



DEVELOPMENT SERVICES  
808 S. BUCHANAN ST  
PO Box 1971  
AMARILLO TX 79105-1971  
(806) 378-5263

7/6/2020

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

**RE: Letter of Action: Approval- Yucca Addition Unit No. 3 – ZB1904279 - Final Plat**

Mr. Furman,

The City of Amarillo has approved the above Final Plat on 10/30/2019. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2020012685 on 7/2/2020. Enclosed you will find a copy of your approved and recorded Final Plat.

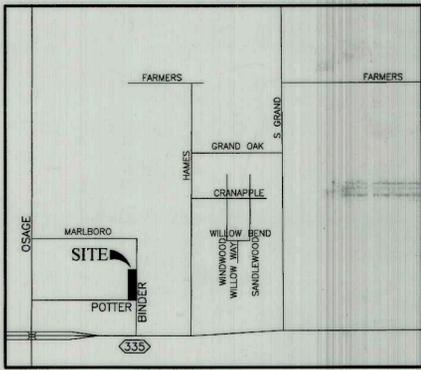
Approval of a Final Plat shall not constitute acceptance of any of the public improvements required to serve the subdivision or development.

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,

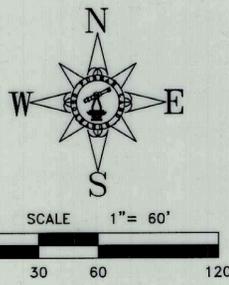
A handwritten signature in blue ink that reads 'Brady D. Kendrick'.

Brady D. Kendrick  
Planner II



VICINITY MAP  
NOT TO SCALE

- LEGEND:**
- ⊙ 1/2" IRON ROD SET W/CAP STAMPED "FURMAN RPLS"
  - 1/2" IRON ROD W/CAP FND
  - 1/2" IRON ROD FND
  - 1/2" IRON PIPE FND
  - (XXXX) NAME OR NUMBER IN ( ) INDICATES MONUMENT ORIGIN
  - \*XXXX ADDRESS (PROVIDED BY CITY OF AMARILLO. SUBJECT TO CHANGE WITHOUT NOTICE)



**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. 48381C0235E, 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.
- 4) THIS PLAT IS SUBJECT TO AVIATION HEIGHT RESTRICTIONS. THEREFORE, AN AVIATION CLEAR ZONE EASEMENT WITH A MAXIMUM BUILDING HEIGHT OF 4,450 FEET M.S.L. HAS BEEN FILED IN ACCORDANCE WITH THIS PLAT.

**DESCRIPTION**

A 2.50+/- acre tract of land out of Section 143, Block 2, A.B. & M. Survey, Randall County, Texas further being that certain 2.5 acre tract of land described in that certain instrument recorded under Clerk's File No. 2016000100 of the Official Public Records of Randall County, Texas, said 2.50+/- acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. and being further described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod found at the Northeast corner of a 2.263+/- acre tract of land described as Tract 2 in that certain instrument recorded in Volume 1961, Page 178 of the Deed Records of Randall County, Texas, same being the Southeast corner of this tract of land, from whence a 1/2 inch iron rod with cap (FURMAN) found in the North Right-of-Way line of Loop Highway 335, as monumented on the ground, bears S. 00° 00' 20" W. (Base line) 690.00 feet;

THENCE S. 89° 55' 53" W. 173.72 feet along the North line of said 2.263+/- acre tract to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the Southwest corner of said 2.5 acre tract for the Southwest corner of this tract of land;

THENCE N. 00° 00' 20" E. 627.07 feet to a 1/2 inch iron rod with cap (FURMAN) found in the South line of a 5+/- acre tract of land described in that certain instrument recorded under Clerk's File No. 2015009436 for the Northwest corner of this tract of land, from whence a 1/2 inch iron pipe found for the Southwest corner of said 5+/- acre tract of land bears S. 89° 44' 09" W. 174.06 feet;

THENCE N. 89° 44' 22" E. 173.72 feet along the South line of said 5+/- acre tract of land to a 1/2 inch iron pipe found at the Southeast corner of said 5+/- acre tract of land, same being the Northwest corner of a 7.075+/- acre tract of land described in that certain instrument recorded under Clerk's File No. 2011004432 of the Official Public Records of Randall County, Texas, also being the Northeast corner of this tract of land, from whence a 1/2 inch iron rod with cap (FURMAN) bears N. 00° 00' 20" E. 597.31 feet;

THENCE S. 00° 00' 20" W. 627.65 feet along the West line of said 7.075+/- acre tract to the POINT OF BEGINNING and containing 2.50 acres of land, more or less.

**OWNERS ACKNOWLEDGEMENT**

THE STATE OF TEXAS  
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THAT THE UNDERSIGNED, JONATHAN JIMENEZ, 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 YUCCA ADDITION UNIT NO. 3, 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 24<sup>th</sup> DAY OF October, 2019.

JONATHAN JIMENEZ  
8510 BINDER STREET  
AMARILLO, TEXAS 79118

**ATTEST**

THE STATE OF TEXAS  
COUNTY OF RANDALL

KNOW ALL MEN BY THESE PRESENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY JONATHAN JIMENEZ.

THIS 24 DAY OF October, 2019.

*Nicole Marie Dencklau*  
NOTARY PUBLIC, STATE OF TEXAS



**APPROVAL**

APPROVED BY THE DESIGNATED CITY OFFICIAL OF THE CITY OF AMARILLO TEXAS,

ON THIS 30<sup>th</sup> DAY OF October, 2019.

*[Signature]*  
DESIGNATED CITY OFFICIAL

**APPROVAL**

APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT

ON THIS 28<sup>th</sup> DAY OF OCTOBER, 2019.

*[Signature]*  
HEALTH OFFICER

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

FILED OF RECORD  
7-2-2020  
(DATE)

RANDALL  
(COUNTY)



**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 27TH DAY OF SEPTEMBER, 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. 1823090 FILE NO. P-17  
DRAWING NO. P:\SUB 18\RANDALL\P-17\1823090\1823090