

Note: According to the Flood Insurance Rate Map of Tarrant County, Texas and Incorporated Areas, Community-Panel Number 46439C-0118-B, Effective Dated August 2, 1996, this lot is in Zone X and is not in an area inundated by the 100 year flood.

CITY OF AZLE, TEXAS
PLANNING AND ZONING COMMISSION
PLAT APPROVAL DATE June 8, 1998
BY Hans Zurb CHAIRMAN
BY Karen Passmore SECRETARY

CITY OF AZLE, TEXAS
CITY COUNCIL
PLAT APPROVAL DATE July 7, 1998
BY Shirley Bradley MAYOR
BY Kim Shelton SECRETARY

PC B 330
344420

STATE OF TEXAS COUNTY OF PARKER
I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of Parker County as stamped hereon by me.
RECORDED SEP 04 1998

SEAL
Jeane Brunson
COUNTY CLERK

RECEIVED AND FILED FOR RECORD
2:00 O'CLOCK P.M.
SEP 04 1998
Jeane Brunson, Co. Clerk
PARKER COUNTY, TEXAS
By Kim Shelton Deputy

DEDICATION
STATE OF TEXAS
COUNTY OF
WHEREAS I, Cheryl O. Anderson, of 705 Boyd Road, Azle, Texas 76020, being the owner of a tract of land situated in the T. & P. RR. Co. Survey, Section Number 7, Abstract Number 1431, Parker County, Texas and being that same tract of land recorded in Volume 1744, Page 1280, Deed Records, Tarrant County, Texas and being further described by metes and bounds as follows:

BEGINNING at a 1/2" Rebar Rod set at the Southeast corner of Lot 1, Block 1, Collier's Addition, to the City of Azle, Tarrant County, Texas, according to the plat recorded in Plat Cabinet B, Slide 1053, Plat Records, Tarrant County, Texas, said Rod also being at the Northeast corner of said Anderson tract, said Rod also being in the new West line of Boyd Road, (F. M. 730), right of way varies, recorded in Volume 10896, Page 1234, Deed Records, Tarrant County, Texas, said Rod also being by deed call S.89°25'11"E., 14.43 feet from the Northeast corner of said Rogers tract, from which a Texas Department of Transportation Highway Monument bears N.00°16'00"E., 105.03 feet;

THENCE S.00°16'00"W., (Base Bearing), 104.20 feet along the new West line of said Boyd Road to a 1/2" Rebar Rod set, said Rod also being in the Southeast corner of said Anderson tract, said Rod also being in the North line of Lot 6, Block 3 F. D. WHITE ADDITION, an addition to the city of Azle, Tarrant County, Texas according to the plat recorded in Plat Cabinet B, Slide 109, P.R.T.C.T., from which a Texas Department of Transportation Highway Monument bears S.00°16'00"W., 208.60 feet;

THENCE N.89°39'52"W., 610.31 feet along the North line of said Lot 6 tract and along the South line of said Anderson tract to a 5/8" Rebar Rod found at the Southwest corner of said Anderson tract, said Rod also being at the Northwest corner of said Lot 6, said Rod also being in the East line of Lot 3, Block 3, F. D. White Addition, to the City of Azle, Parker County, Texas, according to the plat recorded in Volume 359-A, Page 27, Plat Records, Parker County, Texas, from which a 1/2" Rebar Rod found bears S.00°35'44"E., 127.34 feet;

THENCE N.00°04'29"W., 104.45 feet along the West line of said Anderson tract, and along the East line of said Lot 3, and along the East line of Lot 2, Block 3, of said F. D. White Addition to a 1/2" Rebar Rod found at the Northwest corner of said Anderson tract, said Rod also being at the Southwest corner of said Lot 1, Block 1, Collier's Addition;

THENCE S.89°38'29"E., 610.94 feet along the South line of said Lot 1, Block 1, Collier's Addition, and along the North line of said Anderson tract to the POINT OF BEGINNING and containing 1.46 Acres of land more or less.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:
That I, Cheryl O. Anderson, do hereby adopt this plat as Lot 1, Block 1, Anderson Addition to the City of Azle, Parker and Tarrant County, Texas, and do hereby dedicate to the publics use forever the streets and easements shown thereon.

That I, Cheryl O. Anderson, my successors, and assigns agree to pay for the installation and construction of all curbs, gutters and sidewalks located in the subdivision side of all streets forming a boundary of the subdivision which have not been installed at the time of the approval of this plat.

WITNESS MY HAND AT TARRANT COUNTY, TEXAS, the 13th day of August 1998.

