

*Handwritten initials*

STATE OF TEXAS  
COUNTY OF PARKER

WHEREAS, LINDA S. TINGLE AND HUSBAND, CHARLES LEWIS TINGLE BEING THE OWNERS OF A CERTAIN 9.074 ACRES (395.246 ± SQ. FT.) TRACT OF LAND OUT OF THE D. HARRY SURVEY, ABSTRACT NO. 627, PARKER COUNTY, TEXAS; BEING ALL OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN VOLUME 1926, PAGE 497, OFFICIAL PUBLIC RECORDS, PARKER COUNTY, TEXAS; BEING FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A FOUND 1/2" IRON ROD IN THE CALLED NORTH LINE OF GREENWOOD ROAD (A PAVED SURFACE) AND AT THE SOUTHWEST CORNER OF A TRACT OF LAND AS RECORDED IN DOC. NO. 20174107, O.R.P.C.T. FOR THE SOUTHEAST AND BEGINNING CORNER OF THIS TRACT. WHENCE THE NORTHWEST CORNER OF THE D. HARRY SURVEY ABSTRACT NO. 627 BEARS N 25°07'31" W 3083.15 FEET.

THENCE N 89°44'20" W ALONG THE NORTH LINE OF SAID GREENWOOD ROAD PASSING A SET 1/2" CAPPED IRON ROD (TEXAS SURVEYING INC.), AT 175.00 FEET AND IN ALL 651.31 FEET TO A FOUND 1/2" IRON ROD AT THE SOUTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN V. 1172, P. 1163, O.R.P.C.T. FOR THE SOUTHWEST CORNER OF THIS TRACT.

THENCE N 00°54'43" W 598.23 FEET TO A FOUND 1/2" IRON ROD IN THE SOUTH LINE OF LOT 7, OAKVIEW SUBDIVISION, V. 363A, P. 34 P.R.P.C.T. AT THE NORTHEAST CORNER OF SAID V. 1172, P. 1163 FOR THE NORTHWEST CORNER OF THIS TRACT.

THENCE S 89°39'06" E ALONG THE SOUTH LINE OF SAID OAKVIEW SUBDIVISION AT 5108 FEET PASSING A FOUND 1/2" IRON ROD AT THE COMMON SOUTH CORNER OF SAID LOT 7 AND LOT 8, AND AT 430.70 FEET PASSING A SET 1/2" IRON ROD (TEXAS SURVEYING INC.) AND IN ALL 671.46 FEET TO A FOUND 1/2" IRON ROD IN THE WEST LINE OF SAID DOC. NO. 20174107, FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE S 01°04'07" W 597.15 FEET TO THE POINT OF BEGINNING.

**SURVEYORS CERTIFICATE**

KNOW ALL MEN BY THESE PRESENTS:

THAT I, KYLE RUCKER, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON AS "SET" WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF WEATHERFORD.

*Kyle Rucker*  
KYLE RUCKER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6444.  
TEXAS SURVEYING, INC. - WEATHERFORD BRANCH  
110 PALO PINTO STREET, WEATHERFORD, TEXAS 76086  
WEATHERFORD@TXSURVEYING.COM - 817-594-0400  
FIELD DATE OCTOBER 2017 - JN101818P.



NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, LINDA S. TINGLE AND HUSBAND, CHARLES LEWIS TINGLE, ACTING HEREIN DO(ES) HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN ABOVE DESCRIBED PROPERTY AS LOTS 1 & 2, BLOCK 1 TINGLE ADDITION, AN ADDITION TO THE E.T.J. OF THE CITY OF WEATHERFORD, TEXAS, AND DO(ES) HEREBY DEDICATE 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 USE THEREOF. THE 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 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.

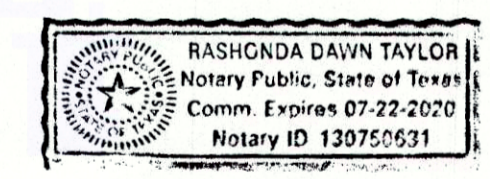
WITNESS MY HAND, THIS THE 25th DAY OF January, 2018.

