

BLOCK 1

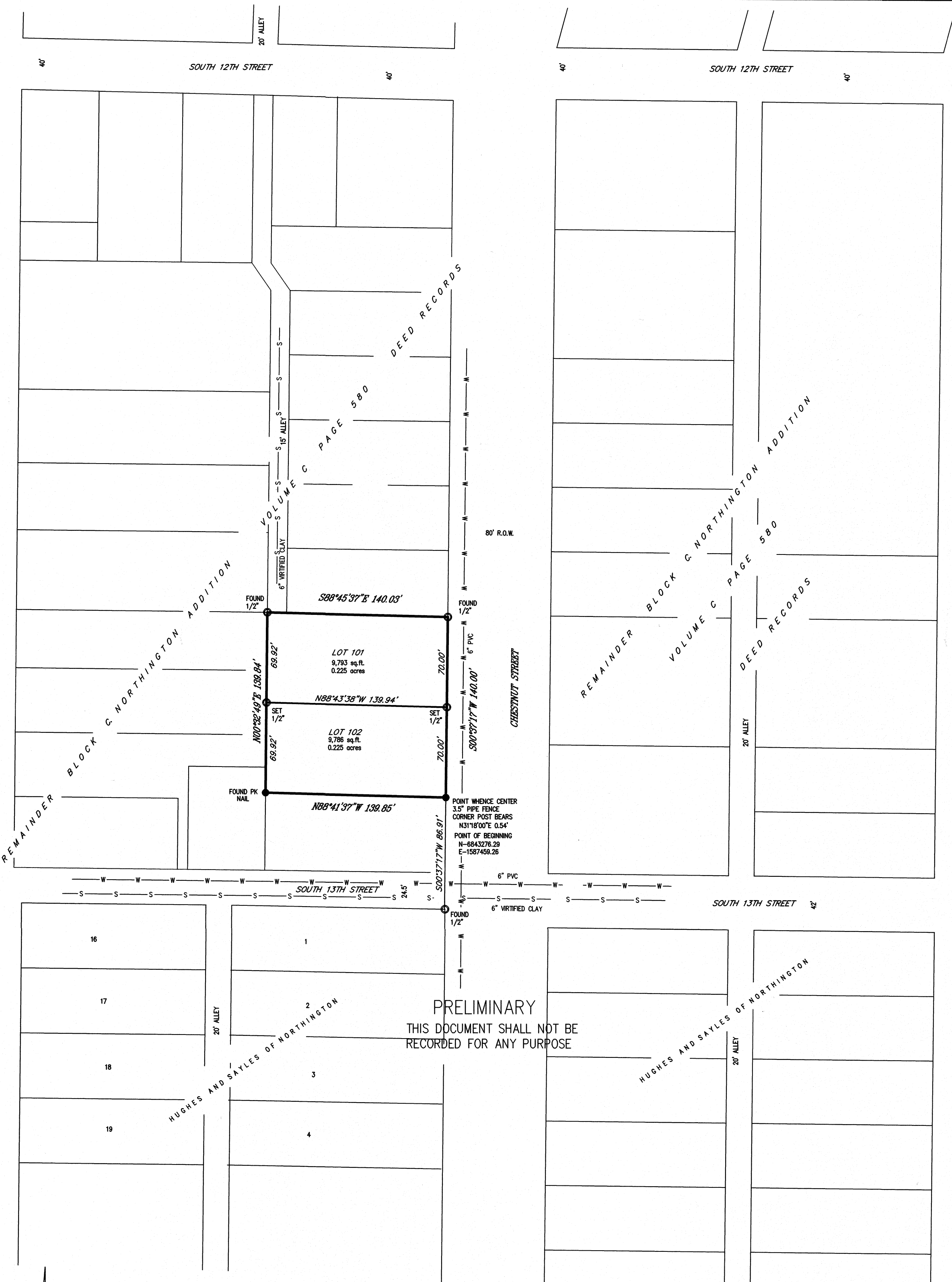
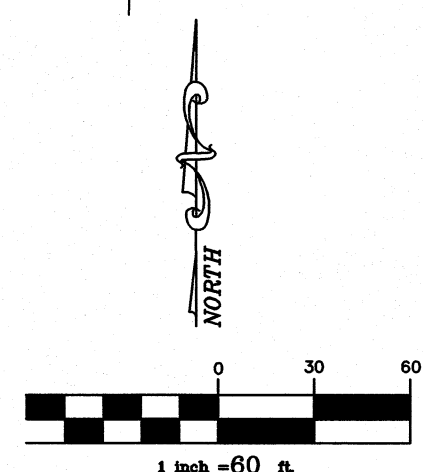
LOT 4  
SOUTH 12TH STREET

