



NAVARRO COUNTY

Stanley Young – Director

syoun@navarrocouny.org

601 N. 13th Street Suite 1
Corsicana, Texas 75110
Ph. 903-875-3312
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APPLICATION FOR REPLAT

Fee: \$150

General Location of Property: Lot 34

Name of Subdivision: Richland Land Co

Number of existing lots owned: 1 Proposed number of new lots: 5

Name of Owner: Francisco Alexander Cruz

Mailing Address: 223 SW CR 2344 RICHLAND, TX 76681

Phone Number: _____ E-mail: _____

Owner Signature: _____

Surveyor preparing plat: Shallow Creek Land Survey Co.

Mailing Address: PO Box 1212 Corsicana, Texas 75151

Phone Number: (903) 872-3202 E-mail: ericsamford@att.net

This box only pertains to requests in which the owner will not be available to make meetings.

In lieu of representing this request myself as owner of the property, I hereby authorize the person designated below to act in the capacity as my agent for the application, processing, representation and/or presentation of this request.

Signature of Owner: _____

Signature of Authorized Representative: _____

STATE OF TEXAS
COUNTY OF NAVARRO: KNOW ALL MEN BY THESE PRESENTS

THAT WE, FRANCISCO ALEXANDER ARGILLO CRUZ, WALTER OMAR SANCHEZ CRUZ, PEDRO RAFAEL MEJIA BAUTISTA, LUIS ARMANDO RIVAS AND JOSE ADAN SALGADO CRUZ, ARE THE SOLE OWNER OF THE HEREON SHOWN TRACT 34 OF RICHLAND LAND CO., SECTION II AS SHOWN BY DEED RECORDED AS DOCUMENT NO. 2019 4073. THEREFORE, BE IT KNOWN, THAT THE AFORESAID, ADOPT THIS PLAT DESIGNATED AS THE FINAL PLAT OF TRACT 34-A, TRACT 34-B, TRACT 34-C, TRACT 34-D AND TRACT 34-E OF RICHLAND LAND CO., SECTION II NAVARRO COUNTY, TEXAS.

IN TESTIMONY WHEREOF, WITNESS MY HAND THIS 5 DAY OF December, 2020

Francisco Argillo
FRANCISCO ALEXANDER ARGILLO CRUZ

Walter Omar Sanchez Cruz
WALTER OMAR SANCHEZ CRUZ

Pedro Rafael Mejia Bautista
PEDRO RAFAEL MEJIA BAUTISTA

Luis Armando Rivas
LUIS ARMANDO RIVAS

Jose Adan Salgado Cruz
JOSE ADAN SALGADO CRUZ

STATE OF TEXAS
COUNTY OF NAVARRO

Before me the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared FRANCISCO ALEXANDER ARGILLO CRUZ, WALTER OMAR SANCHEZ CRUZ, PEDRO RAFAEL MEJIA BAUTISTA, LUIS ARMANDO RIVAS AND JOSE ADAN SALGADO CRUZ, known to me to be the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that they executed the same in the capacity herein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 5 DAY OF December, 2020

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



MY COMMISSION EXPIRES: 3-29-23

STATE OF TEXAS
COUNTY OF NAVARRO

Certificate of approval by the Commissioners Court of Navarro County Texas.

Approve this the ___ day of ___, 2020

County Judge

Commissioner Precinct # 1

Commissioner Precinct # 2

Commissioner Precinct # 3

Commissioner Precinct # 4

STATE OF TEXAS
COUNTY OF NAVARRO:

THE PLATTED AREA MEETS OR EXCEEDS THE MINIMUM REQUIREMENTS ESTABLISHED BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY FOR ON-SITE SEWAGE DISPOSAL FACILITIES, TO BE LICENSED BY NAVARRO COUNTY AUTHORIZED AGENT.

DESIGNATED REPRESENTATIVE

STATE OF TEXAS
COUNTY OF NAVARRO

THAT I, COUNTY CLERK FOR THE COUNTY OF NAVARRO, DO HEREBY CERTIFY THAT THE FOREGOING PLAT

WAS FILED IN MY OFFICE ON THIS THE ___ DAY OF ___, 2020.

