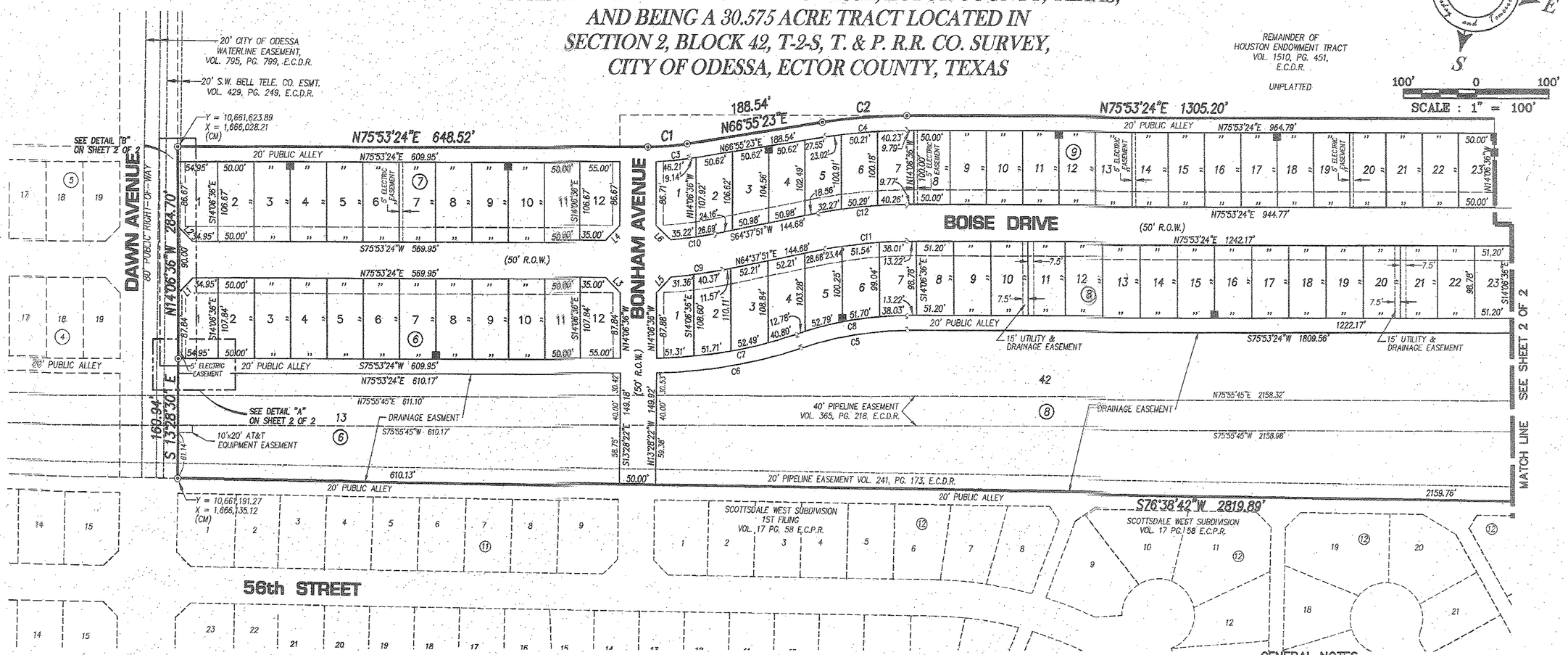
14-29P
LCA

15295170

DESERT RIDGE, 3rd FILING

AN ADDITION TO THE CITY OF ODESSA, ECTOR COUNTY, TEXAS,
AND BEING A 30.575 ACRE TRACT LOCATED IN
SECTION 2, BLOCK 42, T-2-S, T. & P. R.R. CO. SURVEY,
CITY OF ODESSA, ECTOR COUNTY, TEXAS



STATE OF TEXAS §

COUNTY OF ECTOR §

KNOW ALL MEN BY THESE PRESENT THAT I, THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED AS DESERT RIDGE 3RD FILING, AN ADDITION TO THE CITY OF ODESSA, ECTOR COUNTY, TEXAS, AND BEING A 30.575 ACRE TRACT AND LOCATED IN SECTION 2, BLOCK 42, T-2-S, T. & P. R.R. CO. SURVEY, CITY OF ODESSA, ECTOR COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, THEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS, ALLEYS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN HEREON FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, AND AN EASEMENT OF EGRESS AND INGRESS FOR TRASH COLLECTION PURPOSES IS HEREBY GRANTED.

