

PH 2021-131

Subdivision Plats

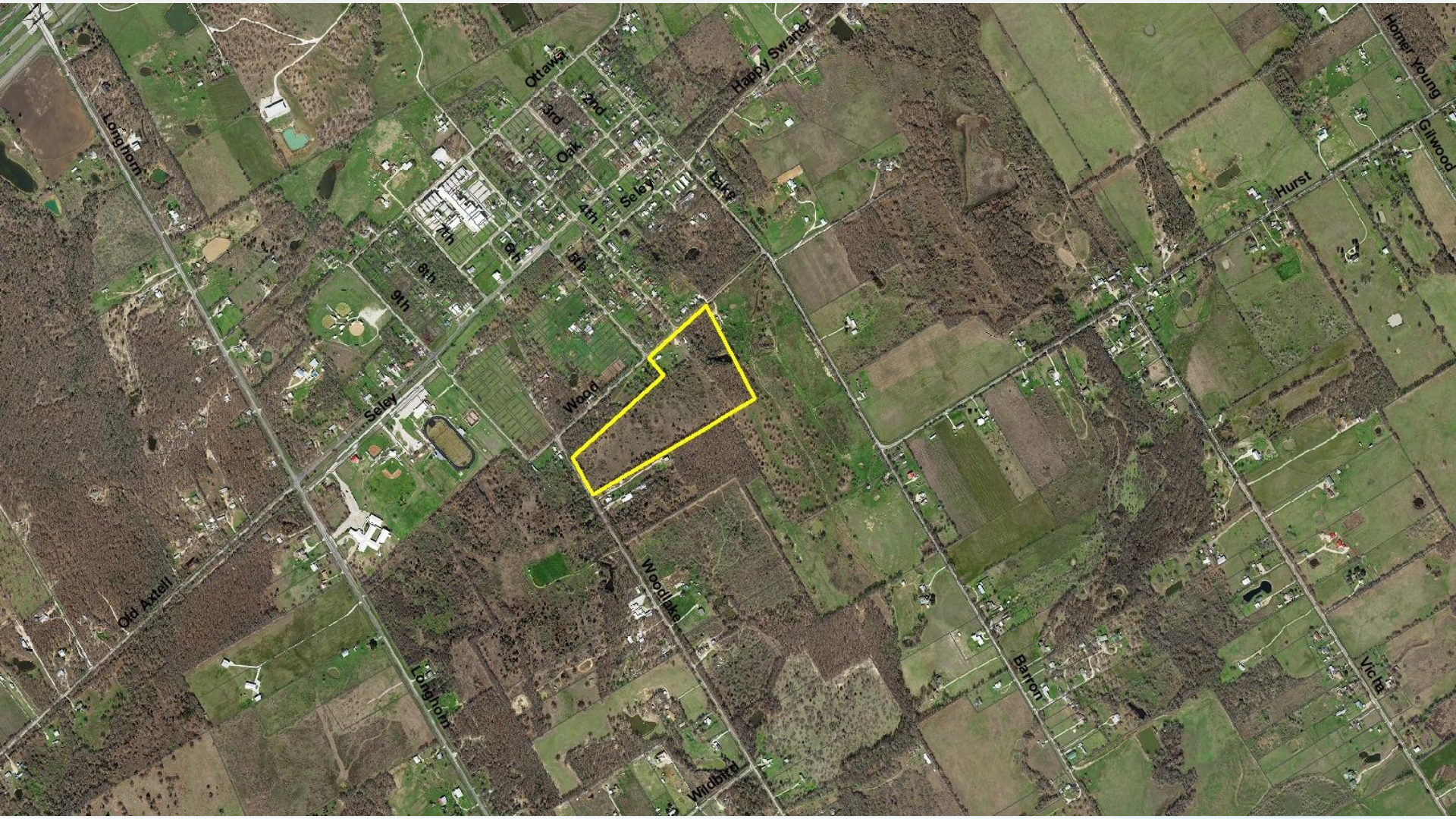


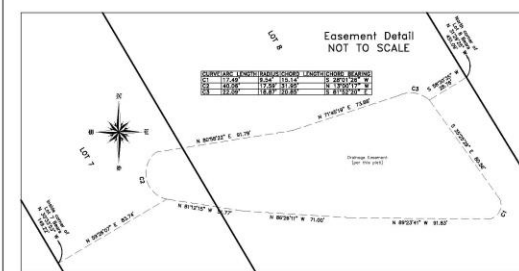
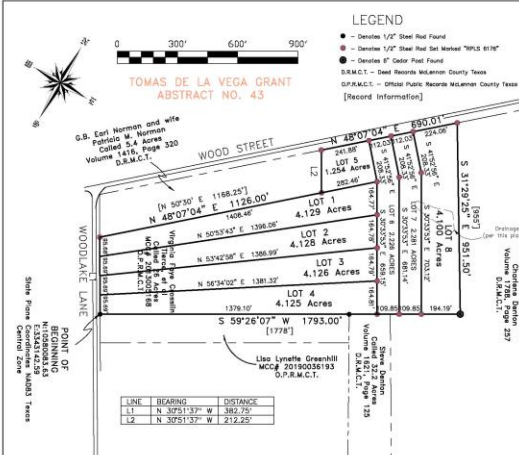
CITY OF WACO

Final Plat of the Crosslin Addition – ETJ



CITY OF WACO





STATE OF TEXAS
COUNTY OF MCLENNAN

I hereby certify that the above and foregoing plat and field notes of the FINAL PLAT LOTS 1 THROUGH 8, BLOCK 1 CROSSLIN ADDITION TO THE CITY OF WACO MCLENNAN COUNTY, TEXAS (BEING a subdivision of all that tract of land in McLennan County, Texas, out of the TOMAS DE LA VEGA GRANT, ABSTRACT NO. 43, and being all of that called 26 acres of land described in a deed to Virginia Faye Crosslin Tierce, et al, recorded in County Clerk's File Number 2013005168 of the Official Public Records of McLennan County, Texas) was approved on this the ____ day of _____, 2020.

Camelinda Hudson
City Secretary

David Liles, Environmental Health Manager

SUNBELT
Technical Services
Surveying • Land Planning • Consulting
P.O. Box 293
Cedar Park, Texas 78613
(512) 282-8641

FINAL PLAT
LOTS 1 THROUGH 8, BLOCK 1
CROSSLIN ADDITION
CITY OF WACO
MCLENNAN COUNTY, TEXAS

STS Job No. 20-1768 Sheet 1 of 1

Property Address
216 West Street
Arlene, Texas 76824

Prepared For
Virginia Tierce

RECORDATION INFORMATION

STATE OF TEXAS
COUNTY OF MCLENNAN

BEING all that tract of land in McLennan County, Texas, out of the TOMAS DE LA VEGA GRANT, ABSTRACT NO. 43, and being all of that called 26 acres of land described in a deed to Virginia Faye Crosslin Tierce, et al, recorded in County Clerk's File Number 2013005168 of the Official Public Records of McLennan County, Texas, and being further described as follows:

BEGINNING of a 1/2 inch steel rod found in the East line of Woodlakes Lane, at the Southeast corner of said 26 acres, at the Northwest corner of that tract of land described in a deed to Lise Lynette Greenhill, recorded in County Clerk's File Number 2019036193 of the Official Public Records of McLennan County, Texas;

THENCE North 30 Degrees 51 Minutes 37 Seconds West, a distance of 382.75 feet to a 1/2 inch steel rod set marked "RPLS 6176" in the East line of Woodlakes Lane, of the most Westerly Northeast corner of said 26 acres, at the Northwest corner of that tract of land described in a deed to Lise Lynette Greenhill, recorded in County Clerk's File Number 2019036193 of the Official Public Records of McLennan County, Texas;

