



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

7/9/2018

OJD Engineering
2420 Lakeview Dr.
Amarillo, Texas 79109

RE: Letter of Action: Approval - Westover Village Unit No. 10 – ZB1802083 Final Plat

The City of Amarillo has approved the above Final Plat on 6/12/2018. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2018010082 on 6/12/2018. 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,

A handwritten signature in cursive script that reads 'Cody Balzen'.

Cody Balzen
Planner I

BLK 9 B5+F

SEC 38

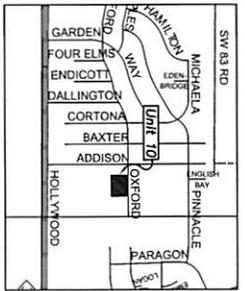
I-17

GENESIS TRACT #21808 AMARILLO

AMARILLO, TEXAS 79106-1171

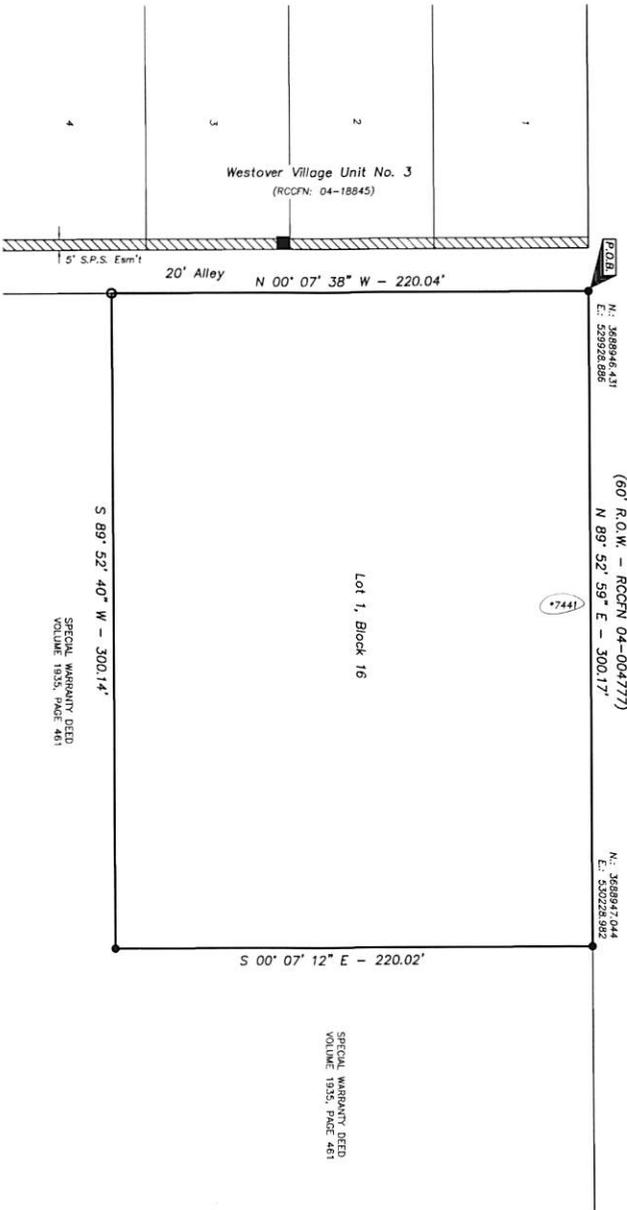
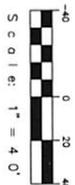
WESTOVER VILLAGE UNIT NO. 10

An addition to the City of Amarillo, Being an unplatted tract of land situated in Section 38, Block 9, B. S. & F. Survey, City of Amarillo, Randall County, Texas 1.52 ACRES



Vicinity Map
A.P. No. 1-17
(Not to Scale)

- LEGEND**
- = Point of Beginning
 - = 1/2" Iron rod with a yellow cap inscribed "SPS 4263" set.
 - = P.K. Nail Set
 - SPS = Southwestern Public Service
 - * = Address (Subject to Change Without Notice)



OXFORD DRIVE
N. 3688946.431
E. 529928.886
(60' R.O.W. - RCCFN 04-004777)
N. 89° 52' 59" E - 300.17'

