

# THE CITY OF AMARILLO, TEXAS

## *INTERDEPARTMENTAL OFFICE COMMUNICATION*

September 10, 2014

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-14-46 Hillside Terrace Estates Unit No. 23, an addition to the City of Amarillo, being a replat of Lot 27, Block 6, Hillside Terrace Estates Unit No. 10, and an unplatted tract of land in Section 64, Block 9, BS&F Survey, Randall County, Texas. (Vicinity: Hillside Rd & Nancy Ellen St)  
DEVELOPER: Perry Williams

The Planning and Zoning Commission approved the above-mentioned item on August 25, 2014. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2014014023 on August 28, 2014. Please post your records accordingly.



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Kelley Shaw, Planning Director

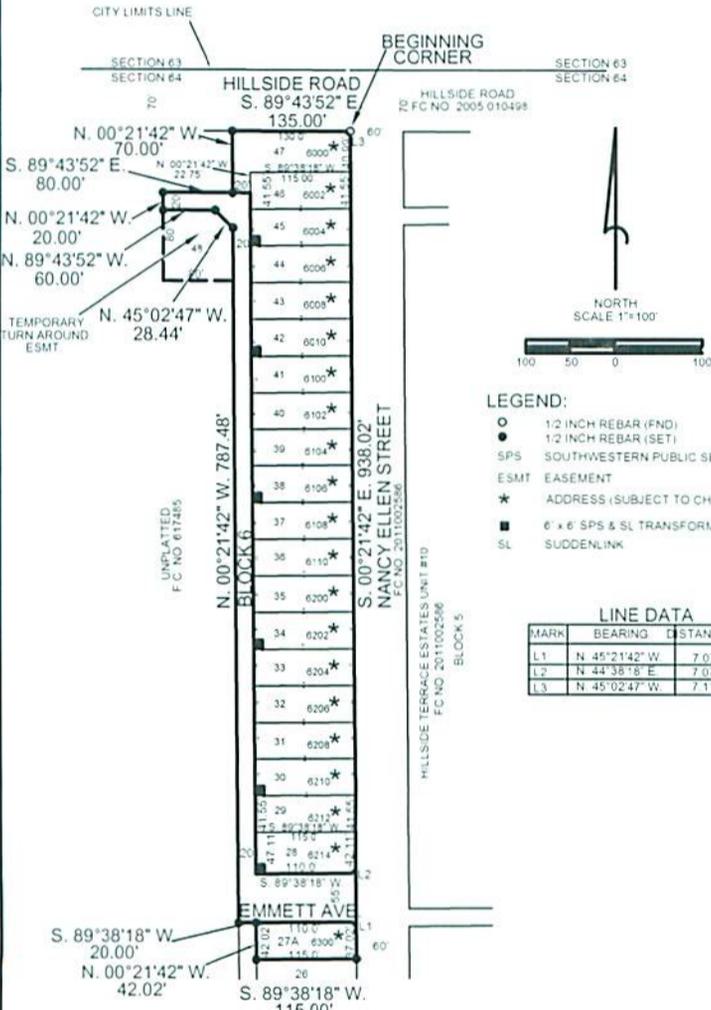
BLK 9 B S & F

SEC 64

H-16

CENSUS TRACT 216.08

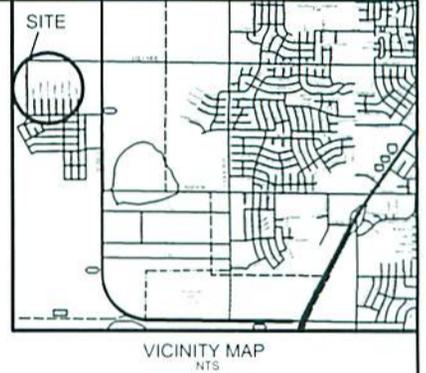
AP NO. H-16



SPC NAD83  
TEXAS NORTH  
BOUNDARY DESCRIPTION IS GROUND

N E CORNER SECTION  
NORTHING/Y= 3698532.483  
EASTING/X= 525188.425  
CONVERGENCE= -0.15 \* 4.10600  
SCALE FACTOR= 0.999922003  
COMBINED FACTOR= 0.999751904

N W CORNER SECTION  
NORTHING/Y= 3698532.177  
EASTING/X= 519783.491  
CONVERGENCE= -0.15 \* 51.82687  
SCALE FACTOR= 0.999922009  
COMBINED FACTOR= 0.999752719



- LEGEND:
- 1/2 INCH REBAR (FND)
  - 1/2 INCH REBAR (SET)
  - SPS SOUTHWESTERN PUBLIC SERVICE
  - ESMT EASEMENT
  - \* ADDRESS (SUBJECT TO CHANGE)
  - 6' x 6' SPS & SL TRANSFORMER EASEMENT
  - SL SUDDEEN LINK

