

# THE CITY OF AMARILLO, TEXAS

## *INTERDEPARTMENTAL OFFICE COMMUNICATION*

October 30, 2013

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-13-62 Tascosa Estates Unit No. 14, an addition to the City of Amarillo, being a replat of Lots 5 & 6, Block 11, Tascosa Estates Unit No. 9, in Section 11, Block 9, BS&F Survey, Potter County, Texas. (Vicinity: Ryan Palmer Lane & Crenshaw St)  
DEVELOPER: Jason Edward Ysasaga

The Planning and Zoning Commission approved the above-mentioned item on October 14, 2013. The plat was filed of record in the Official Public Records of Potter County Instrument #1244986 on October 16, 2013. Please post your records accordingly.



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Kelley Shaw, Planning Director

D-123

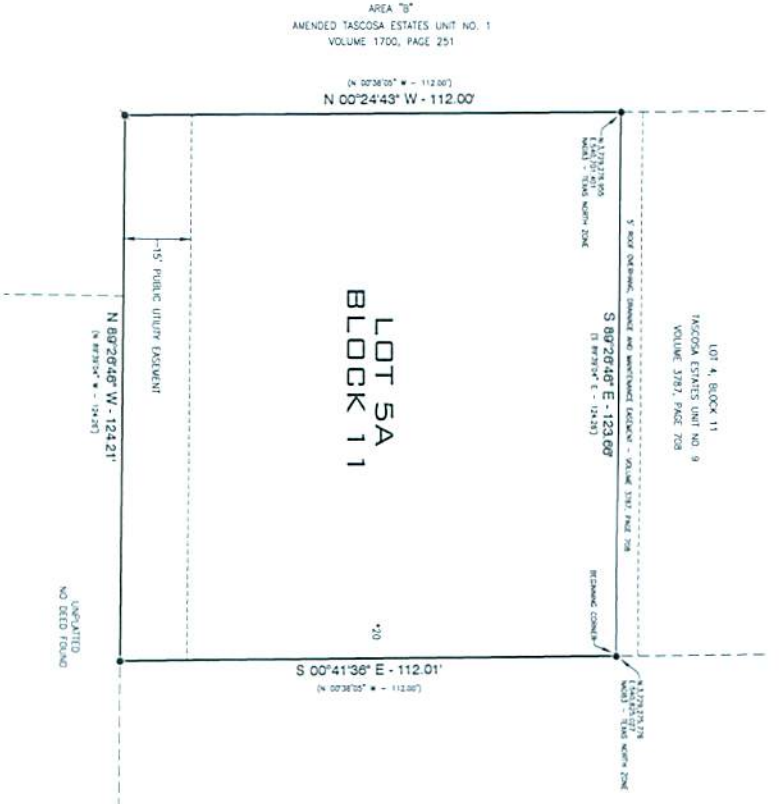
BLK 9 BS+F

SEC 11

K-10

GRANTEES ADDRESS:  
 TASCOSA ESTATES UNIT NO. 14  
 P.O. Box 19771  
 Amarillo, TX 79105-1971

Compass Tract No. 133  
 AP No. K-10

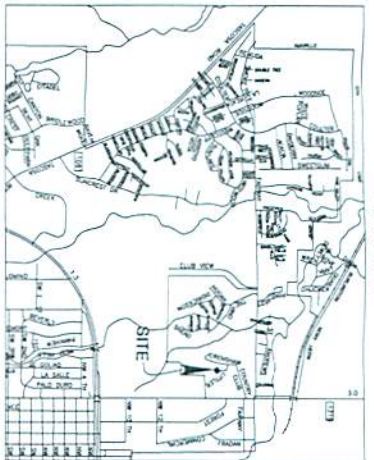


RYAN PALMER LANE

LOT 5A  
 BLOCK 11

LEGEND:

- 5/8 inch iron rod with a cap stamped
- N.P.L.S. 33177 (60x90)
- 5/8 inch iron rod (found)



DEDICATION

The State of Texas     Know all men by these presents,  
 County of Potter     I, \_\_\_\_\_

That, **Juan Elizalde Yaguez**, being the owner of the land shown and described on this plat has caused all of said land to be dedicated to the public for the use of the City of Amarillo, Texas, and does declare that all streets, alleys, ways, easements, and other things or parts are dedicated to the public forever to be used as such.  
 Executed this 11 day of October, 2013.

NOTARY ATTEST

The State of Texas     County of Randall     I, \_\_\_\_\_

The undersigned authority in and for Randall County, Texas, this day generally approved, **Juan Elizalde Yaguez** having been sworn to and taken the oath of office and authorized to do so, and has caused this plat to be recorded in the Public Records of the State of Texas, to wit: in Volume 1244986, Page 251, and does hereby certify that the same is a true and correct copy of the original as the same appears in the Public Records of the State of Texas.  
 Given under my hand and seal of office this 11th day of October, 2013.