*Linda S. Tingle*  
NAME/TITLE

*Charles Lewis Tingle*  
NAME/TITLE

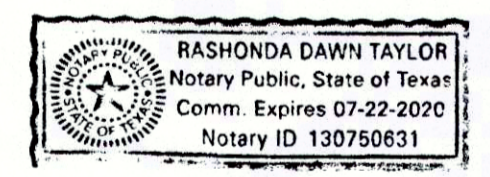
STATE OF TEXAS  
COUNTY OF Parker

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED *Linda S. Tingle*, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE AND 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 25th DAY OF January, 2018.  
*Rashonda Dawn Taylor*  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



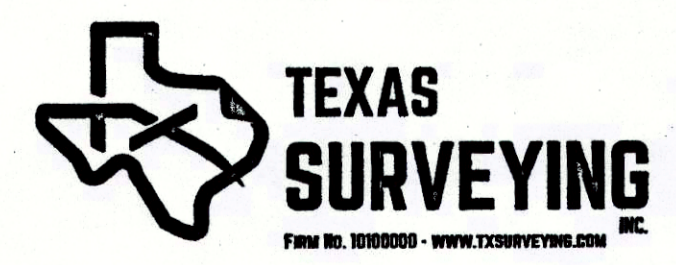
STATE OF TEXAS  
COUNTY OF Parker

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED *Charles Lewis Tingle*, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE AND 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 25th DAY OF January, 2018.  
*Rashonda Dawn Taylor*  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

