

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

April 22, 2013

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-13-12 Haimes Acres Unit No. 2, a suburban subdivision to the City of Amarillo, being a replat of the south half of Lot 8, Block 1, Haimes Acres Unit No. 1, in Section 143, Block 2, AB&M Survey, Randall County, Texas. (Vicinity: Haimes St & Hollywood Rd)
DEVELOPER: Miguel H Morales

The Planning and Zoning Commission approved the above-mentioned item on April 8, 2013. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2013006249 on April 10, 2013. Please post your records accordingly.



Kelley Shaw, Planning Director

BLK 2 AB+M

SEC 143

P-17

APP NO. P-17
CENSUS TRACT NO. 20002

HAIMES ACRES UNIT NO. 2
A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO,
BEING A REPLAT OF THE SOUTH HALF (S/2) OF LOT 8, BLOCK 1
IN SECTION 143, BLOCK 2, A B & M SURVEY,
RANDALL COUNTY, TEXAS
2.90 ACRES

LEGEND
● = 3/8" Iron Rod with "480" cap, 141
○ = Control Monument found as noted

DEDICATION
State of Texas X Know all men by these presents
County of Randall X

That, I, Miguel H. Morales, being the owner of the land shown and described on this plat have caused all of said land to be surveyed, subdivided and designated as HAIMES ACRES Unit No. 2, a suburban subdivision to the City of Amarillo, Texas, and does hereby declare that all easements shown upon said plat and map are dedicated and same are hereby dedicated to the public forever to be used as easements.

Executed this 25 day of March, 2013
Miguel H. Morales
P.O. Box 2555
Amarillo, Texas 79103
806-674-5771

ATTEST
Notary Public
STATE OF TEXAS
My Comm. Exp. May 16, 2015
County of Randall

Before me, the undersigned authority on this day personally appeared Miguel H. Morales, known to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.
Given under my hand and seal of office
On this 25 day of March, 2013
Notary Public, State of Texas
Comm. Expires May 16, 2015

APPROVAL:
Approved by the Planning and Zoning Commission
Chairman Rodney Day Date 4/8/13
Approved by the Bio-City Causes Health Department
Chairman _____ Date _____

HEADS OFFICER: _____ Date _____
GRANTEES ADDRESS: _____
City of Amarillo
Randall County Road Department
P.O. Box 438
Amarillo, Texas 79105-1971
Canton, Texas 79015

NOTES:
1 This Plat is located within the Amarillo ETJ
2 This Plat Does Not lie within a Flood Hazard Zone according to the Flood Insurance Rate Map Community Plan No. 48381C-0995-E, Effective Date June 4, 2010. This Surveyor does not accept responsibility for the accuracy of the Maps upon which this opinion is based.
3 * * * Address No. 's shown were provided by the City of Amarillo and are subject to change without notice.
4 Coordinates shown herein are referenced to the "Texas Coordinate System, North Zone, NAD83"
5 There is hereby created by this plat a Sanitary Control Easement around each approved water well location with a 100' - foot radius within which no sub-surface sewerage system will be approved that is closer than 100 feet to a sub-surface sewerage system. Water well location will be made on an individual basis. This easement is for the sole purpose of sanitary system and does not prohibit building easements. Locations of existing water wells and sewerage systems on or adjacent to this property are unknown and therefore cannot be shown on this survey plat.
6 This plat is subject to Aviation Height Restrictions. Therefore, an Aviation Clear Zone Easement with a maximum building height elevation of 4125 MSL has been filed in accordance with this plat.

FILED OF RECORD
Date 4-10-13 Randall
2013006249
County

PROPERTY DESCRIPTION:
The South half (S/2) of Lot 8, Block 1, HAIMES ACRES Unit No. 1, a suburban subdivision to the City of Amarillo, Randall County, Texas as shown by the map or plat thereof, of record in Volume 746, Page 423, Deed Records of Randall County, Texas and being further described by metes and bounds as follows:
BEGINNING at a 1/2 inch iron rod found for the Southwest corner of Lot 8, Block 1.
THENCE North 89 degrees 38 minutes 19 seconds West along the South line of said Lot 8, a distance of 649.92 feet to a 1/2 inch iron rod found for the Southwest corner of Lot 8.
THENCE North 00 degrees 21 minutes 41 seconds East along the West line of Lot 8, a distance of 167.56 feet to a 1/2 inch iron rod with cap stamped RPLS 1959 found.
THENCE South 89 degrees 38 minutes 19 seconds East, a distance of 649.92 feet to a 3/8 inch iron rod with cap stamped THBD set in the East line of Lot 8.
THENCE South 00 degrees 21 minutes 41 seconds West along the East line of Lot 8, a distance of 167.56 feet to the PLACE OF BEGINNING.

