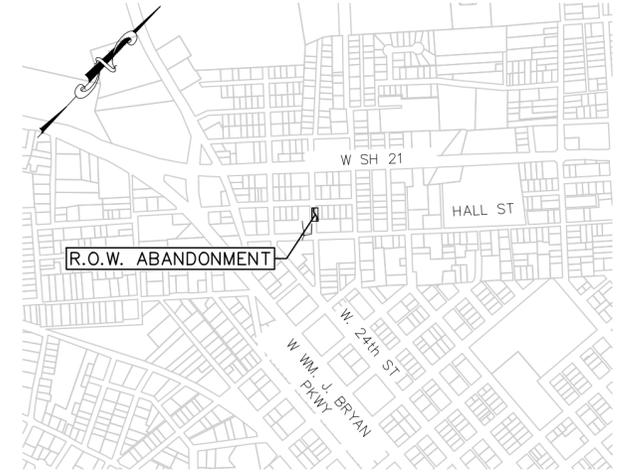
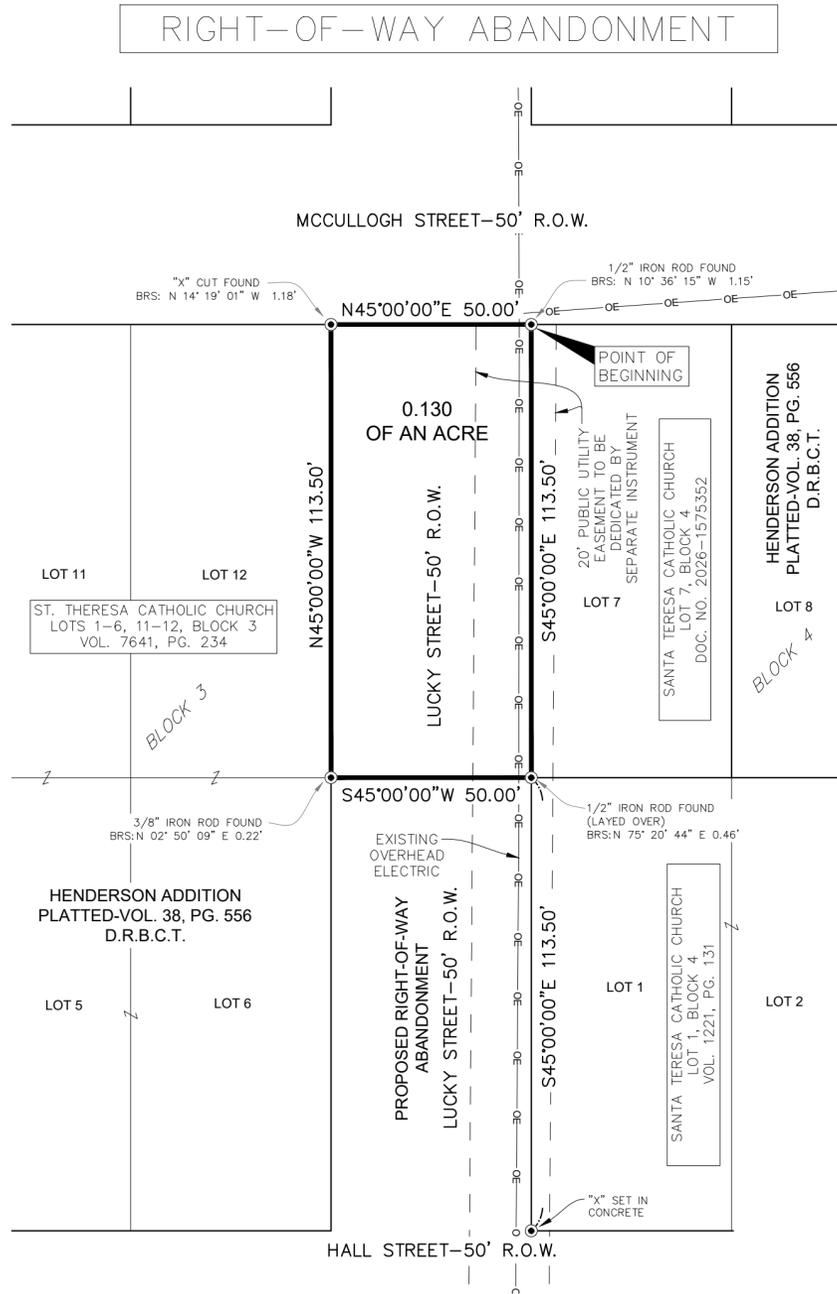


SCALE: 1" = 30'  
(18"x24" SHEET)

NOTES:

