



DEVELOPMENT SERVICES
808 S BUCHANAN ST.
AMARILLO TX 79105-1971
(806) 378-5263

7/13/2016

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

RE: Letter of Action: Approval - Glidden & Sanborn Unit No. 12 – ZB1600414 Final Plat

Mr. Furman,

The City of Amarillo has approved the above Final Plat on 6/27/2016. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 1295619 on 6/29/2016. 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 david.soto@amarillo.gov or 806.378.6289.

Sincerely,

A handwritten signature in black ink that reads 'David Soto'.

David Soto
Planner I

D-225

Blk 2 AB+M

SEC 169

N-11

2010 CENSUS TRACT # 122 A.P.# N-11



VICINITY MAP
 NOT TO SCALE



SCALE 1" = 20'
 0 10 20 40

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. 4837C050C, 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

A 0.70+ acre tract of land being the East 110.00 feet of Lots 1, 2, 3, and 4 and the East Half (E 1/2) of Lot 5 Block 201, Glidden & Sanborn, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof recorded in Volume 65, Page 12 of the Deed Records of Potter County, Texas, said 0.70+ acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on May 3, 2016 and being described by metes and bounds as follows:

BEGINNING at a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set for the Northeast corner of this tract of land, same being the Northeast corner of said Lot 1, Block 201, from whence a 1 1/2 inch iron pipe found bears S. 80° 30' 00" E. (base line) 540.00 feet.

THENCE S. 09° 30' 00" W. 300.00 feet along the West line of the Pierce-Buchanan alley to a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set in the North Right-of-Way line of North 2nd Avenue for the Southeast corner of this tract of land.

DESCRIPTION (CONT.)

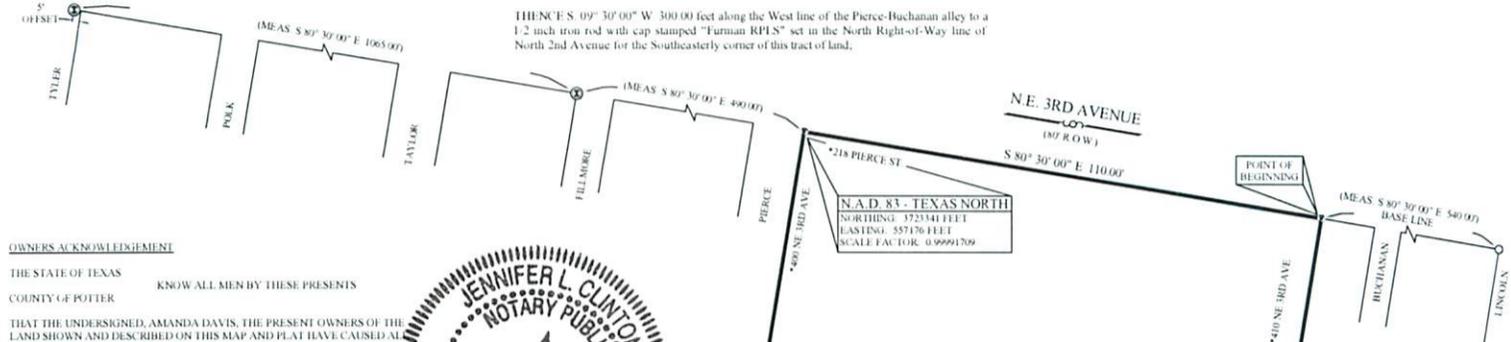
THENCE N. 80° 30' 00" W. 70.00 feet along said North Right-of-Way line to a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set for the most South Southwesterly corner of this tract of land.

THENCE N. 09° 30' 00" E. 60.00 feet to a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set for an interior jog corner of this tract of land.

THENCE N. 80° 30' 00" W. 40.00 feet to a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set in the Easterly Right-of-Way line of North Pierce Street for the most West Southwesterly corner of this tract of land.

