



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

10/2/2019

Daryl Furman
Furman Surveying
3501 S Georgia St. Suite D
Amarillo, Texas 79109

RE: Letter of Action: Approval – P-19-78 AR Glenn’s Subdivision Unit 5 - ZB1904282 Final Plat

The City of Amarillo has approved the above Final Plat on 9/26/2019. The Plat was filed of record in the Official Public Records of Potter County, File Clerk’s No. 2019OPR0013010 on 9/27/2019. 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 Jason.Taylor@amarillo.gov or 806.378.5255.

Sincerely,

A handwritten signature in black ink that reads 'Jason Taylor'. The signature is written in a cursive, flowing style.

Jason Taylor, B.S.
Planner I

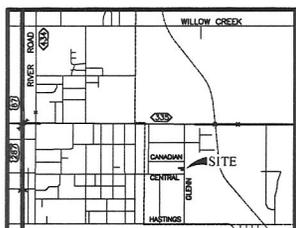
E-1

BLK 2 AB+M

SEC 134

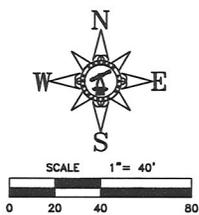
P-8

2010 CENSUS TRACT # 151 A.P. # P-8



VICINITY MAP

NOT TO SCALE



NOTES

- 1) THIS PLAT IS WITHIN THE ETJ OF THE CITY OF AMARILLO.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP NO. 48375C0393C, DATED JUNE 4, 2010. USE OF F.L.R.M. MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.
- 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

A 0.71 +/- acre tract of land being a portion of Tract 17 of A. R. Glenn's Subdivision, an addition to the City of Amarillo according to the map or plat thereof recorded in Volume 500, Page 169 of the Deed Records of Potter County, Texas, further being all of that certain 0.5 +/- acre tract of land being described in that certain instrument recorded in Volume 1336, Page 662 and all of that certain tract of land as conveyed to Fred R. Phillips (Phillips Tract) being described in that certain instrument recorded in Volume 3515, Page 121 of the Official Public Records of Potter County, Texas said 0.71 +/- acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on August 8, 2019 and being further described by metes and bounds as follows:

BEGINNING at a steel fence post found in the West Right-of-Way line of Glenn Drive for the Southeast corner of said 0.5 +/- acre tract of land, same being the Northeast corner of a certain tract of land conveyed to E. L. and Alice Harrison (Harrison Tract), from whence a square bolt found for the Southeast corner of said Harrison Tract bears SOUTH 149.81 feet;

THENCE S. 89° 58' 33" W. 145.24 feet along the common line between said 0.5 +/- acre tract of land and said Harrison Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the East line of a 1 acre tract of land conveyed to Daniel Lee and Gretchen Loise Ekstrand (Ekstrand Tract) described in that certain instrument recorded in Volume 2872, Page 378 of the Official Public Records of Potter County, Texas, for the Northwest corner of said Harrison Tract, same being the Southwest corner of said 0.5 +/- acre tract of land, also being a jog corner of this tract of land, from whence a 3/4" iron pipe found for the common South corner between said Ekstrand Tract and said Harrison Tract bears S. 00° 00' 47" W. 149.79 feet;

THENCE N. 00° 00' 47" E. 96.97 feet along the East line of said Ekstrand Tract to the Northeast corner of said Ekstrand Tract, same being the Southeast corner of the aforementioned Phillips Tract, also being an interior jog corner of this tract of land;

THENCE S. 89° 58' 33" W. 176.67 feet along the common line between said Ekstrand Tract and said Phillips Tract to the Southwest corner of said Phillips Tract, same being the Northwest corner of said Ekstrand Tract in the East line of a 1 acre tract of land conveyed to James L. and Teresa Ann Watson (Watson Tract) described in that certain instrument recorded in Volume 2709, Page 843 of the Official Public Records of Potter County, Texas, from whence a 3/4 inch iron pipe found for the Southwest corner of said Ekstrand Tract bears S. 00° 02' 22" W. 246.73 feet;

