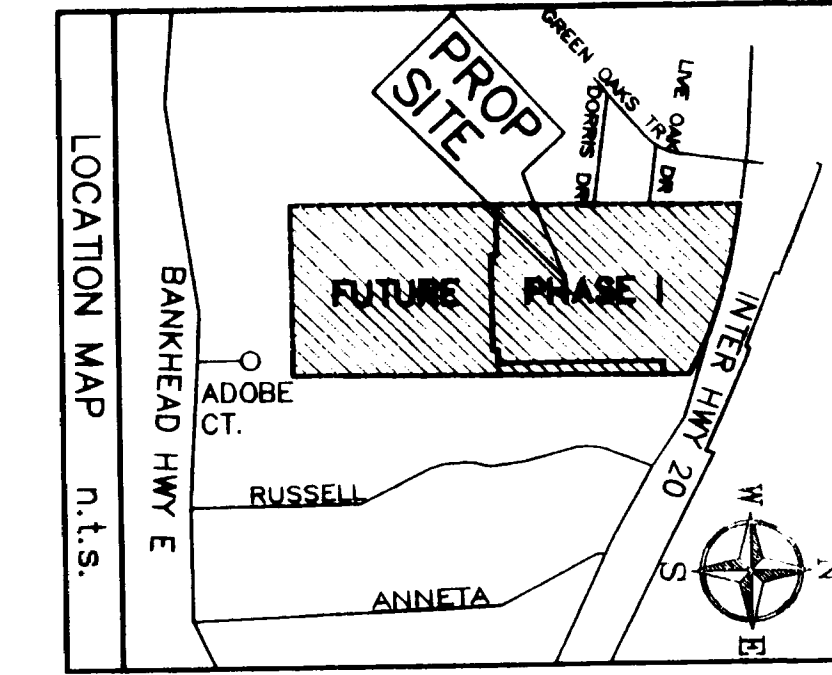
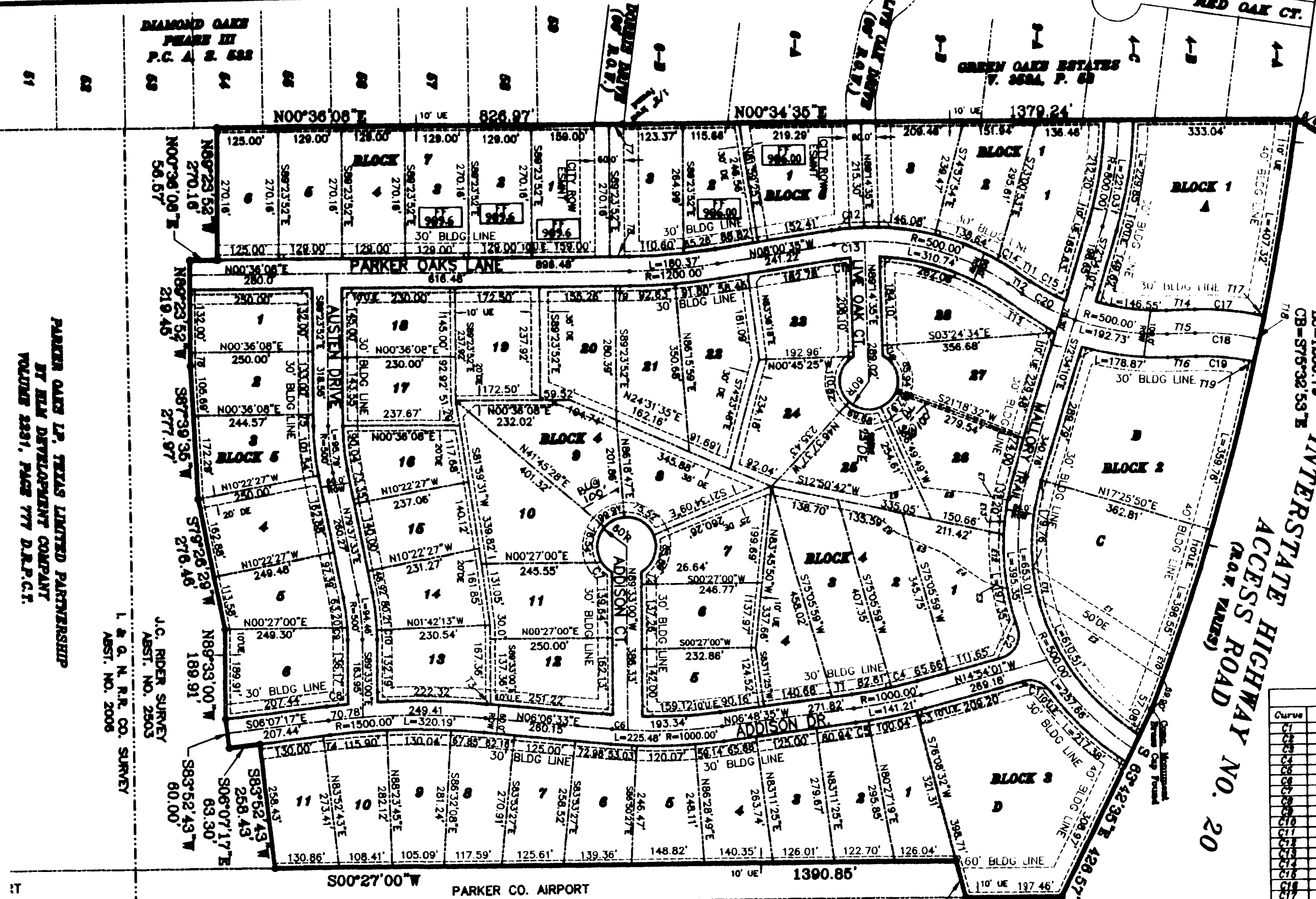


