DEVELOPMENT SERVICES
808 S. BUCHANAN ST
AMARILLO TX 79101
(806) 378-5263

7/5/2016

Daryl Furman
3501 S. Georgia St, Suite "D"
Amarillo, TX 79109

RE: Letter of Action: Approval- Plemons Addition Unit No. 18 Final Plat

Mr. Furman,

The City of Amarillo has approved the above Final Plat on 6/13/2016. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No.1294897 on 6/17/2016. Enclosed you will find a copy of your approved and recorded Final Plat.

Approval of a Final Plat shall not constitute acceptance of any of the public improvements required to serve the subdivision or development.

As the Project Manager, please direct all questions to me, to avoid confusion or receipt of erroneous information. My contact information is laura.bergey@amarillo.gov or 806-378-6291.

Sincerely,

Laura Bergey

Laura Bergey
Current Planner I

2010 CENSUS TRACT # 154 A.P # N-12

LEGEND:

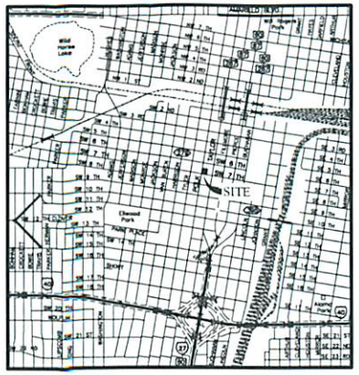
"X" IN CONCRETE FND

MAG NAIL FND

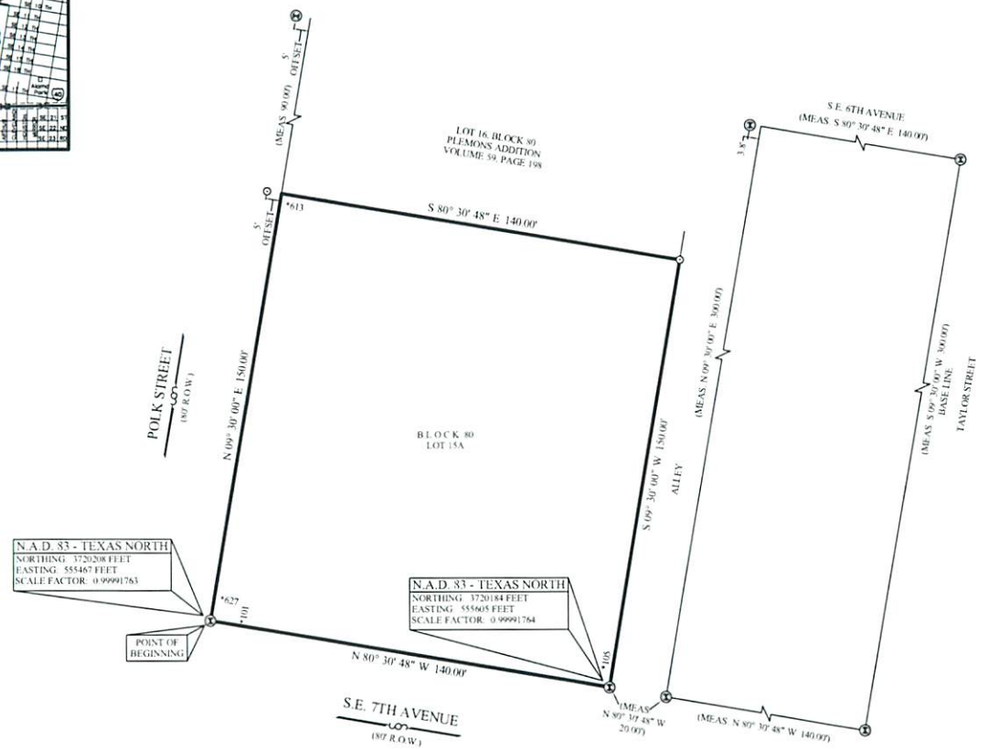
•XXXX ADDRESS (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)

N
W E
S

SCALE 1" = 30'
0 15 30 60



VICINITY MAP
NOT TO SCALE



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 NO. 48375C0530C, DATED JUNE 4, 2010. USE OF F.I.R.M. MAPS **MUST NOT** BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.

