

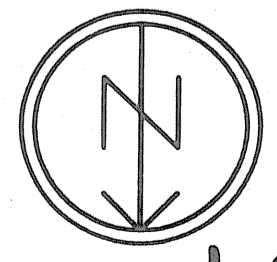
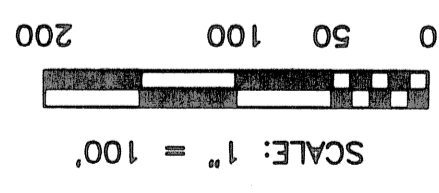
OWNER:
CLASSIQUE CUSTOM HOMES, INC.
 P. O. BOX 1236
 WEATHERFORD, TEXAS 76086
 817-714-8075

SURVEYOR:
GRANT ENGINEERING, INC.
 3244 HEMPHILL STREET
 FORT WORTH, TEXAS 76110
 817-923-3131 VOICE
 817-923-4111 FAX

ETJ STATEMENT

I HEREBY CERTIFY THAT NO PART OF THIS AMENDING PLAT LIES WITHIN THE EXTRA-TERRITORIAL JURISDICTION OF ANY CITY OR TOWN. I HEREBY SET MY SIGNATURE THIS DAY OF 13 2008.

[Signature]
 SID WHITENER, SECRETARY
 CLASSIQUE CUSTOM HOMES, INC.
 Book 673484
 Page 761



C-667

GENERAL PLAT NOTES

1. THE PRIVATE STREET SHOWN HEREON (SCOUT TRAIL) AND DESIGNATED AS LOT 7HR IS 60 FEET WIDE, AND IS THE MAINTENANCE OBLIGATION OF THE HOMEOWNERS ASSOCIATION. THE TRACT SHOWN HEREON AS THE "WILSON" TRACT, AS WELL AS LOTS 1 THROUGH 6 AND 8R SHALL HAVE PERPETUAL ACCESS TO THE PRIVATE STREET, WHICH IS ALSO DESIGNATED AS EMERGENCY ACCESS EASEMENT, UTILITY EASEMENT AND DRAINAGE EASEMENT. THE CURRENT AND FUTURE OWNERS OF THE WILSON TRACT WILL BE MEMBERS OF THE HOMEOWNERS ASSOCIATION.
2. STREETS TO BE 2 COURSE PENETRATION (AS PER COUNTY SPECS), 22 FEET WIDE ON A 6" COMPACTED BASE.
3. WATER BY INDIVIDUAL WELLS.
4. SEWER BY ON-SITE SEPTIC SYSTEMS.
5. ALL SEWER AND WATER FACILITIES ARE TO BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH TCEQ RULES AND REGULATIONS.
6. WATER WELLS AND SEPTIC SYSTEMS TO BE SEPARATED BY A MINIMUM OF 100 FEET.
7. ALL FRONT AND SIDE STREET BUILDING LINES ARE 30 FEET.
8. THERE SHALL BE A 10 FEET WIDE UTILITY EASEMENT ALONG ALL STREET FRONTAGES, A 20 FEET WIDE UTILITY EASEMENT CENTERED ON ALL COMMON SIDE LOT LINES (10 FEET WIDE ON EACH LOT), AND A 10 FEET WIDE UTILITY EASEMENT ALONG ALL REAR LOT LINES. THESE EASEMENTS ARE NOT SHOWN ON THE PLAT DUE TO SCALE LIMITATIONS.
9. PARKER COUNTY AND THE PARKER COUNTY COMMISSIONER'S COURT ARE NOT RESPONSIBLE FOR THE ENFORCEMENT OF DEED RESTRICTIONS OR THE MAINTENANCE OF STREETS.
10. NO LOT SHALL BE DEVELOPED BY ITS OWNER THAT WILL CREATE DRAINAGE PROBLEMS FOR ANY ADJACENT LOT. EACH LOT SHALL RECEIVE DRAINAGE AND CONVEY DRAINAGE ACROSS ITS BOUNDARIES TO CONFORM GENERALLY WITH NATURAL DRAINAGE COURSES.
11. A PORTION OF THE SUBJECT PROPERTY LIES WITHIN THE 100-YEAR FLOOD PLAIN ACCORDING TO THE FLOOD INSURANCE RATE MAP DESIGNATED AS "PARKER COUNTY, TEXAS", COMMUNITY 480520, PANEL 0205-C, BEARING A REVISION DATE OF JANUARY 3, 1997.

882 DENOTES MINIMUM FINISH FLOOR ELEVATION

AREA OF UNPLATTED LAND BEING PART OF THIS AMENDING PLAT 60,868 SF OR 1.397 AC.
 NEW PRIVATE STREETS BEING PART OF THIS AMENDING PLAT
 31,560 SF OR 0.725 AC.
 TOTAL PRIVATE STREETS FROM ORIGINAL PLAT PLUS THIS AMENDING PLAT
 82,337 SF OR 1.890 AC.

