

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

October 8, 2013

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-13-52 Soncy Estates Unit No. 4, an addition to the City of Amarillo, being an unplatted tract of land out of a 42.64 acre tract situated in Section 63, Block 9, BS&F Survey, Randall County, Texas. (Vicinity: Soncy Rd/Loop 335 & SW 45th Ave)
DEVELOPER: Joe Street

The Planning and Zoning Commission approved the above-mentioned item on September 23, 2013. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2013018020 on September 26, 2013. Please post your records accordingly.



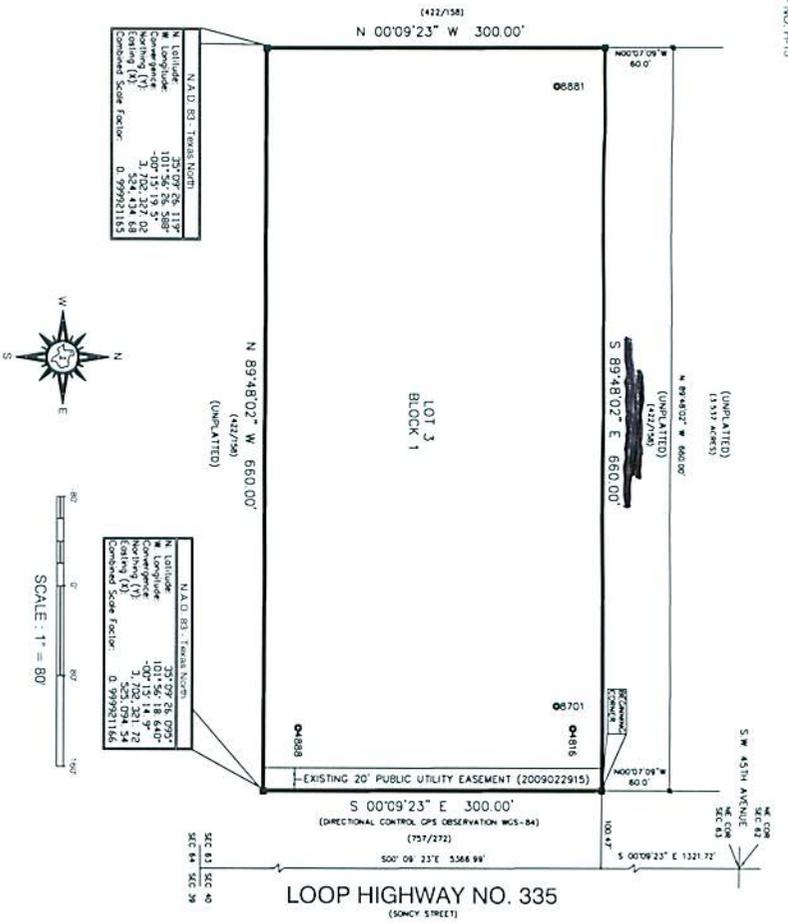
Kelley Shaw, Planning Director

BLK 9 BS+F

SEC 63

H-15

CENSUS TRACT NO. 216.08
AP NO. H-15



DESCRIPTION

A 4.545 acre (197,986 square feet) tract of land out of Section 63, Block 9, B. S. & F. Survey, Amarillo, Randall County, Texas, being a portion of a tract of land described in that certain Warranty Deed recorded in Volume 422, Page 158 of the Deed Records of Randall County, Texas, and said 4.545 acre tract of land being surveyed on the ground by Robert Keys and Associates on March 28, and April 10, 2013 and being more particularly described by miles and bounds as follows:

- Commencing at the northeast corner of said Section 63;
- Thence S. 00° 09' 23" E., 1321.72 feet (as per previous surveys) along the east line of said Section 63;
- Thence N. 89° 48' 02" W., 100.47 feet (as per previous surveys) to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northeast and BEGINNING CORNER of this tract of land, from whence a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", found at the southeast corner of a 3.537 acre tract of land surveyed on the ground by Robert Keys and Associates on the 3rd and 8th days of June, 2011, bears N. 00° 07' 09" W., 60.00 feet;
- Thence S. 00° 09' 23" E., (Directional Control GPS Observation WGS-84, 300.00 feet along the west right-of-way line of Loop Highway No. 336 (Soncy Road) as dedicated by that certain instrument recorded in Volume 757, Page 272 of the Deed Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the southwest corner of this tract of land;
- Thence N. 89° 48' 02" W., 660.00 feet to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the southwest corner of this tract of land;
- Thence N. 00° 09' 23" W., 300.00 feet to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northeast corner of this tract of land, from whence a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", found at the southwest corner of said 3.537 acre tract of land, bears N. 00° 07' 09" W., 60.00 feet;
- Thence S. 89° 48' 02" E., 660.00 feet, along the south line of a proposed 60.00 wide street right-of-way to the POINT OF BEGINNING.