THENCE N. 09° 30' 00" E. 240.00 feet along said Easterly Right-of-Way line to a 1 1/2 inch iron rod with cap stamped "Furman RPLS" set at the intersection of said Easterly Right-of-Way line of North Pierce Street and the Southerly Right-of-Way line of North 3rd Avenue for the Northwesterly corner of this tract of land.

THENCE S. 80° 30' 00" E. 110.00 feet along said Southerly Right-of-Way line to the PLACE OF BEGINNING and containing 0.70 acres of land more or less.



OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, AMANDA DAVIS, 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 GLIDDEN & SANBORN UNIT NO. 12, AN ADDITION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, ALLEYS, LANS AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 21 DAY OF June, 2016.

Amanda Davis
 AMANDA DAVIS
 3519 HIMBER DRIVE
 AMARILLO, TX 79121
 (806) 242-0400



ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY AMANDA DAVIS

THIS 21st DAY OF June, 2016.

Judith C. [Signature]
 NOTARY PUBLIC, STATE OF TEXAS



OWNERS ACKNOWLEDGEMENT

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EXECUTED THIS 21 DAY OF June, 2016.

Paul Davis
 PAUL DAVIS
 3519 HIMBER DRIVE
 AMARILLO, TX 79121
 (806) 242-0400

ATTEST

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 COUNTY OF RANDALL

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THIS 21st DAY OF June, 2016.

Judith C. [Signature]
 NOTARY PUBLIC, STATE OF TEXAS

APPROVAL

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

ON THIS 27 DAY OF JUNE, 2016.

[Signature]
 DESIGNATED CITY OFFICIAL

N.A.D. 83 - TEXAS NORTH
 NORTHING: 3723104 FEET
 EASTING: 557137 FEET
 SCALE FACTOR: 0.99991713

*204 PIERCE ST

N 80° 30' 00" W 40.00'

W 1/2 OF LOT 5 LESS THE W/2 VOL 131, 3026, PAGE 331

N 09° 30' 00" E 60.00'

*800 N.E. 2ND AVE

N 80° 30' 00" W 70.00'

N.E. 2ND AVENUE (80' R.O.W.)

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 14TH DAY OF JUNE, 2016.

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

- LEGEND:
- ⊕ 1 1/2" IRON ROD SET W/ CAP STAMPED "FURMAN RPLS"
 - ⊙ "N" IN CONCRETE FND
 - 1/2" IRON PIPE FND
 - *XXXX ADDRESS (PROVIDED BY CITY OF AMARILLO SUBJECT TO CHANGE WITHOUT NOTICE)
 - CM CONTROL MONUMENT



GLIDDEN & SANBORN UNIT NO. 12
 AN ADDITION TO THE CITY OF AMARILLO, BEING A REPLAT OF THE EAST 110 FEET OF LOTS 1, 2, 3, AND 4 AND A PORTION OF LOT 5, BLOCK 201, GLIDDEN & SANBORN IN SECTION 169, BLOCK 2, A B & M SURVEY, POTTER COUNTY, TEXAS 0.70+ ACRES



DARYL R. FURMAN, R.P.L.S. - DANIS R. FURMAN, R.P.L.S. - DONALD R. FURMAN, R.P.L.S.
 CASEY A. MANKS, R.P.L.S. - LANDON M. STOKES, R.P.L.S.
 HEATHER LYNN LEBENS, R.P.L.S. - BRAD C. HUNTINGTON, R.P.L.S.
 M.K. MCENTIRE, R.P.L.S. - KYLE L. BRADY, SUT
 TEXAS FIRM # 0092307 & 1092302
 P.O. BOX 416, AMARILLO, TEXAS 79101, (806) 314-4300, FAX (806) 314-4307
 P.O. BOX 404, DOMAN, TEXAS 79029, (806) 314-4300, FAX (806) 314-4307

GRANTEES ADDRESS:

CITY OF AMARILLO
 P.O. BOX 9701
 AMARILLO, TEXAS 79105-1971

6-29-16 POTTER
 1295619 (COUNTY)
 CLERKS DOCUMENT NO.

