

CITY APPROVAL OF CONSTRUCTION PLAT

Approved for preparation of final plat following construction of all public improvements (or appropriate surties thereof) necessary for the subdivision shown on this plat.

RECOMMENDED BY: Planning and Zoning Commission
City of Weatherford, Texas

Signature of Chairperson: Jan C. Shively Date of Recommendation: 2-14-07

APPROVED BY: City Council
City of Weatherford, Texas

Signature of Mayor: Joe M. Lujan Date of Approval: 2-14-07

ATTEST: Angela White Date: 2-14-07
City Secretary

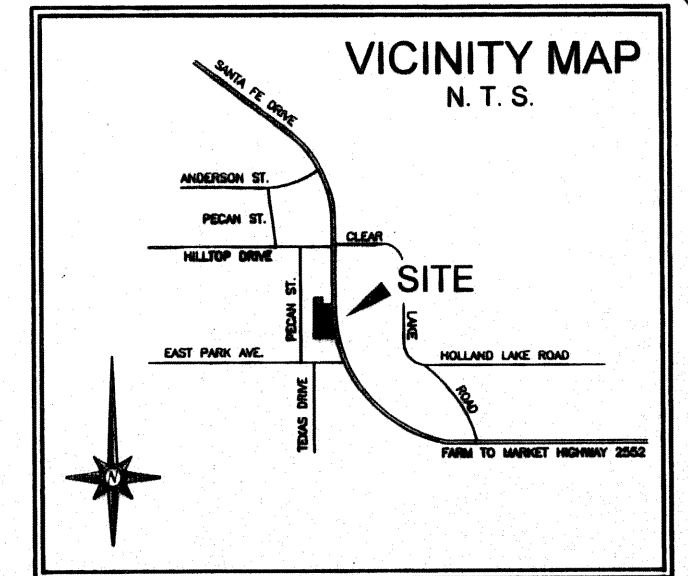
FINAL PLAT

**LOT 2A1 and LOT 2A2, BLOCK 12
COLLEGE PARK ADDITION
AN ADDITION TO THE CITY OF WEATHERFORD
PARKER COUNTY, TEXAS**
Being a replat of Lot 2A, Block 12, College Park Addition
an addition to the City of Weatherford
Parker County, Texas

Doc# 633420
Book 2523 Page 1115

Doc# 633420 Fees: \$66.00
03/28/2007 9:17AM # Pages 1
Filed & Recorded in Official Records of
PARKER COUNTY, TEXAS
TCONE ADMINISTRATION COUNTY CLERK

C 546



ACCT. NO.: 11380
SCH. DIST.: WE
CITY: WE
MAP NO.: H-16

OWNERS:
American State Bank
Tom Allen - 806-741-2530
1401 Avenue Q
Lubbock, TX 79401
Weatherford location contact:
Brad Wilkerson - 817-594-0533
1300 Santa Fe Drive
Weatherford, TX 76086

STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES

"There shall be provided at the intersections of all public streets, visibility triangles as required by Section 8.7 of the Subdivision Ordinance of the City."

NOTE: We do hereby waive all claims for damages against the City 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.

ALL BUILDING SET BACK LINES SHALL CONFORM TO CURRENT ZONING ORDINANCES OF THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

DEED RESTRICTION CERTIFICATION STATEMENT

I hereby certify that the area of this plat does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than two residential units per lot.

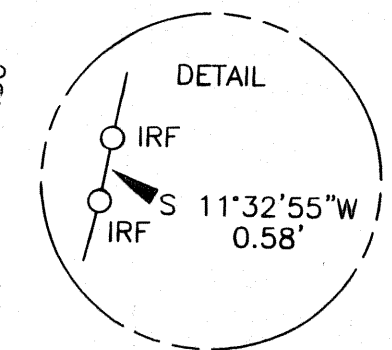
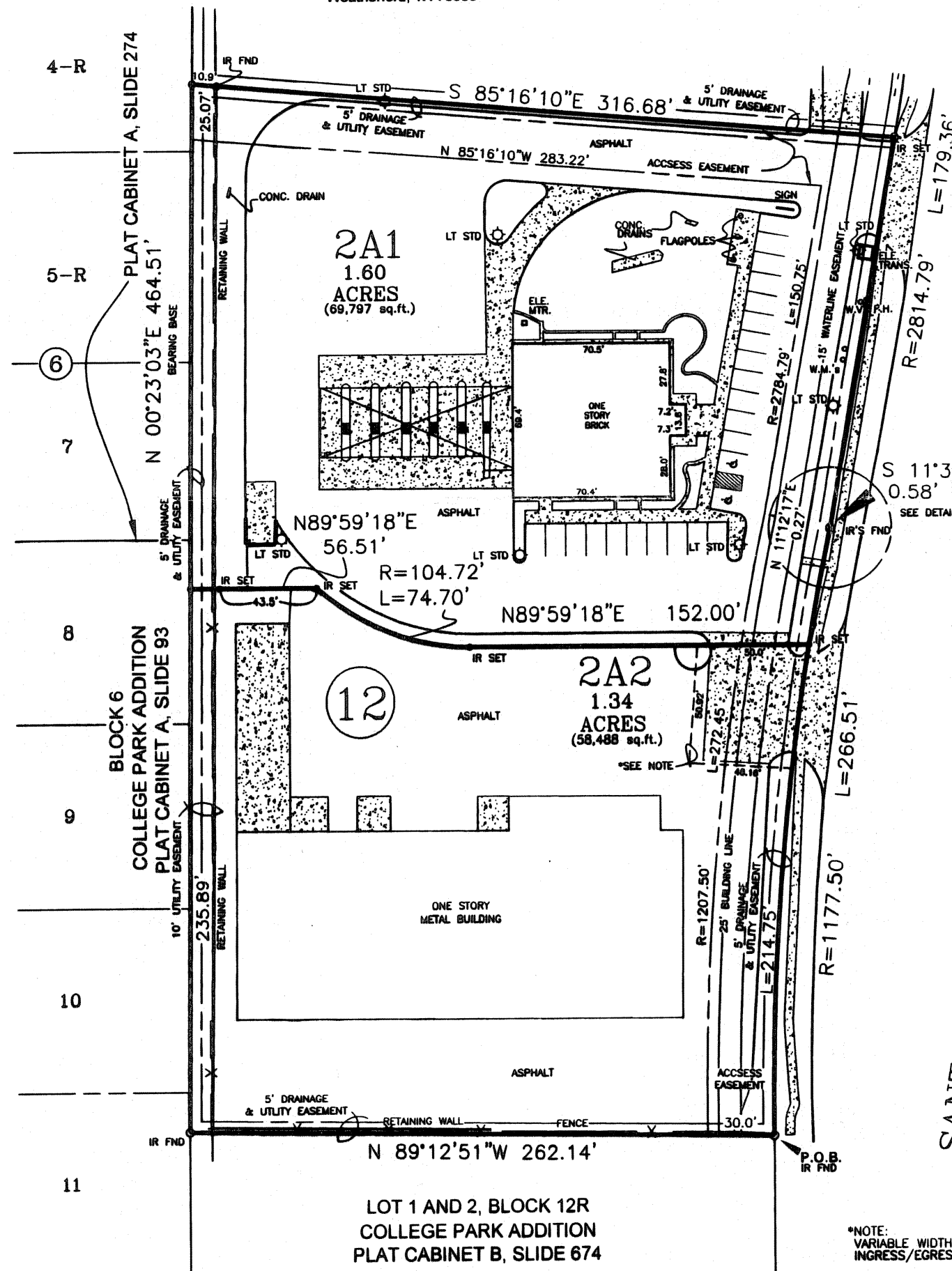
Owner: N/A