MARK	BEARING	DISTANCE
L1	N 45°21'42" W	7.07
L2	N 44°38'18" E	7.07
L3	N 45°02'47" W	7.11

NOTE:

- 1) THIS PLAT IS NOT IN THE AMARILLO E.T.J.
- 2) THIS PLAT IS NOT IN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48381C0065E, DATED JUNE 4, 2010.
- 3) BASIS OF BEARING IS SOUTH LINE OF HILLSIDE ROAD.
- 4) SQUARE FEET OF PUBLIC RIGHT-OF-WAY DEDICATED BY THIS PLAT: 24,698 SQ. FT.
- 5) NO ACCESS WILL BE ALLOWED FROM HILLSIDE ROAD TO LOT 47, BLOCK 6.

DEDICATION:

STATE OF TEXAS  
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENT

THAT PERRY WILLIAMS, PRESIDENT OF P DUB INVESTMENTS LIMITED, BEING THE OWNER OF THE LAND SHOWN AND DESIGNATED ON THIS PLAT HAVE CAUSED ALL OF SAID SUCH LANDS TO BE SURVEYED, SUBDIVIDED, PLATTED AND DESIGNATED AS HILLSIDE TERRACE ESTATES UNIT NO. 23, AN ADDITION TO THE CITY OF AMARILLO, IN SECTION 64, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS, AND DOES DECLARE ALL STREETS, ALLEYS, LANES AND EASEMENTS SHOWN UPON SAID PLAT AND MAP ARE HEREBY DEDICATED TO THE PUBLIC FOREVER TO BE USED AS STREETS, ALLEYS, LANES AND EASEMENTS.

EXECUTED THIS 21st DAY OF August 2014

*Perry Williams*  
P DUB INVESTMENTS LIMITED  
PERRY WILLIAMS, PRESIDENT  
P.O. BOX 30206  
AMARILLO, TEXAS 79130  
(806) 373-5820

ATTEST:

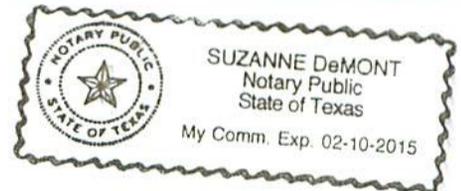
STATE OF TEXAS  
COUNTY OF Potter

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED PERRY WILLIAMS, KNOWN TO ME 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 IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS 21st DAY OF August 2014

*Suzanne DeMont*  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: 2/10/15



APPROVALS:

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO  
8-25-2014  
DATE

*Perry Williams*  
CHAIRMAN

HILLSIDE TERRACE ESTATES UNIT NO. 23

AN ADDITION TO THE CITY OF AMARILLO, BEING A REPLAT OF LOT 27, BLOCK 6, HILLSIDE TERRACE ESTATES UNIT NO.10, AND AN UNPLATTED TRACT OF LAND IN SECTION 64, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS. (2.931 ACRES)

DESCRIPTION:

HILLSIDE TERRACE ESTATES UNIT #10  
FC NO. 2011002586

A 2.931 ACRE TRACT OF LAND BEING ALL OF LOT 27, BLOCK 6, HILLSIDE TERRACE ESTATES UNIT NO. 10, AN ADDITION TO THE CITY OF AMARILLO, RANDALL COUNTY, TEXAS FILED FOR RECORD UNDER FILE CLERK NO. 2011002586, OFFICIAL PUBLIC RECORDS OF RANDALL COUNTY, TEXAS, AND AN UNPLATTED TRACT OF LAND IN SECTION 64, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH REBAR FOUND WITH CAP STAMPED "HH RPL5 5377" (HH CAP) FOR THE NORTHEAST CORNER OF THIS TRACT, THE NORTHWEST CORNER OF SAID HILLSIDE TERRACE ESTATES UNIT NO. 10, AND BEING IN THE SOUTH LINE OF HILLSIDE ROAD AND THE WEST LINE OF NANCY ELLEN STREET.

THENCE S. 00°21'42" E. (BASE BEARING) ALONG SAID WEST LINE OF NANCY ELLEN STREET, A DISTANCE OF 938.02 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP" FOR THE MOST SOUTHERLY SOUTHEAST CORNER OF THIS TRACT AND BEING THE SOUTHEAST CORNER OF SAID LOT 27.

THENCE S. 89°38'18" W. A DISTANCE OF 115.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP" FOR THE MOST SOUTHERLY SOUTHWEST CORNER OF THIS TRACT.

THENCE N. 00°21'42" W. A DISTANCE OF 42.02 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE S. 89°38'18" W. A DISTANCE OF 20.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE N. 00°21'42" W. A DISTANCE OF 787.48 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE N. 45°02'47" W. A DISTANCE OF 28.44 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE N. 89°43'52" W. 60.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE N. 00°21'42" W. 20.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE S. 89°43'52" E. 80.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP".

