

Owner Certification

State of Texas
County of Aransas

WENDELL HAYSLIP

PAMELA KARRASCH

do hereby certify that we are the owners of the lands embraced within the boundaries of the foregoing plat and that that we have had said land surveyed and platted as shown hereon; that easements as shown (if any) are dedicated to the public use for the installation, operation and use of public utilities; and that this map was made for the purpose of description and dedication.

By signing below, the Property Owner verifies that he/she/they understand that this property may be subject to subdivision deed restrictions, that this replat cannot be used to circumvent any such restriction, and that if such a violation occurs, as a result of this action, the Property Owner agrees to indemnify, hold harmless, & defend Aransas County, its elected and/or agents, from any and all related lawsuits, claims, demands, liabilities, losses and expenses.

This the ____ day of _____, A.D., 2024.

WENDELL HAYSLIP

PAMELA KARRASCH

State of Texas
County of _____

This instrument was acknowledged before me by:

WENDELL HAYSLIP

PAMELA KARRASCH

This the ____ day of _____, A.D., 2024.

Notary Public in and for the State of Texas

Locator Map

COPANO BAY

7/9 ACRES

ARANZAZU

17.177 AC.

RESERVE "A" TRACT

15.613 AC.

REMARKS: 46.657 ACRES

THE RESERVE, UNIT B

LAKE

GILLILAND SURVEY A-70

126.988 ACRES

JRO TRACT

SITE

Flood Data

This is to certify that I have consulted the Federal Flood Hazard Map dated 2-17-16 and found that the property described herein is (or) is not ☒ located in a "Special Flood Hazard Area."

Flood Zone "X", Base Elevation N/A

Panel No. 0235G

Community No. 485452

This information is based on scaling the location of this survey on the above referenced map and is intended to be used to determine insurance rates only and not identify specific flooding conditions.

SUBJECT TO CHANGE BY FEMA

Firm Name and Address

Griffith & Brundrett

Surveying & Engineering, Inc.

411 S. Pearl St., P.O. Box 2322
Rockport, Texas 78381

361-729-6479
361-729-7933
jerryb@gbsurveyor.com
www.gbsurveyor.com

FILE NAME: ARANSAS COUNTY/GEORGETOWN, B1, LOTS 1_3

REMAINING PORTION OF A
17.177 ACRE TRACT OUT OF THE
C.O.D. GILLILAND SURVEY, A-70
(Camp Aranzazu, Inc., CF#342345, O.P.R.A.C.T.)

FINAL PLAT OF:
LOTS 1, 2, 3 & RESERVE "A", BLOCK 1
GEORGETOWN

C.O.D. GILLILAND SURVEY, A-70, ARANSAS COUNTY, TEXAS,
BEING A FINAL PLAT OF 1.696 ACRES OF LAND OUT OF THE C.O.D. GILLILAND SURVEY, A-70,
ARANSAS COUNTY, TEXAS, AND BEING THE SAME 1.696 ACRE TRACT DESCRIBED IN A DOCUMENT
OF RECORD UNDER CLERKS FILE NUMBER 403269, OFFICIAL PUBLIC RECORDS OF
ARANSAS COUNTY, TEXAS.

NOTICE:

- THERE MAY NOT BE ACCESS TO PUBLIC WATER OR WASTEWATER SERVICES.
- EACH PLATTED LOT IS LIMITED TO ONE (1) RESIDENTIAL OR COMMERCIAL UNIT.
- ANY INSTALLATION OF AN ON-SITE SEWER FACILITY (OSSF) AND/OR WATER WELL MUST BE PERMITTED THROUGH THE ARANSAS COUNTY ENVIRONMENTAL HEALTH DEPARTMENT AND INSTALLED ACCORDING TO TCEQ REQUIREMENTS.
- BUILDING SETBACKS SHALL BE AS PRESCRIBED IN CURRENT SUBDIVISION REGULATIONS AT THE TIME OF CONSTRUCTION.

Surveyor Certification

State of Texas
County of Aransas

I, J.L. Brundrett, Jr., a Registered Professional Land Surveyor in the State of Texas, do hereby certify that the foregoing plat was prepared from surveys made on the ground under my direction and supervision and is true and correct, and that I have been engaged to set all lot and block corners and reference points and complete such operations without delay.

This the ____ day of _____, A.D., 2024.

PRELIMINARY - NOT RECORDABLE FOR ANY PURPOSE

STATE OF TEXAS
REGISTERED PROFESSIONAL LAND SURVEYOR

BRUNDRETT, JR.
R.P.L.S.
Reg. No. 2133
TBPELS Firm No. F-414

Commissioner's Court

State of Texas
County of Aransas

This plat of the herein described property is approved by the Commissioner's Court of Aransas County, Texas.

This the ____ day of _____, A.D., 2024.

By: Ray A. Garza, County Judge

Environmental Health

State of Texas
County of Aransas

This plat of the herein described property is approved by the Director of Environmental Health of Aransas County, Texas.

This the ____ day of _____, A.D., 2024.

Print Name:

Signature - Director of Environmental Health

Notes

1) 5/8" Steel Rebars found or set at all property corners unless otherwise shown.
S5/8" = 5/8" Steel Rebar Set, capped "Griffith & Brundrett."
FCP = Found Fence Corner Post
MFP = Found Metal Fence Post
U.E. = Utility Easement
Hatched Area = Easement dedicated to AEP by this replat.

2) Deed Bearing, S60°41'12"W, used for directional control. Coordinates shown on NAD 83, Texas State Plane South Central Zone.

3) Total platted area contains 1.656 acres or 72,117 square feet of land.
Reserve "A" (Non-Buildable Lot) = 0.066 Ac. / 2857 Sq.Ft.

County Clerk's Certification

State of Texas
County of Aransas

I, Misty Kimbrough, Clerk of the County Court in and for Aransas County, Texas, do hereby certify that the foregoing instrument of writing dated the ____ day of _____, A.D. 2024,
with its certificate of authentication was filed for record in my office the ____ day of _____, A.D. 2024,
at ____ o'clock ____ m. and duly recorded the ____ day of _____, A.D. 2024, at ____ o'clock ____ in the Plat Records of Aransas County,
Texas in Volume _____, Page _____.

Witness my hand and seal of the County Court, in and for Aransas County, Texas, at office in Rockport, Texas, the day and year last written above.

Misty Kimbrough

By: Deputy

Clerk's File No. _____