



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

6/4/2019

Che Shadle  
OJD Engineering, LP  
2420 Lakeview Drive  
Amarillo, Texas 79109

**RE: Letter of Action: Approval – Hut One Unit No. 1 – ZB1801194 Final Plat**

Mr. Shadle,

The City of Amarillo has approved the above Final Plat on 5/24/2019. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2019008734 on 5/24/2019. 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 [Brady.Kendrick@amarillo.gov](mailto:Brady.Kendrick@amarillo.gov) or 806-378-5286.

Sincerely,

A handwritten signature in blue ink that reads 'Brady Kendrick'.

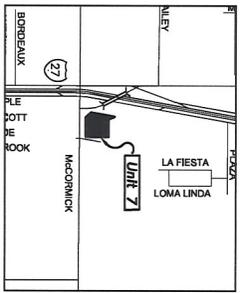
Brady Kendrick  
Planner I

BLK 9 BS+F

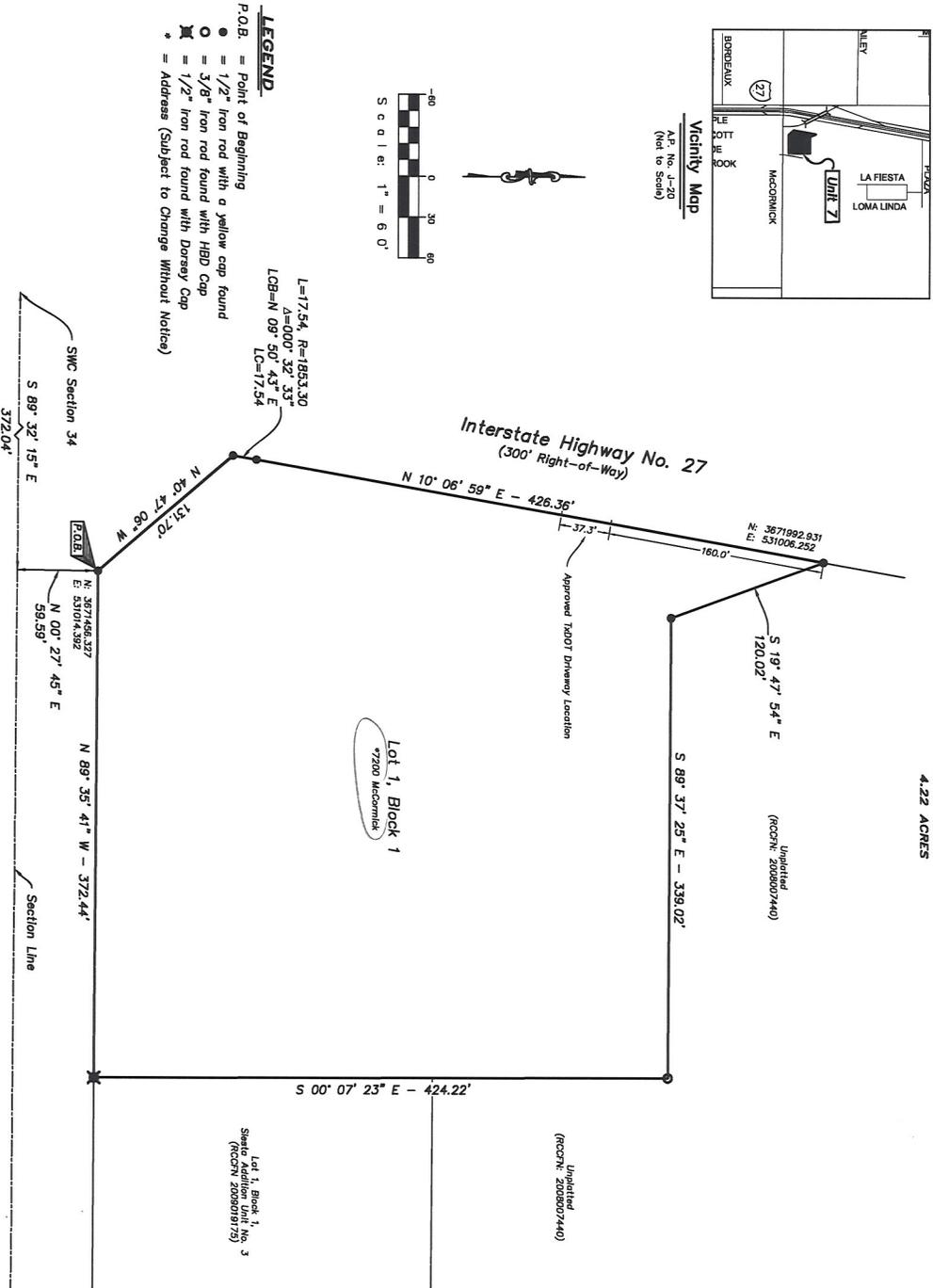
SEC 34

J-20

GENESIS TRACT #217103  
 COUNTY OF AMARILLO, TEXAS  
 AMARILLO, TEXAS 79101



**Hut One Unit No. 1**  
 A Suburban Subdivision to the City of Amarillo, being an updated tract of land  
 in Section 34, Block 9, B. S. & F. Survey, Randall County, Texas  
 4.22 ACRES



**NOTES**

1. THIS PLAT DOES LIE WITHIN THE E.T.U. OF THE CITY OF AMARILLO.
2. ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48381C0210E, EFFECTIVE DATE JUNE 4, 2010, THIS PROPERTY DOES NOT APPEAR TO BE LOCATED IN A SPECIAL FLOOD HAZARD AREA. THE UNDERSIGNED SURVEYOR DOES NOT ASSUME RESPONSIBILITY FOR THE ACCURACY OF THE FEMA MAP OR FOR ANY DAMAGE TO THIS TRACT OR TO THE PROPERTY THEREON.
3. BEARINGS SHOWN ARE BASED ON THE U.S. STATE PLANE COORDINATE SYSTEM OF 1983 - TEXAS NORTH ZONE 4201.