GRANTEES ADDRESS:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

DEDICATION

The State of Texas, \$
County of Randall, \$
Know all men by these presents:
That, **Joseph C. Street** being the owner of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as **Soncy Estates Unit No. 4** 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 otherwise with the recording information shown.

Executed this 18th day of September, 2013.

Joseph C. Street
4900 S. Soncy Road
Amarillo, Texas 79109
Phone 806-350-3670

NOTARY ATTEST

State of Texas \$
County of Randall \$
Before me, the undersigned authority on this day personally appeared **Joseph C. Street**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executing the same for the purposes and consideration therein expressed.

GIVEN under my hand and seal of office this 18th day of September, 2013.



My commission expires 5-22-15

The Owners and zoning Commission APPROVAL

Approved by September 13th 2013
day of September, 2013
of Amarillo, Texas
May Hill

CERTIFICATE

I do hereby certify that the plat is true and correct to the best of my knowledge, information and belief and I do so under my great supervision on this 10th day of April, 2013.



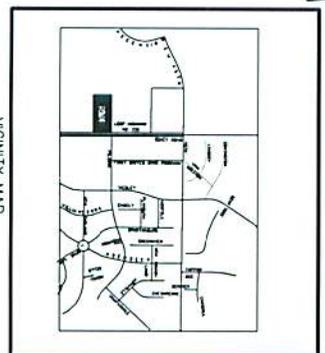
Registered Professional Land Surveyor
R. E. Keys

LEGEND:

- 3/8" iron rod with cap stamped "KEYS R.P.L.S. 2507" (left)
- 1/2" iron rod with cap stamped "KEYS R.P.L.S. 2507" (round)
- (VolPg) - instrument recording in County Clerk's Office
- @1234 - address assigned by the City of Amarillo (subject to change without notice)
- P.U.E. - public utility easement

Notes

- 1) A portion of 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 zones "AE", according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 48375C0515C, dated June 4, 2010.
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 zones "AE" as shown on the referred 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 held 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 of Procedures and Practices regarding Precision (663.15).



SONCY ESTATES UNIT NO. 4

An addition to the City of Amarillo, being an unplatted tract of land out of a 42.64 acre tract situated in Section 63, Block 9, B. S. & F. Survey, Randall County, Texas.
4.545 ± acres

FILED OF RECORD:
9-26-13
DATE
2013018020
COUNTY CLERK
Randall County, Texas



APP

P-13-52

JS

ANNEX

ROBERT KEYS AND ASSOC TAX CERTIFICATE

NO. 92732

Randall County and/or South Randall County Hospital District and/or Canyon Independent School District and/or High Plains Water District No. 1 and/or City of Canyon and/or Noxious Weed District and/or Village of Timbercreek and/or Bushland Independent School District and/or County Education District # 3 and/or County Education District # 20 and/or City of Amarillo and/or Amarillo College and/or Amarillo Hospital District and/or Amarillo Independent School District and/or Boatwright-Trew RD.
P. O. BOX 997
CANYON, TX 79015-0997

PROPERTY OWNER

NAME ..: OBRIEN EMELINE BUSH ESTATE
ADDRESS: TEAM BANK BLDG
600 S TYLER ST STE 12077
AMARILLO TX 79101

PROPERTY DESCRIPTION

SECT 63 B S & F
LOT BLOCK 0009
660FT W X 3838.41FT S TR
BEG 1261.96FT S & 100FT W
OF NE COR OF SECT

PROPERTY ACCOUNT NUMBER: R 370 0630 0005.0 TAXES FOR 2012 ARE \$ 170.42
Acres: 58.1700 Randall County Market Value: 3,672,253
2012 Taxes WITHOUT Exemptions \$ 60,845.11

This is to certify that, after a careful check of the tax records of this office, the following current and/or delinquent taxes, penalties and interest are due on the described property for the following taxing unit(s);

Table with 3 columns: TAX YEAR(S), TAXING UNIT, TAXES, PENALTIES & INTEREST. Includes a row for TOTAL Taxes Due \$.00

The taxes to be imposed by the above listed taxing units for the 2013 taxes have not been calculated.

