

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

May 13, 2014

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-14-11 City Park Unit No. 18, an addition to the City of Amarillo, being an unplatted tract of land in Section 29, Block 9, BS&F Survey, Randall County, Texas. (Vicinity: Coulter St & Foxcroft Dr)
DEVELOPER: Rick Crawford

The Designated Official for the City of Amarillo approved the above-mentioned item on April 14, 2014. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2014006168 on April 22, 2014. Please post your records accordingly.



Kelley Shaw, Planning Director

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 =====	PROPERTY DESCRIPTION =====
NAME . .: COULTER STRIP INVESTORS	SECT 29 B S & F
ADDRESS: BEDWELL DEAN	LOT BLOCK 0009
8002 MONTICELLO CT	IRREG TR BEG 1289.99FT
AMARILLO TX 79119	N & 60FT E OF SW COR
	OF SECT

PROPERTY ACCOUNT NUMBER: R 370 0290 7120.0	TAXES FOR 2013 ARE \$	9,652.36
Acres: 3.4680	Randall County Market Value:	453,354
	2013 Taxes WITHOUT Exemptions \$	9,652.36

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 2014 taxes have not been calculated.

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

SHARON HOLLINGSWORTH CERTIFIED THRU TAX YEAR 2013
 TAX ASSESSOR/COLLECTOR

Sharon Hollingsworth

 DEPUTY

3/ 6/2014

DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

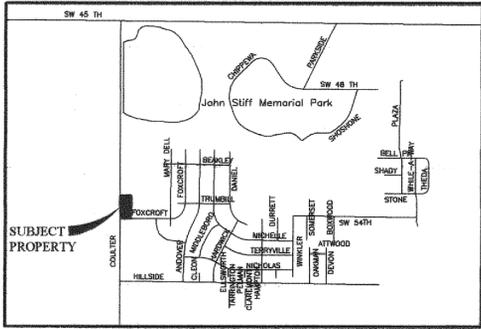
FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2014006168
 04/22/2014 02:58 PM
 Fee: 48.00
 Renee Calhoun, County Clerk
 Randall County, Texas
 PLAT

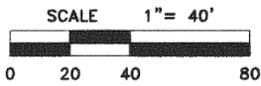
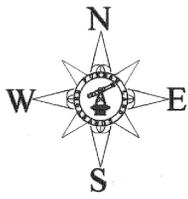


VICINITY MAP

NOT TO SCALE

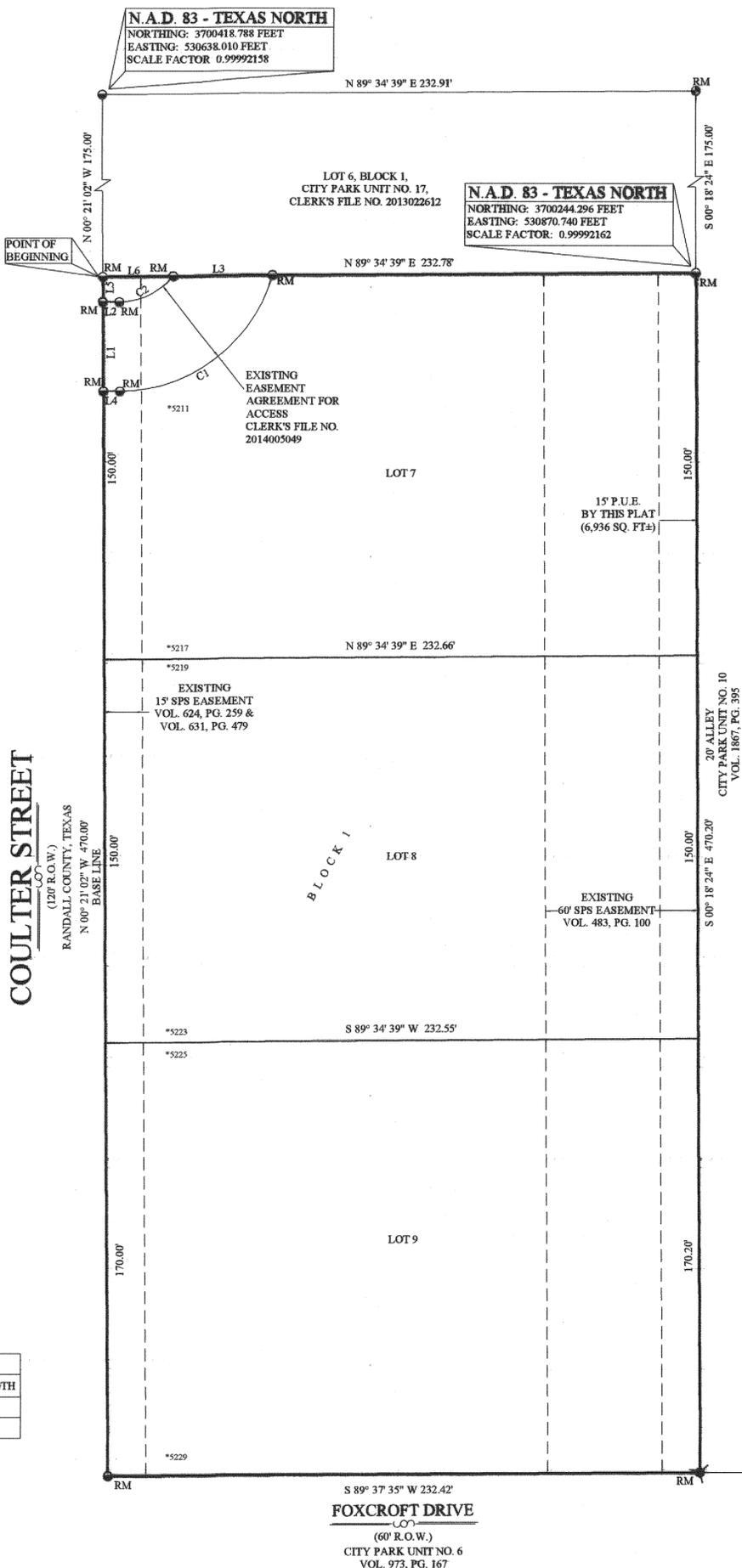
LEGEND:

