

# THE CITY OF AMARILLO, TEXAS

## *INTERDEPARTMENTAL OFFICE COMMUNICATION*

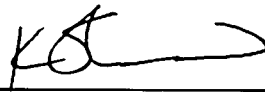
October 9, 2012

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-12-51 Mesilla Park Addition Unit No. 9, a suburban subdivision to the City of Amarillo, being a replat of Lot 4, Block 2, Mesilla Park Addition Unit No. 1 and Lots 21 and 22, Block 3, Mesilla Park Addition Unit No. 2, in Section 100, Block 2, AB&M Survey, Potter County, Texas. (Vicinity: E. Willow Creek Dr. & McClary St.)  
DEVELOPERS: Charles & Linda Miller

The Planning and Zoning Commission approved the above-mentioned item on September 9, 2012. The plat was filed of record in the Official Public Records of Potter County Instrument # 1222151 on September 13, 2012. Please post your records accordingly.



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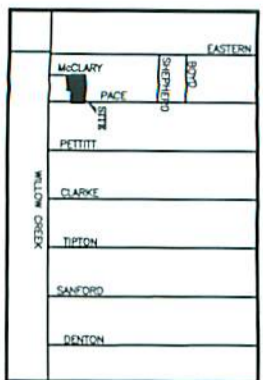
Kelley Shaw, Planning Director