APPROVAL  
 \_\_\_\_\_  
 Notary Public in and for the State of Texas

Filed by the Planning and Zoning Commission of the City of Amarillo, Texas, on this 14 day of October, 2013.  
 \_\_\_\_\_  
 City Clerk

FILED OF RECORD  
 10-16-13  
 DATE  
 1244986  
 COUNTY CLERK, TEXAS

TASCOSA ESTATES UNIT NO. 14  
 AN ADDITION TO THE CITY OF AMARILLO  
 BEING A REPLAT OF LOTS 5 AND 6, BLOCK 11,  
 TASCOSA ESTATES UNIT NO. 9,  
 IN SECTION 11, BLOCK 9, B. S. & F. SURVEY,  
 POTTER COUNTY, TEXAS.  
 D. S.2 ARCHER

CORNERSTONE LAND SURVEYING  
 4109 S.W. 33rd Avenue • Amarillo, Texas 79109  
 (806) 352-9193 • (806) 352-9197 fax • info@cornersurvey.com

CERTIFICATE

I do hereby certify that this plat is true and correct to the best of my knowledge and belief, and that it was prepared from a permanent survey staked on the ground by me or by others under my direct supervision on the 12th day of September, 2013.

\_\_\_\_\_ *Alamy Boyd*  
 Registered Professional Land Surveyor  
 Texas Registration No. 4928



DESCRIPTION

A 0.32 acre tract of land being all of Lots 5 and 6, Block 11, Tascosa Estates Unit No. 9, an addition to the City of Amarillo, Potter County, Texas, according to the map or plat depicted, recorded in Volume 1244986, Page 251 of the Official Public Records of Potter County, Texas, being situated in Section 11, Block 9, B. S. & F. Survey, Potter County, Texas, and said 0.32 acre tract of land being more particularly described by notes and bounds as follows:

**BEGINNING** at a 5/8 inch iron rod, found at the northeast corner of said Lot 5, having a coordinate of N 1° 50' 00" E 100.00 feet (NAD83) Texas North Zone;

Thence S 00° 41' 36" E, 112.01 feet along the east line of said Lots 5 and 6, to a 5/8 inch iron rod, found at the southeast corner of this tract of land, same being the northeast corner of said Lot 6;

Thence N 89° 24' 43" W, 124.21 feet, to a 5/8 inch iron rod with a cap stamped "R.P.L.S. 33177", found at the southwest corner of this tract of land, same being the southwest corner of said Lot 6;

Thence N 00° 24' 43" W, 112.00 feet, along the west line of said Lots 5 and 6, to a 5/8 inch iron rod, found at the northwest corner of this tract of land, same being the northwest corner of said Lot 5;

Thence S 89° 26' 46" E, 123.60 feet, along the north line of said Lot 5, to the **POINT OF BEGINNING**.

NOTES

1. This plat does not lie within the Experimental Jurisdiction of the City of Amarillo, Texas.
2. This plat does not lie within a special flood hazard zone, according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 4837X0097C, dated June 4, 2010.
3. Boundary line dimensions shown herein are as shown and/or field with this survey. Boundary line dimensions shown in parentheses are shown when measured dimensions do not match plat and/or dead dimensions as stated in the T.B.P.L.S. General Rules of Procedure and Practices regarding precision (663119).
4. Bearings shown herein are relative to Grid North (NAD83) Texas North Zone.

APP

P-13-62

JS

# TAX CERTIFICATE

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

Property Information	
Property ID:	125171 Geo ID: 7816501900
Legal Acres:	0.1500
Legal Desc:	TASCOSA ESTATES # 9 LOT 006 BLOCK 0011
Situs:	22 RYAN PALMER LN AMARILLO, TX
DBA:	
Exemptions:	

Owner ID: 100098015 100.00%  
YSASAGA PROPERTIES LLC  
26 CITADEL DR  
AMARILLO, TX 79124-1424

For Entities	Value Information
AMA COLLEGE	Improvement HS: 0
AMARILLO	Improvement NHS: 0
AMARILLO ISD	Land HS: 0
PANHANDLE WD	Land NHS: 32,500
POTTER COUNTY	Productivity Market: 0
	Productivity Use: 0
	Assessed Value 32,500

**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: 10/11/2013

Total Due if paid by: 10/31/2013

0.00

THE TAXES TO BE IMPOSED BY THE ABOVE LISTED TAXING UNITS FOR THE 2013 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

  
Signature of Authorized Officer of Collecting Office

Date of Issue: 10/11/2013  
Requested By: YSASAGA PROPERTIES LLC  
Fee Amount: 10.00  
Reference #:

Through Tax Year  
2013

# TAX CERTIFICATE

Certificate #  
5395

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

Property Information	
Property ID: 125170	Geo ID: 7816501890
Legal Acres: 0.1300	
Legal Desc: TASCOSA ESTATES # 9 LOT 005 BLOCK 0011	
Situs: 20 RYAN PALMER LN	AMARILLO, TX
DBA:	
Exemptions:	

Owner ID: 100098014      100.00%  
YSASAGA PROPERTIES LLC  
26 CITADEL DR  
AMARILLO, TX 79124-1424

For Entities	Value Information	
AMA COLLEGE	Improvement HS:	0
AMARILLO	Improvement NHS:	0
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PANHANDLE WD	Land NHS:	32,500
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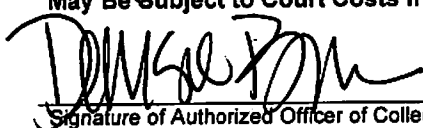
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Requested By: YSASAGA PROPERTIES LLC  
Fee Amount: 10.00  
Reference #:

  
Signature of Authorized Officer of Collecting Office

# FILED and RECORDED

Instrument Number: 1244986

Filing and Recording Date: 10/16/2013 01:22:50 PM Pages: 4 Recording Fee: \$39.00

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, appearing to read "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

Re: 1244986

CITY OF AMARILLO  
PLANNING DEPARTMENT  
PO BOX 1971  
AMARILLO, TX 79105

