



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

8/26/2019

Daryl R. Furman
Furman Land Surveyors, Inc.
3501 S. Georgia St., Suite "D"
Amarillo, Texas 79109

RE: Letter of Action: Approval – P-19-51 Spring Lake Unit No. 3 – ZB1902575 Final Plat

The City of Amarillo has approved the above Final Plat on 7/22/2019. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2019013628 on 8/6/2019. 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 Bradley.Kiewiet@amarillo.gov or 806.378.6291.

Sincerely,

Brad Kiewiet

Brad Kiewiet, MBA
Planner I

Christina McMurray

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



Tax Certificate

Property Account Number:
R073196607500

Statement Date: 04/15/2019
Owner: REINBOLD INC
Mailing: 6400 CHLOE CIR
Address: AMARILLO, TX 791191100

Property Location: 0017680 SPRING LAKE DR
Legal: SPRING LAKE # 1 AMENDED|LOT 014 BLOCK 0001

TAX CERTIFICATE FOR ACCOUNT : R073196607500
AD NUMBER: R073196607500
GF NUMBER: FURMAN & ASSOC
CERTIFICATE NO : 1998524

DATE : 4/15/2019
FEE : \$10.00

PAGE 1 OF 1

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9514

PROPERTY DESCRIPTION

SPRING LAKE # 1 AMENDED|LOT 014 BLOCK 0001
0017680 SPRING LAKE DR
2.05 ACRES

REQUESTED BY

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

PROPERTY OWNER

REINBOLD INC
6400 CHLOE CIR
AMARILLO TX 791191100

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 \$886.54

CURRENT VALUES			
LAND MKT VALUE:	\$50,000	IMPROVEMENT :	\$0
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$50,000	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	South Randall Hospital Distric	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 4/2019 : \$0.00

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R073196607500

CERTIFIED BY:

Paula Madrid
Authorized Agent of Randall County

Christina McMurray

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



Tax Certificate

Property Account Number:
R073196607000

Statement Date: 04/15/2019
Owner: BYRD CHAD
Mailing: BYRD HOLLY
Address: 17660 SPRING LAKE DR
CANYON, TX 790158406

Property Location: 0017660 SPRING LAKE DR
Legal: SPRING LAKE # 1 AMENDED|LOT 013 BLOCK 0001

TAX CERTIFICATE FOR ACCOUNT : R073196607000
AD NUMBER: R073196607000
GF NUMBER:
CERTIFICATE NO : 1998542

DATE : 4/15/2019
FEE : \$10.00

PAGE 1 OF 1

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9514

PROPERTY DESCRIPTION

SPRING LAKE # 1 AMENDED|LOT 013 BLOCK 0001
0017660 SPRING LAKE DR
2.18 ACRES

REQUESTED BY

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

PROPERTY OWNER

BYRD CHAD BYRD HOLLY
17660 SPRING LAKE DR
CANYON TX 790158406

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 \$6,816.26

CURRENT VALUES			
LAND MKT VALUE:	\$55,000	IMPROVEMENT :	\$347,290
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$402,290	LIMITED VALUE:	\$0
EXEMPTIONS:	General Homestead		
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	South Randall Hospital Distric	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 4/2019 : \$ 0.00

ISSUED TO : ANNEX TAX OFFICE - AMARILLO
ACCOUNT NUMBER: R073196607000

CERTIFIED BY : Paula J Madrid
Authorized agent of Randall County

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Susan B Allen

2019013628

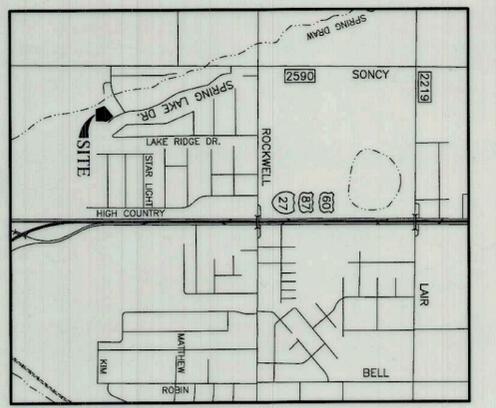
08/06/2019 10:50 AM

Fee: 50.00

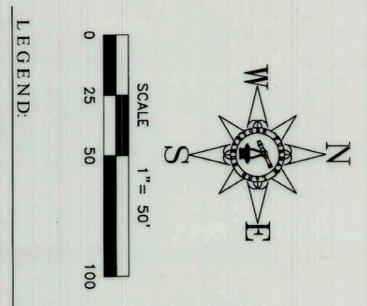
Susan B. Allen, County Clerk

Randall County, Texas

PLAT



VICINITY MAP
NOT TO SCALE



NOTES

- 1) THIS PLAT IS WITHIN THE CITY OF AMARILLO.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE PLAT OF AMENDED SPRING LAKE UNIT NO. 1 RECORDED UNDER CLERK'S FILE NO. 03 17423 OF THE OFFICIAL PUBLIC RECORDS OF RANDALL COUNTY, TEXAS. (HATCHED FLOOD ZONE SHOWN IN AS SCALED FROM FEDERAL FLOOD INSURANCE RATE MAP NO. 48381C0220E, DATED JUNE 4, 2010.)
- 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.

