



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

4/6/2020

Kevin Brown
Hagar Borwn & Dorsey Land Surveyors
4713 S. Western
Amarillo, Texas 79109-5405

RE: Letter of Action: Approval – The Colonies Unit No. 75 – ZB2000422 Final Plat

The City of Amarillo has approved the above Final Plat on 4/6/2020. The Plat was filed of record in the Official Public Records of Randall County, File Clerk's No. 2020005448. 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.

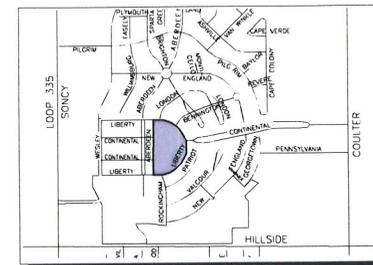
Sincerely,

A handwritten signature in blue ink, appearing to read 'Jason Taylor', enclosed in a thin blue rectangular border.

Jason Taylor
Planner I

THE COLONIES UNIT NO. 75

AN ADDITION TO THE CITY OF AMARILLO
BEING A REPLAT OF ALL OF LOT 4, BLOCK 41, THE COLONIES UNIT NO. 72,
IN SECTION 40, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS
11.486 Acres



VICINITY MAP - NOT TO SCALE

DEDICATION

State of Texas)
County of Randall)

That Barrett Saikowski, the owner of the land shown and described on this plat have caused all of said land to be surveyed, subdivided and designated as THE COLONIES UNIT NO. 75, an Addition to the City of Amarillo, Texas, and do declare that all streets, alleys, lanes and easements shown upon said plat and map are dedicated and same are hereby dedicated to the public forever to be used as streets, alleys, lanes and easements.

Executed this 16th Day of March, 2020

Barrett Saikowski

Barrett Saikowski
74 Reserve Court
Amarillo, Texas 79124
(806) 640-9933

ATTEST

State of Texas
County of Randall

Before me the undersigned authority on this day personally appeared Barrett Saikowski, known to me 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 16th Day of March, 2020

James Pringle

Notary Public State of Texas



APPROVAL

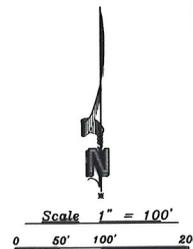
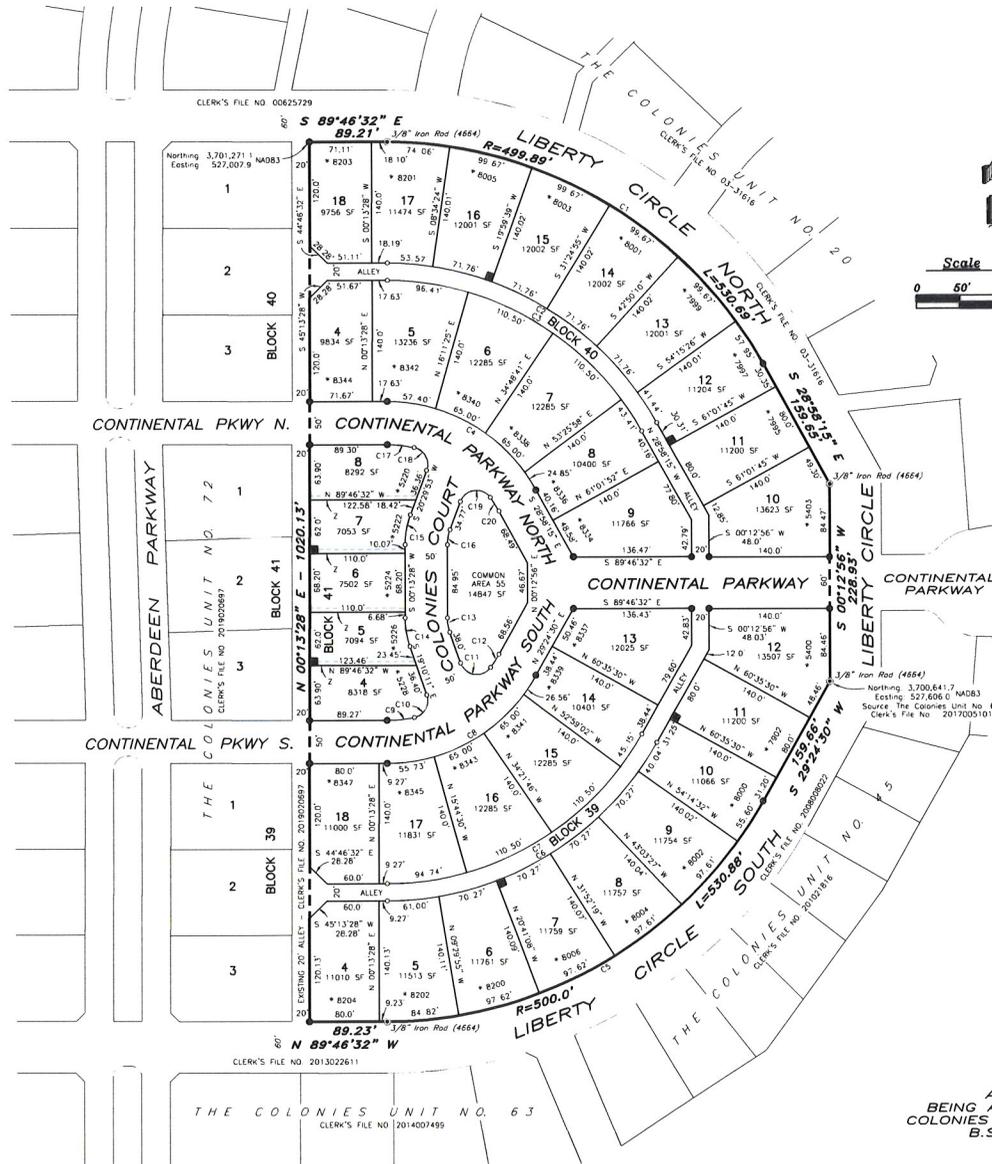
Approved by the Planning and Zoning Commission of the City of Amarillo, Texas on this 23 day of March, 2020

