

**B 780**



SCALE: 1" = 200'  
0 100 200 400

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FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
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By Patricia Nelson

THE OWNER DOES HEREBY WAIVE ALL CLAIMS FOR DAMAGES AGAINST THE CITY OF WEATHERFORD OCCASIONED BY THE ESTABLISHMENT OF GRADES OR THE ALTERATION OF THE SURFACE OF ANY PORTION OF THE EXISTING STREETS AND ALLEYS OR NATURAL CONTOURS TO CONFORM TO THE GRADES ESTABLISHED IN THIS SUBDIVISION.

M. A. SIMMONS SURVEY  
ABSTRACT NO. 2261

THERE SHALL BE PROVIDED AT THE INTERSECTIONS OF ALL PUBLIC STREET, VISIBILITY TRIANGLES AS REQUIRED BY SECTION 8.7 OF THE SUBDIVISION ORDINANCE OF THE CITY OF WEATHERFORD.  
WATER SERVICE BY PRIVATE WELL ON EACH LOT SEWER BY INDIVIDUAL SEPTIC TANKS  
WATER WELLS AND SEPTIC TANKS ARE TO BE A MINIMUM OF 100' APART. HOWEVER, IF WATER WELL IS ENCASED IN CEMENT TO THE WATER STRATA OR TO A DEPTH OF 100 FEET, THE DISTANCE BETWEEN THE WATER WELL AND SEPTIC TANK MAY BE 50 FEET.

BUILDING LINES FRONT 50'  
SIDES 10'  
REAR 20'  
EASEMENTS FRONT 15'  
REAR 10'  
SIDES 5' EACH SIDE OF LOT LINE

THIS PROPERTY LIES WITHIN THE EXTRA-TERRITORIAL JURISDICTION OF THE CITY OF WEATHERFORD

**FINAL PLAT**  
**LOTS 1 THROUGH 36, BLOCK 1**  
**ELK HOLLOW ESTATES**

BEING 52.156 ACRES OUT OF THE  
B. M. WATTS SURVEY, ABSTRACT 2729, THE  
M. A. SIMMONS SURVEY, ABSTRACT NO. 2261  
& THE JOHN SULLIVAN SURVEY

**OWNER:**  
TGCTC BUILDERS CORPORATION  
c/o MARC PACE  
1241 GOFORTH ROAD  
FORT WORTH, TEXAS 76126  
817-501-9812 VOICE  
817-443-9755 FAX

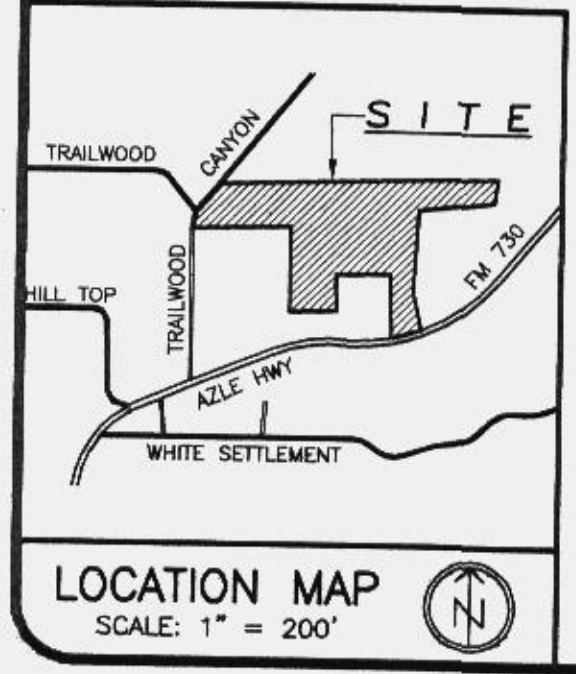
**ENGINEER AND SURVEYOR:**  
GRANT ENGINEERING COMPANY  
3244 HEMPHILL STREET  
FORT WORTH, TEXAS 76110  
817-923-3131 VOICE  
817-923-4141 FAX

APPROXIMATE LENGTH OF PAVEMENT = 4,984 FEET

AREA TABLE	
GROSS	52.156
LOTS	45.040
ROADS	7.115

CURVE TABLE				LINE TABLE		
CURVE	RADIUS	DELTA	LENGTH	LINE	BEARING	LENGTH
C-11	50.00	53°07'48"	46.37	L-1	N 39°21'56" E	102.97'
C-12	50.00	90°00'00"	78.54	L-2	N 42°49'34" E	274.42'
C-13	50.00	143°07'48"	124.91	L-3	N 10°19'46" E	138.97'
C-14	50.00	151°14'05"	131.98	L-4	N 00°04'10" W	37.65'
C-15	50.00	76°14'30"	66.53	L-5	S 88°21'37" W	485.47'
C-16	50.00	82°17'19"	71.81	L-6	S 01°06'00" E	384.48'
C-17	50.00	176°10'28"	153.74	L-7	S 88°54'00" W	566.48'
C-18	1859.86	10°07'44"	328.80	L-8	S 12°26'07" E	400.00'
C-19	1859.86	08°15'48"	268.23	L-9	S 08°27'08" W	245.13'
C-20	1859.86	01°51'56"	60.56	L-10	N 00°04'10" W	36.50'
				L-11	N 10°19'46" E	27.57'
				L-12	N 42°49'34" E	26.81'

PLAT RECORDED IN  
CABINET \_\_\_\_\_  
PAGE \_\_\_\_\_  
DATE \_\_\_\_\_



ACCT. NO.: 12090  
SCH. DIST.: WE  
CITY: Co  
MAP NO.: J-14  
ABSTRACT NO. 2055  
PARKER COUNTY, TEXAS  
JANUARY 2003

**Grant Engineering**  
Engineers Surveyors Planners  
3244 Hemphill Fort Worth, Texas 76110 817-923-3131  
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