1. BASIS OF BEARINGS IS THE REESTABLISHED SOUTHEAST RIGHT OF WAY LINE OF HALL STREET, OPERSTENY ADDITION ACCORDING TO THE PLAT RECORDED IN VOL. 104, PG. 037 OF THE DEED RECORDS OF BRAZOS COUNTY, RECORD BEARING: S 45° E. SEE PLAT FOR MONUMENTATION.
2. COORDINATES SHOWN HEREON ARE GRID, TEXAS STATE PLANE COORD. SYSTEM, CENTRAL ZONE (4203), NAD83 DATUM, EXPRESSED IN U.S. SURVEY FEET.
3. TOPOGRAPHIC ELEVATION DATA WAS GATHERED VIA GPS UNITS AND CONVENTIONAL SURVEY EQUIPMENT (TOTAL STATION), ELEVATIONS AND CONTOURS BASED ON NAVD 88 DATUM
4. THE DISTANCES AND ACREAGES SHOWN HEREON ARE SURFACE USING A SCALE FACTOR OF 1.00011416, SCALED ABOUT 0.0, 0 - TEXAS CENTRAL ZONE, 4203.
5. CURRENT TITLE APPEARS TO BE VESTED IN CITY OF BRYAN BY VIRTUE OF THE PLAT RECORDED IN VOL. 104 PG. 37 & VOL. 38, PG. 446 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS.
6. THE SUBJECT TRACT DOES NOT LIE WITHIN THE 100 YEAR FLOODPLAIN ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR BRAZOS COUNTY, TEXAS AND INCORPORATED AREAS, COMMUNITY NO. 480082, PANEL NO. 0195E, MAP NO. 48041C0195E, EFFECTIVE DATE: MAY 16, 2012.
7. THE RIGHT-OF-WAY ABANDONMENT SHOWN HEREON WILL BE INCORPORATED INTO THE ADJACENT PROPERTIES VIA REPLAT.
8. WHERE ELECTRIC FACILITIES ARE INSTALLED, BTU HAS THE RIGHT TO INSTALL, OPERATE, RELOCATE, CONSTRUCT, RECONSTRUCT, ADD TO, MAINTAIN, INSPECT, PATROL, ENLARGE, REPAIR, REMOVE, AND REPLACE SAID FACILITIES UPON, OVER, UNDER, AND ACROSS THE PROPERTY INCLUDED IN THE PUE, AND THE RIGHT OF INGRESS AND EGRESS ON PROPERTY ADJACENT TO THE PUE TO ACCESS ELECTRIC FACILITIES.



VICINITY MAP  
SCALE: 1" = 1000'

RIGHT-OF-WAY ABANDONMENT  
Santa Teresa Catholic Church - 0.130 of an acre  
S.F. Austin Survey, Abstract 62  
City of Bryan, Brazos County, Texas

Field notes for 0.130 acre tract of land, lying in and being situated out of the S.F. Austin Survey, Abstract 62, Brazos County, Texas and being a portion of the existing public right-of-way for Lucky Street conveyed in the subdivision plat for Henderson Addition Volume 38, Page 556, Deed Records of Brazos County, Texas, said 0.130 acre tract being more particularly described as follows:

**BEGINNING** at the Westerly corner of Lot 7, Block 4 of said Henderson Addition, being the easterly intersection of McCullogh Street and Lucky Street for the northerly corner hereof, from which a 1/2" iron rod found bears N 10° 36' 15" W a distance of 1.15 feet;

THENCE S 45° 00' 00" E a distance of 113.50 feet, along the northeasterly right-of-way line of said Lucky Street, being the southwesterly line of said Lot 7, Block 4 to the westerly corner of Lot 1, Block 4 of said Henderson Addition the southerly corner of said Lot 7, Block 4 for the easterly corner hereof, and from which a 1/2" iron rod found (laid over) bears N 75° 20' 44" E a distance of 0.46 feet and an "X" set in concrete for the southerly corner of said Lot 1, Block 4 bears S 45° 00' 00" E a distance of 113.50 feet;

THENCE S 45° 00' 00" W a distance of 50.00 feet and crossing said Lucky Street to a point in the southwesterly right-of-way line of said Lucky Street, being the easterly corner of Lot 12, Block 3, the northerly corner of Lot 6, Block 3 of said Henderson Addition for the southerly corner hereof, and from which said corner a 3/8" iron rod found bears N 02° 50' 09" E a distance of 0.22 feet;

THENCE N 45° 00' 00" W a distance of 113.50 feet along the southwesterly right-of-way line of said Lucky Street, being the northeasterly line of said Lot 12, Block 3 to a point at the southerly intersection of said Lucky Street and said McCullogh Street for the northerly corner hereof and said Lot 12, Block 3, and from which an "X" cut found bears N 14° 19' 01" W a distance of 1.18 feet;

THENCE N 45° 00' 00" E a distance of 50.00 feet crossing said Lucky Street and along the southeast right-of-way line of said McCullogh Street to the **PLACE OF BEGINNING** and containing 0.130 of an acre of land, more or less;



O.V.L. | O.M.T. | GEOTECHNICAL  
STRUCTURAL | SURVEY

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GEORGETOWN	512.930.5832
SAN ANTONIO	210.305.4792
TBPELS FIRM REGISTRATION NUMBERS:	
F-7451 & F-101914599	

## RIGHT-OF-WAY ABANDONMENT

0.130 OF AN ACRE

BEING  
A PORTION OF LUCKY STREET, ACCORDING TO  
THE PLAT OF HENDERSON ADDITION RECORDED  
IN VOL. 38, PG. 556,  
DEED RECORDS, BRAZOS COUNTY, TEXAS

S. F. AUSTIN SURVEY, ABSTRACT 62  
CITY OF BRYAN, BRAZOS COUNTY, TEXAS

R.O.W.  
ABANDONMENT

ISSUE DATE:	02/12/2026
DRAWN BY:	JHM
CHECKED BY:	GTD
PROJECT #:	24-0378

CERTIFICATE OF SURVEYOR

I, GLENN T. DIAL, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THIS PLAT TO BE A TRUE AND CORRECT REPRESENTATION OF LAND AS SURVEYED ON THE GROUND UNDER MY SUPERVISION AND DIRECTION.

*Glenn T. Dial*  
GLENN T. DIAL R.P.L.S. NO. 5168  
FIELD WORK PERFORMED:  
JUNE, 2024

