



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

11/15/2018

Cindy Beyer
Cornerstone Land Surveying
4109 SW 33rd Ave
Amarillo, TX, 7109

RE: Letter of Action: Approval- Minter Acres Unit No.5 – ZB1804006 Final Plat

Ms.Beyer,

The City of Amarillo has approved the above Final Plat on 10/30/2018. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 20180PR0014649 on 10/30/2018. 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 Cris.Valverde@amarillo.gov or 806/378-5241.

Sincerely,

Assistant Director

Cris Valverde

Cris Valverde

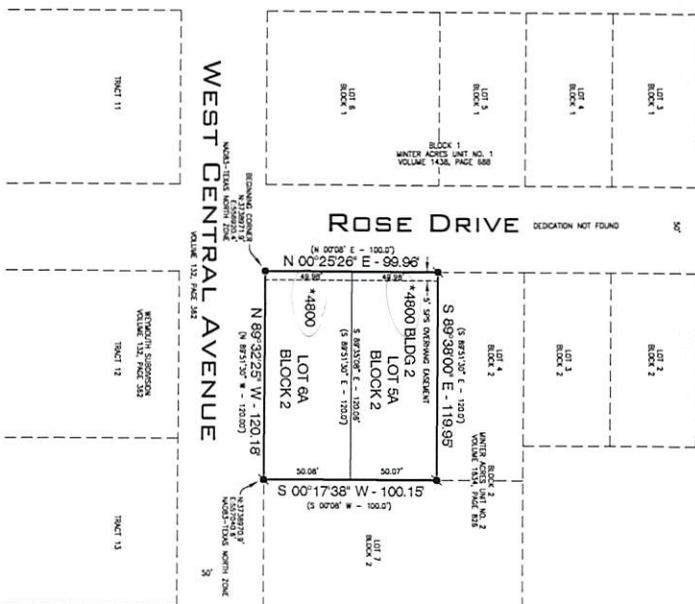
D-349

BLK 2 AB+M

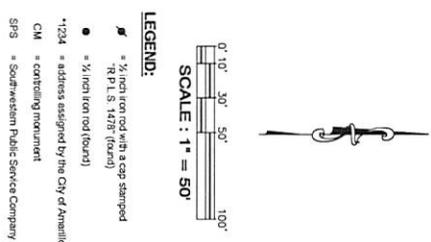
SEC 66

N-8

CENSUS TRACT NO. 182
 AP No. N-9



GRANTEES ADDRESS
 City of Amarillo
 P.O. Box 1971
 Amarillo, Texas 79105-1971



DESCRIPTION

A 0.276 acre tract of land, being all of Lots 5 and 6, Block 2, Minter Acres Unit No. 2, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof, recorded in Volume 1634, Page 826 of the Official Public Records of Potter County, Texas, situated in Section 166, Block 2, A. B. & M. Survey, Potter County, and said 0.276 acre tract of land being more particularly described by metes and bounds as follows:
BEGINNING at a 1/2 inch iron rod, found at the southwest corner of said Lot 5;
 Thence N. $00^{\circ}25'26'' E$, .9996 feet along the east right-of-way line of Rose Drive to a 1/2 inch iron rod with a cap stamped "R.P.L.S. 1478", found at the northwest corner of said Lot 5;
 Thence S. $89^{\circ}38'00'' E$, 119.95 feet to a 1/2 inch iron rod with a cap stamped "R.P.L.S. 1478", found at the northeast corner of said Lot 6;
 Thence S. $00^{\circ}17'38'' W$, 100.15 feet to a 1/2 inch iron rod, found at the southeast corner of said Lot 6;
 Thence N. $89^{\circ}32'25'' W$, 120.18 feet along the south lines of said Lots 6 and 5 and the north right-of-way line of West Central Avenue to the **POINT OF BEGINNING**.

DEDICATION

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

That, Sidney Webb, being the owners of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as **Minter Acres Unit No. 5**, an addition to the City of Amarillo, Potter County, 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.

Executed this 15th day of October, 2018
 Sidney Webb
 4800 Rose Drive
 Amarillo, Texas 79108

NOTARY ATTEST

The State of Texas §
 County of Randall §

I, the undersigned authority, on this day personally appeared **Sidney Webb**, 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 15th day of October, 2018.



NOTES

- 1 This plat does lie within the Extrajurisdictional Jurisdiction of the City of Amarillo, Texas.
- 2 This plat does not lie within a flood hazard zone, according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 4837030390, dated June 4, 2010.
- 3 Boundary line dimensions shown herein are as measured or held with this survey. Boundary line dimensions shown in parentheses are shown when measured dimensions do not match plot and/or deed dimensions as stated in the T.B.P.L.S. General Rules of Procedures and Practices regarding precision (663 15).
- 4 Bearings shown herein are relative to Grid North, NAD 83, Texas North Zone.

