

NOTICE: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law, and is subject to fines and withholding of utilities and building permits.

201302367 PLAT Total Pages: 1

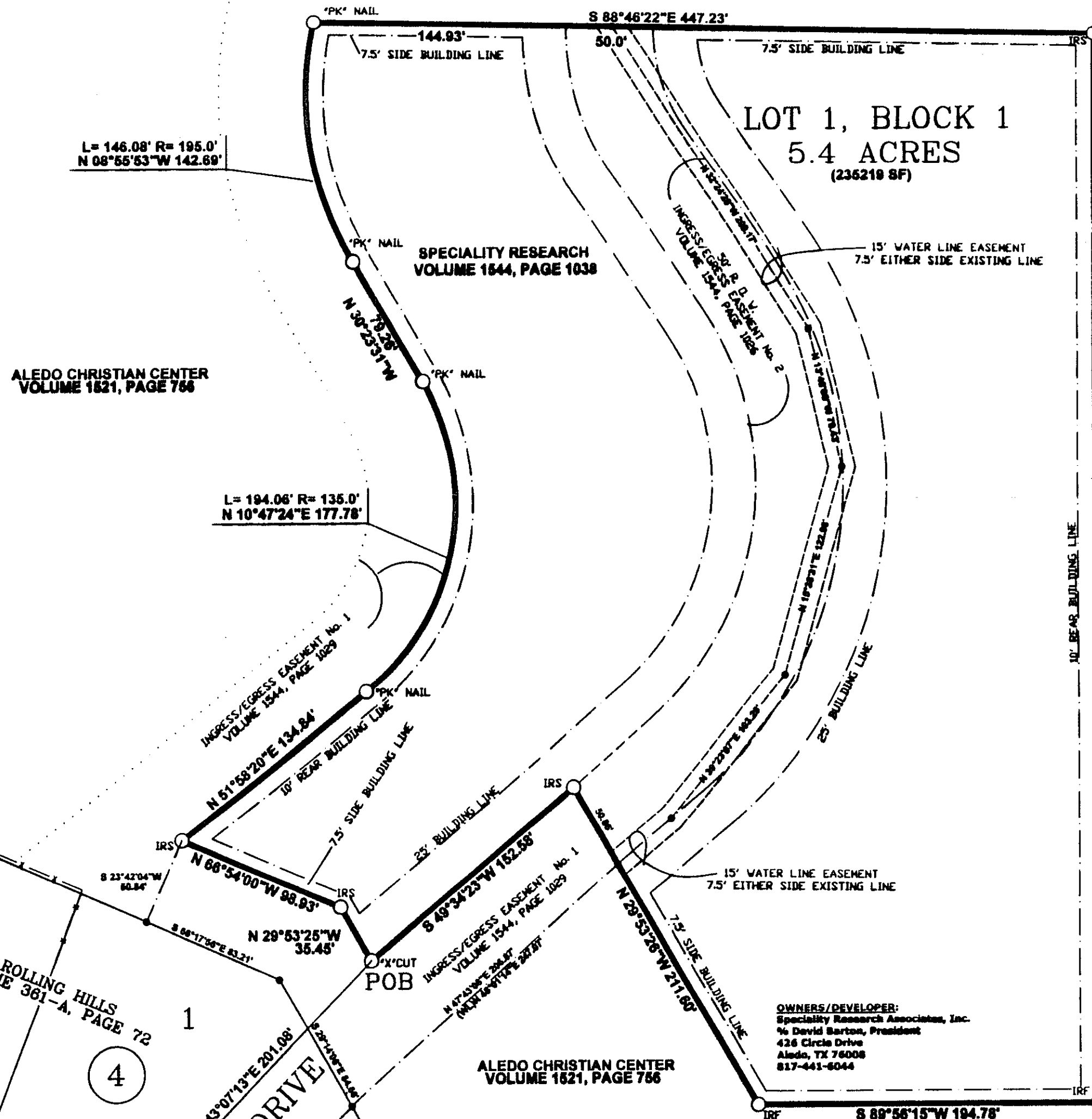
D-221

NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 48397 5 0450 E EFFECTIVE DATE: SEPTEMBER 28, 2008 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

- NOTE:
- 1/2" IRON PINS SHALL BE SET AT ALL PROPERTY CORNERS AT THE CONCLUSION OF ALL CONSTRUCTION ACTIVITIES.
 - BUILDING LINES SET AS REQUIRED BY ZONING ORDINANCE.

