



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

4/3/2020

Kevin Brown
Hagar Brown & Dorsey Land Surveyors
4713 S. Western
Amarillo, Texas 79109

RE: Letter of Action: Approval – Southland Acres Unit No. 7 – ZB2000421 Final Plat

Mr. Brown,

The City of Amarillo has approved the above Final Plat on 3/23/2020. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2020005445 on 3/27/2019. 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 Brady.Kendrick@amarillo.gov or 806-378-5286.

Sincerely,

A handwritten signature in blue ink that reads 'Brady Kendrick'. The signature is written in a cursive, flowing style.

Brady Kendrick
Planner II

SOUTHLAND ACRES UNIT NO. 7
A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO,
BEING AN REPLAT OF A PORTION OF TRACT 24, BLOCK 4, SOUTHLAND ACRES UNIT NO. 1
IN SECTION 145, BLOCK 2, A.B. & M. SURVEY
RANDALL COUNTY, TEXAS
1.07 ACRES

DEDICATION

State of Texas)
County of Randall)

That, I, Steve Long, being the owner of the land shown and described on this plat has caused all of said land to be resurveyed, subdivided and designated as Southland Acres Unit No. 7, a suburban subdivision to the City of Amarillo, Texas, and does declare that all easements shown upon said plat and map are dedicated and same are hereby dedicated to the public forever to be used as easements.

Executed this 13th day of March, 2020

Steve Long
Steve Long
10300 Dobie Street
Amarillo, Texas 79118
806-679-1292

ATTEST

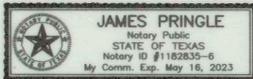
State of Texas
County of Randall

Before me the undersigned authority on this day personally appeared Steve Long, known to be the person whose name is subscribed to the foregoing instrument, and acknowledgment to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and Seal of Office

On This 13th day of March, 2020

James Pringle
Notary Public State of Texas
Comm. Expires May 16, 2023



APPROVAL:

Approved by the Amarillo Area Public Health District.

J.C. Brown RS 3/23/2020
Health Officer Date

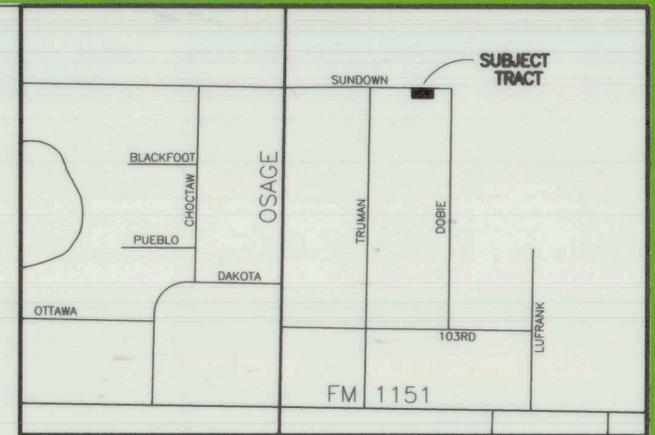
APPROVAL:

Approved by the designated official for the City of Amarillo, Texas, on this 23rd day of March, 2020

