

POINT OF BEGINNING

MIDWAY ROAD

(R.O.W. VARIES) EAST 1321.84'

20'x20' P.O.S.E. TYP. AT ALL STREET INTERSECTIONS (SEE NOTE)

1/2" IRON FOUND

CENTERLINE ROAD

Final Plat
Lots 1-133

OUTBACK ACRES PHASE III
Parker County, Texas

Being a Private Subdivision
and
Being 161.715 Acres Situated
In The
E.S. AMMONS SURVEY, Abst. No. 7
and the
T. & P. RR. CO. SURVEY, Abst. No. 1426
Parker County, Texas

RECEIVED AND FILED
FOR RECORD
12:40 O'Clock

APR 26 2008

OUTBACK ACRES
PHASE I
P.C. B. S. 352

Jeane Brunson, Co. Clerk
PARKER COUNTY, TEXAS



Note: The 100 year flood hazard areas according to the U.S. Department of Housing and Urban Development Federal Insurance Administration Flood Insurance Rate Map Community Panel Number 4820 520 0075 B, effective September 27, 1991 and Community Panel Number 4820 520 0150 C, effective January 3, 1997, are contained within the drainage easements shown herein.

I CERTIFY THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SURVEY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION, UPON COMPLETION OF CONSTRUCTION, 1/2" IRONS SHALL BE SET AT ALL CORNERS EXCEPT AS NOTED.

Brent A. Mizell
BRENT A. MIZELL
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1967
MARCH 3, 2000

This property is not located within any city's e.t.j.

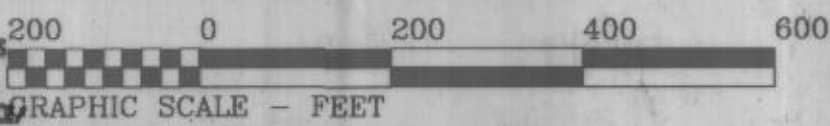
Note:
Inside each lot there shall be a 7.5' wide utility easement adjacent to all side and rear lot lines and a 20' wide utility easement adjacent to the front lot line.

PUBLIC OPEN SPACE EASEMENT

PUBLIC OPEN SPACE EASEMENT NOTE:

NO STRUCTURE, OBJECT OR PLANT OF ANY TYPE EXCEEDING 24" IN HEIGHT ABOVE THE GROUND LINE, INCLUDING BUT NOT LIMITED TO BUILDING, FENCES, WALLS, SIGNS, TREES, SHRUBS, CARS, TRUCKS, ETC. MAY HEREAFTER BE PLACED OR CONSTRUCTED WITHIN THE OPEN SPACE EASEMENTS AS SHOWN ON THIS PLAT.

ANY PROMISE HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.



E.S. AMMONS SURVEY
ABST. NO. 7

OUTBACK ACRES
PHASE II
P.C. B. S. 410

EAST 1341.17'

OAKLEY CIRCLE (PRIVATE STREET)

T. & P. RR. CO. SURVEY
ABST. NO. 1426

TOOWOOMBA LANE (PRIVATE STREET)

TOOWOOMBA LANE (PRIVATE STREET)

S 89°54'15" W 2052.61'

VIRGINIA CORINE MITCHELL
V. 1568, P. 366

FOX HILL ADDITION
P.C. A, S. 101

MIZELL LAND SURVEYING, INC.
513 NORTH 1187, SUITE 5
ALEDO, TEXAS 76008
(817) 441-6199 (817) 598-1284

THIS PLAT RECORDED IN PLAT CABINET SLIDE DATE

SHEET 1 OF 3

00081FP AES