BY: _____
LARRY G. LEE, PRESIDENT
LEECO PROPERTIES, INC.

STATE OF TEXAS §

COUNTY OF ECTOR §

BEFORE ME, THE UNDERSIGNED AUTHORITY A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED LARRY G. LEE, 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 PURPOSE AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 8th DAY OF March, 2016.

_____
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

NOTARY PUBLIC STATE OF TEXAS
TAMMY R. BROWN
My Commission Expires
November 25, 2018

LCA JOB No. 2014-023

KNOW ALL MEN BY THESE PRESENTS:

THAT I, JOHN N. CORDLE, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN HEREON WERE PROPERLY PLACED UNDER MY SUPERVISION.

DATED: 4 March, 2016

_____
REGISTERED PROFESSIONAL LAND SURVEYOR

STATE OF TEXAS
REGISTERED
JOHN N. CORDLE
2026
PROFESSIONAL
LAND SURVEYOR

THIS PLAT IS HEREBY APPROVED THIS 17TH DAY OF AUGUST, 2016, BY THE PLANNING AND ZONING COMMISSION, CITY OF ODESSA, TEXAS.

_____
CHAIRMAN, PLANNING COMMISSION

_____
DIRECTOR OF PLANNING

CERTIFICATE OF DIRECTOR OF PUBLIC WORKS

I HEREBY CERTIFY THAT ALL REQUIREMENTS OF THE "URBAN DEVELOPMENT ORDINANCE" CONCERNING SUBMISSION AND/OR APPROVAL OF INFORMATION AND DATA TO THE DIRECTOR OF PUBLIC WORKS AND THE CITY ENGINEER REQUIRED FOR FINAL PLAT APPROVAL HAVE BEEN COMPLIED WITH FOR THIS SUBMISSION.

DATED: MARCH 16, 2016

_____
FOR DIRECTOR OF PUBLIC WORKS

GENERAL NOTES

1. BEARINGS, DISTANCES AND COORDINATES SHOWN HEREON ARE RELATIVE TO THE TEXAS COORDINATE SYSTEM, NAD83, CENTRAL ZONE (4203), WITH A COMBINED GRID FACTOR OF 0.99986079 AND A THETA ANGLE OF -01°02'39.855" AT CITY OF ODESSA STATION "ODSS" WITH PUBLISHED VALUES OF Y=10,667,062.152 AND X=1,667,421.473 IN US SURVEY FEET.
2. SEE SHEET 2 OF 2 FOR CURVE AND LINE TABLES.
3. ALL LOT CORNERS SHALL BE MONUMENTED WITH A 1/2 INCH IRON ROD SET WITH A PLASTIC CAP STAMPED "LCA ODESSA TX", UNLESS OTHERWISE SHOWN HEREON.
4. ANY STORM WATER RETENTION EXCAVATION SHALL ADHERE TO THE STORM WATER DRAINAGE REPORT ON FILE WITH THE CITY OF ODESSA ENGINEERING DEPARTMENT UNDER CASE FILE NO. 2014-029-P.

ALL FRONTYARD SETBACK LINES ARE 20 FEET WIDE

ALL SIDEYARD SETBACK LINES ARE 10 FEET WIDE

FILED FOR RECORD ON THIS 18th DAY OF March, 2016, AT 3:42 P.M. RECORDED THIS 18th DAY OF March, 2016, AT 3:42 P.M. IN CABINET B, PAGE 176-178 ECTOR COUNTY PLAT RECORDS.

