



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

4/7/2017

Anthony Saikowski
PO Box 51333
Amarillo, Texas 79159-1333

RE: Letter of Action: Approval- The Colonies Unit No. 67 Final Plat Application

Mr. Saikowski,

The City of Amarillo has approved the above Final Plat on 2/27/2017. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2017005101 on 3/24/2017. 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 Jeffrey.English@amarillo.gov or 806.378.6288.

Sincerely,

A handwritten signature in black ink that reads 'Jeffrey C. English'.

Jeffrey C. English
Planner I

BIK9 B5+F

SEC 40

I-15

Census Tract No. 216.09
AP Map No. I-15

Notes

- 1.) This plat does not lie within the Extraterritorial Jurisdiction of the City of Amarillo, Texas.
- 2.) This plat does not lie within flood hazard area zone "AE", according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 48381C 0070E, dated June 04, 2010 nor does this plat lie within the City of Amarillo's base flood, according to the flood damage mitigation chapter of the flood damage mitigation chapter. Flood hazard information is indicated for the sole purpose of the lender to determine if flood insurance is required for the subject property. Flood hazard areas are approximate only (scaled from small scale F.E.M.A. Maps) and should not be construed as a flood elevation study by this firm. Many areas are subject to flooding but are not necessarily in flood hazard area zones "AE" as shown on the referred F.E.M.A./F.I.R.M. which designates approximate flood hazard area zones. Said flood maps do not represent a detailed flood study.
- 3.) Property distances and/or bearings are shown as measured or held with this survey. Plat and/or deed calls are shown within parenthesis when differing from measured distances and/or bearings and not within the Texas Board of Professional Land Surveying General Rules of Procedures and Practices regarding Precision (663.15).
- 4.) Side lot lines are perpendicular or radial to the front lot lines unless noted otherwise.
- 5.) All properties designated as common areas, and the operation and/or maintenance thereof, are the responsibility of the property owner, a property owner's association, or public improvement district. Common areas shall be available to the City of Amarillo and franchised utility companies for access by service vehicles, for the location of public utilities, for the surface drainage and performance of public duty. Common areas are located between property lines and back of curbs unless shown otherwise.

Description

A 29.547 acre tract of land being a portion of a tract of land described in that certain instruments recorded under Clerk's File No.'s 00622706, 00622707, 00622708, and 00622709 of the Official Public Records of Randall County, Texas, situated in Section 40, Block 9, B. S. & F. Survey, Amarillo, Randall County, Texas, and surveyed on the ground by Robert Keys and Associates on this 14th day of June, 2014, and said tract of land being further described by metes and bounds as follows:

BEGINNING at a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the most northerly northeast corner of The Colonies Unit No. 53, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 2013022611 of the Official Public Records of Randall County, Texas;

Thence S. 89° 46' 32" E., (Directional Control - Record Plat - The Colonies Unit No. 5), 1073.94 feet along the south right-of-way line of Liberty Circle North as dedicated by The Colonies Unit No. 13, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 02-12832 of the Official Public Records of Randall County, Texas, by The Colonies Unit No. 5, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 00625729 of the Official Public Records of Randall County, Texas and by The Colonies Unit No. 20, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 03-31616 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the beginning of a curve to the right with a radius of 499.89 feet;

Thence Southeasterly, along said curve and the southerly right-of-way line of Liberty Circle North, as dedicated by said The Colonies Unit No. 20, an arc distance of 530.69 feet with chord of S 59° 22' 50" E., 506.12 feet to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the end of said curve;

Thence S. 28° 58' 15" E., 159.65 feet along the southwesterly right-of-way line of Liberty Circle North, as dedicated by said The Colonies Unit No. 20 and the westerly right-of-way line of Liberty Circle, as dedicated by The Colonies Unit No. 18, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 03-28417 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found;

Thence S. 00° 12' 56" W., 228.93 feet along said westerly right-of-way line of Liberty Circle, as dedicated by The Colonies Unit No. 18, and by The Colonies Unit No. 36, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 200808022 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found;

Thence S. 29°24'30" W., 159.66 feet along the northwesterly right-of-way line of Liberty Circle South as dedicated by The Colonies Unit No. 45, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 2010021816 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the beginning of a curve to the right with a radius of 500.00 feet;