M. P. ...
Chairman Date

NOTES:

- This plat does not lie within the E.T.J. of the City of Amarillo
- According to FEMA Flood Insurance Rate Map Community Panel No. 48291C 0070E, effective date June 4th, 2010, this property does not appear to be located in a special flood hazard area or within the City of Amarillo Base Flood according to the flood mitigation chapter of the municipal code as shown thereon. The undersigned surveyor does not accept responsibility for the accuracy of the FEMA map upon which this opinion is based.
- Coordinates shown hereon are referenced to the "Texas Coordinate System, North Zone NAD 83"
- All properties designated as common areas and the operation and/or maintenance thereof, are the responsibility of the property owner, a property owner's association, or public improvement district. Common areas shall be available to the City of Amarillo and franchised utility companies for access by service vehicles for the location of public utilities, for the surface drainage and performance of public duty. Common areas are located between property lines and back of curbs unless shown otherwise.
- This plat includes 96,987 square feet of dedicated public right of way and 2231 square feet in dedicated public easements

GRANTEES ADDRESS:
CITY OF AMARILLO
601 S. BUCHANAN
AMARILLO, TEXAS 79105-1971



LEGEND

- = Control Monument, found as noted
- = 3/8" Iron Rod with "HBD" cap
- * = Address ranges Subject to Change without Notice
- = 6' x 6' Southwestern Public Service Co., AT&T, and Suddenlink Communications Easement
- Z = Zero Setback Lot Line
- SF = Square Feet
- = 5' Private Maintenance, Drainage, & Roof Overhang Easement along and adjacent to "Z" Lot Line

PROPERTY DESCRIPTION:

Lot 4, Block 41, The Colonies Unit No. 72, an Addition to the City of Amarillo, Randall County, Texas, according to the plat thereof recorded under Clerk's File No. 201902069 of the Official Public Records of Randall County, Texas.

CURVE TABLE

| CURVE | ARC LENGTH | RADIUS | DELTA ANGLE | CHORD BEARING | CHORD LENGTH |
|-------|------------|---------|-------------|---------------|--------------|
| C1 | 530.69' | 494.89' | 60°48'35" | S 59°22'50" E | 506.12' |
| C2 | 382.05' | 360.0' | 60°48'17" | S 59°22'24" E | 364.37' |
| C3 | 360.82' | 340.0' | 60°48'17" | N 59°22'24" W | 344.13' |
| C4 | 212.28' | 200.0' | 60°48'17" | S 59°22'24" E | 202.43' |
| C5 | 530.88' | 500.0' | 60°50'02" | N 59°48'14" E | 506.29' |
| C6 | 382.12' | 360.0' | 60°48'58" | S 59°48'59" W | 364.43' |
| C7 | 360.89' | 340.0' | 60°48'58" | N 59°48'59" E | 344.19' |
| C8 | 212.29' | 200.0' | 60°48'58" | N 59°48'59" E | 202.46' |
| C9 | 31.87' | 150.0' | 12°10'20" | S 84°08'18" W | 31.81' |
| C10 | 33.94' | 20.0' | 97°13'19" | N 29°26'29" E | 30.01' |
| C11 | 43.46' | 20.0' | 124°30'49" | N 81°25'34" W | 35.40' |
| C12 | 18.09' | 150.0' | 6°54'32" | N 32°51'46" E | 18.08' |
| C13 | 16.92' | 50.0' | 19°23'39" | S 09°28'21" E | 16.84' |
| C14 | 33.85' | 100.0' | 19°23'39" | S 09°28'21" E | 33.60' |
| C15 | 35.38' | 100.0' | 20°16'25" | S 10°21'41" W | 35.20' |
| C16 | 17.69' | 50.0' | 20°16'25" | N 10°21'41" E | 17.60' |
| C17 | 31.52' | 150.0' | 12°02'18" | N 83°45'23" W | 31.46' |
| C18 | 34.29' | 20.0' | 98°14'07" | S 28°37'10" E | 30.24' |
| C19 | 43.04' | 20.0' | 123°18'11" | S 82°08'59" W | 35.20' |
| C20 | 18.92' | 150.0' | 7°13'41" | S 32°35'05" E | 18.91' |

