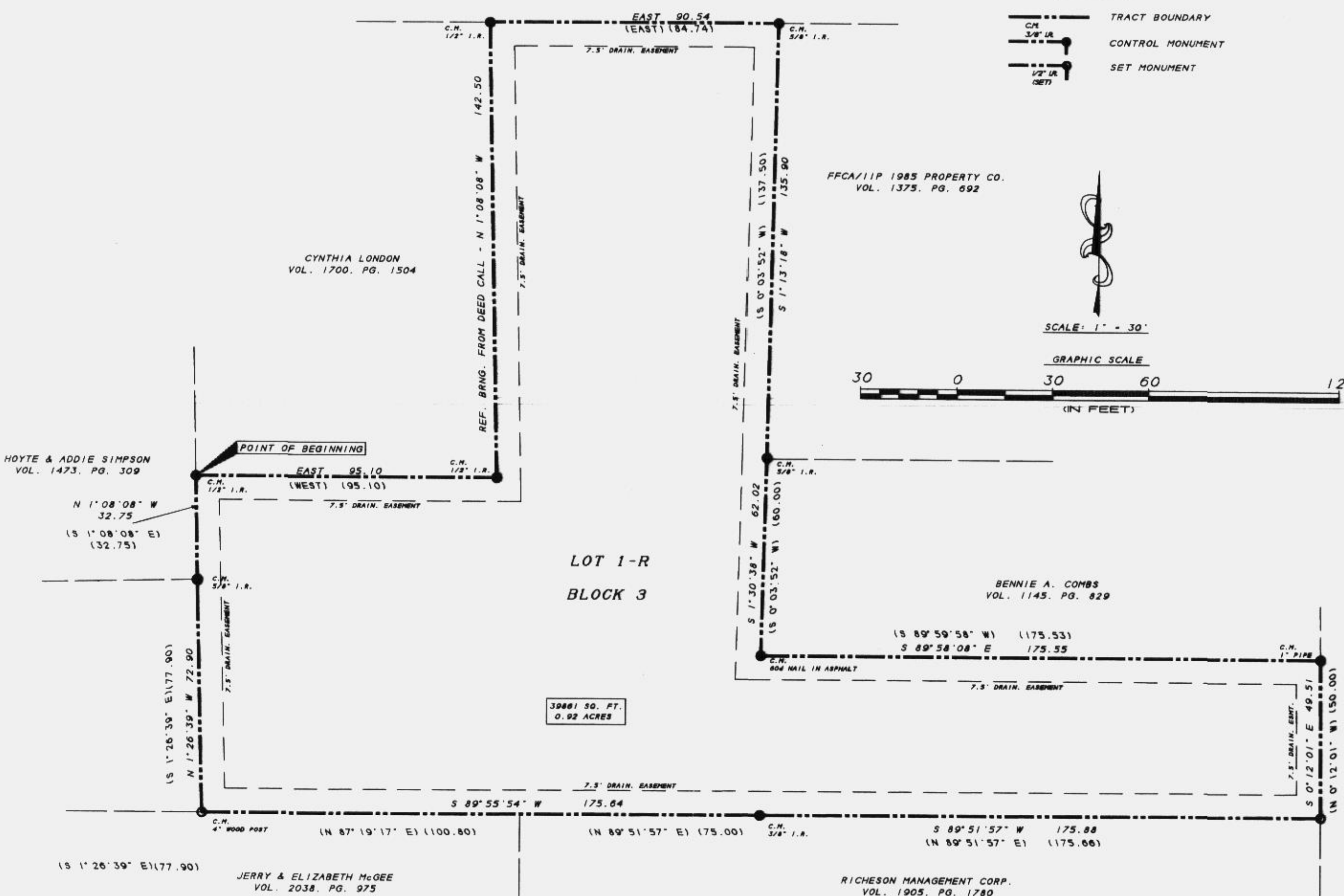


C16

WEST AKARD ST. (50' R.O.W. - 28' B/B CURB - ASPH. SURFACE)

