

Cab. B. Slide 764

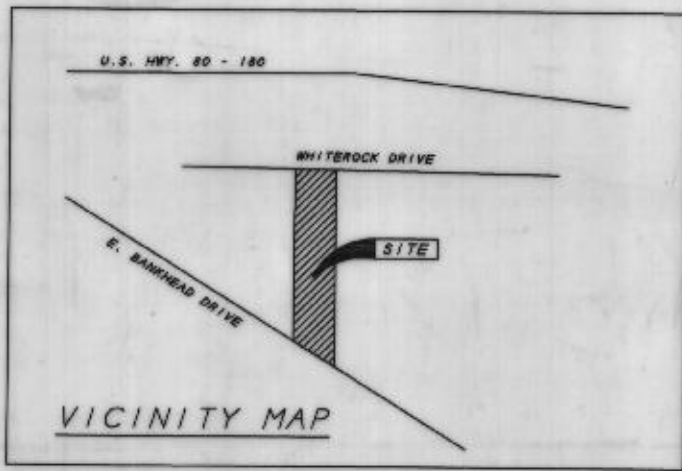


SCALE: 1" = 100'



LEGEND

- TRACT BOUNDARY
- CONTROL MONUMENT
- SET MONUMENT



NOTE: ACCORDING TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE AND ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 480522 0005 D DATED JANUARY 3, 1997 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

EASEMENT NOTE:

THERE SHALL EXIST A 5.0 FOOT UTILITY EASEMENT ALONG ALL INTERIOR LOT LINES AND A 10.0 FOOT UTILITY EASEMENT ALONG ALL STREET LINES.

THAT I (WE), GERALD J. HOWETH AND SANDRA K. HOWETH, BEING THE OWNERS OF THE LAND DESCRIBED IN DEED RECORDED IN VOLUME 2060, PAGE 664 OF THE REAL RECORDS OF PARKER COUNTY, TEXAS:

DO HEREBY WAIVER ALL CLAIMS FOR DAMAGES AGAINST THE CITY OF WEATHERFORD OCCASIONED BY THE ESTABLISHMENT OF GRADES OR THE ALTERATION OF THE SURFACE OF ANY PORTION OF THE EXISTING STREETS AND ALLEYS, OR NATURAL CONTOURS TO CONFORM TO THE GRADES ESTABLISHED IN THIS SUBDIVISION.

*Gerald J. Howeth*  
GERALD J. HOWETH

*Sandra K. Howeth*  
SANDRA K. HOWETH

SWORN AND SUBSCRIBED BEFORE ME ON THIS 13th DAY OF Dec. 2002.

*Rebecca Stokes*  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



JURISDICTION NOTE:

THIS TRACT LIES WITHIN THE CORPORATE LIMITS OF THE CITY OF WEATHERFORD, PARKER COUNTY TEXAS.

NOTES:

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

EASEMENT DEDICATION:

The easements indicated on this plat are for the purpose of constructing, using, and maintaining public utilities including underground conduits, manholes, pipes, valves, posts, above ground cables, wires, or combination thereof, together with the rights of ingress and egress.

*Gerald J. Howeth*  
GERALD J. HOWETH

*Sandra K. Howeth*  
SANDRA K. HOWETH

SURVEYOR'S CERTIFICATION

I, B.F. RIVERS, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2190, STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT TRULY REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION ON THE GROUND.

B.F. RIVERS, M.S., P.E., R.P.L.S.

OCTOBER, 2002

OWNERS  
GERALD J. HOWETH  
SANDRA K. HOWETH



DEVELOPER  
BANKHEAD PARTNERS LTD  
GEORGE GRISSOM, PARTNER  
101 YUCCI TRAIL NORTH  
FORT WORTH, TEXAS 76108  
817-246-7349

SURVEYOR  
RIVERS & ASSOCIATES  
ENGINEERS & SURVEYORS  
P.O. BOX 1447 - 139 CROWLEY LANE  
MINERAL WELLS, TEXAS 76066  
940-325-8613  
FAX 940-325-8028

FINAL PLAT  
LOTS 1 - 4, BLOCK 1  
BANKHEAD PARTNERS ADDITION  
BEING 3.04 ACRES  
SITUATED IN THE  
SARAH MONK SURVEY, ABSTRACT NO. 906  
AN ADDITION TO THE CITY OF WEATHERFORD,  
PARKER COUNTY, TEXAS

