



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

4/12/2018

Dwayne Gresham
Gresham & Associates, Inc.
7120 1-40 West, Ste. 150
Amarillo, Texas 79106

RE: Letter of Action: Approval- Tierra Del Sol Unit 3 – ZB11800040/P-18-18 Final Plat

Mr. Gresham,

The City of Amarillo has approved the above Final Plat on 4/12/2018. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 2018OPR0003531 on 3/16/2018. 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 sherry.bailey@amarillo.gov or 806/378-6292.

Sincerely,

Sherry Bailey
Senior Planner

CC: Randy Schuster
Building Official
Larry Zamora
Chief Plans Examiner
Jonathon Lofton
Deputy Building Official
Valeni Bloemker
Community Improvement Insp.
John Gates
Environmental Health Supervisor

D-306

GENUS TRACT: # 143

K-4

SEC 17

BLK 9 BS+F



Tierra Del Sol Unit No. 3

A 2.586 acre tract of land out of a 23.0 acre tract (originally recorded in Volume 982, Page 620 of the Deed Records of Potter County, Texas) being out of Section 17, Block 9, B.S. & F. Survey, Potter County, Texas

DEDICATION
STATE OF TEXAS ()
KNOW ALL MEN BY THESE PRESENTS

COUNTY OF POTTER ()
That Tony J. Martinez and Joanne C. Martinez, being the owners of the subject tract shown and described on this plat have caused such lands to be surveyed, subdivided, platted and designated as Tierra Del Sol Unit No. 3, an addition to the City of Amarillo, Texas, and do declare that all streets, alleys, lanes, and easements shown upon said plat and map are dedicated and same are hereby dedicated to the public forever to be used as streets, alleys, lanes, and easements.

EXECUTED THIS 19 DAY OF February, 2018.
Tony J. Martinez
4900 Diaz Ranch Road
Amarillo, Texas 79108-6885
(866) 881-3503
Joanne C. Martinez
4900 Diaz Ranch Road
Amarillo, Texas 79108-6885
(866) 881-3503

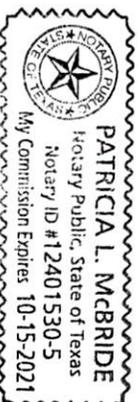
ATTEST
STATE OF TEXAS
COUNTY OF POTTER

Before me, the undersigned authority, on this day personally appeared Tony J. Martinez and Joanne C. Martinez, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS 19th DAY OF February, 2018.
Patricia L. McBride
NOTARY PUBLIC STATE OF TEXAS

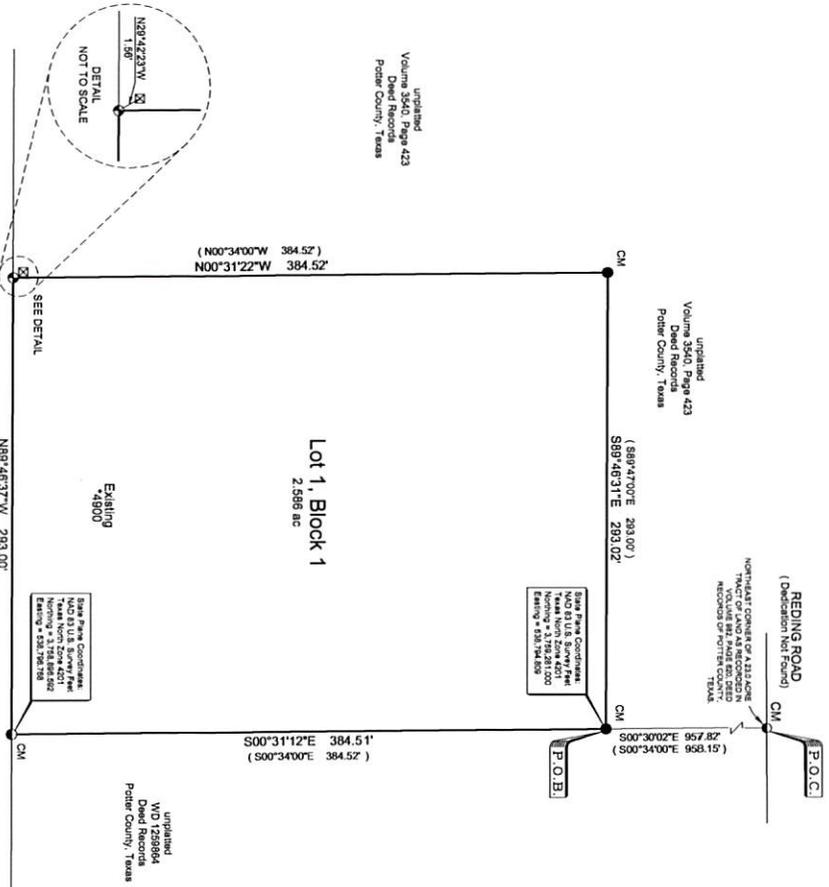
APPROVAL:
Approved by the Postulated Official for the City of Amarillo, TX, this 5th day of March, 2018.
Chairman

