FINAL PLAT
LOT 34R, BLOCK A
NORTHSTAR CROSSING
AN ADDITION IN PARKER COUNTY, TEXAS

Being a replat of Lots 34 and 35, Block A, Northstar Crossing
an addition in Parker County, Texas according to the plat recorded in
Plat Cabinet B, Slide 747, Plat Records, Parker County, Texas.

STATE OF TEXAS
COUNTY OF PARKER

WHEREAS, Landon Smith and Shelby Ann Smith being the sole
owners of Lot 34 and LOT 35, Block A, NORTHSTAR CROSSING, an
addition to Parker County, Texas, according to the plat recorded in Plat
Cabinet B, Slide 747, Plat Records, Parker County, Texas and being more
particularly described by metes and bounds to be as follows:

BEGINNING at an iron rod found at the southwest corner of said Northstar
Crossing, and being the southwest corner of the Southside Terrace Addition, an
addition to Parker County, Texas, according to the plat recorded in Plat
Cabinet B, Slide 689, Plat Records, Parker County, Texas;
THENCE N 09°39'28" E, with the west line of said Northstar Addition, 403.46
feet to an iron rod and
THENCE 88°37'21" E, 264.35 feet to an iron rod set in a cut-de-sac,
Colonnade Creek Lane, with a radius of 80.0 feet and whose chord begins
at said point, the said chord being 216.63 feet;
THENCE with said cut-de-sac curved to the left through a central angle of
152°47'30", to an iron rod and
THENCE S 14°42'36" E, 311.18 feet to a large railroad
THENCE S 00°15'21" W, 64.56 feet in an iron rod found;
THENCE West, 485.19 feet to the POINT OF BEGINNING and containing
3.79 acres (163327 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
THAT, Landon Smith and Shelby Ann Smith do hereby adopt this plat
designating the hereinafter described real property as LOT 34R, BLOCK A,
NORTHSTAR CROSSING, AN ADDITION IN PARKER COUNTY, TEXAS BEING A
REPLAT OF LOT 34 AND LOT 35, BLOCK A, NORTHSTAR CROSSING, PARKER
COUNTY, TEXAS and do hereby dedicate to the public use the streets,
aleys, parks and easements shown thereon:

WITNESS My hand and seal of Weatherford Parker County,
the 21st day of October, 2005.

Landon Smith
Shelby Smith

STATE OF TEXAS
COUNTY OF PARKER
BEFORE ME, the undersigned notary, on the day
personally appeared T. Steven Ware, known to me
by the person whose facsimile is attached to the above
and foregoing instrument, and acknowledged to me that he executed
the same for the purpose of consideration expressed and in
the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on
this the 21st day of OCTOBER, 2005.

Notary Public in and for the State of Texas

STATE OF TEXAS
COUNTY OF PARKER
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SUNSHINE TERRACE ADDITION
PLAT CABINET A, SLIDE 590

DEVELOPER:
Landon and Shelby Smith
1027 Tulipwood Lane
Flower Mound, TX 75028
817-596-3239

SCALE 1"=100'