

SCALE: 1 IN. = 100 FEET

NOTE: All Courses, Distances, and Coordinates shown hereon refer to THE TEXAS COORDINATE SYSTEM - CENTRAL ZONE

To obtain horizontal distance at mean elevation for this area multiply map grid distance by 1.00014569

LEGEND

- = 5/8" Iron rod
- = Block Corner, P.C. OR P.T. (5/8" Iron rod except as noted)
- = Control Monument (Brass disk in concrete)
- ∠ = Central Angle of Curve
- R = Radius of Curve
- L = Length of Curve
- LC = Long Chord bearing and distance

NOTES

1. There is a 10.00 foot wide drainage and underground utility easement and restricted building area adjoining both sides of the streets shown hereon.
2. Control Monuments shown and described hereon reference the correct position for the lot and block corners and curve points in this section of this addition. These control monuments should be used when it is necessary to reset any lot or block corner or curve point in this section of this Addition.
3. There shall be no access from F.M. Highway 2268 to any lot adjoining said Highway.
4. Dedication and Deed Restrictions are recorded in Vol. 1 at page of the Deed Records of Tom Green County, Texas.
5. All drainage easements shall remain unobstructed.

DESCRIPTION

Being a subdivision of 19.293 acres of land out of Deaf and Dumb Asylum Survey 1, Abstract 8278 situated in Tom Green County, Texas, said 19.293 acres being out of that certain 518.23 acre tract described in deed recorded in Vol. 789 at page 859-864 of the Deed Records of Tom Green County, Texas. Also that certain easement for sewer drainage and underground utilities as described in Vol. 1 at page of the said Deed Records of Tom Green County (See accompanying notes and bounds description for details)

DEDICATION

STATE OF TEXAS
 COUNTY OF TOM GREEN:

Therefore know all men by these presents that James R. Duncan, Trustee, being the owner of the herein described land, does hereby adopt this plat as correctly representing his subdivision to be known as THE BLUFFS ADDITION, SECTION NINE to the City of San Angelo, Texas, and dedicates to public use the streets and easements shown hereon.

Witness under my hand this day of 1985.