- ⊙ 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS 5374"
- 1/2" IRON ROD W/CAP FND
- ⊙ 1/2" IRON ROD FND
- ⊙ 3/8" IRON ROD FND
- RM RECORD MONUMENT
- CM CONTROL MONUMENT
- SPS SOUTHWESTERN PUBLIC SERVICE
- *XXXX ADDRESS RANGE (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)



LINE	LENGTH	DIRECTION
L1	35.00'	N00° 21' 02" W
L2	6.50'	N89° 38' 58" E
L3	38.78'	N89° 34' 39" E
L4	6.50'	S89° 38' 58" W
L5	10.00'	N00° 21' 02" W
L6	27.74'	N89° 34' 39" E

CURVE	LENGTH	RADIUS	CHORD	CHORD LENGTH
C1	80.53	62.50	N52° 44' 23" E	75.07
C2	24.27	27.50	N64° 21' 47" E	23.49



N.A.D. 83 - TEXAS NORTH
 NORTHING: 3700418.788 FEET
 EASTING: 530638.010 FEET
 SCALE FACTOR: 0.99992158

N.A.D. 83 - TEXAS NORTH
 NORTHING: 3700244.296 FEET
 EASTING: 530870.740 FEET
 SCALE FACTOR: 0.99992162

NOTES:

- 1) THIS PLAT IS WITHIN THE AMARILLO CITY LIMITS.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 480529 0070 E, DATED JUNE 4, 2010, AND LIES WITHIN THE CITY OF AMARILLO BASE FLOOD ACCORDING TO FLOOD DAMAGE MITIGATION CHAPTER OF THE MUNICIPAL CODE. USE OF F.I.R.M. MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.
- 3) THERE IS 6936 ± SQUARE FEET IN THE 15' PUBLIC UTILITY EASEMENT DEDICATED BY THIS PLAT.

DESCRIPTION

A 2.51 +/- acre tract of land out of Section 29, Block 9, B.S. & F. Survey, Randall County, Texas, further being a portion of that certain tract of land described in that certain instrument recorded in Volume 926, Page 63 of the Deed Records of Randall County, Texas, this tract of land having been surveyed on the ground by Furman Land Surveyors Inc on January 27th 2014 and being described by metes and bounds as follows:

BEGINNING at s1/2 inch iron rod with cap stamped "FURMAN RPLS" found as called for, for the Southwest corner of Lot 6, Block 1, City Park Unit No. 17, an Addition to the City of Amarillo, according to the map or plat thereof, recorded under County Clerks File No. 2013022612 of the Official Public Records of Randall County, Texas;
 THENCE N. 89° 34' 39" E. 232.78 feet along the South line of said Lot 6, Block 1 to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" found as called for, for the Southeast corner of said Lot 6, Block 1, same point being in the West line of an alley as dedicated by the plat of City Park Unit No. 10, an Addition to the City of Amarillo, according to the map or plat thereof, as recorded in Volume 1867, Page 395 of said Deed Records;
 THENCE S 00° 18' 24" E. 470.20 feet along the East line of this tract of land, same being the West line of said Alley, to a 3/8 inch iron rod found for the Southeast corner of this tract of land, same point being in the North Right-of-Way line of Foxcroft Drive as it exists on the ground;
 THENCE S. 89° 37' 35" W. 232.42 feet along the North Right-of-Way line of said Foxcroft Drive to a 1/2 inch iron rod with cap found, same point being the Southwest corner of this tract of land and in the East Right-of-Way line of Coulter Drive as it exists on the ground.
 THENCE N. 00° 21' 02" W. 470.00 feet along the East Right-of-Way line of said Coulter Drive to the POINT OF BEGINNING and containing 2.51 acres of land more or less.

OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS
 COUNTY OF RANDALL
 KNOW ALL MEN BY THESE PRESENTS

THAT THE UNDERSIGNED, COULTER STRIP INVESTORS, THE PRESENT OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS MAP AND PLAT HAVE CAUSED ALL OF SAID LANDS TO BE SURVEYED, SUBDIVIDED, PLATTED, AND DESIGNATED AS CITY PARK UNIT NO. 18, AN ADDITION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREETS, ALLEYS, LANES, AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS _____ DAY OF _____, 2014.

Rick Crawford
 COULTER STRIP INVESTORS
 RICK CRAWFORD, PARTNER
 2217 S. BOWIE STREET
 AMARILLO, TEXAS 79109
 PHONE NO. 806-236-2733

ATTEST

THE STATE OF TEXAS
 COUNTY OF RANDALL
 KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY RICK CRAWFORD, THIS _____ DAY OF _____, 2014.

Aspena Ware
 NOTARY PUBLIC, STATE OF TEXAS

APPROVAL

APPROVED BY THE DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO
 TEXAS, ON THIS 14TH DAY OF APRIL, 2014.

[Signature]
 ASSISTANT CITY MANAGER, DEVELOPMENT SERVICES

CITY PARK UNIT NO. 18

AN ADDITION TO THE CITY OF AMARILLO BEING AN UNPLATTED TRACT OF LAND IN SECTION 29, BLOCK 9, B.S. & F. SURVEY RANDALL COUNTY, TEXAS 2.51± ACRES

FURMAN LAND SURVEYORS, INC.
 SURVEYING · MAPPING · CONSULTING
 TEXAS · OKLAHOMA · NEW MEXICO
 KANSAS · COLORADO

DARYL R. FURMAN, RPLS · DANIEL R. FURMAN, RPLS · DONALD R. FURMAN, RPLS
 CASSY A. MANN, RPLS · LANDON M. STOKES, RPLS
 BRATHER LYNN LEMONS, RPLS · NOAH C. HUNTINGTON, RPLS
 TEXAS FIRM #10092400 & 10092401

P.O. BOX 1416 - AMARILLO, TEXAS 79105 - (806) 374-4246 - FAX (806) 374-4248
 P.O. BOX 464 - DUMAS, TEXAS 79029 - (806) 934-1405 - FAX (806) 934-1482

PROJECT NO. 1415351 W_NEW ESMT FILE NO. J-15
 DRAWING NO. P:SUB 14/Randall/J-15/1415351 W_NEW ESMT

CERTIFICATE

I, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT IT WAS PREPARED FROM A PERIMETER SURVEY MADE ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION WITH MONUMENTS, SET OR FOUND AS INDICATED, AT ALL PERIMETER CORNERS ON THIS 7TH DAY OF APRIL, 2014.



[Signature]
 DARYL R. FURMAN R.P.L.S. 5374
 REGISTERED PROFESSIONAL LAND SURVEYOR

GRANTEE'S ADDRESS:
 CITY OF AMARILLO
 P.O. BOX 1971
 AMARILLO, TEXAS 79105-1971

FILED OF RECORD

4/22/14
 (DATE)
 2014006168
 CLERK'S DOCUMENT NO.

Randall
 (COUNTY)