



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

9/28/2018

Cindy Beyer
Cornerstone Land Surveying
4109 S.W. 33rd Ave.
Amarillo, Texas 79109

**RE: Letter of Action: Approval- Amarillo Boulevard East Unit No. 8 ZB1802549/P-18-87
Final Plat**

Ms. Beyer,

The City of Amarillo has approved the above Final Plat on 9/28/2018. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 2018OPR0012390 on 9/11/2018. 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,

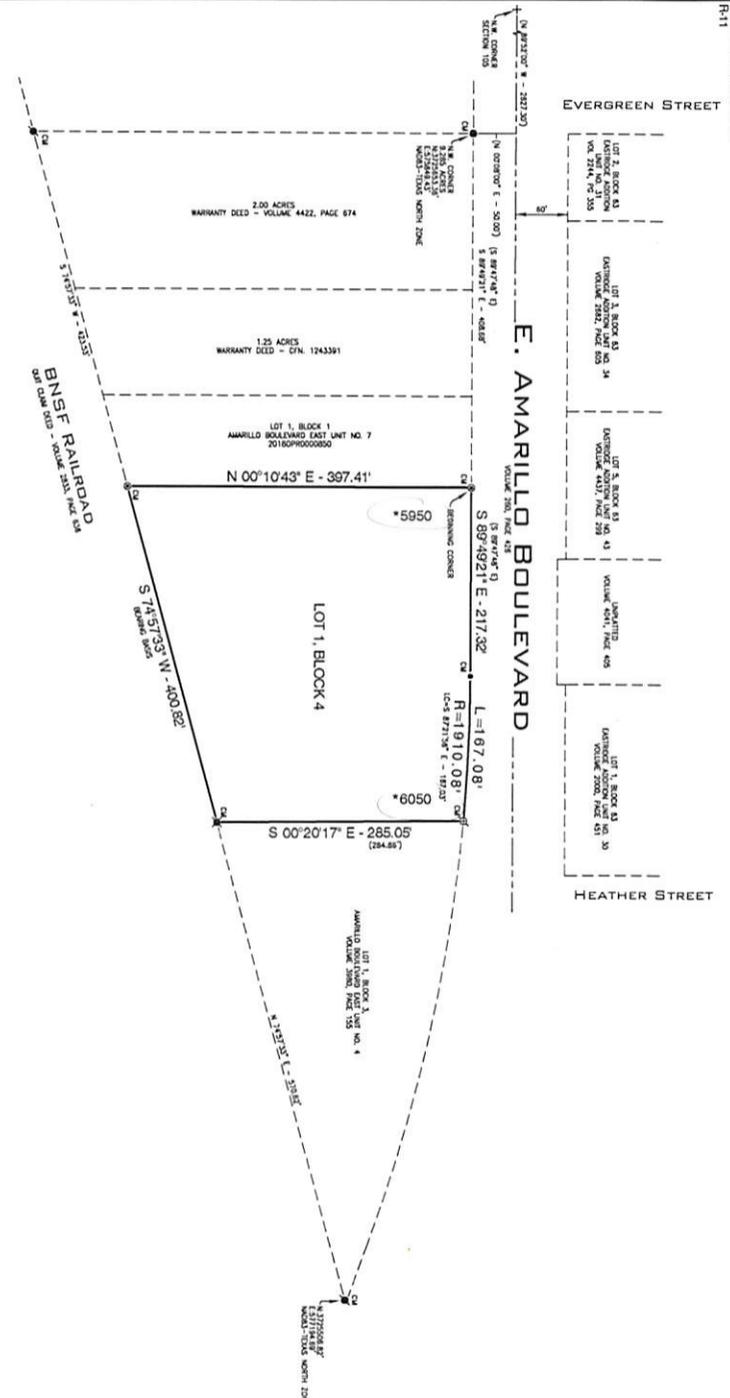
Sherry L. Bailey
Sherry Bailey
Senior Planner

CC: Plat Reviewers

BLK 2 AB+M

SEC 105

R-11



DESCRIPTION

A 3.04 acre tract of land out of a 9.285 acre tract of land, according to that certain Warranty Deed recorded in Volume 2118, Page 070 of the Official Public Records of Potter County, Texas, and said 3.04 acre tract of land being more particularly described by metes and bounds as follows:

Commencing at a 1/2 inch iron rod, found at the northwest corner of said 9.285 acre tract of land, from whence the northwest corner of said Section 105 bears N. 00°08'00" E., 50.00 feet and S. 89°52'00" W., 2627.50 feet, according to said 9.285 acre deed.