Thence Southwesterly, along said curve and northerly right-of-way line of said Liberty Circle South, as dedicated by said The Colonies Unit No. 45 and by The Colonies Unit No. 53, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 2013022611 of the Official Public Records of Randall County, Texas, an arc distance of 530.88 feet, with a chord of S 59° 48' 14" W., 506.29 feet to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the end of said curve;

Thence N. 89° 46' 32" W., 1073.94 feet along the northerly right-of-way line of Liberty Circle South as dedicated by said The Colonies Unit No. 53 to a 3/8 inch iron rod, found at the southwest corner of this tract of land;

Thence N. 00° 13' 23" E., 1020.13 feet along the east right-of-way line of Wesley Road, as dedicated by said The Colonies Unit No. 53 to the **POINT OF BEGINNING**.

SAVE & EXCEPT

Lot 1, Block 35 of The Colonies Unit No. 62, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 2015014190 of the Official Public Records of Randall County, Texas.

Dedication

The State of Texas §
County of Randall §
Know all men by these presents:

That, Anthony Saikowski, being the owner of all of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as The Colonies Unit No. 67 an addition to the City of Amarillo, Texas, and does declare that all streets, alleys, lanes and easements shown upon such map or plat are dedicated to the public forever to be used as streets, alleys, lanes and easements, unless noted as existing with the recording information shown.

Executed this 23rd day of FEBRUARY, 2017.

Anthony Saikowski
Anthony Saikowski
P.O. Box 61253
Amarillo, TX 79159
(806) 640-4933

Approval

Approved by the City Planning and Zoning Commission of Amarillo, Texas, this 27 day of February, 2017.

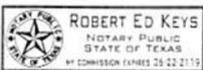
Ad Paul
Clerk

NOTARY ATTEST

State of Texas §
County of Randall §

Before me, the undersigned authority on this day personally appeared Anthony Saikowski, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executing the same for the purposes and consideration herein expressed.

Given under my hand and seal of office this 23rd day of Feb., 2017.



RE Keys
Notary Public in and For the State of Texas
My commission expires 2-22-19

Certificate

I do hereby certify that this plat is true and correct to the best of my knowledge, information and belief and in my professional opinion; and that it was prepared from a perimeter survey staked on the ground by me or by others under my direct supervision on the 14th day of June, 2014.



RE Keys
Registered Professional Land Surveyor

The Colonies Unit No. 67

An addition to the City of Amarillo, being a Replat of The Colonies Unit 62, **SAVE & EXCEPT** Lot 1, Block 35, The Colonies Unit 62, being a tract of land out of Section 40, Block 9, B. S. & F. Survey, Randall County, Texas 29.547 ± Acres

Grantee's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

Filed of Record :
3-24-17 Randall
Date County
2017005101
County Clerk File No.

Robert Keys & Associates
and surveying mapping land leveling
RK A
(806) 252-1782 Email: info@rkeysurveying.com
4423 S.W. 45th Avenue, Amarillo, Texas 79109-5405
Firm No. 10034400 www.rkeysurveying.com

APP

P-17-18

JS

Christina McMurray

Tax Assessor/Collector
PO Box 997
Canyon, TX 79015-0997



Tax Certificate

Property Account Number:
R009168050750

Statement Date: 02/28/2017
Owner: SAIKOWSKI ANTHONY M
Mailing 5 STONERIDGE DR
Address: AMARILLO, TX 791244825

Property Location: 0008415 TOWNSEND
Legal: THE COLONIES # 62|LOT BLOCK|COMMON
AREA "51"

TAX CERTIFICATE FOR ACCOUNT : R009168050750
AD NUMBER: R009168050750
GF NUMBER: ROBERT KEYS & ASSOCIATES
CERTIFICATE NO : 1108018