4. COORDINATES SHOWN ARE GRID COORDINATES. DISTANCES SHOWN ARE GROUND DISTANCES. GRID TO GROUND SCALE FACTOR: 1.0002507.
5. SANITARY CONTROL EASEMENT: THERE IS HEREBY CREATED BY THIS PLAT A SANITARY CONTROL EASEMENT AROUND EACH APPROVED WATER WELL LOCATION WITH A 100 FOOT RADIUS WITHIN WELL LOCATION. WATER WELL LOCATIONS WILL BE A MINIMUM OF 10 FEET FROM THE FRONT PROPERTY LINE AND 50 FEET FROM THE SIDE PROPERTY LINES. THE LAND SHOWN AND DESCRIBED IN THIS PLAT IS NOT SUITABLE FOR STANDARD OR FRUITFUL OR OTHER AGRICULTURAL OR OTHER FACILITIES.

**LEGAL DESCRIPTION**

FIELD NOTES are 4.22 acre tract of land in Section 34, Block 9, B. S. & F. Survey, Randall County, Texas, and more particularly described as follows:

BEGINNING at a 1/2" iron rod found with a yellow cap at the intersection of the north right-of-way line of McCormick Road and the east right-of-way line of Interstate Highway No. 27, a distance of 120.02 feet south and N. 09° 27' 45" E. a distance of 59.59 feet to the southwest corner of said Section 34 for the most southerly southwest corner of this tract.

THENCE N. 49° 47' 06" W, along said east right-of-way line, a distance of 131.70 feet to the northwest corner of this tract.

THENCE S. 89° 37' 59" E, a distance of 339.02 feet to a 3/8" iron rod found with a yellow cap for a corner of this tract.

THENCE S. 89° 37' 59" E, a distance of 339.02 feet to a 1/2" iron rod found with a yellow cap for a corner of this tract.

THENCE S. 19° 47' 54" E, a distance of 120.02 feet to a 1/2" iron rod found with a yellow cap for a corner of this tract.