N. 3688941.044
E. 330228.982

SPECIAL WARRANTY DEED
VOLUME 1935, PAGE 461

SPECIAL WARRANTY DEED
VOLUME 1935, PAGE 461

NOTES

1. THIS PLAT DOES NOT LE WITHIN THE E.T.A. OF THE CITY OF AMARILLO.
2. ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 4880202E, EFFECTIVE DATE JUNE 15, 2018, THIS PROPERTY DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD AREA. THE FLOOD ZONE SHOWN ON THIS PLAT IS BASED ON A TOPOGRAPHIC SURVEY PERFORMED BY THE SURVEYOR ON THE PROPERTY. THE FLOOD ZONE SHOWN ON THIS PLAT IS BASED ON THE FLOOD ZONE SHOWN ON THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED. THE FLOOD ZONE SHOWN ON THIS PLAT IS BASED ON THE FLOOD ZONE SHOWN ON THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED. THE FLOOD ZONE SHOWN ON THIS PLAT IS BASED ON THE FLOOD ZONE SHOWN ON THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED. THE FLOOD ZONE SHOWN ON THIS PLAT IS BASED ON THE FLOOD ZONE SHOWN ON THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED.
3. BEARINGS SHOWN ARE BASED ON THE U.S. STATE PLANE OF 1983 - TEXAS NORTH ZONE TILTING THE CITY OF AMARILLO GRS CONTROL NETWORK.
4. DISTANCES SHOWN ARE GROUND DISTANCES.
5. COORDINATES SHOWN ARE GRID COORDINATES. GRID TO GROUND SCALE FACTOR: 1.0020507

LEGAL DESCRIPTION

FIELD NOTES for a 1.52 acre tract of unplatted land out of Section 38, Block 9, B. S. & F. Survey, City of Amarillo, Randall County, Texas, and being a portion of a tract of land as conveyed in that certain Special Warranty Deed of record in Volume 1935, Page 461, of the Deed Records of Randall County, Texas, said 1.52 acre tract of land being further described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod set with a yellow cap at the intersection of the east line of a 20' alley and the south right-of-way line of Oxford Drive for the northwest corner of this tract.
 THENCE N. 89° 52' 59" E., along said south right-of-way line, a distance of 300.17 feet to a 1/2" iron rod set with a yellow cap on said south right-of-way line for the northeast corner of this tract.
 THENCE S. 00° 07' 12" E., a distance of 220.02 feet to a 1/2" iron rod set with a yellow cap for the southeast corner of this tract.
 THENCE S. 89° 52' 40" W., a distance of 300.14 feet to a P.K. Nail set on said east line of said 20' alley for the southwest corner of this tract.
 THENCE N. 00° 07' 38" W., along said east alley line, a distance of 220.04 feet to the place of BEGINNING and containing 1.52 acres (660.04+ square feet) of land.

CERTIFICATION

I, RICHARD E. JOHNSON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED BY ME FROM A PERMETER SURVEY AND STAKED ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION.
 THIS 5th DAY OF JUNE, 2018.

Richard E. Johnson
 RICHARD E. JOHNSON
 REGISTERED PROFESSIONAL
 LAND SURVEYOR NO. 4263

APPROVAL

APPROVED BY, THE DESIGNATED OFFICIAL FOR THE
 CITY OF AMARILLO, TEXAS, THIS 11th DAY OF JUNE, 2018.
Jared Miller
 ASSISTANT CITY MANAGER, DEVELOPMENT SERVICES

DEDICATION

STATE OF TEXAS X
 COUNTY OF RANDALL X
 KNOW ALL MEN BY THESE PRESENTS
 THAT THE CITY OF AMARILLO, ACTING THROUGH ITS CITY MANAGER, JARED MILLER, BEING THE OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HAVE CAUSED ALL OF SAID LAND TO BE SURVEYED, SUBDIVIDED AND DESCRIBED AS WESTOVER VILLAGE UNIT NO. 10, AN ADDITION TO THE CITY OF AMARILLO, RANDALL COUNTY, TEXAS, AND HAVE CAUSED SAID LAND TO BE DEDICATED AS PUBLIC UNLESS OTHERWISE NOTED.

ATTEST

STATE OF TEXAS
 COUNTY OF RANDALL
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JARED MILLER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND THE PUBLIC PURPOSES AND CONSIDERATION HEREBY EXPRESSED.

EXECUTED THE 5th DAY OF JUNE, 2018.
Jared Miller
 JARED MILLER, CITY MANAGER
 CITY OF AMARILLO
 P.O. BOX 1971
 AMARILLO, TEXAS 79105-1971
 (806) 378-3000

NOTARY PUBLIC
 JAN SANDERS
 Notary ID #004900110 : 4239-21
 My Commission Expires 04-29-2021

FILED OF RECORD

6/11/18
 2018610082
 RANDALL COUNTY
 Clerk's File No.

