

# VAL VERDE COUNTY



## County Health /Risk Management Department

400 Pecan St.  
Del Rio, Texas 78840  
(830) 774-7570

June 2, 2021

### **Notice of Replat Application 59 Deer Run Rd, establishing Lot A, out of Lot 5 and 6, Salem Point Subdivision, Val Verde County, Texas**

An application has been received in the Val Verde County Health Department for Re-plat establishing Lot A, out of Lots 5 and 6, Salem Point subdivision situated in Val Verde County, Texas.

As per Local Government Code Subchapter B Section 232.041(b-1) (1) & (2) this notice will be posted continuously on Val Verde County's website for 30 days preceding the date of the meeting to consider the application, and written notice to every owner within 200-feet will be sent.

If you have any questions regarding this application or for further information you call Val Verde County Health department at 830-774-7569 or 830-774-7570.

REPLAT ESTABLISHING  
 LOT A, SALEM POINT SUBDIVISION,  
 OUT OF LOTS 5 AND 6, SALEM POINT SUBDIVISION,  
 DEL RIO, TEXAS.

Being Lots 5 and 6, Salem Point Subdivision, according to the map or plat recorded in Slide 10, Side 19, Vol. 5, Slide 10, Side 20, Vol. 5, Slide 11, Side 21, Map Records of Val Verde County, Texas.

THE STATE OF TEXAS )  
 ) KNOW ALL MEN BY THESE PRESENTS:  
 COUNTY OF VAL VERDE )

THE OWNERS OF THE LAND SHOWN ON THIS REPLAT AND WHOSE NAME ARE SUBSCRIBED HERETO AND IN PERSON, ACKNOWLEDGES THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND REPLAT THIS 2 LOTS CONVEYED TO SHAVAUGHN K COLVIN AND JEREMY C COLVIN BY INSTRUMENT RECORDED IN DOCUMENT NUMBER \_\_\_\_\_, OF THE OFFICIAL PUBLIC RECORDS OF VAL VERDE COUNTY, TEXAS

SHAVAUGHN K COLVIN JEREMY C COLVIN

THE STATE OF TEXAS )  
 )  
 COUNTY OF VAL VERDE )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY SHAVAUGHN K COLVIN AND JEREMY C COLVIN, OWNERS OF THESE LOTS.

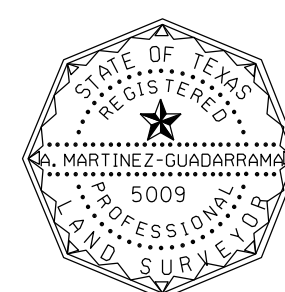
THIS \_\_\_\_TH DAY OF \_\_\_\_\_, 2021

NOTARY PUBLIC - VAL VERDE COUNTY, TEXAS

THE STATE OF TEXAS )  
 )  
 COUNTY OF VAL VERDE )

I HEREBY CERTIFY THAT THE FOREGOING PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY CONDUCTED ON THE GROUND, UNDER MY SUPERVISION, AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF VAL VERDE COUNTY, TEXAS.

ABNER MARTINEZ - GUADARRAMA  
 REGISTERED PROFESSIONAL LAND SURVEYOR # 5009



THE STATE OF TEXAS )  
 )  
 COUNTY OF VAL VERDE )

SWORN AND SUBSCRIBED BEFORE ME, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021

NOTARY PUBLIC - VAL VERDE COUNTY, TEXAS

PLAT INSPECTED AND APPROVED FOR FILING IN THE MAP RECORDS OF VAL VERDE, COUNTY, TEXAS.

AMISTAD LAND USE AND ZONING COMMISSION

By: \_\_\_\_\_  
 Printed Name: \_\_\_\_\_  
 Title: \_\_\_\_\_  
 Date: \_\_\_\_\_

Notes:

- This subdivision is located within the corporate limits of Val Verde County, Texas and is outside the 100 year Flood Prone Area as depicted in FEMA Community Panel No. 48465 C 1626 D, REVISED JULY 22, 2010
- 1/2" iron rods were found on all original corners and 5/8" iron rods were set on all new corners unless otherwise marked.
- The lot in this replat is served by an individual water well maintained and operated by the owner of this lot.
- Lot in this replat is served by septic tank, maintained and operated by the owner.
- This subdivision is served with electricity by a system owned and operated by AEP/ Central Power and Light Company, a public Utility operated under the laws and regulations of the state of Texas.
- There may be additional buried or underground utilities in the area, which the surveyor is unaware of and no liability for such is assumed herein.

