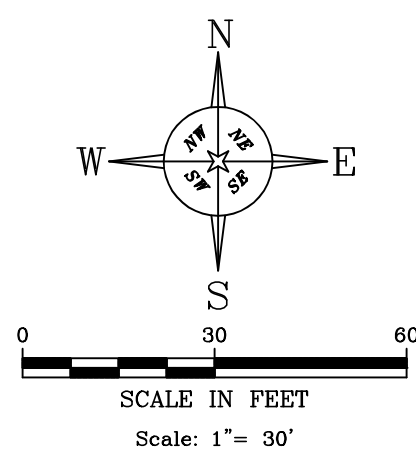


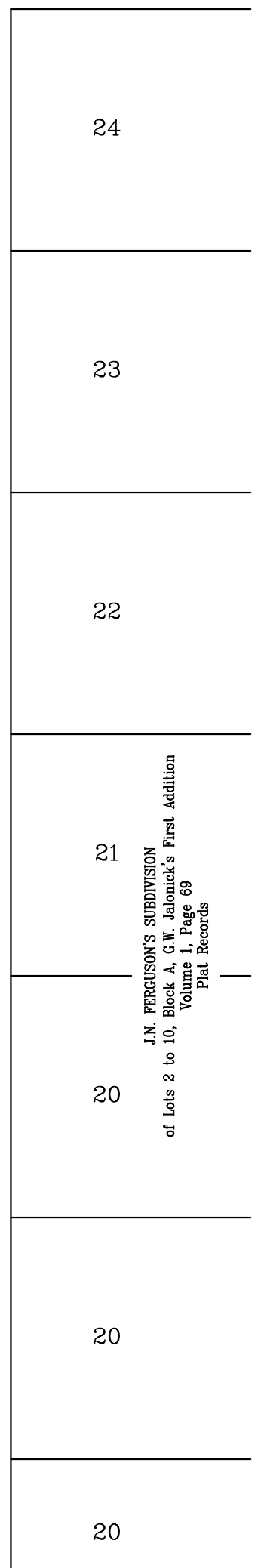
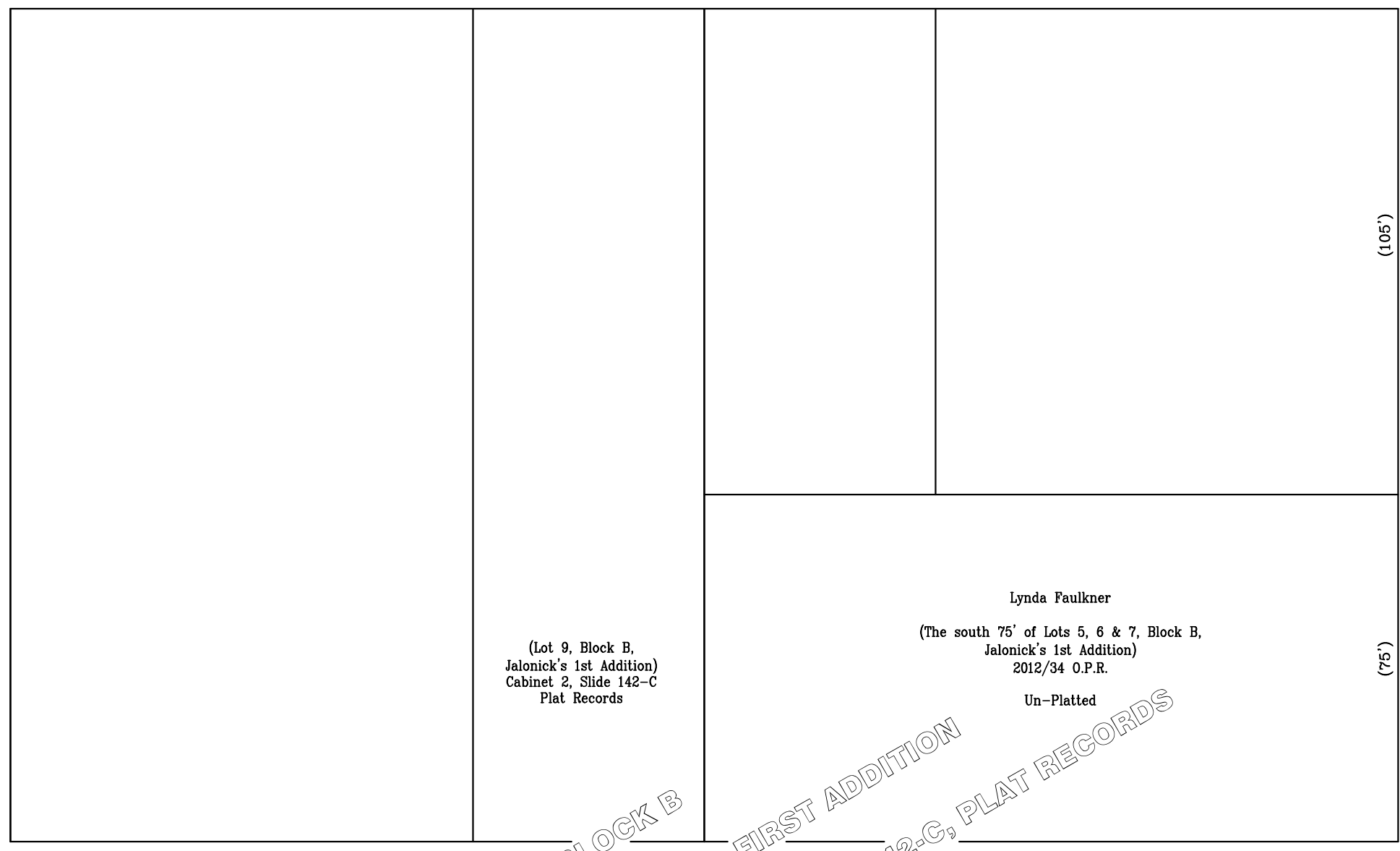
**Legend**