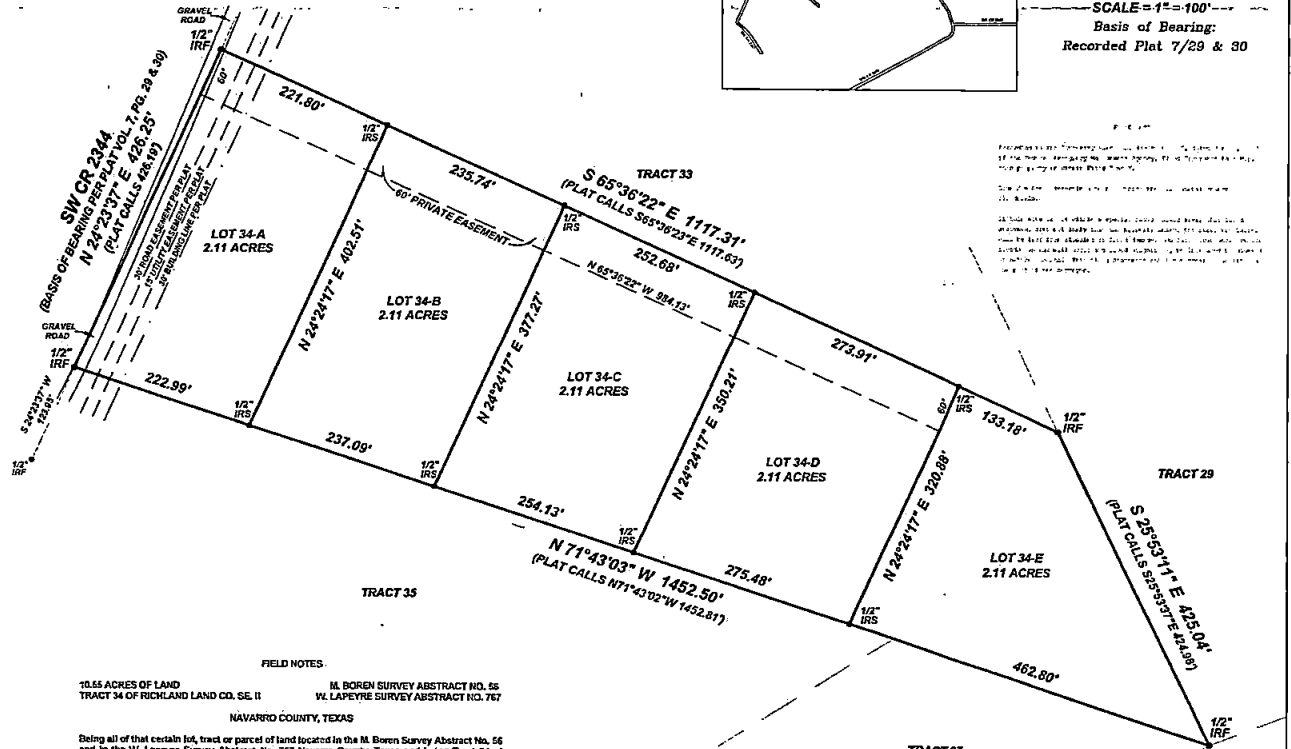
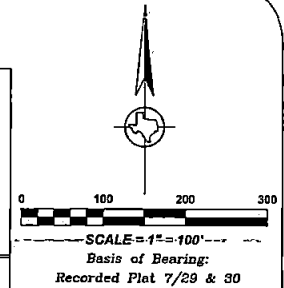
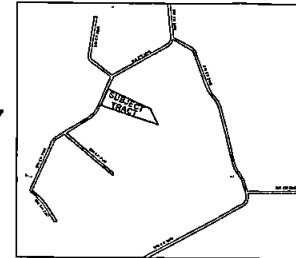
COUNTY CLERK

THE EASEMENTS SHOWN HEREON ARE HEREBY RESERVED FOR PURPOSES AS INDICATED. THE UTILITY EASEMENTS SHALL BE OPEN TO ALL PUBLIC AND PRIVATE UTILITIES FOR EACH PARTICULAR USE. THE MAINTENANCE OF PAVING THE UTILITY EASEMENTS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. NO BUILDING, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS SHALL BE CONSTRUCTED, RECONSTRUCTED, OR PLACED UPON, OVER OR ACROSS THE EASEMENT AS SHOWN. SAID EASEMENTS BEING HEREBY RESERVED FOR THE MUTUAL USE AND ACCOMMODATION OF ALL PUBLIC UTILITIES USING AND DESIRING TO USE THE SAME ALL, AND ANY PUBLIC UTILITY SHALL HAVE THE RIGHT TO REMOVE AND KEEP REMOVED ALL OR PARTS OF ANY BUILDINGS, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS WHICH IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE OR EFFICIENCY OF ITS RESPECTIVE SYSTEM ON THE EASEMENTS, AND ALL PUBLIC UTILITIES SHALL AT ALL TIMES HAVE THE FULL RIGHT OF INGRESS AND EGRESS TO OR FROM AND UPON THE SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTING, RECONSTRUCTING, INSPECTING, PATROLLING, MAINTAINING AND ADDING TO OR TO REMOVE ALL OR PARTS OF ITS RESPECTIVE SYSTEM WITHOUT THE NECESSITY AT ANY TIME OF OBTAINING THE PERMISSION OF ANYONE. ANY PUBLIC UTILITY SHALL HAVE THE RIGHT OF INGRESS AND EGRESS TO PUBLIC PROPERTY FOR THE PURPOSE OF READING METERS AND ANY MAINTENANCE AND SERVICE REQUIRED OR ORDINARILY PERFORMED BY THE UTILITY. CUSTOMER METERS AND SERVICE LINES ARE CONSIDERED AN INTEGRAL AND NECESSARY PART OF UTILITY SYSTEMS REGARDLESS OF WHETHER THEY WERE INSTALLED BY THE UTILITY OR THE CUSTOMER.

