

**CITY APPROVAL OF CONSTRUCTION PLAN**

Approved for preparation of final plat following construction of all public improvements (or appropriate substitutes thereof) necessary for the subdivision shown on this plat.

RECOMMENDED BY: Planning and Zoning Commission  
City of Weatherford, Texas  
*Barbara* 8-9-06  
Signature of Chairperson Date of Recommendation

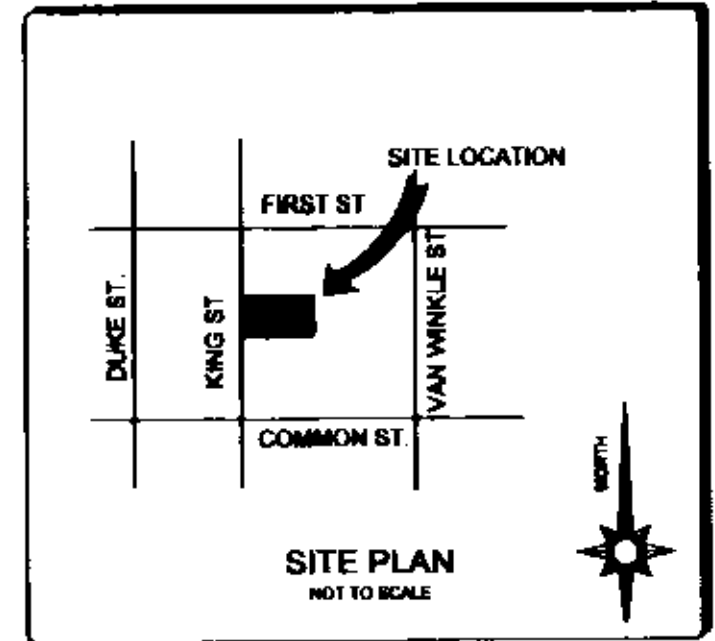
APPROVED BY: City Council  
City of Weatherford, Texas  
*Jan. J...* 8-9-06  
Signature of Mayor Date of Approval

ATTN: *Theresa H...* 8-9-06  
City Secretary Date

PC C-464  
SUB. NO.: 15120  
SCH. DIST.: WE  
CITY: WE  
MAP NO.: H-14

**FINAL PLAT  
LOT 7R, BLOCK 15  
MILLIKEN HEIGHTS  
AN ADDITION TO THE CITY OF WEATHERFORD  
PARKER COUNTY, TEXAS**  
Being a replat of Lots 7, 8, & 9 Block 15, Milliken Heights Addition  
an addition to the City of Weatherford  
Parker County, Texas

STATEMENT ACKNOWLEDGING UTILITY TRIANGLES  
"There shall be provided at the intersections of all public streets, utility triangles as required by Section 5.7 of the Subdivision Ordinance of the City."  
NOTE: We do hereby endorse all claims for damages against the City caused by the establishment of grades or the alteration of the surface of any portion of the existing streets and alleys, or natural courses, in conformity to the grades established in the subdivision.  
ALL BUILDINGS SET BACK LINES SHALL CONFORM TO CURRENT ZONING ORDINANCES OF THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS



STATE OF TEXAS )  
COUNTY OF PARKER )

WHEREAS, ROBERT NEW, being the sole owners of LOTS 7, 8, & 9, Block 15, MILLIKEN HEIGHTS ADDITION, an addition to the City of Weatherford, Parker County, Texas, according to the plat recorded in Volume 68, Page 640, Deed Records, Parker County, Texas and being more particularly described by meter and bounds as follows:

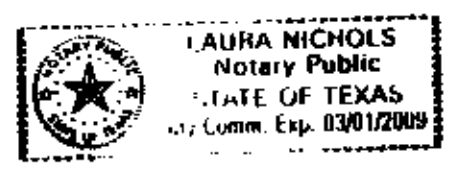
COMMENCING from an iron rod found at the northeast corner of Lot 2, Block 15, of said Milliken Heights Addition, said iron also being in the south line of First Street and being in the west line of a platted 20.0 foot alley;  
THENCE South, with the west line of said alley, 218.8 feet to an iron rod set for the POINT OF BEGINNING;  
THENCE South, continuing with the west line of said alley, 75.0 feet to an iron rod set;  
THENCE West, 208.8 feet to an iron rod set in the east line King Street;  
THENCE North, with the east line of King Street, 75.0 feet to an iron rod set;  
THENCE East, 200.0 feet to the POINT OF BEGINNING and containing 0.34 acres (15,000 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That, ROBERT NEW, does hereby adopt this plat designating the herein above described property as LOT 7R, BLOCK 15, MILLIKEN HEIGHTS ADDITION, AN ADDITION TO THE 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 9th day of August, 2006.

BY: *Robert New*  
Robert New



STATE OF TEXAS )  
COUNTY OF PARKER )  
REPORT ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Robert New, 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.

