

STATE OF TEXAS
COUNTY OF HARRIS

I, SAMUEL H. WEIDIG, the owners of the property subdivided in the above and foregoing map of WEIDIG ESTATES, do hereby make subdivision of said property, and easements therein shown, and designate said subdivision as WEIDIG ESTATES, in the G.M. Patrick Survey, A-624, an addition to the City of Deer Park, Harris County, Texas; and do hereby waive any claims for damages occasioned by the establishing of grades as approved for the streets dedicated, or occasioned by the alteration of the surface of any portion of streets to conform to such grades; and do hereby bind ourselves our heirs and assigns to warrant and forever defend the title to the land so dedicated.

FURTHER, Owners do hereby covenant and agree that those streets located within the boundaries of this plat specifically noted as private streets or permanent access easements, shall be hereby established and maintained as private streets or permanent access easements by the owners, heirs, successors and assigns to property located within the boundaries of this plat and always available for the general use of said landowners and to the public for firefighters, fire fighting equipment, police and emergency vehicles of whatever nature at all times and do hereby bind ourselves, our heirs, our successors and established as private streets or permanent access easements.

FURTHER, Owners have dedicated and by these presents do dedicate to the use of the public utility purposes forever unobstructed aerial easements. The aerial easements shall extend horizontally an additional eleven feet, six inches (11'-6") for ten feet (10'-0") perimeter easements or seven feet, six inches (7'-6") for fourteen feet (14'-0") perimeter easements or five feet, six inches (5'-6") for sixteen feet (16'-0") perimeter easements from a plane sixteen feet (16'-0") above the ground level upward, located adjacent to and adjoining said public utility easement that are designated with aerial easements (U.E. & A.E.), as indicated and depicted, hereon, whereby the aerial easement totals twenty one feet, six inches (21'-6") in width.

FURTHER, Owners have dedicated and by these presents do dedicate to the use of the public for public utility purpose forever unobstructed aerial easements. The aerial easements shall extend horizontally an additional ten feet (10'-0") for ten feet (10'-0") back-to-back easements, or eight feet (8'-0") for fourteen feet (14'-0") back-to-back easements or seven feet (7'-0") for sixteen feet (16'-0") back-to-back easements, from a plane sixteen feet (16'-0") above ground level upward, located adjacent to both sides and adjoining said public utility easements that are designated with aerial easements (U.E. & A.E.) as indicated and depicted hereon, whereby the aerial easement totals thirty feet (30'-0") in width.

WITNESS my (or our) hand in the city of Houston, Texas, this ____ day of _____, 2023.

By: _____
SAMUEL H. WEIDIG

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared SAMUEL H. WEIDIG, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this ____ day of _____, 2023

Notary Public in and for the State of Texas

My Commission expires: _____

We, the undersigned members of the Planning and Zoning Commission in a meeting duly and legally held in the City of Deer Park, in accordance with City Ordinances, on the ____ day of _____, 2023, on motion made and seconded, adopted, approved said subdivision of Weidig Estates, and by its order, duly recorded in the minutes of the Deer Park Planning and Zoning Commission, ordered said plat filed for record in the office of County Clerk of Harris County, Texas.

WITNESS, our hands at Deer Park, Harris County, Texas, this the ____ day of _____, 2023.

Don Tippit, Chairman,
Planning and Zoning Commission

Troy Cothran, Secretary,
Planning and Zoning Commission

I, Dilia Jimenez, City Engineer for the City of Deer Park, do hereby certify that the plat of this subdivision complies with the city of deer park's subdivision ordinance.

Dilia Jimenez, P.E.
City Engineer

We, the Fire Chief and/or Fire Marshall, do hereby certify that this plat provides for adequate fire protection and the proper location and number of fire hydrants in compliance with all pertinent ordinances.

Date: _____
Don Davis, Fire Chief

Date: _____
Buddy Rice, Fire Marshall

I, Teneshia Hudspeth, County Clerk of Harris County, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on _____, 2023, at _____ o'clock ____ M., and duly recorded on _____ of the Map Records of Harris County for said county.

