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

7/9/2018

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

RE: Letter of Action: Approval - High Country Estates Unit No. 4 – ZB1800596 Final Plat

Mr. Furman,

The City of Amarillo has approved the above Final Plat on 5/25/2018. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2018009887 on 6/8/2018. 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 Cody.Balzen@amarillo.gov or 806.378.6291.

Sincerely,

Cody Balzen

Cody Balzen
Planner I

2018009887 PLAT Total Pages: 5

NATALIE PHILLIPS NOTARY PUBLIC STATE OF TEXAS ID# 130863680 EXPIRES 10-17-2020

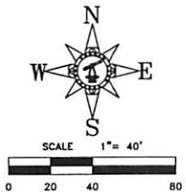
STATE OF TEXAS REGISTERED DARYL R. FURMAN 5374 PROFESSIONAL LAND SURVEYOR

BLK 1 SEC 31 I-23

2010 CENSUS TRACT # 217.04 A.P. # I-23

VICINITY MAP

NOT TO SCALE



LEGEND:

- CONCRETE MONUMENT FND
- 1/2" IRON ROD W/CAP FND
- (XXXX) NAME OR NUMBER IN ( ) INDICATES MONUMENT ORIGIN
- CM CONTROL MONUMENT
- RM RECORD MONUMENT

NOTES:

1) THIS PLAT LIES WITHIN THE CITY OF AMARILLO E.T.J.

2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48381C0220E, 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 LOCATION 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.

4) LOTS SHALL NOT HAVE DOUBLE FRONTAGE; ACCESS IS BASED ON USE; RESIDENTIAL LOT SHALL HAVE ACCESS TO HIGH COUNTRY DRIVE BUT SHALL NOT HAVE ACCESS TO IH27; COMMERCIAL LOT SHALL HAVE ACCESS TO IH27 TO FOLLOW TxDOT DRIVEWAY SPACING REQUIREMENTS ALONG IH27 BUT THE COMMERCIAL LOT SHALL NOT HAVE ACCESS TO HIGH COUNTRY DRIVE.

DESCRIPTION

A 4.07+/- acre tract of land out of Section 31, Block 1, T.T. R.R. Co. Survey, Randall County, Texas, further being all of those certain tracts of land being described as Tract 1 and Tract 2 in that certain instrument recorded under Clerk's File No. 2018003445 of the Official Public Records of Randall County, Texas, and that certain tract of land being described in that certain instrument recorded under Clerk's File No. 2012018673 of the Official Public Records of Randall County, Texas, said 4.07+/- acre tract of land having been surveyed on the ground December 20, 2017 by Furman Land Surveyors, Inc. and being described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod with cap (5377) found in the West Right-of-Way line of Interstate Highway 27 as monumented on the ground at the Northeast corner of High Country Estates Unit No. 3, a suburban subdivision to the City of Amarillo according to the map or plat thereof recorded under Clerk's File No. 2018002187 of the Official Public Records of Randall County, Texas, same being the Southeast corner of this tract of land;

THENCE N. 89° 58' 08" W., 264.66 feet along the North line of said High Country Estates Unit No. 3 to a 1/2 inch iron rod with cap (2601) found in the East Right-of-Way line of High Country Drive as monumented on the ground at the Northwest corner, same being the Southwest corner of this tract of land;

THENCE N. 00° 47' 11" E., 136.39 feet along said East Right-of-Way line of High Country Drive to a 1/2 inch iron rod with cap (5377) found for the beginning of a curve to the left whose center bears N. 89° 08' 06" W., 380.00 feet;

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THENCE N. 44° 07' 35" W., 306.34 feet along said East Right-of-Way line of High Country Drive as monumented on the ground to a 1/2 inch iron rod with cap (5377) found at the Southwest corner of Kimble Estates Unit No. 1, a suburban subdivision in Randall County, Texas according to the map or plat thereof recorded under Clerk's File No. 04-12612 of the Official Public Records of Randall County, Texas, same being the Northwest corner of this tract of land;

THENCE S. 89° 59' 16" E., 440.54 feet along the South line of said Kimble Estates Unit No. 1 to a 1/2 inch iron rod with cap (5718) found at the Northwest corner of that certain 1.00 acre tract of land being described in that certain instrument recorded under Clerk's File No. 2012022595 of the Official Public Records of Randall County, Texas, same being the most North Northeast corner of this tract of land;

THENCE S. 00° 04' 00" W., 304.62 feet along the West line of said 1.00 acre tract of land to a 1/2 inch iron rod with cap (5718) found at the Southwest corner of said 1.00 acre tract of land, same being an interior corner of this tract of land;

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THENCE S. 00° 04' 00" W. (Base line), 322.00 feet along said West Right-of-Way line to the POINT OF BEGINNING and containing 4.07 acres of land, more or less.