DESCRIPTION

All of Lots 11,12,13,14, and 15, Block 80, Plemons Addition, an Addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof, recorded in Volume 59, Page 198 of the Deed Records of Potter County. This tract of land being described by metes and bounds as follows:

BEGINNING at an "X" found for the Southwest corner of this tract;

TEHNCE N. 09° 30' 00" E. 150.00 feet to a point for the Northwest corner of this tract, from whence a mag nail found bears N. 80° 30' 48" W. 5.00 feet;

THENCE S. 80° 30' 48" E. 140.00 feet to a mag nail found for the Northeast corner of this tract;

THENCE S. 09° 30' 00" W. 150.00 feet to an "X" found for the Southeast corner of this tract;

THENCE N. 80° 30' 48" W. 140.00 feet to the POINT OF BEGINNING.

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, SEAN FUQUA, FOR DUBS DEVELOPMENT, LLC, 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 PLEMONS ADDITION UNIT NO. 18, AN ADDITION 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 9th DAY OF June, 2016.

SEAN FUQUA
FOR DUBS DEVELOPMENT, LLC
P.O. BOX 1
AMARILLO, TX 79105
(806) 680-7820

JENNIFER L. CLINTON
NOTARY PUBLIC
STATE OF TEXAS
EXPIRES
10-3-2016

ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY SEAN FUQUA

THIS 9th DAY OF June, 2016.

NOTARY PUBLIC, STATE OF TEXAS

PLEMONS ADDITION UNIT NO. 18

AN ADDITION TO THE CITY OF AMARILLO
BEING A REPLAT OF ALL OF
LOTS 11, 12, 13, 14 AND 15, BLOCK 80
PLEMONS ADDITION
IN SECTION 170, BLOCK 2,
AB&M SURVEY,
POTTER COUNTY, TEXAS
0.48± ACRES

APPROVAL

APPROVED BY THE DESIGNATED CITY OFFICIAL FOR THE CITY OF AMARILLO, TEXAS.

ON THIS 13 DAY OF June, 2016

DESIGNATED CITY OFFICIAL

STATE OF TEXAS
REGISTERED
DARYL R. FURMAN
5374
PROFESSIONAL
LAND SURVEYOR

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 8TH DAY OF JUNE, 2016.

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

FURMAN LAND SURVEYORS, INC.
SURVEYING · MAPPING · CONSULTING
TEXAS · OKLAHOMA · NEW MEXICO
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DARYL R. FURMAN, RPLS · DANIEL R. FURMAN, RPLS · DONALD R. FURMAN, RPLS
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TEXAS FIRM #10092300 & 10092401
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P.O. BOX 464 · DUMAS, TEXAS 79079 · (806) 934-1425 · FAX (806) 934-1427

PROJECT NO. 1618599 FILE NO. N-12
DRAWING NO. P:\SUB 16\POTTER\N-12\1618599

GRANTEE'S ADDRESS

CITY OF AMARILLO
P.O. BOX 1971
AMARILLO, TEXAS 79105-1971

FILED OF RECORD

6-17-16 (DATE) POTTER (COUNTY)
1294897
CLERK'S DOCUMENT NO.

1294897 PLAT
05/17/2016 02:02 PM Total Pages: 2
Julie Smith, County Clerk - Potter County, Texas

P-223

APP

BK 2 AB+M

P-16-38

SEC 170

N-12

JS

Through Tax Year 2015	# TAX CERTIFICATE	Certificate # 7370

Issued By:
POTTER COUNTY TAX OFFICE
PO BOX 2289
AMARILLO, TX 79105-2289

Property Information

Property ID: 27824 Geo ID: 6510000100
Legal Acres: 0.0000
Legal Desc: PLEMONS LOT BLOCK 0080 11 THRU 15
Situs: 621 S POLK ST AMARILLO, TX 79101-2319
DBA:
Exemptions:

Owner ID: 100230547 100.00%
AMARILLO NATIONAL BANK
PO BOX 1
AMARILLO, TX 79105-0001

For Entities	Value Information	
AMA COLLEGE	Improvement HS:	0
AMARILLO	Improvement NHS:	23,042
AMARILLO ISD	Land HS:	0
PANHANDLE WD	Land NHS:	147,000
POTTER COUNTY	Productivity Market:	0
	Productivity Use:	0
	Assessed Value	170,042