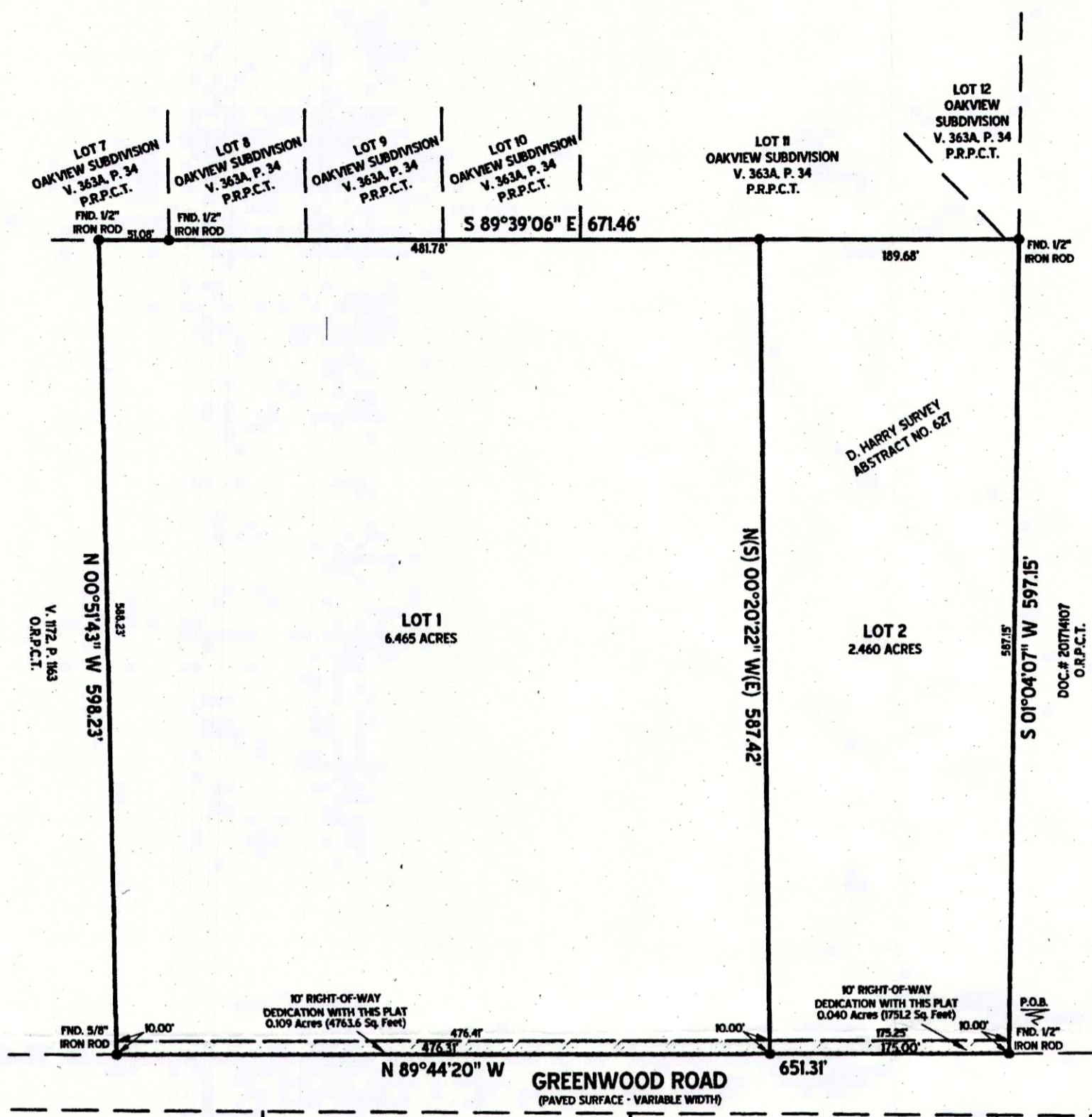


ACCT. NO.: 18451  
SCH. DIST.: WF  
CITY: F-15  
MAP NO.:

**MINOR PLAT**  
**LOTS 1 & 2, BLOCK 1**  
**TINGLE ADDITION**  
BEING 9.074 ACRES, OUT OF THE D. HARRY SURVEY, ABSTRACT NO. 627, LOCATED WITHIN THE E.T.J. OF THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS.  
DECEMBER 2017



*Handwritten:* 20627.001.004.00  
20627.001.004.50



ES:  
THE TIME OF THIS PLAT, THIS TRACT APPEARS TO BE LOCATED WITHIN OTHER AREAS, ZONE "X" - AS DETERMINED TO BE LOCATED OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAN ACCORDING TO THE F.L.R.M. COMMUNITY PANEL 48367C0265E, DATED SEPTEMBER 26, 2008.

OPTION TO THE WMC § 11.24 (1)(2) APPROVED WITH APPROVAL OF THIS PLAT ARE AS FOLLOWS: CORNERS ARE SET 1/2" IRON RODS (CAPPED - TEXAS SURVEYING, INC.) UNLESS OTHERWISE NOTED.

NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF ORDINANCE AND STATE LAW, AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND DRIVING PERMITS.

UTILITY EASEMENTS MAY BE USED FOR THE MUTUAL USE AND ACCOMMODATION OF ALL PUBLIC UTILITIES, SAID USE BY PUBLIC UTILITIES BEING SUBORDINATE TO THE PUBLIC'S AND THE 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 BUILDING, 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 AND EASEMENT. 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, WITHOUT THE NECESSITY AT ANY TIME PROCURING PERMISSION FROM ANYONE.

GROUND UTILITIES WERE NOT LOCATED DURING THIS SURVEY. CALL 1-800-DIG-TESS AND/OR UTILITY PROVIDERS BEFORE EXCAVATION OR CONSTRUCTION.

ABSTRACT OF TITLE OR TITLE COMMITMENT WAS PROVIDED TO THIS SURVEYOR. RECORD SEARCH DONE BY THIS SURVEYOR WAS MADE ONLY FOR THE PURPOSE OF DETERMINING THE BOUNDARY OF THIS PROPERTY AND OF THE ADJOINING PARCELS. RECORD DOCUMENTS OTHER THAN THOSE SHOWN ON THIS PLAT MAY EXIST AND ENCLUMBER THIS PROPERTY.

BEFORE CONSTRUCTION PLEASE CONSULT ALL APPLICABLE GOVERNING ENTITIES REGARDING RULES AND REGULATIONS, THAT MAY AFFECT CONSTRUCTION ON THIS PROPERTY.

MEASUREMENTS DERIVED FROM G.P.S. OBSERVATIONS PERFORMED BY TEXAS SURVEYING, INC. AND ADJUSTED TO THE NAD 83, TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202, (GRID).