Linda Harvey
COUNTY CLERK OF ECTOR COUNTY, TEXAS

SHEET 1 OF 2

LCA
ENVIRONMENTAL • CIVIL ENGINEERING • LAND SURVEYING
521 North Texas, Odessa Tx. 79761 *F-001363* *F-10034300*
Phone # (432) 332-5058 *E-Mail : lca@lcaodessa.com*
Personal Service, Today and Tomorrow

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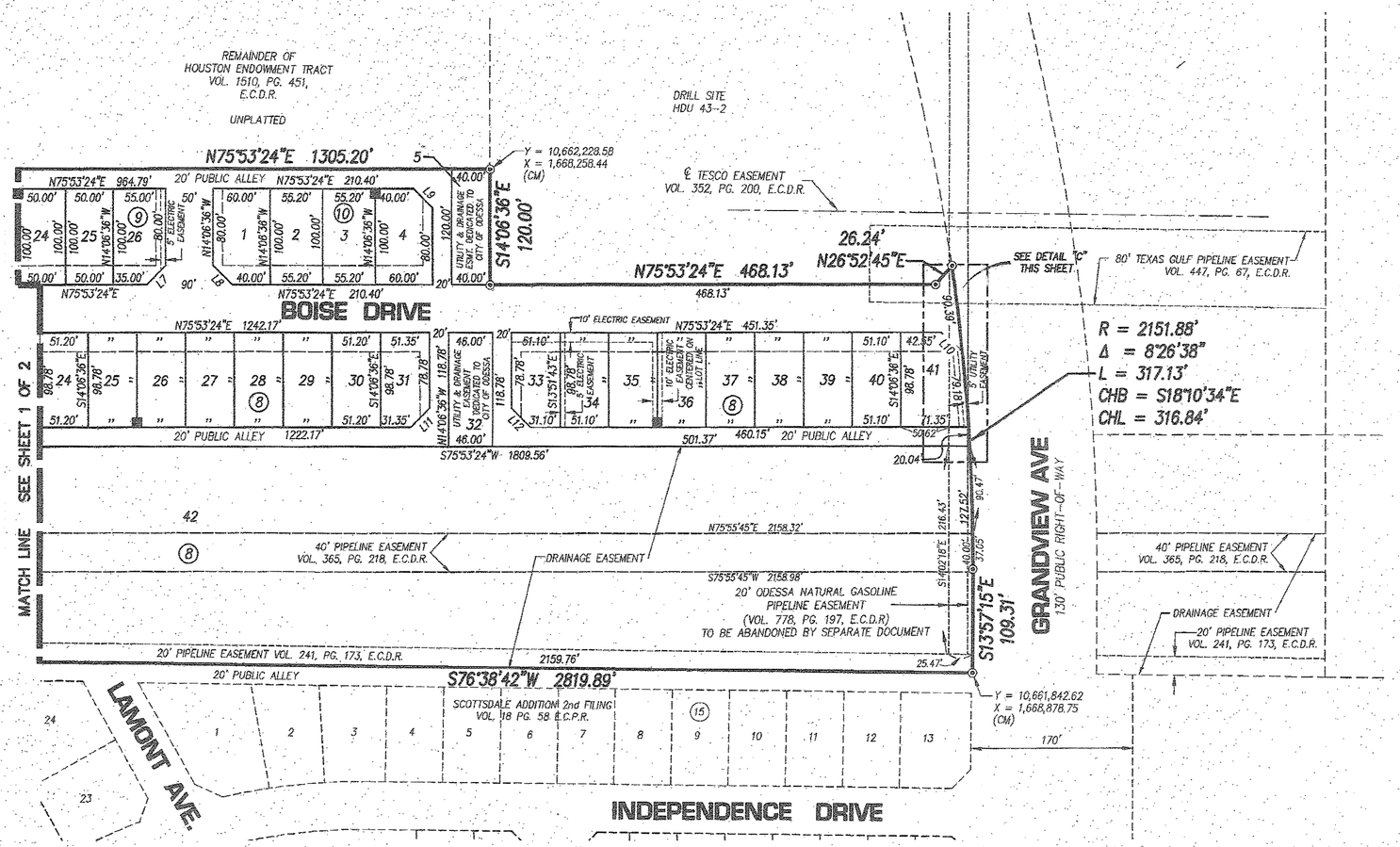
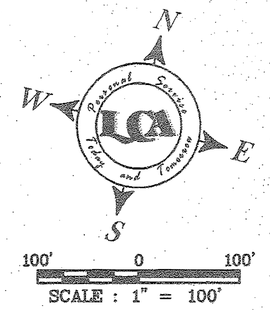
DESERT RIDGE, 3rd FILING