DATE : 2/28/2017
FEE : \$10.00

PAGE 1 OF 1

COLLECTING AGENCY

Randall County
PO Box 997
Canyon TX 79015-0997

PROPERTY DESCRIPTION

THE COLONIES # 62|LOT BLOCK|COMMON
AREA "51"
0008415 TOWNSEND
0.12 ACRES

REQUESTED BY

ANNEX TAX OFFICE - AMARILLO
4111 S GEORGIA STE 300
AMARILLO TX 79110

PROPERTY OWNER

SAIKOWSKI ANTHONY M
5 STONERIDGE DR
AMARILLO TX 791244825

UDI: 0.0000%

THIS IS TO CERTIFY THAT AFTER A CAREFUL CHECK OF THE TAX RECORDS, ALL TAXES DUE THE TAX ASSESSOR COLLECTOR OF RANDALL COUNTY ON THE ABOVE DESCRIBED PROPERTY HAVE BEEN PAID UP TO AND INCLUDING THE CURRENT YEAR TAXES WITH ANY LISTED EXCEPTIONS.

ADDITIONAL ROLLBACK TAXES MAY BECOME DUE BASED ON THE PROVISIONS OF THE SPECIAL VALUATION.SPTB RULE 155.40 (B) PARAGRAPH 6.

THE TAXES TO BE IMPOSED BY THE LISTED TAXING UNITS FOR THE 2017 TAXES HAVE NOT BEEN CALCULATED.

TAXES FOR 2016 ARE \$17.06

CURRENT VALUES			
LAND MKT VALUE:	\$786	IMPROVEMENT :	\$0
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$786	LIMITED VALUE:	\$0
EXEMPTIONS:			
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2016	Amarillo ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016	Amarillo Junior College	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016	City of Amarillo	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016	High Plains Water Conservation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016	Randall County	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 2/2017 : \$ 0.00

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R009168050750

CERTIFIED BY :

Paula Madrid
Authorized agent of Randall County

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2017005101

03/24/2017 11:38 AM

Fee: 251.00

Renee Calhoun, County Clerk

Randall County, Texas

PLAT

Census Tract No. 216.09
AP Map No. 1-15

The Colonies Unit 13
(02-12832)

The Colonies Unit 5
(00625729)

Liberty Circle North
S89° 46' 32"E 1073.94'
(00625729)

(DIRECTIONAL CONTROL--record plat The Colonies Unit 5)
(02-12832)

N.A.D. 83 - Texas North
N. Latitude: 35° 09' 15.829"
W. Longitude: 101° 56' 07.396"
Convergence: -00° 15' 08.4"
Northing (Y): 3,701,279.7
Easting (X): 526,023.5
Combined Scale Factor: 0.999921392

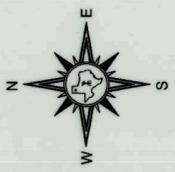
Beginning Corner

First Nazarene Church
Unplatted (1766/391)

Unplatted (1961/94)

Wesley Road
N00° 13' 23"E 1020.13'
(2013022611)

