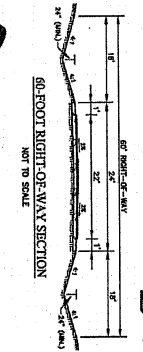
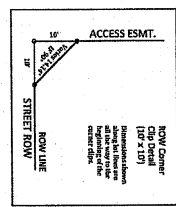


GENERAL NOTES:

1. The entire 343.83 acres lies within Parker County, Texas (City of Fort Worth EITJ).
2. All proposed streets within this development are 60' right-of-way rural section with no sidewalk.
3. All streets and drainage assessments within this development are private.
4. Deer Glade Homeowners Association shall be responsible for the maintenance of private open space (as), private drainage easement and private streets within this development.
5. Property will be developed in two phases.
6. Water will be provided by private water wells.
7. Sanitary sewer will be provided by private septic systems.
8. Lot 1, Block 1A denotes Deer Glade Homeowners Association private vehicular access, private landscape, public utilities and private storm drain easement. No building permit shall be issued for Lot 1, Block 1A.
9. Lot 1X, Block 1 denotes Deer Glade Homeowners Association owned and maintained open space (as). No building permit shall be issued for Lot 1X, Block 1.
10. Building setback lines:
Front Yard = 20' (unless otherwise shown)
Rear Yard = 15'
11. No structure shall be constructed over an abandoned well.
12. All lots meet the 200' minimum width of the building line as required by the City of Fort Worth Subdivision Ordinance.
13. According to the ERM4 Flood Insurance Rate Map for Parker County, Texas, Incorporated Area, Parcel 85-51-5, Map Number 100, the subject property is located in Zone "X", defined as areas to be included in the 100-year flood plain. This statement does not reflect any type of flood study by this firm.

LAND USE TABLE

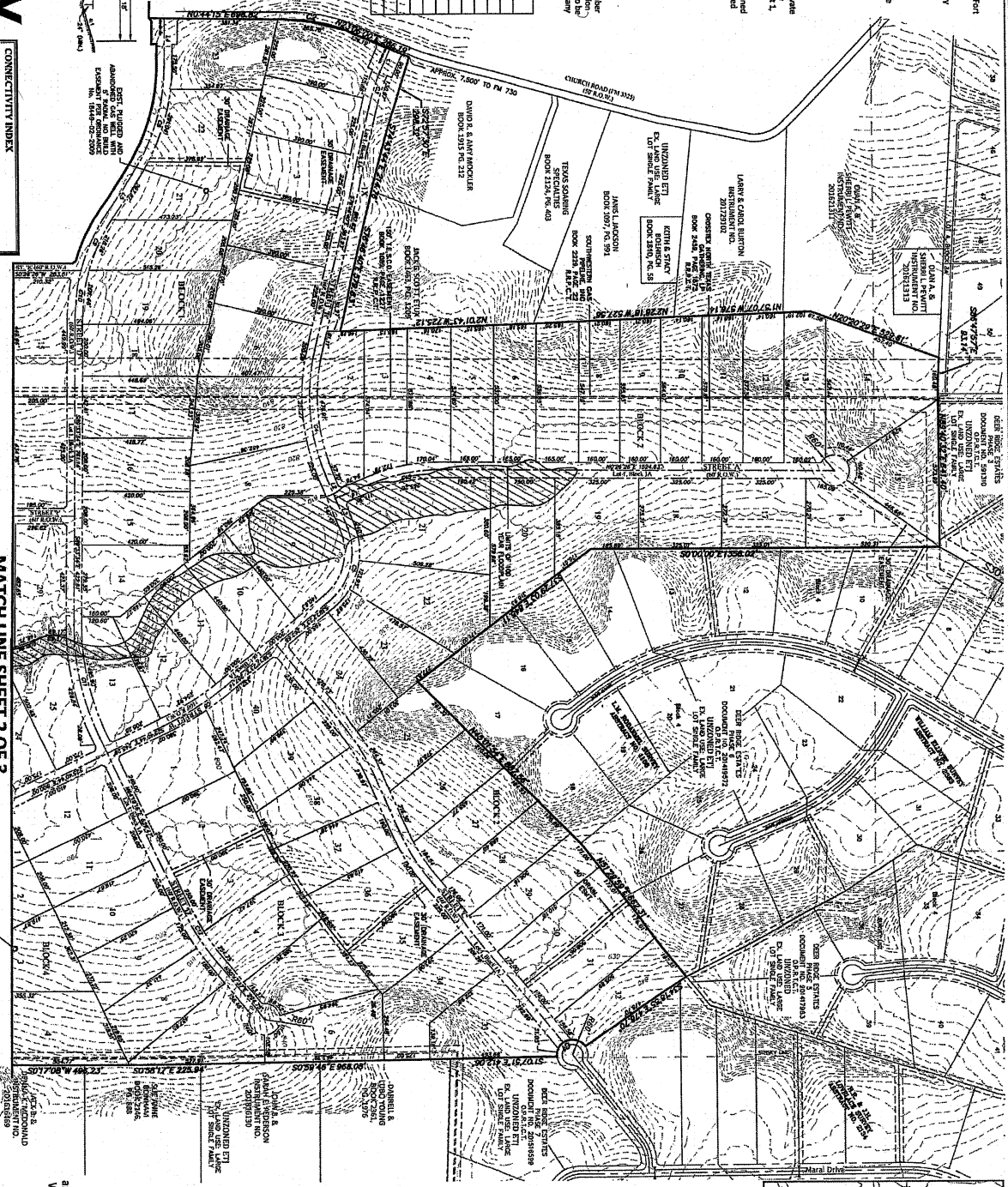
Site Average	343.83 Acres
Existing Zoning	E170
Proposed Zoning	E170
Proposed Land Use	Single Family
Single Family Lot Count	149 - 346,890 Acres
Average Lot Size	2.3 Acres (87,230 S.F.)
Smallest Lot Size	2.0 Acres (87,230 S.F.)
FDA High-Speed-Way Dedication	283.91 Acres
Approximate Population	429
Overall Density	0.45