Witness my hand and seal of office, at Houston, the day and date last above written.

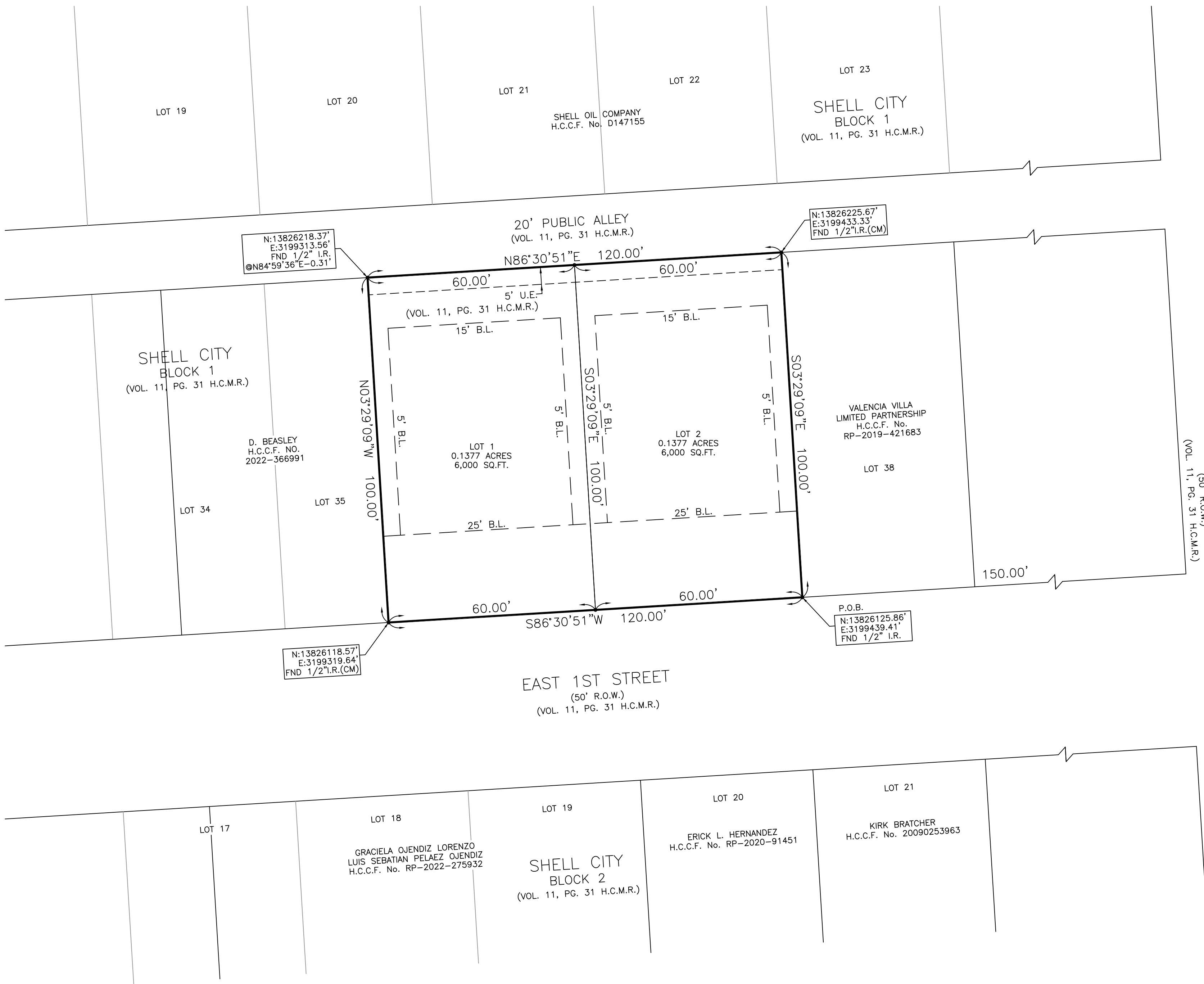
Teneshia Hudspeth
County Clerk
Of Harris County, Texas

Deputy



This is to certify that I, RODRIC R. REESE, of the State of Texas have platted the above subdivision from an actual survey on the ground; and that all block corners, angle points and points of curvature properly marked with iron rods (5/8" inch dia x 18 inches), and that this plat correctly represents that survey made by me.

