

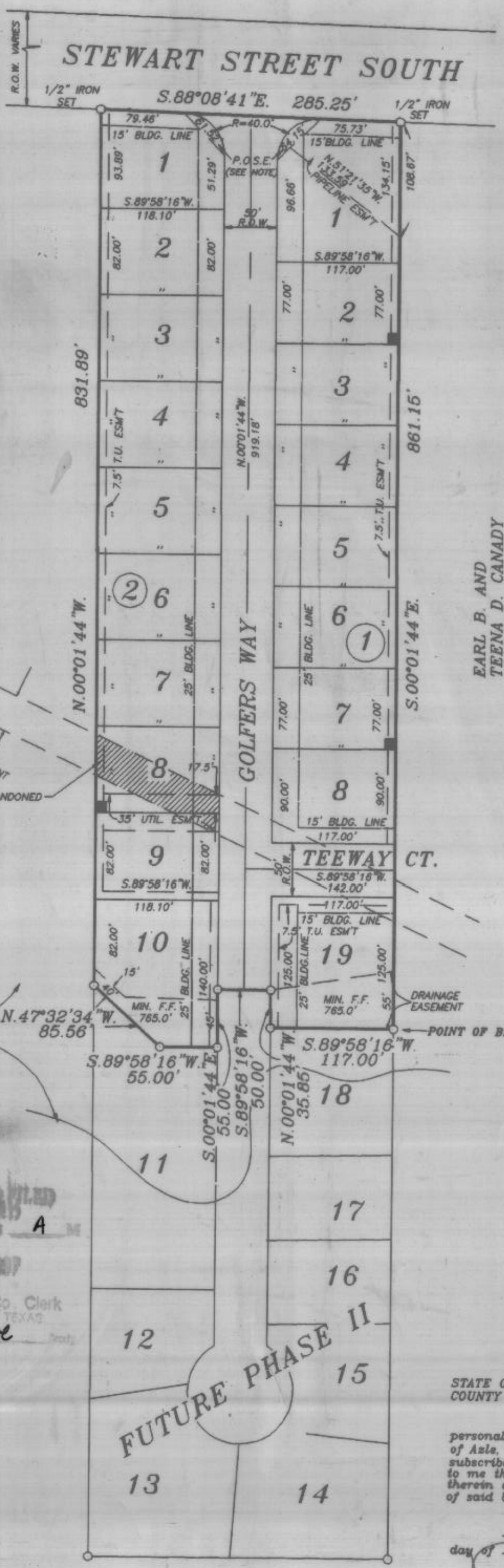
**CERTIFICATE OF RECORD**  
 THE STATE OF TEXAS  
 COUNTY OF PARKER

I, Jeanne Brunson, Clerk of the County Court, in and for said County do hereby certify that the foregoing Plat with its certificates of authorization, was filed for record in my office this 3rd day of July, 1997 at 10:00 o'clock A.M., in        Records of said County in Plat exhibit, pages       .

In Testimony Whereof, witness my hand and official seal of office, this 3rd day of July, 1997.

Jeanne Brunson, County Clerk  
 Parker County, Texas

By:         
 Deputy



STATE OF TEXAS  
 COUNTY OF PARKER

KNOW ALL MEN BY THESE PRESENTS, that, P.S. Ventures, Inc., is the owner of the following described real property, to wit:

5.636 acres situated in the JAMES HOGGARD SURVEY Abst. No. 593, Parker County, Texas, being more particularly described, as follows:

Beginning at a point in the approximate centerline of Reynolds Creek, in the east line of said P.S. Venture tract and in the west line of that certain tract conveyed to Earl B. and Teena D. Canady, by deed recorded in Volume 1617, Page 98, Real Records, Parker County, Texas, said point being South 00 degrees 01 minutes 44 seconds East, 504.33 feet and North 89 degrees 58 minutes 16 seconds West, 971.04 feet from the called southeast corner of said HOGGARD SURVEY, Abstract No. 593;

THENCE South 89 degrees 58 minutes 16 seconds West, 117.00 feet to a point;

THENCE North 00 degrees 01 minutes 44 seconds West, 35.85 feet to a point;

THENCE South 89 degrees 58 minutes 16 seconds West, 50.00 feet to a point;

THENCE South 00 degrees 01 minutes 44 seconds East, 55.00 feet to a point;

THENCE South 89 degrees 58 minutes 16 seconds West, 55.00 feet to a point;

THENCE North 47 degrees 32 minutes 34 seconds West, 85.56 feet to a point in the west line of said P.S. Venture tract and the east line of that certain tract of land conveyed to the City of Azle, by deed recorded in Volume 1577, Page 976, Real Records, Parker County, Texas;

THENCE North 00 degrees 01 minutes 44 seconds West along the common line of said P.S. Venture tract and said City of Azle tract, 831.89 feet to a 1/2" iron set in the south line of Stewart Street South (R.O.W. varies);

THENCE South 88 degrees 08 minutes 41 seconds East, along the south line of said Stewart Street South, 285.25 feet to a 1/2" iron set at the northeast corner of said P.S. Venture tract and the northwest corner of said Canady tract;

THENCE South 00 degrees 01 minutes 44 seconds East, along the common line of said P.S. Venture tract and said Canady tracts, 861.15 feet to the POINT OF BEGINNING and containing 5.636 acres ( 245,506 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:  
 That, Cary Skinner, President of P.S. Ventures, Inc. does hereby adopt this Plat of the hereinabove described real property to be designated as...

Lots 1-8, Block 1 & Lots 1-10 and Lot 19, Block 2  
 FAIRWAY ESTATES  
 PHASE I  
 Parker County, Texas

and does hereby dedicate to the Public's use forever, the streets and easements shown hereon.