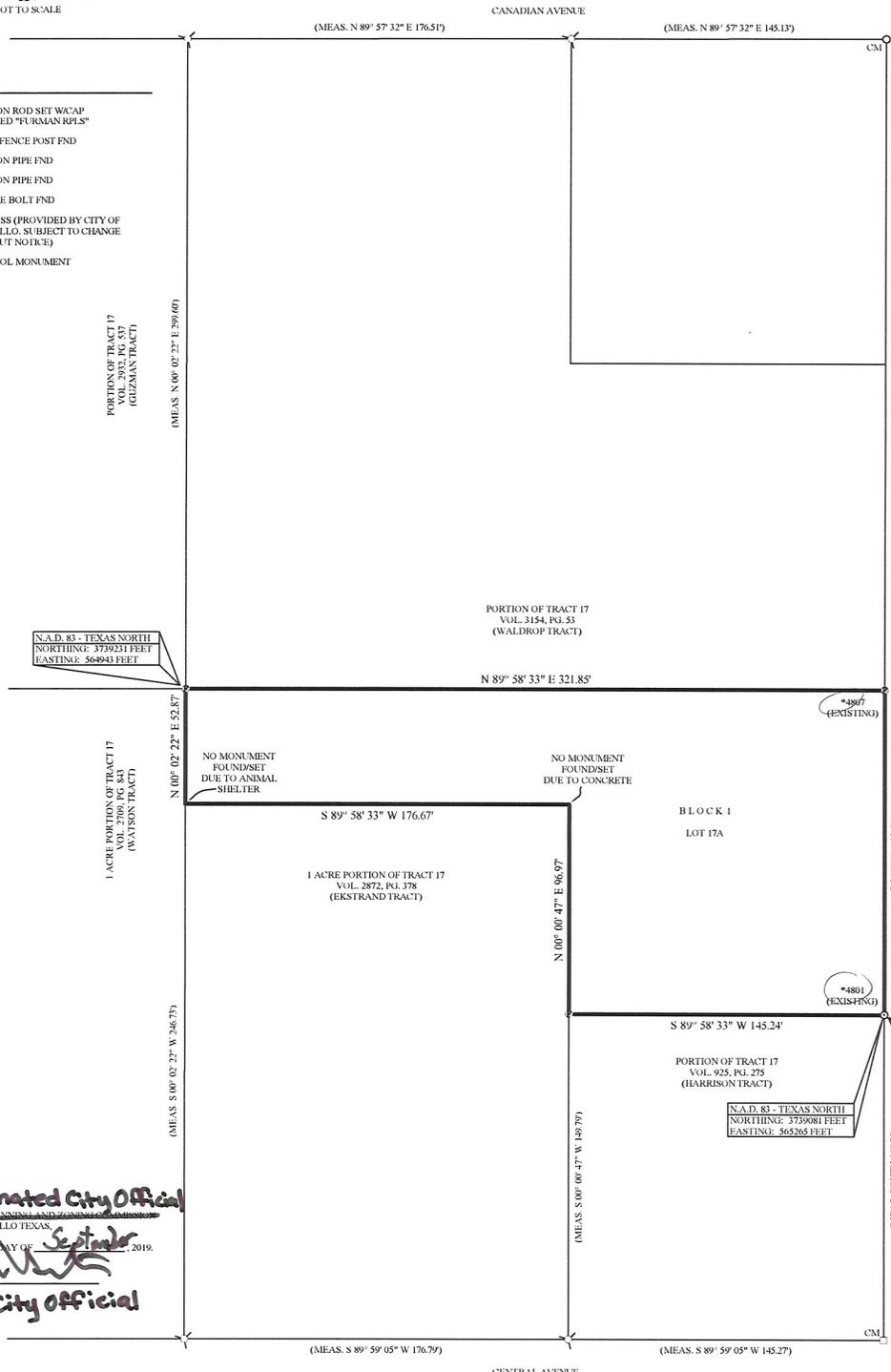
THENCE N. 00° 02' 22" E. 52.87 feet along the East line of said Watson Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the West Right-of-Way line of Phillips Tract, said Watson Tract, a 1 acre tract of land conveyed to Julian and Abundia Guzman (Guzman Tract), and that certain tract of land conveyed to Michael Lynn and Judy Kay Waldrop (Waldrop Tract), same being the Northwest corner of this tract of land, from whence a 3/4 inch iron pipe found for the common North corner between said Guzman Tract and said Waldrop Tract bears N. 00° 02' 22" E. 299.60 feet;

THENCE N. 89° 58' 33" E. 321.85 feet along the South line of said Waldrop Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the West Right-of-Way line of Glenn Drive for the Southeast corner of said Waldrop Tract, same being the Northeast corner of said 0.5 +/- acre tract of land, also being the Northeast corner of this tract of land from whence a 1/2 inch iron pipe found bears NORTH 299.69 feet;

THENCE SOUTH 149.84 feet along said West Right-of-Way line of Glenn Drive, same being the East line of said 0.5 +/- acre tract of land to the PLACE OF BEGINNING and containing 0.71 acre of land, more or less.