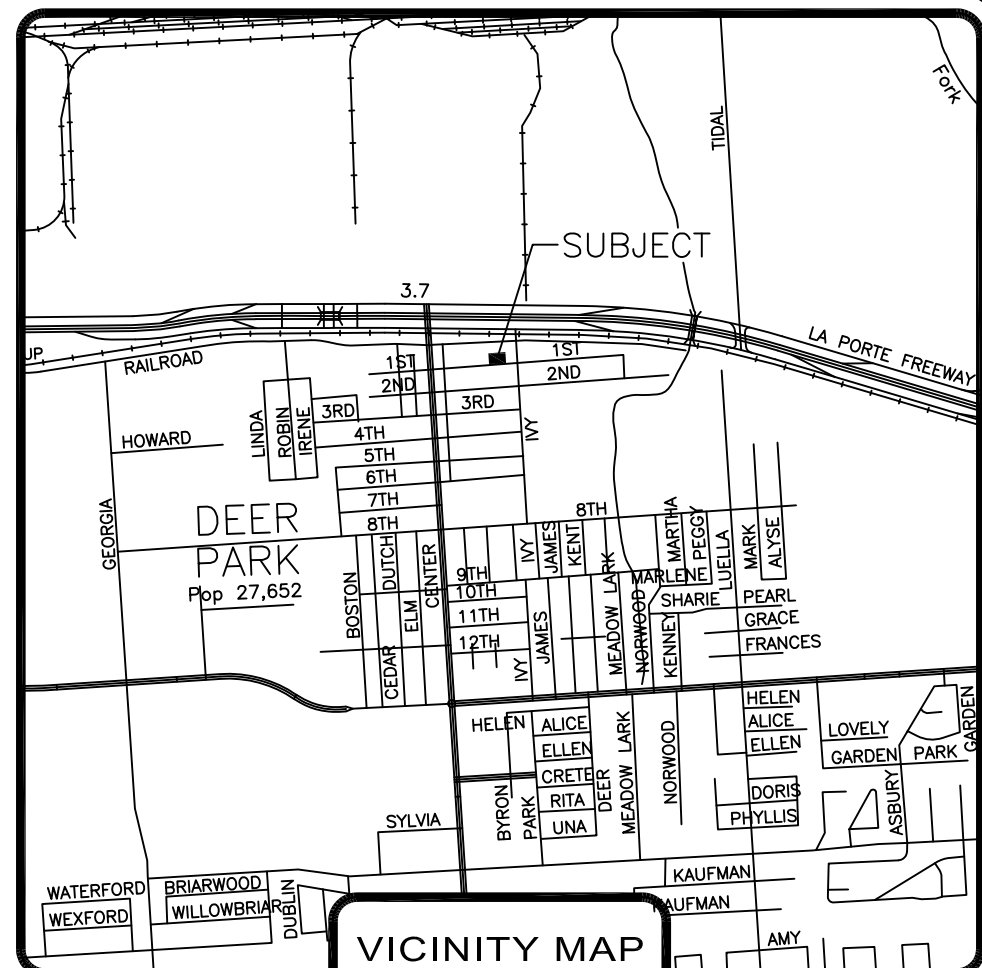
RODRIC R. REESE
Texas Registration No. 5883



20 10 0 20
GRAPHIC SCALE : 1"= 20'

LEGEND:

C.M. - Controlling Monument
P.O.B. - Point Of Beginning
R.O.W. - Right Of Way
Fnd - Found
I.R. - Iron Rod
C.I.R. - Capped Iron Rod
D.E. - Drainage Easement
U.E. - Utility Easement
A.E. - Unobstructed Aerial Easement
B.L. - Building Line
H.C.M.R. - Harris County Map Records
H.C.D.R. - Harris County Deed Records
H.C.C.F. - Harris County Clerk's File