APPROVAL:
Approved by the Bl-Clty-County Health Department, this 5th day of March, 2018.
Health Officer



FILED OF RECORD:
DATE 3/16/18
COUNTY POTTER
CLERK'S FILE NUMBER 20180PR0003531

GAI
SURVEYING AND MAPPING
GRESHAM & ASSOCIATES INC.
Registered Professional Land Surveyors
Colorado, Kansas, New Mexico, Oklahoma, Texas, Utah
7120 Lind Way, Suite 150
Amarillo, Texas 79106
Phone: (806) 356-6668 Fax: (806) 356-6717
Project No.: 005-01-18
Drawn By: CA Barry



LEGEND

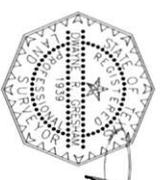
- 1/2" x 24" IRON ROD SET WITH CAP STAMPED "GRESHAM PLS 1939"
- 1/2" IRON ROD FOUND
- 1/2" IRON ROD FOUND WITH CAP STAMPED "GOLLADA"
- ⊗ 60D NAIL FOUND IN CROSS TIE FENCE POST (DISTURBED)
- () PREVIOUSLY RECORDED
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- CM CONTROL MONUMENT
- *4980 ADDRESSES (SUBJECT TO CHANGE WITHOUT NOTICE)

NOTES

1. The Plat and Legal Description are based upon Geodetic (True) bearings and ground distances.
2. This plat lies within the Amarillo E.T.1.
3. This plat does not lie within flood hazard zones "A" or "B" as indicated on the Federal Emergency Management Agency Federal Flood Insurance Rate Map, Community Panel No. 48174C0374C with an effective date of June 4, 2010.
4. 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 subsurface sewage systems may be constructed. Conversely no water well location will be approved that is closer than 100 feet to a subsurface sewage system. This Sanitary Control Easement will extend into adjacent lots. Water well locations will be made on an individual lot basis. This easement is for the sole purpose of Sanitary Control and does not prohibit building encroachments.

- CERTIFICATE -

I, Dwayne R. Gresham, a duly registered Professional Land Surveyor in the State of Texas do hereby certify that this plat represents the results of a survey made on the ground by me or others under my direct supervision and that all monuments exist as shown and that said survey has been prepared in full compliance with the minimum standards as established by the Texas Board of Professional Land Surveying.



Dated this 22nd day of January, 2018.
Dwayne R. Gresham
Registered Professional Land Surveyor
Texas Registration No. 1939
Amarillo, Texas

LEGAL DESCRIPTION:
A 2.586 acre tract of land out of a 23.0 acre tract (originally recorded in Volume 982, Page 620 of the Deed Records of Potter County, Texas) being out of Section 17, Block 9, B.S. & F. Survey, Potter County, Texas, and being described by metes and bounds as follows:
Commencing at a 1/2 inch iron rod found in the South line of Redding Road, the Northeast corner of said 23.0 acre tract.
Thence S00°30'02"E, along the East line of said 23.0 acre tract, a distance of 957.82 feet to a 1/2 inch iron rod with cap stamped "GOLLADA" found, the Northeast corner and Point of Beginning of this tract.
Thence S00°31'12"E, along the East line of said 23.0 acre tract, a distance of 384.51 feet to a 1/2 inch iron rod found in the North line of Diaz Ranch Road, the Southeast corner of said 23.0 acre tract, same being the Southeast corner of this tract.
Thence N89°46'37"W, along the South line of said 23.0 acre tract, being along the North line of Diaz Ranch Road, a distance of 293.00 feet to a 1/2" x 24" iron rod with cap stamped "GRESHAM PLS 1939" set, the Southwest corner of this tract, from whence a 60D nail found (disturbed) in a cross-tie fence post bears N29°42'23"W, 1.56 feet;
Thence N00°31'22"W, a distance of 384.52 feet to a 1/2 inch iron rod with cap stamped "GOLLADA" found, the Northwest corner of this tract;
Thence S89°46'31"E, a distance of 293.02 feet to the Point of Beginning of this tract;
Said tract contains a computed area of 2.586 acres of land.