THENCE S. 09° 07' 23" E, a distance of 424.22 feet to a 1/2" iron rod found with a yellow cap for a corner of this tract.

THENCE N. 09° 50' 43" E, and a long chord distance of 17.54 feet, a curve length of 17.54 feet to the northeast corner of this tract.

THENCE N. 10° 06' 59" E, continuing along said east right-of-way line, a distance of 426.36 feet to a 1/2" iron rod found with a yellow cap on said east right-of-way line for the northwest corner of this tract.

THENCE S. 19° 47' 54" E, a distance of 120.02 feet to a 1/2" iron rod found with a yellow cap for a corner of this tract.

THENCE S. 89° 37' 59" E, a distance of 339.02 feet to a 3/8" iron rod found with a yellow cap for the northwest corner of this tract.

**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 RESEMBLER SURVEY AND STAKED ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION.

THIS 28th DAY OF MAY, 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 24th DAY OF MAY, 2018.

*Rebecca Barrow*  
 REBECCA BARROW  
 DESIGNATED OFFICIAL, DEVELOPMENT SERVICES  
 APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

*R.E. Johnson*  
 RICHARD E. JOHNSON  
 REGISTERED SANITARIAN  
 DATE 5/24/18

**DESTINY DURGIN**  
 My Notary ID # 131362719  
 Expires November 28, 2021

**FILED OF RECORD**

*Shelby*  
 RANDALL COUNTY  
 DATE 019008734  
 Clerk's File No.

**Hut One Unit No. 1**  
 A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO

DATE: March 2018 SCALE: 1" = 60' DRAWING BY: JA

FORM NO. 10080900 FILE NAME:

**OLD Engineering, L.P.**  
 CONSULTING ENGINEERS & SURVEYORS  
 P.O. BOX 543  
 WELLSFLO, TX 79099  
 DRAWING NUMBER:

**DEDICATION**

STATE OF TEXAS )  
 COUNTY OF RANDALL )  
 I, KEVIN MORGAN, OWNER, BEING THE OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HAVE CAUSED ALL OF THE SUBURBAN SUBDIVISION TO BE DEDICATED TO THE CITY OF AMARILLO, TEXAS.

EXPLORED BY Me DAY OF May, 2018.

KEVIN MORGAN, OWNER  
 HUT ONE LAND & EQUIPMENT, LTD.  
 4028 TREY DRIVE  
 HOUSTON, TX 77064  
 (713) 782-9000

**ATTEST**

STATE OF TEXAS )  
 COUNTY OF Harris )  
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KEVIN MORGAN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION HEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF AUTHORITY  
 ON THIS 10th DAY OF May, 2018.  
 NOTARY PUBLIC, STATE OF TX  
 Comm. Expires Nov 28, 2021

**APPROVED BY THE DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO, TEXAS, THIS 24th DAY OF MAY, 2018.**

*Rebecca Barrow*  
 REBECCA BARROW  
 DESIGNATED OFFICIAL, DEVELOPMENT SERVICES  
 APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

*R.E. Johnson*  
 RICHARD E. JOHNSON  
 REGISTERED SANITARIAN  
 DATE 5/24/18

APP

P-19-30

HA

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



**Tax Certificate**  
 Property Account Number:  
**R370034080050**

**Statement Date:** 05/23/2019  
**Owner:** HUT ONE LAND AND  
**Mailing:** EQUIPMENT LTD  
**Address:** 4026 TREY DR  
 HOUSTON, TX 770844042

**Property Location:** 0007200 W MCCORMICK  
**Legal:** SECT 34 B S & F|LOT BLOCK 0009|IRREG TR  
 BEG 467 FT E|& 59.69FT N OF SW COR|OF SECT