THENCE North 30 Degrees 51 Minutes 37 Seconds West, a distance of 212.25 feet to a 1/2 inch steel rod set marked "RPLS 6176" in the South line of Wood Street, of the most Easterly Northwest corner of said 26 acres at the Northeast corner of said 5.4 acres;

THENCE North 48 Degrees 07 Minutes 04 Seconds East, a distance of 890.01 feet to a 1/2 inch steel rod set marked "RPLS 6176" in the South line of Wood Street, of the most Easterly Northwest corner of said 26 acres at the Northeast corner of said 5.4 acres;

THENCE South 31 Degrees 25 Minutes 25 Seconds East, a distance of 851.50 feet to a 6 inch cedar post found at the Southeast corner of said 26 acres, at an inside corner of said Section Tract.

THENCE South 59 Degrees 26 Minutes 07 Seconds West, a distance of 1793.00 feet to the Point of Beginning, containing 26.363 acres of land.

Bearings based on Grid North, State Plane Coordinate System, NAD83, Texas Central Zone.

- NOTES:
1. Electricity provided by Oncor.
 2. Water provided by Arnel WCD, CD# 11178.
 3. Septic service provided by OSSP.
 4. Subject property shown herein does NOT appear to be located in a Special Flood Hazard Area as noted from F.I.R.M. panel number 48090C020D, effective date December 20, 2019.



OWNER'S STATEMENT

STATE OF TEXAS
COUNTY OF MCLENNAN

That, Virginia Faye Crosslin Tierce, Richard Wayne Crosslin and Melissa Delona Crosslin, being the owners of the tract of land shown herein, and wishing to subdivide same into lots and blocks, do hereby adopt the plat attached hereto and titled "FINAL PLAT LOTS 1 THROUGH 8, BLOCK 1 CROSSLIN ADDITION TO THE CITY OF WACO MCLENNAN COUNTY, TEXAS (BEING a subdivision of all that tract of land in McLennan County, Texas, out of the TOMAS DE LA VEGA GRANT, ABSTRACT NO. 43, and being all of that called 26 acres of land described in a deed to Virginia Faye Crosslin Tierce, et al, recorded in County Clerk's File Number 2013005168 of the Official Public Records of McLennan County, Texas)", as our legal subdivision of same. We do hereby dedicate all easements and right-of-way shown herein for the use of the public and for the purposes herein stated, any private improvements placed in any of those easements or right-of-way shall be placed there of no risk or obligation to the public or the City of Waco, Texas, to maintain those easements, and the City of Waco shall have no responsibility to repair or replace such improvements if they are damaged or destroyed in the utilization of these easements. We do hereby warrant to the sole of the City of Waco that we made in accordance therewith, subject to all restrictions and conditions recorded in McLennan County, Texas Real Property Records pertaining to this subdivision.

Virginia Faye Crosslin Tierce
P.O. Box 435
Arlene, Texas 76824

Richard Wayne Crosslin
P.O. Box 435
Arlene, Texas 76824

Melissa Delona Crosslin
P.O. Box 435
Arlene, Texas 76824

STATE OF TEXAS
COUNTY OF MCLENNAN

BEFORE ME, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, Virginia Faye Crosslin Tierce, known to me to be the person whose name is subscribed to the foregoing instrument and that she acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the ____ day of _____, 2020.

Notary Public in and for the State of Texas

STATE OF TEXAS
COUNTY OF MCLENNAN

BEFORE ME, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, Richard Wayne Crosslin, known to me to be the person whose name is subscribed to the foregoing instrument and that he acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the ____ day of _____, 2020.

Notary Public in and for the State of Texas

STATE OF TEXAS
COUNTY OF MCLENNAN

BEFORE ME, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, Melissa Delona Crosslin, known to me to be the person whose name is subscribed to the foregoing instrument and that she acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the ____ day of _____, 2020.

