PEEL ROAD OWNER/DEVELOPER: Donald and Shirley Downey 200 Trussell Drive NOTICE: Selling a portion of this addition by metes and bounds Springtown, TX 76082 817-220-6963 is a violation of county regulations and state law, and is subject to SPRINGTOWN TRUSSELL DRIVE (60' R.O.W.) R=149.75' L=119.58 DON R. WOOTEN VOLUME 1096, PAGE 1060 NOT TO SCALE N 89°42'21"E 637.67' IR FND IR SET 232.71 194.19 210.78 RANDALL L. KINZIE LOT 2 LOT 3 **VOLUME 2515, PAGE 1722** 1.91 ACRES 4.18 1.91 ACRES ACRES (83,397.0 aq.ft.) (83,397.0 aq.ft.) (181,935.0 eq.ft.) NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAM DEVELOPMENT FEDERAL INSURANCE AND ORBAN DEVELOPMENT PEDERAL INSURANCE
ADMINISTRATION FLOOD INSURANCE RATE MAP
COMMUNITY PANEL NUMBER: 48367C0175E
EFFECTIVE DATE: SEPTEMBER 26, 2008
THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR
FLOOD HAZARD AREA. CYNTHIA P. NEWBY **VOLUME 2273, PAGE 1093 DONALD RAY WOOTEN VOLUME 485, PAGE 510** 433.74 177.67 IR SET 194.19' Dock 724018 Fees: \$66.00 S 89°41'29"W 805.60' 08/23/2008 9:58AM # Pages 1 Filed & Recorded in Official Records of PARKER COUNTY, TEXAS FINAL PLAT **DOWNEY SUBDIVISION** DONALD RAY WOOTEN THE STATE OF TEXAS )
COUNTY OF PARKER ) **VOLUME 485, PAGE 510** LOT 1, LOT 2 AND LOT 3, BLOCK 1 I herby certify that this plat is true and correct and AN ADDITION TO PARKER COUNTY, TEXAS was prepared from an actual survey of the property made Under my supervision on the ground Being 8.0 Acres situated in and being a portion of the WM. P. Gilliland Survey, Abstract No. 550, TE OF David Harlan, Jr. / Registered Professional Land Surveyor, No. 2074 **Parker County, Texas** AUGUST, 2009 DAVID HARLAN, JR. ACCT. NO: LIBIL 2074 SCH. DIST.: SP SCALE: 1" = 60' <u>c</u>o HARLAN LAND SURVEYING, INC. 106 EUREKA STREET WEATHERFORD, TX 76086 METRO(817)596-9700-(817)599-0880 FAX: METRO(817) 341-2833 MAP NO .: \_ J-4-, Page or Slid<u>e 27</u>

GRAPHIC SCALE 1"=60"

SHEET ONE OF TWO

Volume or Cabinet D