

STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES

"There shall be provided at the intersections of public streets, Visibility, Access and Maintenance (VAM) Easement required in the Section 3-47 of the Traffic Engineering Design Standards Section 2.4 of the Subdivision Ordinance of the City."

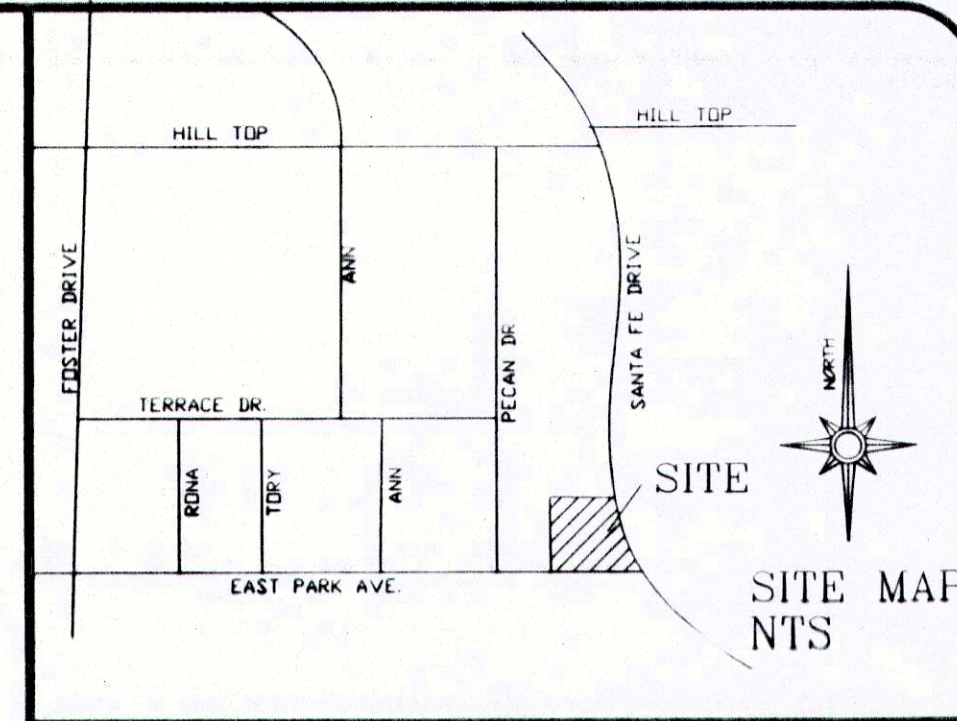
NOTE: We do hereby waive all claims for damages against the City occasioned by the establishment of grades or the alterations of the surface of any portion of the existing streets and alleys, or natural contours, to conform to the grades established in the subdivision.

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

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.

201423591 PLAT Total Pages: 1

NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 49367 C 0385 E EFFECTIVE DATE: SEPTEMBER 26, 2008 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.