Current/Delinquent Taxes

This is to certify that, after a careful check of the tax records of this office, the following delinquent taxes, penalties, interest and any known costs and expenses as provided by Tax Code §33.48, are due on the described property for the following taxing unit(s):

Year	Entity	Taxable	Tax Due	Disc./P&I	Attorney Fee	Total Due
Totals:			**0.00**	**0.00**	**0.00**	**0.00**

Effective Date: 04/25/2016 Total Due if paid by: 04/30/2016 0.00

Tax Certificate Issued for:	Taxes Paid in 2015
POTTER COUNTY	1,129.12
AMARILLO	596.37
PANHANDLE WD	13.43
AMA COLLEGE	352.84
AMARILLO ISD	2,021.80

THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2016 TAXES HAVE NOT BEEN CALCULATED.

If applicable, the above-described property has/is receiving special appraisal based on its use, and additional rollback taxes may become due based on the provisions of the special appraisal (Comptroller Rule 9.3040) or property omitted from the appraisal roll as described under Tax Code Section 25.21 is not included in this certificate [Tax Code Section 31.08(b)].

Pursuant to Tax Code Section 31.08, if a person transfers property accompanied by a tax certificate that erroneously indicates that no delinquent taxes, penalties or interest are due a taxing unit on the property or that fails to include property because of its omission from an appraisal roll, the unit's tax lien on the property is extinguished and the purchaser of the property is absolved of liability to the unit for delinquent taxes, penalties or interest on the property or for taxes based on omitted property. The person who was liable for the tax for the year the tax was imposed or the property was omitted remains personally liable for the tax and for any penalties or interest.

A tax certificate issued through fraud or collusion is void.

This certificate does not clear abuse of granted exemptions as defined in Section 11.43 Paragraph(1) of the Texas Property Tax Code.

May Be Subject to Court Costs if Suit is Pending

Signature of Authorized Officer of Collecting Office

Date of Issue: 04/25/2016
Requested By: AMARILLO NATIONAL BANK
Fee Amount: 10.00
Reference #: R065 1000 0100

True Automation, Inc.

FILED and RECORDED

Instrument Number: 1294897

Filing and Recording Date: 06/17/2016 02:02:40 PM Pages: 3 Recording Fee: $35.00

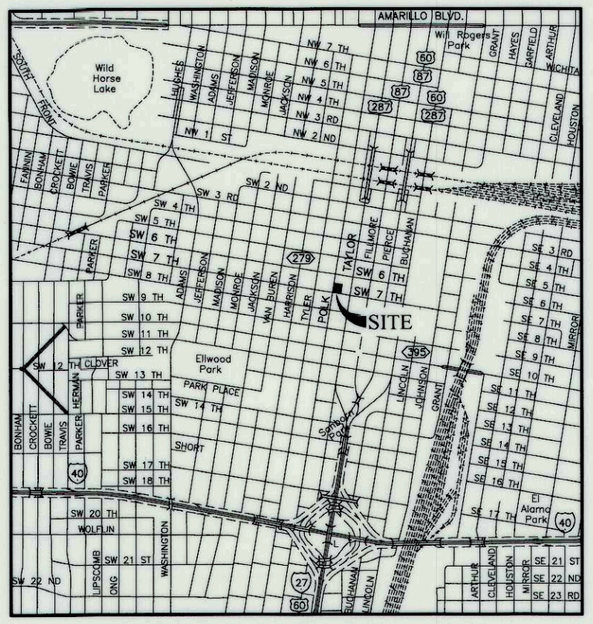
I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Potter County, Texas.

