

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

May 17, 2011

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-11-33 Amarillo Medical Center Unit No. 20, an addition to the City of Amarillo, being a replat of Lot 4A, and a portion of Lot 4, Block 2, Amarillo Medical Center Unit No. 6, in Section 26, Block 9, BS&F Survey, Potter County, Texas. (Vicinity: Evans Dr. & Wallace Blvd.)
DEVELOPER: Turn Center, Chris Hale

The Designated Official for the City of Amarillo approved the above-mentioned item on April 22, 2011. The plat was filed of record in the Official Public Records of Potter County in Volume 4314, Page 781 on April 27, 2011. Please post your records accordingly.



Kelley Shaw, Planning Director

Issued By:
POTTER COUNTY TAX OFFICE
PO BOX 2289
AMARILLO, TX 79105-2289

Property Information	
Property ID: 699	Geo ID: 107500500
Legal Acres: 7.5300	
Legal Desc: AMARILLO MEDICAL CTR # 6 LOT	BLOCK 0002 4
	EXC NORTH 5.5353 ACS
Situs: 1200 WALLACE BLVD	AMARILLO, TX 79106
DBA:	
Exemptions:	

Owner ID: 177530 100.00%
UHS OF AMARILLO INC
1501 S COULTER ST
AMARILLO, TX 79106-1770

For Entities	Value Information
AMA COLLEGE	Improvement HS: 0
AMARILLO	Improvement NHS: 921,599
AMARILLO ISD	Land HS: 0
PANHANDLE WD	Land NHS: 492,010
POTTER COUNTY	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 1,413,609

VOL. 4314 PAGE 780

Current/Delinquent Taxes

This document is to certify, that after a careful check of the tax records of this office, the following current or delinquent taxes, penalties, and interest are due on the property for the taxing entities described above.

Year	Entity	Taxable	Tax Due	Disc./P&I	Attorney Fee	Total Due
Totals:			0.00	0.00	0.00	0.00
Effective Date: 04/25/2011			Total Due if paid by: 04/30/2011			0.00

Tax Certificate Issued for:	Taxes Paid in 2010
POTTER COUNTY	8,469.07
AMARILLO	4,383.46
PANHANDLE WD	125.81
AMA COLLEGE	2,685.30
AMARILLO ISD	16,539.23

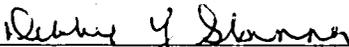
THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2011 TAXES HAVE NOT BEEN CALCULATED.

If applicable, the above described property is receiving special valuation based on its use. Additional rollback taxes which may become due based on the provisions of the special valuation are not indicated in this document.

This certificate does not clear abuse of granted exemptions as defined in Section 11.43 Paragraph(1) of the Texas Property Tax Code.

May Be Subject to Court Costs if Suit is Pending

Date of Issue: 04/25/2011
Requested By: UHS OF AMARILLO INC
Fee Amount: 10.00
Reference #:


Signature of Authorized Officer of Collecting Office

Filed AND Recorded
OFFICIAL PUBLIC RECORDS
On: Apr 27, 2011 at 02:39P

Receipt# - 156795

Document Number 01194424:

Amount 20.00

Julie Smith
County Clerk, Potter County

by lae Deputy

Get to:
Amarillo City
Planning Dept
PO Box 1971
Amarillo TX 79105

STATE OF TEXAS COUNTY OF POTTER
I hereby certify that this instrument was
FILED on this date and at this time stamped
hereon by me and was duly RECORDED in the
OFFICIAL PUBLIC RECORDS OF POTTER COUNTY TEXAS,
in the volume and page as shown.