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, DAVY HAMILTON, FOR HAMILTON STEEL AND CONCRETE, BEING 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 HIGH COUNTRY ESTATES UNIT NO. 4, A SUBURBAN SUBDIVISION 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 25th DAY OF May, 2018.

DAVY HAMILTON
FOR HAMILTON STEEL AND CONCRETE
17600 FM 2590
CANYON, TEXAS 79015

ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY DAVY HAMILTON.

THIS 25th DAY OF May, 2018.

NOTARY PUBLIC, STATE OF TEXAS

JANA MICHELLE COX
Notary Public, State of Texas
Comm. Expires 08-10-2021
Notary ID 131241440

OWNERS ACKNOWLEDGEMENT

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

THAT THE UNDERSIGNED, MARK HUGHES, FOR SH INVESTMENTS, LLC., BEING 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 HIGH COUNTRY ESTATES UNIT NO. 4, A SUBURBAN SUBDIVISION 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.

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MARK HUGHES
FOR SH INVESTMENTS, LLC
19601 EDGE COVE DRIVE
CANYON, TEXAS 79015

ATTEST

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COUNTY OF RANDALL — KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MARK HUGHES.

THIS 25th DAY OF May, 2018.

NOTARY PUBLIC, STATE OF TEXAS

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

ON THIS 4th DAY OF June, 2018.

HEALTH OFFICER

APPROVAL

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

ON THIS 31st DAY OF May, 2018.

DESIGNATED CITY OFFICIAL

HIGH COUNTRY ESTATES UNIT NO. 4

A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, BEING AN UNPLATTED TRACT OF LAND IN SECTION 31, BLOCK 1, T.T. R.R. Co. SURVEY, RANDALL COUNTY, TEXAS 4.07± ACRES

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 20TH DAY OF DECEMBER, 2017.

DARYL R. FURMAN RPLS 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

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

RANDALL COUNTY ROAD DEPT.
301 W. HIGHWAY 60
CANYON, TEXAS 79015

FILED OF RECORD
6/8/18 (DATE)
RANDALL (COUNTY)
2018009887 CLERK'S DOCUMENT NO.

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, RPLS
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. 1721384 FILE NO. I-23
DRAWING NO. P:\SUB 17\RANDALL\I-23\1721384\

APP P-18-43 HC

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

Tax Certificate

Property Account Number:
R758031010350

Statement Date: 03/27/2018
Owner: HAMILTON DAVY
Mailing Address: DBA HAMILTON STEEL AND CONCRETE
17600 FM 2590
CANYON, TX 790159003

Property Location: 0000000 HIGH COUNTRY
Legal: SECT 31 TYLER TAP|LOT BLOCK 0001|IRREG 1.003 AC TR BEG|APPRX 140FT W & 2420FT S|& 263.48FT W OF NE COR OF SECT

TAX CERTIFICATE FOR ACCOUNT : R758031010350
AD NUMBER: R758031010350
GF NUMBER: FURMAN LAND SURVEYORS
CERTIFICATE NO : 1675373

DATE : 3/27/2018 PAGE 1 OF 1
FEE : $10.00

PROPERTY DESCRIPTION
SECT 31 TYLER TAP|LOT BLOCK 0001|IRREG 1.003 AC TR BEG|APPRX 140FT W & 2420FT S|& 263.48FT W OF NE COR OF SECT
0000000 HIGH COUNTRY DR
1.003 ACRES

