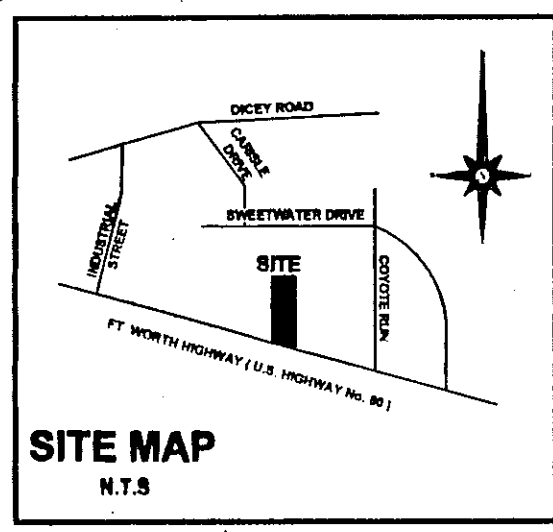


D-49



NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 433103270E EFFECTIVE DATE: SEPTEMBER 29, 2009 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

ALL BUILDING SET BACK LINES SHALL CONFORM TO CURRENT ZONING ORDINANCES OF THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS
NOTICE: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law, and is subject to fines and withholding of utilities and building permits.

OWNERS/DEVELOPER:
A. B. Price
203 Gammill Drive
Weatherford, TX 76086
817-565-0364

ZONED SF 8.4 (7) FOX HOLLOW, PHASE II
PLAT CABINET B, SLIDE 415

CITY APPROVAL OF PLAT
Approved by the City of Weatherford for filing at the office of the County Clerk of Parker County, Texas.

RECOMMENDED BY: City of Weatherford, Texas
Signature of City Planner _____ Date of Recommendation 12/29/2009

APPROVED BY: City of Weatherford, Texas
Signature of City Manager _____ Date of Approval 12/29/2009

Signature of Mayor _____ Date of Approval 12/29/2009

WITNESS:
Signature of City Secretary _____ Date 12/29/09

This property is located in the corporate limits of the City of Weatherford, Parker County, Texas.
Signature of Mayor _____ Date 12/29/2009
Signature of City Secretary _____ Date 12/29/09

STATE OF TEXAS)
COUNTY OF PARKER)
WHEREAS, A. B. PRICE, is the owner of a tract of land situated in and being a portion of BLOCK 17 OF THE LARGER SUBDIVISION OF THE SARAH MONK SURVEY, ABSTRACT No. 906, Parker County, Texas, described by deed recorded in Volume 1127, Page 1255, Real Records, Parker County, Texas and being more particularly described as follows:

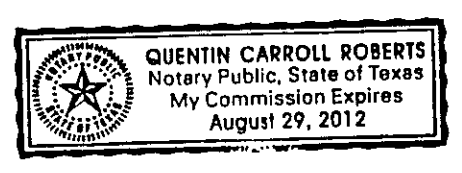
BEGINNING at an iron rod found, near a post corner, said iron being called by deed to be S 89°26'00"E, 107.0 feet from the northwest corner of said Block 17;
THENCE S 89°33'11"E, on or about a fence, 199.03 feet to an iron rod found;
THENCE S 00°50'23"E, 524.43 feet to an iron rod found in the north line of Fort Worth Highway (US Highway No. 80), as it exists;
THENCE N 85°38'30"W, with the north line of said Fort Worth Highway, 199.75 feet to an iron rod found in or near a fence;
THENCE N 00°58'09"W, on or about said fence, 500.41 feet to the POINT OF BEGINNING and containing 2.334 acres (101,672 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
That, A. B. PRICE, does hereby adopt this plat designating the herein above described property as LOGANS PLACE, LOT 1, BLOCK 1, AN ADDITION TO THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS, Being 2.334 Acres situated in and being a portion of Block 17 of the Larger Subdivision of the Sarah Monk Survey, Abstract No. 906, City of Weatherford, Parker County, Texas, and does hereby dedicate, in fee simple, to the public use forever, the streets, rights-of-way, and other public improvements shown thereon. The streets and alleys, if any, are dedicated for street purposes. The easements and public use areas, as shown, are dedicated, for the public use forever, for the purposes indicated on this plat. No buildings, fences, trees, shrubs or other improvements or growths shall be constructed or placed upon, over or across the easements as shown, except that landscape improvements may be placed in landscape easements, if approved by the City Council of the City of Weatherford. In addition, utility easements may also be used for the mutual use and accommodation of all public utilities desiring to use or using the same unless the easement limits the use to particular utilities, said use by public utilities being subordinate to the public's and City of Weatherford's use thereof. The City of Weatherford and public utility entities shall have the right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which may in any way endanger or interfere with the construction, maintenance, or efficiency of their respective systems in said easements. The City of Weatherford and public utility entities shall at all times have the full right of ingress and egress to or from their respective easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, reading meters, and adding to or removing all or parts of their respective systems without the necessity at any time procuring permission from anyone.