Thence S. 89°49'21" E., 217.32 feet along the south right-of-way line of East Amarillo Boulevard, being a curve to the right with a radius of 167.03 feet along the south right-of-way line of East Amarillo Boulevard, being a curve to the right with a radius of 167.03 feet, found at the southeast corner of this tract of land, same being the southeast corner of Lot 1, Block 2, Bordenwood East Unit No. 4, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof, recorded in Volume 3589, Page 155 of the Official Public Records of Potter County, Texas.

Thence S. 00°20'17" E., 285.05 feet to a 1/2 inch iron rod with a cap stamped "TURKMAN R.P.L.S.", found at the northeast corner of this tract of land, same being the southeast corner of said Lot 1, Block 3, from whence a 1/2 inch iron rod with a cap stamped "R.P.L.S. 5377", found at the southwest corner of said 9.285 acre tract of land bears S. 74°57'33" W., 400.82 feet to a 1/2 inch iron rod with a cap stamped "R.P.L.S. 5377", found at the southwest corner of said 9.285 acre tract of land, same being the southeast corner of said Lot 1, Block 1, from whence a 1/2 inch iron rod with a cap stamped "R.P.L.S. 5377", found at the southwest corner of said 9.285 acre tract of land bears S. 74°57'33" W., 423.53 feet. Thence N. 00°10'43" E., 397.41 feet to the POINT OF BEGINNING.

DEDICATION

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

County of Randall §

That Joel R. Ewald, Jr., being the owner of the land shown and described on this plat has ceded all of said lands to be surveyed, subdivided, platted and designated as Amarillo Boulevard East Unit No. 8, an addition to the City of Amarillo, 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 14 day of August, 2018.

Joel R. Ewald, Jr.
212 Amarillo Boulevard East
Amarillo, Texas 79107

NOTARY ATTEST

Before me, the undersigned authority, on this day personally appeared Joel R. Ewald, Jr., 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 therein expressed.

Given under my hand and seal of authority on this 14th day of August, 2018.

NOTARY ATTEST

Andy Beyer
Notary Public

GRANTEE'S ADDRESS:
CITY OF AMARILLO
P.O. Box 1971
Amarillo, TX 79105-1971



GRANTOR'S ADDRESS:
CITY OF AMARILLO
P.O. Box 1971
Amarillo, TX 79105-1971



GRANTOR'S ADDRESS:
CITY OF AMARILLO
P.O. Box 1971
Amarillo, TX 79105-1971

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

P-18-87

HG

APP

FILED and RECORDED

Instrument Number: 2018OPR0012390

Filing and Recording Date: 09/11/2018 12:20:52 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.