BLK 2 AB-M

SEC 100

R-16

2010 CENSUS TRACT # 143 A.P. R-6



VICINITY MAP

LEGEND: 1. 17' WIDE RIGHT-OF-WAY 2. 17' WIDE RIGHT-OF-WAY 3. 17' WIDE RIGHT-OF-WAY 4. 17' WIDE RIGHT-OF-WAY



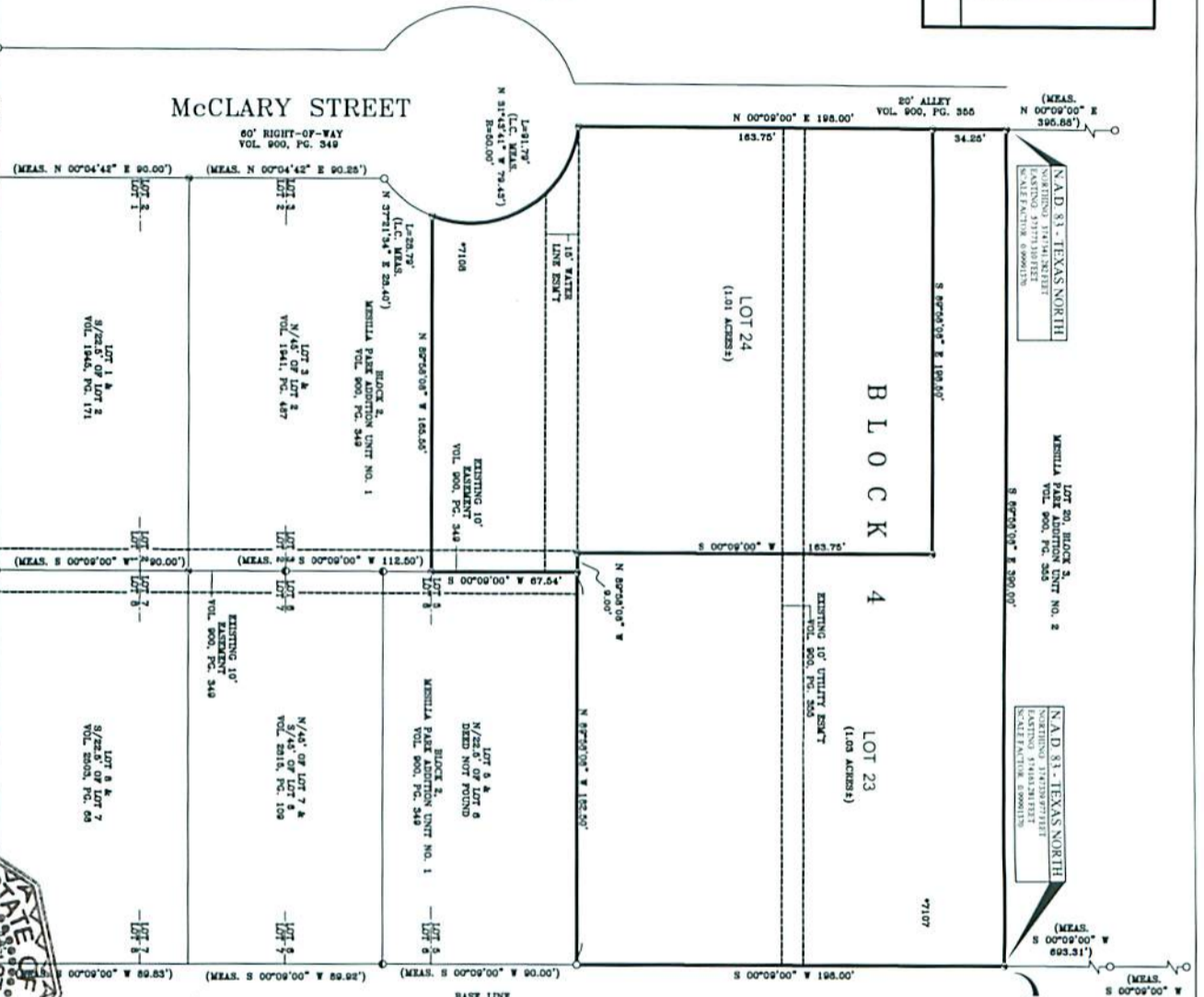
SCALE 1" = 40' 0 20 40 80

NOTES:

- 1) THIS PLAT IS LOCATED WITHIN THE CITY OF AMARILLO ET.
2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48375C099C, DATED JUNE 4, 2010, OR WITHIN THE CITY OF AMARILLO BASE FLOOD CHARTER OF FLOOD DAMAGE MITIGATION CHAPTER OF THE MUNICIPAL CODE. 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 EXISTING WATER WELLS. LOCATIONS OF EXISTING WATER WELLS, LOCATIONS OF SYSTEMS OR ADJACENT TO THIS PROPERTY ARE UNKNOWN AND THEREFORE CANNOT BE SHOWN ON THIS SURVEY PLAT.
4) THE 15 FOOT WIDE WATER LINE EASEMENT DEDICATED BY THIS PLAT CONTAINS APPROXIMATELY 2,308 SQUARE FEET.

APPROVED BY THE CITY COUNTY HEALTH DEPARTMENT... DATE 9/13/12

GRANTEES ADDRESS: POTTER COUNTY ROAD & BRIDGE DEPARTMENT 2419 E WILLOW CREEK RD AMARILLO, TEXAS 79108-1971



McCLARY STREET

BLOCK 4

PACE STREET

E. WILLOW CREEK DRIVE

9-13-12 (DATE) 1222151 (PLAT)

Potter (COUNTY)

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO, TEXAS, ON THIS DATE 9/13/12

Notary seal for Heather Lynn Lileys, State of Texas, Notary Public, commission expires 02-11-2016.

FURMAN LAND SURVEYORS, INC. logo and contact information.

OWNER ACKNOWLEDGMENT: THE STATE OF TEXAS KNOW ALL MEN BY THESE PRESENTS... Notary Public, Jeanna L. Liley, State of Texas, commission expires 02-11-2016.

