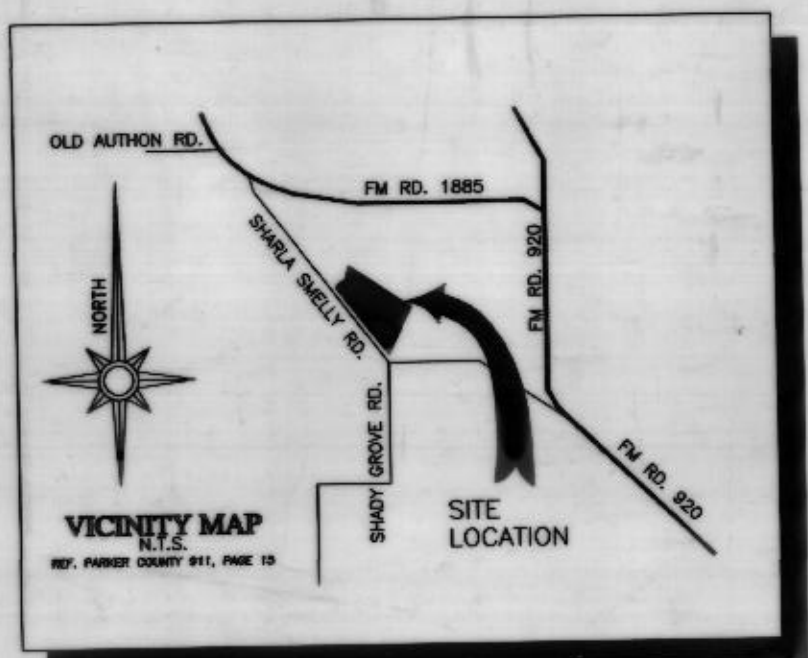


B 771

FLAT ROCK ACRES  
AN ADDITION TO PARKER COUNTY, TEXAS  
BEING 8.015 ACRES SITUATED IN THE  
J. B. TOMPKINS SURVEY, ABSTRACT No. 2269  
PARKER COUNTY, TEXAS

THIS is to certify that I, David Harlan Jr., a Registered Public Land Surveyor of the State of Texas, have plotted the above subdivision on 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  
January, 2003



D. E. SMELLEY  
VOLUME 458, PAGE 178

THE STATE OF TEXAS )  
COUNTY OF PARKER )  
APPROVED by the Commissioners Court of Parker County  
Texas, this 22nd day of JANUARY 2003.

County Judge \_\_\_\_\_  
Commissioner Precinct #1 \_\_\_\_\_  
Commissioner Precinct #2 \_\_\_\_\_  
Commissioner Precinct #3 \_\_\_\_\_  
Commissioner Precinct #4 \_\_\_\_\_

STATE OF TEXAS )  
COUNTY OF PARKER )

WHEREAS, DONALD E. SMELLEY AND SHIRLEY SMELLEY being the sole owners of 8.015 Acres situated in and being a portion of the J. B. TOMPKINS SURVEY, ABSTRACT No. 2269, Parker County, Texas and being a portion of all that certain Lot, Tract or Parcel of land described as First and Second Tract conveyed by deed in Volume 458, Page 178, Deed Records, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the northeast right of way line of Sharla Smelley Road, a county road at the southwest corner of a tract of land conveyed to David W. Bratton by deed recorded in Volume 1988, Page 938, Real Records, Parker County, Texas, said iron being N 34°07'35" W, 148.69 feet from a concrete monument found at the most westerly southwest corner of said First Tract, said iron being called by deed to be South, 1315.42 feet and East, 1526.81 feet from the northwest corner of said J. B. Tompkins Survey;  
THENCE N 34°07'35" W, with the northeast right of way line of said Sharla Smelley Road, 929.18 feet to an iron rod set;  
THENCE N 14°48'35" E, 39.19 feet to a post;  
THENCE N 57°09'08" E, 118.70 feet to a post;  
THENCE N 17°53'02" E, 138.14 feet to a post;  
THENCE S 66°41'30" E, 15.73 feet to a post;  
THENCE S 52°04'27" E, 572.75 feet to an iron rod set in a fence;  
THENCE S 52°08'00" E, on or about a fence line, 226.46 feet to an iron rod found;  
THENCE S 28°37'00" W, 576.01 feet to the POINT OF BEGINNING and containing 8.015 acres (349146 square feet) of land.

