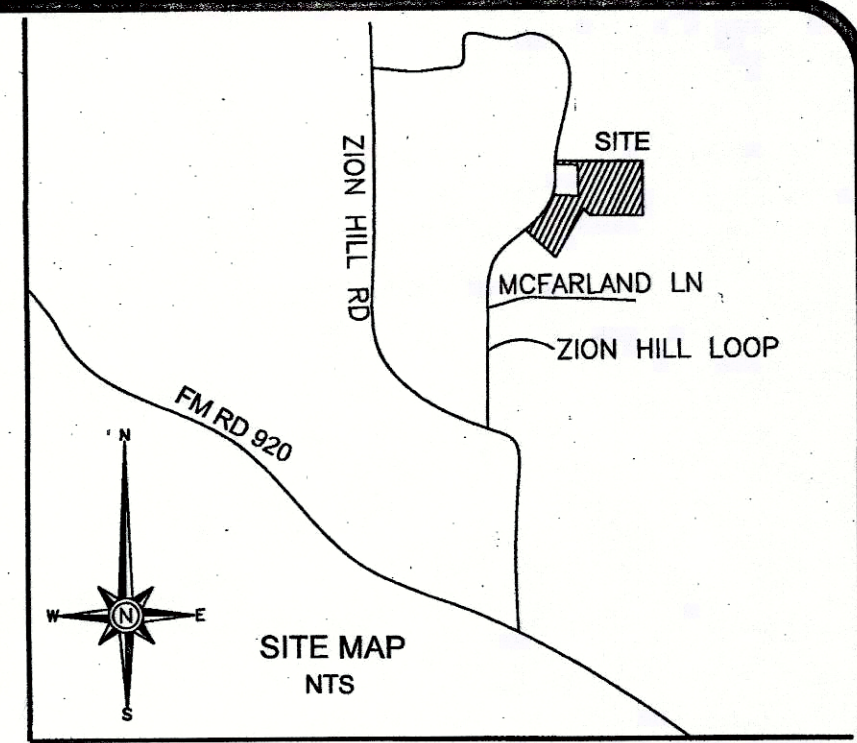


NOTE: MINIMUM FINISHED FLOOR DETERMINED BY WHITWORTH ENGINEERING,  
 4200 N. MAIN, STE.150  
 FORT WORTH, TEXAS, 76106  
 817: 236-8106



LINE TABLE

L1	S 61°23'11"E	13.71'
L2	N 28°59'29"E	170.66'
L3	S 61°49'52"E	9.78'
L4	N 29°19'28"E	71.47'
L6	N 54°13'58"W	85.64'
L7	N 27°09'13"E	50.10'
L8	N 28°31'02"E	35.00'

DONNA L. L. LEMONS  
 DOC# 201901857  
 24 ACRES

DONNA L. L. LEMONS  
 DOC# 201901857  
 24 ACRES

JBM III JOINT VENTURE  
 DOC# 201501820

NOTE: ACCORDING TO THE FEDERAL EMERGENCY  
 MANAGEMENT AGENCY (FEMA) AND FEDERAL INSURANCE  
 ADMINISTRATION FLOOD INSURANCE RATE MAP  
 COMMUNITY PANEL NUMBER: 48367 C 0275 E  
 EFFECTIVE DATE: SEPTEMBER 26, 2008  
 PORTIONS OF THIS PROPERTY DOES LIE WITHIN A  
 FLOOD HAZARD AREA.  
 ZONE "A": NO BASE FLOOD ELEVATION DETERMINED  
 ZONE "X": OUTSIDE 100-YEAR FLOOD DETERMINED  
 NOTE: BEARING BASIS IS TEXAS STATE PLANE  
 SYSTEM, NORTH CENTRAL ZONE, NAD 83

JONATHAN STRAUSS  
 VOLUME 2809, PAGE 1149

MINIMUM FINISHED FLOOR = 1054.0

LOT 3  
 13.0 AC  
 (566232 SF)  
 MINIMUM FINISHED FLOOR = 1054.0

LOT 2  
 4.116 AC  
 (179280 SF)

DRAINAGE EASEMENT TABLE

E1	N 73°14'29"W	52.03'
E2	S 79°45'21"W	54.13'
E3	S 69°58'08"W	27.23'
E4	S 61°20'10"W	35.87'
E5	S 70°01'01"W	37.56'
E6	N 86°51'49"W	46.92'
E7	N 60°56'43"W	65.54'
E8	N 77°28'16"E	65.09'
E9	S 85°22'48"E	63.75'
E10	S 70°55'30"E	72.66'

ACCT. NO.: 10453  
 SCH. DIST.: WE  
 CITY: H-12  
 MAP NO.: NWE

MINOR PLAT  
 LOT 1, LOT 2 AND LOT 3  
 BEEMANS BRANCH  
 IN THE EXTRA-TERRITORIAL JURISDICTION OF  
 THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS  
 Being 24.00 acres situated in and being a portion of the  
 J. M. Jones Survey, Abstract No. 744, Parker County, Texas

20744.003.004.00  
 MAY 2019

SCALE: 1" = 100'

HARLAN LAND SURVEYING, INC.  
 106 EUREKA STREET  
 WEATHERFORD, TX 76086  
 METRO(817)596-9700-(817)599-0880  
 FAX: METRO(817) 341-2833  
 FIRM# 10088500

IRF 1/2" IRON ROD UNLESS NOTED  
 IRS 1/2" IRON ROD (HARLAN, 2074 "CAP")

SHEET ONE OF THREE

Cabinet/Instrument#

E Slide 296