APP

P-12-51

JS

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

Property Information

Property ID: 42402      Geo ID: 4494301850  
Legal Acres: 0.8900  
Legal Desc: MESILLA PARK #2 LOT 022    BLOCK 0003  
Situs: 7107 PACE ST , 79108  
DBA:  
Exemptions: HS, OV65

Owner ID: 50261      100.00%  
MILLER CHARLES G  
7107 PACE ST  
AMARILLO, TX 79108-5849

For Entities      Value Information

PANHANDLE WD	Improvement HS:	188,542
POTTER COUNTY	Improvement NHS:	0
RIVER ROAD	Land HS:	6,280
	Land NHS:	0
	Productivity Market:	0
	Productivity Use:	0
	Assessed Value	194,822

Current/Delinquent Taxes

This is to certify that, after a careful check of the tax records of this office, the following delinquent taxes, penalties, interest and any known costs and expenses as provided by Tax Code §33.48, are due on the described property for the following taxing unit(s):

Year	Entity	Taxable	Tax Due	Disc./P&I	Attorney Fee	Total Due
Totals:			0.00	0.00	0.00	0.00

Effective Date: 09/07/2012

Total Due if paid by: 09/30/2012

0.00

Tax Certificate Issued for:	Taxes Paid in 2011
POTTER COUNTY	939.36
PANHANDLE WD	16.92
RIVER ROAD	1,831.08

THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2012 TAXES HAVE NOT BEEN CALCULATED.

If applicable, the above-described property has/is receiving special appraisal based on its use, and additional rollback taxes may become due based on the provisions of the special appraisal (Comptroller Rule 9.3040) or property omitted from the appraisal roll as described under Tax Code Section 25.21 is not included in this certificate [Tax Code Section 31.08(b)].


Pursuant to Tax Code Section 31.08, if a person transfers property accompanied by a tax certificate that erroneously indicates that no delinquent taxes, penalties or interest are due a taxing unit on the property or that fails to include property because of its omission from an appraisal roll, the unit's tax lien on the property is extinguished and the purchaser of the property is absolved of liability to the unit for delinquent taxes, penalties or interest on the property or for taxes based on omitted property. The person who was liable for the tax for the year the tax was imposed or the property was omitted remains personally liable for the tax and for any penalties or interest.

A tax certificate issued through fraud or collusion is void.

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: 09/07/2012  
Requested By: MILLER CHARLES G  
Fee Amount: 10.00  
Reference #:

  
\_\_\_\_\_  
Signature of Authorized Officer of Collecting Office

# FILED and RECORDED

Instrument Number: 1222151

Filing and Recording Date: 09/13/2012 09:41:56 AM Pages: 5 Recording Fee: \$43.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Potter County, Texas.



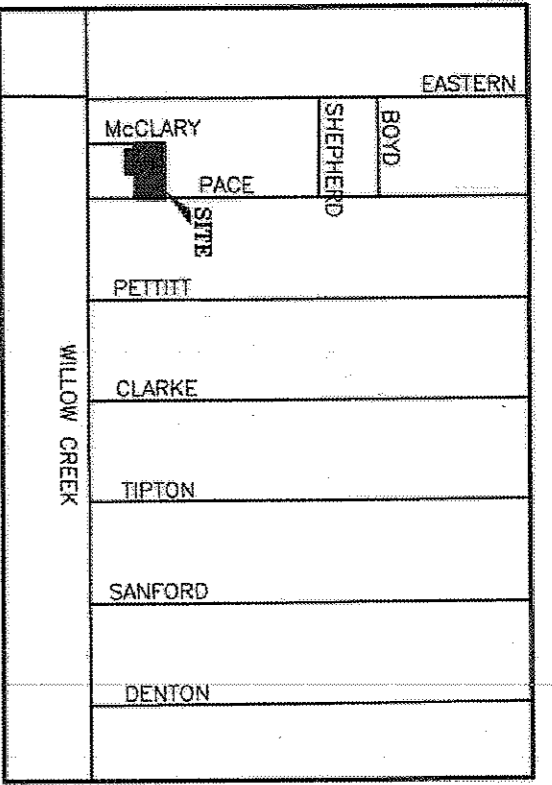
A handwritten signature in cursive script that reads "Julie Smith".

