

STATE OF TEXAS
COUNTY OF HARRIS

I, CARL H. NORDSTRAND, HEREINAFTER REFERRED TO AS OWNER OF THE PROPERTY SUBDIVIDED IN THE ABOVE AND FOREGOING MAP OF LOT 1, BLOCK 1, TWELTH STREET SUBDIVISION, DO HEREBY MAKE SUBDIVISION OF SAID PROPERTY, AND EASEMENTS THEREIN SHOWN, AND DESIGNATE SAID DIVISION AS LOT 1, BLOCK 1, TWELTH STREET SUBDIVISION, A SUBDIVISION IN HARRIS COUNTY, TEXAS; AND DEDICATE TO PUBLIC USE AS SUCH, THE EASEMENTS SHOWN THEREON FOREVER; 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 THE CORPORATION HEREBY BINDS ITSELF, ITS SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

THERE IS ALSO DEDICATED FOR UTILITIES AN UNOBSTRUCTED AERIAL EASEMENT FIVE FEET WIDE FROM A PLANE 20 FEET ABOVE THE GROUND UPWARD LOCATED ADJACENT TO EACH SIDE OF ALL UTILITY EASEMENTS SHOWN HEREON.

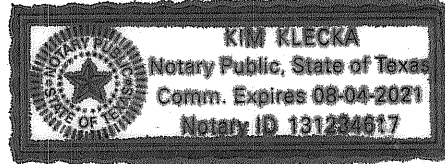
IN TESTIMONY WHEREOF, CARL H. NORDSTRAND, HAS CAUSED THESE PRESENTS TO BE SIGNED BY CARL H. NORDSTRAND, THEREUNTO AUTHORIZED, THIS TENTH DAY OF JULY, 2018.

BY: Carl H. Nordstrand
CARL H. NORDSTRAND

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED CARL H. NORDSTRAND, KNOWN TO ME TO BE THE PERSON WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS TENTH DAY OF JULY, 2018.



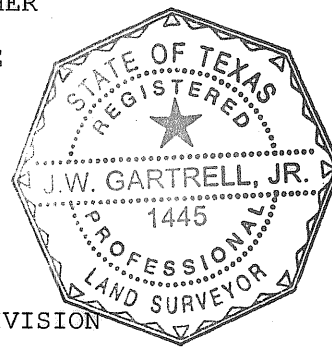
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: 2021. AUGUST. 04

I, JAMES W. GARTRELL, JR., AM AUTHORIZED (OR REGISTERED) UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND ACCURATE; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT, EXCEPT AS SHOWN, ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER OBJECTS OF A PERMANENT NATURE) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE EIGHTHS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.

JAMES W. GARTRELL, JR.
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1445

DATE 7/12 2018



I, DIRECTOR OF PUBLIC WORKS AND/OR CITY ENGINEER FOR THE CITY, DO HEREBY CERTIFY THAT THE PLAT OF THE SUBDIVISION COMPLIES WITH THE CITY'S SUBDIVISION ORDINANCE.

W.R.(BILL) PEDERSEN, P.E.
DIRECTOR OF PUBLIC WORKS/CITY ENGINEER

DATE _____ 2018

WE, THE UNDERSIGNED MEMBERS OF THE DEER PARK 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 _____ A.D. 2018 ON MOTION MADE AND SECONDED, ADOPTED, APPROVED SAID SUBDIVISION OF LOT 1, BLOCK 1, TWELTH STREET SUBDIVISION, 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.

DON TIPPITT
CHAIR, PLANNING AND ZONING COMMISSION

DATE _____ 2018

DOUGLAS COX
SECRETARY, PLANNING AND ZONING COMMISSION

DATE _____ 2018

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 PERMIT ORDINANCES.

DON DAVIS
FIRE CHIEF

DATE _____ 2018

BUDDY RICE
FIRE MARSHALL

DATE _____ 2018

I, STAN STANART, COUNTY CLERK OF HARRIS COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE.

