

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

February 2, 2015

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-14-58 Southland Acres Unit No. 4, a suburban subdivision to the City of Amarillo, being a replat of Tract 8, Block 3, Southland Acres Unit No.1, in Section 145, Block 2, AB&M Survey, Randall County, Texas. (Vicinity: FM Highway 1151 & Lufrank St.)
DEVELOPERS: Mark and Deanna Randall

The Designated Official for the City of Amarillo approved the above-mentioned item on November 6, 2014. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2014018560 on November 14, 2014. Please post your records accordingly.



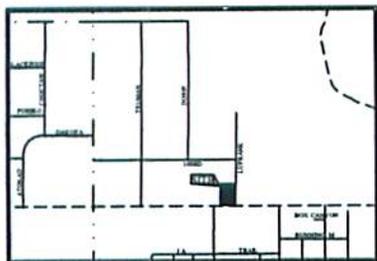
Kelley Shaw, Planning Director

BLK 2 AB + m

SEC 145

P-19

2010 CENSUS TRACT # 217.02 A.P. P-19

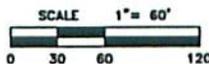


VICINITY MAP

NOT TO SCALE

LEGEND:

- 1/2" IRON ROD SET W/ CAP STAMPED "FURMAN RPLS"
- 1/2" IRON ROD W/ FURMAN CAP END
- 1/2" IRON ROD END
- 1/4" IRON ROD W/ CAP END
- FENCE CORNER POST END
- RM RECORDED MONUMENT
- CM CONTROL MONUMENT
- 1234* ADDRESS PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE



NOTES:

- 1) THIS PLAT LIES WITHIN THE CITY OF AMARILLO EXTRATERRITORIAL JURISDICTION (E.T.J.)
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48382025E, DATED JUNE 4, 2010 OR WITHIN THE CITY OF AMARILLO BASE FLOOD ACCORDING TO FLOOD DAMAGE MITIGATION CHAPTER OF THE MUNICIPAL CODE. USE OF F.L.R.M. MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.
- 3) 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 MAY BE CONSTRUCTED. CONVERSELY NO WATER WELL LOCATION 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.

DESCRIPTION:

TRACT 8, BLOCK 3, SOUTHLAND ACRES UNIT NO. 1, A SUBDIVISION OUT OF SECTION 145, BLOCK 2, A. B. & M. SURVEY, RANDALL COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 674, PAGE 377 OF THE DEED RECORDS OF RANDALL COUNTY, TEXAS.

OWNERS ACKNOWLEDGEMENT:

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS

COUNTY OF RANDALL

THAT THE UNDERSIGNED, MARK RANDALL, THE PRESENT OWNERS 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 SOUTHLAND ACRES UNIT NO. 4, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, 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.

Mark Randall
 MARK RANDALL
 5230 HESTER DRIVE
 AMARILLO, TEXAS 79124
 (806) 806-372-1838

ATTEST:

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS

COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MARK RANDALL, THIS _____ DAY OF _____, 2014.

NOTARY PUBLIC, STATE OF TEXAS

OWNERS ACKNOWLEDGEMENT:

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS

COUNTY OF RANDALL

THAT THE UNDERSIGNED, DEANNA RANDALL, THE PRESENT OWNERS 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 SOUTHLAND ACRES UNIT NO. 4, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, 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.

Deanna Randall
 DEANNA RANDALL
 5230 HESTER DRIVE
 AMARILLO, TEXAS 79124
 (806) 806-372-1838

ATTEST:

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS

COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY DEANNA RANDALL, THIS _____ DAY OF _____, 2014.

