

LOTS A, B, AND C  
 A REVISION OF LOTS 1 THROUGH 4,  
 LOT 16, LOT 17 AND LOT 26  
 COUNTRY LANE ESTATES,  
 PARKER COUNTY, TEXAS

STATE OF TEXAS )  
 COUNTY OF PARKER )

WHEREAS, RANDALL SCOTT HICKLE, owner of Lot 26 conveyed by deed dated March 1, 1996, recorded in Volume 1670, Page 1348, Real Records, Parker County, Texas and EVERETT DUANE BAILEY AND WIFE, CARLA SUE BAILEY, owner of Lots 1 through 4 conveyed by deed dated September 26, 1995, recorded in Volume 1648, Page 663, Real Records, Parker County, Texas and MICHAEL R. WALLER AND WIFE, MOLLY WALLER, owner of Lots 16 & 17 conveyed by deed dated December 1, 1995, recorded in Volume 1655, Page 1093, Real Records, Parker County, Texas, all situated in COUNTRY LANE ESTATES, an addition to Parker County, Texas as recorded in Volume 363-A, Page 21, Deed Records, Parker County, Texas and filed in Plat Cabinet A, Slide 470, Plat Records, Parker County, Texas are the sole owners of said tracts consisting of 30.647 Acres and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the east right of way line of Shady Grove Road at the southwest corner of Lot 4, said Country Lane Estates;  
 THENCE N 00°03'54" E, with the east right of way line of said Shady Grove Road, 300.78 feet to an iron rod found;  
 THENCE N 00°47'41" W, continuing with the east right of way line of said Shady Grove Road, 284.83 feet to an iron rod found at the most westerly northwest corner of Lot 26, said Country Lane Estates;  
 THENCE with the line of said Lot 26 the following courses and distances;  
 N 88°04'08" E, 265.92 feet to an iron rod found;  
 N 00°33'35" E, 306.33 feet to an iron rod found;  
 N 78°38'01" E, 661.77 feet to an iron rod found in a non-tangent curve to the left with a radius of 2938.49 feet and whose chord bears S 40°05'44" E, 595.53 feet;  
 With said curve to the left through a central angle of 11°37'54" and a distance of 596.55 feet to an iron rod found and end of said curve;  
 S 45°54'41" E, 659.48 feet to an iron rod found;  
 S 36°02'51" W, 52.83 feet to an iron rod found;  
 N 84°45'40" W, 85.31 feet to an iron rod found;  
 N 44°46'58" W, 367.92 feet to an iron rod found at the northeast corner of said Lot 17;  
 THENCE S 01°25'42" W, with the east line of said Lot 17, 765.69 feet to an iron rod found in the north right of way line of Shady Grove Court and a non-tangent curve to the left with a radius of 205.0 feet and whose chord bears S 75°33'20" W, 101.33 feet;  
 THENCE with said curve and north right of way line of said Shady Grove Court through a central angle of 28°37'06" and a distance of 102.39 feet to an iron rod found and end of said curve;  
 THENCE S 64°05'46" W, continuing with the north right of way line of said Shady Grove Court, 179.84 feet to an iron rod found and the southwest corner of said Lot 16;  
 THENCE N 20°39'49" W, with the west line of said Lot 16, 705.23 feet to an iron rod in the south line of said Lot 4;  
 THENCE with the south line of said Lot 4 the following courses and distances;  
 N 80°36'47" W, 121.45 feet to an iron rod found;  
 S 29°25'46" W, 185.00 feet to an iron rod found;  
 N 89°19'55" W, 657.44 feet to the POINT OF BEGINNING and containing 30.647 acres (1334996 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:  
 THAT, RANDALL SCOTT HICKLE and EVERETT DUANE BAILEY AND WIFE, CARLA SUE BAILEY and MICHAEL R. WALLER AND WIFE, MOLLY WALLER does hereby adopt this plat designating the hereinabove described real property as LOTS A, B, C, A REVISION OF LOTS 1 THROUGH 4, LOT 16, LOT 17 AND LOT 26, COUNTRY LANE ESTATES, PARKER COUNTY, TEXAS and does hereby dedicate to the public's use the streets, (alleys, parks) and easements shown thereon.

WITNESS my hand at \_\_\_\_\_, Parker County, Texas this \_\_\_\_\_ day of \_\_\_\_\_, 1997.  
 Randall Scott Hickle  
 Carla Sue Bailey  
 Everett Duane Bailey  
 Michael R. Waller  
 Molly Waller

STATE OF TEXAS )  
 COUNTY OF PARKER )  
 The undersigned, as lien holder on the acreage subdivided according to this plat, hereby consents to such subdivision and joins in the dedication of the streets and easements.

TITLE \_\_\_\_\_  
 STATE OF TEXAS )  
 COUNTY OF PARKER )  
 BEFORE ME, the undersigned authority, on this day personally appeared \_\_\_\_\_ known to me by the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration expressed and in the capacity therein stated.  
 GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the \_\_\_\_\_ day of \_\_\_\_\_, 1997.  
 Notary Public in and for the State of Texas