ALEDO CHRISTIAN CENTER
VOLUME 1371, PAGE 1473

INGRESS/EGRESS EASEMENT No. 1
VOLUME 1544, PAGE 1029



LOT 1, BLOCK 1
5.4 ACRES
(236219 SF)

SPECIALITY RESEARCH
VOLUME 1644, PAGE 1038

ALEDO CHRISTIAN CENTER
VOLUME 1621, PAGE 766

ALEDO CHRISTIAN CENTER
VOLUME 1521, PAGE 756

OWNERS/DEVELOPER:
Speciality Research Associates, Inc.
c/o David Barton, President
426 Circle Drive
Aledo, TX 76008
817-441-6044

KNOW ALL MEN BY THESE PRESENTS:
That I, David Harlan Jr., a Registered Public Land Surveyor of the State of Texas, do hereby certify that I prepared this plat from particular and accurate surveys of the land and that the corner monuments are properly placed in accordance with the Subdivision Ordinance of the City of Aledo, Texas.
David Harlan, Jr.
Registered Professional Land Surveyor
NOVEMBER, 2012



CHERYL L. GREEN
VOLUME 706, PAGE 470

ELANE GUE SHAW
VOLUME 706, PAGE 470

BILLIE J. SHAW
VOLUME 1646, PAGE 612

STATE OF TEXAS)
COUNTY OF PARKER)
WHEREAS, SPECIALITY RESEARCH ASSOCIATES, INC. (Volume 1544, Page 1038), acting by and through its duly authorized agent, acting by and through its duly authorized agent) is the Owner of 5.4 Acres situated in and being a portion of the L. R. FAWKS SURVEY, ABSTRACT No. 483 in the City of Aledo, Parker County, Texas and being more particularly described as follows:

COMMENCING from an iron rod found at the intersection of the north right of way line of Hillside Drive and the west right of way line of Circle Drive at the southwest corner of Lot 1, Block 4, Rolling Hills, Phase IV, an addition to the City of Aledo, Parker County, Texas, according to the plat recorded in Volume 361-A, Page 72, Plat Records, Parker County, Texas; THENCE N 43°07'13" E, passing the northeast line of said Rolling Hills, Phase IV, 201.06 feet to an "X" cut in concrete and POINT OF BEGINNING; THENCE N 29°53'28" W, 35.45 feet to an iron rod set; THENCE N 66°54'00" W, 98.93 feet to an iron rod set; THENCE N 51°58'20" E, 134.84 feet to a "PK" nail set at the beginning of a curve to the left with a radius of 135.0 feet and whose chord bears N 10°47'24" E, 177.78 feet; THENCE with said curve to the left through a central angle of 82°21'46" and a distance of 194.06 feet to a "PK" nail set; THENCE N 30°23'31" W, 79.25 feet to a "PK" nail set at the beginning of a curve to the right with a radius of 195.0 feet and whose chord bears N 08°55'53" W, 142.69 feet; THENCE with said curve to the right through a central angle of 42°55'21" and a distance of 146.58 feet to a "PK" nail set; THENCE S 09°46'22" E, 447.23 feet to an iron rod set; THENCE S 00°03'48" E, 611.36 feet to an iron rod found; THENCE S 89°56'15" W, 194.78 feet to an iron rod found; THENCE N 29°53'28" W, 211.60 feet to an iron rod set; THENCE S 49°34'23" W, 182.58 feet to the POINT OF BEGINNING and containing 5.4 acres (236219 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, SPECIALITY RESEARCH ASSOCIATES, INC., acting herein by and through its duly authorized officer, does hereby adopt this plat designating the herein above described property as LOT 1, BLOCK 1, CIRCLE DRIVE ADDITION, AN ADDITION TO THE CITY OF ALEDO, PARKER COUNTY, TEXAS, Being of 5.4 Acres situated in and being a portion of the L. R. Fawks Survey, Abstract No. 483 in the City of Aledo, Parker County, Texas, and does hereby dedicate, in fee simple, to the public use forever, the streets, rights-of-way, and other public improvements shown thereon. The streets and alleys, if any, are dedicated for street purposes. The easements and public use areas, as shown, are dedicated, for the public use forever, for the purposes indicated on this plat. No buildings, fences, trees, shrubs or other improvements or growths shall be constructed or placed upon, over or across the easements as shown, except that landscape improvements may be placed in landscape easements, if approved by the City Council of the City of Aledo. In addition, utility easements may be used for the mutual use and accommodation of all public utilities desiring to use or using the same unless the easement limits the use to particular utilities, said use by public utilities being subordinate to the public's and City of Aledo's use thereof. The City of Aledo and public utility entities shall have the right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which may in any way endanger or interfere with the construction, maintenance, or efficiency of their respective systems in said easements. The City of Aledo and public utility entities shall at all times have the full right of ingress and egress to or from their respective easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, reading meters, and adding to or removing all or parts of their respective systems without the necessity at any time procuring permission from anyone.

This plat approved subject to all platting ordinances, rules, regulations and resolutions of the City of Aledo, Texas

WITNESS, my hand, this the 7 day of July, 2013.

