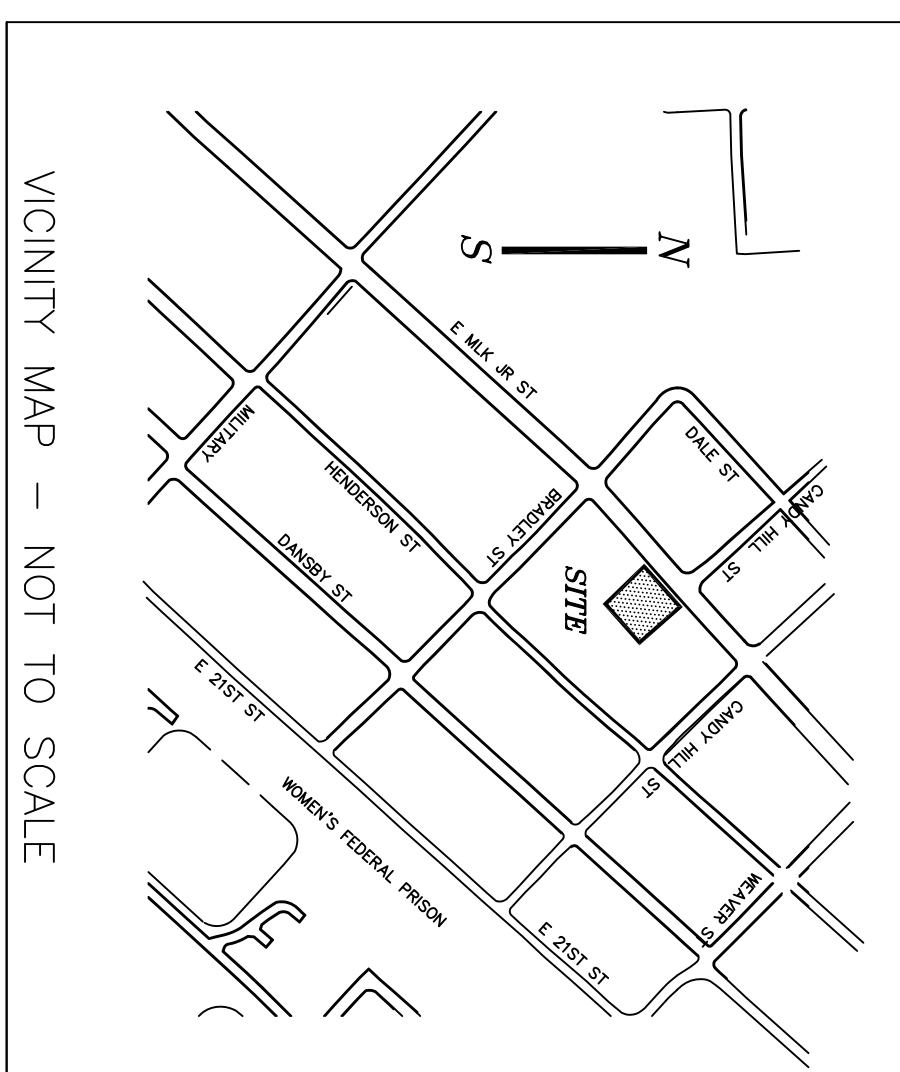
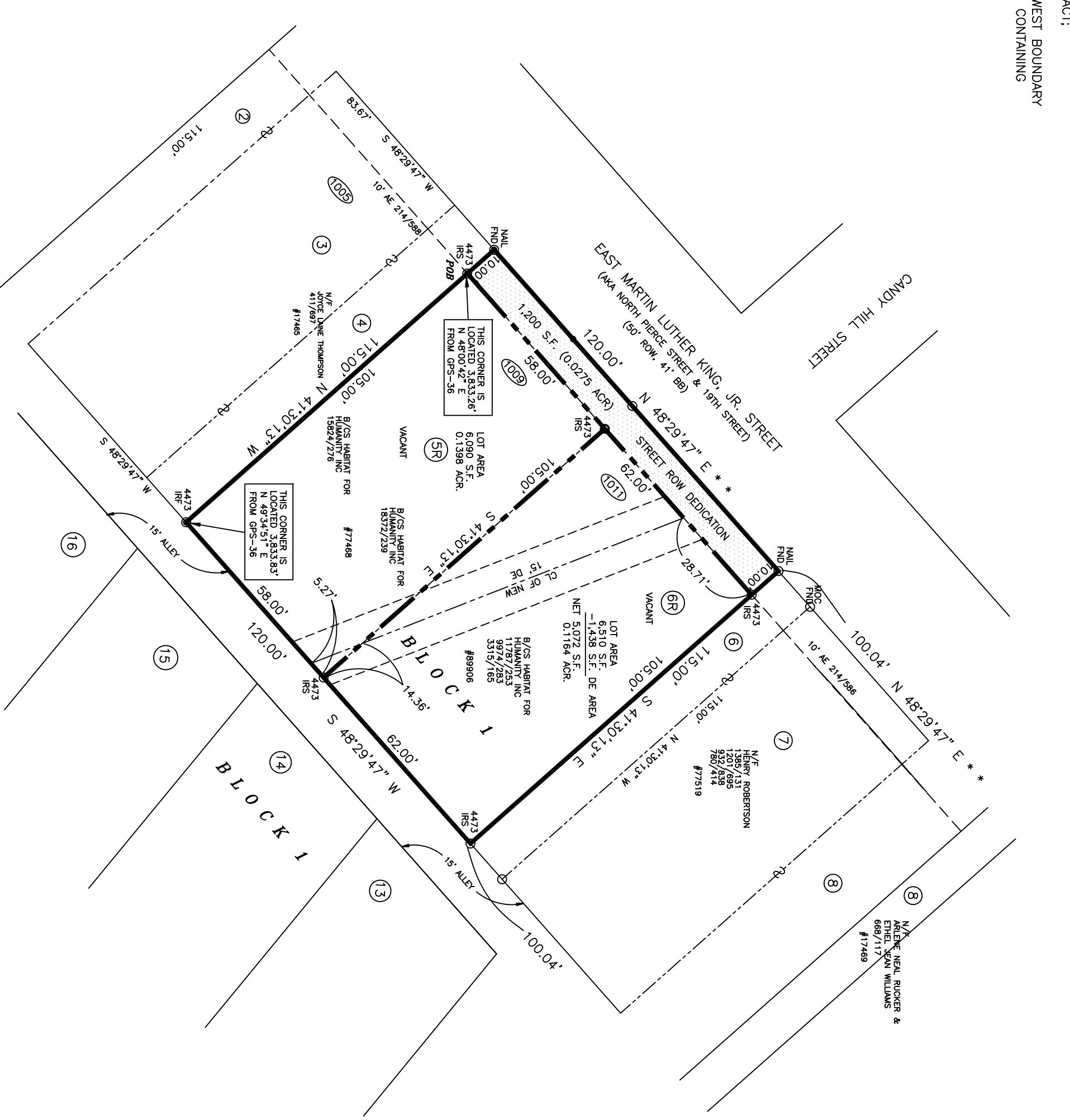
THENCE N 41°30'13" W, ALONG SAID THOMPSON'S TRACT NORTHWEST BOUNDARY TO THE POINT OF BEGINNING FOR A TOTAL DISTANCE OF 105.00' CONTAINING 0.3168 ACRE OF LAND, MORE OR LESS.