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 by others under my direct supervision.

This 16th Day of March, 2020

K.C. Brown

K.C. Brown, R.P.L.S.
Texas Reg. No. 4664



"FINAL PLAT"
THE COLONIES UNIT NO. 75

AN ADDITION TO THE CITY OF AMARILLO
BEING A REPLAT OF ALL OF LOT 4, BLOCK 41, THE
COLONIES UNIT NO. 72, LYING IN SECTION 40, BLOCK 9,
B.S. & F. SURVEY, RANDALL COUNTY, TEXAS
11.486 ACRES



AMARILLO
4713 S. Western St.
Amarillo, Texas 79100
(866) 352-1007
Texas Firm No. 10027300

HEREFORD
235 E. 2nd St.
Hereford, Texas 79045
(806) 364-0884
Texas Firm No. 10027300

Total Pages: 3

PLAT 202005448

Christina McMurray

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



Tax Certificate

Property Account Number:
R009168370800

Statement Date: 02/24/2020
Owner: AMARILLO PRESTIGE HOMES LLC
Mailing PO BOX 51333
Address: AMARILLO, TX 791591333

Property Location: 0000000 WESLEY RD
Legal: THE COLONIES # 67|LOT BLOCK 0035|2 LESS
IRREG 4.5 AC TR &|LESS NON-CONTIGUOUS .45
AC TR

TAX CERTIFICATE FOR ACCOUNT : R009168370800
ADNUMBER: R009168370800
GFNUMBER:
CERTIFICATE NO : 2117664

DATE : 2/24/2020 PAGE 1 OF 1

FEE : 10.00

COLLECTING AGENCY

Randall County
PO Box 9514
Amarillo TX 79105-9514

PROPERTY DESCRIPTION

THE COLONIES # 67|LOT BLOCK 0035|2 LESS
IRREG 4.5 AC TR &|LESS NON-CONTIGUOUS .45
AC TR
0000000 WESLEY RD
24.59 ACRES

REQUESTED BY

ANNEX TAX OFFICE - AMARILLO
PO BOX 997
CANYON TX 79015

PROPERTY OWNER

AMARILLO PRESTIGE HOMES LLC
PO BOX 51333
AMARILLO TX 791591333

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 2020 TAXES HAVE NOT BEEN CALCULATED.

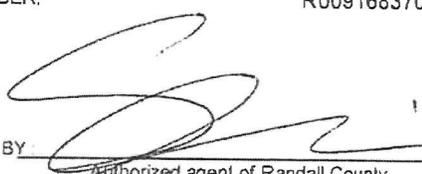
TAXES FOR 2019 ARE 109,505.82

| CURRENT VALUES | | | |
|------------------|-----------|----------------|-----|
| LAND MKT VALUE: | \$107,114 | IMPROVEMENT: | \$0 |
| AG LAND VALUE: | \$0 | DEF HOMESTEAD: | \$0 |
| APPRAISED VALUE: | \$107,114 | LIMITED VALUE: | \$0 |
| EXEMPTIONS: | | | |
| LAWSUITS: | | | |

| YEAR | TAX UNIT | LEVY | PEN | INT | DEF INT | ATTY | AMOUNT DUE |
|----------------|--------------------------------|--------|--------|--------|---------|--------|------------|
| 2019 | Amarillo ISD | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2019 | Amarillo Junior College | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2019 | City of Amarillo | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2019 | High Plains Water Conservation | \$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 | The Colonies PID | \$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: R009168370800

CERTIFIED BY 
Authorized agent of Randall County