

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

January 15, 2014

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-13-70 City Park Unit No. 17, an addition to the City of Amarillo, being an unplatted tract of land in Section 29, Block 9, BS&F Survey, Randall County, Texas. (Vicinity: Coulter St & Foxcroft Dr)
DEVELOPER: Rick Crawford

The Designated Official for the City of Amarillo approved the above-mentioned item on December 17, 2013. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2013022612 on December 17, 2013. Please post your records accordingly.



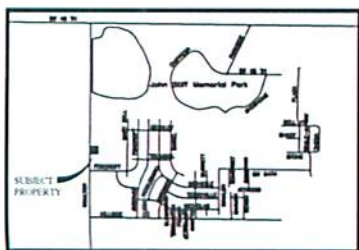
Kelley Shaw, Planning Director

BLK 9 BS + F

SEC 29

J-15

CENSUS TRACT # 216 05 A.P. NO. J-15

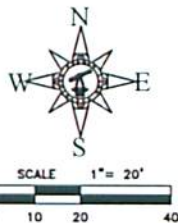


VICINITY MAP

NOT TO SCALE

LEGEND

- 1" IRON ROD SET WITH CAP STAMPED "FURMAN R.P.L.S. 5174"
- 1" IRON ROD END
- 1/2" IRON ROD END
- 1/4" IRON ROD END
- RM RECYCLED MATERIAL
- CM CONCRETE MATERIAL
- MP NORTHWESTERN PUBLIC SERVICE
- ADVERSE CLAIMS PREVENTED BY CITY OF AMARILLO, TEXAS TO BE MADE WITHOUT NOTICE



NOTES

- THIS PLAT IS WITHIN THE AMARILLO CITY LIMITS
- THIS PLAT DOES NOT LIE WITHIN A FLOOD HAZARD ZONE ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 480529 0070 L, DATED JUNE 4, 2010, AND LIES WITHIN THE CITY OF AMARILLO BASE FLOOD ACCORDING TO FLOOD DAMAGE MITIGATION CHAPTER OF THE MUNICIPAL CODE. USE OF FEMA MAPS MUST NOT BE CONSTRUED AS A SPECIFIC SITE FLOOD ELEVATION BY THIS SURVEYOR.

DESCRIPTION

A 0.944-ACRE TRACT OF LAND OUT OF SECTION 29, BLOCK 9, B.S. & F. SURVEY, RANDALL COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN TRACT OF LAND REFERENCED AS TRACT 7 IN THAT CERTAIN INSTRUMENT RECORDED IN VOLUME 926, PAGE 63 OF THE DEED RECORDS OF RANDALL COUNTY, TEXAS, THIS TRACT OF LAND HAVING BEEN SURVEYED ON THE GROUND BY FURMAN LAND SURVEYORS INC ON OCTOBER 4, 2013 AND BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 3/4 INCH IRON ROD WITH CAP STAMPED "ALIX 375343" FOUND FOR THE SOUTHWEST CORNER OF LOT 5, BLOCK 1, CITY PARK UNIT NO. 16 AN ADDITION TO THE CITY OF AMARILLO, RANDALL COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER COUNTY CLERKS FILE NO. 200806683 OF THE OFFICIAL PUBLIC RECORDS OF RANDALL COUNTY, TEXAS,

THENCE N. 89° 34' 39" E. 232.91 FEET ALONG THE SOUTH LINE OF SAID LOT 5, BLOCK 1 TO A 3/4 INCH IRON ROD FOUND FOR THE SOUTHEAST CORNER OF SAID LOT, BLOCK 1, SAME POINT BEING IN THE WEST LINE OF AN ALLEY AS DEDICATED BY THE PLAT OF CITY PARK UNIT NO. 10, AN ADDITION TO THE CITY OF AMARILLO, RANDALL COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN VOLUME 1807, PAGE 395 OF SAID DEED RECORDS,

THENCE S. 00° 18' 24" E. 175.00 FEET ALONG THE WEST LINE OF SAID ALLEY TO A 3/4 INCH IRON ROD WITH CAP STAMPED "FURMAN R.P.L.S." SET,

THENCE S. 89° 34' 39" W. 232.78 FEET TO A 3/4 INCH IRON ROD WITH CAP STAMPED "FURMAN R.P.L.S." SET IN THE EAST RIGHT OF WAY LINE OF COULTER STREET AT IT EXISTS ON THE GROUND,

THENCE N. 00° 21' 02" W. ALONG THE EAST RIGHT OF WAY LINE OF SAID COULTER STREET 175.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.944 ACRES OF LAND MORE OR LESS.

OWNERS ACKNOWLEDGEMENT

THE STATE OF TEXAS
KNOW ALL MEN BY THESE PRESENTS
COUNTY OF RANDALL

THAT THE UNDERSIGNED, COULTER STRIP INVESTORS, THE PRESENT OWNER 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 CITY PARK UNIT NO. 17, AN ADDITION TO THE CITY OF AMARILLO, TEXAS AND SO DECLARE THAT ALL OF THE STREETS, ALLEYS, LANS, AND EASEMENTS SHOWN UPON SUCH MAP AND PLAT ARE DEDICATED TO THE PUBLIC FOREVER TO BE USED AS SUCH

EXECUTED THIS 4th DAY OF October, 2013
Rick Crawford
COULTER STRIP INVESTORS
RICK CRAWFORD, PARTNER
2217 S. BOWIE STREET
AMARILLO, TEXAS 79109
PHONE NO. 806-236-2733

ATTEST

THE STATE OF TEXAS
KNOW ALL MEN BY THESE PRESENTS
COUNTY OF RANDALL

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY RICK CRAWFORD THIS 4th DAY OF October, 2013

[Signature]
NOTARY PUBLIC STATE OF TEXAS



AN ADDITION TO THE CITY OF AMARILLO
BEING AN UNPLATTED TRACT OF LAND IN
SECTION 29, BLOCK 9, B.S. & F. SURVEY
RANDALL COUNTY, TEXAS
0.944 ACRES

FURMAN LAND SURVEYORS, INC.