LEGEND

- TRACT BOUNDARY
- CONTROL MONUMENT
- SET MONUMENT



LOT 1-R  
BLOCK 3

30881 SQ. FT.  
0.92 ACRES

Doc 00482933 Bk OR Vol 2115 Pg 1692

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
On Jun 11, 2003 at 02:14P

Document Number: 00482933  
Amount: \$6.00

By Monica Castro

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

Jun 11, 2003

JENNE BRANSON, COUNTY CLERK  
PARKER COUNTY

JURISDICTION NOTE:  
THIS TRACT LIES WITHIN THE CORPORATE LIMITS  
OF THE CITY OF WEATHERFORD, PARKER COUNTY,  
TEXAS.

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

EASEMENT DEDICATION:  
The easements indicated on this plat are for the purpose of  
constructing, using, and maintaining public utilities including  
underground conduits, manholes, pipes, valves, posts, above  
ground cables, wires, or combination thereof, together with  
the rights of ingress and egress.  
VERNA LATIMER SHOLDRA

NOTE:  
ACCORDING TO THE U.S. DEPARTMENT OF HOUSING  
AND URBAN DEVELOPMENT FEDERAL INSURANCE  
ADMINISTRATION FLOOD INSURANCE RATE MAP  
COMMUNITY PANEL NO. 480520 0205 D DATED  
JANUARY 3, 1997 THIS PROPERTY DOES NOT LIE  
WITHIN A 100 YEAR FLOOD HAZARD AREA.

EASEMENT NOTE:  
THERE SHALL EXIST A 5.0 FOOT UTILITY EASEMENT ALONG ALL  
INTERIOR LOT LINES AND A 10.0 FOOT UTILITY EASEMENT ALONG  
ALL STREET LINES.

THAT I, Verna Latimer Sholdra being the  
OWNERS OF THE LAND DESCRIBED IN DEED RECORDED IN VOLUME 1870, PAGE 364  
OF THE REAL RECORDS OF PARKER COUNTY, TEXAS:

DO HEREBY WAIVER ALL CLAIMS FOR DAMAGES AGAINST THE CITY OF  
WEATHERFORD OCCASIONED BY THE ESTABLISHMENT OF GRADES OR THE ALTERATION  
OF THE SURFACE OF ANY PORTION OF THE EXISTING STREETS AND ALLEYS, OR  
NATURAL CONTOURS TO CONFORM TO THE GRADES ESTABLISHED IN THIS  
SUBDIVISION.

*Verna Latimer Sholdra*  
VERNA LATIMER SHOLDRA

SWORN AND SUBSCRIBED BEFORE ME ON THIS 9th DAY OF JUNE, 2003.

*Rebecca Stokes*  
Notary Public  
My Commission Expires: 9-7-03

OWNER  
VERNA LATIMER SHOLDRA  
810 SOUTH MAIN STREET  
WEATHERFORD, TEXAS 76088  
817-596-5020

SURVEYOR  
RIVERS & ASSOCIATES  
ENGINEERS & SURVEYORS  
P.O. BOX 1447 - 139 CROWLEY LANE  
MINERAL WELLS, TEXAS 76068  
940-325-8613  
FAX 940-325-8028

SURVEYOR'S CERTIFICATION  
I, B.F. RIVERS, REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 2190, STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT  
TRULY REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION  
ON THE GROUND.  
*B.F. Rivers*  
B.F. RIVERS, M.S., P.E., R.P.L.S.  
JANUARY, 2003



ACCT. NO.: 14925  
SCH. DIST.: WE  
CITY: WE  
MAP NO.: H-15

FINAL PLAT  
LOT 1-R, BLOCK 3  
BEING A REPLAT OF A PART OF BLOCK 3  
McCARTY'S ADDITION  
AN ADDITION TO THE CITY OF WEATHERFORD,  
PARKER COUNTY, TEXAS

SHEET 1 OF 2