SWORN TO AND SUBSCRIBED before me this ___ day of ___ 2007.

Notary Public in and for the State of Texas

FIRE LANES

That the undersigned does hereby covenant and agree that they shall construct upon the fire lane easements, as dedicated and shown hereon, a hard surface in accordance with the City of Weatherford's paving standards for fire lanes, and that they shall maintain the same in a state of good repair at all times and keep the same free and clear of any structures, fences, trees, shrubs, or other improvements or obstruction, including but not limited to the parking of motor vehicles, trailers, boats or other impediments to the accessibility of fire apparatus. The maintenance of paving on the fire lane easements is the responsibility of the owner, and the owner shall post and maintain appropriate signs in conspicuous places along such fire lanes, stating "Fire Lane, No Parking." The local law enforcement agency(s) is hereby authorized to enforce parking regulations within the fire lanes, and to cause such fire lanes and utility easements to be maintained free and unobstructed at all times for fire department and emergency use.



SANTA FE DRIVE (VARIABLE RIGHT OF WAY)
(FARM to MARKET HIGHWAY No. 2552)

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.

N/A
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 _____ known to me by the person whose name is subscribed to the 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 the ___ day of _____, 2007.

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 BRAD WILKERSON known to me by the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

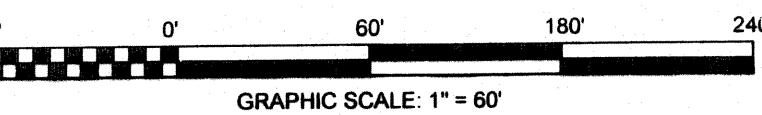
GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 26 day of JAN, 2007.

Karen Thomason
Notary Public in and for the State of Texas

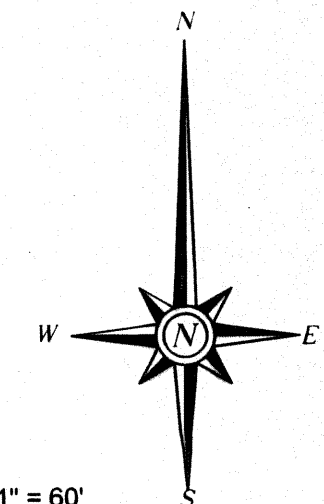
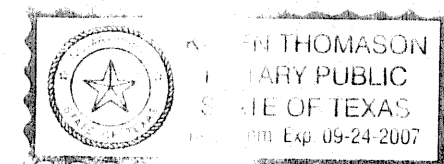
THIS is to certify that I, David Harlan, Jr., a Registered Public Land Surveyor of the State of Texas, have platted the above subdivision from an actual survey on the ground and all lot corners, angle points and points of curve are properly marked on the ground, and that this plat correctly represents that survey made by me or under my supervision.



David Harlan, Jr.
Registered Professional Land Surveyor, No. 2074
NOVEMBER, 2006



⊕ ELE. MTR.	ELECTRIC METER	⊙ PP.	POWER POLE
⊕ TRANS.	ELECTRICAL TRANSFORMER	— GUY	GUY WIRE
⊕ SIGN POLE	SIGN POLE	— S.S. COVER	SANITARY SEWER/MANHOLE COVER
⊕ TELE. BOX	TELEPHONE BOX/RISER	⊕ W.M.	WATER METER
⊕ FIRE HYDRANT	FIRE HYDRANT	⊕ W.V.	WATER VALVE
⊕ LITE STD.	LITE STANDARD/POLE		



SCALE: 1" = 60'
HARLAN LAND SURVEYING, INC.
106 EUREKA STREET
WEATHERFORD, TX 76086
METRO (817) 596-9700 - (817) 598-0880
FAX: METRO (817) 341-2833