AN ADDITION TO THE CITY OF ODESSA, ECTOR COUNTY, TEXAS, AND BEING A 30.575 ACRE TRACT LOCATED IN SECTION 2, BLOCK 42, T-2-S, T. & P. R.R. CO. SURVEY, CITY OF ODESSA, ECTOR COUNTY, TEXAS



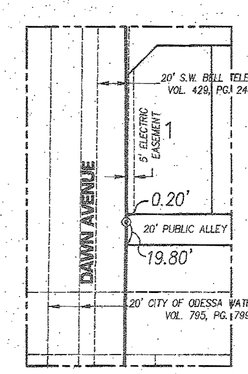


LEGEND

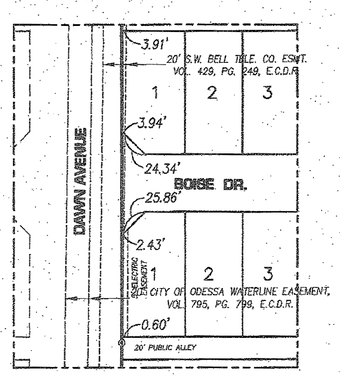
- FOUND 1/2" I.R. W/CAP "LCA ODESSA, TX"
- (CM) CONTROLLING MONUMENT
- 10' X 10' ELECTRIC EASEMENT CENTERED ON LOT LINE
- ALL FRONTYARD SETBACK LINES ARE 20 FEET WIDE
- ALL SIDEYARD SETBACK LINES ARE 10 FEET WIDE

CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD LENGTH
C1	348.33'	08°58'00"	54.52'	N 71°24'23" E	54.46'
C2	745.00'	08°58'00"	116.59'	N 71°24'23" E	116.47'
C3	368.33'	07°11'16"	46.21'	S 70°31'01" W	46.18'
C4	725.00'	08°58'00"	113.46'	S 71°24'23" W	113.35'
C5	456.22'	18°41'04"	148.78'	N 66°32'52" E	148.12'
C6	653.26'	17°47'21"	202.82'	N 66°06'00" E	202.01'
C7	633.26'	17°45'41"	196.31'	S 66°05'10" W	195.52'
C8	476.22'	18°41'04"	155.30'	S 66°32'52" W	154.61'
C9	525.00'	07°49'41"	71.73'	S 68°32'42" W	71.67'
C10	475.00'	07°28'01"	61.90'	S 68°21'52" W	61.86'
C11	575.00'	11°15'33"	112.99'	S 70°15'37" W	112.81'
C12	625.00'	11°15'33"	122.82'	S 70°15'38" W	122.62'

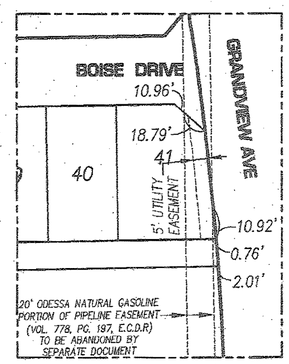
LINE	BEARING	DISTANCE
L1	S 30°53'24" W	28.28'
L2	S 59°06'36" E	28.28'
L3	S 59°06'36" E	28.28'
L4	N 30°53'24" E	28.28'
L5	N 29°43'12" E	28.86'
L6	S 60°24'11" E	27.64'
L7	S 30°53'24" W	28.28'
L8	N 59°06'36" W	28.28'
L9	N 59°06'36" W	28.28'
L10	N 62°11'02" W	29.76'
L11	N 30°53'24" E	28.28'
L12	N 59°06'36" W	28.28'



DETAIL "A"
NOT TO SCALE



DETAIL "B"
NOT TO SCALE



DETAIL "C"
NOT TO SCALE

NOTES

1. SEE SHEET 1 OF 2 FOR BASIS OF BEARINGS, OWNERS DEDICATION, SURVEYOR'S CERTIFICATION AND CITY APPROVAL.
2. SEE SHEET 1 OF 2 FOR GENERAL NOTES.

SHEET 2 OF 2

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ENG._____ E.T._____
SVY._____ DFT._____
LCA JOB No. 2014-023

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