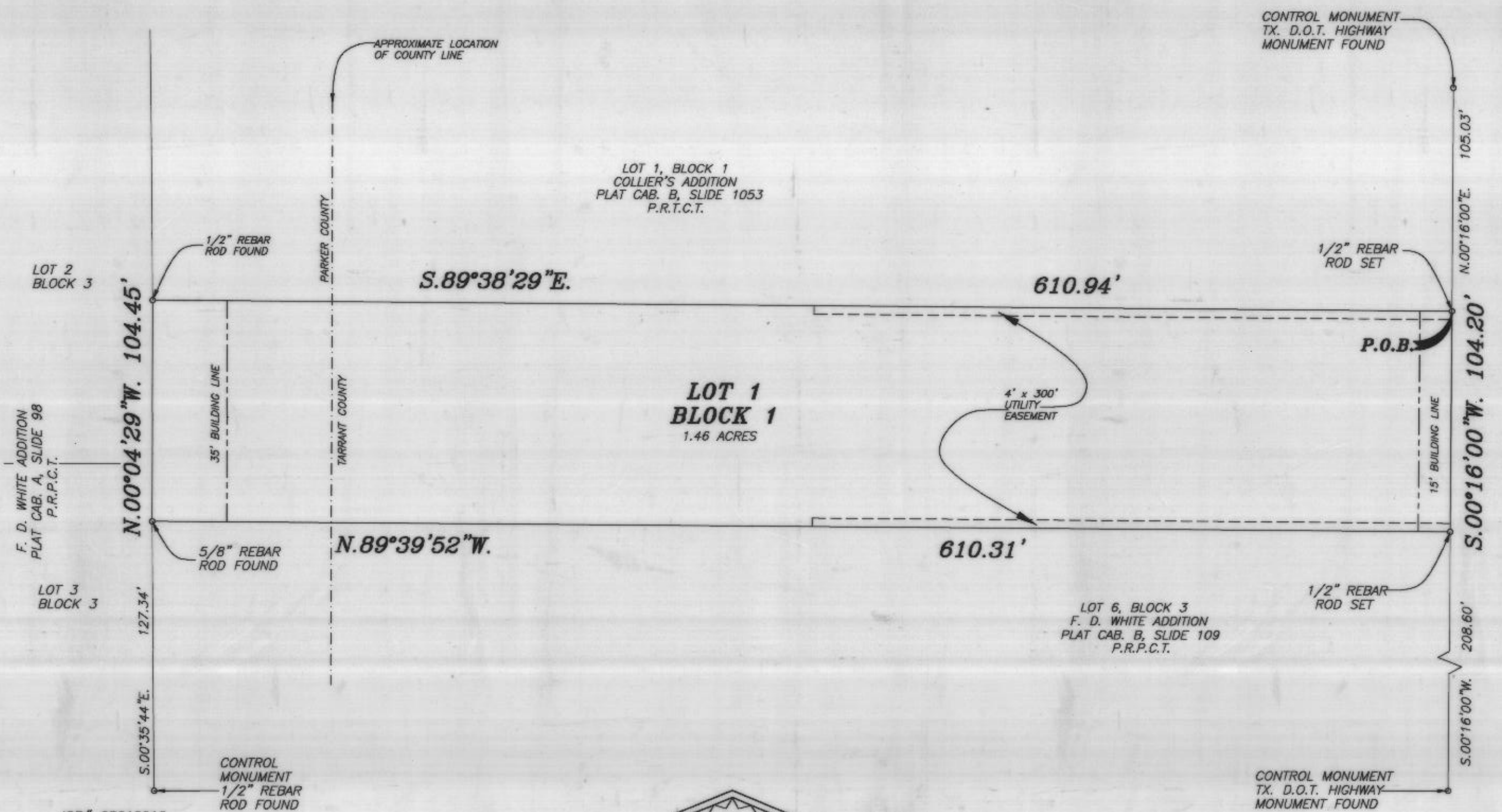
BY: Cheryl O. Anderson
Cheryl O. Anderson

STATE OF TEXAS
COUNTY OF
This instrument was acknowledged before me on August 13 1998, by Cheryl O. Anderson.

Kim Shelton
Notary Public



11/3/2000
Date My Commission Expires



TX. D.O.T., RECORDED IN VOLUME 10896, PAGE 1234, D.R.T.C.T.
BOYD ROAD (F.M. 730)
ASPHALT PAVEMENT RIGHT OF WAY VARIES



I, Lonnie Reed, Registered Professional Land Surveyor, hereby certify that this sketch represents a survey made on the ground under my supervision.

Lonnie Reed
LONNIE REED
Registered Professional Land Surveyor
Texas Registration Number 4277
6-9-98
DATE

JOB# 98010010
TRI SURVEYING
COUNTIES
150 W. MAIN ST. AZLE, TEXAS 76020
817/444-2355 FAX: 444-4387

PLAT SHOWING
**LOT 1, BLOCK 1
ANDERSON ADDITION**
BEING 1.46 ACRES OF LAND OUT OF THE
T. & P. RR. Co. SURVEY, A-1431
PARKER AND TARRANT COUNTIES,
TEXAS