TAX CERTIFICATE FOR ACCOUNT : R370034080050  
 AD NUMBER: R370034080050  
 GF NUMBER:  
 CERTIFICATE NO : 2003496

DATE : 5/23/2019 PAGE 1 OF 1  
 FEE : \$10.00

**COLLECTING AGENCY**

Randall County  
 PO Box 9514  
 Amarillo TX 79105-9514

**PROPERTY DESCRIPTION**

SECT 34 B S & F|LOT BLOCK 0009|IRREG TR  
 BEG 467 FT E|& 59.69FT N OF SW COR|OF SECT  
 0007200 W MCCORMICK RD  
 4.15 ACRES

**REQUESTED BY**

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

**PROPERTY OWNER**

HUT ONE LAND AND EQUIPMENT LTD  
 4026 TREY DR  
 HOUSTON TX 770844042

UDI: 0%

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 INCLUDING 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 2019 TAXES HAVE NOT BEEN CALCULATED.

**TAXES FOR 2018 ARE \$3,904.73**

CURRENT VALUES							
LAND MKT VALUE:	\$59,350	IMPROVEMENT :	\$169,934				
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0				
APPRAISED VALUE:	\$229,284	LIMITED VALUE:	\$0				
EXEMPTIONS:							
LAWSUITS:							
YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2018	Canyon ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	High Plains Water Conservation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	Randall County	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	Randall County Noxious Weed Di	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018 SUB TOTAL							\$0.00

**TOTAL CERTIFIED TAX DUE 5/2019 :** \$ 0.00

ISSUED TO : ANNEX TAX OFFICE - AMARILLO  
 ACCOUNT NUMBER: R370034080050

CERTIFIED BY: Paula J. Madril  
 Authorized agent of Randall County

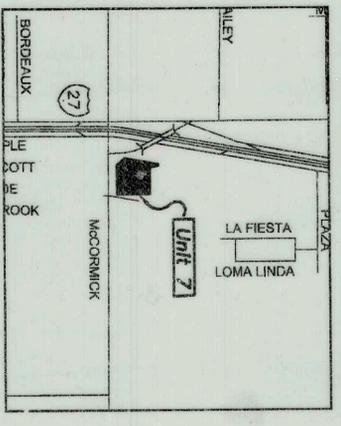
# FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