DUNAWAY
580 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817.253.1291
Fax: 817.253.1124

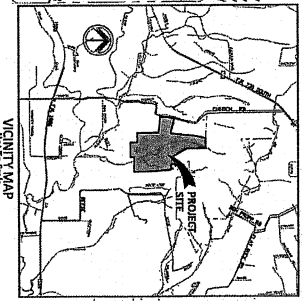
CONNECTIVITY INDEX

Links	Count	Total
Links	123	117
Nodes	12	12
Links-Node Ratio	1.13	



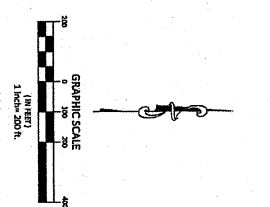
MATCH LINE SHEET 2 OF 3

DEER, GLADE AND OPEN SPACE LOTS WITH EXISTING PERMITS AND EASEMENTS
No. 194-04-25-200



OWNER / DEVELOPER: ENGINEER / SUPERVISOR:
DEER GLADE DEVELOPMENT, L.P.
777 TANDON STREET
SUITE 600
FORT WORTH, TEXAS 76102
(817) 553-1211

LEGEND:
DEER GLADE PRELIMINARY PLAT BOUNDARY
SHOWS AREAS WITH HEAVY CONCENTRATION OF TREES PER AERIAL PHOTOGRAPHY. THERE HAS BEEN NO TREE SURVEY OF THE SUBJECT AREAS TO DATE.



Preliminary Plat of DEER GLADE
Lots 1 - 23, Block 1
Lots 1X - 40, Block 2
Lots 1 - 12, Block 3
Lots 1 - 25, Block 4
Lots 1 - 29, Block 5
Lots 1 - 16, Block 6
and
Lot 1, Block 1A
an addition to Parker County, Texas (City of Fort Worth EITJ) being situated in the L.M. Redemiel Survey, Abstract No. 1108
143 Single Family Lots / 1 Open Space Lot
343.83 Acres
This preliminary plat was prepared in August 2018
Ref. Case WCP-07-003

