

Comal County

OFFICE OF COMAL COUNTY ENGINEER

March 31, 2016

TO: Commissioner Jen Crownover, Precinct 4
FROM: Betty Lien, Subdivision Coordinator
RE: Approval of the Amendment to Plat of *Cypress Cove, Section Two*, combining Lots 393 and 394, establishing Lot 393R, within Comal County, Texas
OWNER(S): Mr. Scott M. Dicks

We request placement of this Amendment to Plat on the April 7, 2016 Commissioners Court agenda for final approval.

REMARKS:

The property owner has applied to amend the subdivision plat of *Cypress Cove, Section Two*, recorded in Volume 1, Page 60 of the Comal County Map and Plat Records, by combining Lots 393 and 394 to create Lot 393R.

Other pertinent information is on file in our office. All required documents have been submitted, and this Amendment to Plat meets the requirements for final approval.

AMENDMENT TO PLAT

OWNER(S) (as shown on deed(s)): SCOTT M DICKS

MAILING ADDRESS: P.O. Box 790, Spring Branch Tx 78070

LEGAL DESCRIPTION OF PROPERTY:

NAME OF RECORDED SUBDIVISION PLAT (& UNIT NUMBER, if any): LOTS #393 & #394

Cypress Cove Section Two, Comal County, Texas

COMAL COUNTY MAP & PLAT RECORDS VOLUME 1 PAGE 60 (or) DOC# _____

LOTS OR TRACTS TO BE COMBINED: # 393 and # 394 RESULTING LOT #: 393R

RECEIVED
MAR 28 2016
COUNTY ENGINEER

The signatures affixed below will certify that the owner of the described property hereby amends the plat of the property so as to combine the referenced lots or tracts into a single lot or tract. The property owner acknowledges that this Amendment to Plat may not dissolve or alter any existing easements or other property interests that may exist within the boundaries of this property, and that obtaining release or permission from any owner or beneficiary of easement(s) or other property interest(s) affected by this process shall be the responsibility of the property owner. The owner also certifies that any and all lienholders have acknowledged this Amendment to Plat as per the attached Lienholder Acknowledgment(s), if applicable.

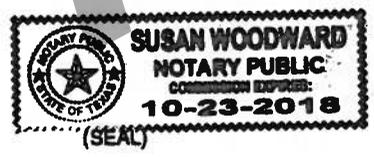
[Signature]
OWNER SIGNATURE
SCOTT M DICKS
NAME PRINTED (& title, if applicable)

OWNER SIGNATURE

NAME PRINTED (& title, if applicable)

STATE OF Texas
COUNTY OF Comal

SWORN TO AND SUBSCRIBED before me by Scott M. Dicks
on the 23 day of March, 2016



[Signature]
NOTARY PUBLIC

APPROVED BY COMMISSIONERS COURT on the _____ day
of _____, 20_____.

COUNTY JUDGE
ATTEST:

COUNTY CLERK

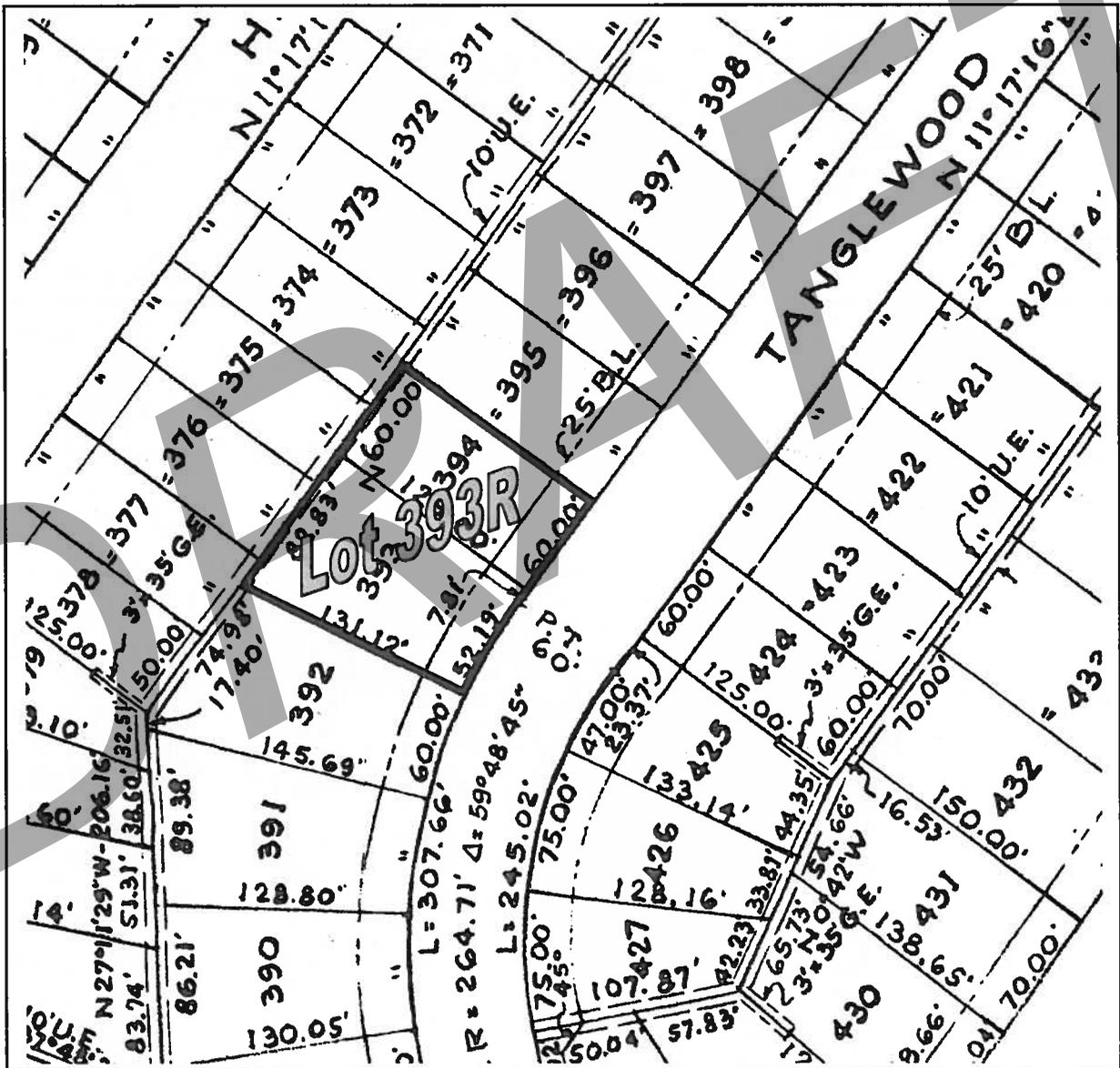
FOR RECORDING PURPOSES ONLY

Amendment to Plat

CYPRESS COVE, SECTION TWO

(Volume 1, Page 60, Map and Plat Records, Comal County, Texas)

Combining Lots 393 and 394 Establishing Lot 393R



Please refer to the recorded subdivision plat, *Cypress Cove, Section Two* (Volume 1, Page 60, Map and Plat Records, Comal County, Texas), for original lot dimensions and further information.

Note: The recording information required in this acknowledgement is from the (Warranty) Deed with Vendor's Lien, or Deed of Trust, NOT the Map and Plat Records.

LIENHOLDER ACKNOWLEDGEMENT

RECEIVED
MAR 28 2016

I/We, Randolph-Brooks Federal Credit Union COUNTY ENGINEER (mortgagee(s)),

owner(s) and holder(s) of a lien (or liens) against the property described in the plat known as Lot 393, Cypress Cove, Section Two, Comal County, Tx said lien(s) being evidenced by instrument(s) of record in Document No. 200906009712 of the Official Public Records of Comal County, Texas, do hereby in all things subordinate to said plat said lien(s), and I/we hereby confirm that I am/we are the present owner(s) of said lien(s) and have not assigned the same nor any part thereof.

The lienholder acknowledges that a foreclosure of said lien(s) will require the preparation of a subdivision plat if the foreclosure results in a division of a tract of land, pursuant to applicable state, county, and municipal regulations. The lienholder also acknowledges that the foreclosed tract may not comply with applicable subdivision regulations without significant modification, additional access, or other requirements.

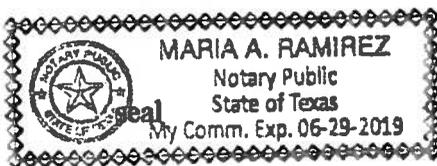
By: Laurie Deck
(Signature(s) of Lienholder(s))

Laurie Deck, VP Mortgage Servicing
(Name(s) and Title(s), printed)

STATE OF Texas §

COUNTY OF Bexar §

Sworn to and Subscribed before me by Laurie Deck
on the 22nd day of March, 2016.



Maria A. Ramirez
(Notary)
Maria A. Ramirez
(Printed name)