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Julie Smith, County Clerk  
Potter County, Texas

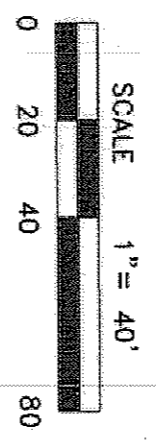
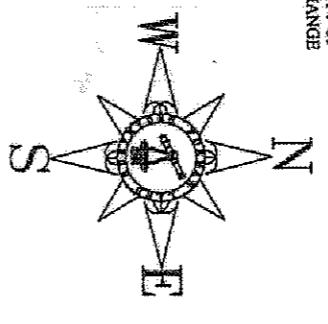
***DO NOT DESTROY - This document is part of the Official Public Record.***

levans



**VICINITY MAP**  
NOT TO SCALE

- LEGEND:**
- 1/2" IRON ROD W/CAIR ROD
  - 1/2" IRON PIPE ROD
  - 1/2" IRON ROD SET W/CAIR
  - STAMPED TUMMAN RP'S
  - ESM/T
  - ADDRESS RECORDED BY CITY OF AMARILLO SUBJECT TO CHANGE WITHOUT NOTICE



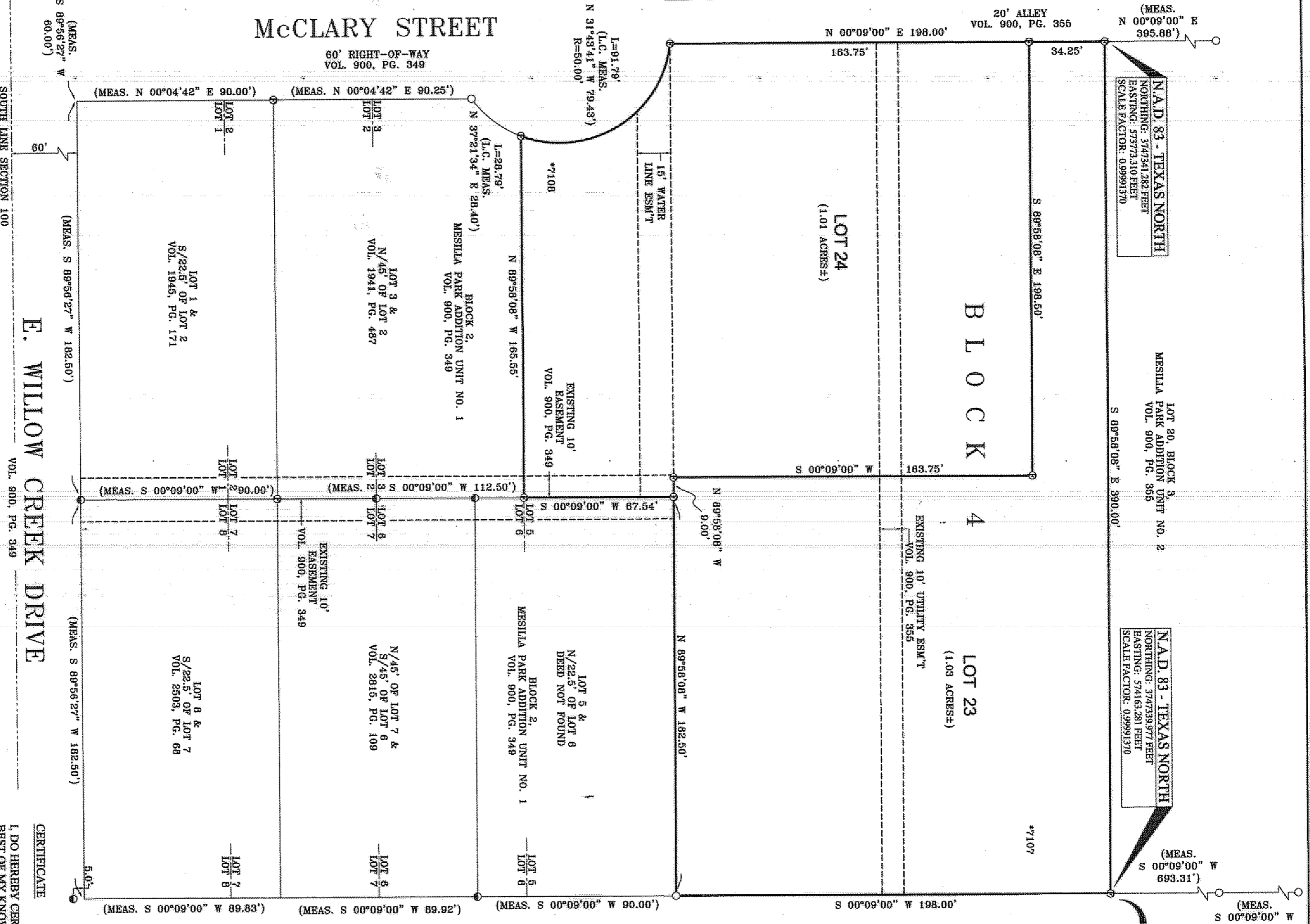
**NOTES:**

- 1) THIS PLAT IS LOCATED WITHIN THE CITY OF AMARILLO E.T.I.
- 2) THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48375C0395C, DATED JUNE 4, 2010, OR WITHIN THE CITY OF AMARILLO BASE FLOOD ACCORDING TO FLOOD DAMAGE MITIGATION CHAPTER OF THE MUNICIPAL CODE. USE OF F.L.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, LOCATIONS OF EXISTING WATER WELLS AND SEWERAGE SYSTEMS OR ADJACENT TO THIS PROPERTY ARE UNKNOWN AND THEREFORE CANNOT BE SHOWN ON THIS SURVEY PLAT.
- 4) THE 15 FOOT WIDE WATER LINE EASEMENT DEDICATED BY THIS PLAT CONTAINS APPROXIMATELY 2,808 SQUARE FEET.

**APPROVAL**  
APPROVED BY THE BI-CITY-COUNTY HEALTH DEPARTMENT.  
SIGNATURE: *[Signature]* DATE: 9/16/12

**GRANTER'S ADDRESS:**  
CITY OF AMARILLO  
P.O. BOX 1971  
AMARILLO, TEXAS 79105-1971

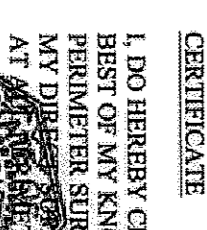
**POTTER COUNTY ROAD & BRIDGE DEPARTMENT**  
2419 E. WILLOW CREEK BLVD.  
AMARILLO, TEXAS 79108