DARYL R. FURMAN, R.P.L.S. DANIEL R. FURMAN, R.P.L.S.
DONALD R. FURMAN, R.P.L.S. CASEY A. MANN, R.P.L.S.
HEATHER LYNN LEMMONS, R.P.L.S. LANDON M. STOKES, R.P.L.S.
(806) 744-4240 (806) 834-1403
P.O. BOX 1410 P.O. BOX 464
AMARILLO, TX 79105 DUMAS, TEXAS 79029

PROJECT NO. 1315009 FILE NO. SUB 131515
DRAWING NO. USUB1313RandallJ-151115009

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 ALL PERIMETER CORNERS ON THIS 4TH DAY OF OCTOBER, 2013.

[Signature]
DARYL R. FURMAN, R.P.L.S. 5374
REGISTERED PROFESSIONAL LAND SURVEYOR

COULTER STREET
(D.P.R.D.W.)
RANDALL COUNTY, TEXAS
N 00° 21' 02" W 175.00'
BASELINE

N.A.D. 83 - TEXAS NORTH
NORTHING: 3760418.788 FEET
EASTING: 530870.740 FEET
SCALE FACTOR: 0.99992158

CITY PARK UNIT NO. 16
CLERK'S FILE NO. 200806683
LOT 5, BLOCK 1
N 89° 34' 39" E 232.91'

EXISTING
15' SPS BASEMENT
VOL. 624, PG. 259 &
VOL. 631, PG. 479

15' P.U.E.
BY THIS PLAT
(2,625 SQ. FT.)

EXISTING
67' SPS BASEMENT
VOL. 483, PG. 100

LOT 6
BLOCK 1

S 00° 18' 24" E 175.00'
CITY PARK UNIT NO. 10
VOL. 1807, PG. 395

S 89° 34' 39" W 232.78'
UNPLATTED
VOL. 926, PG. 63

N.A.D. 83 - TEXAS NORTH
NORTHING: 3760444.299 FEET
EASTING: 530870.740 FEET
SCALE FACTOR: 0.99992162

S 89° 37' 35" W 232.42'
FOXCROFT DRIVE

APPROVAL

APPROVED BY VICKI COVEY, DESIGNATED OFFICIAL FOR THE CITY OF AMARILLO, TEXAS.

ON THIS 17 DAY OF Dec. 2013.

Vicki Covey
VICKI COVEY

FILED OF RECORD
12-17-13
(DATE)
2013022612
Randall
(COUNTY)
CLERK'S DOCUMENT NO.

GRANTEE'S ADDRESS
CITY OF AMARILLO
P.O. BOX 1971
AMARILLO, TEXAS 79105-1971



P-13-70

APP

J5

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 ..: COULTER STRIP INVESTORS ADDRESS: BEDWELL DEAN 8002 MONTICELLO CT AMARILLO TX 79119	PROPERTY DESCRIPTION ===== SECT 29 B S & F LOT BLOCK 0009 IRREG TR BEG 1289.99FT N & 60FT E OF SW COR OF SECT
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PROPERTY ACCOUNT NUMBER: R 370 0290 7120.0 Acres: 3.4680	TAXES FOR 2013 ARE \$ 9,652.36 Randall County Market Value: 453,354 2013 Taxes WITHOUT Exemptions \$ 9,652.36
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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);

TAX YEAR(S) =====	TAXING UNIT =====	TAXES, PENALTIES & INTEREST =====
		TOTAL Taxes Due \$.00

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

SHARON HOLLINGSWORTH
 TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2013

Christina Murray

 DEPUTY

12/16/2013

 DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

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 . . : COULTER STRIP INVESTORS
ADDRESS: BEDWELL DEAN
 8002 MONTICELLO CT
 AMARILLO TX 79119

PROPERTY DESCRIPTION
 =====
 SECT 29 B S & F
 LOT BLOCK 0009
 356FT N X 233.3FT W BEG
 875FT N & 60FT E OF S W
 COR OF SECT

PROPERTY ACCOUNT NUMBER: R 370 0290 5000.0 **TAXES FOR 2013 ARE \$** 8,841.61
 Acres: 1.9100 **Randall County Market Value:** 415,274
 2013 Taxes WITHOUT Exemptions \$ 8,841.61

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);

TAX YEAR(S) =====	TAXING UNIT =====	TAXES, PENALTIES & INTEREST =====
		TOTAL Taxes Due \$.00

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

SHARON HOLLINGSWORTH
 TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2013

Christina McMurran

 DEPUTY

12/16/2013

 DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2013022612
 12/17/2013 01:52 PM
 Fee: 50.00
 Renee Calhoun, County Clerk
 Randall County, Texas
 PLAT