VICINITY MAP
KeyMap: 538F

METES AND BOUNDS DESCRIPTION
0.2755 ACRES (12,000 SQ. FT.)
G.M. PATRICK SURVEY, ABSTRACT NO. 624
CITY OF DEER PARK, HARRIS COUNTY, TEXAS

BEING 0.2755 ACRES OF LAND SITUATED IN THE G.M. PATRICK SURVEY, ABSTRACT NO. 624, CITY OF DEER PARK, HARRIS COUNTY, TEXAS, BEING ALL OF LOTS 36, 37 AND THE EAST TWENTY FEET OF LOT 35, BLOCK ONE, OF SHELL CITY, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 11, PAGE 31 OF THE HARRIS COUNTY MAP RECORDS, BEING THE SAME AS THAT CERTAIN TRACT OF LAND CONVEYED TO SAMUEL H. WEIDIG BY DEED RECORDED IN HARRIS COUNTY CLERK'S FILE NO. RP-2019-384031, SAID 0.2755 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at the intersection of the West limit of Ivy Avenue (based on a 50 foot wide public right-of-way) and the North limit of East 1st Street (based on a 50 foot wide public right-of-way);

THENCE South 86°30'51" West, along the said North limit of East 1st Street, a distance of 150.00 feet to a 1/2 inch iron rod found for the Southwest corner of that certain tract of land conveyed to Valencia Villa LP, by deed recorded in Harris County Clerks File No. RP-2019-421883, said point being the Southeast corner of said Lot 37 and POINT OF BEGINNING of the herein described tract of land;

THENCE South 86°30'51" West, continuing along the said North limit of East 1st Street, a distance of 120.00 feet to a 1/2 inch iron rod found for the Southeast corner of that certain tract of land conveyed to D. Beasley by deed recorded in Harris County Clerks File No. RP-2022-366991, and the Southwest corner of the herein described tract of land;

THENCE North 03°29'09" West, along the East limit of said Beasley tract, a distance of 100.00 feet to a 1/2 inch iron rod which bears North 84°59'36" East, a distance of 0.31 feet from the Northwest corner of the herein described tract of land;

THENCE North 86°30'51" East, along the South limit of a 20 foot wide public alley, a distance of 120.00 feet to a 1/2 inch iron rod found for the Northwest corner of said Valencia Villa LP, tract and the Northeast corner of the herein described tract of land;

THENCE South 03°29'09" East, along the West limit of said Valencia Villa LP, tract, a distance of 100.00 feet to the POINT OF BEGINNING of the herein described tract of land, containing within these calls 0.2755 Acres or 12,000 Square Feet of land.

WEIDIG ESTATES

A SUBDIVISION OF 0.2755 ACRES OF LAND SITUATED IN THE G.M. PATRICK SURVEY, ABSTRACT NO. 624, CITY OF DEER PARK, HARRIS COUNTY, TEXAS, BEING ALL OF LOTS 36, 37 AND THE EAST TWENTY FEET OF LOT 35, BLOCK ONE, OF SHELL CITY, A SUBDIVISION IN HARRIS COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 11, PAGE 31 OF THE HARRIS COUNTY MAP RECORDS

REASON TO REPLAT: CREATE 2 (SF2) SINGLE FAMILY RESIDENTIAL LOTS

2 LOTS, 1 BLOCK

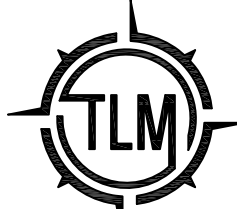
OWNER: SAMUEL H. WEIDIG

DATE: JULY, 2023

SCALE: 1"=20'

OWNER:
SAMUEL H. WEIDIG
10302 CLIFFWOOD DR.
HOUSTON, TX 77035
713-876-9904
samweidig@gmail.com

SURVEYOR:
MONUMENT SURVEYS, LLC
TEXAS FIRM NO. 10194694
14511 OLD KATY ROAD, STE. 230
HOUSTON TX, 77079
(713) 913-3150



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