LEGEND:

- 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
- STEEL FENCE POST FND
- 3/4" IRON PIPE FND
- 1/2" IRON PIPE FND
- SQUARE BOLT FND
- ADDRESS (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)
- CM CONTROL MONUMENT



OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS
 COUNTY OF POTTER

THAT THE UNDERSIGNED, BILLY WARNER AS POWER OF ATTORNEY FOR FRED R. PHILLIPS, 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 A R. GLENN'S SUBDIVISION UNIT NO. 5, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, ALLEYS, LANES AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 18 DAY OF SEPT., 2019.

Billy Warner
 BILLY WARNER AS POWER OF ATTORNEY FOR
 FRED R. PHILLIPS
 4807 GLENN STREET
 AMARILLO, TEXAS 79108

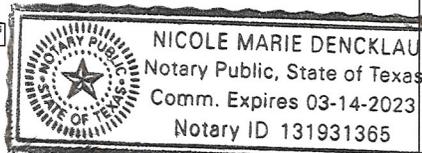
ATTEST

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS
 COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
 BY BILLY WARNER.

THIS 18 DAY OF SEPT., 2019.

Walt DeWitt
 NOTARY PUBLIC, STATE OF TEXAS



A. R. GLENN'S
 SUBDIVISION
 UNIT NO. 5

A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, BEING A REPLAT OF A PORTION OF TRACT 17 OF A. R. GLENN'S SUBDIVISION IN SECTION 134, BLOCK 2 A.B. & M. SURVEY POTTER COUNTY, TEXAS 0.71± ACRES

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

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

TEXAS FIRM #10092400 & 10092401
 P.O. BOX 4416 · AMARILLO, TEXAS 79105 · (806) 471-2316 · FAX (806) 471-4248
 P.O. BOX 664 · DUBAS, TEXAS 79029 · (806) 434-0248 · FAX (806) 434-1882

PROJECT NO. 1924404 FILE NO. P-8
 DRAWING NO. P-8 SUB 19 POTTER P-8 1924404 1924404

CERTIFICATE

I, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT IT WAS PREPARED FROM A PERIMETER SURVEY MADE ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION WITH MONUMENTS, SET OR FOUND AS INDICATED, AT ALL PERIMETER CORNERS ON THIS 8TH DAY OF AUGUST, 2019.

Daryl R. Furman
 DARYL R. FURMAN RPLS 5374
 REGISTERED PROFESSIONAL LAND SURVEYOR



APPROVAL Designated City Official

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

ON THIS 24th DAY OF September, 2019.

Julie Smith
 Designated City Official

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT ON THE 24th DAY OF September, 2019.

Julie Smith
 HEALTH OFFICER

GRANTEES ADDRESS:
 CITY OF AMARILLO
 601 S. BUCHANAN ST.
 AMARILLO, TEXAS 79101

POTTER COUNTY ROAD AND BRIDGE DEPARTMENT
 2419 E. WILLOW CREEK DRIVE
 AMARILLO, TEXAS 79108

FILED OF RECORD
 9/27/19

(DATE)

20190PR0013010

POTTER COUNTY

CLERK'S FILE NO.

APP

P-19-78

He

County of Potter

STATE OF TEXAS
SANTA FE BUILDING

TAX OFFICE
900 S. POLK, SUITE 106
PO BOX 2289
AMARILLO, TEXAS 79105-2289



PHONE: (806) 342-2600
FAX: (806) 342-2637
pcto@co.potter.tx.us

SHERRI AYLOR, PCC
TAX ASSESSOR-COLLECTO

August 8, 2019

After a preliminary check of the tax records of this office, the following property has no delinquent taxes.