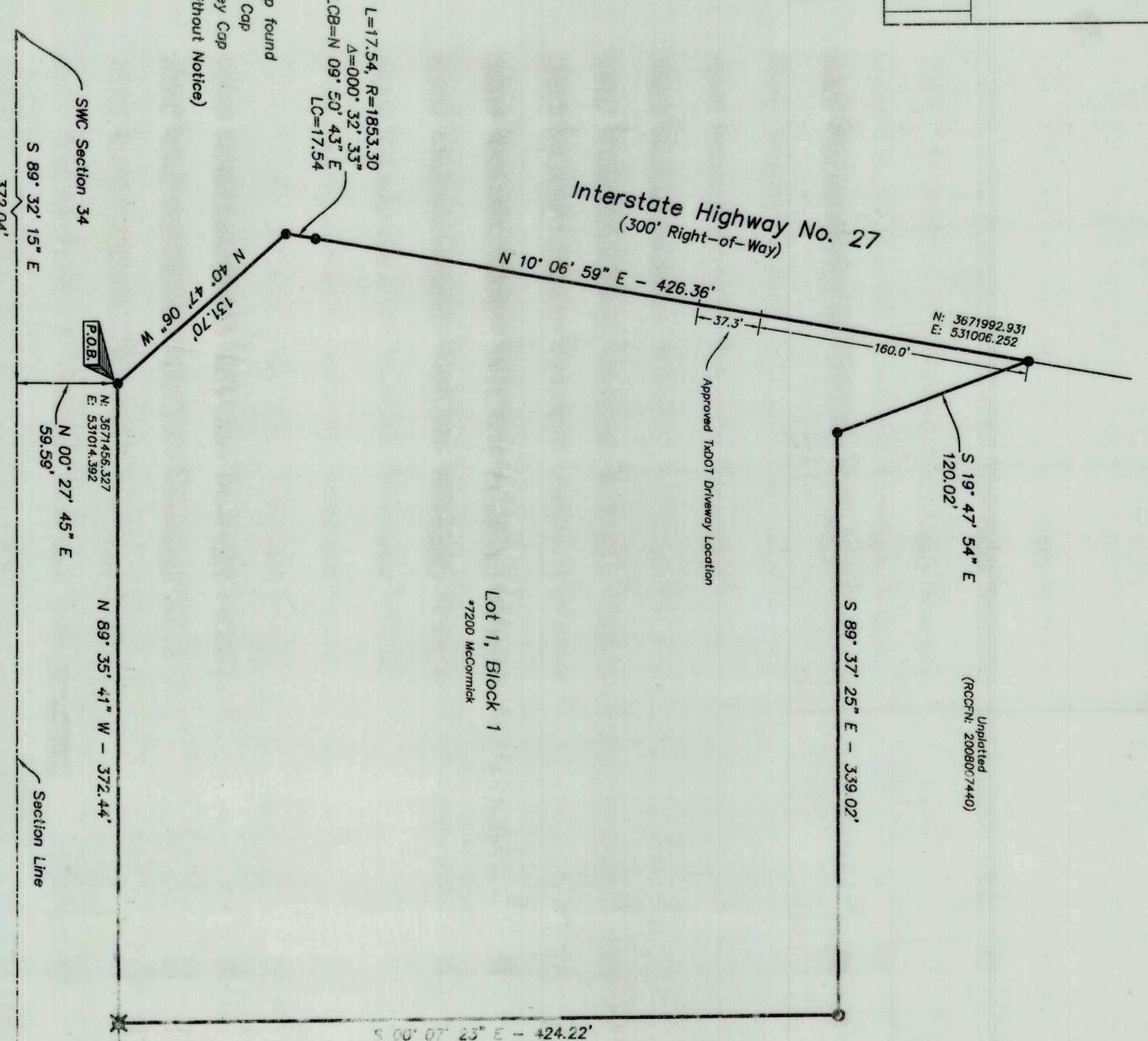
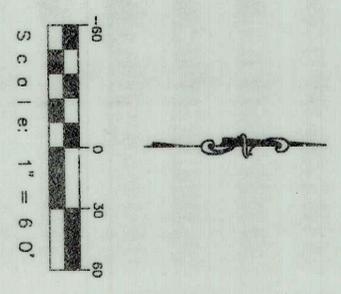
*Susan B. Allen*

2019008734  
05/24/2019 12:25 PM  
Fee: 48.00  
Susan B. Allen, County Clerk  
Randall County, Texas  
PLAT



# Hut One Unit No. 1

An Suburban Subdivision to the City of Amarillo, being an unplatted tract of land in Section 34, Block 9, B. S. & F. Survey, Randall County, Texas  
 4.22 ACRES



- LEGEND**
- = Point of Beginning
  - = 1/2" iron rod with a yellow cap found
  - = 3/8" iron rod found with HBD Cap
  - ⊗ = 1/2" iron rod found with Dorsey Cap
  - \* = Address (Subject to Change Without Notice)

**DEDICATION**

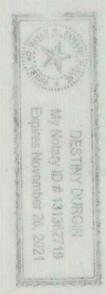
STATE OF TEXAS X  
 COUNTY OF RANDALL X  
 I, KEVIN MORGAN, OWNER OF HUT ONE LAND & EQUIPMENT, LTD., ACTING THROUGH ITS OWNER, KEVIN MORGAN, BEING THE OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HAVE CAUSED ALL OF SAID LAND TO BE SURVEYED, SUBDIVIDED AND DESIGNATED AS HUT ONE UNIT NO. 1, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS.  
 EXECUTED THIS 20 DAY OF May 2019.

