

FINAL PLAT

VENEZIA ESTATES

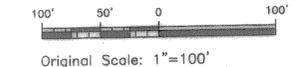
Being 19.89 Acres of Land
Located in Section 16, Block 41
T-2-S, T&P RR Survey
City of Odessa,
Ector & Midland Counties, Texas

15291610



LEGEND

- PLAT LIMITS
- NEW EASEMENTS
- - - EXISTING PLATTED LOTS & STREET R/W
- - - EXISTING EASEMENTS
- 5'x5' UTILITY EASEMENT
- ⊠ 7'x5' UTILITY EASEMENT



SURVEYOR

STATE OF TEXAS:
COUNTY OF ECTOR:
KNOW ALL MEN BY THESE PRESENTS
THAT I, J. STAN PIPER, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS, 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: 7/16/2012

J. Stan Piper
J. STAN PIPER REGISTERED PROFESSIONAL LAND SURVEYOR
PIPER SURVEYING CO. INC., P.O. 60432, MIDLAND, TEXAS, 79711

OWNER

STATE OF TEXAS:
COUNTY OF ECTOR:
KNOW ALL MEN BY THESE PRESENTS
THAT I, THE UNDERSIGNED, BEING THE PRESENT OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED AS "VENEZIA ESTATES", AN ADDITION TO THE CITY OF ODESSA, BEING A PLAT OF 20.07 ACRES OF LAND IN SECTION 16, BLOCK 41, T-2-S, T&P RR. CO. SURVEY, ECTOR AND MIDLAND COUNTY, TEXAS, AND WHOSE NAME SUBSCRIBED HERETO, DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, WATER COURSES, EASEMENTS, AND PLACES SHOWN THEREON FOR THE PURPOSE AND CONSIDERATION USE OF THE THEREIN EXPRESSED, AND AN EASEMENT OF INGRESS AND EGRESS, FOR GARBAGE AND TRASH COLLECTION PURPOSES IS HEREBY GRANTED.

Israel Bernal
ISRAEL BERNAL, PRESIDENT Bernal Homes, Inc

STATE OF TEXAS:
COUNTY OF ECTOR:
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON July 16, 2012, BY ISRAEL BERNAL.

June 14, 2015
MY COMMISSION EXPIRES
DARCY Y. KNIGHT
Notary Public, State of Texas
My Commission Expires
JUNE 14, 2015

Darcy Y. Knight
NOTARY PUBLIC, STATE OF TEXAS
Darcy Y. Knight
PRINTED NAME OF NOTARY

CERTIFICATE OF APPROVAL

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: July 30, 2012

Matthew S. Spyness
DIRECTOR OF PUBLIC WORKS

APPROVED THIS 5TH OF JULY, 2012, BY THE PLANNING COMMISSION OF THE CITY OF ODESSA, TEXAS.

James S. Pector
CHAIRMAN

James S. Pector
DIRECTOR OF PLANNING

PLAT FILED FOR RECORD
MIDLAND COUNTY, TEXAS
NO. 2012-16480 CABINET H
DATE 8-2-2012 PAGE 156

VENEZIA ESTATES

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	125.00'	63.66'	62.98'	S13°32'04"E	29°10'48"	32.54'
C2	150.00'	76.39'	75.57'	S13°32'04"E	29°10'48"	39.04'
C3	175.00'	89.13'	88.17'	S13°32'04"E	29°10'48"	45.55'
C4	125.00'	63.72'	63.03'	S13°31'18"E	29°12'22"	32.57'
C5	150.00'	76.46'	75.64'	S13°31'18"E	29°12'22"	39.08'
C6	175.00'	89.99'	88.85'	S20°25'55"E	15°23'07"	23.64'
C7	175.00'	21.93'	21.91'	N02°30'30"W	7°10'46"	10.98'
C8	15.00'	10.73'	10.50'	N21°34'10"E	40°58'34"	5.60'
C9	50.00'	170.79'	99.06'	S5°47'45"E	195°42'25"	362.50'
C10	15.00'	16.66'	15.81'	S58°09'43"W	63°37'21"	9.30'
C11	745.83'	161.78'	161.46'	N83°45'33"E	12°25'42"	81.21'
C12	770.83'	188.34'	187.87'	N82°58'25"E	13°59'58"	94.84'
C13	795.83'	174.00'	173.65'	N83°42'35"E	12°31'37"	87.35'
C14	440.00'	116.17'	115.83'	N88°03'46"E	15°07'38"	58.42'
C15	465.00'	218.20'	218.21'	N88°47'25"E	26°53'11"	111.15'
C16	490.00'	138.03'	137.57'	N88°08'11"E	18°08'21"	69.47'
C17	15.00'	12.84'	12.45'	S71°38'48"W	49°03'08"	6.84'
C18	50.00'	247.75'	61.53'	S09°04'20"W	28°54'14"	39.13'
C19	15.00'	14.50'	13.94'	S56°40'29"E	55°23'53"	7.87'
C20	404.73'	82.85'	82.70'	N84°06'05"E	11°43'41"	41.57'
C21	429.73'	105.19'	104.93'	N82°59'11"E	14°01'30"	52.86'
C22	454.73'	94.95'	94.78'	N84°01'01"E	11°57'50"	47.85'
C23	325.00'	15.41'	15.41'	S08°23'06"E	2°43'02"	7.71'
C24	300.00'	36.65'	36.63'	S10°31'34"E	7°00'00"	18.35'
C25	275.00'	33.60'	33.58'	S10°31'34"E	7°00'00"	15.82'
C26	805.00'	139.25'	138.94'	N83°24'23"E	13°11'14"	69.93'
C27	825.00'	144.14'	143.82'	N83°23'35"E	13°12'51"	72.39'
C28	175.00'	132.86'	129.69'	N07°43'23"E	43°29'55"	69.82'
C29	200.00'	165.74'	161.03'	N09°42'48"E	47°28'42"	87.96'
C30	225.00'	154.13'	151.13'	N05°35'53"E	39°14'54"	80.23'

BERNAL HOMES
Unplatted

STATE PLANE COORDINATE NOTE

Bearings, distances, and coordinates are relative to the Texas State Plane Coordinate System, 1983/93 NAD, Central Zone based on a City of Odessa GPS Point "OD65" being a 2" Aluminum Cap set in iron pipe in concrete at the intersection of John Ben Shepard Parkway and East Loop 338 with published values of N=10,668,265.73, E=1,673,083.79 with a combined grid factor of 0.99987221.

\platt\projects\2010\0821-10\CAD\101_CAD\PLATTING\VENEZIA ESTATES Final Plat 7.12.2012 - for piper for checking.dwg, tpx, 7/16/2012 2:55:02 PM, TONY, \mks\lrg\mtd-02, Oversee: Arch C (optional), 11