Julie Smith, County Clerk
Potter County

By Sydney Seaton Deputy

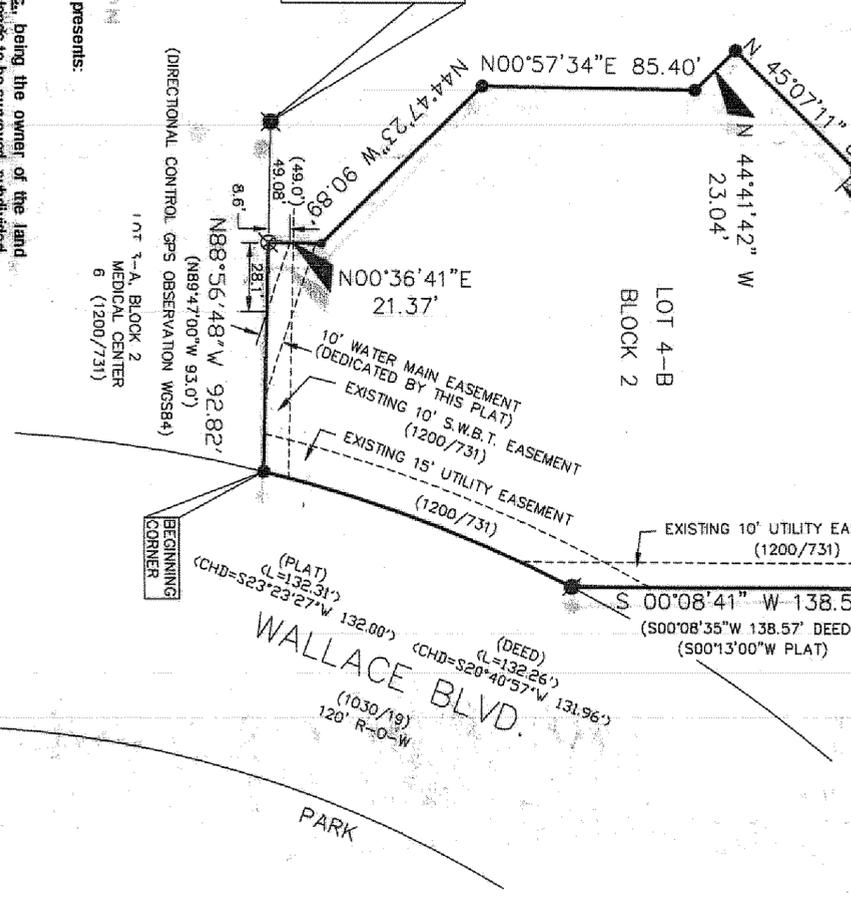
Any provision herein which restricts the sale,
rental or use of the described real property
because of color or race is invalid and
unenforceable under federal law.

COUNTY CLERK'S MEMO

Portions of this document may
not be legible and/or reproducible
when received for recording.

AMARILLO MEDICAL CENTER
UNIT NO. 6
(2304/716)
LOT 4
BLOCK 2

N.A.D. 83 - Texas North
N. Latitude: 3512106.171"
W. Longitude: -1015457.006"
Convergence: -001427.6"
Northing (Y): 3718475.9
Easting (X): 531940.6
Combined Scale Factor: 0.999743409



N.A.D. 83 - Texas North
N. Latitude: 3512103.604"
W. Longitude: -1015459.280"
Convergence: -001428.9"
Northing (Y): 3718217.2
Easting (X): 531730.7
Combined Scale Factor: 0.999743456

DEDICATION
Know all men by these presents:

The State of Texas
County of Potter
That, Northwest Texas Healthcare System, Inc. being the owner of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, replatted and designated as Amarillo Medical Center Unit No. 20, an addition to the City of Amarillo, Texas, and does declare that all streets, alleys, lanes and easements shown upon such map or plat are dedicated to the public forever to be used as streets, alleys, lanes and easements unless noted "existing" with recorded information designated.

Executed this 2nd day of April 2011.

Steve Etkin
Northwest Texas Healthcare System, Inc.
Steve Etkin, Vice President of Northwest Texas Healthcare System, Inc.
367 Gulph Road
King of Prussia, PA 19406

NOTARY ATTEST

State of Pennsylvania §
County of Montgomery §

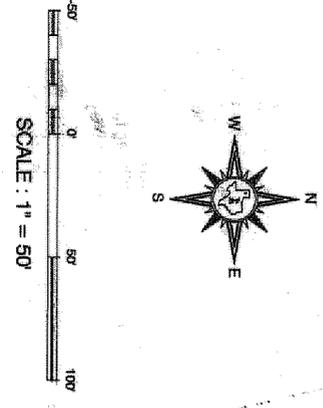
Before me, the undersigned authority, on this day personally appeared Steve Etkin, Vice President of Northwest Texas Healthcare System, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledge to me that he executed the same for the purposes and consideration herein expressed, and in the capacity therein stated for said corporation.

Given under my hand and seal of authority on this 2nd day of April 2011.

Craig M. Vandyke
Notary Public
COMMONWEALTH OF PENNSYLVANIA
Craig M. Vandyke
Upper Merion Twp., Montgomery County
My Commission Expires Nov. 3, 2012
Member, Pennsylvania Association of Notaries

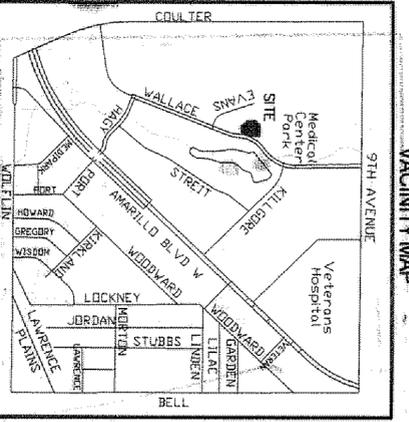
GRANTEE'S ADDRESS:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

AMARILLO MEDICAL CENTER
UNIT NO. 14
(2304/716)
LOT 5A
BLOCK 2



LEGEND:

- = 1/2 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507" (found)
- ★ = 1/2 inch iron rod with a cap stamped R.P.L.S. 5437 (found)
- = 1/2 inch iron rod with a cap stamped "KELLEY R.P.L.S. 1583" (found)
- ⊗ = "X" cut in concrete (found)
- = "X" cut in concrete (found)
- = MAG nail (found)
- @1234 = address assigned by the City of Amarillo (subject to change)
- SPS = Southwestern Public Service Co.
- S.W.B.T. = Southwestern Bell Telephone Co.
- PUE = Public Utility Easement



NOTES

- 1) This plat does not lie within the Extrajurisdictional Jurisdiction of the City of Amarillo, Texas.
- 2) This plat does not lie within flood hazard area zone "A", according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 48375C05100, dated June 4, 2010, nor does this plat lie within the City of Amarillo's base flood, according to the flood damage mitigation chapter.
Flood hazard information is indicated for the sole purpose of the lender to determine if flood insurance is required for the subject property. Flood hazard areas are approximate only (scaled from small scale F.E.M.A. Maps) and should not be construed as a flood elevation study by this firm. Many areas are subject to flooding but are not necessarily in flood hazard area zone "A" as shown on the returned F.E.M.A. F.I.R.M. which designates approximate flood hazard area zones. Said flood maps do not represent a detailed flood study.
- 3) Property distances and/or bearings are shown as measured or field with this survey. Plat and/or deed calls are shown within parentheses when differing from measured distances and/or bearings and not within the Texas Board of Professional Land Surveying General Rules and Practices and Practices regarding Precision (653.15).
- 4) Side lot lines are perpendicular or radial to the front lot lines unless noted otherwise.

DESCRIPTION

A 1.030 acre tract of land out of Lot 4, Block 2, Amarillo Medical Center Unit No. 6, an addition to the City of Amarillo, Potter County, Texas, according to the recorded map or plat thereof, recorded in Volume 1200, Page 731 of the Deed Records of Potter County, Texas, situated in Section 26, Block 9, B.S. & F. Survey, Amarillo, Potter County, Texas, and being further described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod, found at the most southern southeast corner of said Lot 4, and also being the northeast corner of Lot 3-A of Block 2 of said Amarillo Medical Center Unit No. 6;

Thence N. 88° 56' 48" W., (Directional Control - GPS Observation - WGS 84), along the north line of said Lot 3-A, 92.82 feet to an "X" cut in concrete, found at the southeast corner of Lot 4-A, Block 2 of said Amarillo Medical Center Unit No. 6, and same being the most southerly southwest corner of this tract of land;

Thence N. 00° 36' 41" E., 21.37 feet along the east line of said Lot 4-A to a "MAG" nail in asphalt, found;

Thence N. 44° 47' 23" W., 90.89 feet continuing along the east line of said Lot 4-A to a 1/2 inch iron rod, found;

Thence N. 00° 57' 34" E., 85.40 feet continuing along the east line of said Lot 4-A to a 1/2 inch iron rod, found at the most westerly northwest corner of this tract of land;

Thence N. 44° 41' 42" W., 23.04 feet continuing along the east line of said Lot 4-A to a 1/2 inch iron rod, found at the most westerly northwest corner of this tract of land;

Thence N. 45° 08' 43" E., at 68.92 feet along the easterly line of said Lot 4-A to a 1/2 inch iron rod, found at the most easterly northwest corner of said Lot 4-A, a total distance of 103.24 feet to a "MAG" nail in asphalt, found at the most northerly northwest corner of this tract of land;

Thence N. 88° 58' 32" E., 145.09 feet to a 1/2 inch iron rod with a cap stamped "R.P.L.S. 5437", found at the most northerly northeast corner of this tract of land;

Thence S. 00° 08' 41" W., 138.57 feet along the east line of said Lot 4 to a 1/2 inch iron rod with a cap stamped "KELLEY R.P.L.S. 1583", found at a point on a curve to the left with a radius of 560.00 feet;

Thence Southwesterly along the northwesterly right-of-way line of Wallace Boulevard as dedicated by the plat of Amarillo Medical Center, an addition to the City of Amarillo, Potter County, Texas, according to the recorded map or plat thereof, recorded in Volume 1030, Page 19 of the Deed Records of Potter County, Texas and along said curve, an arc distance of 132.42 feet with a chord of S. 20° 37' 50" W., 132.11 feet to the **POINT OF BEGINNING**

Amarillo Medical Center
Unit No. 20
An addition to the City of Amarillo, being a replat of a portion of Lot 4, Block 2, Amarillo Medical Center Unit No. 6, in Section 26, Block 9, B.S. & F. Survey, Potter County, Texas
1.030 ± Acres

FILED OF RECORD: 4/27/11
POTTER County
4314 VALUE
779 PAGE

Robert Keys & Associates
Land Surveying and Planning
1100 West 17th Street, Suite 1922, Amarillo, Texas 79108-5405
(806) 433-1722 Fax: (806) 433-1922 Email: info@keysandassociates.com
www.keysandassociates.com