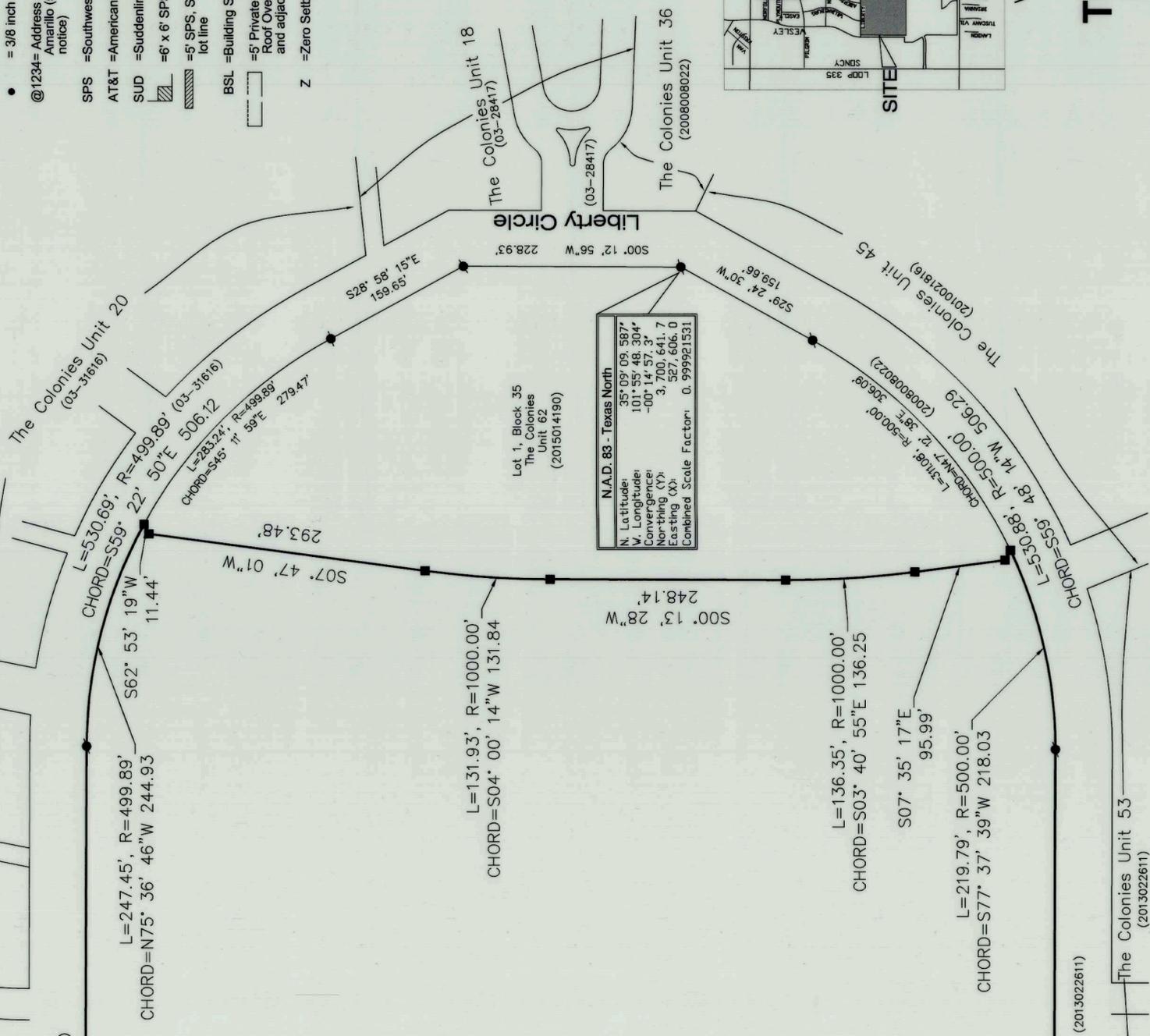
Liberty Circle South
N89° 46' 32"W 1073.94'
(2013022611)



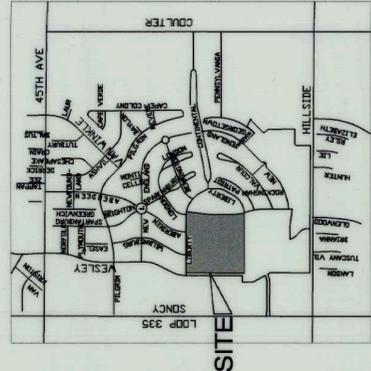
Grantee's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

Filed of Record :
3-24-17
Randall county
2017005101
County Clerk File No.

- Legend :**
- = 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507" (found)
 - = 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664" (found)
 - = 3/8 inch iron rod (found)
 - @1234= Address assigned by the City of Amarillo (subject to change without notice)
 - SPS =Southwestern Public Service Co.
 - AT&T =American Telephone & Telegraph Co.
 - SUD =Suddenlink Communications Co.
 - =6' x 6' SPS, SUD, & AT&T Easement
 - =5' SPS, SUD & AT&T Easement along lot line
 - BSL =Building Setback lines
 - =5' Private Maintenance, Drainage, & Roof Overhang Easement along and adjacent to "Z" Lot Line
 - Z =Zero Setback Lot Line



N.A.D. 83 - Texas North
N. Latitude: 35° 09' 09.587"
W. Longitude: 101° 55' 48.304"
Convergence: -00° 14' 57.3"
Northing (Y): 3,700,641.7
Easting (X): 527,606.0
Combined Scale Factor: 0.999921531



Vicinity Map

The Colonies Unit No. 67

An addition to the City of Amarillo, being a Replat of The Colonies Unit 62, SAVE & EXCEPT Lot 1, Block 35, The Colonies Unit 62, being a tract of land out of Section 40, Block 9, B. S. & F. Survey, Randall County, Texas 29.547 ± Acres