[Signature]
Designated Official

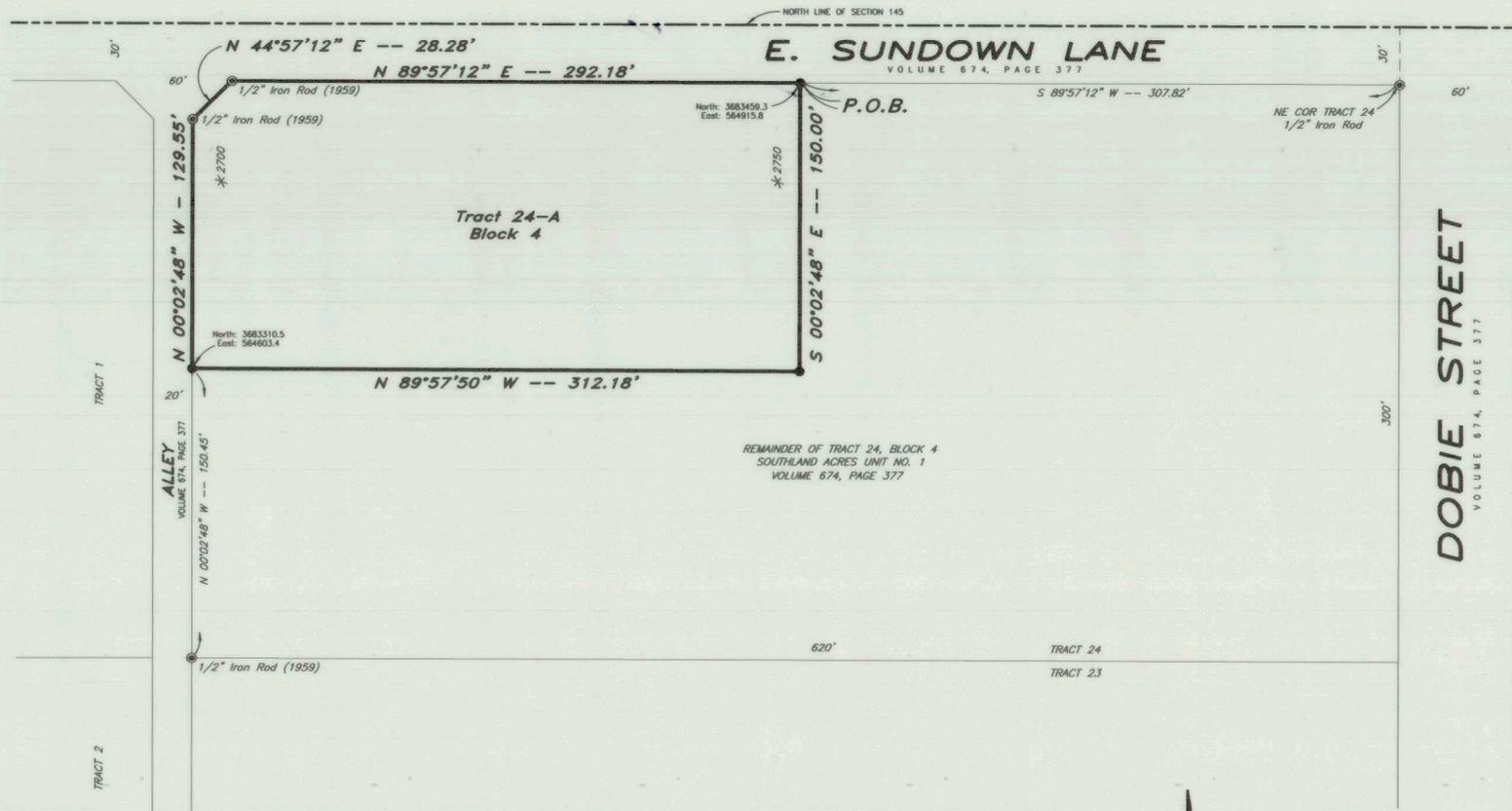
GRANTEES ADDRESS:

City of Amarillo Randall County Road & Bridge Dept.
601 S. Buchanan St. 301 W. Highway 60
Amarillo, Texas 79101 Canyon, Texas 79015



VICINITY MAP
NOT TO SCALE

UNPLATTED
CITY OF AMARILLO
INST. NO. 2005001896



PROPERTY DESCRIPTION:

A 1.07 acre tract of land out of the NW part of Tract 24, Block 4, Southland Acres Unit No. 1, according to the map or plat thereof, of record in Volume 674, Page 377, of the Deed Records of Randall County, Texas, and being further described by metes and bounds as follows:

COMMENCING at the Northeast corner of Tract 24, as shown on the recorded plat of Southland Acres Unit No. 1;
Thence South 89 degrees 57 minutes 12 seconds West, a distance of 307.82 feet to the Northeast and BEGINNING CORNER of this tract;
THENCE South 00 degrees 02 minutes 48 seconds East, a distance of 150.00 feet to a 3/8" iron rod with cap marked "HBD";
THENCE North 89 degrees 57 minutes 50 seconds West, a distance of 312.18 feet to a 3/8" iron rod with cap marked "HBD";
THENCE North 00 degrees 02 minutes 48 seconds West, a distance of 129.55 feet to a 3/8" iron rod with cap marked "HBD";
THENCE North 44 degrees 57 minutes 12 seconds East, a distance of 28.28 feet to a 3/8" iron rod with cap marked "HBD";
THENCE North 89 degrees 57 minutes 12 seconds East, a distance of 292.18 feet to the PLACE OF BEGINNING.

