



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

7/13/2017

Catherine Marie Lindsey
PO Box 577
Panhandle, Texas 79068

RE: Letter of Action: Approval- Bishop Ranches Unit No. 1 Final Plat Application

Ms. Lindsey,

The City of Amarillo has approved the above Final Plat on 7/10/2017. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 2017OPR0010564 on 7/13/2017. Enclosed you will find a copy of your approved and recorded Final Plat.

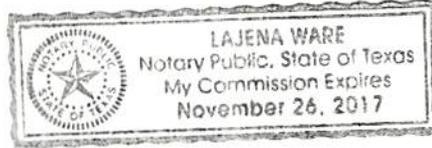
Approval of a Final Plat shall not constitute acceptance of any of the public improvements required to serve the subdivision or development.

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

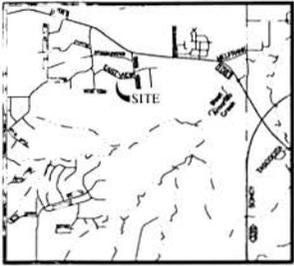


20170PR0010564 PLAT
07/13/2017 03:32 PM Total Pages: 6 D-266
Julie Smith, County Clerk - Potter County, Texas

B1K9 B5+F

SEC 81

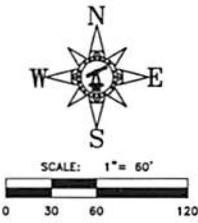
2010 CENSUS TRACT # 143 A P # G-8



VICINITY MAP
NOT TO SCALE

LEGEND:

- 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
- 1/2" IRON PIPE END
- 1/2" IRON ROD W/CAP END
- 1/2" IRON ROD END
- 1/2" IRON PIPE END
- CM CONTROL MONUMENT
- RM RECORD MONUMENT
- (XXXX) NAME OR NUMBER IN () INDICATES MONUMENT ORIENTATION
- *XXXX ADDRESS PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE



NOTES:

- THIS PLAT IS WITHIN THE AMARILLO EIT.
- THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP (COMMUNITY PANEL NO. 483730366C, DATED JUNE 4, 2010). USE OF FIRM MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.
- THERE IS HEREBY CREATED BY THIS PLAT A SANITARY CONTROL EASEMENT AROUND EACH APPROVED WATER WELL LOCATION WITH A 100-FOOT RADII WITHIN WHICH NO SUBSURFACE SEWERAGE SYSTEM MAY BE CONSTRUCTED CONVERSELY, NO WATER WELL LOCATION WILL BE APPROVED THAT IS CLOSER THAN 100 FEET TO A SUBSURFACE SEWERAGE SYSTEM WATER WELL LOCATIONS WILL BE MADE ON AN INDIVIDUAL BASIS. THIS EASEMENT IS FOR THE SOLE PURPOSE OF SANITARY CONTROL, AND DOES NOT PROHIBIT BELIEVED 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.

APPROVAL:

APPROVED BY THE BI-COUNTY HEALTH DEPARTMENT
ON THIS 10th DAY OF July, 2017
Jc W. [Signature]
HEALTH OFFICER

APPROVAL:

APPROVED BY THE PLANNING AND ZONING COMMISSION
OF THE CITY OF AMARILLO, TEXAS
ON THIS 10th DAY OF July, 2017
[Signature]
CHAIRMAN

FILED OF RECORD:

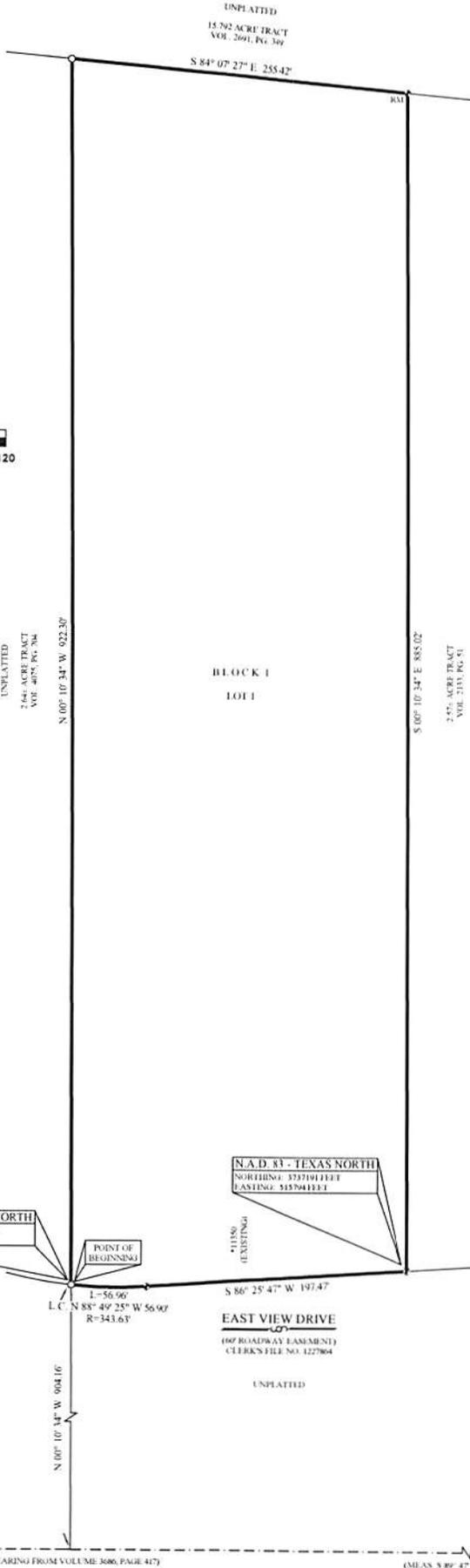
7-13-17
20170PR0010564
CLERK'S DOCUMENT NO.

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 5TH DAY OF JUNE, 2017.

[Signature]
DARYL R. FURMAN RPLS 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

GRANTEE'S ADDRESS:
CITY OF AMARILLO
P.O. BOX 1971
AMARILLO, TEXAS 79108-1971
POTTER COUNTY ROAD AND
BRIDGE DEPARTMENT
2419 E. WILLOW CREEK DRIVE
AMARILLO, TEXAS 79108



OWNERS ACKNOWLEDGMENT:

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

THAT THE UNDERSIGNED, CATHERINE MARIE LINDSEY, 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 BISHOP RANCHES UNIT NO. 1, AN ADDITION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREETS, ALLEYS, LANS AND EASEMENTS SHOWN ON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 23 DAY OF JUNE 2017
[Signature]
CATHERINE MARIE LINDSEY
P.O. BOX 577
PAMHANDLE, TX 79668

ATTEST:

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY CATHERINE MARIE LINDSEY
THIS 23rd DAY OF JUNE 2017
[Signature]
NOTARY PUBLIC STATE OF TEXAS

OWNERS ACKNOWLEDGMENT:

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

THAT THE UNDERSIGNED, BENJAMIN ALLEN LINDSEY, 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 BISHOP RANCHES UNIT NO. 1, AN ADDITION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREETS, ALLEYS, LANS AND EASEMENTS SHOWN ON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

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P.O. BOX 577
PAMHANDLE, TX 79668

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COUNTY OF RANDALL
KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY BENJAMIN ALLEN LINDSEY
THIS 23rd DAY OF JUNE 2017
[Signature]
NOTARY PUBLIC STATE OF TEXAS

DESCRIPTION:

A 5.28+ acre tract of land situated in Section 81, Block 9, B.S. & F. Survey, Potter County, Texas, being all of that certain 2.67+ acre tract of land being described in that certain instrument recorded in Volume 3686, Page 417 of the Official Public Records of Potter County, Texas and all of that certain 2.61+ acre tract of land being described in that certain instrument recorded under Clerk's File No. 20170PR0010560 of the Official Public Records of Potter County, Texas, and 5.28+ acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on May 15, 2017 and being more particularly described by metes and bounds as follows:

- COMMENCING at a 1-1/2 inch iron pipe found at the Southwest corner of said Section 81;
- THENCE S 89° 47' 00" E. (Base line), 1015.10 feet along the South line of said Section 81 to a point, from whence a 1/2 inch iron rod with cap (FURMAN) found bears S 89° 47' 00" E., 2420.12 feet;
- THENCE N 00° 10' 34" W., 904.16 feet to a 1/2 inch pipe found at the Southeast corner of that certain 2.64+ acre tract of land being described in that certain instrument recorded in Volume 4075, Page 202 of the Official Public Records of Potter County, Texas, same being the Southwest corner of said 2.67+ acre tract of land, also being the Southwest and BEGINNING CORNER of the herein described tract of land;
- THENCE N 00° 10' 34" W., 922.30 feet along the common line of said 2.64+ acre tract of land and said 2.67+ acre tract of land to a 1/2 inch pipe found in the Southwest corner of that certain 15.792 acre tract of land being described in that certain instrument recorded in Volume 2691, Page 349 of the Official Public Records of Potter County, Texas, for the Northeast corner of said 2.64+ acre tract of land, same being the Northwest corner of said 2.67+ acre tract of land, also being the Northwest corner of this tract of land;
- THENCE S 84° 07' 27" E., 255.42 feet along the North line of said 2.67+ acre tract of land and said 2.61+ acre tract of land to a 1/2 inch iron rod found for the Northwest corner of that certain 2.57+ acre tract of land being described in that certain instrument recorded in Volume 2133, Page 51 of the Official Public Records of Potter County, Texas, same being the Northeast corner of said 2.61+ acre tract of land, also being the Northeast corner of this tract of land;
- THENCE S 00° 10' 34" E., 885.02 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set for the Southwest corner of said 2.57+ acre tract of land, same being the Southeast corner of said 2.61+ acre tract of land, also being the Southeast corner of this tract of land;
- THENCE S 86° 25' 47" W., 197.47 feet to a 1/2 inch iron rod found at the beginning of a curve to the right whose center bears N 03° 34' 13" W., 343.63 feet;
- THENCE Northwest along said curve to the right with a long chord of N 88° 49' 25" W., 56.90 feet, an arc distance of 56.90 feet to the PLACE OF BEGINNING and containing 5.28 acres of land, more or less.

BISHOP RANCHES UNIT NO. 1

A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO BEING AN UNPLATTED TRACT OF LAND IN SECTION 81, BLOCK 9, B.S. & F. SURVEY, POTTER COUNTY, TEXAS 5.28+ 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 LEWIS, RPLS - MARI C. HUNTINGTON, RPLS
M.K. MAINTRE, RPLS - KYLE L. BRADY, SR.
TEXAS FIRM #10092100 & 10092101
P.O. BOX 411 - AMARILLO, TEXAS 79108 - (806) 371-1749 - FAX (806) 371-1802
P.O. BOX 461 - TEXAS, TEXAS 74251 - (800) 951-1105 - FAX (806) 371-1802

PROJECT NO. 1720362 FILE NO. G-8
DRAWING NO. P-SUB 17/POTTER/G-8/1720362

APP

P-17-42

JS

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

Owner ID: 100021547 100.00%
PHELAN JOHNNY EUGENE
PHELAN TOMMYE KAYE
PO BOX 548
AMARILLO, TX 79105-0548

Property Information

Property ID: 47123 Geo ID: 37008108200
Legal Acres: 2.6700
Legal Desc: SECT 81 B S & F LOT BLOCK 0009 IRREG TR BEG
904.41FT N & 1015.57FT E OF SW COR OF SECT -
BEING TR 40-A BISHOP RANCHES
Situs: EAST VIEW DR , 79124
DBA:
Exemptions:

For Entities

Value Information

PANHANDLE WD Improvement HS: 0
POTTER COUNTY Improvement NHS: 0
Land HS: 0
Land NHS: 6,675
Productivity Market: 0
Productivity Use: 0
Assessed Value 6,675

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: 05/12/2017

Total Due if paid by: 05/31/2017

0.00

Tax Certificate Issued for: POTTER COUNTY
PANHANDLE WD
Taxes Paid in 2016: 44.33
0.60
THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2017 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: 05/12/2017
Requested By: PHELAN JOHNNY EUGENE
Fee Amount: 10.00
Reference #:


Signature of Authorized Officer of Collecting Office

Christina McMurray

Tax Assessor/Collector
PO Box 9514
Amarillo, TX 79105-9415



Tax Certificate

Property Account Number:
R370081080000

Statement Date: 05/12/2017
Owner: PHELAN JOHNNY EUGENE
Mailing: PHELAN TOMMYE KAYE
Address: PO BOX 548
AMARILLO, TX 791050548

Property Location: 0011350 EAST VIEW
Legal: SECT 81 B S & F|LOT BLOCK 0009|IRREG TR
BEG 908FT N &|1142.57FT E OF SW COR|OF SECT
- BEING TR 39-A|BISHOP RANCHES

TAX CERTIFICATE FOR ACCOUNT : R370081080000
AD NUMBER: R37008108000
GF NUMBER:
CERTIFICATE NO : 1116612

DATE : 5/12/2017 PAGE 1 OF 1
FEE : \$10.00

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9415

PROPERTY DESCRIPTION

SECT 81 B S & F|LOT BLOCK 0009|IRREG TR
BEG 908FT N &|1142.57FT E OF SW COR|OF SECT
- BEING TR 39-A|BISHOP RANCHES
0011350 EAST VIEW
2.61 ACRES

REQUESTED BY

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

PROPERTY OWNER

PHELAN JOHNNY EUGENE PHELAN TOMMYE
KAYE
PO BOX 548
AMARILLO TX 791050548

UDI: 100%

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 INLCUDING 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 \$130.31

CURRENT VALUES			
LAND MKT VALUE:	\$10,900	IMPROVEMENT :	\$57,263
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$68,163	LIMITED VALUE:	\$0
EXEMPTIONS:	General Homestead, Over 65		
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2016	Bushland ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 5/2017 : **\$ 0.00**

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R370081080000

CERTIFIED BY: 
Authorized agent of Randall County

Christina McMurray

Tax Assessor/Collector
PO Box 9514
Amarillo, TX 79105-9415



Tax Certificate

Property Account Number:
R370081082000

Statement Date: 05/12/2017
Owner: PHELAN JOHNNY EUGENE
Mailing: PHELAN TOMMYE KAYE
Address: PO BOX 548
AMARILLO, TX 791050548

Property Location: 0000000 EAST VIEW
Legal: SECT 81 B S & F|LOT BLOCK 0009|IRREG TR
BEG 904.41FT N|& 1015.57FT E OF SW COR|OF
SECT - BEING TR 40-A|BISHOP RANCHES

TAX CERTIFICATE FOR ACCOUNT : R370081082000
AD NUMBER: R37008108200
GF NUMBER: FURMAN LAND SURVEYORS INC
CERTIFICATE NO : 1116613

DATE : 5/12/2017
FEE : \$10.00

PAGE 1 OF 1

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9415

PROPERTY DESCRIPTION

SECT 81 B S & F|LOT BLOCK 0009|IRREG TR
BEG 904.41FT N|& 1015.57FT E OF SW COR|OF
SECT - BEING TR 40-A|BISHOP RANCHES
0000000 EAST VIEW
2.67 ACRES

REQUESTED BY

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

PROPERTY OWNER

PHELAN JOHNNY EUGENE PHELAN TOMMYE
KAYE
PO BOX 548
AMARILLO TX 791050548

UDI: 100%

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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 \$83.73

CURRENT VALUES			
LAND MKT VALUE:	\$6,675	IMPROVEMENT :	\$0
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$6,675	LIMITED VALUE:	\$0
EXEMPTIONS:			
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2016	Bushland ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 5/2017 : **\$ 0.00**

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R370081082000

CERTIFIED BY :
Authorized agent of Randall County

FILED and RECORDED

Instrument Number: 2017OPR0010564

Filing and Recording Date: 07/13/2017 03:32:12 PM Pages: 6 Recording Fee: \$47.00

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.