THENCE N. 00°21'42" W. 70.00 FEET TO A 1/2 INCH REBAR SET WITH "HH CAP" IN THE SOUTH LINE OF HILLSIDE ROAD.

THENCE S. 89°43'52" E. 135.00 FEET TO THE PLACE OF BEGINNING.

CERTIFICATE:

I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE ABOVE SURVEY IS TRUE AND CORRECT. IT WAS PREPARED BY ME OR BY OTHERS UNDER MY SUPERVISION ON THE 21st DAY OF August 2014.

*H.O. Hartfield*  
H. O. HARTFIELD  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5377



FILED OF RECORD  
8-28-14 RANDALL  
DATE COUNTY  
2014014023  
FILE CLERK NO.

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

APP

P-14-46

JS

THOMAS-ISRAEL CONSULTING ENGINEERS  
517 N. POLK STREET, AMARILLO, TEXAS 79107  
(806) 338-4829 FAX (806) 359-4820  
JOB NO. 12310 E-mail: thomas@thomasandisrael.com

CANYON  
PDUB INVESTMENTS

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

NO. 93682

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 . . : P DUB INVESTMENTS LTD  
ADDRESS: PO BOX 30206  
AMARILLO TX 79120

PROPERTY DESCRIPTION  
=====

SECT 64 B S & F  
LOT BLOCK 0009  
256.16 AC IRREG TR LYING IN  
W/2 & S/2 OF SECT BEG AT  
NW COR OF SECT

PROPERTY ACCOUNT NUMBER: R 370 0640 3000.0 TAXES FOR 2013 ARE \$ 932.60  
Acres: 256.1600 Randall County Market Value: 2,561,600  
2013 Taxes WITHOUT Exemptions \$ 55,538.05

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.

The above described property has/is receiving special valuation based on its use, and additional rollback taxes may become due based on the provisions of the special valuation.

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

SHARON HOLLINGSWORTH  
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2013

*Paula Madrid*  
-----  
DEPUTY

8/22/2014  
-----  
DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

CANYON  
PEG DEVELOPMENT

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

NO. 93683

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 ..: BENJI HILLSIDE LLC  
ADDRESS: PO BOX 51150  
AMARILLO TX 79159

PROPERTY DESCRIPTION

=====

HILLSIDE TERRACE ESTATES # 10  
LOT 027 BLOCK 0006

PROPERTY ACCOUNT NUMBER: R 35 8560 3655.0 TAXES FOR 2013 ARE \$ 3,255.94  
Acres: .0900 Randall County Market Value: 150,175  
2013 Taxes WITHOUT Exemptions \$ 3,255.94

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);

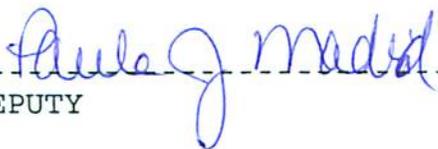
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SHARON HOLLINGSWORTH  
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2013