C-257



THIS TRACT DOES NOT APPEAR TO BE IN THE SPECIAL FLOOD HAZARD AREA ACCORDING TO THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT'S FIA FLOOD HAZARD BOUNDARY MAP.
MAP NUMBER: 480520 0205C
DATE: JANUARY 3, 1997

PARKER OAKS L.P. TRAILS LIMITED PARTNERSHIP
BY HLM DEVELOPMENT COMPANY
PLAT NO. 2501, PAGE 777 D.M.E.C.T.

TABLE: RABBIT TABLE with columns: Line, Bearing, Chord, Delta, Radius, Arc Length. Contains data for lines 1 through 12.

TABLE: CURVE TABLE with columns: Curve, Radius, Tangent, Length, Delta, Degree, Chord, Chord Bear. Contains data for curves C1 through C12.

TABLE: TANGENT TABLE with columns: Course, Bearing, Distance. Contains data for courses 1 through 12.

TABLE: BLOCK NO., LOT NO., AREA, ZONING. Contains lot area and zoning information for blocks 1 through 6.

BENCH MARK ELEV: 983.00
BRASS MONUMENT SET IN ROCK OUTCROPPING
AT THE NORTHEAST CORNER OF PARKER COUNTY AIRPORT.

FF 986.00 NOTE: MINIMUM FINISHED FLOOR ELEVATIONS, AS SHOWN ON THE PLAT

- 1. 57 RESIDENTIAL LOTS, 4 COMMERCIAL LOTS
2. MINIMUM LOT WIDTH 100'
3. MINIMUM LOT DEPTH 200'
4. MINIMUM LOT SIZE - .75 ACRES (32,670 sq ft)
5. BUILDING SETBACK LINES PER CITY ORDINANCE
FRONT BLDG LINE - 30'
SIDE YARD ADJACENT TO STREET - 30'
SIDE YARD BLDG LINE - 15'
REAR YARD BLDG LINE - 30'
6. WATER WILL BE CONNECTED TO THE CITY'S DISTRIBUTION SYSTEM
7. SANITARY SEWER WILL BE ON-SITE HOMEOWNER AERATION SYSTEMS APPROVED BY THE CITY OF HUDSON OAKS
8. 1/2" IRON CAPPED "STEVENS SURVEYING" SET UPON COMPLETION OF CONSTRUCTION.
9. 10' UE ON BACK OF ALL LOTS AS NOTED ON PLAT.
10' UE ON STREET ROW ON FRONT OF ALL LOTS AS NOTED ON PLAT.

NOTES: ANY DEVELOPMENT UPON ANY LOT, PARCEL, TRACT OR REPLAT OF THE LAND HEREIN BEING PLATTED IS SUBJECT TO ALL SUBDIVISION (AND ZONING, IF IN CITY LIMITS) REGULATIONS OF THE CITY OF HUDSON OAKS INCLUDING, BUT NOT LIMITED TO, PROVISIONS FOR DRAINAGE AND STORM WATER CONTROL, WATER WELL CONTROL AND SANITARY SEWER CONTROL INCLUDING ANY REQUIRED ACCOMPANYING EASEMENTS AND APPURTENANCES. ALSO, BEFORE CONSTRUCTION OR DIGGING, PLEASE CONTACT THE CITY OF HUDSON OAKS, THE PROPER UTILITY COMPANY, AND/OR 1-800-DIG-TESS FOR LOCATES ON EXISTING UTILITY LINES.