DESCRIPTION

All of Lots 13 and 14, Block 1, Amended Spring Lake Unit No. 1 according to the map or plat thereof recorded under Clerk's File No. 03 17423 of the Official Public Records of Randall County, Texas. Said Lots 13 and 14 being described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod with cap found for the Southeast corner of said Lot 14, same being the Southeast corner of this tract of land;

THENCE N. 89° 53' 43" W. (Base line) 378.98 feet to a 1/2 inch iron rod with cap (FURMAN) found for the Southwest corner of said Lot 13, same being the Southwest corner of this tract of land;

THENCE N. 18° 23' 07" W. 293.23 feet to a 1/2 inch iron rod found for the most West corner of said Lot 13, same being the most West corner of this tract of land;

THENCE N. 52° 44' 07" E. 420.62 feet to a 1/2 inch iron rod with cap (5377) found for the most North corner of said Lot 13, same being the most North corner of this tract of land and the beginning of a curve to the left whose center bears N. 5° 31' 54" E. 480.00 feet;

THENCE Southeastery 71.25 feet along said curve to the left with a long chord of S. 38° 43' 14" E. 71.18 feet to a 1/2 inch iron rod with cap (4664) found;

THENCE S. 42° 58' 21" E. 118.13 feet to a 1/2 inch iron rod found for the most North Northeast corner of said Lot 14, same being the most North Northeast corner of this tract of land and the beginning of a curve to the left whose center bears S. 81° 04' 55" E. 65.00 feet;

THENCE Southeastery 51.91 feet along said curve to the left with a long chord of S. 13° 57' 42" E. 50.54 feet to a 1/2 inch iron rod with cap (5377) found for the most East Northeast corner of said Lot 14, same being the most East Northeast corner of this tract of land;

THENCE S. 00° 05' 17" W. 342.62 feet to the POINT OF BEGINNING.

OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THAT THE UNDERSIGNED, SEAN GREEN, 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 AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET ALLEYS, LANS AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 20th DAY OF July, 2019

SEAN GREEN
17660 SPRING LAKE DRIVE
CANYON, TEXAS 79015

ATTEST

THE STATE OF TEXAS
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY SEAN GREEN.

THIS 20th DAY OF July, 2019

Jana Michelle Cox
NOTARY PUBLIC, STATE OF TEXAS

OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THAT THE UNDERSIGNED, HOLLY BYRD, 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 SPRING LAKE UNIT NO. 3, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET ALLEYS, LANS AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 12th DAY OF July, 2019