A handwritten signature in black ink that reads "Julie Smith". The signature is written in a cursive style.

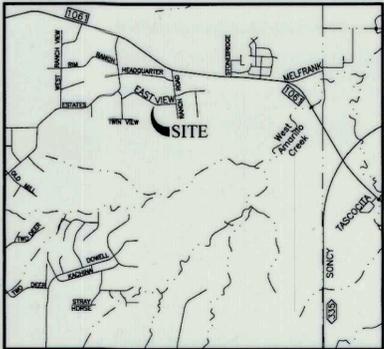
Julie Smith, County Clerk
Potter County, Texas

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

jsmith

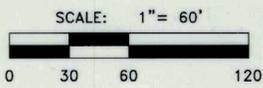
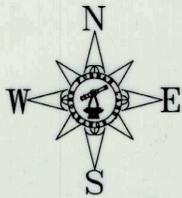
Handwritten blue initials that appear to be "Ref" with a checkmark-like flourish underneath.

AMARILLO CITY PLANNING DEPT
PO BOX 1971
AMARILLO, TX 79105



VICINITY MAP

NOT TO SCALE



LEGEND:

- ⊙ 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
- ☼ 1-1/2" IRON PIPE FND
- 1/2" IRON ROD W/CAP FND
- ⊙ 1/2" IRON ROD FND
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- CM CONTROL MONUMENT
- RM RECORD MONUMENT
- (XXXX) NAME OR NUMBER IN () INDICATES MONUMENT ORIGINATION
- *XXXX ADDRESS (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)

NOTES:

- 1) THIS PLAT IS WITHIN THE AMARILLO ETI.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48375C0365C, DATED JUNE 4, 2010. 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 LOCATIONS 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.

APPROVAL

APPROVED BY THE BI-COUNTY HEALTH DEPARTMENT

ON THIS 10th DAY OF July, 2017.

[Signature]
HEALTH OFFICER

APPROVAL

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

ON THIS 10th DAY OF July, 2017.

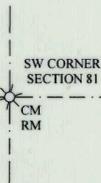
[Signature]
CHAIRMAN

FILED OF RECORD

7-13-17
(DATE)

POTTER
(COUNTY)

2017OPR0010564
CLERK'S DOCUMENT NO.



S 89° 47' 00" E 1015.10' (BASE LINE BEARING FROM VOLUME 3686, PAGE 417)

(MEAS. S 89° 47' 00" E 2420.12')

(FURMAN)

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 5TH DAY OF JUNE, 2017.



[Signature]
DARYL R. FURMAN RPLS 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

GRANTEE'S ADDRESS:
CITY OF AMARILLO
P.O. BOX 1971
AMARILLO, TEXAS 79105-1971
POTTER COUNTY ROAD AND
BRIDGE DEPARTMENT
2419 E. WILLOW CREEK DRIVE
AMARILLO, TEXAS 79108

UNPLATTED
15.792 ACRE TRACT
VOL. 2691, PG. 349

S 84° 07' 27" E 255.42'

BLOCK 1
LOT 1

UNPLATTED
2.64± ACRE TRACT
VOL. 4075, PG. 204

N 00° 10' 34" W 922.30'

S 00° 10' 34" E 885.02'

UNPLATTED
2.57± ACRE TRACT
VOL. 2133, PG. 51

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, CATHERINE MARIE LINDSEY, 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 BISHOP RANCHES UNIT NO. 1, 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 23 DAY OF June, 2017.