CERTIFICATION:

I, K.C. Brown, 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 others under my direct supervision.

Dated this 13th day of MARCH, 2020

[Signature]
K.C. Brown, RPLS 4664

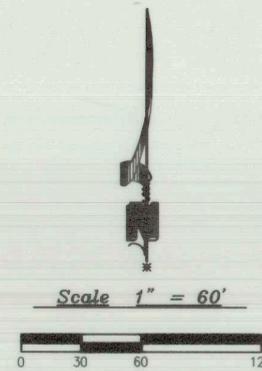


LEGEND

- = 3/8" Iron Rod with "HBD" cap, set
- = Control Monument found as noted.

NOTES:

1. This Plat is located within the Amarillo ETJ.
2. This Plat **Does Not** lie within a Flood Hazard Zone according to the Flood Insurance Rate Map Community Panel No. 48381C0235E, Effective Date June 4, 2010. This Surveyor does not accept responsibility for the accuracy of the Maps upon which this opinion is based.
3. "*" Address No.'s shown were provided by the City of Amarillo and are subject to change without notice.
4. 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 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. Locations of existing water wells and sewerage systems on or adjacent to this property are unknown and therefore cannot be shown on this survey plat.
5. Coordinates shown are relative to the Texas Coordinate System, North Zone, NAD 83.
6. This plat is subject to aviation height restrictions. Therefore an aviation clear zone easement with a maximum building height elevation of 5150 feet MSL has been filed in accordance with this plat.



FILED OF RECORD

3-27-20 RANDALL
Date County
2020005445
Clerk's File No.

"FINAL PLAT"
SOUTHLAND ACRES UNIT NO. 7
BEING AN REPLAT OF A PORTION OF TRACT 24,
BLOCK 4, SOUTHLAND ACRES UNIT NO. 1
IN SECTION 145, BLOCK 2, A.B. & M. SURVEY
RANDALL COUNTY, TEXAS
1.07 ACRES

HBD
Hagar, Brown & Dorsey, LLC.
LAND SURVEYORS

AMARILLO
4713 S. Western St.
Amarillo, Texas 79109
(806) 352-1007
Texas Firm No. 10027300
hbd2@hbdsurveyors.us

HEREFORD
P.O. Box 1248
Hereford, Texas 79045
(806) 364-6064
Texas Firm No. 10027301
hbd1@hbdsurveyors.us

Sheet: 1 of 1 Drawing A11446P Drawn By: J. Pringle

A.P. NO. P-19
CENSUS TRACT NO. 217.02

SOUTHLAND ACRES UNIT NO. 7

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1.07 ACRES

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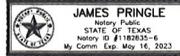
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Notary Public State of Texas
Comm. Expires May 16, 2023



APPROVAL:

Approved by the Amarillo Area Public Health District.

J. K. G. R. S. 3/23/2020
Health Officer Date

APPROVAL:

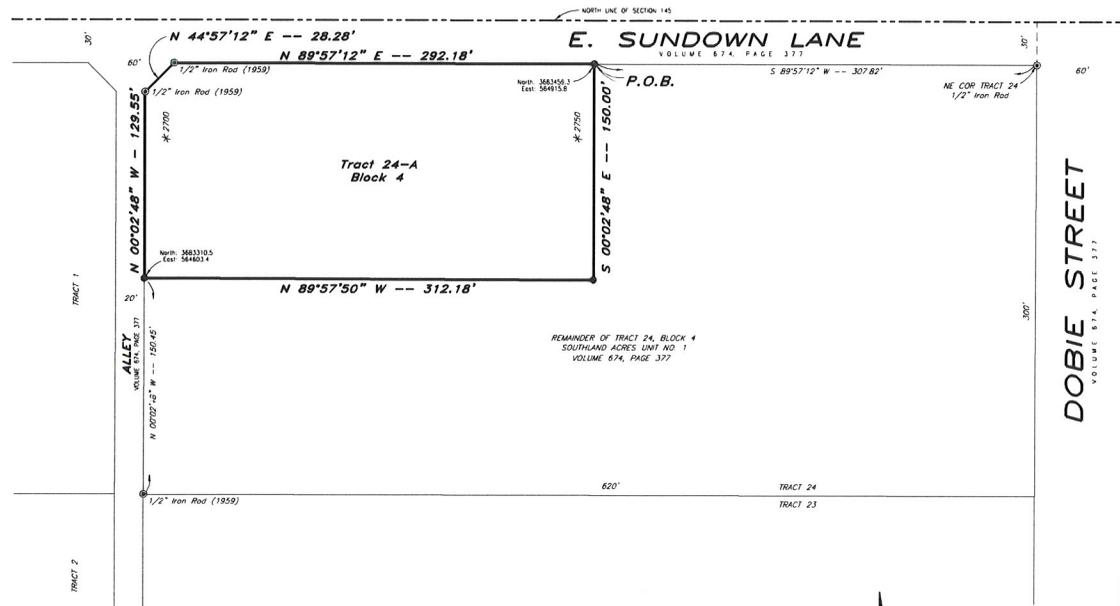
Approved by the designated official for the City of Amarillo, Texas, on this 13th day of March, 2020