Notary Public in and for the State of Texas

SURVEYOR'S CERTIFICATION

The plat shown herein was prepared from an on-the-ground survey performed under my supervision on October 23, 2020; all monuments are as shown thereon.

For SUNBELT TECHNICAL SERVICES

Harold Alexander Taylor
Registered Professional Land Surveyor
Texas Registration No. 6176
Date: January 27, 2021



FINAL PLAT
LOTS 1 THROUGH 8, BLOCK 1
CROSSLIN ADDITION
TO THE CITY OF WACO
MCLENNAN COUNTY, TEXAS
(BEING a subdivision of all that tract of land in McLennan County, Texas, out of the TOMAS DE LA VEGA GRANT, ABSTRACT NO. 43, and being all of that called 26 acres of land described in a deed to Virginia Faye Crosslin Tierce, et al, recorded in County Clerk's File Number 2013005168 of the Official Public Records of McLennan County, Texas)

RECORDATION INFORMATION

Final Plat and construction plans of the Callan Village Addition, a PUD, Phase II



Wood way

Richie

Chapel

Faban

Reagan

Reynolds

Ritosa

Century

Kirby Lee

Breck

Wills

Ritosa

Wheeler

Montana

Durango

Warren

Redeemer

Maximus

Peter

Francis

Dominic

Augustine

Nicholas

Theresa

Old River

Panther

Hawala

Apache

Santa Rosa

Cherokee

Cambridge

Camden

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Shirley

Paradox

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Sloum

Farmiler

Hambledon

Chapel

Hewitt

Hewitt





SURVEYOR'S NOTES

TO BE SUPPLIED BY CITY OF WACO, COUNTY XXXXX

TO BE SUPPLIED BY OWNER:

IT IS RECORDED PRIOR TO COMPLETION OF STREET AND
CONSTRUCTION SURVEYMENTS AND NOTED IT WILL BE SET IN
WITH SEC 212.0001, TEXAS LOCAL GOVERNMENT CODE
IT IS RECORDED AFTER COMPLETION OF STREET AND
CONSTRUCTION SURVEYMENTS WILL BE SET IN WACO ROAD
STANDARD (STANDARD) OF THE TEXAS BOARD OF
LOCAL SURVEYING AND THE STATE OF TEXAS

[illegible]

ALL PHOTOGRAPH AREA LABELED AS "COMMON AREA"

50 100 200
GRAPHIC SCALE (FEET)

DESCRIPTION	DATE
Walker Partner engineers ★ surveyors 3000 Highway Ave. • Stock, Texas 75781	

FINAL PLAT
VILLAGE ADDITION, PHASE
UNED UNIT DEVELOPMENT
CITY OF WACO, McLENNAN COUNTY,
ING A PORTION OF THE REMAINDER C
\$1.173 ACRE TRACT DESCRIBED IN A
G CALLAN, LLC RECORDED UNDER

THIS DOCUMENT SHALL NOT BE RECORDED OR
RECORDED SHALL NOT BE USED OR VIEWED OR

R. HESSEL \$ 5344 1/10/2020	PLAY NUMBER C1036 PROJECT NUMBER 10349 DRAWING(S) CHECKED BY MPPH FIELD NOTE NO N/A DRAWING NAME 10349RIFENS UNMIT DATE 10/4/2010
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SHEET NUMBER
1 OF 1

Preliminary Plat of the Hunters Creek Addition



CITY OF WACO



Church

Longhorn

Cecil

Ruff Crossing

Amadillo

Rosario's End

Seymour

Old Lorena

Jackal
Samson
Beuter
Gulch

Richie

Warren

Hewitt

Hewitt

Joan Diego

Wiley

Crooked Creek

Rabbit Hill

Summer Harvest

Familiar

Wash Tree

Belton

Esperanza

Fox Ridge

Houming Dove

Lorena Meadows

Warren

Hunters Meadow

Blue Bonnet

Presley

Towing West

Spring Valley

Rancho Lorena

Rancho Lorena Jon

