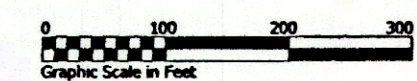


Curve	Length	Radius	Cen. Angle	Chord
C-1	25.67	50.00'	29°24'37"	N 49°34'26"W 25.38'
C-2	69.63	150.00'	26°35'42"	N 06°11'40"E 69.00'
C-3	69.63	150.00'	26°35'42"	S 83°48'20"E 69.00'
C-4	57.05	50.00'	65°22'32"	S 13°11'45"E 54.01'
C-5	44.70	50.00'	51°13'09"	S 71°29'36"E 43.22'
C-6	232.08	500.00'	26°35'42"	S 83°48'20"E 230.01'
C-7	95.35	250.00'	21°51'06"	S 86°10'38"E 94.77'

L-1	S 45°11'18"E	12.34'
L-2	N 42°49'20"E	15.30'
L-3	S 32°25'22"E	12.34'
L-4	S 59°34'00"E	15.30'
L-5	N 37°53'49"E	14.14'
L-6	S 52°06'11"E	14.14'
L-7	N 44°06'59"E	10.00'

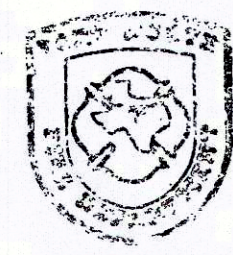
ACCT. NO: 15282
 SCH. DIST.: AL
 CITY: M-15
 MAP NO.:



DEVELOPMENT TABLE

Total Acreage	-	19.060 Acres
Total number of residential lots	-	99
Smallest residential lot	-	5,462 SF
Total ROW Dedication	-	209,039 SF (4.80 Ac)
Density	-	5.19 lots per acre

ABBREVIATIONS:
 U.E. = Utility Easement
 D.R.P.C.T. = Deed Records of Parker County, Texas
 W.W.M.E. = Wall and Wall Maintenance Easement
 P.H.O.A.-D.O.S. = Private Home Owners Association/Developer Owned and Maintained Open Space



This is to certify that I, Jason B. Rawlings, a Registered Professional Land Surveyor for the State of Texas, have planned the subdivision from an actual survey on the ground, and that this plat correctly represents that survey work by me and those under my supervision.

Jason B. Rawlings Date
 R. P. L. S. 5665



MILLER
Surveying, Inc.
 Commercial • Residential • Municipal
 430 Mid Cities Blvd. 817-577-1052
 Hurst, Texas 76054 Tel. SF No. 1010400
 MillerSurvey.net

CITY PLAN COMMISSION
 CITY OF FORT WORTH, TEXAS

THIS PLAT IS VALID ONLY IF RECORDED WITHIN NINETY (90) DAYS AFTER DATE OF APPROVAL.

PLAT APPROVAL DATE: 12-20-16

BY: [Signature] CHAIRMAN

BY: [Signature] SECRETARY

The Final Plat of
 Lots 33, Block 65; Lots 1 and 32, Block 66; Lots 1 and 26, Block 67; Lots 1 thru 13, Block 69; Lots 1 thru 42, Block 70; Lots 1 thru 25, Block 71; Lots 1 and 10 thru 19, Block 72; and Lots 19 thru 21, Block 73,

MORNINGSTAR

An Addition to
 PARKER COUNTY, TEXAS
 Consisting of 99 lots and being 19.060 acres of land out of the
 P. J. McClary Survey, Abstract No. 907

Prepared in June 2016
 20907.001-006.00
 SHEET ONE OF TWO