

SITE MAP

LOT 6-R, BLOCK 3, A REPLAT OF LOT 6 AND LOT 7, BLOCK 3, FINAL PLAT FOREST PARK ADDITION, PHASE I, AN ADDITION TO THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

pcB 423
375073
 RECEIVED AND FILED FOR RECORD
 10:05 O'clock
OCT 28 1999

Jeane Brunson, Co. Clerk
 PARKER COUNTY, TEXAS
 By Janet Loe

STATE OF TEXAS COUNTY OF PARKER
 I hereby certify that this instrument was filed on the date and time stamped above by the person whose name is subscribed to the same and that the same was duly recorded in the volume and page of the named records of Parker County as stated hereon by me.

RECORDED **OCT 28 1999**

Jeane Brunson
 County Clerk, Parker County, Tex.

STATE OF TEXAS
 COUNTY OF PARKER

WHEREAS, DUANE LARVIN AND MARIA LARVIN being the sole owners of LOT 6 AND LOT 7, BLOCK 3, OF THE FINAL PLAT OF FOREST PARK ADDITION, PHASE I, an addition to the City of Weatherford, Parker County, Texas, according to the plat recorded in Plat Cabinet B, Slide 241, Plat Records, Parker County, Texas and being conveyed by deed dated April 27, 1998 recorded in Volume 1780, Page 358 and deed dated January 26, 1999 in Volume 1801, Page 1558, Real Records, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the east right of way line of Forest Park Drive at the northwest corner of said Lot 6 and the southeast corner of Lot 5, said Block 3; THENCE S 89°54'09" E, with said common line, 279.39 feet to an iron rod found at the southeast corner of said Lot 5 and the northeast corner of said Lot 6; THENCE South, 250.0 feet to an iron rod found in the west line of Lot 15, said Block 3 at the southeast corner of said Lot 7 and the northeast corner of Lot 8, said Block 3; THENCE N 89°54'07" W, with said common line, 260.42 feet to an iron rod found in the east right of way line of said Forest Park Drive in a non-tangent curve to the left with a radius of 1055.0 feet and whose chord bears N 11°22'02" W, 107.87 feet; THENCE with the east right of way line of said Forest Park Drive the following courses and distances: With said curve to the left through a central angle of 05°51'39" and a distance of 107.92 feet to an iron rod set and beginning of a curve to the right with a radius of 275.0 feet and whose chord bears N 00°54'35" E, 144.29 feet; With said curve to the right through a central angle of 30°25'10" and a distance of 148.0 feet to the POINT OF BEGINNING and containing 1.806 acres (69961 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT, DUANE LARVIN AND MARIA LARVIN does hereby adopt this plat designating the hereinabove described real property as LOT 6-R, BLOCK 3, A REPLAT OF LOT 6 AND LOT 7, BLOCK 3, FINAL PLAT FOREST PARK ADDITION, PHASE I, AN ADDITION TO THE CITY OF WEATHERFORD, 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 _____, 1999.

Duane Larvin *Maria Larvin*
 Duane Larvin Maria Larvin

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 _____ day of _____, 1999.
Rebecca Staker
 Notary Public in and for the State of Texas

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 _____ day of _____, 1999.
Rebecca Staker
 Notary Public in and for the State of Texas



CITY APPROVAL STATEMENT
 APPROVED BY THE CITY OF WEATHERFORD, TEXAS, PURSUANT TO THE AUTHORITY DELEGATED TO THE CITY SECRETARY UNDER SECTION 2.5, ARTICLE 2 ORDINANCE 1991-1 AND SECTION 212.0065, TEXAS LOCAL GOVERNMENT CODE ALLOWING FOR ADMINISTRATIVE APPROVAL OF CERTAIN PLAT VARIATIONS, CORRECTIONS, REPLATS OR MINOR PLATS AS DESCRIBED THEREIN.
 DATE October 28, 1999
Betty Farris
 CITY SECRETARY
 CITY OF WEATHERFORD, TEXAS

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.

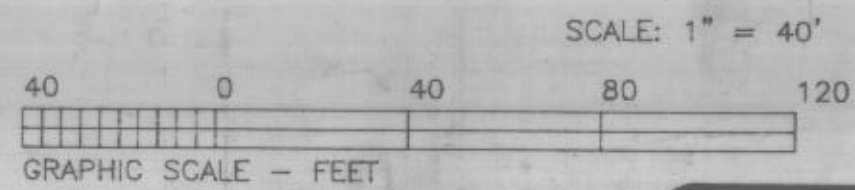
 TITLE _____

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 _____ day of _____, 1999.
Rebecca Staker
 Notary Public in and for the State of Texas

DEED RESTRICTION CERTIFICATION STATEMENT
 I hereby certify that the area of this plot does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than _____ residential units per lot.
 Owner: *Maria Larvin*
 SWORN AND SUBSCRIBED before me this 27 day of Oct. 1999.
Rebecca Staker
 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 plotted 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 plot correctly represents that survey made by me or under my supervision.
 David Harlan, Jr., Registered Professional Land Surveyor, No. 2074 10-27-99



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