Lajena Ware
 LAJENA WARE
 NOTARY PUBLIC, STATE OF TEXAS

Southland Acres Unit No. 4

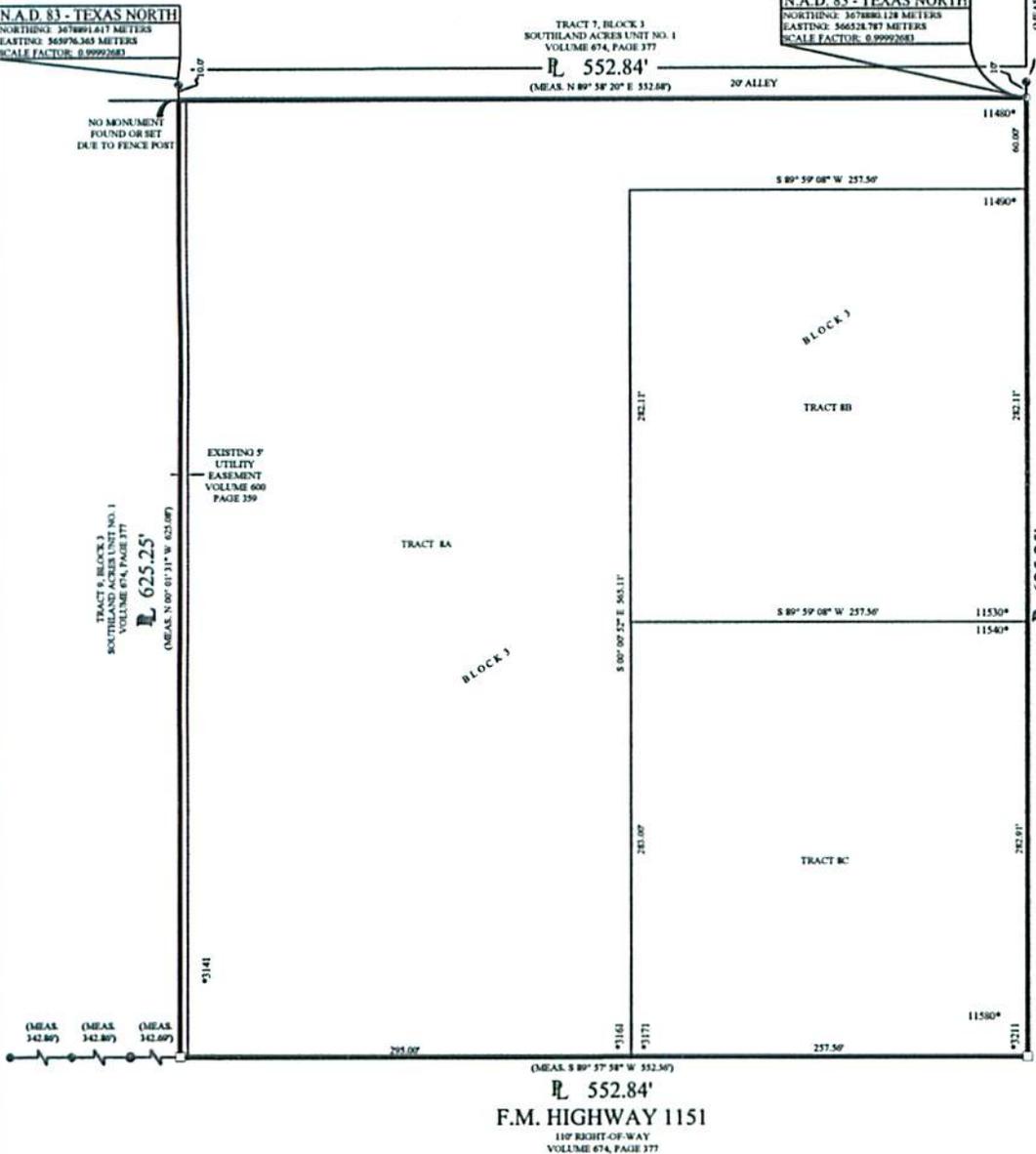
A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, BEING A REPLAT OF TRACT 8, BLOCK 3 SOUTHLAND ACRES UNIT NO. 1, SECTION 145, BLOCK 2, A. B. & M. SURVEY, RANDALL COUNTY, TEXAS 7.93± ACRES

