

Comal County
OFFICE OF COMAL COUNTY ENGINEER

July 20, 2016

TO: Commissioner Jen Crownover, Precinct 4

FROM: Betty Lien, Subdivision Coordinator

RE: Approval of the Amending Plat of *Mystic Shores, Unit Seventeen*, amending Lots 1218, 1219, and 1220, establishing Lots 1218AP and 1220AP, within Comal County, Texas

OWNER(S): James Aitken
Larry and Isabel Litzmann

PREPARER: BEC-Lin Engineering, LP

We request placement of this amending plat on the July 28, 2016 Commissioners Court agenda for final approval.

REMARKS:

The owners have applied to amend the plat of *Mystic Shores, Unit Seventeen*, recorded in Document #200606022555 of the Comal County Map and Plat Records, in order to relocate the lot lines between adjacent Lots 1218, 1219, and 1220, establishing Lots 1218AP and 1220AP, in accordance with Texas Local Government Code, Chapter 232.0095.

All required documents have been submitted, and this Amending Plat meets the requirements for final approval.

STATE OF TEXAS*
COUNTY OF COMAL*

KNOW ALL MEN BY THESE PRESENTS:

The owners of the land shown on this plat and whose names are subscribed hereto, and in person or through a duly authorized agent, hereby amend this plat as shown.

OWNER	OWNER	OWNER
By:	By:	By:
James Aitken, Lot 1220 & Lot 1219 Lienholder: None 154 Alondra Lane Spring Branch, TX 78070	Larry Litzmann, Lot 1218 & Lot 1219 Lienholder: None 162 Alondra Lane Spring Branch, TX 78070	Isabel Litzmann, Lot 1218 Lienholder: None 162 Alondra Lane Spring Branch, TX 78070

STATE OF TEXAS*
COUNTY OF COMAL*

BEFORE ME, the undersigned authority, on this day personally appeared James Aitken, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this ____ day of _____, A.D., 2016.

Notary Public (Print Notary Name)

My Commission Expires: _____

STATE OF TEXAS*
COUNTY OF COMAL*

BEFORE ME, the undersigned authority, on this day personally appeared Larry & Isabel Litzmann, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this ____ day of _____, A.D., 2016

Notary Public (Print Notary Name)

My Commission Expires: _____

This Amending Plat of Mystic Shores, Unit Seventeen, Amending Lots 1218, 1219, and 1220, Establishing Lots 1218AP & 1220AP, has been submitted to and considered by the Commissioners Court of Comal County, Texas and is hereby approved for filing by said Court on _____, 2016.

Dated this ____ day of _____, A.D., 2016.

By: _____
County Judge

Attest: _____
County Clerk - Deputy

STATE OF TEXAS*
COUNTY OF COMAL*

I, Bobbie Koepf, County Clerk of Comal County, do hereby certify that this plat was filed for record in my office on the ____ day of _____, A.D., 2016, at _____ M. and duly recorded the ____ day of _____, A.D., 2016, at _____ M. in the Records of Maps and Plats in said office, of said County, in Document No. _____, in testimony whereof witness my hand and official seal of office this ____ day of _____, A.D., 2016.