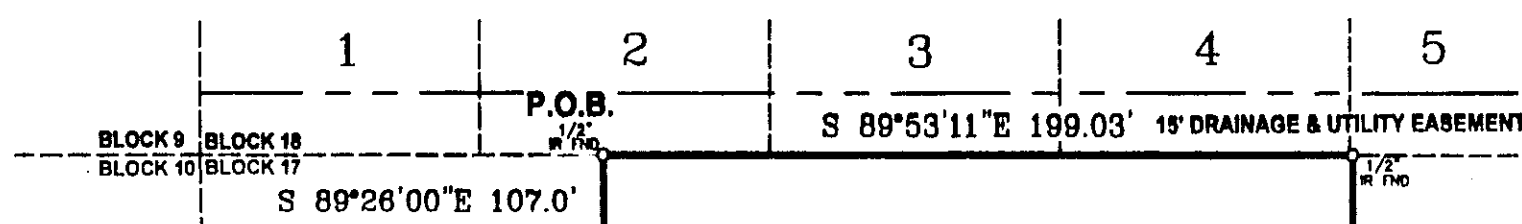
This plat approved subject to all platting ordinances, rules, regulations and resolutions of the City of Weatherford, Texas
WITNESS, my hand, this the 28 day of Dec., 2009.
A. B. Price, owner

STATE OF TEXAS)
COUNTY OF PARKER)
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared A. B. PRICE, known to me by the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 28 day of Dec., 2009.
Signature of Notary Public _____
Notary Public in and for the State of Texas
My Commission Expires On: August 29, 2012



Doc# 732642 Fees: \$66.00
01/25/2010 2:36PM # Pages 1
Filed & Recorded in Official Records of
PARKER COUNTY, TEXAS



VISIBILITY, ACCESS AND MAINTENANCE EASEMENTS

The area or areas shown on the plat as "VAM" (Visibility, Access and Maintenance) Easement(s) are hereby given and granted to the City, its successors and assigns, as an easement to provide visibility, right of access for maintenance upon and across said VAM Easement. The City shall have the right but not the obligation to maintain any and all landscaping within the VAM Easement. Should the City exercise this maintenance right, then it shall be permitted to remove and dispose of any and all landscaping improvements, including without limitation, any trees, shrubs, flowers, ground cover and fixtures. The City may withdraw maintenance of the VAM Easement at any time. The ultimate maintenance responsibility for the VAM Easement shall rest with the owners. No building, fence, shrub, tree or other improvements or growths, which in any way may endanger or interfere with the visibility, shall be constructed in, on, over or across the VAM Easement. The City shall also have the right but not the obligation to add any landscape improvements to the VAM Easement, to erect any traffic control devices or signs on the VAM Easement and to remove any obstruction thereon. The City, its successors, assigns, or agents shall have the right and privilege at all times to enter upon the VAM Easement or any part thereof for the purposes and with all rights and privileges set forth herein.