W. R. THOMASSON OF BELLEVUE

BELLEVUE RIDGE  
SOUTH 13TH STREET

LEGEND

—	METAL REBAR, AS NOTED
—	MONUMENT/POINT AS NOTED
—	APPROXIMATE UNDERGROUND WATER LINE
—	APPROXIMATE UNDERGROUND SEWER LINE
—	CITY OF ABILENE WATER READER MAP
—	CITY GIS PORTAL



**LOTS 101 AND 102, BLOCK C, NORTHINGTON ADDITION**  
 REPLAT OF THE NORTH 140' OF THE SOUTH 200' OF THE EAST 140' OF BLOCK C, NORTHINGTON ADDITION, CITY OF ABILENE, TAYLOR COUNTY, TEXAS

PROPOSED LOTS 102 & 102 DO NOT LIE WITHIN THE FLOOD ZONE ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 48441C0228F DATED JANUARY 6, 2012.

THIS PROPERTY IS NOT IN THE EXTRA TERRITORIAL JURISDICTION

OWNER  
 ASKINS DESIGN GROUP LLC  
 6121 MALKEY  
 FORT WORTH TX 76116

**AS**  
 ADAMS ENGINEERING AND SURVEYING INC.  
 4333 SAYLES BLDG/VENUE  
 ABILENE, TEXAS 79605  
 OFF- (325) 695-2285  
 FAX- (325) 695-4183

PLANNING COMMISSION		PLANNING DIRECTOR	
THIS PLAT IS HEREBY APPROVED BY THE CITY PLANNING COMMISSION OF THE CITY OF ABILENE, TEXAS AND THE COUNTY CLERK IS HEREBY AUTHORIZED TO FILE SAID PLAT IN ACCORDANCE WITH THE PROVISIONS OF ARTICLE 974A, VERNON'S ANNOTATED CIVIL STATUTES, AND ARTICLE 927B PENAL CODE OF TEXAS, AS AMENDED.			
DATE	CHAIRMAN	DATE	FILE NUMBER
ATTEST	SECRETARY	DATE	PLANNING DIRECTOR
DATE	PLANNING DIRECTOR	DATE	FEES
DIRECTOR OF PUBLIC WORKS		COUNTY CLERK	
THE DEDICATION FILED, IN CONNECTION WITH THIS PLAT IS HEREBY APPROVED AND ALL STREETS, ALLEYS, AND PUBLIC AREAS SHOWN HEREON ARE HEREBY ACCEPTED ON BEHALF OF THE PUBLIC BY THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF ABILENE, TEXAS.			
I CERTIFY THAT THE SUBDIVISION PLAT DESCRIBED HEREIN WAS FILED FOR RECORD ON			
DATE	DIRECTOR OF PUBLIC WORKS	DATE	FILE NUMBER
DATE	DIRECTOR OF PUBLIC WORKS	DATE	COUNTY CLERK COUNTY TEXAS
			DEPUTY

**OWNER'S CERTIFICATE AND DEDICATION**

THE UNDERSIGNED OWNER(S) OF THE HERINAFTER DESCRIBED REAL PROPERTY HAVE CAUSED SUCH PROPERTY TO BE SURVEYED AND PLATTED AND TO BE SUBDIVIDED INTO BLOCKS, LOTS, STREETS AND ALLEYS UNDER THE NAME OF **REPLAT OF THE NORTH 140' OF THE SOUTH 200' OF THE EAST 140' OF BLOCK C, NORTHINGTON ADDITION, CITY OF ABILENE, TAYLOR COUNTY, TEXAS**