Robert Keys & Associates
land surveying mapping land planning
(809)362-1782 Email:info@keysurveying.com
4423 S.W. 45th Avenue, Amarillo, Texas 79109-5405
Firm No. 10334400 www.keysurveying.com

N:\11\Amarillo-15-Colonies 67 (62 replat)\Salkowski\Colonies 67 W-O RES LOTS Final 2-23-2017.dwg, 2/23/2017 3:14:17 PM

Notes

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- 2.) This plat does not lie within flood hazard area zone "AE", according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 48381C 0070E, dated June 04, 2010 nor does this plat lie within the City of Amarillo's base flood, according to the flood damage mitigation chapter of the flood damage mitigation chapter. Flood hazard information is indicated for the sole purpose of the lender to determine if flood insurance is required for the subject property. Flood hazard areas are approximate only (scaled from small scale F.E.M.A. Maps) and should not be construed as a flood elevation study by this firm. Many areas are subject to flooding but are not necessarily in flood hazard area zones "AE" as shown on the referred F.E.M.A./F.I.R.M. which designates approximate flood hazard area zones. Said flood maps do not represent a detailed flood study.
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BEGINNING at a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the most northerly northeast corner of The Colonies Unit No. 53, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 2013022611 of the Official Public Records of Randall County, Texas;

Thence S. 89° 46' 32" E., (Directional Control - Record Plat - The Colonies Unit No. 5), 1073.94 feet along the south right-of-way line of Liberty Circle North as dedicated by The Colonies Unit No. 13, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 02-12832 of the Official Public Records of Randall County, Texas, by The Colonies Unit No. 5, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 00625729 of the Official Public Records of Randall County, Texas and by The Colonies Unit No. 20, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under Clerk's File No. 03-31616 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "R.P.L.S. 4664", found at the beginning of a curve to the right with a radius of 499.89 feet;

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SAVE & EXCEPT

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Dedication

The State of Texas §
County of Randall §
Know all men by these presents:

That, **Anthony Saikowski**, being the owner of all of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as **The Colonies Unit No. 67** an addition to the City of Amarillo, Texas, and does declare that all streets, alleys, lanes and easements shown upon such map or plat are dedicated to the public forever to be used as streets, alleys, lanes and easements, unless noted as existing with the recording information shown.

Executed this 23rd day of FEB, 2017.

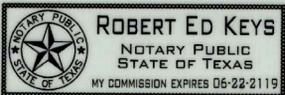
Anthony Saikowski
Anthony Saikowski
P.O. Box 51333
Amarillo, TX 79159
(806) 640-4933

NOTARY ATTEST

State of Texas §
County of Randall §

Before me, the undersigned authority on this day personally appeared **Anthony Saikowski**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executed the same for the purposes and consideration herein expressed.

Given under my hand and seal of office this 23rd day of FEB, 2017.



Robert Ed Keys
Notary Public in and For the State of Texas
My commission expires: 6-22-19

Approval

Approved by the City Planning and Zoning Commission of Amarillo, Texas, this 27 day of February, 2017.

Al P... ..
Chairman

Certificate

I do hereby certify that this plat is true and correct to the best of my knowledge, information and belief and in my professional opinion; and that it was prepared from a perimeter survey staked on the ground by me or by others under my direct supervision on the 14th day of June, 2014.

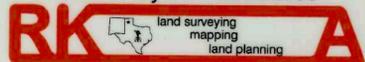


Robert E. Keys
Registered Professional Land Surveyor

The Colonies Unit No. 67

An addition to the City of Amarillo, being a Replat of The Colonies Unit 62, SAVE & EXCEPT Lot 1, Block 35, The Colonies Unit 62, being a tract of land out of Section 40, Block 9, B. S. & F. Survey, Randall County, Texas 29.547 ± Acres

Robert Keys & Associates



(806)352-1782 Email: info@keyssurveying.com
4423 S.W. 45th Avenue, Amarillo, Texas 79109-5405
Firm No. 10034400 www.keyssurveying.com

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3-24-17 Randall
Date County
2017005101
County Clerk File No.

Grantee's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971