Westover Village Unit No. 10

AN ADDITION TO THE CITY OF AMARILLO

SCALE: 1" = 40'	FORM NO. 10090980	DRAWN BY: JA
DATE: FEB. 2018		FILE NAME:
OJD Engineering, L.P.		
Consulting Engineers & Surveyors		
906-447-2503 P.O. BOX 243 WELINGTON, TX 79095		
DRAWING NUMBER		

APP

P-18-54

HQ

Christina McMurray

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



Tax Certificate

Property Account Number:
R370038027400

Statement Date: 06/06/2018
Owner: CITY OF AMARILLO
Mailing ATTN ACCOUNTING DEPT
Address: PO BOX 1971
AMARILLO, TX 791051971

Property Location: 0000000 OXFORD DR
Legal: SECT 38 B S & F|LOT BLOCK 0009|1.515 AC
TR BEG 4120.35FT|S & 379.66FT W OF NE COR|OF
SECT

TAX CERTIFICATE FOR ACCOUNT : R370038027400
AD NUMBER: R370038027400
GF NUMBER:
CERTIFICATE NO : 1687152

DATE : 6/6/2018 PAGE 1 OF 1
FEE : \$10.00

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

PROPERTY DESCRIPTION
SECT 38 B S & F|LOT BLOCK 0009|1.515 AC
TR BEG 4120.35FT|S & 379.66FT W OF NE
COR|OF SECT
0000000 OXFORD DR
1.515 ACRES

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

PROPERTY OWNER
CITY OF AMARILLO ATTN ACCOUNTING DEPT
PO BOX 1971
AMARILLO TX 791051971

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 8.

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

TAXES FOR 2017 ARE \$0.00

CURRENT VALUES			
LAND MKT VALUE:	\$164,984	IMPROVEMENT :	\$0
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$164,984	LIMITED VALUE:	\$0
EXEMPTIONS:	Full		
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2017	Amarillo Junior College	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	Canyon ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	City of Amarillo	\$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 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 6/2018 : \$ 0.00

ISSUED TO :
ACCOUNT NUMBER:

ANNEX TAX OFFICE -
R370038027400

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

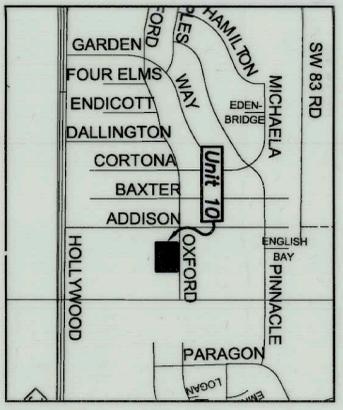
CERTIFIED BY :

Jessie Looney
Authorized agent of Randall County

2018010082
06/12/2018 04:27 PM
Fee: 48.00
Renee Calhoun, County Clerk
Randall County, Texas
PLAT

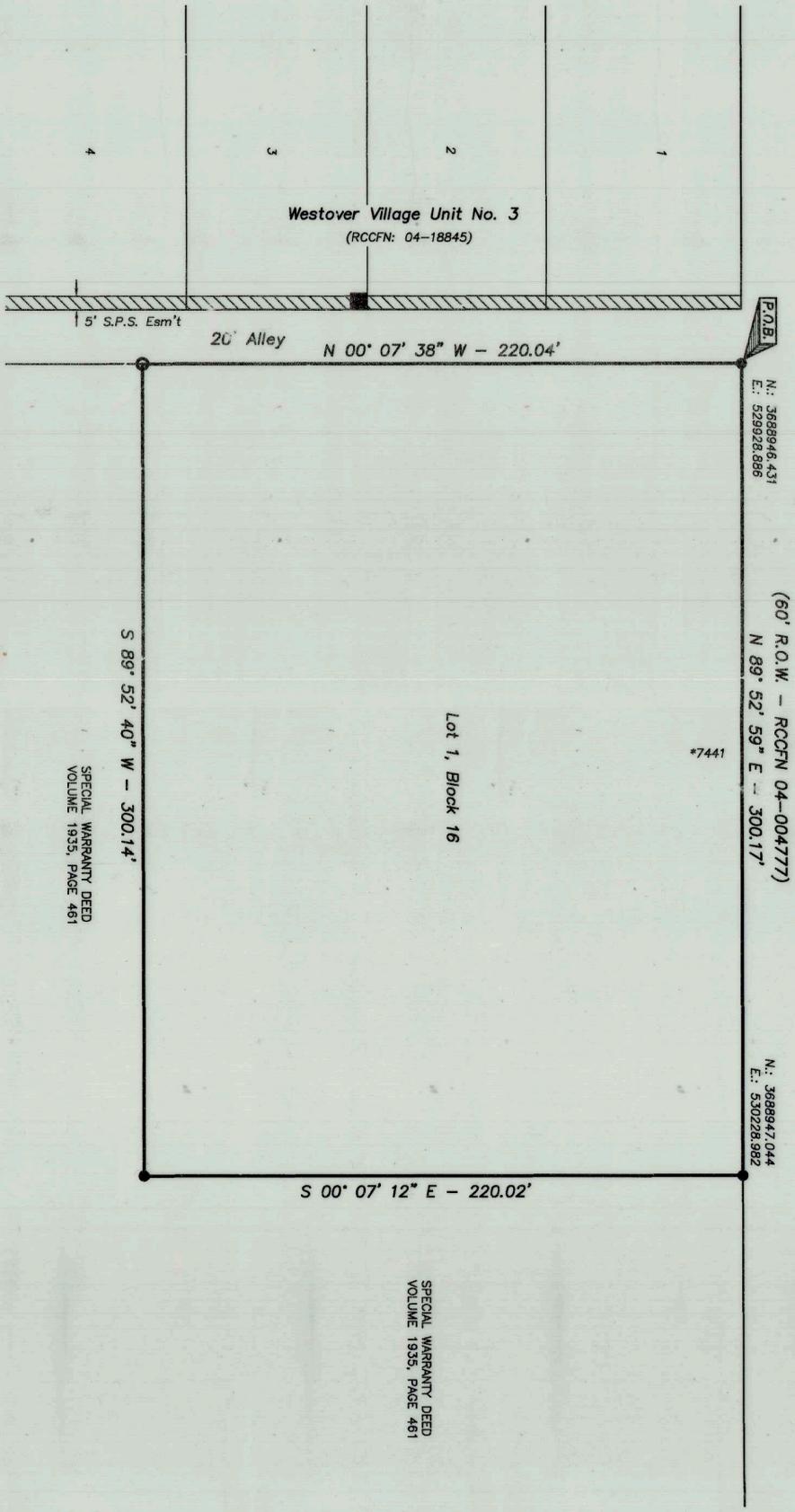
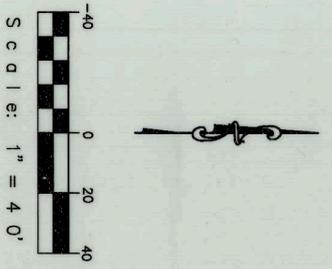
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Being an unplatted tract of land situated in Section 38, Block 9, B. S. & F. Survey, City of Amarillo, Randall County, Texas
 1.52 ACRES