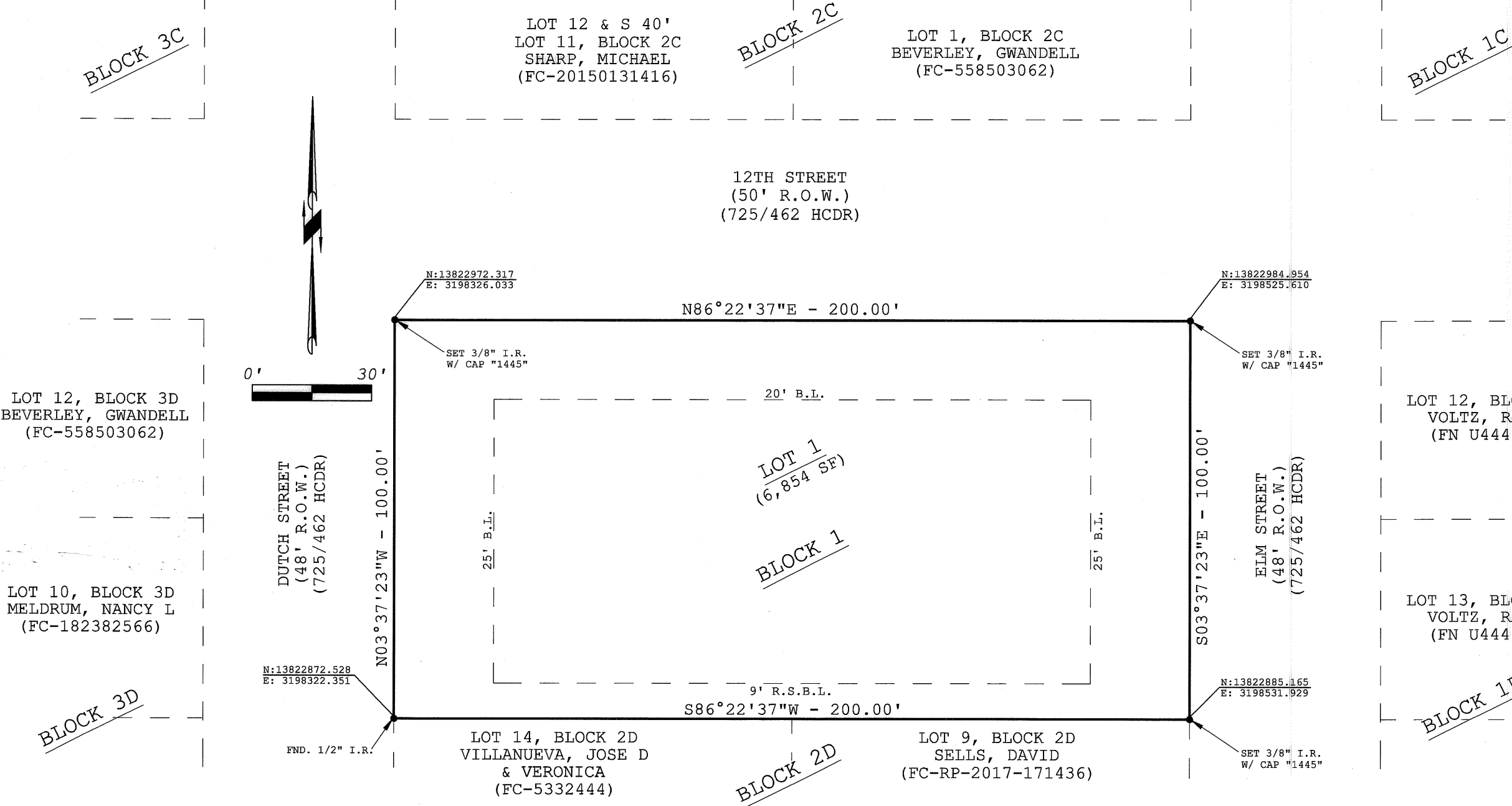
ON _____, 2018 AT _____ O'CLOCK ____M.,

AND AT FILM CODE NO. _____ 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.

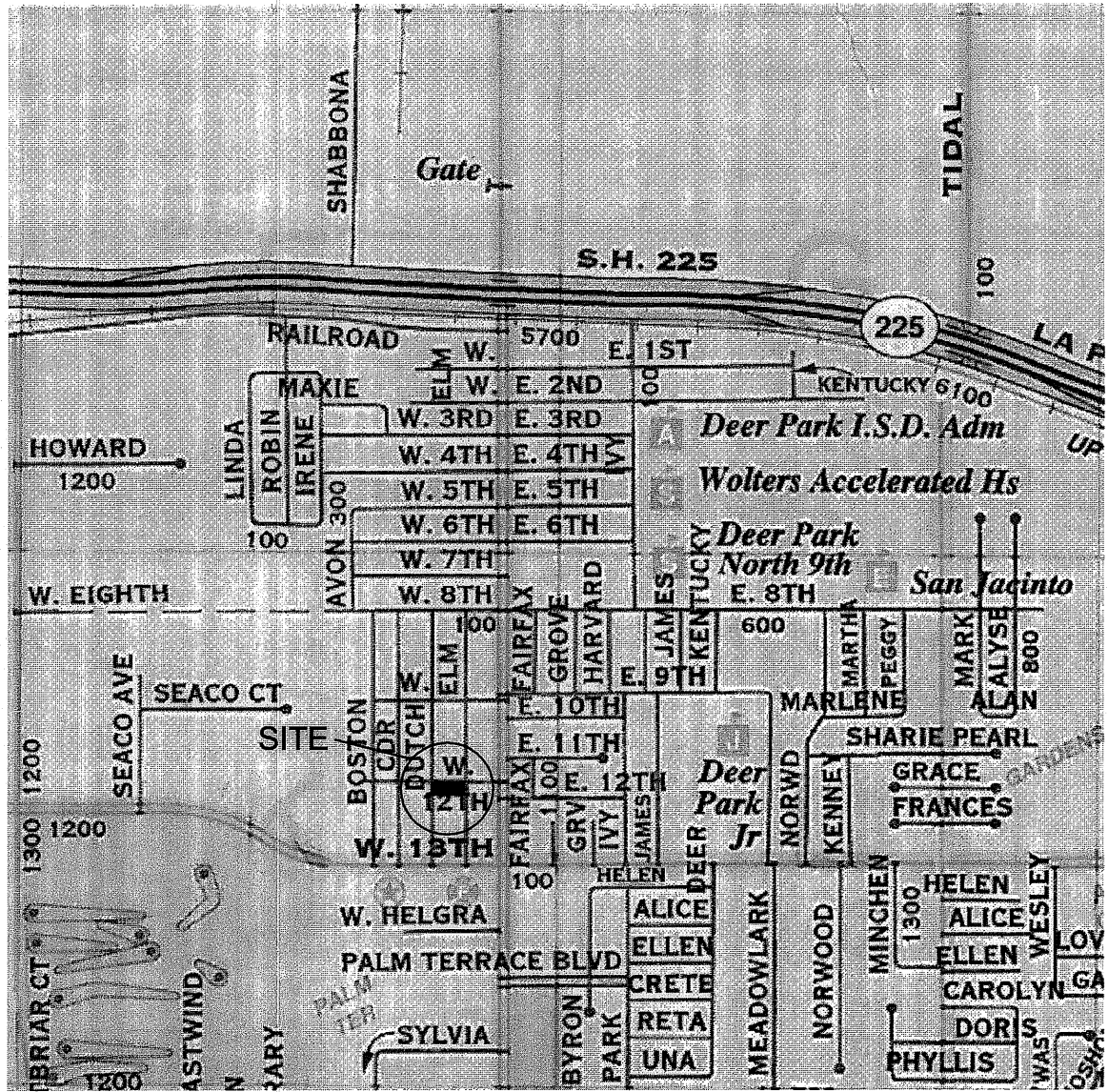
STAN STANART
COUNTY CLERK OF HARRIS COUNTY, TX