KEVIN MORGAN, OWNER  
 HUT ONE LAND & EQUIPMENT, LTD.  
 4026 TREY DRIVE  
 HOUSTON, TX 77084  
 (713) 782-9000

**ATTEST**

STATE OF TEXAS  
 COUNTY OF HARRIS  
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KEVIN MORGAN 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

NOTARY PUBLIC: STATE OF TX  
 Comm. Expires Nov. 28, 2021



**NOTES**

1. THIS PLAT DOES LIE WITHIN THE E.T.L. OF THE CITY OF AMARILLO.
2. ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48381C0210E, EFFECTIVE DATE JUNE 4, 2010, THIS PROPERTY DOES NOT APPEAR TO BE LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN THEREON. THE UNDERSIGNED SURVEYOR DOES NOT ACCEPT RESPONSIBILITY FOR THE ACCURACY OF THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED.
3. BEARINGS SHOWN ARE BASED ON THE U.S. STATE PLANE COORDINATE SYSTEM OF 1983 - TEXAS NORTH ZONE 4201.
4. COORDINATES SHOWN ARE GRID COORDINATES. DISTANCES SHOWN ARE GROUND DISTANCES. GRID TO GROUND SCALE FACTOR: 1.0002507
5. SANITARY CONTROL EASEMENT: 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 LOCATIONS WILL BE A MINIMUM OF 10 FEET FROM THE FRONT PROPERTY LINE AND 50 FEET FROM THE SIDE PROPERTY LINES. THE LAND SHOWN AND DESCRIBED IN THIS PLAT IS SUITABLE FOR STANDARD, NON-STANDARD OR PROPRIETARY ON-SITE SEWERAGE FACILITIES.

**LEGAL DESCRIPTION**

FIELD NOTES a 4.22 acre tract of land in Section 34, Block 9, B. S. & F. Survey, Randall County, Texas, and more particularly described as follows:  
 BEGINNING at a 1/2" iron rod found with a yellow cap at the intersection of the north right-of-way line of McCormick Road and the east right-of-way line of Interstate Highway No. 27 which bears S. 89° 32' 15" E. a distance of 372.04 feet and N. 00° 27' 45" E. a distance of 59.59 feet from the southwest corner of said Section 34 for the most southerly southwest corner of this tract.  
 THENCE N. 40° 47' 06" W. along said east right-of-way line, a distance of 131.70 feet to a 1/2" iron rod found with a yellow cap on said east right-of-way line for the most westerly southwest corner of this tract.  
 THENCE N. 10° 06' 59" E. continuing along said east right-of-way line, a distance of 426.36 feet to a 1/2" iron rod found with a yellow cap on said east right-of-way line for the northwest corner of this tract.  
 THENCE S. 19° 47' 54" E. a distance of 120.02 feet to a 1/2" iron rod found with a yellow cap for the northeast corner of this tract.  
 THENCE S. 89° 37' 25" E. a distance of 339.02 feet to a 3/8" iron rod found with a HBD Cap for the northeast corner of this tract.  
 THENCE S. 00° 07' 23" E. a distance of 424.22 feet to a 1/2" iron rod found with a Dorsey Cap on said north right-of-way line of said McCormick Road for the southeast corner of this tract.  
 THENCE N. 89° 35' 41" W. along said north right-of-way line a distance of 372.44 feet to the place of BEGINNING and containing 4.22 acres (184,020 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 PERIMETER SURVEY AND STAKED ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION.  
 THIS 20th DAY OF MAY 2019.

RICHARD E. JOHNSON  
 REGISTERED PROFESSIONAL  
 LAND SURVEYOR NO. 4253



**APPROVAL**

APPROVED BY THE DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO, TEXAS THIS 24th DAY OF May 2019.  
 DESIGNATED OFFICIAL, DEVELOPMENT SERVICES  
 APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT  
 REGISTERED SANITARIAN  
 DATE 5/22/19

**FILED OF RECORD**

5/24/2019 RANDALL COUNTY  
 DATE  
 201908734  
 Clerk's File No.

**Hut One Unit No. 1**

A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO  
 SCALE: 1" = 60'  
 DATE: March 2019  
 Form No. 10090900  
 DRAWN BY: JA  
 FILE NAME:  
 OJD Engineering, L.P.  
 Consulting Engineers & Surveyors  
 806-447-2803  
 P.O. BOX 503  
 WELLSINGTON, TX 79085  
 DRAWING NUMBER