Designated Official

GRANTEES ADDRESS:

City of Amarillo
601 S Buchanan St
Amarillo, Texas 79101
Randall County Road & Bridge Dept
301 W Highway 60
Canyon, Texas 79015

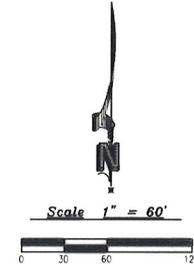
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Date County
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Dated this 13th day of March, 2020

K.C. Brown, RPLS 4664



"FINAL PLAT"

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IN SECTION 145, BLOCK 2, A.B. & M. SURVEY
RANDALL COUNTY, TEXAS
1.07 ACRES



AMARILLO
4715 S. Western St
Amarillo, Texas 79109
(806) 352-1007
Texas Firm No. 1002700
hbd@hbsurveyors.us
HEREFORD
P.O. Box 12448
Hereford, Texas 79045
(806) 364-6004
Texas Firm No. 1002700
hbd@hbsurveyors.us

2020005445 PLAT Total Pages: 3

Christina McMurray

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



Tax Certificate

Property Account Number:
R073190004600

Statement Date: 02/24/2020
Owner: MILLER RAY
Mailing 10300 DOBIE ST
Address: AMARILLO, TX 791185325

Property Location: 0010300 DOBIE ST
Legal: SOUTHLAND ACRES #1|LOT BLOCK
0004|TRACT 24

TAX CERTIFICATE FOR ACCOUNT : R073190004600
AD NUMBER: R073190004600
GF NUMBER:
CERTIFICATE NO: 2117663

DATE : 2/24/2020 PAGE 1 OF 1

FEE : 10.00

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9514

PROPERTY DESCRIPTION
SOUTHLAND ACRES #1|LOT BLOCK
0004|TRACT 24
0010300 DOBIE ST
4.27 ACRES

REQUESTED BY

ANNEX TAX OFFICE - AMARILLO
PO BOX 997
CANYON TX 79015

PROPERTY OWNER

MILLER RAY
10300 DOBIE ST
AMARILLO TX 791185325

UD: 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 2020 TAXES HAVE NOT BEEN CALCULATED.

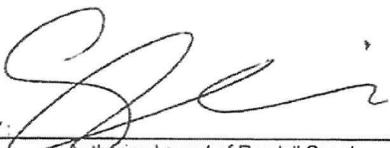
TAXES FOR 2019 ARE 1,022.93

CURRENT VALUES			
LAND MKT VALUE:	\$25,000	IMPROVEMENT :	\$36,199
AG LAND VALUE:	\$0	DEF HOMESTEAD:	\$0
APPRAISED VALUE:	\$61,199	LIMITED VALUE:	\$0
EXEMPTIONS:			
LAWSUITS:			

YEAR	TAX UNIT	LEVY	PEN	INT	DEF INT	ATTY	AMOUNT DUE
2019	Canyon ISD	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2019	Randall County	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2019	Randall County Noxious Weed Di	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2019 SUB TOTAL							\$0.00

TOTAL CERTIFIED TAX DUE 2/2020 : \$ 0.00

ISSUED TO: ANNEX TAX OFFICE - AMARILLO
ACCOUNTNUMBER: R073190004600

CERTIFIED BY: 
Authorized agent of Randall County