BY:
DEPUTY



NOTES:

1. R.S.B.L. - REAR SET BACK LINE
2. FC-RP - FILM CODE REAL PROPERTY
3. B.L. - BUILDING LINE
4. FND. - FOUND
5. I.R. - IRON ROD
6. POB - POINT OF BEGINNING
7. R.O.W. - RIGHT OF WAY
8. SF - SQUARE FEET
9. HCDR - HARRIS COUNTY DEED RECORDS
10. ALL EASEMENTS ARE CENTERED ON LOT LINES UNLESS OTHERWISE SHOWN.
11. ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD-83(NA 2011), EPOCH 2010.0
12. THE COORDINATES SHOWN HEREON ARE STATE PLANE GRID COORDINATES, REFERENCED TO THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD-83; AND CAN BE CONVERTED TO SURFACE VALUES BY DIVIDING THE COMBINED SCALE FACTOR OF 0.99988014.
13. THIS TRACT FALLS WITHIN ZONE "X", AS INDICATED ON FEMA FLOOD INSURANCE RATE MAP NO. 4802910930L DATED JANUARY 06, 2017.



LOCATION MAP
NOT TO SCALE

BENCH MARK:
HARRIS COUNTY
RM NO. 020290
NAVD 88 (2001 ADJ) A03
ELEV. 30.24'

FIRM DATA:
CITY OF DEER PARK
480291 0910M
480291 0930M
1/06/17 ZONE "X"

OWNER:
CARL H. NORDSTRAND
3229 D'AMICO STREET, SUITE 200
HOUSTON, TX 77019
PHONE: 713-520-1555

SURVEYOR:
GULF COAST ENGINEERING AND SURVEYING
JAMES W. GARTRELL, JR., P.E., R.P.L.S.
P.O. BOX 382
LA MARQUE, TX 77568
409-935-2462

LOT 1, BLOCK 1, TWELTH STREET SUBDIVISION

BEING A RE-PLAT OF LOTS 10 THROUGH 13, IN BLOCK 2D, A SUBDIVISION IN HARRIS COUNTY, TEXAS ACCORDING TO THE RECORDED MAP OR PLAT THEREOF RECORDED IN VOLUME 725, PAGES 460 THROUGH 462 OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS, WHICH IS A REPLAT OF DEER PARK OUTLOTS 149, 150, AND 151, AS RECORDED IN VOLUME 65, PAGE 177, OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS

CITY OF DEER PARK
HARRIS COUNTY, TX

1 LOT 1 BLOCK
SCALE: 1" = 30'

GULF COAST ENGINEERING
AND SURVEYING

P.O. BOX 382 LA MARQUE, TX 77568

JAMES W. GARTRELL, JR., P.E., R.P.L.S.
FIRM REGISTRATION NUMBER: F-4534

TEL. 409-935-2462
TEL. 281-488-6969
FAX. 409-935-9367

LOT 1, BLOCK 1,
TWELTH STREET SUBDIVISION
DEER PARK, HARRIS COUNTY, TEXAS

SHEET NO.

FINAL PLAT

JUL. 05, 2018

JOB NO. 6692