HOLLY BYRD
17660 SPRING LAKE DRIVE
CANYON, TEXAS 79015

ATTEST

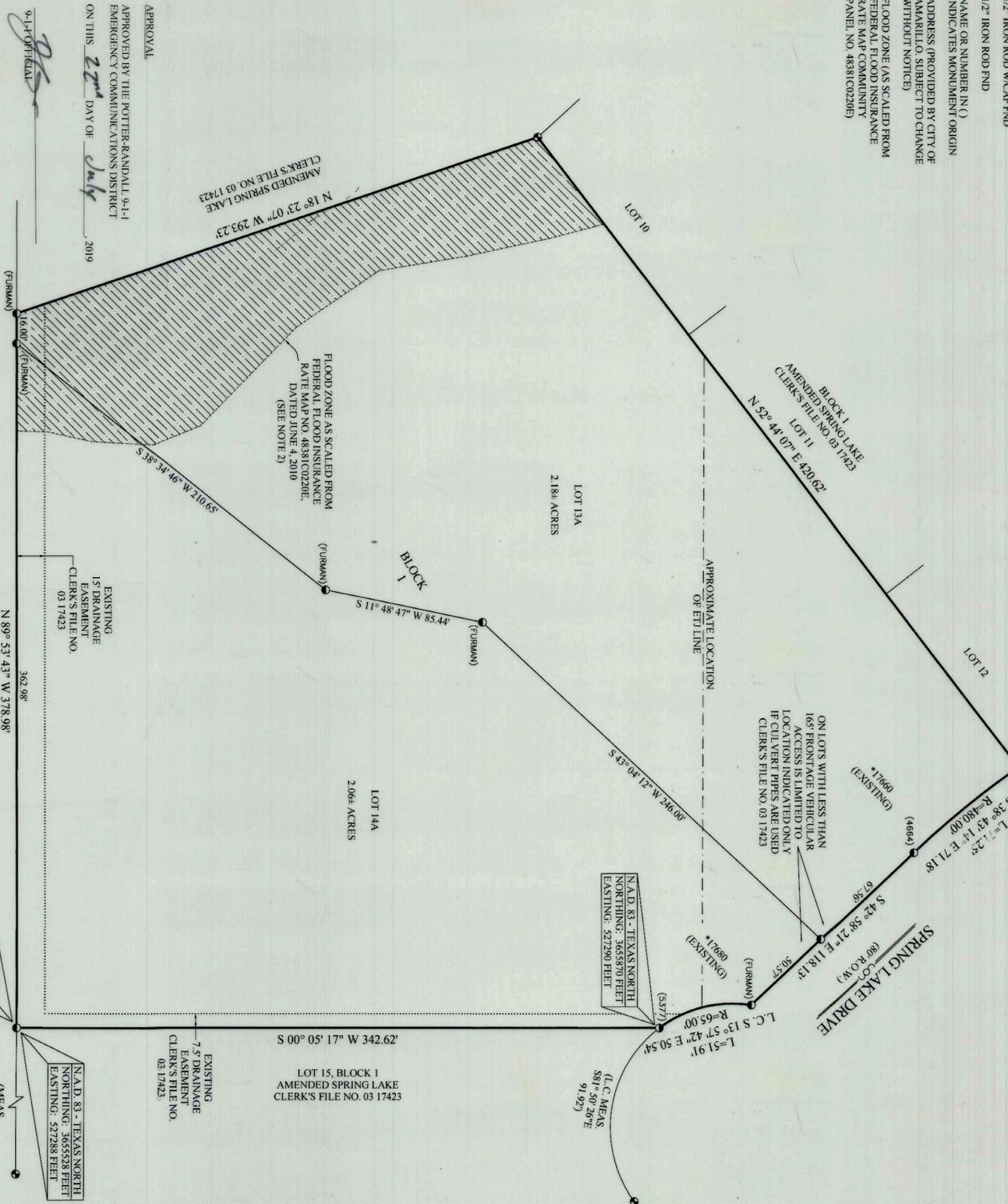
THE STATE OF TEXAS
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY HOLLY BYRD.

THIS 12th DAY OF July, 2019

Jana Michelle Cox
NOTARY PUBLIC, STATE OF TEXAS



APPROVAL

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO, TEXAS.

ON THIS 22nd DAY OF July, 2019.

CHAIRMAN

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT ON THIS 20th DAY OF July, 2019.

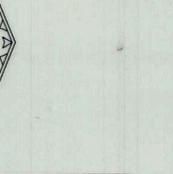
HEALTH OFFICER



APPROVAL

APPROVED BY THE POTTER-RANDALL 9-1-1 EMERGENCY COMMUNICATIONS DISTRICT ON THIS 22nd DAY OF July, 2019.

9-1-1 OFFICIAL



APPROVAL

APPROVED BY THE COMMISSIONERS COURT OF RANDALL COUNTY, TEXAS ON THIS 4th DAY OF August, 2019.

ERNIE HOUDASHHELL, COUNTY JUDGE

GRANTEE'S ADDRESS:
CITY OF AMARILLO
601 S. BUCHANAN ST.
AMARILLO, TEXAS 79010

FILED OF RECORD
DATE 8/16/19
CLERK'S FILE NO. 2019013628

RANDALL COUNTY
301 W. HIGHWAY 60
CANYON, TEXAS 79015

DARYL R. FURMAN, R.S. 5374
REGISTERED PROFESSIONAL LAND SURVEYOR



FURMAN LAND SURVEYORS, INC.
SURVEYING - MAPPING - CONSULTING
TEXAS - OKLAHOMA - NEW MEXICO
KANSAS - COLORADO

DARYL R. FURMAN, P.R.S., DANIEL R. FURMAN, P.R.S., DONALD R. FURMAN, P.R.S., CASEY A. MANN, P.R.S., LANDON M. STOKES, P.R.S., HEATHER LYNN LEMONS, P.R.S., KYLE L. BRADY, P.R.S.

TEXAS FIRM # 0092400 & 10092401
P.O. BOX 1416, AMARILLO, TEXAS 79015, (806) 374-4246, FAX (806) 374-4248
P.O. BOX 464, DUMAS, TEXAS 79029, (806) 924-1405, FAX (806) 924-1482

PROJECT NO. 1924347 FILE NO. 1-23
DRAWING NO. P-SUB 19 RANDALL-1-23-1924347-1924347