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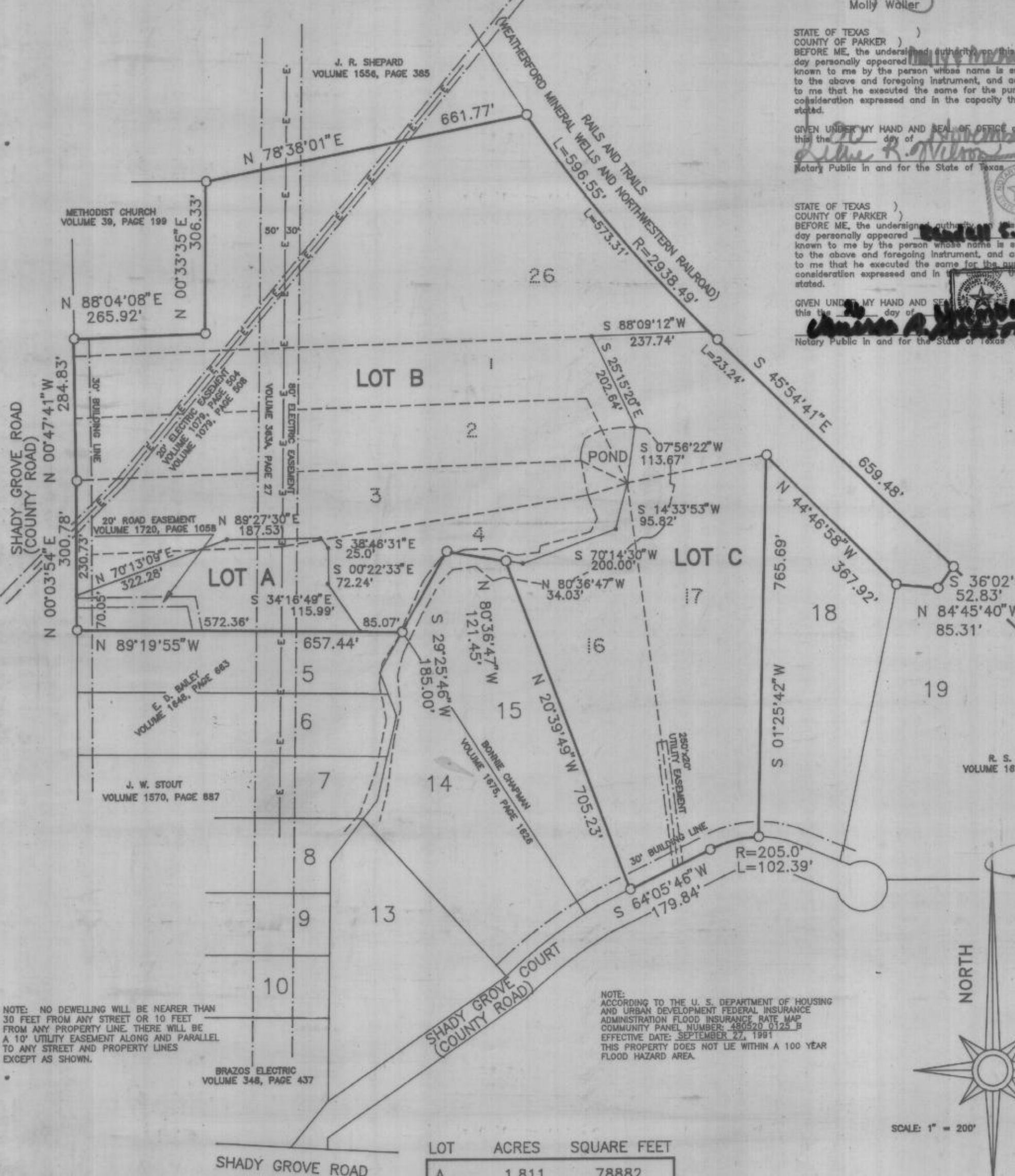
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NOTE: NO DWELLING WILL BE NEARER THAN 30 FEET FROM ANY STREET OR 10 FEET FROM ANY PROPERTY LINE. THERE WILL BE A 10' UTILITY EASEMENT ALONG AND PARALLEL TO ANY STREET AND PROPERTY LINES EXCEPT AS SHOWN.

LOT	ACRES	SQUARE FEET
A	1.811	78882
B	19.126	833149
C	9.710	422965

OWNER/DEVELOPER:  
 Randall Scott Hickle  
 3414 22nd Street  
 Lubbock, TX 79410  
 Everett Duane Bailey  
 1590 Shady Grove Road  
 Weatherford, TX 76087  
 Michael R. Waller  
 185 Shady Grove Road  
 Weatherford, TX 76087

THE STATE OF TEXAS )  
 COUNTY OF PARKER )  
 APPROVED by the Commission of the Court of Parker County, Texas, this \_\_\_\_\_ day of \_\_\_\_\_, 1997.  
 Ben Long, County Judge  
 Commissioner Precinct #1  
 Commissioner Precinct #3  
 Mack Dale, Commissioner Precinct #2  
 Pema Peden, Commissioner Precinct #4

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THIS is to certify that I, David Harlan Jr., a Registered Public Land Surveyor of the State of Texas, have plotted the above subdivision from an actual survey on the ground and all lot corners, angle points and points of curve are properly marked on the ground, and that this plat correctly represents that survey made by me or under my supervision.  
 David Harlan, Jr. DATE: NOVEMBER 7, 1997  
 Registered Professional Land Surveyor, No. 2074

RECEIVED AND FILED FOR RECORD  
 10:45 O'Clock AM  
 JAN 21 1998  
 Jeane Brunson, Co. Clerk  
 PARKER COUNTY, TEXAS  
 200 0 200 400 600  
 GRAPHIC SCALE - FEET



HARLAN LAND SURVEYING  
 215 EAST EUREKA  
 WEATHERFORD, TX 76086  
 METRO(817)596-9700-(817)599-0880