

STATEMENT ACKNOWLEDGING VISIBILITY TRIANGLES

"There shall be provided at the intersections of all public streets, visibility triangles as required by Section 8.7 of the Subdivision Ordinance of the City."

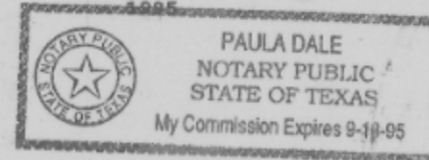
NOTE: We do hereby waive all claims for damages against the City occasioned by the establishment of grades or the alterations of the surface of any portion of the existing streets and alleys, or natural contours, to conform to the grades established in the subdivision.

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

DEED RESTRICTION CERTIFICATION STATEMENT

I hereby certify that the area of this plat does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than two residential units per lot.

Bryan E. Johnson
Owner
Melinda K. Johnson
Owner



Paula Dale
Notary Public in and for the State of Texas

**FINAL PLAT OF
LOT 6R AND LOT 7R, BLOCK 23
MINERAL HEIGHTS ADDITION
AN ADDITION TO THE
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS**

STATE OF TEXAS)
COUNTY OF PARKER)

WHEREAS, BRYAN E. JOHNSON AND WIFE, MELINDA K. JOHNSON are the sole owners of a tract of land being 0.403 Acres situated in and being the east half of LOT 6 and all of LOT 7 and LOT 8, Block 23, Mineral Heights Addition and a portion of an abandoned street, according to the plat of record in Volume 64, Page 641, Deed Records, Parker County, Texas in the City of Weatherford, Parker County, Texas and being all that certain Lot, Tract or Parcel of land conveyed to Bryan E. Johnson and wife, Melinda K. Johnson by deed dated February 10, 1995, recorded in Volume 1624, Page 1055, Real Records, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod found in the north right of way line of Winona Street at the southeast corner of Lot 8, said Block 23 at the southwest corner of a tract of land conveyed to M. H. Brewer by deed recorded in Volume 1147, Page 883, Real Records, Parker County, Texas, said iron being West, 100.0 feet from the intersection of the north right of way line of said Winona Street and the west right of way line of Love Street;
THENCE S 89°48'05" W, with the north right of way line of said Winona Street, 125.58 feet to an iron rod found at the southeast corner of a tract of land conveyed to Linda Plowman by deed recorded in Volume 1475, Page 294, Real Records, Parker County, Texas;
THENCE North, with the east line of said Linda Plowman Tract, 140.0 feet to an iron rod set in the south line of a 15.0 foot alley;
THENCE East, with the south of said 15.0 foot alley, 125.21 feet to an iron rod set at the northeast corner of a tract of land conveyed to C. F. Percy by deed recorded in Volume 1391, Page 1957, Real Records, Parker County, Texas and the northeast corner of said Lot 8;
THENCE S 00°09' E, with the east line of said Lot 8, 140.0 feet to the POINT OF BEGINNING and containing 0.403 acres (17556 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, Bryan E. Johnson and wife, Melinda K. Johnson, do hereby adopt this plat designating the hereinabove described real property as Final Plat, Lot 6R and Lot 7R, Block 23, Mineral Heights Addition, an addition to the City of Weatherford, Parker County, Texas and does hereby dedicate to the public's use the streets, (alleys, parks) and easements shown thereon.

WITNESS my hand at WEATHERFORD, Parker County, Texas this 14TH day of JUNE, 1995.