APP

P-16-50

JS

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

Property Information	
Property ID: 13126	Geo ID: 3105009670
Legal Acres: 0.0000	
Legal Desc: GLIDDEN & SANBORN LOT	BLOCK 0201 E/2 OF 5
Situs: 409 NE 2ND AVE	AMARILLO, TX 79107
DBA:	
Exemptions:	

Owner ID: 100238442 100.00%
DAVIS PAUL
DAVIS AMANDA
3519 TIMBER DR
AMARILLO, TX 79121-1634

For Entities	Value Information
AMA COLLEGE	Improvement HS: 0
AMARILLO	Improvement NHS: 32,356
AMARILLO ISD	Land HS: 0
PANHANDLE WD	Land NHS: 2,520
POTTER COUNTY	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 34,876

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: 05/31/2016			Total Due if paid by: 05/31/2016			0.00

Tax Certificate Issued for:	Taxes Paid in 2015
POTTER COUNTY	231.59
AMARILLO	122.32
PANHANDLE WD	2.76
AMA COLLEGE	72.37
AMARILLO ISD	414.67

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

Date of Issue: 05/31/2016
Requested By: DAVIS PAUL
Fee Amount: 10.00
Reference #:


Signature of Authorized Officer of Collecting Office

FILED and RECORDED

Instrument Number: 1295619

Filing and Recording Date: 06/29/2016 09:00:25 AM Pages: 7 Recording Fee: \$51.00

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.



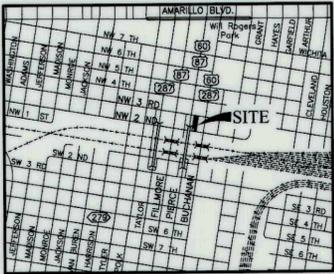
Julie Smith, County Clerk
Potter County, Texas

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

msmith

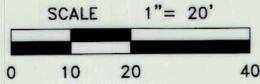
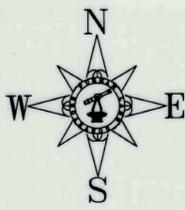
Ret
CITY OF AMARILLO
PLANNING DEPARTMENT
PO BOX 1971
AMARILLO, TX 79105-1971