Said tract being the same tract of land as described in Warranty Deed with Vendor Lien of record under Clerk's File No. 07-3727 Official Public Records of Randall County, Texas.

CERTIFICATION:
L. K. C. Brown, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this Plat is true and correct and was prepared by me from a permanent survey and scaled on the ground by me or others under my direct supervision.
Dated this 25 day of March, 2013
L. K. C. Brown, RPLS 4664

VICINITY MAP
NOT TO SCALE

TYPICAL PLAT
HAIMES ACRES UNIT NO. 2
A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO,
REPLAT OF THE HAIMES ACRES UNIT NO. 1,
IN SECTION 143, BLOCK 2, A B & M SURVEY,
RANDALL COUNTY, TEXAS
2.90 ACRES

Hagar, Brown & Dorsey, LLC.
LAND SURVEYORS
P.O. Box 1248
Amarillo, Texas 79101
806-352-4000 FAX
806-352-4000 FAX
1713 S. Westlawn St.
Amarillo, Texas 79109
806-352-4000 FAX

APP

P-13-12

JS

ANNEX
MIGUEL MORALES

T A X C E R T I F I C A T E

NO. 92278

Randall County and/or South Randall County Hospital District and/or Canyon Independent School District and/or High Plains Water District No. 1 and/or City of Canyon and/or Noxious Weed District and/or Village of Timbercreek and/or Bushland Independent School District and/or County Education District # 3 and/or County Education District # 20 and/or City of Amarillo and/or Amarillo College and/or Amarillo Hospital District and/or Amarillo Independent School District and/or Boatwright-Trew RD.
P. O. BOX 997
CANYON, TX 79015-0997

PROPERTY OWNER
=====

NAME . . : MORALES MIGUEL
ADDRESS: PO BOX 2555
AMARILLO TX 79105

PROPERTY DESCRIPTION
=====

HAIMES ACRES # 1
LOT BLOCK 0001
S/2 OF TR 8

PROPERTY ACCOUNT NUMBER: R 35 2650 0075.0 TAXES FOR 2012 ARE \$ 971.72
Acres: 2.5000 Randall County Market Value: 58,912
2012 Taxes WITHOUT Exemptions \$ 971.72

This is to certify that, after a careful check of the tax records of this office, the following current and/or delinquent taxes, penalties and interest are due on the described property for the following taxing unit(s);

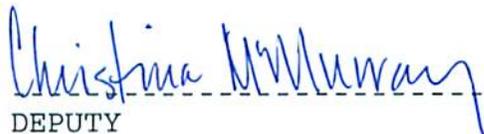
TAX YEAR(S) =====	TAXING UNIT =====	TAXES, PENALTIES & INTEREST =====
		TOTAL Taxes Due \$.00

The taxes to be imposed by the above listed taxing units for the 2013 taxes have not been calculated.

***** ROLLBACK TAXES MAY APPLY TO THIS PROPERTY *****

SHARON HOLLINGSWORTH
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2012


DEPUTY

3/27/2013
DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

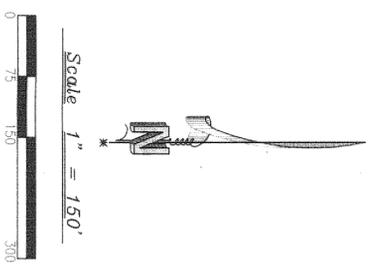
FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



2013006249
04/10/2013 01:52 PM
Fee: 48.00
Renee Calhoun, County Clerk
Randall County, Texas
PLAT

HAIMES ACRES UNIT NO. 2
 A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO,
 BEING A REPLAT OF THE SOUTH HALF (S/2) OF LOT 8, BLOCK 1
 IN SECTION 143, BLOCK 2, A.B.&M. SURVEY,
 Randall County, Texas
 2.50 ACRES



- LEGEND**
- = 3/8" Iron Rod with "HBD" cap, set
 - = Control Monument found as noted.

