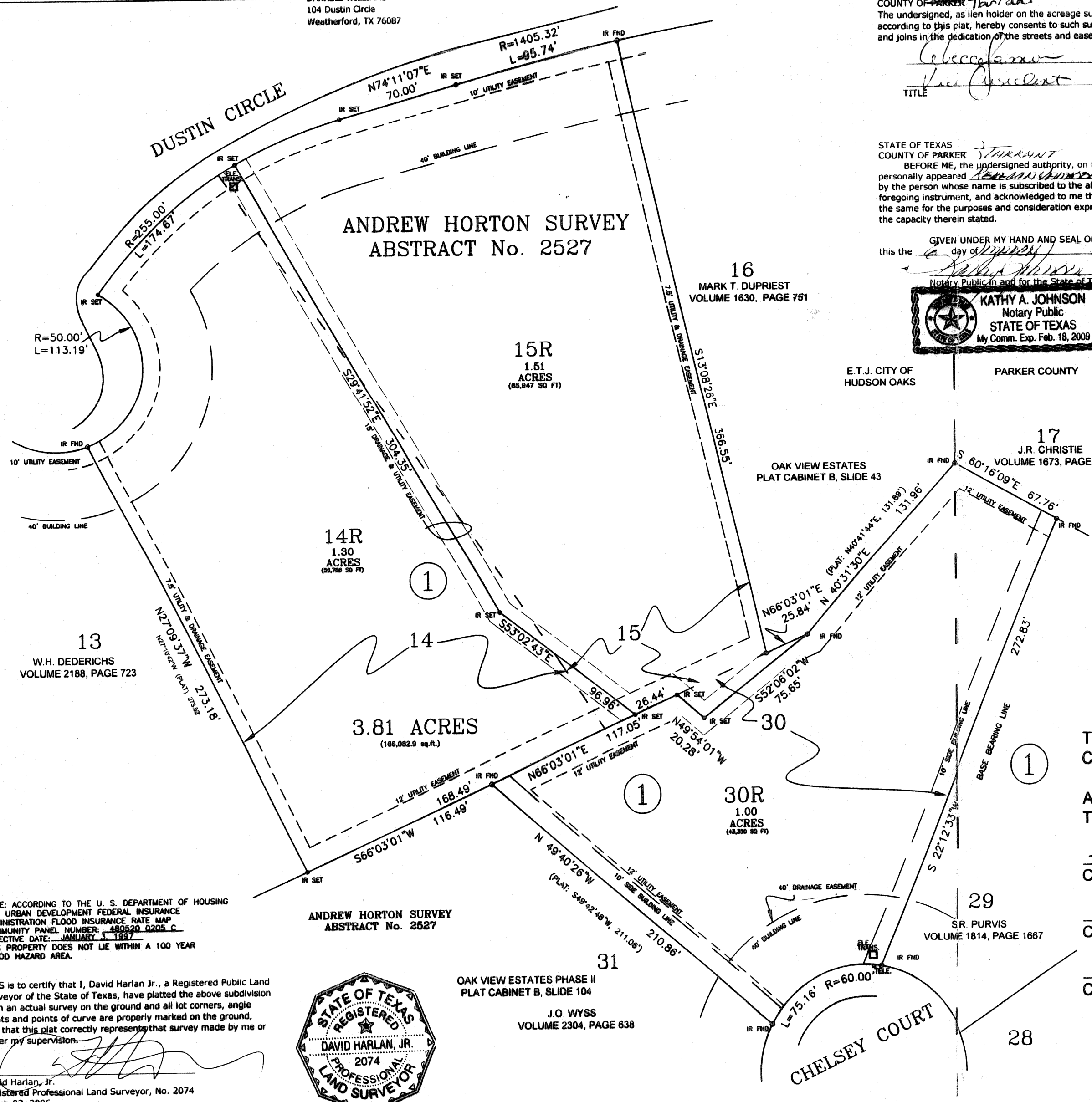


ACCT. NO.: 15880
 SCH. DIST.: AL
 CITY: CO
 MAP NO.: K.16

REPLAT
LOTS 14R, 15R, AND 30R, BLOCK 1
OAK VIEW ESTATES
AN ADDITION TO PARKER COUNTY, TEXAS
IN THE ANDREW HORTON SURVEY, ABSTRACT No. 2527
BEING A REPLAT OF LOTS 14 & 15, BLOCK 1, OAK VIEW ESTATES
AND LOT 30, BLOCK 1, OAK VIEW ESTATES, PHASE II
PARKER COUNTY, TEXAS