- = Found 1/2" rebar
- ( ) = Recorded Call
- R/W = Right of Way
- P.O.B. = Place of Beginning
- Ac. = Acres
- O.P.R. = Official Public Records



<p>PLANNING COMMISSION</p> <p>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.</p> <p>DATE _____</p> <p>CHAIRMAN _____</p> <p>ATTEST _____</p> <p>SECRETARY _____</p> <p>DATE _____</p> <p>PLANNING DIRECTOR _____</p>	<p>PLANNING DIRECTOR</p> <p>FILED WITH PLANNING DIRECTOR, CITY OF ABILENE, TEXAS</p> <p>DATE _____ FILE NUMBER _____</p> <p>PLANNING DIRECTOR _____</p> <p>FEES _____</p>
<p>DIRECTOR OF PUBLIC WORKS</p> <p>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.</p> <p>DATE _____</p> <p>DIRECTOR OF PUBLIC WORKS _____</p>	<p>COUNTY CLERK</p> <p>I CERTIFY THAT THE SUBDIVISION PLAT DESCRIBED HEREIN WAS FILED FOR RECORD ON</p> <p>DATE _____ FILE NUMBER _____</p> <p>COUNTY CLERK _____ COUNTY TEXAS</p> <p>DEPUTY _____</p>

**SOUTH 9TH STREET**  
(60' R/W)



**OWNER'S CERTIFICATE AND DEDICATION**

THE UNDERSIGNED OWNER(S) OF THE HEREINAFTER 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 \_\_\_\_\_

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:

Lot 104,  
a Replat of part of Lot 4, Block B,  
G.W. Jalonick's Subdivision  
City of Abilene, Taylor County, Texas.

"SEE FIELD NOTES SHOWN HEREON"

EXECUTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_

OWNER \_\_\_\_\_ OWNER \_\_\_\_\_

OWNER \_\_\_\_\_ OWNER \_\_\_\_\_

**ACKNOWLEDGMENT**

THE STATE OF TEXAS :  
COUNTY OF \_\_\_\_\_

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

KNOWN TO ME TO BE THE PERSON \_\_\_\_\_ WHOSE NAME \_\_\_\_\_ SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT \_\_\_\_\_ EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ A D 20\_\_\_\_

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

THE STATE OF TEXAS :  
COUNTY OF \_\_\_\_\_

BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR SAID COUNTY AND STATE ON 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 20\_\_\_\_

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

**GENERAL NOTES**

SHEET 1 OF 1 SHEETS \_\_\_\_\_ ACREAGE 0.15 acres

SCALE 1" = 30' SMALLEST LOT 0.15 acres LARGEST LOT 0.15 acres

LOT WIDTH MIN 44.0' MAX 44.0' LOT DEPTH MIN 150.0' MAX 150.0'

CONCRETE MONUMENTS \_\_\_\_\_ POLES \_\_\_\_\_ DOWN GUYS \_\_\_\_\_

**SURVEYOR CERTIFICATE AND PLAT DESCRIPTION**

CERTIFICATION :  
I HEREBY CERTIFY THAT THE PLAT SUBMITTED HERewith REPRESENTS A TRUE SURVEY MADE BY THE UNDERSIGNED OR UNDER MY SUPERVISION ON THE GROUND AND 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 :

**PRELIMINARY PLAT**  
Lot 104,  
a Replat of part of Lot 4, Block B,  
G.W. Jalonick's Subdivision  
City of Abilene, Taylor County, Texas.

"PRELIMINARY  
this document shall not be recorded  
for any purpose"

DATE \_\_\_\_\_ SIGNATURE \_\_\_\_\_

PLAT PREPARATION DATE: \_\_\_\_\_ James L. Williams, Jr. R.P.L.S. #4885  
REGISTERED PROFESSIONAL LAND SURVEYOR

BEING 0.15 acres out of Lot 4, Block B, G.W. Jalonick's First Addition, as shown by plat recorded in Cabinet 2, Slide 142-C, Plat Records, Taylor County, Texas, said 0.15 acres being all of that same property described in Instrument No. 2020-4583, Official Public Records, Taylor County, Texas and being more particularly described as follows:

- BEGINNING at a 1/2" rebar found on the WBL of Poplar Street (60 foot right-of-way) at the northeast corner of said Lot 4 for the northeast corner of this tract;
- THENCE South 44.0 feet along the WBL of Poplar Street to a 1/2" rebar found on the EBL of said Lot 4 for the southeast corner of this tract;
- THENCE West 150.0 feet to a 1/2" rebar found for the southwest corner of this tract;
- THENCE North 44.0 feet to ma 1/2" rebar found on the NBL of said Lot 4 for the northwest corner of this tract;
- THENCE West 208.70 feet to a 1/2" rebar found at the southwest corner of said Tract Two for the most southerly southwest corner of this tract;
- THENCE East 150.0 feet along the NBL of said Lot 4 to the place of beginning and containing 0.15 acres of land.

Owner: Kjack Holdings LLC  
1209 White Chapel Blvd, Suite 180  
Southlake, Texas 76092

GEOTEX PROPERTY SOLUTIONS  
209 S. Pioneer Drive, Suite 2  
Abilene, Texas 79605  
325-677-6712  
Firm Registration No. 10194134

This Property is not within Flood Plain according to FIRM Community-Panel No. 4644100282P, having an effective date of January 6, 2012.