EXECUTED this the 3rd day of July, 1997

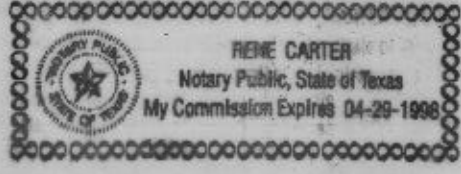
Cary Skinner  
 Cary Skinner/President

STATE OF TEXAS  
 COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day personally appeared Cary Skinner, President of P. S. Ventures, Inc. known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 3rd day of July, 1997

Rene Carter  
 Notary Public  
 Parker County, Texas  
 My Commission Expires 4/29/98



STATE OF TEXAS  
 COUNTY OF PARKER

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that I, Bruce Rose, Vice - President of First Bank of Azle, do hereby adopt this Plat as Lots 1-8, Block 1, & Lots 1-10, and 19, Block 2, Fairway Estates, Phase I, an addition to Parker County, Texas and do hereby dedicate to the public use forever the easements shown hereon.

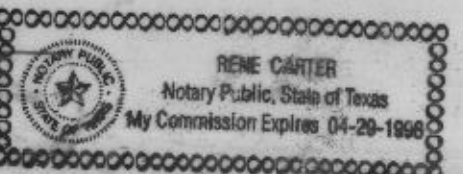
Bruce Rose  
 Bruce Rose, Vice - President  
 First Bank of Azle

STATE OF TEXAS  
 COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day personally appeared Bruce Rose, Vice President of First Bank of Azle, a bank, known to me to be the person whose name is subscribed to the above and foregoing instrument, and he acknowledged to me that he executed the same for the purposes and considerations therein expressed in the capacity therein stated, and as the act and deed of said bank.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 3rd day of July, 1997

Rene Carter  
 Notary Public  
 Parker County, Texas  
 My Commission Expires 4/29/98



Final Plat  
 Lots 1-8, Block 1 and Lots 1-10 and Lot 19, Block 2  
**FAIRWAY ESTATES**  
**PHASE I**  
 PARKER COUNTY, TEXAS  
 5.636 acres situated in the  
 JAMES HOGGARD SURVEY ABST. No. 593  
 PARKER COUNTY, TEXAS

STATE OF TEXAS  
 COUNTY OF PARKER

Approved by the Commissioners Court of Parker County, Texas this the 3rd day of July, 1997

        
 Commissioner Precinct No. 1

        
 Commissioner Precinct No. 2

        
 Commissioner Precinct No. 3

        
 Commissioner Precinct No. 4

NOTE: 10' X 10' TRANSFORMER PAD EASEMENT TO T.U. ELEC. CO.

NOTE: 40' X 40' PUBLIC OPEN SPACE EASEMENT (P.O.S.E.) EXHIBIT NTS

Public Open Space Restriction  
 No structure, object or plant of any type exceeding 24" in height above top of curb, including, but not limited to buildings, fences, walls, signs, trees, shrubs, cars, trucks, etc., may hereafter be placed or reconstructed in the public open space easement on this plat. These open space easements will remain in effect until vacated by ordinance adopted by the City Council and the property replatted.

Note: This Property is located in the City Of Azle, E.T.J.

APPROXIMATE LIMITS OF 100 YEAR FLOOD PLAIN PER THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 480 520 0150 B EFFECTIVE SEPTEMBER 27, 1991.

OWNER DEVELOPER:  
 P.S. VENTURES, INC.  
 11764 EAST COURT, AZLE, TEXAS 76020  
 (817) 444-8103

PLANNING AND ZONING COMMISSION

APPROVED THE        DAY OF       , 1997

BY CHAIRPERSON:       

BY SECRETARY:       

CITY OF AZLE, PARKER COUNTY, TEXAS

APPROVED THE        DAY OF       , 1997

BY MAYOR:       

BY SECRETARY:       

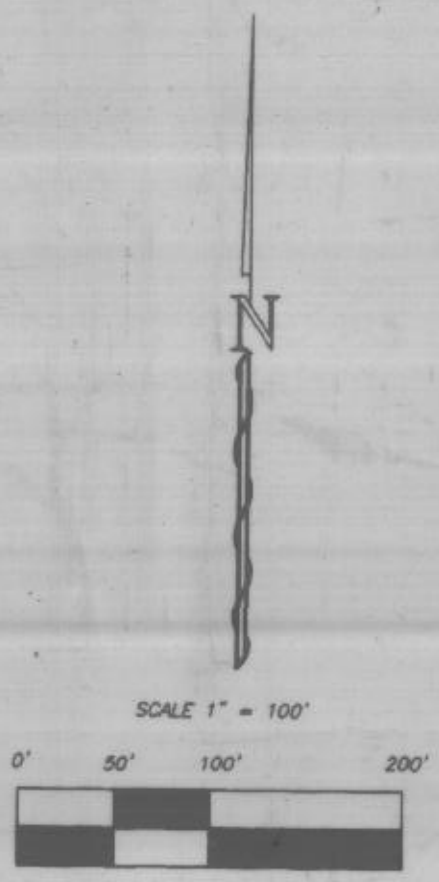
RECEIVED AND FILED FOR RECORD JUL 07 1997

JUL 07 1997



I certify that this Plat is a true and accurate representation of the survey made, on the ground, by me or under my supervision.

Brent A. Mizell  
 BRENT A. MIZELL 4/18/97  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 TEXAS REGISTRATION NO. 1997



MIZELL LAND SURVEYING, INC.  
 513 NORTH HIGHWAY 1187  
 ALEDO, TEXAS 76008  
 (817) 441-8199 (817) 598-1284