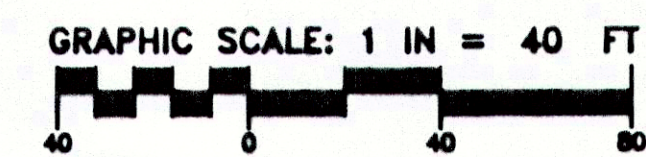
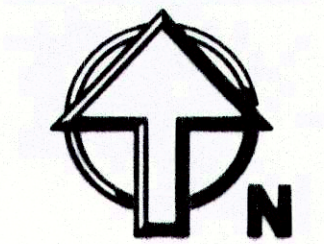
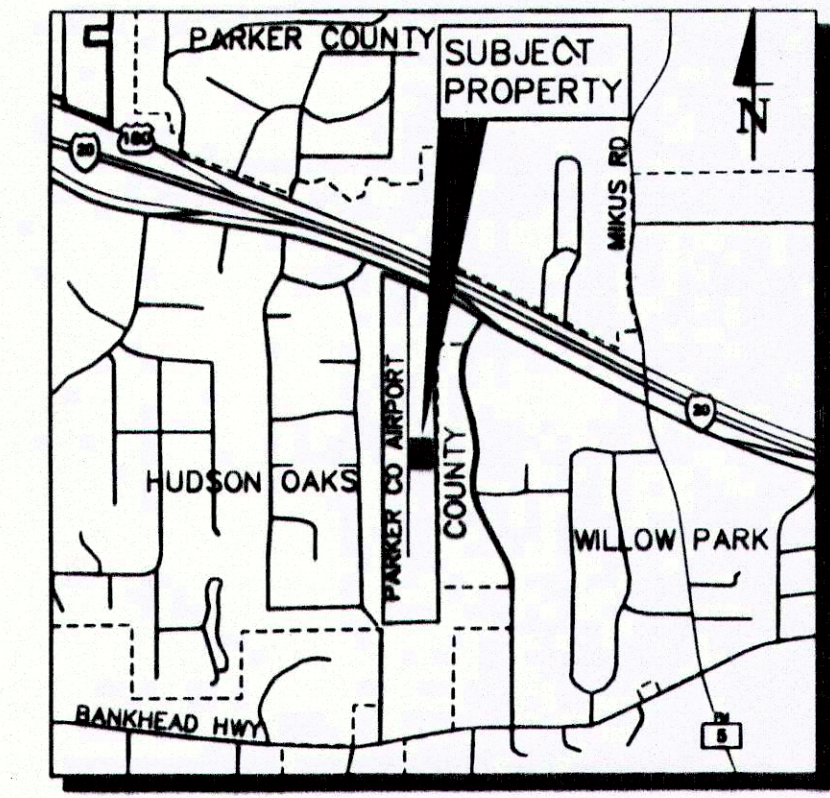


201411742 PLAT Total Pages: 1



CM DENOTES MONUMENTS USED FOR BASIS OF BEARING. BASIS OF BEARING IS THE NORTHERLY LINE OF BLOCK H, AIRPORT ADDITION PHASE I ACCORDING TO THE PLAT RECORDED IN CABINET D, SLIDE 188, PLAT RECORDS, PARKER COUNTY, TEXAS. BEARING IS N(S)89°32'55"E(W).

LOCATION MAP



OWNERSHIP OF LOTS AS DESCRIBED IN DEEDS RECORDED IN DEED RECORDS, PARKER COUNTY, TEXAS:

- LOTS 2&3, BLOCK F AND LOTS 1-5, BLOCK G PARKER OAKS AIRPORT, LP VOL. 2588, PAGE 1815
- LOT 1, BLOCK F AND LOT 6, BLOCK G DIAMOND RIVER, INC. INST. #201406306
- LOT 3, BLOCK G JEREMY COZART INST. #201406021

CITY OF HUDSON OAKS, TEXAS
PLAT APPROVAL

NOTE:
THIS PLAT IS VALID ONLY IF RECORDED WITHIN SIX (6) MONTHS AFTER DATE OF APPROVAL.