**APPROVAL**  
APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO, TEXAS, ON THIS 10th DAY OF August, 2012.

**FILED OF RECORD**  
1-15-12  
(DATE)  
122151  
(VOL.)

**APPROVAL**  
APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO, TEXAS, ON THIS 10th DAY OF August, 2012.



**PACE STREET**  
60' RIGHT-OF-WAY  
VOL. 900, PG. 348 &  
VOL. 900, PG. 355

**OWNERS ACKNOWLEDGMENT**  
THE STATE OF TEXAS  
PRESENTS  
COUNTY OF *Randall*  
KNOW ALL MEN BY THESE

THAT THE UNDERSIGNED, CHARLES G. MILLER, 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 MESSILLA PARK ADDITION UNIT NO. 9, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, ALLEYS, LANS AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH. EXECUTED THIS 10th DAY OF September, 2012.

*Charles G. Miller*  
CHARLES G. MILLER  
7107 PACE STREET  
AMARILLO, TEXAS 79108

**ATTEST**  
THE STATE OF TEXAS  
PRESENTS  
COUNTY OF *Randall*  
KNOW ALL MEN BY THESE

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY CHARLES G. MILLER THIS 10th DAY OF September, 2012.

*Jenna L. Miller*  
JENNA L. MILLER  
NOTARY PUBLIC  
STATE OF TEXAS  
My Commission Expires 02-11-2016

**OWNERS ACKNOWLEDGMENT**  
THE STATE OF TEXAS  
PRESENTS  
COUNTY OF *Randall*  
KNOW ALL MEN BY THESE

THAT THE UNDERSIGNED, LINDA F. MILLER, 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 MESSILLA PARK ADDITION UNIT NO. 9, A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREET, ALLEYS, LANS AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH. EXECUTED THIS 10th DAY OF September, 2012.