Block 1				Block 2				Block 2				Block 3			
Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)
1	2.32	2.32	2.32	15	2.80	2.80	2.80	21	2.80	2.80	2.80	1	2.30	2.30	2.30
2	2.80	2.80	2.80	16	2.80	2.80	2.80	22	2.80	2.80	2.80	2	2.30	2.30	2.30
3	2.80	2.80	2.80	17	2.80	2.80	2.80	23	2.80	2.80	2.80	3	2.30	2.30	2.30
4	2.80	2.80	2.80	18	2.80	2.80	2.80	24	2.80	2.80	2.80	4	2.30	2.30	2.30
5	2.80	2.80	2.80	19	2.80	2.80	2.80	25	2.80	2.80	2.80	5	2.30	2.30	2.30
6	2.80	2.80	2.80	20	2.80	2.80	2.80	26	2.80	2.80	2.80	6	2.30	2.30	2.30
7	2.80	2.80	2.80	21	2.80	2.80	2.80	27	2.80	2.80	2.80	7	2.30	2.30	2.30
8	2.80	2.80	2.80	22	2.80	2.80	2.80	28	2.80	2.80	2.80	8	2.30	2.30	2.30
9	2.80	2.80	2.80	23	2.80	2.80	2.80	29	2.80	2.80	2.80	9	2.30	2.30	2.30
10	2.80	2.80	2.80	24	2.80	2.80	2.80	30	2.80	2.80	2.80	10	2.30	2.30	2.30
11	2.80	2.80	2.80	25	2.80	2.80	2.80	31	2.80	2.80	2.80	11	2.30	2.30	2.30
12	2.80	2.80	2.80	26	2.80	2.80	2.80	32	2.80	2.80	2.80	12	2.30	2.30	2.30
13	2.80	2.80	2.80	27	2.80	2.80	2.80	33	2.80	2.80	2.80	13	2.30	2.30	2.30
14	2.80	2.80	2.80	28	2.80	2.80	2.80	34	2.80	2.80	2.80	14	2.30	2.30	2.30
15	2.80	2.80	2.80	29	2.80	2.80	2.80	35	2.80	2.80	2.80	15	2.30	2.30	2.30
16	2.80	2.80	2.80	30	2.80	2.80	2.80	36	2.80	2.80	2.80	16	2.30	2.30	2.30
17	2.80	2.80	2.80	31	2.80	2.80	2.80	37	2.80	2.80	2.80	17	2.30	2.30	2.30
18	2.80	2.80	2.80	32	2.80	2.80	2.80	38	2.80	2.80	2.80	18	2.30	2.30	2.30
19	2.80	2.80	2.80	33	2.80	2.80	2.80	39	2.80	2.80	2.80	19	2.30	2.30	2.30
20	2.80	2.80	2.80	34	2.80	2.80	2.80	40	2.80	2.80	2.80	20	2.30	2.30	2.30
21	2.80	2.80	2.80	35	2.80	2.80	2.80								
22	2.80	2.80	2.80	36	2.80	2.80	2.80								
23	2.80	2.80	2.80	37	2.80	2.80	2.80								
24	2.80	2.80	2.80	38	2.80	2.80	2.80								
25	2.80	2.80	2.80	39	2.80	2.80	2.80								
26	2.80	2.80	2.80	40	2.80	2.80	2.80								

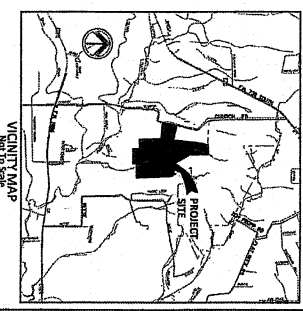
*Percentages shown are based on total area of Block 1, Block 2, Block 3, Block 4, Block 5, Block 6, Block 7, Block 8, Block 9, Block 10, Block 11, Block 12, Block 13, Block 14, Block 15, Block 16, Block 17, Block 18, Block 19, Block 20, Block 21, Block 22, Block 23, Block 24, Block 25, Block 26, Block 27, Block 28, Block 29, Block 30, Block 31, Block 32, Block 33, Block 34, Block 35, Block 36, Block 37, Block 38, Block 39, Block 40.

