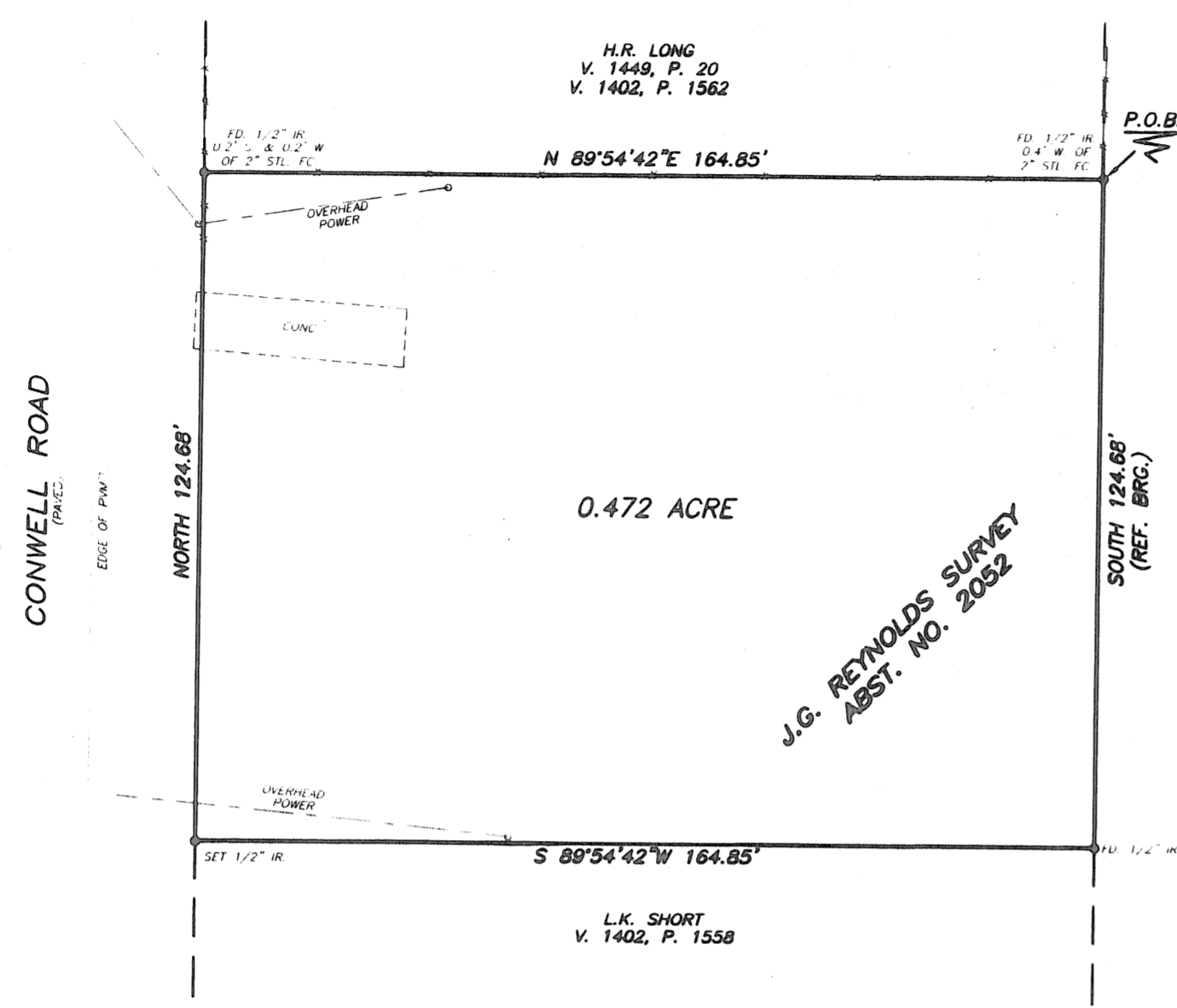


C670



STATE OF TEXAS  
COUNTY OF PARKER

WHEREAS, MA. DE JESUS TORRES, being the sole owner of a 0.472 acre tract out of the J.G. REYNOLDS SURVEY, ABSTRACT NO. 2052, City of Azle, Parker County, Texas; being all of that certain tract of land recorded in Volume 2542, Page 550, Real Records, Parker County, Texas; and being further described by metes and bounds as follows:

BEGINNING at a found 1/2" iron rod for the northeast and beginning corner of this tract. Whence the northeast corner of a tract of land recorded in Volume 291, Page 28 D.R.P.C.T. is called to bear NORTH 124.68 feet and WEST 376.5 feet.

THENCE SOUTH 124.68 feet to a found 1/2" iron rod, for the southeast corner of this tract.

THENCE S 89°54'42" W 164.85 feet to a set 1/2" iron rod in the east right of way line of Conwell Road (a paved road), for the southwest corner of this tract.

THENCE NORTH 124.68 feet along the said east right of way line of Conwell Road to a found 1/2" iron rod, for the northwest corner of this tract.

THENCE N 89°54'42" E 164.85 feet to the POINT OF BEGINNING.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, MA. DE JESUS TORRES (OWNER), does hereby adopt this plat designating the herein above described real property as LOT 1, BLOCK 1, GARCIA ADDITION, AN ADDITION TO THE CITY OF AZLE, PARKER COUNTY, TEXAS; and do hereby dedicate to the public's use the streets, alleys, parks, and easements shown thereon.

WITNESS my hand at Weatherford, Texas, Parker County, Texas this the 16 day of October, 2007.