PLAT INSPECTED AND APPROVED FOR FILING IN MAP RECORDS OF VAL VERDE COUNTY, TEXAS

ABNER MARTINEZ GUADARRAMA, COUNTY SURVEYOR  
 VAL VERDE COUNTY, TEXAS

THE STATE OF TEXAS  
 COUNTY OF VAL VERDE

PLAT INSPECTED FOR FILING IN THE MAP RECORDS OF VAL VERDE COUNTY TEXAS, AND APPROVED BY THE VAL VERDE COUNTY COMMISSIONER'S COURT WITHOUT OBLIGATION OR RESPONSIBILITY ON THE PART OF VAL VERDE COUNTY TO CONSTRUCT OR MAINTAIN STREETS OR ACCESS AND UTILITY EASEMENT AS MAY BE SHOWN ON PLAT.

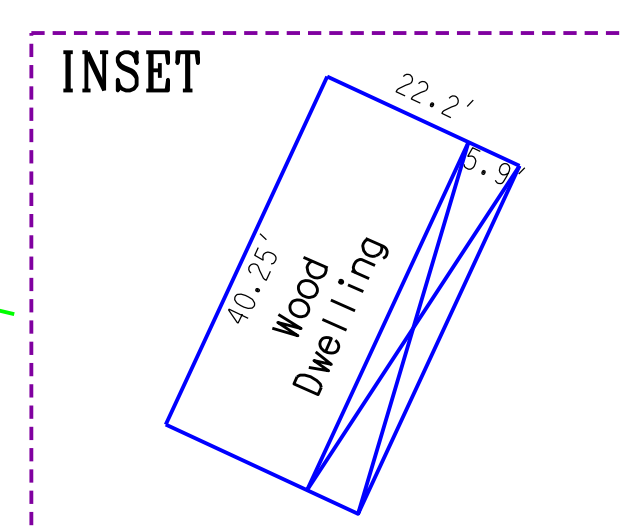
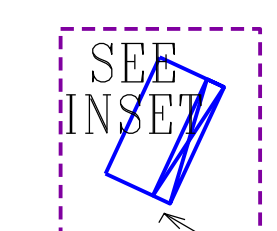
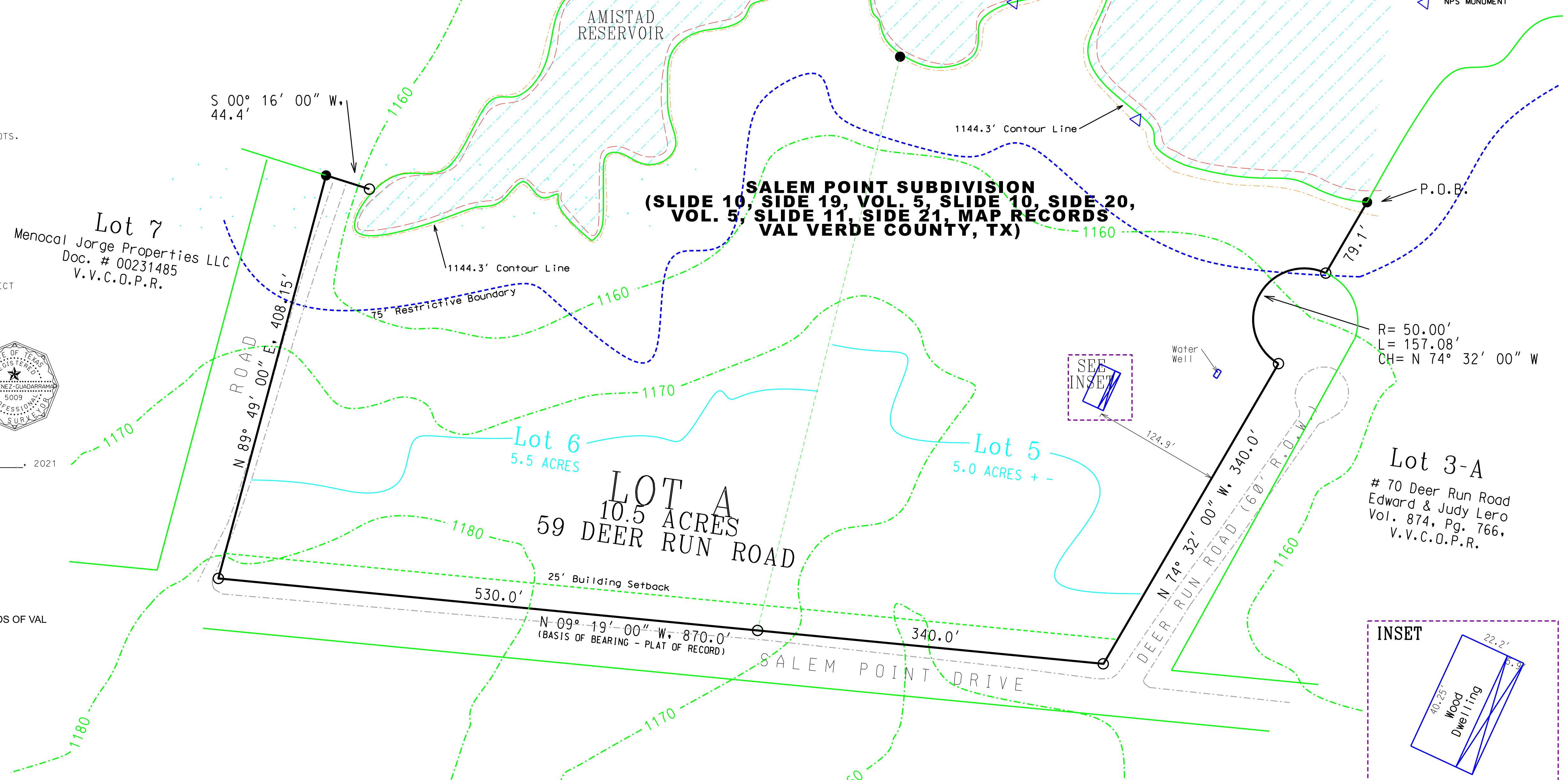
DATE \_\_\_\_\_ HON. LEWIS OWENS, VAL VERDE COUNTY JUDGE