Block 4				Block 5				Block 5				Block 6			
Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)	Lot #	Area (Ac.)	Area (Ac.)	Area (Ac.)
1	2.40	2.40	2.40	1	2.40	2.40	2.40	13	2.40	2.40	2.40	1	2.40	2.40	2.40
2	2.40	2.40	2.40	2	2.40	2.40	2.40	14	2.40	2.40	2.40	2	2.40	2.40	2.40
3	2.40	2.40	2.40	3	2.40	2.40	2.40	15	2.40	2.40	2.40	3	2.40	2.40	2.40
4	2.40	2.40	2.40	4	2.40	2.40	2.40	16	2.40	2.40	2.40	4	2.40	2.40	2.40
5	2.40	2.40	2.40	5	2.40	2.40	2.40	17	2.40	2.40	2.40	5	2.40	2.40	2.40
6	2.40	2.40	2.40	6	2.40	2.40	2.40	18	2.40	2.40	2.40	6	2.40	2.40	2.40
7	2.40	2.40	2.40	7	2.40	2.40	2.40	19	2.40	2.40	2.40	7	2.40	2.40	2.40
8	2.40	2.40	2.40	8	2.40	2.40	2.40	20	2.40	2.40	2.40	8	2.40	2.40	2.40
9	2.40	2.40	2.40	9	2.40	2.40	2.40	21	2.40	2.40	2.40	9	2.40	2.40	2.40
10	2.40	2.40	2.40	10	2.40	2.40	2.40	22	2.40	2.40	2.40	10	2.40	2.40	2.40
11	2.40	2.40	2.40	11	2.40	2.40	2.40	23	2.40	2.40	2.40	11	2.40	2.40	2.40
12	2.40	2.40	2.40	12	2.40	2.40	2.40	24	2.40	2.40	2.40	12	2.40	2.40	2.40
13	2.40	2.40	2.40	13	2.40	2.40	2.40	25	2.40	2.40	2.40	13	2.40	2.40	2.40
14	2.40	2.40	2.40	14	2.40	2.40	2.40	26	2.40	2.40	2.40	14	2.40	2.40	2.40
15	2.40	2.40	2.40	15	2.40	2.40	2.40	27	2.40	2.40	2.40	15	2.40	2.40	2.40
16	2.40	2.40	2.40	16	2.40	2.40	2.40	28	2.40	2.40	2.40	16	2.40	2.40	2.40
17	2.40	2.40	2.40	17	2.40	2.40	2.40	29	2.40	2.40	2.40	17	2.40	2.40	2.40
18	2.40	2.40	2.40	18	2.40	2.40	2.40	30	2.40	2.40	2.40	18	2.40	2.40	2.40
19	2.40	2.40	2.40	19	2.40	2.40	2.40	31	2.40	2.40	2.40	19	2.40	2.40	2.40
20	2.40	2.40	2.40	20	2.40	2.40	2.40	32	2.40	2.40	2.40	20	2.40	2.40	2.40
21	2.40	2.40	2.40	21	2.40	2.40	2.40	33	2.40	2.40	2.40	21	2.40	2.40	2.40
22	2.40	2.40	2.40	22	2.40	2.40	2.40	34	2.40	2.40	2.40	22	2.40	2.40	2.40
23	2.40	2.40	2.40	23	2.40	2.40	2.40	35	2.40	2.40	2.40	23	2.40	2.40	2.40
24	2.40	2.40	2.40	24	2.40	2.40	2.40	36	2.40	2.40	2.40	24	2.40	2.40	2.40
25	2.40	2.40	2.40	25	2.40	2.40	2.40	37	2.40	2.40	2.40	25	2.40	2.40	2.40
26	2.40	2.40	2.40	26	2.40	2.40	2.40	38	2.40	2.40	2.40	26	2.40	2.40	2.40
27	2.40	2.40	2.40	27	2.40	2.40	2.40	39	2.40	2.40	2.40	27	2.40	2.40	2.40
28	2.40	2.40	2.40	28	2.40	2.40	2.40	40	2.40	2.40	2.40	28	2.40	2.40	2.40
29	2.40	2.40	2.40	29	2.40	2.40	2.40								
30	2.40	2.40	2.40	30	2.40	2.40	2.40								
31	2.40	2.40	2.40	31	2.40	2.40	2.40								
32	2.40	2.40	2.40	32	2.40	2.40	2.40								
33	2.40	2.40	2.40	33	2.40	2.40	2.40								
34	2.40	2.40	2.40	34	2.40	2.40	2.40								
35	2.40	2.40	2.40	35	2.40	2.40	2.40								
36	2.40	2.40	2.40	36	2.40	2.40	2.40								
37	2.40	2.40	2.40	37	2.40	2.40	2.40								
38	2.40	2.40	2.40	38	2.40	2.40	2.40								
39	2.40	2.40	2.40	39	2.40	2.40	2.40								
40	2.40	2.40	2.40	40	2.40	2.40	2.40								

*Percentages shown are based on total area of Block 4, Block 5, Block 6, Block 7, Block 8, Block 9, Block 10, Block 11, Block 12, Block 13, Block 14, Block 15, Block 16, Block 17, Block 18, Block 19, Block 20, Block 21, Block 22, Block 23, Block 24, Block 25, Block 26, Block 27, Block 28, Block 29, Block 30, Block 31, Block 32, Block 33, Block 34, Block 35, Block 36, Block 37, Block 38, Block 39, Block 40.



550 Bailey Avenue • Suite 403 • Fort Worth, Texas 76107
 (817) 335-1121
 FORT WORTH, TEXAS 76107
 PR REG 5-11-14



OWNER / DEVELOPER: ENGINEER / SURVEYOR:
 DEER RIDGE, LTD DUNAWAY ASSOCIATES, L.P.
 777 TAYLOR STREET 550 BAILEY AVENUE
 FORT WORTH, TEXAS 76102 FORT WORTH, TX 76107
 (817) 977-9992 (817) 335-1121

Preliminary Plat of
DEER GLADE
 Lots 1 - 23, Block 1
 Lots IX - 40, Block 2
 Lots 1 - 12, Block 3
 Lots 1 - 25, Block 4
 Lots 1 - 29, Block 5
 Lots 1 - 16, Block 6
 and
 Lot 1, Block 1A
 an addition to Parker County, Texas (City of Fort Worth ETJ) being situated in the LM, Redemmel Survey, Abstract No. 1108
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 PAGE 3 OF 3