Julie Smith, County Clerk
Potter County, Texas

DO NOT DESTROY - This document is part of the Official Public Record.

msmith

2010 CENSUS TRACT # 154 A.P.# N-12



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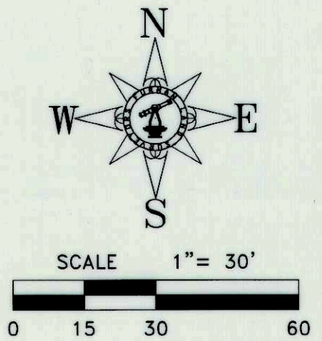

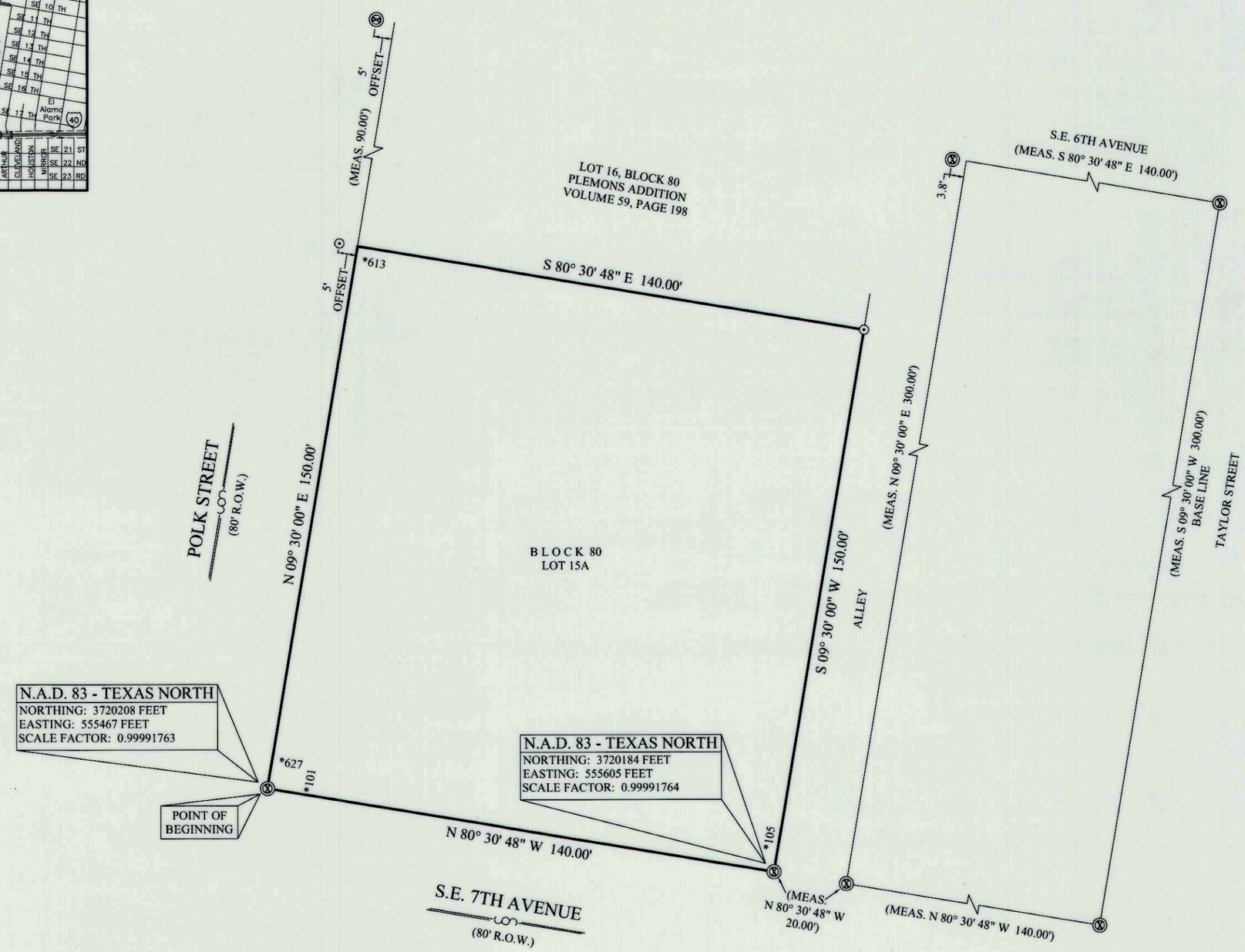

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P.O. BOX 1
AMARILLO, TX 79105
(806) 680-7820

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NOTARY PUBLIC, STATE OF TEXAS

JENNIFER L. CLINTON NOTARY PUBLIC STATE OF TEXAS EXPIRES 10-3-2016

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STATE OF TEXAS REGISTERED DARYL R. FURMAN 5374 PROFESSIONAL LAND SURVEYOR

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

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