APPROVED BY THE CITY OF HUDSON OAKS

BY: *[Signature]* DATE: 6/12/2014
CITY ADMINISTRATOR

BY: *[Signature]* DATE: 6/12/2014
CITY ENGINEER

OWNER LOT 1, BLOCK F & LOT 6, BLOCK G
DIAMOND RIVER, INC.
931 UPPER DENTON ROAD
WEATHERFORD, TEXAS 76085

OWNER LOT 3, BLOCK G
JEREMY COZART
1609 CANYON CREEK DRIVE EAST
AZLE, TEXAS 76020

OWNER LOTS 2&3, BLOCK F & LOTS 1,2,4.&5, BLOCK G. LOT 3, BLOCK N:
PARKER OAKS AIRPORT, LP
3704 BENBROOK HWY., SUITE B
FORT WORTH, TEXAS 76116
817.626.2600

ACCT. NO.: 10033
SCH. DIST.: AL
CITY: NONE HO
MAP NO.: K-16

FINAL PLAT

LOTS 1R-3R, BLOCK F
LOTS 1R-6R, BLOCK G
LOT 3R, BLOCK N
AIRPORT ADDITION PHASE I

BEING A REPLAT OF LOTS 1-3, BLOCK F, LOTS 1-6, BLOCK G & LOT 3, BLOCK N AIRPORT ADDITION PHASE I ACCORDING TO THE PLAT RECORDED IN CABINET D, SLIDE 318, PLAT RECORDS, PARKER COUNTY, TEXAS
HUDSON OAKS, PARKER COUNTY, TEXAS

PREPARED APRIL 2014

PREPARED BY

SD Engineering, Inc.
Site Development Engineering
PO Box 1357 Aledo, TX 76008-1357
(817) 441-8400 Fax (817) 441-6085
TEXAS REGISTERED ENGINEERING FIRM F-7643
TEXAS REGISTERED SURVEYING FIRM 10095800

PROJECT SURVEYOR
ANDY STEVENS
3307 BLUEBONNET CIRCLE
WEATHERFORD, TEXAS 76087
817.613.7223

D-338

NOTE: ANY DEVELOPMENT UPON ANY LOT, PARCEL, TRACT OR REPLAT OF THE LAND HEREIN BEING PLATTED IS SUBJECT TO ALL SUBDIVISION (AND ZONING, IF IN CITY LIMITS) REGULATIONS OF THE CITY OF HUDSON OAKS INCLUDING, BUT NOT LIMITED TO, PROVISIONS FOR DRAINAGE AND STORM WATER CONTROL, WATER WELL CONTROL AND SANITARY SEWER CONTROL INCLUDING ANY REQUIRED ACCOMPANYING EASEMENTS AND APPURTENANCES. ALSO, BEFORE CONSTRUCTION OR DIGGING, CONTACT THE CITY OF HUDSON OAKS, THE PROPER UTILITY COMPANY AND CALL 1-800-DIG-TESS FOR LOCATES ON EXISTING UTILITY LINES.

- NOTES:
1. CAPPED 5/8" IRONS SET AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTE.
 2. BUILDING LINES SET AS REQUIRED BY ZONING ORDINANCE. AT TIME OF FINAL PLATTING, PROPERTY ZONED "I", INDUSTRIAL.
 3. THIS TRACT DOES NOT APPEAR TO BE IN THE SPECIAL FLOOD HAZARD AREA ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCIES FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NUMBER 48387C0425E, DATED SEPT. 26, 2008.
 4. LOT 3R, BLOCK N IS DESIGNATED AS PILOTS ASSOCIATION, EMERGENCY ACCESS AND TAXI-WAY LOT.

UTILITY EASEMENTS

ANY PUBLIC FRANCHISED UTILITY, INCLUDING THE CITY OF HUDSON OAKS, SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCE, TREE, SHRUB, OTHER GROWTH OR IMPROVEMENTS WHICH IN ANY WAY ENDANGERS OR INTERFERES WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF ITS RESPECTIVE SYSTEMS ON ANY OF THE EASEMENTS SHOWN ON THE PLAT; AND THEY SHALL HAVE THE RIGHT AT ALL TIMES TO INGRESS AND EGRESS UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING, AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

NOTE:
THE LOCATION OF THE CROSSTEX NORTH TEXAS GATHERING LP EASEMENT IS ACCORDING TO PIPELINE MARKERS FOUND ON THE GROUND. THE EASEMENT RECORDED IN VOLUME 2518, PAGE 319, DEED RECORDS, PARKER COUNTY, TEXAS, TO CROSSTEX NORTH TEXAS GATHERING, L.P. DOES NOT HAVE A DESCRIPTION TO BE LOCATED ON THE GROUND.