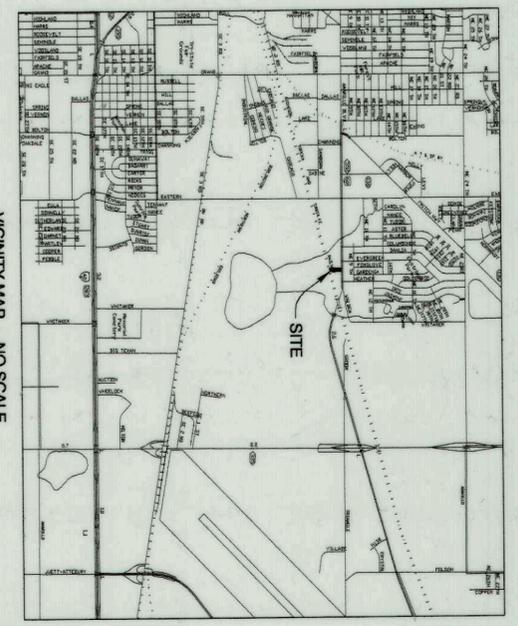
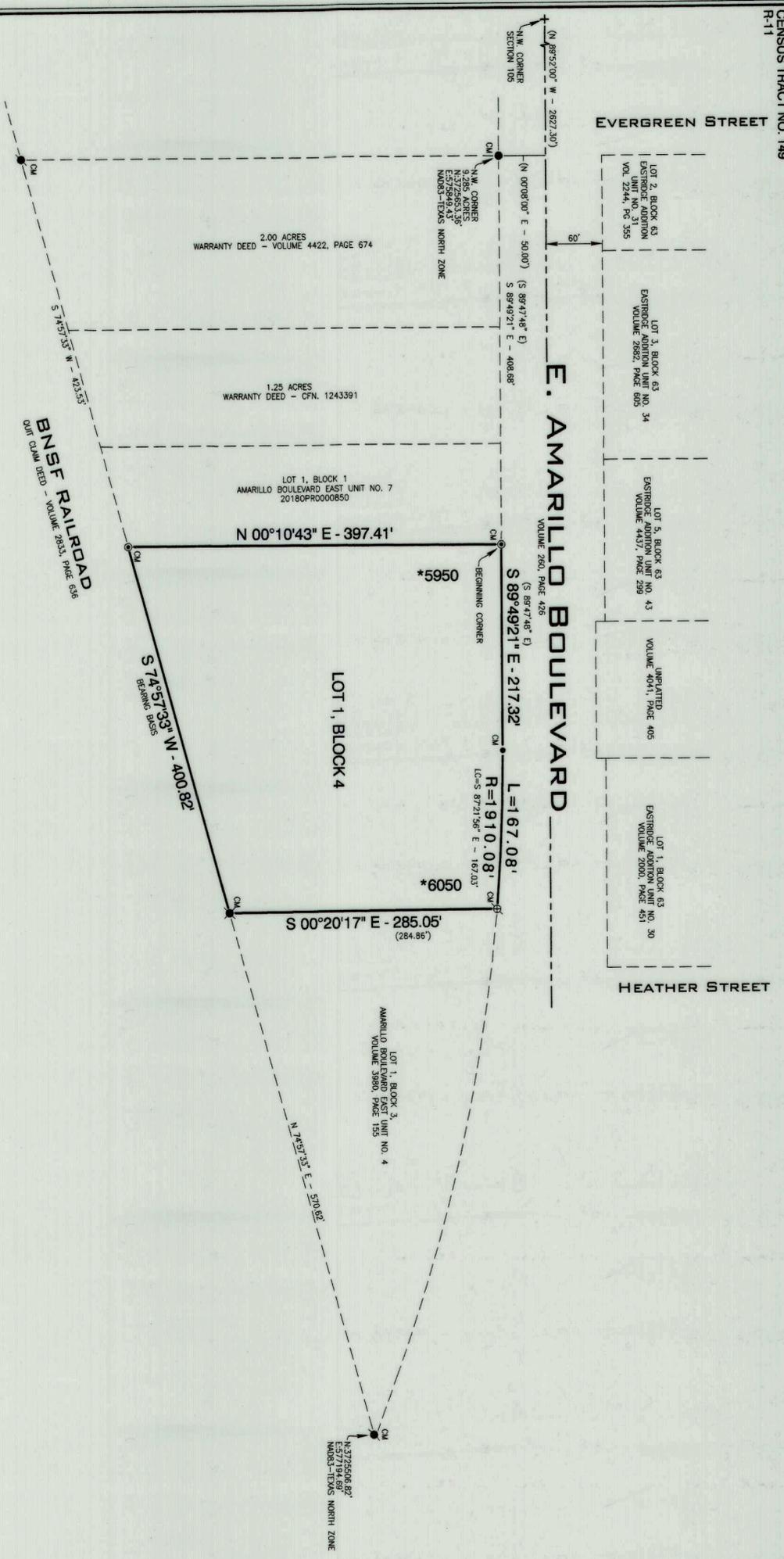
A handwritten signature in black ink that reads "Julie Smith". The signature is written in a cursive, flowing style.