OWNER: PARKER OAKS, L.P., 600 N PEARL, SUITE 1900 DALLAS TEXAS, 75201 PHONE: 214-758-8050
DEVELOPER: HLM DEVELOPMENT COMPANY, L.L.C. PO BOX 150855 FORT WORTH, TEXAS 76108 PHONE: 817-626-2600 FAX: 817-626-2668

ENGINEER: GORDON S. SWIFT CONSULTING ENGINEERS, INC GORDON S. SWIFT, P.E. - #23395 900 MONROE STREET, SUITE 404 FORT WORTH, TEXAS 76102 PHONE: 817-335-6464 FAX: 817-335-6467 EMAIL: DMCCINNIS@SWIFTENG.COM

SURVEYOR: STEVENS LAND SURVEYING 7300-B WEATHERFORD HWY. FORT WORTH, TEXAS 76116 ANDREW E. STEVENS TEXAS REGISTRATION NO. 5395 817-696-9775, FAX: 817-696-9780 EMAIL: STEVENS@SURVEYING@SBCGLOBAL.NET

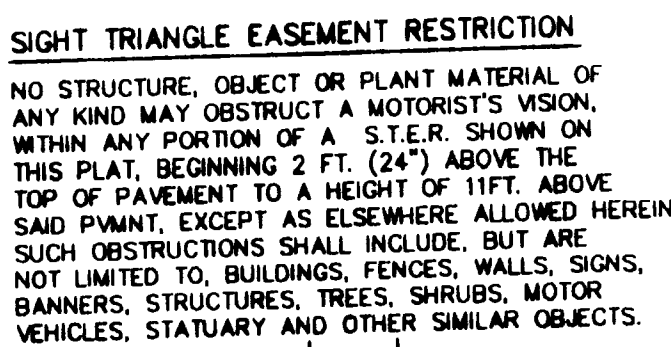
APPROVED BY CITY PLANNING & ZONING COMMISSION: [Signature] 5-2-05
CHAIRMAN, CITY PLANNING & ZONING COMMISSION DATE
AND ZONING COMMISSION

APPROVED BY CITY COUNCIL: [Signature] 5-2-05
MAYOR DATE
[Signature] 5-2-05
CITY SECRETARY DATE
[Signature] 5-2-05
CITY ENGINEER DATE

I, HEREBY CERTIFY THAT THIS PLAT OF PARKER OAKS, AN ADDITION TO THE CITY LIMITS OF THE CITY OF HUDSON OAKS, TEXAS WAS APPROVED BY THE CITY COUNCIL OF HUDSON OAKS, TEXAS, ON THE 2nd DAY OF May 2005

THIS IS TO CERTIFY THAT I, ANDREW E STEVENS, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS, HAVE PLATTED THE ABOVE SUBDIVISION FROM AN ACTUAL SURVEY ON THE GROUND, AND THAT ALL LOT CORNERS, ANGLE POINTS, AND POINTS OF CURVE SHALL BE PROPERLY MARKED ON THE GROUND, AND THAT THIS PLAT CORRECTLY REPRESENTS THAT SURVEY MADE BY ME.

ANDREW E STEVENS
TEXAS R.P.L.S. NUMBER 5395
DATE: 5/2/05



SIGHT TRIANGLE EASEMENT RESTRICTION
NO STRUCTURE, OBJECT OR PLANT MATERIAL OF ANY KIND MAY OBSTRUCT A MOTORIST'S VISION, WITHIN ANY PORTION OF A S.T.E.R. SHOWN ON THIS PLAT, BEGINNING 2 FT. (24") ABOVE THE TOP OF PAVEMENT TO A HEIGHT OF 11FT. ABOVE SAID PAVMT, EXCEPT AS ELSEWHERE ALLOWED HEREIN. SUCH OBSTRUCTIONS SHALL INCLUDE, BUT ARE NOT LIMITED TO, BUILDINGS, FENCES, WALLS, SIGNS, BANNERS, STRUCTURES, TREES, SHRUBS, MOTOR VEHICLES, STATUARY AND OTHER SIMILAR OBJECTS.



FINAL PLAT FOR PARKER OAKS

- LOTS A, 1-3, BLOCK 1
LOTS B & C, BLOCK 2
LOTS D, 1-11, BLOCK 3
LOTS 1-28, BLOCK 4
LOTS 1-3, BLOCK 6
LOTS 1-6, BLOCK 7

Being 71.968 acres in the J.C. RIDER SURVEY, Abst. No. 2503

City of Hudson Oaks Parker County, Texas.

PLAT FILED IN CAB C, SLIDE 257, DATE: 5/13/05

GORDON S. SWIFT CONSULTING ENGINEER, INC. SHEET 1 OF 2