AS SHOWN ON THE ATTACHED PLAT AND DO HEREBY DEDICATE TO THE PUBLIC FOREVER FOR ALL PUBLIC PURPOSES THE STREETS, ALLEYS, LANES, EASEMENTS, PARKS AND OTHER PUBLIC LANDS SHOWN THEREON THE LANDS INCLUDED WITHIN SUCH PLAT OR SUBDIVISION ARE DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Being 0.449 acres of land being the North 140' of the South 200' of the East 140' of Block C, Northington Addition, City of Abilene, Taylor County, Texas, as shown by plat recorded in Volume C, Page 580, Deed Records, Taylor County, Texas. Said 0.449 acre tract being more particularly described as follows:  
 BEGINNING at a point on the West line of Chestnut Street (80' right-of-way) at the Southeast corner of said 140'x140' tract whence the center of a 3.5" pipe fence corner post bears N31°18'00"E 0.54' and from said point of beginning a found 1/2" metal rebar at the Northeast corner of Lot 1, Hughes and Sayles Subdivision recorded in Volume 1, Page 37, Plat Records, Taylor County, Texas, bears S00°37'17"W 86.91';  
 THENCE N88°41'37"W 139.85' to a set pk nail for the Southwest corner of this tract;  
 THENCE N00°32'49"E 139.84' to a found 1/2" metal rebar for the Northwest corner of this tract;  
 THENCE S88°45'37"E 140.03' to a found 1/2" metal rebar on the West line of said Chestnut Street for the Northeast corner of this tract;  
 THENCE S00°37'17"W with the West line of said Chestnut Street 140.00' to the point of beginning and containing 0.449 acre of land.

EXECUTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2021

THE STATE OF TEXAS:  
 COUNTY OF TAYLOR

BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR SAID COUNTY AND STATE OF TEXAS THIS DAY PERSONALLY APPEARED \_\_\_\_\_

KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THE SAME WAS THE ACT OF THE SAID \_\_\_\_\_

A CORPORATION, AND THAT HE EXECUTED THE SAME AS THE ACT OF SUCH CORPORATION FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ A D 2021

\_\_\_\_\_  
 TAYLOR COUNTY TEXAS  
 NOTARY PUBLIC

**GENERAL NOTES**

SHEET 1 OF 1 SHEETS ACREAGE 0.449 acres

SCALE 1" = 60' SMALLEST LOT 9,786 SQ. FT. LARGEST LOT 9,793 SQ. FT.

LOT WIDTH MIN N/A MAX N/A LOT DEPTH MIN N/A MAX N/A

CONCRETE MONUMENTS SEE LEGEND POLES N/A DOWN GUYS N/A (SYMBOL) (SYMBOL) (SYMBOL)

**CERTIFICATION: SURVEYOR CERTIFICATE AND PLAT DESCRIPTION**

I HEREBY CERTIFY THAT THE PLAT SUBMITTED HERewith REPRESENTS A TRUE SURVEY MADE BY THE UNDERSIGNED OR UNDER MY SUPERVISION ON THE GROUND ON THAT PERMANENT MARKERS AND MONUMENTS HAVE BEEN SET AS INDICATED ON THE PLAT AND IN ACCORDANCE WITH THE "SUBDIVISION REGULATIONS" OF THE CITY OF ABILENE

PLAT DESCRIPTION:  
 LOTS 101 AND 102, BLOCK C, NORTHINGTON ADDITION  
 REPLAT OF THE NORTH 140' OF THE SOUTH 200' OF THE EAST 140' OF BLOCK C, NORTHINGTON ADDITION, CITY OF ABILENE, TAYLOR COUNTY, TEXAS

**PRELIMINARY**  
 THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE

SIGNATURE  
 ALVIN JOE ADAMS  
 (PRINT)

DATE \_\_\_\_\_

REGISTERED PROFESSIONAL LAND SURVEYOR  
 P.E. NO. 49263,  
 R.P.L.S. NO. 4130