Vicinity Map
 A.P. No. L-17
 (Not to Scale)

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- = Point of Beginning
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 - * = Address (Subject to Change Without Notice)



DEDICATION

STATE OF TEXAS)
 COUNTY OF RANDALL)
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 THAT THE CITY OF AMARILLO, ACTING THROUGH ITS CITY MANAGER, JARED MILLER, BEING THE OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HAVE CAUSED ALL OF SAID LAND TO BE SURVEYED, SUBDIVIDED AND DESIGNATED AS WESTOVER VILLAGE UNIT NO. 10, AN ADDITION TO THE CITY OF AMARILLO, TEXAS, AND DO DECLARE THAT ALL STREETS AND EASEMENTS SHOWN UPON SAID PLAT AND MAP ARE DEDICATED AND SAME ARE HEREBY DEDICATED AS PUBLIC UNLESS OTHERWISE NOTED.

EXECUTED THIS 5th DAY OF June 2018.

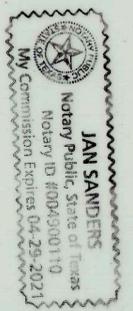
JARED MILLER, CITY MANAGER
 CITY OF AMARILLO
 P.O. BOX 1971
 AMARILLO, TEXAS 79101-1971
 (806) 378-3000

ATTEST

STATE OF TEXAS
 COUNTY OF RANDALL
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JARED MILLER KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION HEREIN EXPRESSED.
 GIVEN UNDER MY HAND AND SEAL OF AUTHORITY

ON THIS 5th DAY OF June 2018.

NOTARY PUBLIC: STATE OF TEXAS
 Comm. Expires 4-29-21



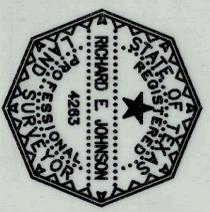
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 THIS 5th DAY OF June 2018.

Richard E. Johnson
 RICHARD E. JOHNSON
 REGISTERED PROFESSIONAL
 LAND SURVEYOR NO. 4283



APPROVAL

APPROVED BY, THE DESIGNATED OFFICIAL FOR THE
 CITY OF AMARILLO, TEXAS, THIS 12th DAY OF June 2018.
 ASSISTANT CITY MANAGER, DEVELOPMENT SERVICES

FILED OF RECORD

DATE 6/12/2018 RANDALL COUNTY
 Clerk's File No. 2018010082

Westover Village Unit No. 10
 AN ADDITION TO THE CITY OF AMARILLO

SCALE: 1" = 40'
 DATE: Feb. 2018
 FIRM No. 10909000
 FILE NAME:

OLD Engineering, L.P.
 Consulting Engineers & Surveyors
 906-447-2903
 P.O. BOX 943
 WELLLINGTON, TX 79085
 DRAWING NUMBER