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA
C-1	420.00'	118.64'	16'11"06"
C-2	480.00'	135.59'	16'11"06"
C-3	55.00'	86.46'	90'04"17"

THIS IS THE ONLY PORTION OF THE AMENDING PLAT THAT LIES WITHIN THE 100-YEAR FLOODPLAIN

WESTERN TRADE SHOWS VOL. 1734, PG. 1232

8^{5/8}" SET ROD
 460.16' S 01°42'20" W
 ABSTRACT NO. 806 199.27'

COLBERT LUTTRELL SURVEY, ABSTRACT NO. 806 199.27'

APPROX. CENTERLINE OF EASEMENT TO SINGULAR PIPELINE PER VOL. 267, P. 910

APACHE FLATS
LOTS 7HR & 8R
AMENDING PLAT

1.3973 ACRES OUT OF THE
 A. R. JACKSON SURVEY ABSTRACT NO. 767
 PARKER COUNTY, TEXAS
 TOGETHER WITH
 LOTS 7H & 8H, APACHE FLATS
 AN ADDITION TO PARKER COUNTY, TEXAS
 AS RECORDED IN CABINET C, SLIDE 381

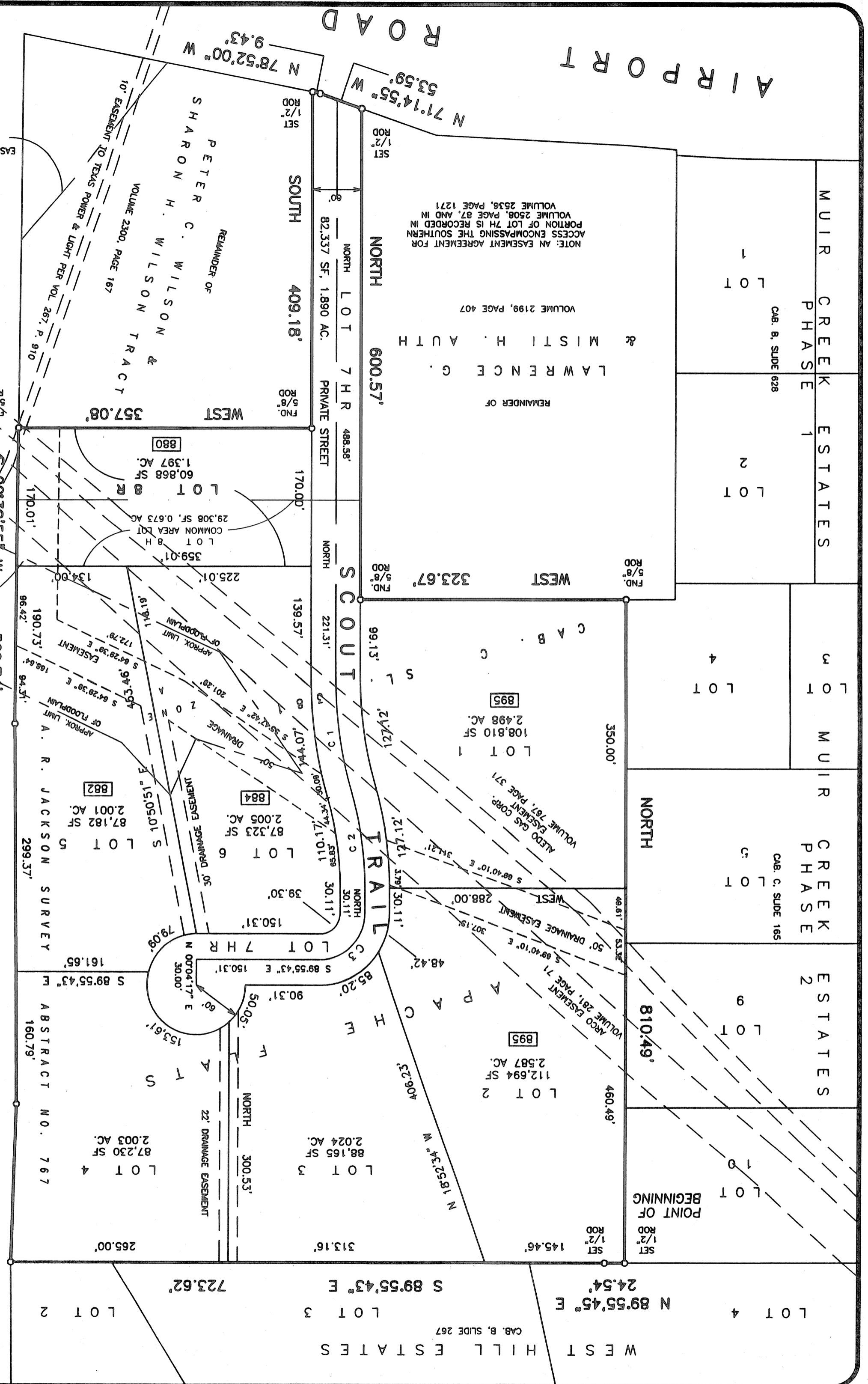
MARCH, 2008
 1 AMENDED RESIDENTIAL LOT
 1 AMENDED PRIVATE STREET LOT

PLAT RECORDED IN
 PLAT CABINET
 SLIDE
 DATE

ACCT. NO.: 10143
 SOG. DIST.: AL
 CITY: CO
 MAP NO.: J-17

Engineers
 Surveyors
 3244 Hemphill Street
 Fort Worth, Texas 76110-4014
 817-923-3131
 Planners

SHEET 1 OF 2



AIRPORT ROAD

MUIR CREEK PHASE 1 ESTATES
 CAB. B, SLIDE 628
 LOT 1
 LOT 2

MUIR CREEK PHASE 1 ESTATES
 CAB. B, SLIDE 165
 LOT 3
 LOT 4

MUIR CREEK PHASE 2 ESTATES
 CAB. B, SLIDE 267
 LOT 5
 LOT 6

MUIR CREEK PHASE 2 ESTATES
 CAB. B, SLIDE 267
 LOT 7
 LOT 8

MUIR CREEK PHASE 2 ESTATES
 CAB. B, SLIDE 267
 LOT 9
 LOT 10

NOTE: AN EASEMENT AGREEMENT FOR ACCESS ENCOMPASSING THE SOUTHERN PORTION OF LOT 7H IS RECORDED IN VOLUME 2508, PAGE 87, AND IN VOLUME 2536, PAGE 1271

REMAINDER OF LAWRENCE G. & MISTI H. AUTH

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