COLLECTING AGENCY
Randall County
PO Box 9514
Amarillo TX 79105-9514

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

PROPERTY OWNER
HAMILTON DAVY DBA HAMILTON STEEL AND CONCRETE, 17600 FM 2590
CANYON TX 790159003

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 2017 ARE $440.50

CURRENT VALUES			
LAND MKT VALUE:	$25,075	IMPROVEMENT :	$0
AG LAND VALUE:	$0	DEF HOMESTEAD:	$0
APPRAISED VALUE:	$25,075	LIMITED VALUE:	$0
EXEMPTIONS:			
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2017	Canyon ISD	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
2017	High Plains Water Conservation	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
2017	Randall County	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
2017	Randall County Noxious Weed Di	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
2017	South Randall Hospital Distric	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
						2017 SUB TOTAL	$0.00

TOTAL CERTIFIED TAX DUE 3/2018 : **$ 0.00**

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R758031010350

CERTIFIED BY: _____
Authorized agent of Randall County

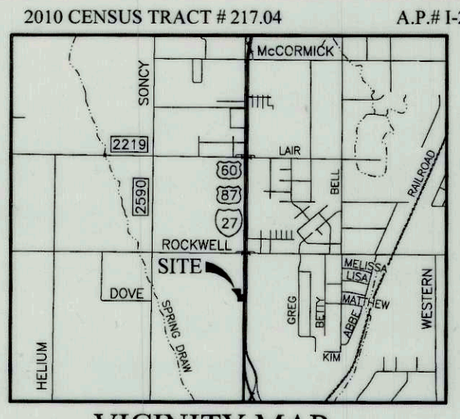
FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Renee Calhoun

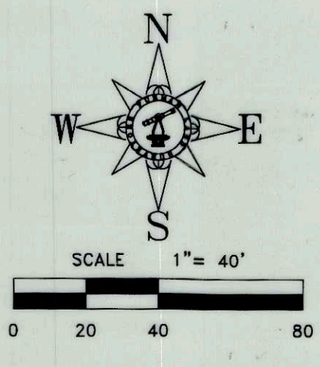
2018009887
06/08/2018 04:32 PM
Fee: 52.00
Renee Calhoun, County Clerk
Randall County, Texas
PLAT

2010 CENSUS TRACT # 217.04 A.P.# I-23



VICINITY MAP

NOT TO SCALE



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□	CONCRETE MONUMENT FND
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(XXXX)	NAME OR NUMBER IN ( ) INDICATES MONUMENT ORIGIN
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RM	RECORD MONUMENT