DEDICATION
 State of Texas)
 County of Randall) Know all men by these presents

That, I, Miguel H. Morales, being the owner of the land shown and described on this plat has caused all of said land to be surveyed, subdivided and designated as Haines Acres Unit No. 2, a suburban subdivision to the City of Amarillo, Texas, and does declare that all easements shown upon said plat and map are dedicated and same are hereby dedicated to the public forever to be used as easements.

Executed this 25th day of March, 2013

Miguel H. Morales
 P.O. Box 2535
 Amarillo, Texas 79105
 806-674-5771

ATTEST
 State of Texas
 County of Randall

Before me the undersigned authority on this day personally appeared Miguel H. Morales, known to be the person whose name is subscribed to the foregoing instrument, and acknowledgment to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and Seal of Office
 On This 25 day of March, 2013



Notary Public State of Texas
 Comm. Expires May 16, 2015

APPROVAL:

Approved by the Planning and Zoning Commission:

[Signature]
 Chairman Date 4/8/13

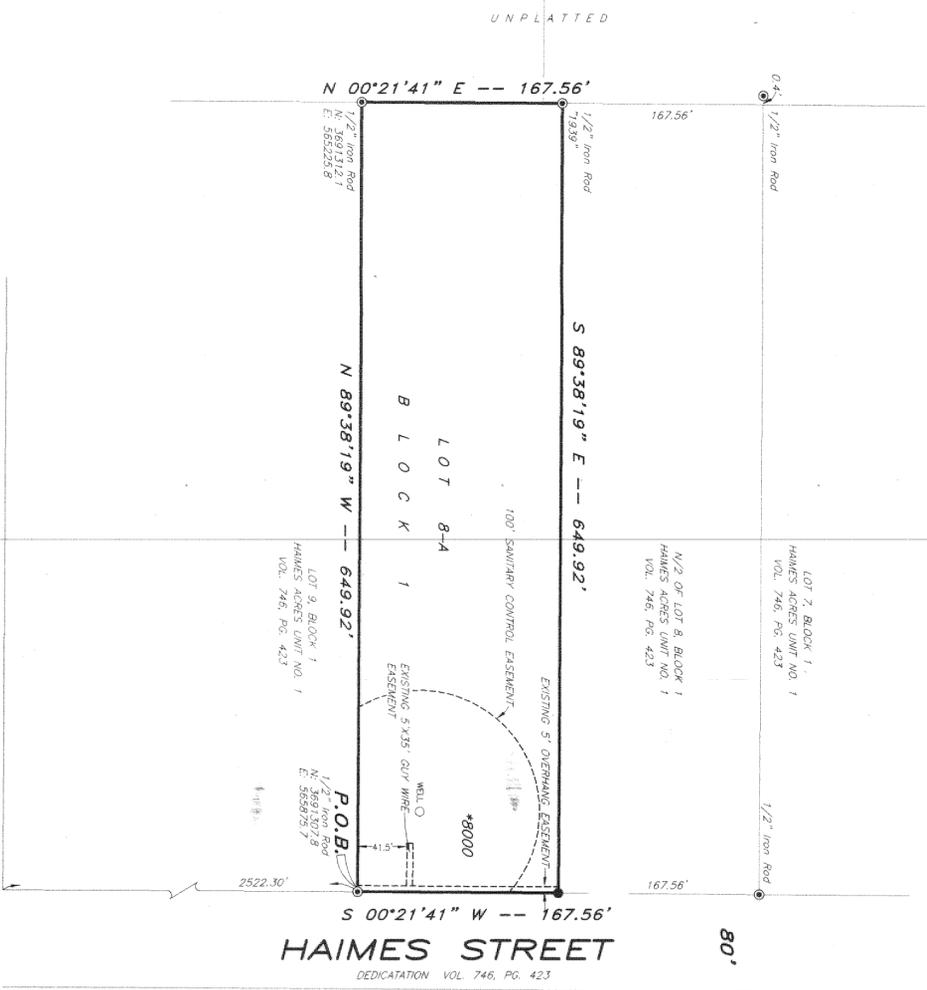
APPROVAL:

Approved by the Bi-City County Health Department.