THE TIME OF THIS PLAT, THIS PROPERTY IS LOCATED WITHIN THE E.T.J. OF THE CITY OF WEATHERFORD.

THIS PROPERTY IS SUBJECT TO THE CITY OF WEATHERFORD'S "MASTER THOROUGHFARE PLAN" AND IS SUBJECT TO FUTURE RIGHT-OF-WAY EXPANSION BY THE CITY OF WEATHERFORD. PLEASE REFER TO THE CITY OF WEATHERFORD'S "MASTER THOROUGHFARE PLAN" FOR POTENTIAL CHANGES AND FOR FURTHER INFORMATION.

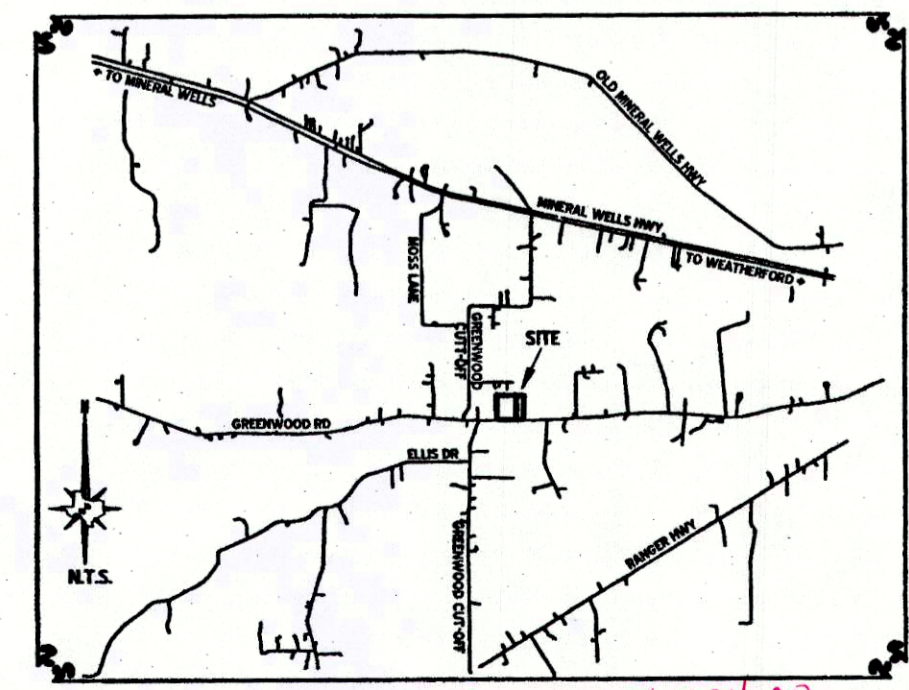
STATE OF TEXAS  
COUNTY OF PARKER  
APPROVED BY THE CITY OF WEATHERFORD FOR FILING AT THE OFFICE OF THE COUNTY CLERK, PARKER COUNTY, TEXAS.

RECOMMENDED BY:  
*[Signature]*  
PLANNER  
DATE OF RECOMMENDATION: January 26, 2018

APPROVED BY:  
*[Signature]*  
CITY MANAGER  
DATE OF APPROVAL: 1-26-2018

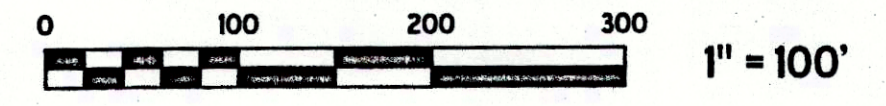
ATTEST:  
*[Signature]*  
SECRETARY  
DATE: 1-26-2018

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS  
*Jeanne Brunson*  
201801963  
01/26/2018 04:01 PM  
Fee: 78.00  
Jeanne Brunson, County Clerk  
Parker County, Texas  
PLAT



SURVEYOR: KYLE RUCKER, R.P.L.S.  
110 PALO PINTO STREET, WEATHERFORD, TX 76086  
817-594-0400

OWNER/DEVELOPER: LINDA S. TINGLE AND HUSBAND, CHARLES LEWIS TINGLE  
3100 GREENWOOD ROAD  
WEATHERFORD, TX 76086  
817-614-1061



*Handwritten:* E 30