SHEET 1 OF 1

STATE OF TEXAS

COUNTY OF PARKER

NOW THEREFORE know all men by these presents:

THAT We, GERALD J. HOWETH and wife, SANDRA K. HOWETH, Volume 2060, Page 664 being the owners of the land shown hereon and being more particularly described as follows:

BEING 3.04 acres out of Block 21 and 22 of the Sarah Monk Survey, Abstract No. 906, Parker County, Texas and being the same tract conveyed to Jerry and Tressa Mathis by deed recorded in Volume 1617, Page 59 of the Real Records of Parker County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod, found in place, on the North line of East Bankhead Drive and at the Southeast corner of that certain tract conveyed to Dan Doss by deed recorded in Volume 455, Page 650 of the Deed Records of Parker County, Texas, said point being by deed call South 715.79 feet and East 353.00 feet from the Northeast corner of said Block 22 for the Southeast corner of this tract:

THENCE N 63D 39' 00" W, along and with the North line of said East Bankhead Drive, a distance of 150.00 feet to a 3/4 inch pipe, found in place, at the Southeast corner of that certain tract conveyed to J.L. Allen by deed recorded in Volume 239, Page 252 of the Real Records of Parker County, Texas for the Southeast corner of this tract:

THENCE N 00D 02' 24" E, along and with the East line of said Allen tract and along and with the East line of that certain tract conveyed to Arthur Williamson, Jr. by deed recorded in Volume 434, Page 297 of the Deed Records of Parker County, Texas, a distance of 950.54 feet to a 1/2 inch iron rod, found in place, on the South line of White Rock Drive for the Northeast corner of this tract:

THENCE N 86D 30' 01" E, along and with the South line of said White Rock Drive, a distance of 134.00 feet to a 1/2 inch iron rod, set, at the Northeast corner of said Doss tract for the Northeast corner of this tract:

THENCE South, along and with the West line of said Doss tract, a distance of 1025.30 feet to the place of beginning and containing 3.04 acres.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That We, GERALD J. HOWETH and SANDRA K. HOWETH owners, do hereby adopt this plat of the above described real property to be known as:

Lots 1 - 4, Block 1  
BANKHEAD PARTNERS ADDITION  
Weatherford, Parker County, Texas

and do hereby convey to the Public's use forever, the streets, alleys, rights-of-way, easements and other public areas shown thereon.

Executed this the 13th day of Dec. 2002.

*Gerald J. Howeth*  
GERALD J. HOWETH

*Sandra K. Howeth*  
SANDRA K. HOWETH

STATE OF TEXAS

COUNTY OF PARKER

Before me, the undersigned authority, on this day personally appeared:

GERALD J. HOWETH and wife, SANDRA K. HOWETH  
Known to me to be the persons whose names are subscribed to the above instrument and they acknowledged to me that they executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

Given under my hand and seal on this the 13th day of Dec. 2002.

*Rebecca Stokes*  
Notary Public

My Commission Expires: 9-7-03



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.

*Gerald J. Howeth*  
GERALD J. HOWETH

*Sandra K. Howeth*  
SANDRA K. HOWETH

SWORN AND SUBSCRIBED BEFORE ME ON THIS 13th DAY OF Dec. 2002.

*Rebecca Stokes*  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



Doc 00466580 Bk OR Vol 2067 Pg 1629

Slide 764  
Cab. B

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
On Dec 31, 2002 at 01:43P

Document Number: 00466580  
Amount: \$6.00  
By Sherry Jackson

STATE OF TEXAS COUNTY OF PARKER  
I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of Parker County as stamped hereon by me.

Dec 31, 2002

JEROME BRANSON, COUNTY CLERK  
PARKER COUNTY

APPROVED BY THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS ON

THIS THE 12 DAY OF 31, 2002

*Clayton Winkler*  
CITY SECRETARY

Recorded on this \_\_\_\_\_ day of \_\_\_\_\_, 2002

in Vol. (Cab.) \_\_\_\_\_, Pg. (Slide) \_\_\_\_\_ of the  
Plat Records of Parker County, Texas.

County Clerk, Parker County, Texas.