VISIBILITY, ACCESS AND MAINTENANCE EASEMENTS

The area or areas shown on the plat as "VAM" (Visibility, Access and Maintenance Easements) are hereby given and granted to the City, as successors and assigns, as an easement to provide visibility, right of access for maintenance upon and across said easement. The City shall have the right but not the obligation to add any landscape improvements to the said easement, to erect any traffic control devices or signs, to remove any obstruction, and to meet drainage and all landscaping within the VAM easement. Should the City exercise the maintenance right, then it shall be permitted to remove and dispose of any and all landscape improvements, including without limitation, any trees, shrubs, flowers, ground cover and fixtures. The City may withdraw maintenance of the said easement at any time. The ultimate maintenance responsibility for the said easement shall rest with the owner. No building, fence, shrub, tree or other improvements or growth, which shall in any way endanger or interfere with the visibility, shall be constructed in, on, over or across the said easement. The City, its successors, assigns, or agents shall have the right and privilege at all times to enter upon the said easement or any part thereof for the purpose of and with all rights and privileges set forth herein.

NOTE:
Any development upon any lot, parcel, tract, or portion of WAL-MART SUBDIVISION is subject to all subdivision regulations of the City of Weatherford including, but not limited to, provisions for drainage and storm water control as well as the sanitary and accompanying easements and appurtenances.

SPECIAL NOTICE

NOTICE: Selling a portion of the addition by metes and bounds is a violation of City ordinance and State law, and is subject to fine and withholding of utilities and building permits.

SURVEYOR:
David Harlan
Harlan Land Surveying, Inc.
215 E. Eureka Street
Weatherford, TX 76086
(817) 569-0680 Phone
(817) 341-2833 Fax
www.harlanlandsurveying.com

OWNER:
DENNIS DURRETT
120 S. RAGSDALE STREET
JACKSONVILLE, TEXAS 75766

ACCT. NO.: 000-00-00-00-000
SQ. FT.: 0
CITY: 0
MAP NO.: 0

WAL-MART SUBDIVISION
AN ADDITION TO THE CITY OF WEATHERFORD
ACCORDING TO THE PLAT RECORDED
IN VOL. 1490, PG. 67 DEED RECORDS
PARKER COUNTY, TEXAS
APRIL, 2005