[Signature]
CATHERINE MARIE LINDSEY
P.O. BOX 577
PANHANDLE, TX 79068

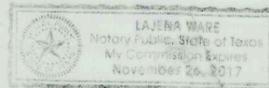
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NOTARY PUBLIC, STATE OF TEXAS



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P.O. BOX 577
PANHANDLE, TX 79068

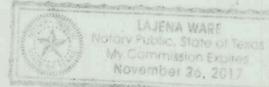
ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY
BENJAMIN ALLEN LINDSEY

THIS 23rd DAY OF June, 2017.

[Signature]
NOTARY PUBLIC, STATE OF TEXAS



DESCRIPTION

A 5.28± acre tract of land situated in Section 81, Block 9, B.S. & F. Survey, Potter County, Texas, being all of that certain 2.67± acre tract of land being described in that certain instrument recorded in Volume 3686, Page 417 of the Official Public Records of Potter County, Texas and all of that certain 2.61± acre tract of land being described in that certain instrument recorded under Clerk's File No. 2017OPR0007060 of the Official Public Records of Potter County, Texas, said 5.28± acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on May 15, 2017 and being more particularly described by metes and bounds as follows:

COMMENCING at a 1-1/2 inch iron pipe found at the Southwest corner of said Section 81;

THENCE S. 89° 47' 00" E. (Base line), 1015.10 feet along the South line of said Section 81 to a point, from whence a 1/2 inch iron rod with cap (FURMAN) found bears S. 89° 47' 00" E., 2420.12 feet;

THENCE N. 00° 10' 34" W., 904.16 feet to a 1/2 inch pipe found at the Southeast corner of that certain 2.64± acre tract of land being described in that certain instrument recorded in Volume 4075, Page 202 of the Official Public Records of Potter County, Texas, same being the Southwest corner of said 2.67± acre tract of land, also being the Southwest and BEGINNING CORNER of the herein described tract of land;

THENCE N. 00° 10' 34" W., 922.30 feet along the common line of said 2.64± acre tract of land and said 2.67± acre tract of land to a 1/2 inch pipe found in the South line of that certain 15.792 acre tract of land being described in that certain instrument recorded in Volume 2691, Page 349 of the Official Public Records of Potter County, Texas, for the Northeast corner of said 2.64± acre tract of land, same being the Northwest corner of said 2.67± acre tract of land, also being the Northwest corner of this tract of land;

THENCE S. 84° 07' 27" E., 255.42 feet along the North line of said 2.67± acre tract of land and said 2.61± acre tract of land to a 1/2 inch iron rod found for the Northwest corner of that certain 2.57± acre tract of land being described in that certain instrument recorded in Volume 2133, Page 51 of the Official Public Records of Potter County, Texas, same being the Northeast corner of said 2.61± acre tract of land, also being the Northeast corner of this tract of land;

THENCE S. 00° 10' 34" E., 885.02 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set for the Southwest corner of said 2.57± acre tract of land, same being the Southeast corner of said 2.61± acre tract of land, also being the Southeast corner of this tract of land;

THENCE S. 86° 25' 47" W., 197.47 feet to a 1/2 inch iron rod found at the beginning of a curve to the right whose center bears N. 03° 34' 13" W., 343.63 feet;

THENCE Northwesterly along said curve to the right with a long chord of N. 88° 49' 25" W., 56.90 feet, an arc distance of 56.96 feet to the PLACE OF BEGINNING and containing 5.28 acres of land, more or less.

BISHOP RANCHES
UNIT NO. 1

A SUBURBAN SUBDIVISION
TO THE CITY OF AMARILLO
BEING AN UNPLATTED
TRACT OF LAND
IN SECTION 81, BLOCK 9,
BS&F SURVEY,
POTTER COUNTY, TEXAS
5.28± ACRES



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. 1720362 FILE NO. G-8
DRAWING NO. P:\SUB 17\POTTER\G-8\1720362\