Julie Smith, County Clerk
Potter County, Texas

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

smorgan

City Planning
P.O. Box 1971
Amarillo, TX
79105



DESCRIPTION

A 3.04 acre tract of land out of a 9.285 acre tract of land, according to that certain Warranty Deed recorded in Volume 3218, Page 670 of the Official Public Records of Potter County, Texas, situated in Section 105, Block 2, A. B. & M. Survey, Potter County, Texas, and said 3.04 acre tract of land being more particularly described by metes and bounds as follows:
Commencing at a 1/2 inch iron rod, found at the northwest corner of said 9.285 acre tract of land, from whence the northwest corner of said Section 105 bears N 00°08'00" E., 50.00 feet and N 89°52'00" W., 2627.30 feet, according to said 9.285 acre deed.
Thence S. 89°49'21" E., 408.68 feet along the south right-of-way line of East Amarillo Boulevard to a 1/2 inch iron rod with a cap stamped "R.P.L.S. 4928", found at the northeast and **BEGINNING CORNER** of this tract of land, same being the northeast corner of Lot 1, Block 1, Amarillo Boulevard East Unit No. 7, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 20180PR0000850 of the Official Public Records of Potter County, Texas.
Thence S. 89°49'21" E., 217.32 feet continuing along the south right-of-way line of East Amarillo Boulevard to a drill hole in concrete, found at the point of curvature.
Thence Southeastery, 167.08 feet along the south right-of-way line of East Amarillo Boulevard, being a curve to the right having a radius of 1910.08 feet and a chord of S. 87°21'56" E., 167.03 feet to an "X" cut in concrete, found at the northeast corner of this tract of land, same being the northwest corner of Lot 1, Block 3, Amarillo Boulevard East Unit No. 4, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat thereof, recorded in Volume 3980, Page 155 of the Official Public Records of Potter County, Texas.
Thence S. 00°20'17" E., 285.05 feet to a 1/2 inch iron rod with a cap stamped "FURMAN R.P.L.S.", found at the southeast corner of this tract of land, same being the southwest corner of said Lot 1, Block 3, from whence a 1/2 inch iron rod with a cap stamped "R.P.L.S. 5377", found at the southeast corner of said 9.285 acre tract of land bears S. 74°57'33" W., 423.53 feet.
Thence N. 00°10'43" E., 397.41 feet to the **POINT OF BEGINNING**.

DEDICATION

The State of Texas §
County of Randall §
Know all men by these presents:
That, Joel R. Favela, Jr., being the owner of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as **Amarillo Boulevard East Unit No. 8**, an addition to the City of Amarillo, 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 14 day of Aug., 2018.

NOTARY ATTEST

Joel R. Favela, Jr.
212 Amarillo Boulevard East
Amarillo, Texas 79107

FILED OF RECORD: 9/11/18
DATE: 2018 SEP 11 3 39 P
COUNTY: POTTER
COUNTY CLERK'S FILE NO. 20180PR000390

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 perimeter survey made on the ground by me or by others under my direct supervision on the 27th day of July, 2018.

Jeffrey Floyd Reasoner
Jeffrey Floyd Reasoner
Registered Professional Land Surveyor
Texas Registration No. 4928

Before me, the undersigned authority, on this day personally appeared **Joel R. Favela, Jr.**, 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 14th day of August, 2018.

CINDY BEYER
Notary Public, State of Texas
Notary ID #12553390-2
My Commission Expires 01-03-2022

Cindy Beyer
Notary Public

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



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

AMARILLO BOULEVARD EAST UNIT NO. 8
AN ADDITION TO THE CITY OF AMARILLO,
BEING AN UNPLATTED TRACT OF LAND,
SITUATED IN SECTION 105, BLOCK 2, A. B. & M. SURVEY,
AMARILLO, POTTER COUNTY, TEXAS,
3.04 ACRES