**EXISTING PLAT**  
**VOL. 38, PG. 263**

- NOTES:**
1. ALL LINEAR DIMENSIONS ARE IN FEET UNLESS OTHERWISE NOTED.
  2. MEASURED CALLS MATCH RECORDED CALLS.
  3. TOTAL AREA IS 12.72 ACRES (547,242 SQ. FT.)
  4. TOTAL AREA SUBJECT TO THIS FINAL PLAT OF LOTS 1R AND 2R, BLOCK 1, AUSTIN ADDITION, RECORDED 119344/142.
  5. GEOLOGIC LOCATION: TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, DATUM: 1983, EPOCH: 1995, CURVE: 0.0000000000000000, SCALE: 0.9999999999999999, DATUM SHIFT: 0.0000000000000000, CURVE OF BRAZOS GPS-38 N-10231, 375, 303' E-32541, 898, 795'8" M-32541, 898, 795'8"
  6. BLS WILL APPLY BY CITY ZONING ORDINANCE.
  7. THIS PROPERTY DOES NOT LIE WITHIN A REGULATORY 100-YR FLOOD PLAIN PER FEMA FIRM NO. 17041EL-48041C 0219F DATED 08/17/14.
  8. THE EXISTING DE IN 268/779 WAS NOT USED WHEN THE EXISTING CULVERT WAS BUILT BY THE CITY AT THE TIME OF THE MILK STREET IMPROVEMENTS IN THE 1970s, AND THE EXISTENT NEW OWNERS IN THE 1970s, AND THE PRESENT ANY OWNER AND THE CITY INSTALLED THE CURRENT CULVERT.
  9. THE PROPOSED EASEMENT WILL NORMALIZE, REVERSE AND LEGALIZE THIS CULVERT. NORMALIZE AND LEGALIZE THE ACTUALLY BUILT CULVERT.
  9. TOPOG CONTOURS OBTAINED FROM CITY'S RECORDS.



**FINAL PLAT**



**FINAL PLAT OF LOTS 5R AND 6R, BLOCK 1**  
**AUSTIN ADDITION**  
**0.3168-ACRE TRACT**

**ALINDO ENGINEERS AND PLANNERS, INC.**  
 3107 ROLLING GLEN BRYAN, TEXAS 77807 979-846-8868  
 FIRM LICENSES: ENGINEERING F-1799, SURVEYING 100269-00

OWNER/DEVELOPER: NATHAN TOUCHETTE DIRECTOR OF PROPERTY B/C/S HABITAT FOR HUMANITY 119 LAKE ST. BRYAN, TX 77801 OFFICE: 979-823-7200	REPLAT OF PART LOT 4, ALL OF LOT 5 AND PART OF LOT 6, BLOCK 1 AUSTIN ADDITION VOL. 38, PG 263, DEED RECORDS BRAZOS COUNTY, TEXAS	DATE: JUNE 1, 2023 APPROVED BY: CAG REVISIONS:	PROJECT <b>3-23</b> SHEET 1 of 1
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