Ma. De Jesus Torres  
MA. DE JESUS TORRES

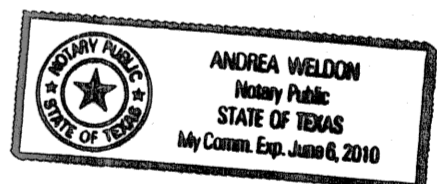
STATE OF TEXAS  
COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day personally appeared Ma. De Jesus Torres 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 16 day of October, 2007.

Andrea Weldon  
Notary Public in and for the State of Texas

ACCT. NO.: 12640  
 SCH. DIST.: AZ  
 CITY: CO  
 MAP NO.: N.9



- NOTES:
- 1) THIS TRACT DOES NOT APPEAR TO BE IN A FLOOD HAZARD ZONE ACCORDING TO THE FIRM COMMUNITY PANEL 480520 D150 C, DATED JANUARY 3, 1997
  - 2) BUILDING SETBACK LINES TO BE ESTABLISHED PER REQUIREMENTS OF CITY OF AZLE ZONING ORDINANCE
  - 3) NO PERMANENT STRUCTURES SHALL BE CONSTRUCTED OVER ANY EXISTING WATER, SANITARY SEWER OR UTILITY EASEMENT
  - 4) ANY PUBLIC FRANCHISED UTILITY, INCLUDING THE CITY OF AZLE, SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCE, TREE, SHRUB, OTHER GROWTH OR IMPROVEMENT WHICH IN ANY WAY ENDANGERS OR INTERFERES WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF ITS REPRESENTATIVE SYSTEMS ON ANY OF THE EASEMENTS SHOWN ON THE PLAT, AND THEY SHALL HAVE THE RIGHT AT ALL TIMES TO UNLESS AND EXCESS UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING, AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.
  - 5) NO BUILDING PERMITS SHALL BE ISSUED FOR ANY LOT IN THIS SUBDIVISION UNTIL APPROPRIATE PROVISIONS ARE MADE FOR THE CONSTRUCTION OF ANY APPLICABLE WATER, SEWER, STORM DRAIN, STREET LIGHTS, SIDEWALKS AND PAVING IMPROVEMENTS; AND APPROVAL IS OBTAINED FROM THE CITY OF AZLE.

**SURVEYORS CERTIFICATE**

THIS IS TO CERTIFY THAT I, PATRICK CARTER, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS, DO CERTIFY, THAT THIS PLAT REPRESENTS AN ACTUAL ON THE GROUND SURVEY, AND THAT ALL CORNER MONUMENTS "SET" WERE PROPERLY PLACED IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF AZLE. THIS PLAT CORRECTLY REPRESENTS THAT SURVEY MADE BY ME, OR UNDER MY DIRECT SUPERVISION.

Patrick Carter

PATRICK CARTER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5691.  
817-594-0400 - JN070725A - AUGUST 2007

**OWNER:**  
MA. DE JESUS TORRES  
112 CONWELL ROAD  
AZLE, TEXAS 76088  
817-594-4282

**SURVEYOR:**  
PATRICK CARTER, R.P.L.S.  
110 A PALO PINTO  
WEATHERFORD, TEXAS 76086  
817-594-0400

GRAPHIC SCALE - FEET

PLANNING & ZONING

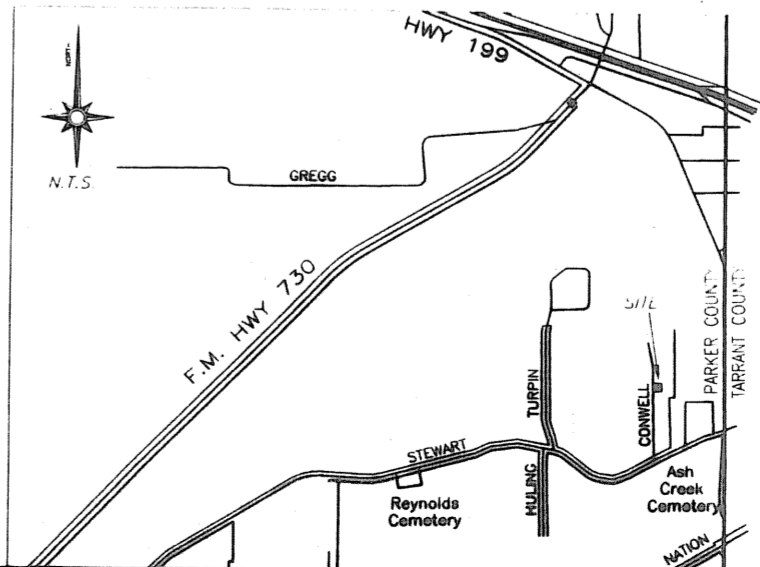
1/10/08  
APPROVAL DATE

G. Z.  
CITY MANAGER

Jane McLaughlin  
PLANNING SECRETARY

Doc# 674065 Fees: \$66.00  
 03/28/2008 2:40PM # Pages 1  
 Filed & Recorded in Official Records of  
 PARKER COUNTY, TEXAS  
 TERRE BRINSON COUNTY CLERK

Doc# 674065  
 Book 2621 Page 1329



MINOR PLAT  
 LOT 1  
 BLOCK 1  
 GARCIA ADDITION  
 AN ADDITION TO THE  
 CITY OF AZLE, PARKER COUNTY, TEXAS  
 BEING A 0.472 ACRE TRACT OUT OF  
 THE J.G. REYNOLDS SURVEY,  
 ABSTRACT NO. 2052, PARKER COUNTY, TEXAS  
 AUGUST 2007

**CARTER SURVEYING & MAPPING**  
 110 A Palo Pinto Street  
 Weatherford, TX 76086  
 817-594-0400 FAX: 817-594-0403

PLAT CABINET \_\_\_\_\_, SLIDE \_\_\_\_\_, DATE \_\_\_\_\_