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

DARYL R. FURMAN, RPLS - DARRYL E. FURMAN, RPLS - SCOTT D. FURMAN, RPLS
 CARYL A. FURMAN, RPLS - LANDON H. FURMAN, RPLS
 MATTHEW L. FURMAN, RPLS - JACOB C. BENTONHOFF, RPLS
 TEXAS PUBLIC ENGINEERS & SURVEYS

P.O. BOX 1418 AMARILLO, TEXAS 79101 (806) 574-5286 FAX (806) 574-5288
 P.O. BOX 484 TERESA, TEXAS 76209 (806) 574-1245 FAX (806) 574-1247

PROJECT NO. 1415076-P04 FILE NO. P-19
 DRAWING NO. 2-0818-1415076-P-19-1415076-P04-1415076-P04



APPROVAL
 APPROVED BY THE DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO TEXAS, ON THIS 10th DAY OF May, 2014.
 ASSISTANT CITY MANAGER, DEVELOPMENT SERVICES

APPROVAL
 APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT, ON THIS 13th DAY OF November, 2014.
 HEALTH OFFICER

GRANTEE'S ADDRESS:
 CITY OF AMARILLO
 P.O. BOX 1971
 AMARILLO, TEXAS 79105-1971
 RANDALL COUNTY ROAD DEPT.
 P.O. BOX 1338
 CANTON, TEXAS 79015

FILED OF RECORD
11-14-14 (DATE)
RANDALL (COUNTY)
2014 018560

CLERK'S DOCUMENT NO.



LAJENA WARE
 Notary Public, State of Texas
 My Commission Expires
 November 26, 2017

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 4th DAY OF SEPTEMBER, 2014.

Daryl R. Furman
 DARYL R. FURMAN, R.P.L.S., 5374
 REGISTERED PROFESSIONAL LAND SURVEYOR

APP

P-14-58

J5

ANNEX
FURMAN

TAX CERTIFICATE

NO. 93823

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

EXEMPTIONS APPLY

EXEMPTIONS : HST * AGE * FRZ *

PROPERTY OWNER

=====

NAME ..: RANDALL MARK
ADDRESS: RANDALL DEANNA
5230 HESTER DR
AMARILLO TX 79124

PROPERTY DESCRIPTION

=====

SOUTHLAND ACRES #1
LOT BLOCK 0003
TRACT 8

PROPERTY ACCOUNT NUMBER: R 73 1900 0160.0 TAXES FOR 2014 ARE \$ 735.77
Acres: 7.9400 Randall County Market Value: 156,870
2014 Taxes WITHOUT Exemptions \$ 2,532.34

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.

If there is an over 65 exemption, the new owner may receive a supplemental bill
***** ROLLBACK TAXES MAY APPLY TO THIS PROPERTY *****

SHARON HOLLINGSWORTH
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2014



DEPUTY

10/27/2014

DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

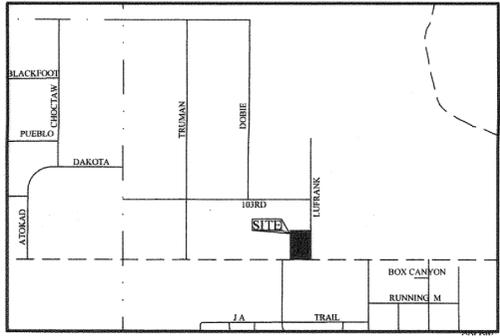
FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2014018560
11/14/2014 03:08 PM
Fee: 48.00
Renee Calhoun, County Clerk
Randall County, Texas
PLAT

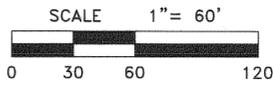
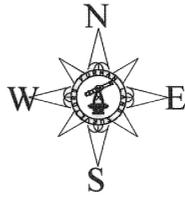


VICINITY MAP

NOT TO SCALE

LEGEND:

- 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
1/2" IRON ROD W/FURMAN CAP FND
1/2" IRON ROD FND
3/8" IRON ROD W/CAP FND
FENCE CORNER POST FND
RECORD MONUMENT
CONTROL MONUMENT
1234* ADDRESS (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)



NOTES:

- 1) THIS PLAT LIES WITHIN THE CITY OF AMARILLO EXTRATERRITORIAL JURISDICTION (E.T.J.).
2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48381C0235E, DATED JUNE 4, 2010, OR 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 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 MAY BE CONSTRUCTED. CONVERSELY NO WATER WELL LOCATION 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.