OWNER/DEVELOPER(S):
 JAQUELINE HENDERSON
 9017 Crosswind Drive
 Fort Worth, TX 76179
 817-845-0017

DARRELL WILLIAMS
 104 Dustin Circle
 Weatherford, TX 76087



STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES
 "There shall be provided at the intersections of all public streets, visibility triangles as required by County Statutes."
 NOTE: We do hereby waive all claims for damages against the County 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.

Doc# 588703
 Book 2415 Page 1225

PC C-384

STATE OF TEXAS)
 COUNTY OF PARKER)
 WHEREAS, JAQUELINE HENDERSON being the sole owner of Lot 15, Block 1, OAK VIEW ESTATES, an addition to the Parker County, Texas, according to the plat recorded in Plat Cabinet B, Slide 43, Parker County, Texas and Lot 30, Block 1, OAK VIEW ESTATES, PHASE II, an addition to Parker County, Texas, according to the plat recorded in Plat Cabinet B, Slide 104, Plat Records, Parker County, Texas and DARRELL G. WILLIAMS AND JOY E. WILLIAMS being the sole owners of Lot 14, Block 1, OAK VIEW ESTATES, an addition to the Parker County, Texas, according to the plat recorded in Plat Cabinet B, Slide 43, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found at the most southerly corner of said Lot 30 in the north right of way line of Chelsey Court;
 THENCE N 49°40'26" W, 210.86 feet to an iron rod found;
 THENCE S 66°03'01" W, 116.49 feet to an iron rod set;
 THENCE N 27°09'37" W, 273.18 feet to an iron rod found in the south right of way line of Dustin Circle in a non-tangent curve to the left with a radius of 50.00 feet and whose chord bears N 04°09'51" E, 90.52 feet;
 THENCE with the south right of way line of said Dustin Circle the following courses and distances:

With said curve to the left through a central angle of 114°35'30" and a distance of 113.19 feet to an iron rod set in a non-tangent curve to the right with a radius of 255.0 feet and whose chord bears N 54°33'42" E, 171.28 feet;
 With said curve to the right through a central angle of 22°28'08" and a distance of 174.67 feet to an iron rod set;
 N 74°11'07" E, 70.0 feet to an iron rod set at the beginning of a curve to the right with a radius of 1405.32 feet and whose chord bears N 76°08'13" E, 95.72 feet;
 With said curve to the right through a central angle of 04°04'37" and a distance of 95.74 feet to an iron rod found;
 THENCE S 13°08'26" E, 366.55 feet to an iron rod set;
 THENCE N 66°03'01" E, 25.84 feet to an iron rod found;
 THENCE N 40°31'30" E, 131.96 feet to an iron rod found;
 THENCE S 60°16'09" E, 67.76 feet to an iron rod found;
 THENCE S 22°12'33" W, 272.83 feet to an iron rod found in the north right of way line of Chelsey Court in a non-tangent curve to the left with a radius of 60.0 feet and whose chord bears S 63°24'09" W, 70.34 feet;
 THENCE with said curve to the left through a central angle of 95°29'35" and a distance of 75.16 feet to the POINT OF BEGINNING and containing 3.81 acres (166083 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT, JAQUELINE HENDERSON; DARRELL G. WILLIAMS AND JOY E. WILLIAMS do hereby adopt this plat designating the hereinabove described real property as LOTS 14R, 15R AND 30R, BLOCK 1, OAK VIEW ESTATES, AN ADDITION IN PARKER COUNTY, TEXAS Being a replat of Lots 14 and 15, Block 1, Oak View Estates and Lot 30, Block 1, Oak View Estates, Phase II, Parker County, Texas and does hereby dedicate to the public's use the streets, (alleys, parks) and easements shown thereon.

