

**LOT 21R, BLOCK 15, MILLIKEN HEIGHTS
ADDITION A REPLAT OF LOTS 21 THROUGH 27
AND THE NORTH HALF OF LOT 28, BLOCK 15,
AN ADDITION TO THE CITY OF WEATHERFORD,
PARKER COUNTY, TEXAS**

SITE MAP

STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES

"There shall be provided at the intersections of all public streets, visibility triangles as required by Section 8.7 of the Subdivision Ordinance of the City."

NOTE: We do hereby waive all claims for damages against the City occasioned by the establishment of grades or the alterations of the surface of any portion of the existing streets and alleys, or natural contours, to conform to the grades established in the subdivision.

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

DEVELOPER:
Glen and Nancy Jensen
907 Van Winkle Street
Weatherford, TX 76086
(817) 599-3469

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
N/A

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 _____, 2000.

Notary Public in and for the State of Texas

STATE OF TEXAS
COUNTY OF PARKER

WHEREAS, GLEN JENSEN AND NANCY JENSEN being the sole owners of Lots 21 through 27 and the north half of Lot 28, Block 15, MILLIKEN HEIGHTS ADDITION, an addition to the City of Weatherford, Parker County, Texas, according to the plat recorded in Volume 69, Page 640, Deed Records, Parker County, Texas and conveyed by deeds recorded in Volume 1802, Page 840 and Volume 1862, Page 766, Real Records, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod set in the west line of Van Winkle Street at the northeast corner of a tract of land conveyed to L. K. Worden by deed recorded in Volume 276, Page 192, Deed Records, Parker County, Texas, said iron being North, 62.5 feet from a concrete monument found at the southeast corner of Block 15 and the intersection of the west right of way line of said Van Winkle Street and the north right of way line of Common Street;

THENCE West, with the north line of said L. K. Worden Tract, 200.0 feet to an iron rod set in the east line of an alley;

THENCE North, with the east line of said alley, 187.52 feet to the northwest corner of said Lot 21;

THENCE East, with the north line of said Lot 21, 200.0 feet to an iron rod found in the west line of said Van Winkle Street;

THENCE South, with the west line of said Van Winkle Street, 187.52 feet to the POINT OF BEGINNING and containing 0.861 acres (37504 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT, GLEN JENSEN AND NANCY JENSEN does hereby adopt this plat designating the heretofore described real property as LOT 21R, BLOCK 15, NORTH HALF OF LOT 28, BLOCK 15, 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 Weatherford, Texas this 11th day of July, 2000.

Glen Jensen Nancy Jensen

STATE OF TEXAS
COUNTY OF PARKER
BEFORE ME, the undersigned authority, on this day personally appeared GLEN JENSEN 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 11th day of July, 2000.

Rebecca Stokes
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 NANCY JENSEN 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 11th day of July, 2000.

Rebecca Stokes
Notary Public in and for the State of Texas.



ANY PROVISION HEREIN WHICH RESTRICTS THE SALE RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

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 VACATIONS, CORRECTIONS, REPLATS OR MINOR PLATS AS DESCRIBED THEREIN.

DATE 7-14-00
CITY SECRETARY
CITY OF WEATHERFORD, TEXAS

Bettye K. Farris
BETTYE FARRIS

DEED RESTRICTION CERTIFICATION STATEMENT

I hereby certify that the area of this plat does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than two residential units per lot.

Owner: Glen Jensen
SWORN TO AND SUBSCRIBED before me this _____ day of _____, 2000.

Notary Public in and for the State of Texas

393543
B-509

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 plat correctly represents that survey made by me as under my supervision.

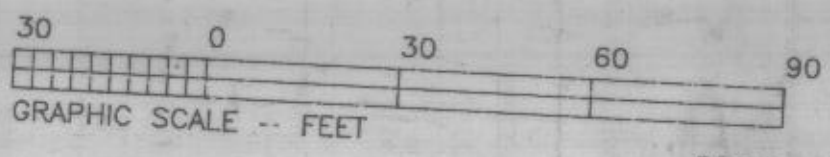
David Harlan, Jr.
Registered Professional Land Surveyor, No. 2074

115
JUL 19 2000

STATE OF TEXAS
COUNTY OF PARKER
I do 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.

RECORDED JUL 19 2000

James Grinnon
County Clerk, Parker County, Tex.



SCALE: 1" = 30'

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