Re: 1295619



VICINITY MAP

NOT TO SCALE



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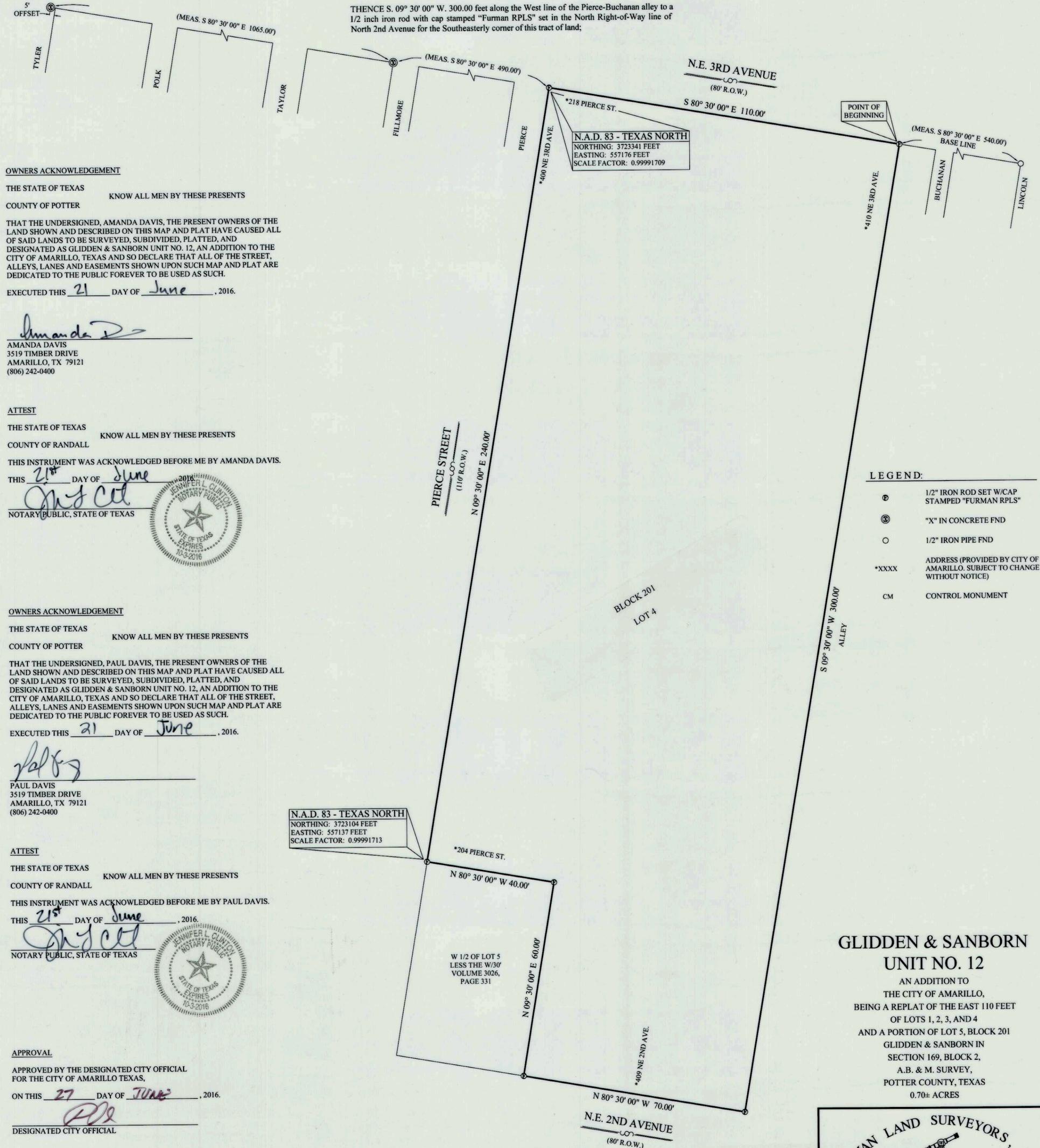
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COUNTY OF POTTER

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EXECUTED THIS 21 DAY OF June, 2016.

Amanda Davis
AMANDA DAVIS
3519 TIMBER DRIVE
AMARILLO, TX 79121
(806) 242-0400

ATTEST

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COUNTY OF RANDALL

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THIS 21st DAY OF June, 2016.

[Signature]
NOTARY PUBLIC, STATE OF TEXAS



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ON THIS 27 DAY OF JUNE, 2016.

[Signature]
DESIGNATED CITY OFFICIAL

N.A.D. 83 - TEXAS NORTH
NORTHING: 3723104 FEET
EASTING: 557137 FEET
SCALE FACTOR: 0.99991713

N.A.D. 83 - TEXAS NORTH
NORTHING: 3723341 FEET
EASTING: 557176 FEET
SCALE FACTOR: 0.99991709

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 14TH DAY OF JUNE, 2016.



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

**GLIDDEN & SANBORN
UNIT NO. 12**
AN ADDITION TO
THE CITY OF AMARILLO,
BEING A REPLAT OF THE EAST 110 FEET
OF LOTS 1, 2, 3, AND 4
AND A PORTION OF LOT 5, BLOCK 201
GLIDDEN & SANBORN IN
SECTION 169, BLOCK 2,
A.B. & M. SURVEY,
POTTER COUNTY, TEXAS
0.70± 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
M.K. MCENTIRE, RPLS · KYLE L. BRADY, SIT
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. 1618774 FILE NO. 1618774
DRAWING NO. P:\SUB 16\ POTTER\N-11\1618774

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

FILED OF RECORD

6-29-16
(DATE)

POTTER
(COUNTY)

1295619

CLERK'S DOCUMENT NO.