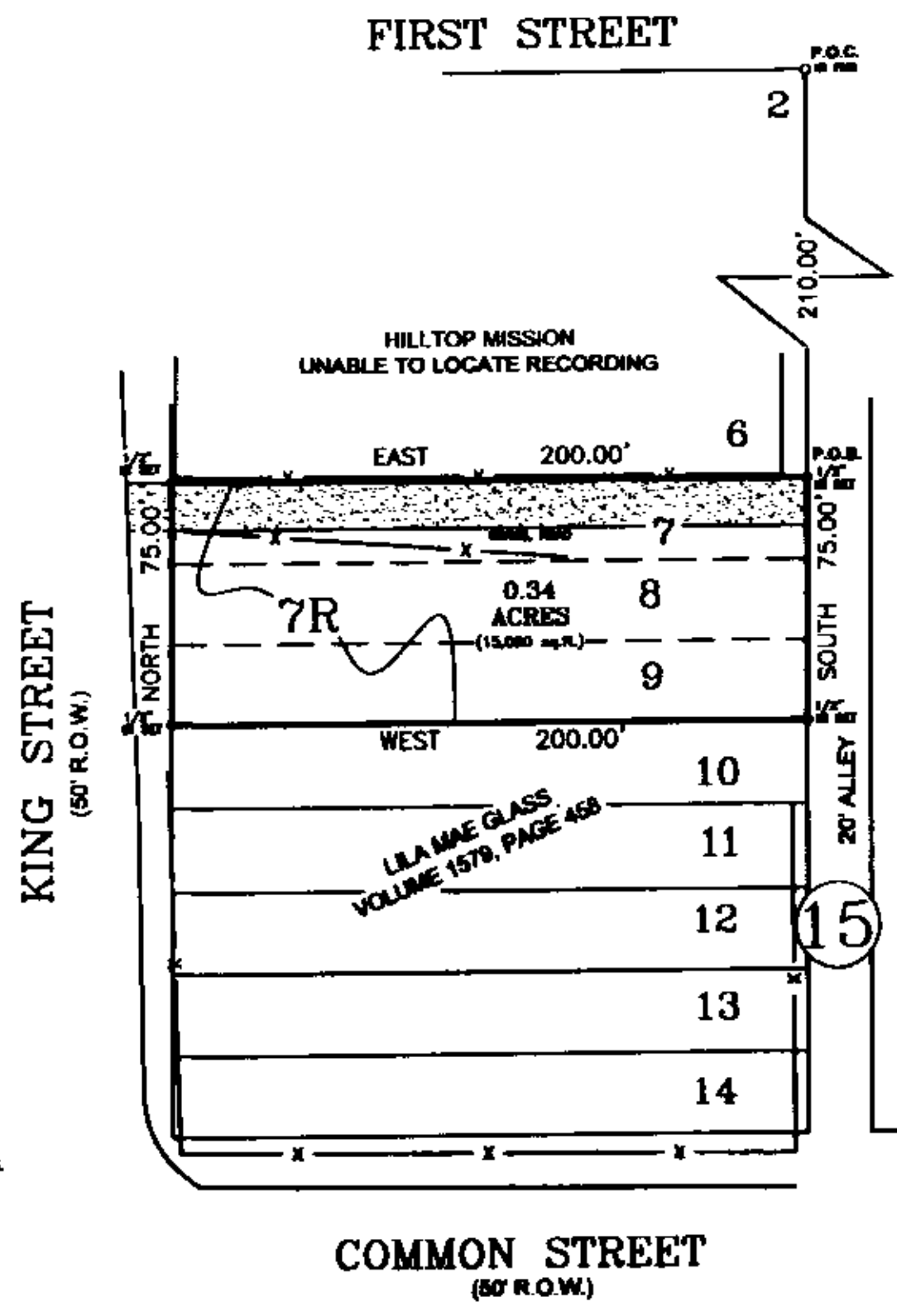
GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 9th day of August, 2006.  
*Laura Nichols*  
Notary Public in and for the State of Texas

Doc# 689381 Fees: \$68.00  
08/22/2006 8:55PM 8 Pages 1  
Filed & Recorded in Official Records of  
PARKER COUNTY, TEXAS  
TERMS: 08/22/2006 08:55PM 8 Pages 1

SCALE: 1" = 50'  
HARLAN LAND SURVEYING, INC.  
106 EUREKA STREET  
WEATHERFORD, TX 76086  
METRO(817)508-9700 (817)599-0880  
FAX: METRO(817) 341-2833

OWNER/DEVELOPER:  
ROBERT NEW  
915 EAST FIRST STREET  
WEATHERFORD, TEXAS 76086  
(817) 771-9334

NOTE:  
CURRENT ZONING IS "R-6.4" PER THE CITY OF WEATHERFORD.  
PROPOSED ZONING IS "R-6.4"  
1200 SQ. FT. RESIDENTIAL.



DEED RESTRICTION CERTIFICATION STATEMENT  
I hereby certify that the area of this plat does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than two residential units per lot.  
Owner: \_\_\_\_\_  
SWORN TO AND SUBSCRIBED before me this \_\_\_ day of \_\_\_\_\_, 2006.  
Notary Public in and for the State of Texas

THIS is to certify that I, David Harlan, Jr., a Registered Public Land Surveyor of the State of Texas, have plotted the above subdivision from an actual survey on the ground and all lot corners, angle points and points of curve are properly marked on-the-ground, and that this plat correctly represents that survey made by me under my supervision.



David Harlan, Jr.  
Registered Professional Land Surveyor, No. 2874  
FEBRUARY, 2008

NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL RESERVE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY FLOOD INSURANCE RATE MAP EFFECTIVE DATE: JANUARY 1, 1997 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