APPROVAL:

Approved by the Designated Official of the City of Amarillo, Texas, on this 15th day of October, 2018.
 Designated Official: *[Signature]*

CERTIFICATE

I do hereby certify that this plat is true and correct to the best of my knowledge and belief, and that it was prepared from a preliminary survey made on the ground by me or by others under my direct supervision on the 15th day of September, 2018.



FILED OF RECORD
 DATE 01/30/18
 COUNTY POTTER
 COUNTY CLERK FILE NO. 20180PR0014649

MINTER ACRES UNIT NO. 5

AN ADDITION TO THE CITY OF AMARILLO, TEXAS,
 BEING A REPLAT OF LOTS 5 AND 6, BLOCK 2,
 MINTER ACRES UNIT NO. 2,
 SITUATED IN SECTION 66, BLOCK 2,
 A. B. & M. SURVEY, POTTER COUNTY, TEXAS,
 0.276 ACRES

CORNERSTONE LAND SURVEYING
 4109 S.W. 33rd Avenue • Amarillo, Texas 79109
 (806) 352-9193 • info@cornerstone-survey.com • Firm Reg. No. 10009500

APP

P-18-108

HG

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

Property Information	
Property ID: 21607	Geo ID: 4498000740
Legal Acres: 0.0000	
Legal Desc: MINTER ACRES # 2 LOT 005	BLOCK 0002
Situs: 4800 ROSE DR	AMARILLO, TX 79108-5255
DBA:	
Exemptions:	

Owner ID: 154230 100.00%
WEBB SIDNEY E
4632 HETRICK DR
AMARILLO, TX 79108-5022

For Entities	Value Information
AMA COLLEGE	Improvement HS: 0
AMARILLO	Improvement NHS: 500
AMARILLO ISD	Land HS: 0
PANHANDLE WD	Land NHS: 1,200
POTTER COUNTY	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 1,700

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: 10/15/2018			Total Due if paid by: 10/31/2018			0.00

Tax Certificate Issued for:	Taxes Paid in 2018	THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2019 TAXES HAVE NOT BEEN CALCULATED.
POTTER COUNTY	11.65	
AMARILLO	6.26	
PANHANDLE WD	0.15	
AMA COLLEGE	3.52	
AMARILLO ISD	21.06	

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



Signature of Authorized Officer of Collecting Office

Date of Issue: 10/15/2018
Requested By: WEBB SIDNEY E
Fee Amount: 10.00
Reference #:

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

Property Information	
Property ID: 21608	Geo ID: 4498000750
Legal Acres: 0.0000	
Legal Desc: MINTER ACRES # 2 LOT 006	BLOCK 0002
Situs: E CENTRAL AVE	AMARILLO, TX
DBA:	
Exemptions:	

Owner ID: 154230 100.00%
WEBB SIDNEY E
4632 HETRICK DR
AMARILLO, TX 79108-5022

For Entities	Value Information
AMA COLLEGE	Improvement HS: 0
AMARILLO	Improvement NHS: 10,735
AMARILLO ISD	Land HS: 0
PANHANDLE WD	Land NHS: 1,200
POTTER COUNTY	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 11,935

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: 10/15/2018

Total Due if paid by: 10/31/2018

0.00

Tax Certificate Issued for:

POTTER COUNTY	81.76
AMARILLO	43.97
PANHANDLE WD	1.08
AMA COLLEGE	24.76
AMARILLO ISD	147.88

Taxes Paid in 2018

THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2019 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)].

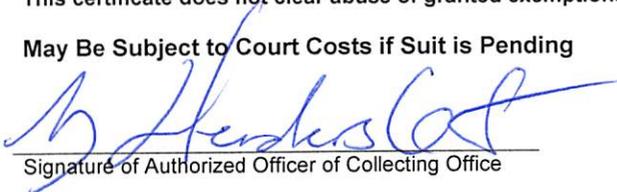
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May Be Subject to Court Costs if Suit is Pending

Date of Issue: 10/15/2018
Requested By: WEBB SIDNEY E
Fee Amount: 10.00
Reference #:



Signature of Authorized Officer of Collecting Office

FILED and RECORDED

Instrument Number: 2018OPR0014649

Filing and Recording Date: 10/30/2018 10:12:42 AM Pages: 4 Recording Fee: \$39.00

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.



Julie Smith, County Clerk
Potter County, Texas

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

carredondo

AMARILLO CITY
PO BOX 1971
AMARILLO, TX 79105

Re: 2018OPR0014649

DA