Health Officer _____ Date _____
 GRANTEES ADDRESS:

City of Amarillo
 P.O. Box 1971
 Amarillo, Texas 79105-1971

Randall County Road Department
 P.O. Box 1338
 Canyon, Texas 79015



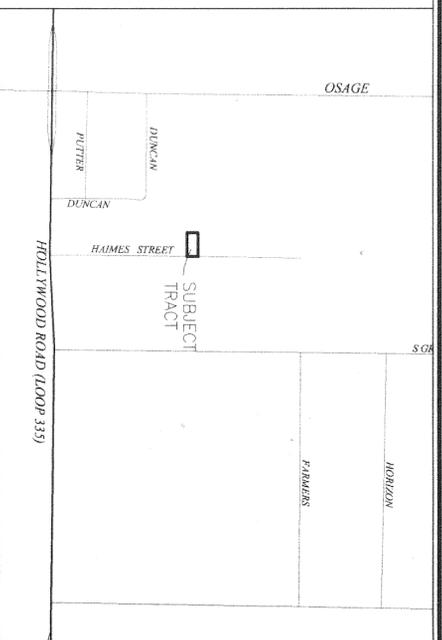
HOLLYWOOD ROAD (LOOP 335)

NOTES:

1. This Plat is located within the Amarillo ETJ.
2. This Plat **Does Not** lie within a Flood Hazard Zone according to the Flood Insurance Rate Map Community Panel No. 48381C-0095-E. Effective Date June 4, 2010. This Surveyor does not accept responsibility for the accuracy of the Maps upon which this opinion is based.
3. "___" Address No.'s shown were provided by the City of Amarillo and are subject to change without notice.
4. Coordinates shown hereon are referenced to the "Texas Coordinate System, North Zone, NAD 83".
5. There is hereby created by this plat a Sanitary Control Easement around each approved water well location with a 100-foot radius within which no sub-surface sewerage system will be approved that is closer than 100 feet to a sub-surface sewerage system. Water well location will be made on an individual basis. This easement is for the sole purpose of sanitary control and does not prohibit building encroachments. Locations of existing water wells and sewerage systems on or adjacent to this property are unknown and therefore cannot be shown on this survey plat.
6. This plat is subject to Aviation Height Hazard Restrictions. Therefore, an Aviation Clear Zone Easement with a maximum building height elevation of 4425 MSL has been filed in accordance with this plat.

FILED OF RECORD
 Date 4/10/2013 Randall
 County

File Clerk's No. 20130066249



VICINITY MAP
 NOT TO SCALE

PROPERTY DESCRIPTION:

The South half (S/2) of Lot 8, Block 1, Haines Acres Unit No. 1, a suburban subdivision to the City of Amarillo, Randall County, Texas, as shown by the map or plat thereof, of record in Volume 746, Page 423, Deed Records of Randall County, Texas and being further described by metes and bounds as follows:
 BEGINNING at a 1/2 inch iron rod found for the Southeast corner of Lot 8, Block 1;
 THENCE North 89 degrees 38 minutes 19 seconds West, along the South line of said Lot 8, a distance of 649.92 feet to a 1/2 inch iron rod found for the Southwest corner of Lot 8;
 THENCE North 00 degrees 21 minutes 41 seconds East, along the West line of Lot 8, a distance of 167.56 feet to a 1/2 inch iron rod with cap stamped "RPLS 1939" found;
 THENCE South 89 degrees 38 minutes 19 seconds East, a distance of 649.92 feet to a 3/8 inch iron rod with cap stamped "HBD" set in the East line of Lot 8;
 THENCE South 00 degrees 21 minutes 41 seconds West, along the East line of Lot 8, a distance of 167.56 feet to the PLACE OF BEGINNING.

Said tract being the same tract of land as described in Warranty Deed with Vendors Lien of record under Clerk's File No. 07-3727 Official Public Records of Randall County, Texas.

CERTIFICATION:

I, K.C. Brown, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this plat is true and correct and was prepared by me from a perimeter survey and staked on the ground by me or others under my direct supervision.

Dated this 25th day of March, 2013

[Signature]
 K.C. Brown, R.P.L.S. 4664



"FINAL PLAT"

HAIMES ACRES UNIT NO. 2
 A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO,
 REPLAT OF THE SOUTH HALF (S/2) OF LOT 8, BLOCK 1,
 IN SECTION 143, BLOCK 2, A.B.&M. SURVEY,
 RANDALL COUNTY, TEXAS
 2.50 ACRES

Hagar, Brown & Dorsey, LLC.

L A N D S U R V E Y O R S
 P.O. Box 12448
 Amarillo, Texas 79006
 (806) 364-4004
 (806) 364-4008 FAX

Sheet _____
 Drawn By _____
 Plat No. _____

4213 S. Westcamp St.
 Amarillo, Texas 79109
 (806) 368-4040
 (806) 368-1008 FAX