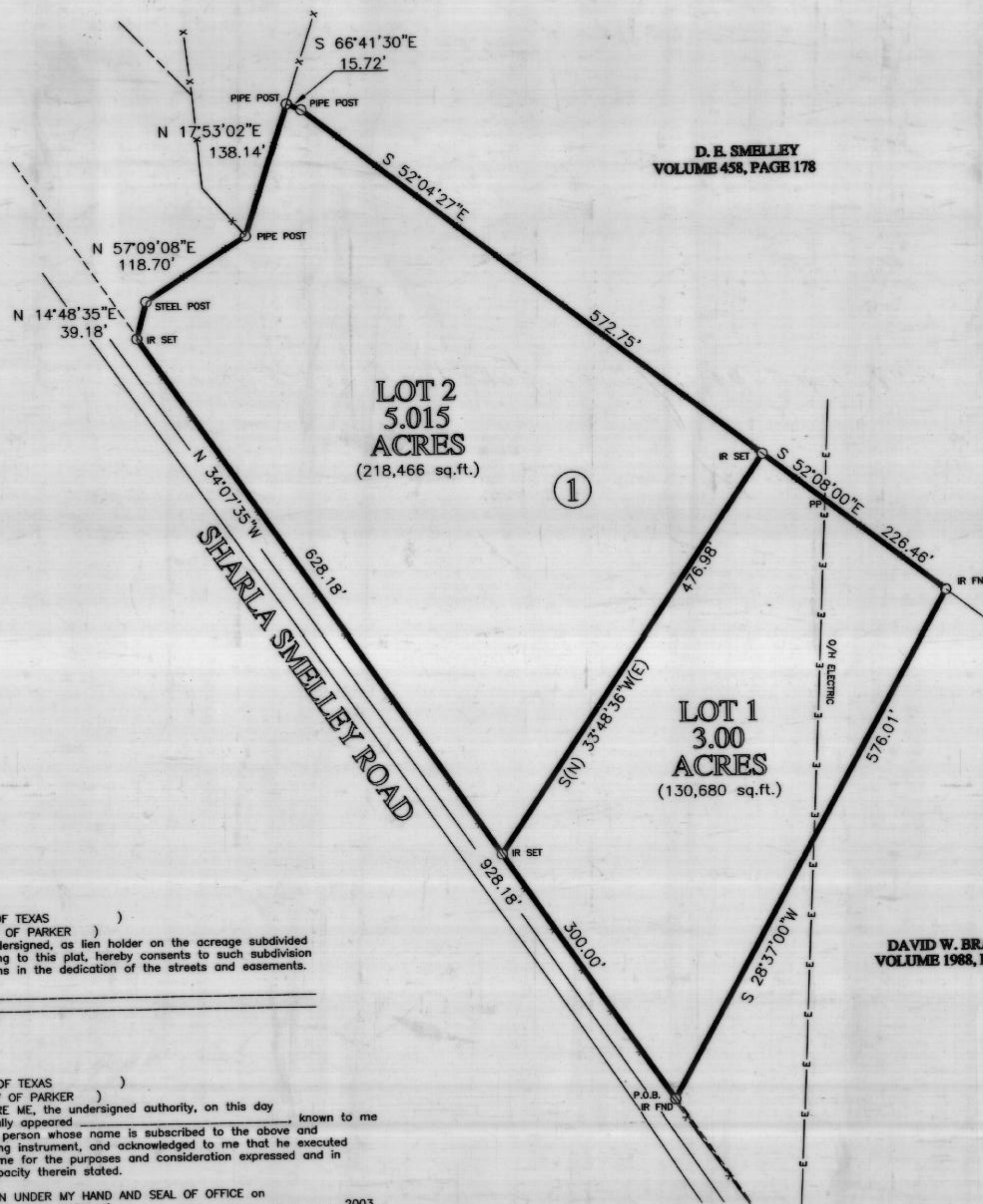
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT, DONALD E. SMELLEY AND SHIRLEY SMELLEY do hereby adopt this plat designating the hereinabove described real property as FLAT ROCK ACRES, AN ADDITION TO PARKER COUNTY, TEXAS and does hereby dedicate to the public's use the streets, (alleys, parks) and easements shown thereon.

WITNESS my hand at \_\_\_\_\_ Parker County, Texas this \_\_\_\_\_ day of \_\_\_\_\_, 2003.

Donald E. Smelley  
Shirley Smelley

THE STATE OF TEXAS )  
COUNTY OF PARKER )

I, DONALD E. SMELLEY  
being the dedicator and owner of the attached plat of said subdivision, do hereby certify that it is not within the Extra-Territorial Jurisdiction of the City of Weatherford, Parker County, Texas.



NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 480520 0125 B EFFECTIVE DATE: SEPTEMBER 27, 1991 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

DAVID W. BRATTON  
VOLUME 1988, PAGE 938

Doc 00468358 Bk DR Vol 2073 Pg 148

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
On Jan 22, 2003 at 09:27A  
Document Number: 00468358  
Amount 56.00  
By Patricia Nelson

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

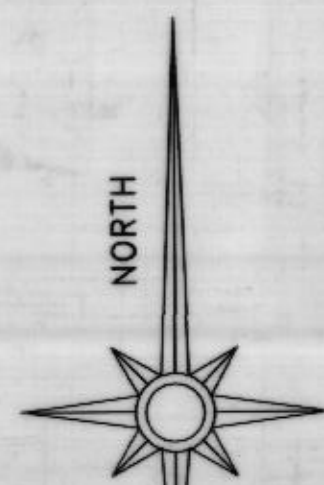
Jan 22, 2003

OWNER/DEVELOPER:  
Donald E. Smelley  
5500 FM No. 920  
Weatherford, TX 76086  
817-596-7949

JANE BRANSON, COUNTY CLERK  
PARKER COUNTY

SCALE: 1" = 100'

HARLAN LAND SURVEYING, INC.  
215 EAST EUREKA  
WEATHERFORD, TX 76086  
METRO(817)596-9700-(817)599-0880  
FAX: METRO(817) 341-2833



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.

STATE OF TEXAS )  
COUNTY OF PARKER )  
BEFORE ME, the undersigned authority, on this day personally appeared \_\_\_\_\_ known to me by the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the \_\_\_\_\_ day of \_\_\_\_\_, 2003.  
Notary Public in and for the State of Texas

ALISHA EVANS  
NOTARY PUBLIC  
STATE OF TEXAS  
My Commission Expires 4-26-2005

ALISHA EVANS  
NOTARY PUBLIC  
STATE OF TEXAS  
My Commission Expires 4-26-2005