*Linda F. Miller*  
LINDA F. MILLER  
7107 PACE STREET  
AMARILLO, TEXAS 79108

**DESCRIPTION**  
A 2.04-acre tract of land being all of Lot 4, Block 2, Messilla Park Addition, Unit No. 1, a subdivision, one of the Southwestern Quarter of Section 100, Block 2, A.B. & M. Survey, Potter County, Texas, according to the map or plat thereof recorded in Volume 900, Page 348 of the Deed Records of Potter County, Texas, and also being all of Lots 21 and 22, Block 3, Messilla Park Addition, Unit No. 2, a subdivision, one of the Southwest Quarter of Section 100, Block 2, A.B. & M. Survey, Potter County, Texas, according to the map or plat thereof recorded in Volume 900, Page 355 of the Deed Records of Potter County, Texas, said 2.04-acre tract of land being hereinafter described by metes and bounds as follows:  
BEGINNING at a 1/2 inch iron rod with cap stamped "TUMMAN RP'S" set at the Northeast corner of said Lot 21, Block 3, Messilla Park Addition, Unit No. 2, same point being the Northeast corner of the heretofore described tract of land, from whence a 1/2 inch iron pipe found bears North 09° 09' 00" East, 693.31 feet;  
THENCE South 09° 09' 00" West (base line per plat), 198.00 feet along the West right-of-way line of Pace Street (dedicated by said plat of Messilla Park Addition, Unit No. 1 and 2) to a 1/2 inch iron pipe found at the Southeast corner of said Lot 22, Block 3, Messilla Park Addition, Unit No. 2, same point being the Northeast corner of Lot 4, Block 2 of said Messilla Park Addition, Unit No. 1 and also being the most Easely Southeast corner of this tract of land;  
THENCE North 89° 58' 08" West, 182.50 feet to a 1/2 inch iron rod with cap stamped "TUMMAN RP'S" set at the Northwest corner of said Lot 5, same point being the Northeast corner of said Lot 4, Block 2 and also being an interior jog corner of this tract of land;  
THENCE South 09° 09' 00" West, 67.54 feet to a 1/2 inch iron rod with cap stamped "TUMMAN RP'S" set at the Southwest corner of said Lot 4, same point being the Southeast corner of said Lot 4 and also being the most Southerly Southeast corner of this tract of land;  
THENCE North 89° 58' 08" West, 163.55 feet to a 1/2 inch iron rod with cap stamped "TUMMAN RP'S" set at the Southwest corner of the left whose center point bears North 09° 09' 00" East, 50.00 feet;  
THENCE North 09° 09' 00" East, 198.00 feet along the North line of said Lot 21 to the PLACE OF BEGINNING and containing a computed area of 2.04 acres of land, more or less.

**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 THE CORNER POINTS THEREON ON THIS 6TH DAY OF AUGUST, 2012.

*Heather Lynn Lemons*  
HEATHER LYNN LEMONS, R.F.T.S. 5712  
REGISTERED PROFESSIONAL LAND SURVEYOR

**FURMAN LAND SURVEYORS, INC.**  
DANIEL R. FURMAN, RP/S  
CASEY A. MANN, RP/S  
HEATHER LYNN LEMONS, RP/S  
LANNON M. STOKES, RP/S  
(800) 974-4246  
(800) 934-1405  
P.O. BOX 1416  
AMARILLO, TX. 79105  
DUNAS, TEXAS 79029

**MESILLA PARK ADDITION UNIT NO. 9**  
A SUBURBAN SUBDIVISION TO THE CITY OF AMARILLO, BEING A REPLAT OF LOT 4, BLOCK 2, MESSILLA PARK ADDITION UNIT NO. 1 & LOTS 21 AND 22, BLOCK 3, MESSILLA PARK ADDITION UNIT NO. 2, IN SECTION 100, BLOCK 2, A.B. & M. SURVEY, POTTER COUNTY, TEXAS  
2.04 ACRES