APP

P-18-18

#6

A.P. No.: K-04

Through Tax Year
2017

TAX CERTIFICATE

Certificate #
8529

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

Property Information	
Property ID: 44265	Geo ID: 37001700150
Legal Acres: 2.5900	
Legal Desc: SECT 17 B S & F LOT	BLOCK 0009 293FT W X 384.52FT N BEG 1904.81FT N & 2638.11FT E OF SW COR OF SECT
Situs: 4900 DIAZ RANCH RD	, 79108
DBA:	
Exemptions: HS	

Owner ID: 100091192 100.00%
 MARTINEZ TONY JOSE
 MARTINEZ JOANNE CAROL
 4900 DIAZ RANCH RD
 AMARILLO, TX 79108-6885

For Entities	Value Information
PANHANDLE WD	Improvement HS: 113,347
POTTER COUNTY	Improvement NHS: 0
RIVER ROAD	Land HS: 9,680
	Land NHS: 0
	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 123,027

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: 01/19/2018			Total Due if paid by: 01/31/2018			0.00

Tax Certificate Issued for:	Taxes Paid in 2017
POTTER COUNTY	824.28
PANHANDLE WD	11.13
RIVER ROAD	1,323.36

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: 01/19/2018
 Requested By: MARTINEZ TONY JOSE
 Fee Amount: 10.00
 Reference #:


 Signature of Authorized Officer of Collecting Office

FILED and RECORDED

Instrument Number: 2018OPR0003531

Filing and Recording Date: 03/16/2018 02:07:38 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.



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

Julie Smith, County Clerk
Potter County, Texas

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

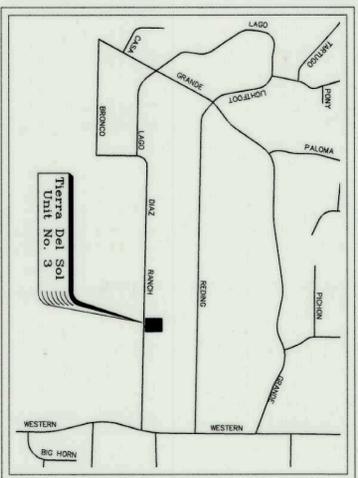
carredondo

Re: 2018OPR0003531

RA
AMARILLO CITY
PO BOX 1971
AMARILLO, TX 79105

Tierra Del Sol Unit No. 3

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EXECUTED THIS 19th DAY OF February, 2018.

Tony J. Martinez
4900 Diaz Ranch Road
Amarillo, Texas 79108-6885
(806) 881-3503

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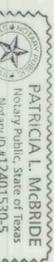
ATTEST

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COUNTY OF POTTER

Before me, the undersigned authority, on this day personally appeared, **Tony J. Martinez and Joanne C. Martinez**, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS

19th DAY OF February, 2018.



APPROVAL:

Approved by the _____ Designated Official for the City of Amarillo, TX, _____ this 5th day of March, 2018.

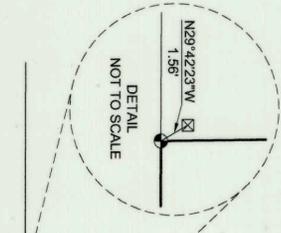
Chairman

APPROVAL:

Approved by the _____ Health Officer of the Bi-City-County Health Department, _____ this 5th day of March, 2018.

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

Health Officer



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DIAZ RANCH ROAD
(Dedication Not Found)

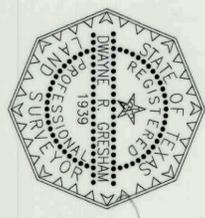
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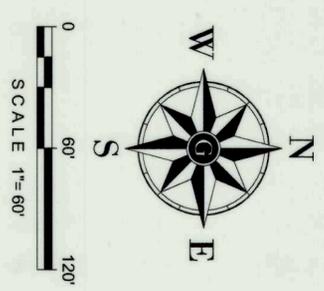
Dated this 22nd day of January, 20 18



Dwayne R. Gresham
Registered Professional Land Surveyor
Texas Registration No. 1939
Amarillo, Texas

LEGEND

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- 1/2" IRON ROD FOUND
- 1/2" IRON ROD FOUND WITH CAP STAMPED "GOLLADAY"
- 60D NAIL FOUND IN CROSS THE FENCE POST (DISTURBED)
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- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- CM CONTROL MONUMENT
- *4900 ADDRESSES (SUBJECT TO CHANGE WITHOUT NOTICE)



FILED OF RECORD:

3/16/18 DATE
POTTER COUNTY
2018 DFR 000 3531 CLERK'S FILE NUMBER



GRESHAM & ASSOCIATES INC.
From 1939 to 1939

Registered Professional Land Surveyors
Colorado, Kansas, New Mexico, Oklahoma, Texas, Utah
7120 H-40 West, Suite 150
Amarillo, Texas 79106
Phone: (806) 359-9648 Fax: (806) 359-9717
www.gresurv.com
Project No.: 005-01-18
Tierra Del Sol Unit No. 3
Drawn By: CA Beery