David Barton, President

STATE OF TEXAS)
COUNTY OF PARKER)
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared _____, known to me by the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 7 day of July, 2013.

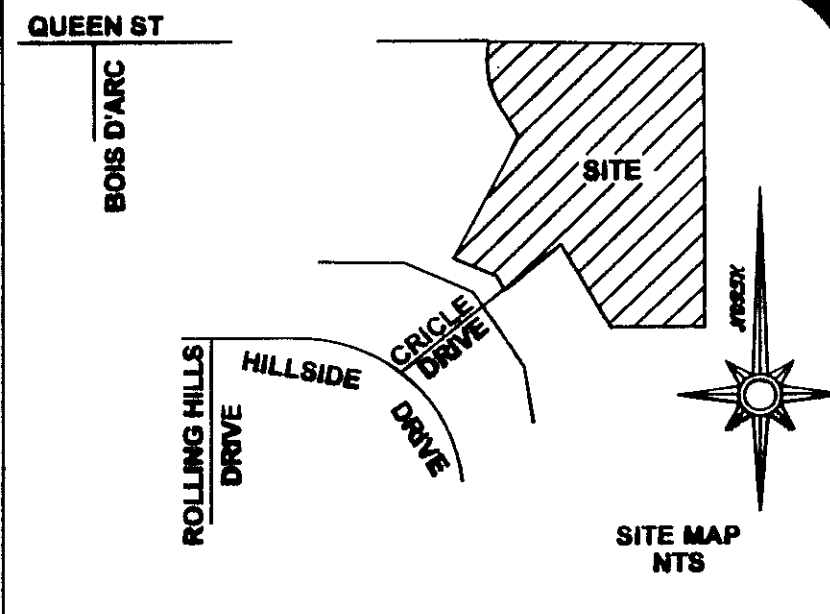
Notary Public in and for the State of Texas

My Commission Expires On:



FINAL PLAT
LOT 1, BLOCK 1
CIRCLE DRIVE ADDITION
AN ADDITION TO THE CITY OF ALEDO
PARKER COUNTY, TEXAS

Being 5.4 Acres situated in and being a portion of the L. R. Fawks Survey, Abstract No. 483, in the City of Aledo, Parker County, Texas



UTILITY EASEMENTS
ANY PUBLIC FRANCHISED UTILITY, INCLUDING THE CITY OF ALEDO, SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCE, TREE, SHRUB, OTHER GROWTH OR IMPROVEMENTS WHICH IN ANY WAY ENDANGERS OR INTERFERES WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF ITS RESPECTIVE SYSTEMS ON ANY OF THE EASEMENTS SHOWN ON THE PLAT; AND THEY SHALL HAVE THE RIGHT AT ALL TIMES TO INGRESS AND EGRESS UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING, AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

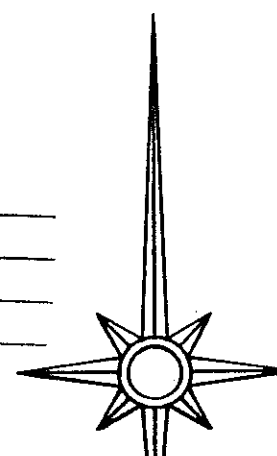
APPROVAL OF THE PLAT SHALL BE INVALID UNLESS THE APPROVED PLAT FOR SUCH ADDITION IS RECORDED IN THE OFFICE OF THE COUNTY CLERK OF PARKER COUNTY, TEXAS WITHIN SIX (6) MONTHS FROM THE DATE OF FINAL APPROVAL BY THE ALEDO CITY COUNCIL.

CITY OF ALEDO, TEXAS
CITY COUNCIL
NOTE:
THIS PLAT IS VALID ONLY IF RECORDED WITHIN SIX (6) MONTHS AFTER DATE OF APPROVAL.
PLAT APPROVED DATE: December 20, 2012
BY: *K. Marshall*
MAYOR, CITY OF ALEDO, TEXAS
BY: *Jeane Brunson*
SECRETARY, CITY OF ALEDO, TEXAS

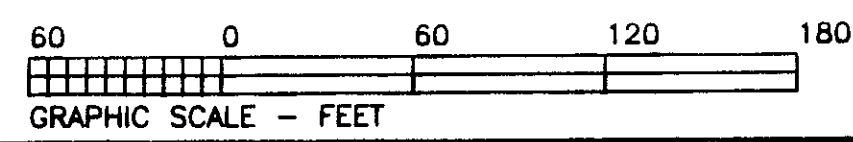
FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Jeane Brunson
201302367
01/31/2013 11:50 AM
Fee: 55.00
Jeane Brunson, County Clerk
Parker County, Texas
PLAT

ACCT. NO.: 11195
SCH. DIST.: AL
CITY: ALEDO
MAP NO.: M-18



SCALE: 1" = 60'



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