FINAL PLAT OF TRACT 34-A, TRACT 34-B, TRACT 34-C, TRACT 34-D AND TRACT 34-E

REPLAT OF TRACT 34 OF RICHLAND LAND CO. SECTION II IN THE M. BOREN SURVEY ABSTRACT NO. 56 AND IN THE W. LAPEYRE SURVEY ABSTRACT NO. 767 NAVARRO COUNTY, TEXAS

LOCATION MAP



FIELD NOTES.

10.85 ACRES OF LAND M. BOREN SURVEY ABSTRACT NO. 56
TRACT 34 OF RICHLAND LAND CO. SE. II W. LAPEYRE SURVEY ABSTRACT NO. 767
NAVARRO COUNTY, TEXAS

Being all of that certain lot, tract or parcel of land located in the M. Boren Survey Abstract No. 56 and in the W. Lapeyre Survey Abstract No. 767 Navarro County, Texas and being Tract 34 of Richland Land Co., Section II as shown by Plat recorded in Volume 7, Page 29 & 30 of the Plat Records of Navarro County, Texas. Said lot, tract or parcel of land being more particularly described as follows:

BEGINNING at a 1/2" iron rod found in SW CR 2344 at the westerly corner of said Tract 34 and the northerly corner of Tract 35 of said Richland Land Co., Section II from which a 1/2" iron rod found bears S 71° 38' 48" E, 28.82 feet and another 1/2" iron rod found bears S 24° 23' 37" W, 123.95 feet;

THENCE, N 24° 23' 37" E, with said SW CR 2344 and along the northwesterly line of said Tract 34 425.25 feet to a 1/2" iron rod found at the northerly corner of said SW CR 2344 at the northerly corner of said Tract 34 and the westerly corner of Tract 33 of said Richland Land Co., Section II;

THENCE, S 65° 36' 22" E, along the common line of said Tract 34 and said Tract 33 1117.31 feet to a 1/2" iron rod found at the northerly corner of said Tract 34, the southerly corner of said Tract 33 and in the westerly line of Tract 29 of said Richland Land Co., Section II;

THENCE, S 25° 53' 11" E, along the common line of said Tract 34 and said Tract 29 425.04 feet to a 1/2" iron rod found at the southerly corner of said Tract 34, the southerly corner of said 29, the northwesterly corner of Tract 26 of said Richland Land Co., Section II and the easterly corner of Tract 37 of said Richland Land Co., Section II;

THENCE, N 71° 43' 03" W, along the common southerly line of said Tract 34 1452.50 feet to the POINT OF BEGINNING AND CONTAINING 10.85 ACRES OF LAND MORE OR LESS.

*BASIS OF BEARINGS: per plat Vol. 7, Pg. 29 and Pg. 30

OWNER:
FRANCISCO CRUZ,
WALTER CRUZ,
PEDRO BAUTISTA,
LUIS RIVAS &
JOSE CRUZ
1345 OAK KNOLL WAY
GRAND PRAIRIE, TEXAS 75050



I, Eric Starling Samford, R.P.L.S. 5885, do hereby certify that the plat shown hereon accurately represents the result of an on the ground survey made under my direction and supervision during the month of September 2020 and all corners are as shown hereon. This survey was performed without the benefit of a 1/4" correction and before any such correction the surveyor was made none of.

DATE: SEPTEMBER 17, 2020	SCALE: 1" = 100'
FILED: 12/23/20	REPLAT OF TRACT 34 OF RICHLAND LAND CO. SECTION II
M. D. # 190101	GRAND ST. # 15
REPLAT FOR: CRUZ	JOSE ADAN SALGADO CRUZ
SHALLOW CREEK LAND SURVEY CO. P.O. BOX 1212 CORSIKANA, TEXAS 75151 (803) 872-3202	