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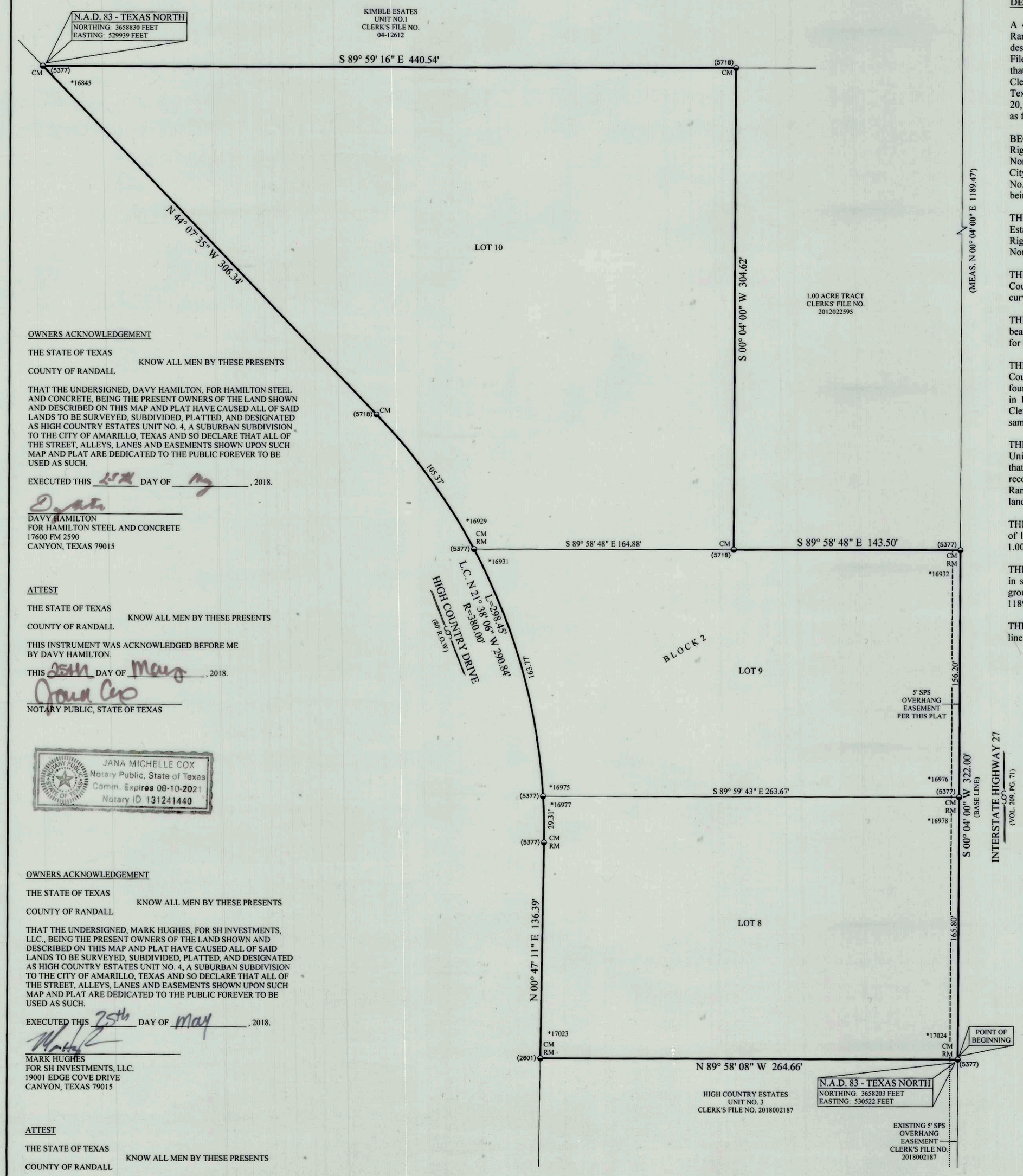

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OWNERS ACKNOWLEDGEMENT

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

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EXECUTED THIS 25th DAY OF May, 2018.

DAVY HAMILTON
FOR HAMILTON STEEL AND CONCRETE
17600 FM 2590
CANYON, TEXAS 79015

ATTEST

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COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY DAVY HAMILTON.

THIS 25th DAY OF May, 2018.

NOTARY PUBLIC, STATE OF TEXAS

JANA MICHELLE COX
Notary Public, State of Texas
Comm. Expires 08-10-2021
Notary ID 131241440

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MARK HUGHES
FOR SH INVESTMENTS, LLC.
19001 EDGE COVE DRIVE
CANYON, TEXAS 79015

ATTEST

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MARK HUGHES.

THIS 25th DAY OF May, 2018.

NOTARY PUBLIC, STATE OF TEXAS

NATALIE PHILLIPS
NOTARY PUBLIC
STATE OF TEXAS
ID# 130583860
EXPIRES 10-17-2020

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

ON THIS 4th DAY OF June, 2018.

HEALTH OFFICER

APPROVAL

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

ON THIS 31st DAY OF May, 2018.

DESIGNATED CITY OFFICIAL

HIGH COUNTRY ESTATES UNIT NO. 4

A SUBURBAN SUBDIVISION
TO THE CITY OF AMARILLO,
BEING AN UNPLATTED
TRACT OF LAND
IN SECTION 31, BLOCK 1,
T.T. R.R. Co. SURVEY,
RANDALL COUNTY, TEXAS
4.07± ACRES

CERTIFICATE

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DARYL R. FURMAN RPLS 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

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

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

RANDALL COUNTY ROAD DEPT.
301 W. HIGHWAY 60
CANYON, TEXAS 79015

FILED OF RECORD

6/8/2018 (DATE) RANDALL (COUNTY)

2018009887
CLERK'S DOCUMENT NO.

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, RPLS
TEXAS FIRM #10092400 & 10092401
P.O. BOX 1416 · AMARILLO, TEXAS 79105 · (806) 374-4246 · FAX (806) 374-4248
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PROJECT NO. 1721384 FILE NO. I-23
DRAWING NO. P:\SUB 17\RANDALL\I-23\1721384\