L1	S 16° 22' 24" E.	64.99'
L2	S 37° 02' 09" W.	90.24'
L3	S 62° 15' 57" E.	31.12'

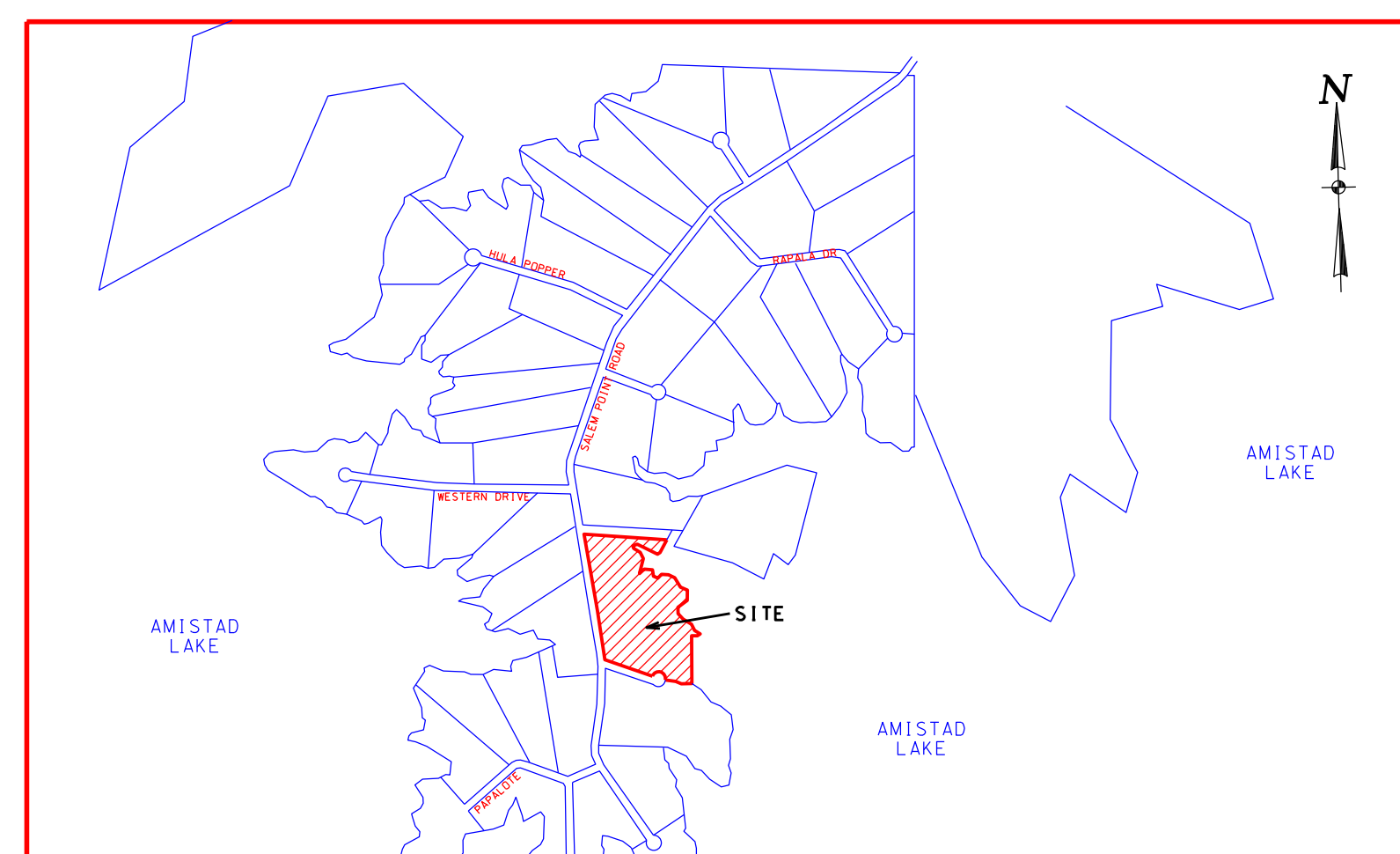
SYMBOLOLOGY

- FOUND 1/2" IRON ROD
- SET 5/8" IRON ROD
- RAILROAD SPIKE
- ⊕ WATER VALVE
- ⊗ WATER METER
- CLEAN OUT
- ⊕ POWER POLE
- △ NPS MONUMENT

Scale 1" = 60'



FIELD NOTES DESCRIPTION FOR LOT A  
 Situated in Val Verde County, Texas, and being Lots 5 and 6, Salem Point Subdivision, according to the map or plat recorded in Slide 10, Side 19, Vol. 5, Slide 10, Side 20, Vol. 5, Slide 11, Side 21, Map Records of Val Verde County, Texas. Said Lots being more particularly described by metes and bounds as follows:  
 BEGINNING at a 1/2" iron pin found at the west bank of Amistad Lake for a common property corner of Lot 3-A as shown in Slide 300-A of the Val Verde County Map Records and Lot 5, Salem Point Subdivision and for a corner of this tract:  
 THENCE, N 74° 32' 00" W, 79.1 feet to a 1/2" iron pin found in north right-of-way of Deer Run Road for a corner of this tract;  