The above described property has/is receiving special valuation based on its use, and additional rollback taxes may become due based on the provisions of the special valuation.

***** ROLLBACK TAXES MAY APPLY TO THIS PROPERTY *****

SHARON HOLLINGSWORTH
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2012

Handwritten signature of Paul J. Madala
DEPUTY

8/26/2013
DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2013018020

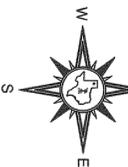
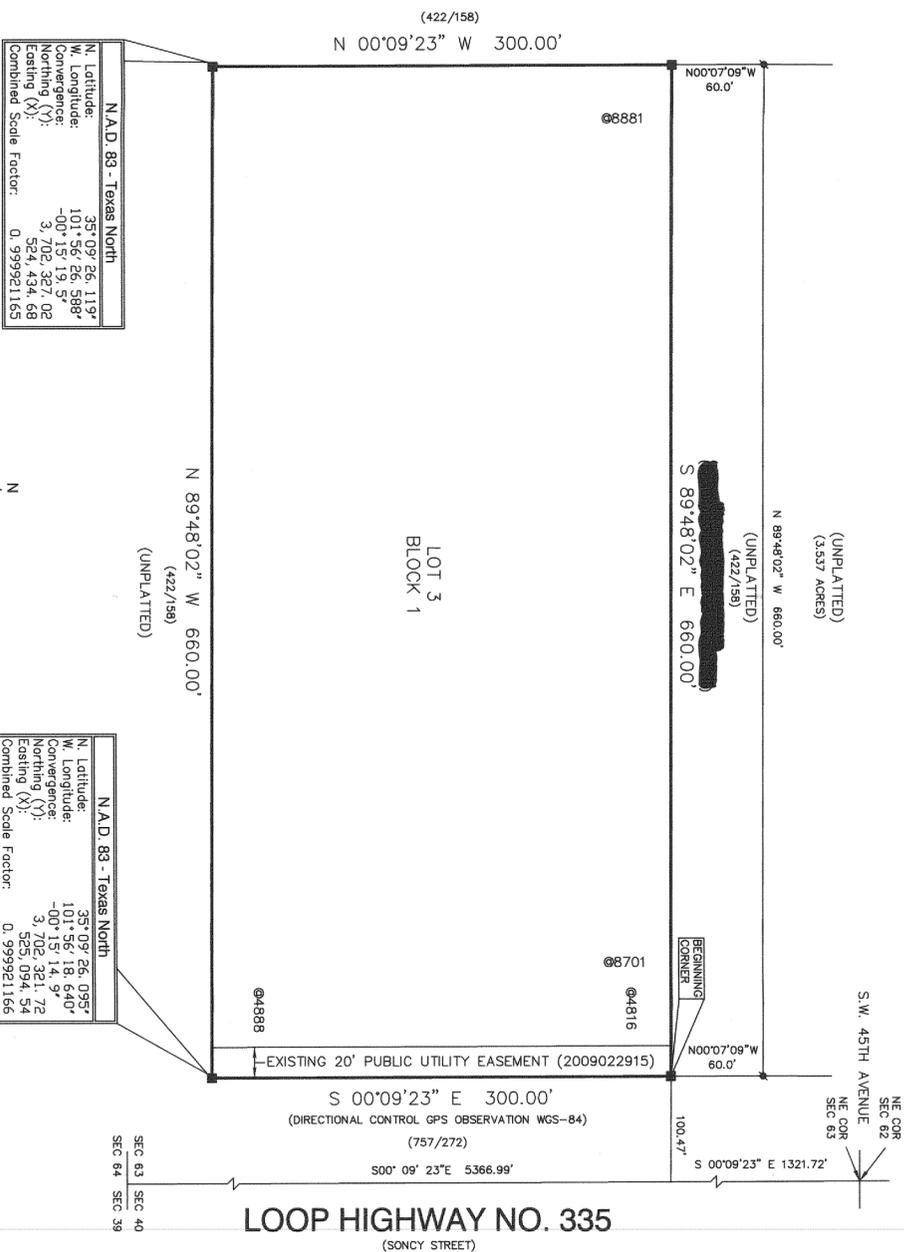
09/26/2013 10:14 AM

