

**LEGEND**

○	CAPPED I.R. SET
◐	CONTROLLING MON.
□	FENCE CORNER
●	IRON ROD END.
×	"X" IN CONC.

CIRS- 1/2" IRON ROD WITH PLASTIC CAP STAMPED "RPLS 4818" SET

B.L.- BUILDING LINE SETBACK

U.E.- UTILITY EASEMENT

R.O.W.- RIGHT OF WAY

D.E.- DRAINAGE EASEMENT

APPROXIMATE LOCATION OF EXISTING 100 YEAR FLOOD PLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBERS 48367C0175E & 48367C200E DATED SEPT. 26, 2008

RAM DEVELOPMENT TRACT 2 INST. # 202005494 D.R.P.C.T.

HENRIETTA WHITTEN SURVEY A-1672

JAS WITCHER SURVEY A-1644

RAM DEVELOPMENT TRACT 2 INST. # 202005494 D.R.P.C.T.

APPROXIMATE LOCATION OF EXISTING 100 YEAR FLOOD PLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBERS 48367C0175E & 48367C200E DATED SEPT. 26, 2008

M.E.P. & P. RR CO. SURVEY #40 A-2574

T. GUTTERY SURVEY A-516

LOT 13 IMPERIAL MAMMOTH VALLEY ESTATES CAB. B. SL. 397 P.R.P.C.T.

TUSK COURT 60' R.O.W.

LOT 7A IMPERIAL MAMMOTH VALLEY ESTATES CAB. B. SL. 397 P.R.P.C.T.

LOT 7B IMPERIAL MAMMOTH VALLEY ESTATES CAB. B. SL. 397 P.R.P.C.T.

IMPERIAL MAMMOTH VALLEY LAN 60' R.O.W.

LOT 1A IMPERIAL MAMMOTH VALLEY ESTATES CAB. B. SL. 397 P.R.P.C.T.

LOT 1B IMPERIAL MAMMOTH VALLEY ESTATES CAB. B. SL. 397 P.R.P.C.T.

RAM DEVELOPMENT TRACT 1 INST. # 202005494 D.R.P.C.T.

RAM DEVELOPMENT TRACT 1 INST. # 202005494 D.R.P.C.T.

BLOCK 1

14.617 ACRES 636725 sq ft

4 2.103 ACRES 91620 sq ft MIN. FF.- 838.94'

3 2.613 ACRES 113817 sq ft MIN. FF.- 841.20'

2 2.662 ACRES 115940 sq ft MIN. FF.- 845.16'

1 2.716 ACRES 118327 sq ft MIN. FF.- 850.57'

Lot 17 Blue Quail Valley CAB. B. SL. 58 P.R.P.C.T.

ROBERT B. AND CHRISTI C. DAWS VOL. 2732, PG. 1993 D.R.P.C.T.