Owner:	FRED R PHILLIPS 4807 GLENN ST AMARILLO, TX 79108-4829	Geo ID: R026-0370-4210 Legal Acres: 0.71 Legal Desc: A R GLENN LOT BLOCK N 1/2 OF S 1 AC OF E 2 AC PLUS 52.87FT X 176.51 FT ADJACENT ON WEST IN TR 17 Situs: 4807 GLENN ST Exemptions: HOMESTEAD/OV65 OR DP
--------	---	--

Taxes Paid for tax year 2018:

AMARILLO COLLEGE	\$30.46
PANHANDLE WD	\$1.21
POTTER COUNTY	\$91.63
AMARILLO ISD	\$0

The taxes to be imposed by the above listed taxing units for the 2019 taxes have not been calculated.

This letter is for Plat purposes only. Once the tax system is functional, a tax certificate will be printed and sent to the Potter County Clerk's office for filing.

Handwritten signature of Sherri Aylor in cursive script.

Sherri Aylor
Tax Assessor/Collector, PCC

FILED and RECORDED

Instrument Number: 2019OPR0013010

Filing and Recording Date: 09/27/2019 03:52:27 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.

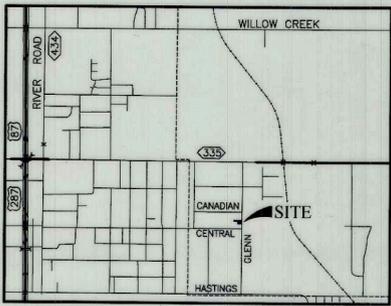


A handwritten signature in cursive script that reads "Julie Smith".

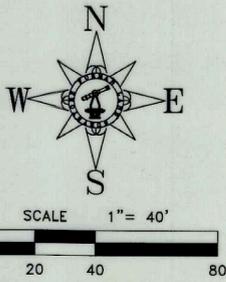
Julie Smith, County Clerk
Potter County, Texas

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

levans



VICINITY MAP
NOT TO SCALE



NOTES

- 1) THIS PLAT IS WITHIN THE ETJ OF THE CITY OF AMARILLO.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP NO. 4837C0393C, DATED JUNE 4, 2010. USE OF F.I.R.M. MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.
- 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

A 0.71+/- acre tract of land being a portion of Tract 17 of A. R. Glenn's Subdivision, an addition to the City of Amarillo according to the map or plat thereof recorded in Volume 500, Page 169 of the Deed Records of Potter County, Texas, further being all of that certain 0.5+/- acre tract of land being described in that certain instrument recorded in Volume 1336, Page 662 and all of that certain tract of land as conveyed to Fred R. Phillips (Phillips Tract) being described in that certain instrument recorded in Volume 3515, Page 121 of the Official Public Records of Potter County, Texas said 0.71+/- acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on August 8, 2019 and being further described by metes and bounds as follows:

BEGINNING at a steel fence post found in the West Right-of-Way line of Glenn Drive for the Southeast corner of said 0.5+/- acre tract of land, same being the Northeast corner of a certain tract of land conveyed to E. L. and Alice Harrison (Harrison Tract), from whence a square bolt found for the Southeast corner of said Harrison Tract bears SOUTH 149.81 feet;

THENCE S. 89° 58' 33" W. 145.24 feet along the common line between said 0.5+/- acre tract of land and said Harrison Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the East line of a 1 acre tract of land conveyed to Daniel Lee and Gretchen Loise Ekstrand (Ekstrand Tract) described in that certain instrument recorded in Volume 2872, Page 378 of the Official Public Records of Potter County, Texas, for the Northwest corner of said Harrison Tract, same being the Southwest corner of said 0.5+/- acre tract of land, also being a jog corner of this tract of land, from whence a 3/4" iron pipe found for the common South corner between of said Ekstrand Tract and said Harrison Tract bears S. 00° 00' 47" W. 149.79 feet;

THENCE N. 00° 00' 47" E. 96.97 feet along the East line of said Ekstrand Tract to the Northeast corner of said Ekstrand Tract, same being the Southeast corner of the aforementioned Phillips Tract, also being an interior jog corner of this tract of land;