Fee: 48.00

Renee Calhoun, County Clerk

Randall County, Texas

PLAT



DESCRIPTION

A 4.545 acre (197,996 square feet) tract of land out of Section 63, Block 9, B. S. & F. Survey, Amarillo, Randall County, Texas, being a portion of a tract of land described in that certain Warranty Deed recorded in Volume 422, Page 158 of the Deed Records of Randall County, Texas, and said 4.545 acre tract of land being surveyed on the ground by Robert Keys and Associates on March 28, and April 10, 2013 and being more particularly described by metes and bounds as follows:

- Commencing at the northeast corner of said Section 63;
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- Thence N. 89° 48' 02" W., 100.47 feet (as per previous surveys) to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northeast and **BEGINNING CORNER** of this tract of land, from whence a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", found at the southeast corner of a 3.537 acre tract of land surveyed on the ground by Robert Keys and Associates on the 3rd and 8th days of June, 2011, bears N. 00° 07' 09" W., 60.00 feet;
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- Thence N. 89° 48' 02" W., 660.00 feet to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the southwest corner of this tract of land;
- Thence N. 00° 09' 23" W., 300.00 feet to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northwest corner of this tract of land, from whence a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", found at the southwest corner of said 3.537 acre tract of land, bears N. 00° 07' 09" W., 60.00 feet;
- Thence S. 89° 48' 02" E., 660.00 feet, along the south line of a proposed 60.00 wide street right-of-way to the **POINT OF BEGINNING**.

GRANTEES ADDRESS:

City of Amarillo
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DEDICATION

The State of Texas \$
County of Randall \$
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Executed this 18th day of Sept, 2013.

NOTARY ATTEST

State of Texas \$
County of Randall \$
Before me, the undersigned authority on this day personally appeared **Joseph C. Street**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executed the same for the purposes and consideration herein expressed.



Notary Public in and For the State of Texas
My commission expires: 6-22-15

APPROVAL

Approved by [Signature] **Commissioner of the City of Amarillo, Texas** on this 23rd day of September, 2013.

CERTIFICATE

I do hereby certify that this plat is true and correct to the best of my knowledge, information and belief and in my professional opinion, and that it was prepared from a perimeter survey staked on the ground by me or by others under my direct supervision on the 10th day of April, 2013.



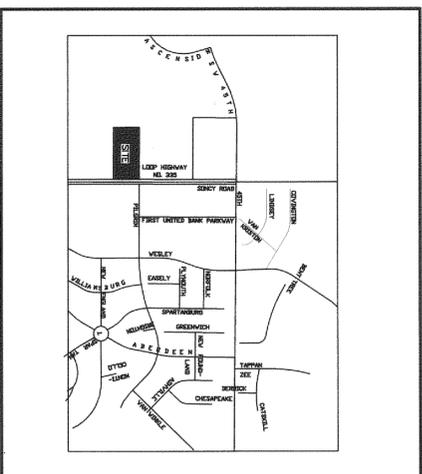
Registered Professional Land Surveyor

LEGEND :

- = 3/8" iron rod w/cap stamped "KEYS R.P.L.S. 2507" (set)
- = 1/2" iron rod w/cap stamped "KEYS R.P.L.S. 2507" (found)
- (Vol/Pg) = Instrument recording in County Clerks Office
- @1234 = address assigned by the City of Amarillo (subject to change without notice)
- P.U.E. = public utility easement

Notes

- 1.) A portion of this plat does not lie within the Extraterritorial Jurisdiction of the City of Amarillo, Texas.
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FILED OF RECORD :

9/26/13
2013018020
RANDALL county
County Clerk File No.

Robert Keys & Associates
land surveying
mapping
land planning
A
(806) 352-1782 Fax (806) 352-1942 Email: info@keysurveying.com
4423 S. W. 45th Amarillo, Texas 79109-5405
www.keysurveying.com