WITNESS my hand at Weatherford, Parker County, Texas this 6th day of March, 2006.
 Jaqueline Henderson
 Darrell G. Williams
 Joy E. Williams

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.

 TITLE _____

STATE OF TEXAS)
 COUNTY OF PARKER)
 BEFORE ME, the undersigned authority, on this day personally appeared Jaqueline Henderson, known to me by 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 consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 6th day of March, 2006.

 Notary Public in and for the State of Texas
KATHY A. JOHNSON
 Notary Public
 STATE OF TEXAS
 My Comm. Exp. Feb. 18, 2009

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.

 TITLE _____

STATE OF TEXAS)
 COUNTY OF PARKER)
 BEFORE ME, the undersigned authority, on this day personally appeared Darrell G. Williams, known to me by 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 consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 6th day of March, 2006.

 Notary Public in and for the State of Texas

 My Comm. Expires 02-11-2008

THE STATE OF TEXAS)
 COUNTY OF PARKER)
 I, _____, being the dedicator and developers of the attached plat of said subdivision, do hereby certify that it is within the Extra-Territorial Jurisdiction of the City of Hudson Oaks, Parker County, Texas.

 City Engineer

 City Secretary

STATE OF TEXAS)
 COUNTY OF PARKER)
 BEFORE ME, the undersigned authority, on this day personally appeared Jaqueline Henderson, known to me by 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 consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 6th day of March, 2006.

 Notary Public in and for the State of Texas
Jennifer Massey
 Notary Public
 STATE OF TEXAS
 My Comm. Exp. Feb. 1, 2010

STATE OF TEXAS)
 COUNTY OF PARKER)
 BEFORE ME, the undersigned authority, on this day personally appeared Joy E. Williams, known to me by 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 consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 6th day of March, 2006.

 Notary Public in and for the State of Texas
Jennifer Massey
 Notary Public
 STATE OF TEXAS
 My Comm. Exp. Feb. 1, 2010

THE STATE OF TEXAS)
 COUNTY OF PARKER)
 APPROVED by the Commissioners Court of Parker County Texas, this 8th day of March, 2006.
 - Absent -
 County Judge

 Commissioner Precinct #1

 Commissioner Precinct #2

 Commissioner Precinct #3

 Commissioner Precinct #4

STATE OF TEXAS)
 COUNTY OF PARKER)
 BEFORE ME, the undersigned authority, on this day personally appeared Darrell G. Williams, known to me by 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 consideration expressed and in the capacity therein stated.

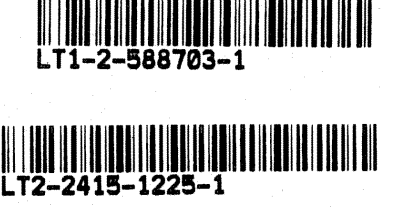
GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 6th day of March, 2006.

 Notary Public in and for the State of Texas
Jennifer Massey
 Notary Public
 STATE OF TEXAS
 My Comm. Exp. Feb. 1, 2010

NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 48050 0208 C EFFECTIVE DATE: JANUARY 3, 1997 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.
 THIS is to certify that I, David Harlan Jr., a Registered Public Land Surveyor of the State of Texas, have platted 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 or under my supervision.
 David Harlan, Jr.
 Registered Professional Land Surveyor, No. 2074
 March 03, 2006



OAK VIEW ESTATES PHASE II
 PLAT CABINET B, SLIDE 104
 J.O. WYSS
 VOLUME 2304, PAGE 638



Doc# 588703 Fees: \$66.00
 03/08/2006 2:59PM # Pages 1
 Filed & Recorded in Official Records of
 PARKER COUNTY, TEXAS

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