STATE OF TEXAS)
COUNTY OF PARKER)
The undersigned, as lien holder on the acreage subdivided according to this plat, hereby consents to such subdivision and joins in the dedication of the streets and easements.
Signature _____
TITLE

STATE OF TEXAS)
COUNTY OF PARKER)
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared _____, known to me by the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and considerations therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the ___ day of ___, 2009.
Signature _____
Notary Public in and for the State of Texas
My Commission Expires On: _____

ZONED LI

1

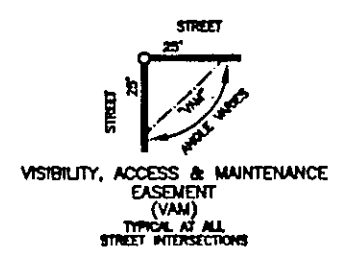
1
2.334
ACRES
(101,672.63 sq.ft.)

ZONED C

ZONED LI

STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES
NOTE: We do hereby waive all claims for damages against the City occasioned by the establishment of grades or the alterations of the surface of any portion of the existing streets and alleys, or natural contours, to conform to the grades established in the subdivision.

NOTE: ALL HORIZONTAL BEARINGS BASED ON WGS 83 DATUM. VERTICAL WGS 84 DATUM. UTMSPC (NORTH TEXAS CENTRAL ZONE).



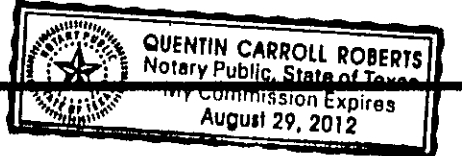
ACCT. NO.: 14638
SCH. DIST.: WE
CITY: WE
MAP NO.: H-15

KNOW ALL MEN BY THESE PRESENTS:
That I, David Harlan Jr., a Registered Public 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 thereon as "set" were properly placed under my personal supervision in accordance with the Subdivision Ordinance of the City of Weatherford.

David Harlan, Jr.
Registration No. 2074
JUNE, 2009

STATE OF TEXAS)
COUNTY OF PARKER)
Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared David Harlan, Jr., Registered Public Land Surveyor, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

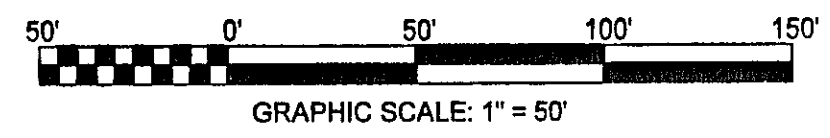
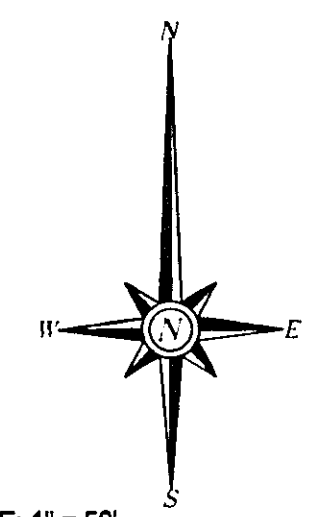
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 28 day of Dec., 2009.
Signature of Notary Public _____
Notary Public in and for the State of Texas
My Commission Expires on: August 29, 2012



HOWARD TRACTS
PLAT CABINET C, SLIDE 702

TRACT I ZONED LI TRACT II ZONED C TRACT III

MINOR PLAT
LOGANS PLACE
LOT 1, BLOCK 1
AN ADDITION TO THE CITY OF WEATHERFORD
PARKER COUNTY, TEXAS
BEING 2.334 ACRES SITUATED IN AND BEING A PORTION OF
BLOCK 17 OF THE LARGER SUBDIVISION
OF THE SARAH MONK SURVEY, ABSTRACT No. 906
IN THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS



HARLAN LAND SURVEYING, INC.
106 EUREKA STREET
WEATHERFORD, TX 76086
METRO (817) 596-9700 - (817) 599-0880
FAX: METRO (817) 341-2833