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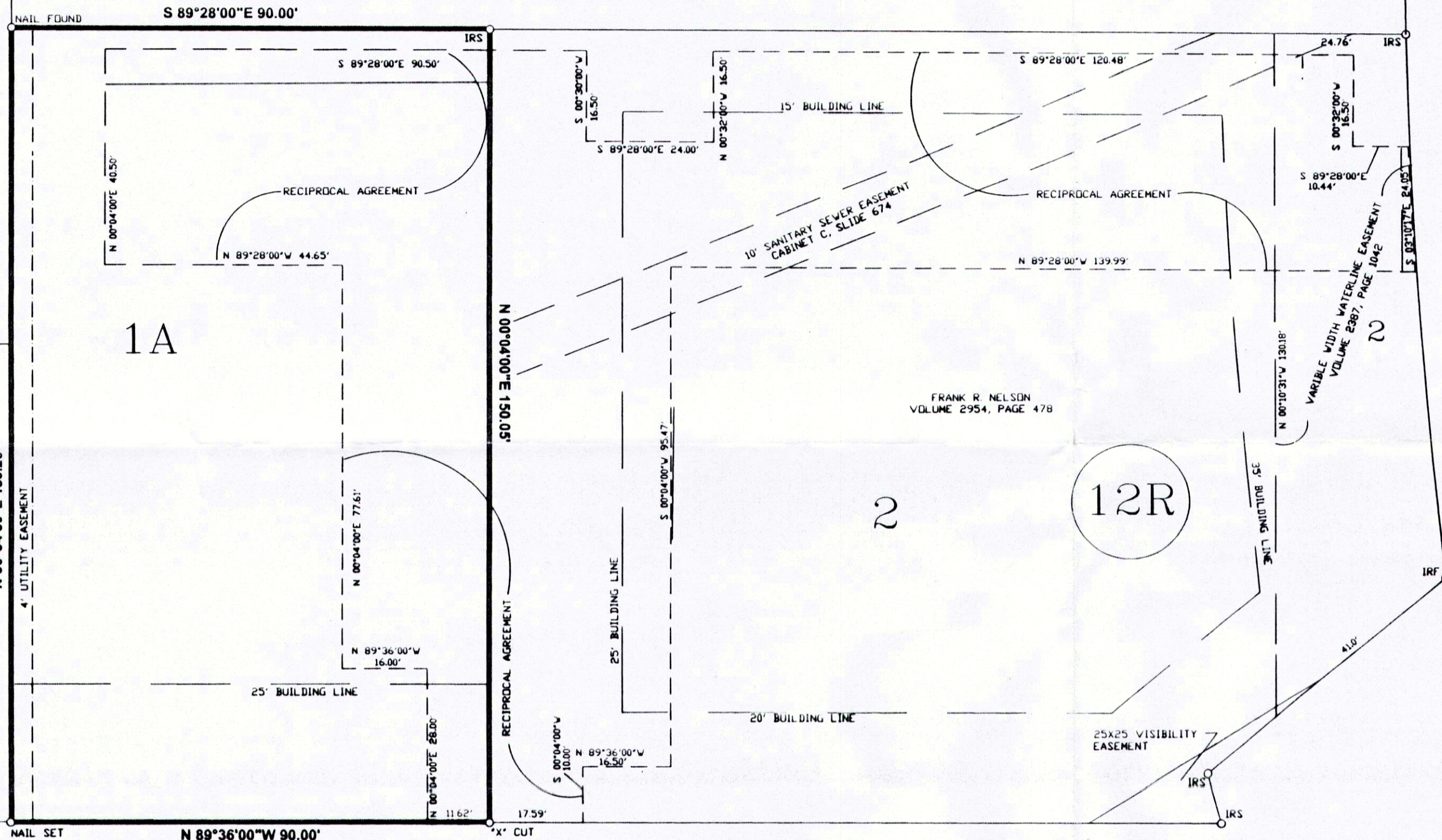
COLLEGE PARK ADDITION
PLAT CABINET A, SLIDE 93

6

11

12

COLLEGE PARK ADDITION
PLAT CABINET A, SLIDE 93



SANTA FE DRIVE
(100' ROW)

OWNER/DEVELOPER:
Frank Nelson
807 East Park Avenue
Weatherford, TX 76086
817-596-0505

EAST PARK AVENUE
(80' ROW)

REASON FOR AMENDING IS TO REVISE THE BUILDING LINES ON LOT 1, BLOCK 12R AND REDUCE THE UTILITY EASEMENT ALONG THE WEST LINE OF LOT 1, BLOCK 12R.

THE BUILDING LINES SHOWN SATISFY THE REQUIREMENTS OF THE CITY OF WEATHERFORD. FURTHER RESTRICTIONS RECORDED IN VOLUME 1078, PAGE 116, REAL RECORDS, PARKER COUNTY, TEXAS MAY AFFECT THIS PROPERTY.

SHEET ONE OF TWO

Cabinet/Instrument#

D 369

Slide

ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT CABINET B, SLIDE 674 PLAT RECORDS, PARKER COUNTY, TEXAS

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 an actual and accurate survey of the land and that the corner monuments shown thereon as "set" were properly placed under my personal supervision in accordance with the Subdivision Ordinance of the City of Weatherford.

David Harlan, Jr.
Registration No. 2074
OCTOBER, 2014

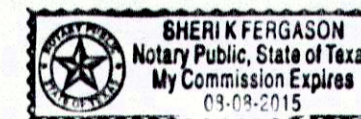
STATE OF TEXAS)
COUNTY OF PARKER)

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared David Harlan, Jr., Registered Public Land Surveyor, known to me to be 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.

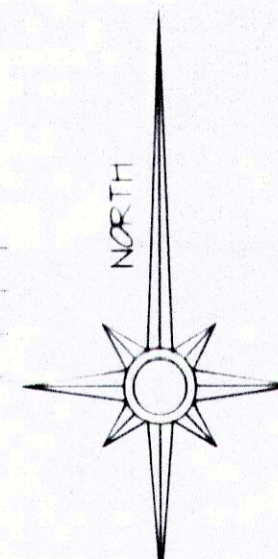
Given under my hand and seal of office, this 10th day of October, 2014.

Sheri K. Ferguson
Notary Public in and for the State of Texas

My Commission Expires on:



ACCT. NO: 11380
SCH. DIST: WE
CITY: WE
MAP NO: 14-14



SCALE: 1" = 20'

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