**FINAL PLAT SHOWING**  
**SILVER SAGE FARMS**  
**PHASE 1**

LOTS 1-6, BLOCK 1

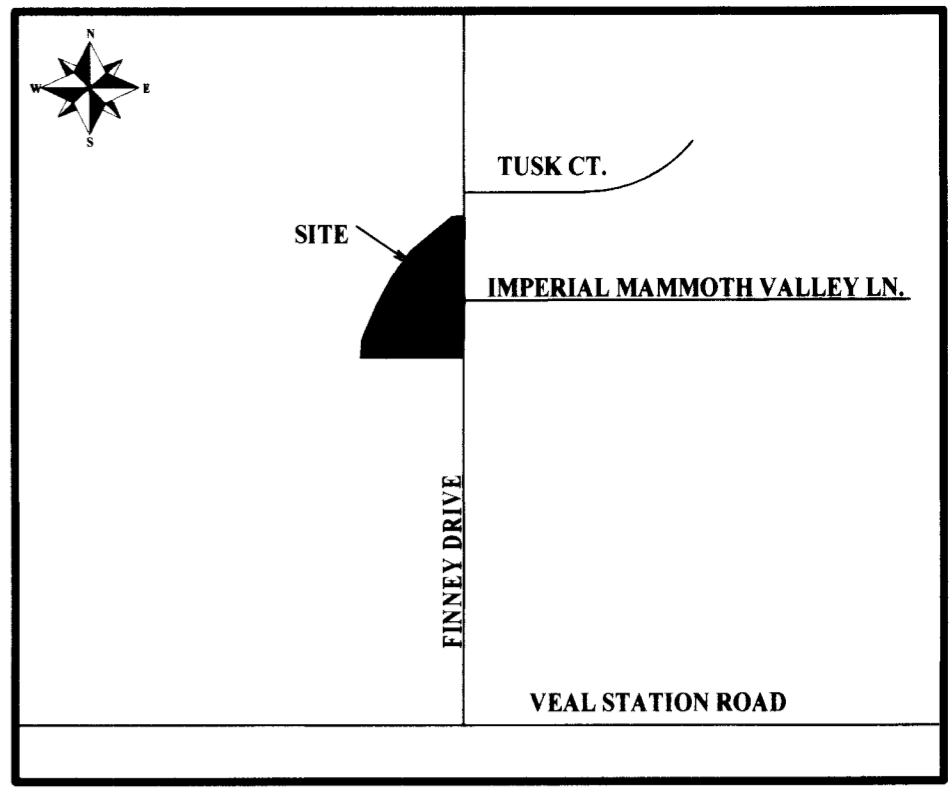
BEING A PLAT OF 14.617 ACRES OUT OF THE RAM DEVELOPMENT TRACT 1, RECORDED IN INSTRUMENT NUMBER 202005494, D.R.P.C.T. AND BEING OUT OF THE JAS WITCHER SURVEY, ABSTRACT NUMBER 1644, AND THE HENRIETTA WHITTEN SURVEY, ABSTRACT NUMBER 1672 SITUATED IN PARKER COUNTY, TEXAS

**BOUNDARY LINE TABLE**

Id	Bearing	Distance
L1	S 89°14'02" E	25.45'

**EASEMENT LINE TABLE**

Id	Bearing	Distance
EL1	N 89°33'04" W	669.65'
EL2	N 57°35'09" W	146.29'
EL3	N 00°19'52" W	23.78'
EL4	S 57°35'09" E	153.43'
EL5	S 89°33'04" E	663.92'
EL6	S 00°26'56" W	20.00'



VICINITY MAP NOT TO SCALE

**Notes:**

- The bearings for this property exhibit are based on the Texas State Plane Coordinate System, Texas North Central Zone (4202), North American Datum 1983, as derived from static observations using NOAA/NGS OPUS calculations performed on October 1, 2020.
- A portion of the property depicted on this survey lies within an existing 100 year flood plain as shown on the FLOOD INSURANCE RATE MAP for Parker County, and Incorporated areas, Community Map No. 48367C0175E & 48367C200E, Rev. SEPT. 26, 2008
- This property is not within the extra-territorial jurisdiction of any city or county.
- All on-site sewage disposal systems shall comply with state and local requirements
- Water will be supplied by Walnut Creek Special Utility District.

**OWNER**  
RAM DEVELOPMENT COMPANY  
5816 BOAT CLUB DR  
FORT WORTH, TX 76179  
MEARL MCBEE  
817-480-5256

**ENGINEER:**  
SHIELD ENGINEERING GROUP, CFM  
1600 W. 7TH ST. SUITE 200  
FORT WORTH, TX 76102  
KEVIN GLAUB  
(682) 207-5955

**SURVEYOR:**  
WHITFIELD HALL SURVEYORS  
REGISTERED PROFESSIONAL LAND SURVEYORS  
3559 WILLIAMS ROAD, SUITE 107  
FORT WORTH, TEXAS 76116  
JOHNNY WILLIAMS  
(817) 560-2916

**E 708**