THENCE S. 89° 58' 33" W. 176.67 feet along the common line between said Ekstrand Tract and said Phillips Tract to the Southwest corner of said Phillips Tract, same being the Northwest corner of said Ekstrand Tract in the East line of a 1 acre tract of land conveyed to James L. and Teresa Ann Watson (Watson Tract) described in that certain instrument recorded in Volume 2709, Page 843 of the Official Public Records of Potter County, Texas, from whence a 3/4 inch iron pipe found for the Southwest corner of said Ekstrand Tract bears S. 00° 02' 22" W. 246.73 feet;

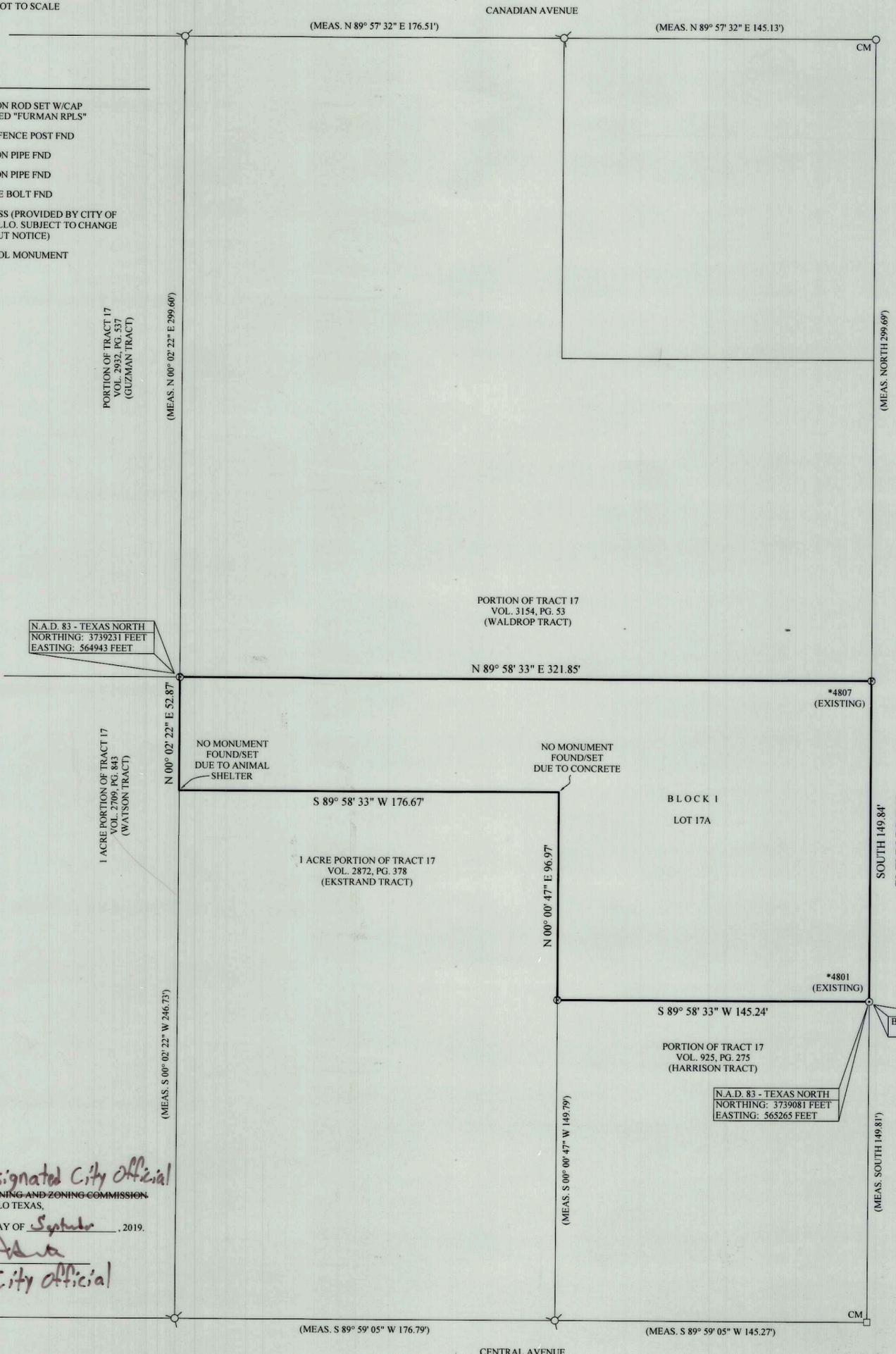
THENCE N. 00° 02' 22" E. 52.87 feet along the East line of said Watson Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set for the common corner of said Phillips Tract, said Watson Tract, a 1 acre tract of land conveyed to Julian and Abundia Guzman (Guzman Tract), and that certain tract of land conveyed to Michael Lynn and Judy Kay Waldrop (Waldrop Tract), same being the Northwest corner of this tract of land, from whence a 3/4 inch iron pipe found for the common North corner between said Guzman Tract and said Waldrop Tract bears N. 00° 02' 22" E. 299.60 feet;