DESCRIPTION

TRACT 8, BLOCK 3, SOUTHLAND ACRES UNIT NO. 1, A SUBDIVISION OUT OF SECTION 145, BLOCK 2, A. B. & M. SURVEY, RANDALL COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 674, PAGE 377 OF THE DEED RECORDS OF RANDALL COUNTY, TEXAS.

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, MARK RANDALL, THE PRESENT OWNERS 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 SOUTHLAND ACRES UNIT NO. 4, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, 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.

Signature of Mark Randall
MARK RANDALL
5230 HESTER DRIVE
AMARILLO, TEXAS 79124
(806) 806-372-1838

ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MARK RANDALL. THIS DAY OF , 2014.

NOTARY PUBLIC, STATE OF TEXAS

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, DEANNA RANDALL, THE PRESENT OWNERS 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 SOUTHLAND ACRES UNIT NO. 4, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, 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.

Signature of Deanna Randall
DEANNA RANDALL
5230 HESTER DRIVE
AMARILLO, TEXAS 79124
(806) 806-372-1838

ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY DEANNA RANDALL. THIS DAY OF , 2014.

NOTARY PUBLIC, STATE OF TEXAS

Southland Acres Unit No. 4

A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, BEING A REPLAT OF TRACT 8, BLOCK 3 SOUTHLAND ACRES UNIT NO. 1, SECTION 145, BLOCK 2, A. B. & M. SURVEY, RANDALL COUNTY, TEXAS 7.93± 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 CASEY A. MANN, RPLS · LANDON M. STOKES, RPLS HEATHER 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. 1415676-Plat FILE NO. P-19 DRAWING NO. F-SUB 14/Randall/P-19/1415676-Plat/1415676-Plat

N.A.D. 83 - TEXAS NORTH
NORTHING: 3678891.617 METERS
EASTING: 565976.365 METERS
SCALE FACTOR: 0.99992683

TRACT 7, BLOCK 3
SOUTHLAND ACRES UNIT NO. 1
VOLUME 674, PAGE 377

N.A.D. 83 - TEXAS NORTH
NORTHING: 3678880.128 METERS
EASTING: 566528.787 METERS
SCALE FACTOR: 0.99992683

552.84'

(MEAS. N 89° 58' 20" E 552.68')

20' ALLEY

NO MONUMENT FOUND OR SET DUE TO FENCE POST

EXISTING 5' UTILITY EASEMENT VOLUME 600 PAGE 359

TRACT 9, BLOCK 3 SOUTHLAND ACRES UNIT NO. 1 VOLUME 674, PAGE 377

625.25'

(MEAS. N 00° 01' 31" W 625.08')

TRACT 8A

BLOCK 3

BLOCK 3

TRACT 8B

TRACT 8C

552.84'
F.M. HIGHWAY 1151

110' RIGHT-OF-WAY VOLUME 674, PAGE 377

APPROVAL

APPROVED BY THE DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO TEXAS, ON THIS 6TH DAY OF NOVEMBER, 2014.

ASSISTANT CITY MANAGER, DEVELOPMENT SERVICES

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT, ON THIS 13th DAY OF NOVEMBER, 2014.

HEALTH OFFICER



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 4th DAY OF SEPTEMBER, 2014.

Signature of Daryl R. Furman
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
RANDALL COUNTY ROAD DEPT.
P.O. BOX 1338
CANYON, TEXAS 79015

FILED OF RECORD

11-14-14 (DATE)

Randall (COUNTY)

2014018560

CLERK'S DOCUMENT NO.

