

Final Plat
 Lot 1 thru 46, Block A &
 Lots 1 thru 11, Block B
BEAR CREEK RANCH
 An Addition to Parker County, Texas

Being 148.85 Acres Situated in the
 JAMES BRADLEY SURVEY, Abstract No. 119;
 JAMES BRADLEY SURVEY, Abstract No. 120;
 JOHN D. BAY SURVEY, Abstract No. 195;
 J.H. REAN SURVEY, Abstract No. 1106;
 and the
 I. & G.N. RR. CO. SURVEY, Abstract No. 1799
 Parker County, Texas

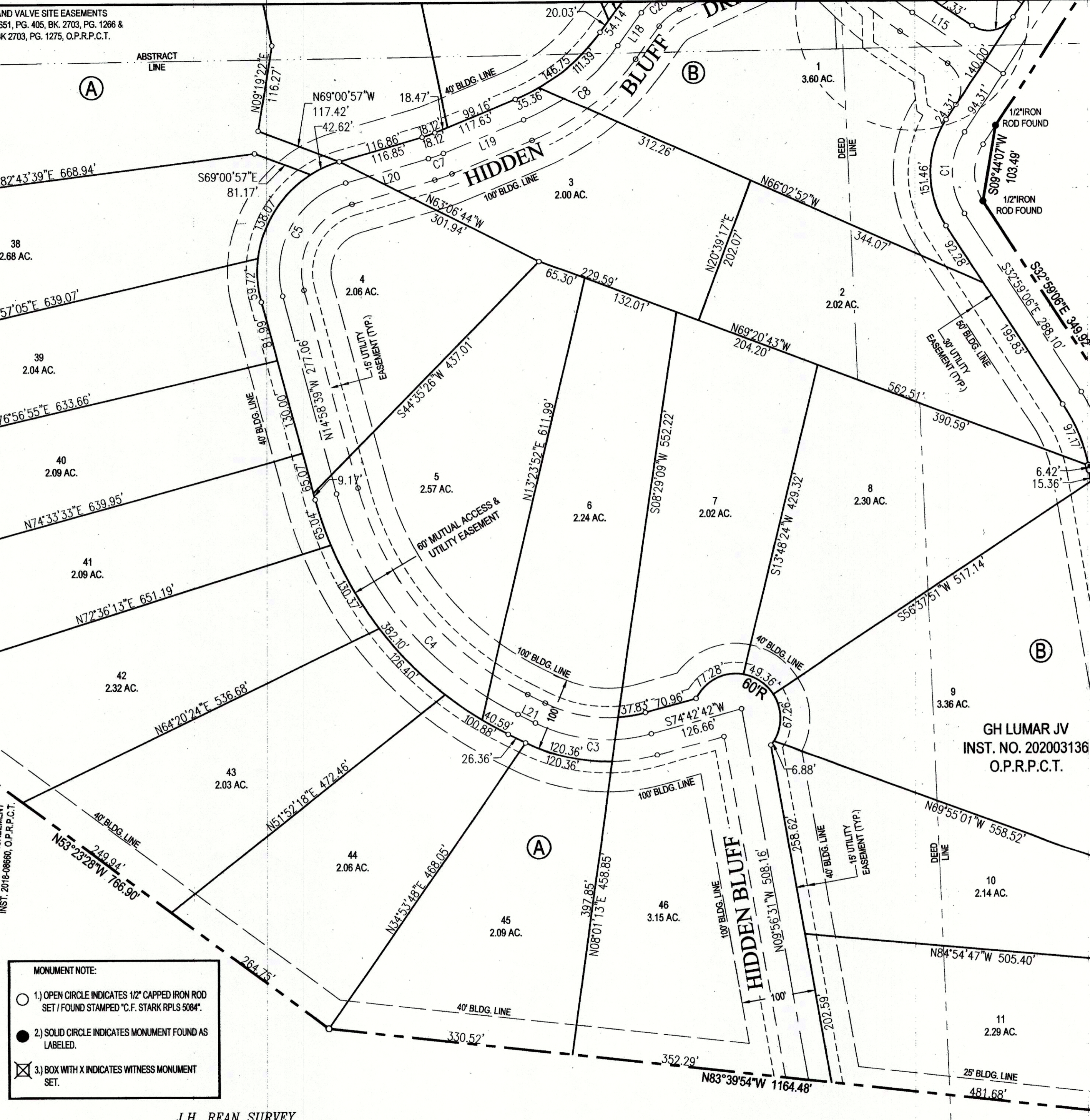
MINIMUM FINISH FLOOR NOTE:
 MFFE = MINIMUM FINISH FLOOR ELEVATION

1/2" IRON ROD FOUND
 S09°47'14"E
 55.16'
 S80°12'46"W
 60.09'
 Δ 1°31'55"
 R 240.00'
 L 6.42
 T 3.21
 Ch B S10°33'11"E
 Ch L 6.42'

J.H. REAN SURVEY
 ABSTRACT NO. 1106

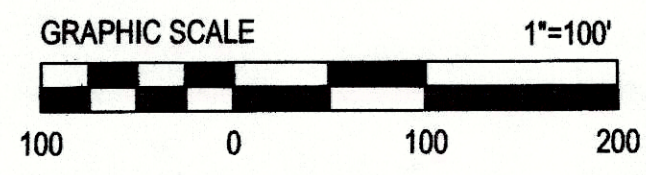
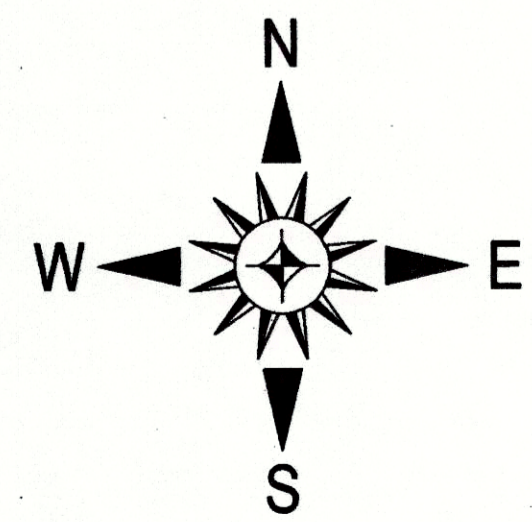
BM318, LLC
 INST. NO. 201829926
 O.P.R.P.C.T.

GH LUMAR JV
 INST. NO. 202003136
 O.P.R.P.C.T.



MONUMENT NOTE:

- 1) OPEN CIRCLE INDICATES 1/2" CAPPED IRON ROD SET / FOUND STAMPED "C.F. STARK RPLS 5084".
- 2) SOLID CIRCLE INDICATES MONUMENT FOUND AS LABELED.
- 3) BOX WITH X INDICATES WITNESS MONUMENT SET.



J.H. REAN SURVEY
 ABSTRACT NO. 1106

GH LUMAR JV
 INST. NO. 201924134
 O.P.R.P.C.T.

FILED FOR RECORD PARKER COUNTY, TEXAS PLAT RECORD	OWNER: GH LUMAR JV P.O. BOX 1840 ALEDO, TEXAS 76008	B Barron-Stark Engineers	6221 Southwest Boulevard, Suite 100 Fort Worth, Texas 76132 (O) 817.231.8100 (F) 817.231.8144 Texas Registered Engineering Firm F-10998 Texas Registered Survey Firm F-10158800 www.barronstark.com	JOB No. 107-9607 DATE APRIL 2020 SHEET
CABINET E , SLIDE 351 DATE _____				3 of 6

USER: GARY GREEN
 PLOTTED ON: 6/25/2020 7:18 AM
 FILE NAME: \BARRON\STARK\ENGIN\107 MARTIN LAND SALES\9607 - BEAR CREEK RANCH\DWG\06 PLAT\107-9607 BEAR CREEK FINAL PLAT.DWG