THENCE N. 89° 58' 33" E. 321.85 feet along the South line of said Waldrop Tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the West Right-of-Way line of Glenn Drive for the Southeast corner of said Waldrop Tract, same being the Northeast corner of said 0.5+/- acre tract of land, also being the Northeast corner of this tract of land from whence a 1/2 inch iron pipe found bears NORTH 299.69 feet;

THENCE SOUTH 149.84 feet along said West Right-of-Way line of Glenn Drive, same being the East line of said 0.5+/- acre tract of land to the PLACE OF BEGINNING and containing 0.71 acre of land, more or less.

LEGEND:

- ⊙ 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
- STEEL FENCE POST FND
- 3/4" IRON PIPE FND
- 1/2" IRON PIPE FND
- SQUARE BOLT FND
- *XXXX ADDRESS (PROVIDED BY CITY OF AMARILLO, SUBJECT TO CHANGE WITHOUT NOTICE)
- CM CONTROL MONUMENT



N.A.D. 83 - TEXAS NORTH
NORTHING: 3739231 FEET
EASTING: 564943 FEET

N.A.D. 83 - TEXAS NORTH
NORTHING: 3739081 FEET
EASTING: 563265 FEET

OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS
COUNTY OF POTTER

THAT THE UNDERSIGNED, BILLY WARNER AS POWER OF ATTORNEY FOR FRED R. PHILLIPS, 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 A. R. GLENN'S SUBDIVISION UNIT NO. 5, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, ALLEYS, LANES AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH.

EXECUTED THIS 18 DAY OF SEPT., 2019.

Billy Warner
BILLY WARNER AS POWER OF ATTORNEY FOR
FRED R. PHILLIPS
4807 GLENN STREET
AMARILLO, TEXAS 79108

ATTEST

THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS
COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY BILLY WARNER.

THIS 16 DAY OF SEPT., 2019.

Dale Dencklau
NOTARY PUBLIC, STATE OF TEXAS



APPROVAL Designated City Official

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

ON THIS 21st DAY OF September, 2019.

[Signature]
CHAIRMAN Designated City Official

APPROVAL

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

ON THIS 24th DAY OF September, 2019.

[Signature]
HEALTH OFFICER

GRANTEE'S ADDRESS:
CITY OF AMARILLO
601 S. BUCHANAN ST.
AMARILLO, TEXAS 79101

FILED OF RECORD

9127119
(DATE)

POTTER
(COUNTY)

2019080013010
CLERK'S FILE NO.



CERTIFICATE

I, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT IT WAS PREPARED FROM A PERIMETER SURVEY MADE ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION WITH MONUMENTS, SET OR FOUND AS INDICATED, AT ALL PERIMETER CORNERS ON THIS 8TH DAY OF AUGUST, 2019.

[Signature]
DARYL R. FURMAN RPLS 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