 THENCE, along said Deer Run Road cut-the-sac with a circular curve to the left, with radius of 50.0 ft., a chord direction of N 74° 32' 00" W and a length of 157.08 ft., to a 1/2" iron pin found in the east right-of-way line of Salem Point Drive for a corner of this tract;  
 THENCE, N 74° 32' 00" W, 340.0 feet along said east line of Salem Point Drive to a 1/2" iron pin found in the northwest corner of Lot 6 and for a corner of this tract;  
 THENCE, N 89° 49' 00" E, 408.15 feet to a 5/8" iron pin set for a corner of this tract;  
 THENCE, S. 00° 16' 00" W, 44.4 feet to a 1/2" iron pin found in the west bank of Amistad Lake for a corner of this tract;  
 THENCE, along said west bank of Amistad Lake to the point of BEGINNING.



REPLAT ESTABLISHING LOT A  
 SALEM POINT SUBDIVISION,  
 OUT OF LOTS 5 AND 6, SALEM POINT SUBDIVISION,  
 DEL RIO, TEXAS.

AMISTAD CONSULTING SERVICES  
 CIVIL - ENVIRONMENTAL - SURVEYING  
 SURVEYING FIRM • 101472-00, TEXAS  
 501 E. Garfield, Del Rio, Texas 78840  
 Phone: (830) 775-4579  
 Email: amg@amistadconsulting.net

Designed by: ...	Drawn by: ...	Checked by: ...	Approved by: ...
No.	Date	Revisions	App.

Job No. P21-10  
 DATE  
 Apr 11, 2021  
 SHEET  
 1 OF 1