COUNTY CLERK
COMAL COUNTY, TEXAS

By: _____
Deputy

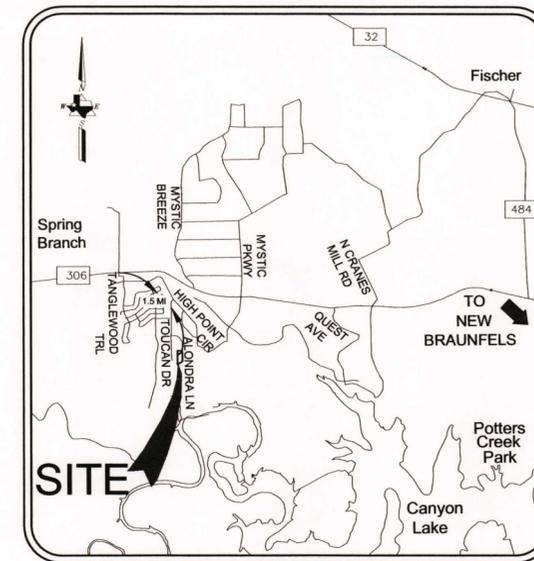
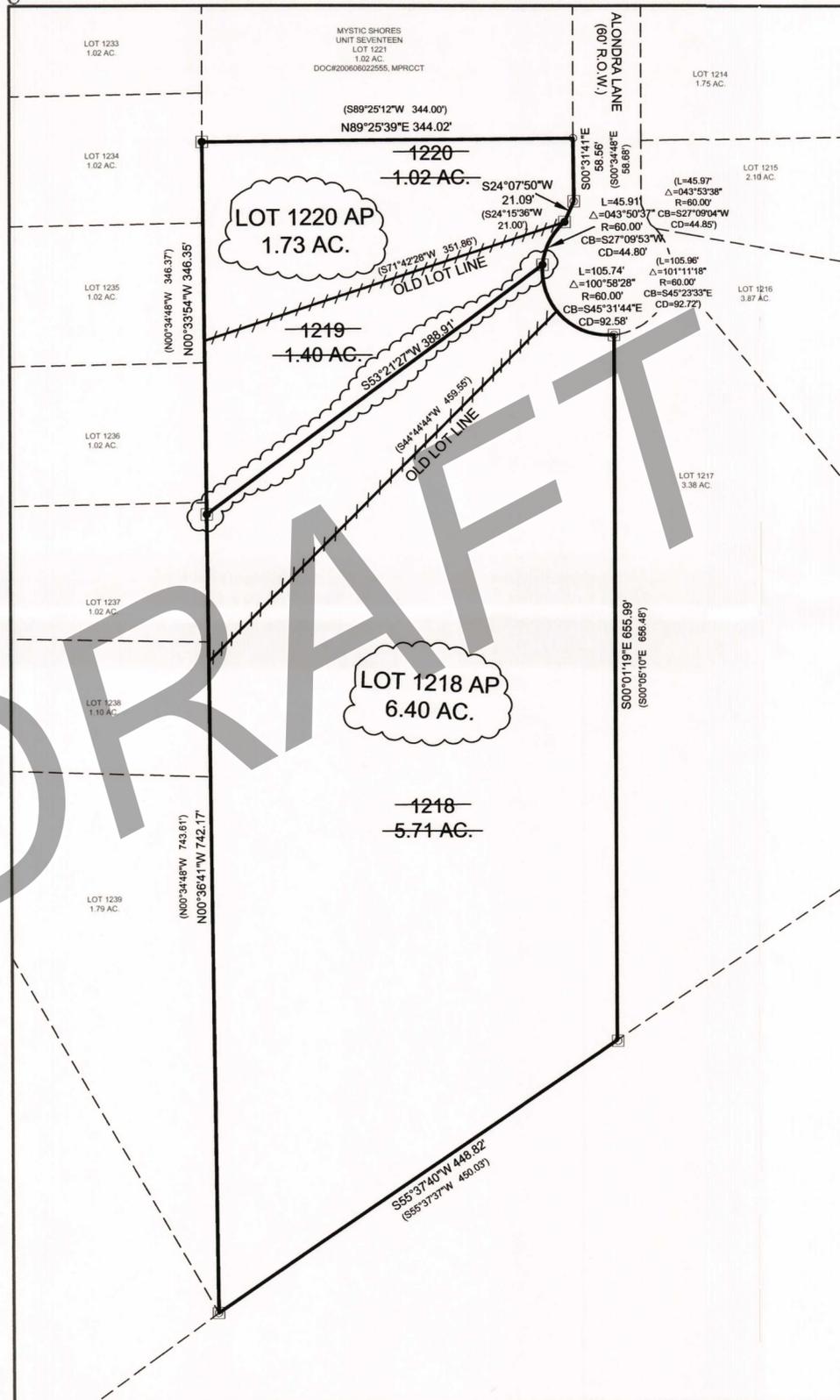
AMENDING PLAT OF MYSTIC SHORES, UNIT SEVENTEEN, AMENDING LOTS 1218, 1219, and 1220 ESTABLISHING LOTS 1218AP & 1220AP

RECEIVED
JUL 15 2016
COUNTY ENGINEER

This Amending Plat controls over the preceding plat, Mystic Shores, Unit Seventeen, recorded in Doc#200606022555 of the Comal County Map & Plat Records, without the vacation, revision, or cancellation of the preceding plat.

RECEIVED
JUL 15 2016
COUNTY ENGINEER

FINAL PLAT SUBMITTAL



VICINITY MAP
(NOT TO SCALE)

NOTES:
1. In accordance with the Texas Local Government Code, Chapter 232.011 or Chapter 232.0095, the purpose of this amending plat is to relocate lot lines between adjacent lots 1218, 1219, & 1220, Mystic Shores, Unit Seventeen.

STATE OF TEXAS*
COUNTY OF COMAL*
I hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

Kelly Kilber
Registered Professional Land Surveyor No. 2219

Sworn to and subscribed before me this the ____ day of _____, A.D., 2016.

Notary Public, State of Texas

LEGEND	
	ALUMINUM IRON STAKE W/TRI-TECH CAP SET
	ALUMINUM CAP IRON STAKE FOUND
	MAG NAIL FOUND
DOC#	COMAL COUNTY OFFICIAL PUBLIC RECORDS DOCUMENT NUMBER
	COMAL COUNTY DEED RECORDS
(XX.XX)	RECORD DIMENSION
	ITEM AS AMENDED
	ITEM BEING AMENDED
	PROPERTY LINE BEING AMENDED
MPRCCT	MAP & PLAT RECORDS, COMAL COUNTY, TEXAS

JUNE 24, 2016

ENGINEER:

SURVEYOR:

BEC-ll
ENGINEERING, LP
100 E. San Antonio St., Suite 100
San Marcos, Texas 78666
Phone: (512) 440-0222
Fax: (512) 440-0224
Texas Eng. Firm #F-13056

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San Marcos, Texas 78666 Fax: (512) 440-0224
Firm Reg. Number 10193729

PLAN 5711

P-16-1082000