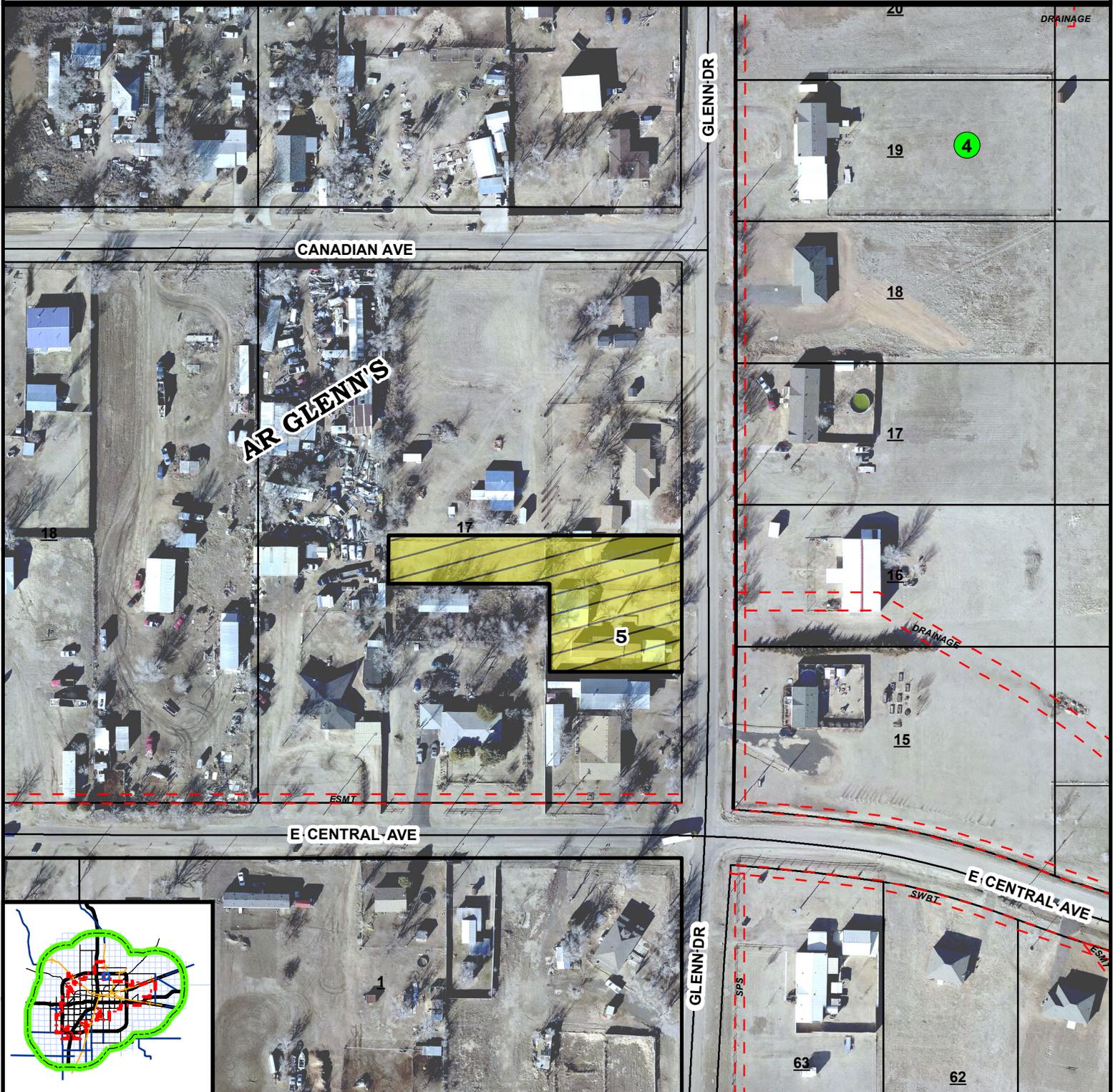
FURMAN LAND SURVEYORS, INC.
SURVEYING · MAPPING · CONSULTING
TEXAS · OKLAHOMA · NEW MEXICO
KANSAS · COLORADO

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

TEXAS FIRM #10092400 & 10092401
P.O. BOX 1416 · AMARILLO, TEXAS 79105 · (806) 374-4246 · FAX (806) 374-4248
P.O. BOX 464 · DUMAS, TEXAS 79029 · (806) 934-1405 · FAX (806) 934-1482

PROJECT NO. 1924404 FILE NO. P-8
DRAWING NO. P\SUB 19\POTTER\P-8\1924404\1924404

AR GLENN'S SUBDIVISION UNIT NO. 5



**CITY OF AMARILLO
PLANNING DEPARTMENT**

Scale: 1" = 150'
Date: 8/20/2019
Case No: P-19-78



P-19-78 AR Glenn's Subdivision Unit No. 5, A suburban subdivision to the City of Amarillo, Being a replat of a portion of Tract 17, AR Glens Subdivision, In Section 134, Block 2, AB&M survey, Potter County, Texas.

Vicinity: Glenn Drive and Central Avenue

APPLICANT: Fred Phillips

AP: P8