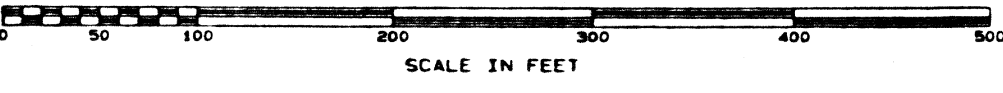
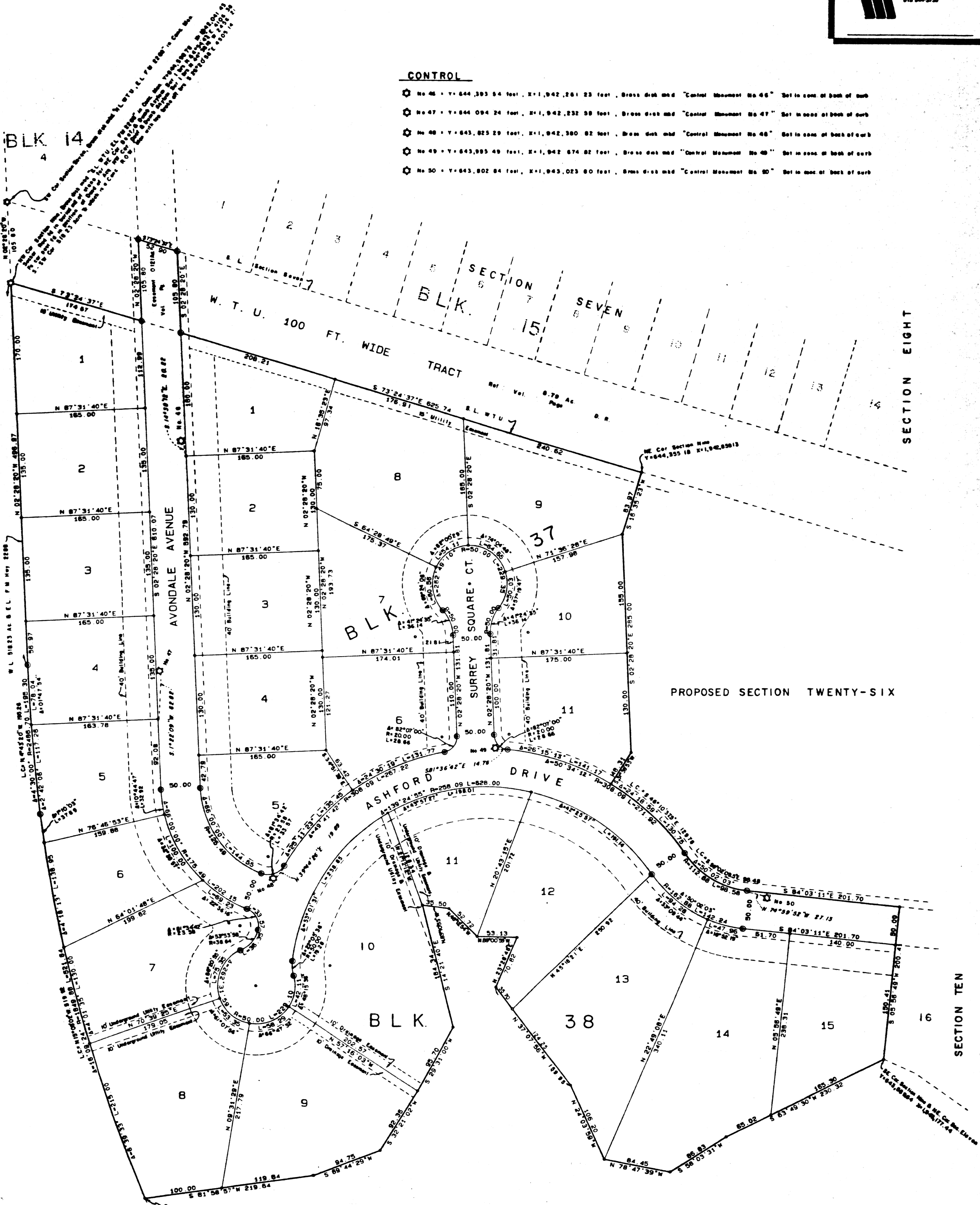
James R. Duncan, Trustee

STATE OF TEXAS
 COUNTY OF TOM GREEN:

Before me, the undersigned authority a Notary Public in and for said County and State, this date personally appeared James R. Duncan, Trustee, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this day of 1985.

Notary Public in and for Tom Green County, Texas



SURVEYORS CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS that I, M. C. Wilson, Jr., a Registered Public Surveyor of San Angelo, Texas, do hereby certify that I prepared this plat from an actual survey on the ground made of this land prior to this 22nd day of August, 1983, and that corners and monuments are shown just as they are on the ground, and that this addition lies entirely outside the City limits of San Angelo, Texas.

M. C. Wilson, Jr.
 Registered Public Surveyor No. 963

PLANNING COMMISSION

Approved for recording this day of August, 1985
 City Planning Commission of San Angelo, Texas

By: [Signature]
 Chairman

By: [Signature]
 Secretary

WATER SUPERINTENDENT/CITY ENGINEER

Approved for recording this day of August, 1985

By: [Signature]
 City Engineer

By: [Signature]
 Water Superintendent

CITY COUNCIL

Approved for recording this day of August, 1985
 City Council of San Angelo, Texas

By: [Signature]
 Mayor

By: [Signature]
 City Secretary

COMMISSIONERS COURT

Approved for recording this day of August, 1985
 Commissioners Court of Tom Green County, Texas

By: [Signature]
 County Judge

By: [Signature]
 County Clerk

THE BLUFFS
 ADDITION
 SECTION NINE
 SAN ANGELO, TEXAS

OWNER & DEVELOPER
 JAMES R. DUNCAN, TRUSTEE

WM. C. WILSON, JR.
 LICENSED STATE LAND SURVEYOR
 & REGISTERED PUBLIC SURVEYOR

By: [Signature]
 WILSON WILLIAMS LANGRISH AND ASSOCIATES
 2514 W. TULE
 SAN ANGELO, TEXAS 76901
 817 844 3735

COUNTY CLERK

Filed for record this day of August, 1985
 County Clerk, Tom Green County Texas.

By: [Signature]
 Deputy