  
-----  
DEPUTY

8/22/2014  
-----  
DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

# FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



*Renee Calhoun*

2014014023

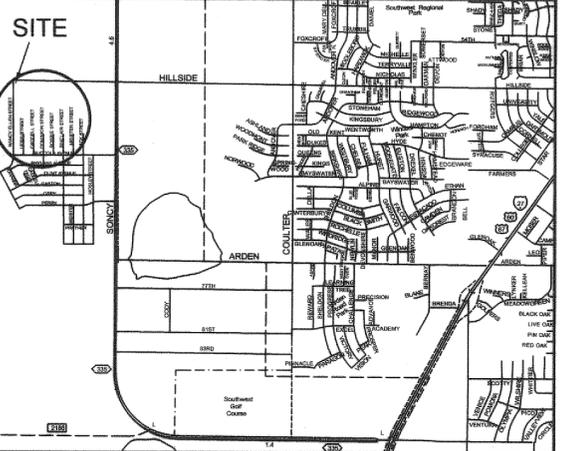
08/28/2014 10:27 AM

Fee: 50.00

Renee Calhoun, County Clerk

Randall County, Texas

PLAT

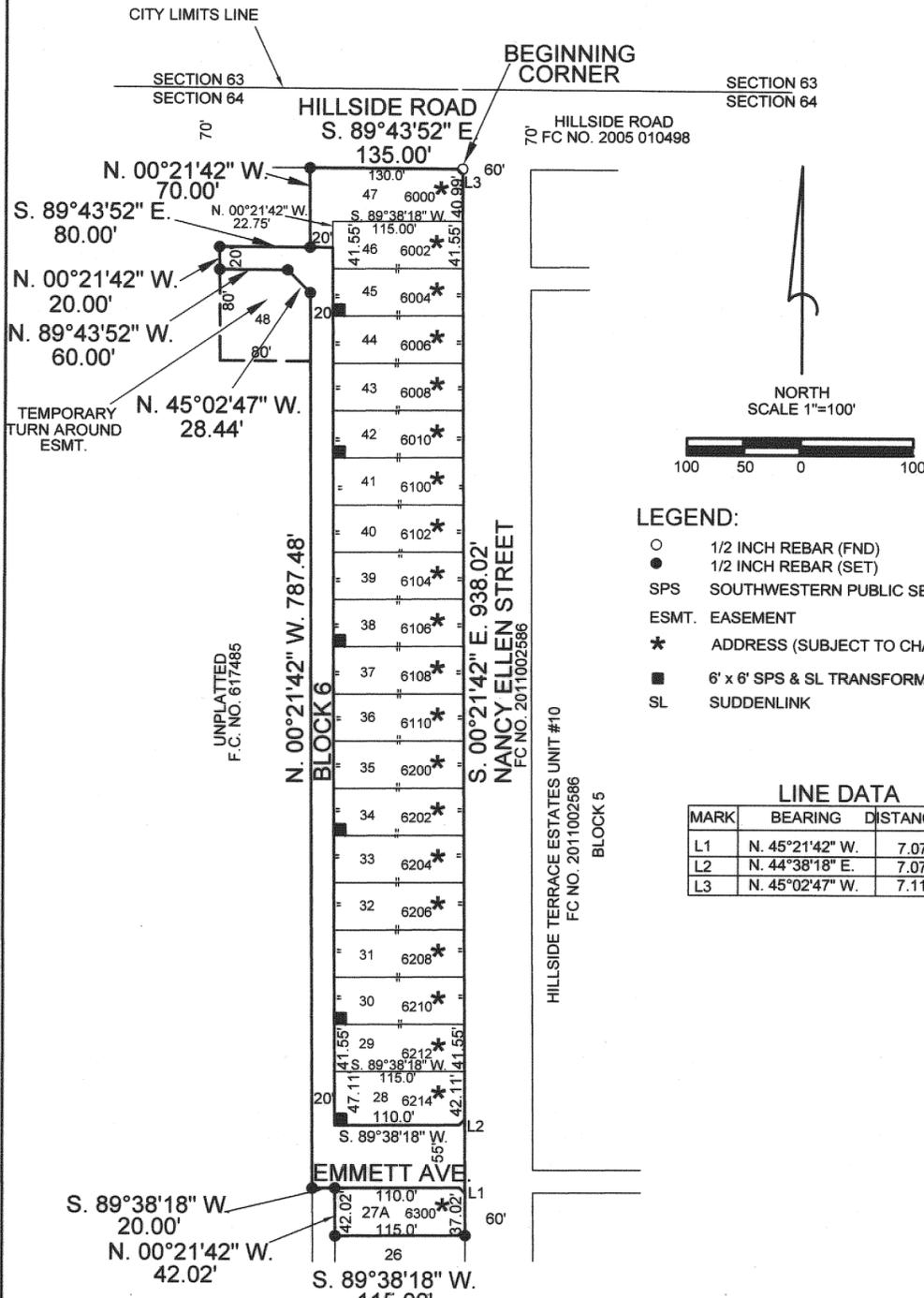


VICINITY MAP  
NTS

SPC NAD83  
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- SL SUDDENLINK

LINE DATA

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EXECUTED THIS 21<sup>st</sup> DAY OF August, 2014.

*Perry Williams*  
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 PERRY WILLIAMS, PRESIDENT  
 P.O. BOX 30206  
 AMARILLO, TEXAS 79130  
 (806) 373-5820

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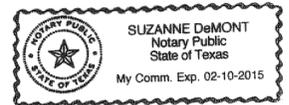
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*Suzanne DeMont*  
 NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

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 FC NO. 2011002586  
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*H.O. Hartfield*  
 H.O. HARTFIELD  
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5377



FILED OF RECORD  
8-28-14 Randall  
 DATE COUNTY  
2014014023  
 FILE CLERK NO.

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

APPROVALS:

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO.

Aug 25, 2014 Chair  
 DATE CHAIRMAN

HILLSIDE TERRACE ESTATES UNIT NO. 23

AN ADDITION TO THE CITY OF AMARILLO, BEING A REPLAT OF LOT 27, BLOCK 6, HILLSIDE TERRACE ESTATES UNIT NO.10, AND AN UNPLATTED TRACT OF LAND IN SECTION 64, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS.  
 (2.931 ACRES)

THOMAS-ISRAEL CONSULTING ENGINEERS  
 517 N. POLK STREET, AMARILLO, TEXAS 79107  
 (806) 356-4829 FAX (806) 358-4820  
 E-mail: tiengsur@thomasandisrael.com  
 JOB NO. 12910