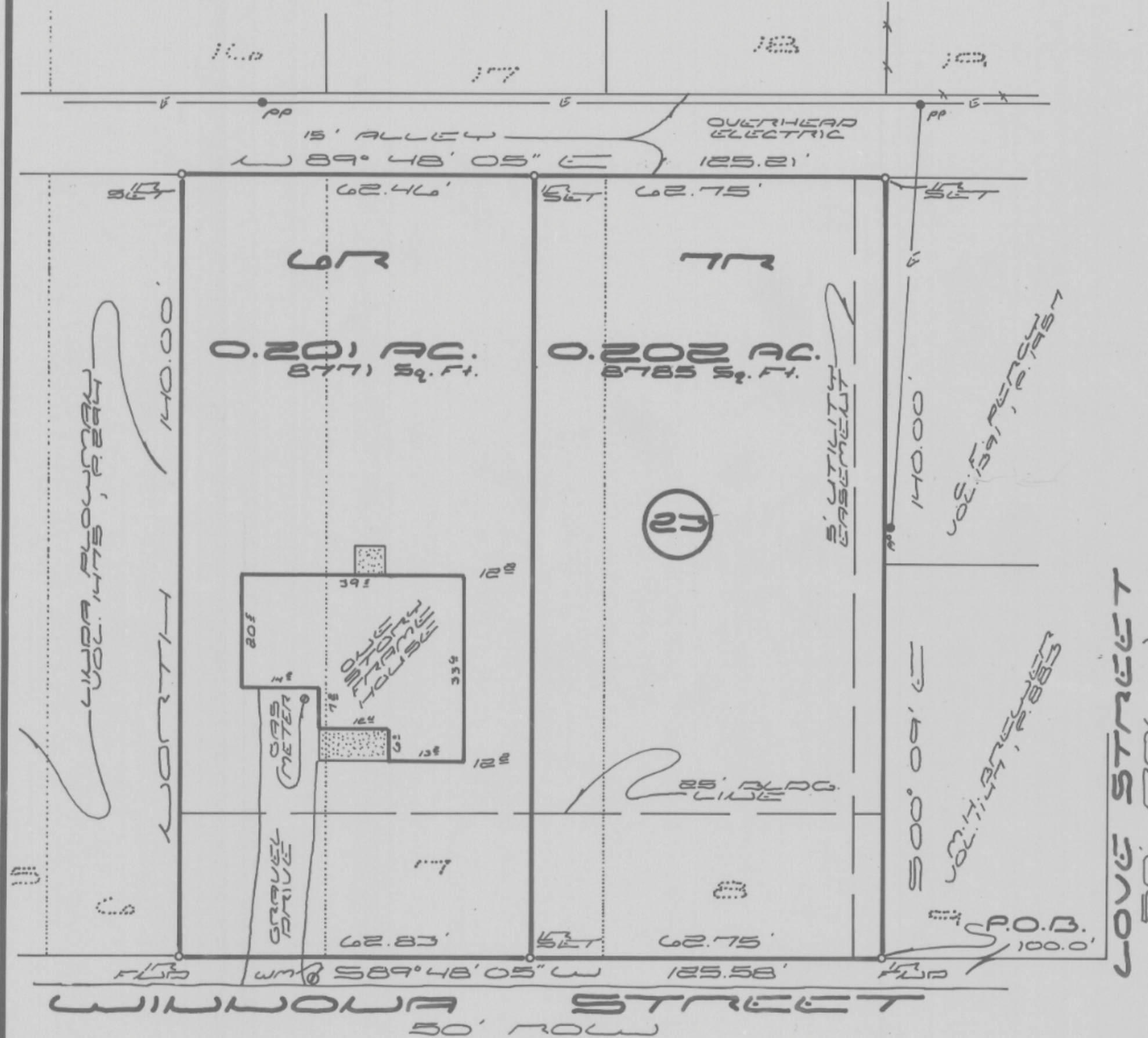
Bryan E. Johnson
Bryan E. Johnson
Melinda K. Johnson
Melinda K. Johnson

CITY APPROVAL STATEMENT

APPROVED BY THE CITY OF WEATHERFORD, TEXAS, PURSUANT TO THE AUTHORITY DELEGATED TO THE CITY SECRETARY UNDER SECTION 2.5, ARTICLE 2 ORDINANCE 1991-1 AND SECTION 212.0065, TEXAS LOCAL GOVERNMENT CODE ALLOWING FOR ADMINISTRATIVE APPROVAL OF CERTAIN PLAT VACATIONS, CORRECTIONS, REPLATS OR MINOR PLATS AS DESCRIBED THEREIN.

6-27-95
DATE

Bettye Farris
Bettye Farris
DEPUTY CITY SECRETARY
CITY OF WEATHERFORD, TEXAS



THIS is to certify that I, David Harlan Jr., a Registered Public Land Surveyor of the State of Texas, have platted 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.
David Harlan, Jr.
R.P.L.S. No. 2074

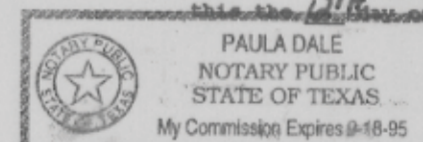


Filed
June 27, 1995
@ 2:20 pm
Plat Cabinet B
Slide 075
274931

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.

No Lien

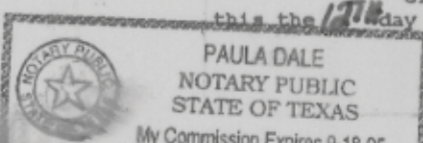
Bryan E. Johnson
OWNER
TITLE



GIVEN UNDER MY HAND AND SEAL OF OFFICE ON this the 14TH day of JUNE, 1995.

Paula Dale
Notary Public in and for the State of Texas

COUNTY OF PARKER)
BEFORE ME, the undersigned authority, on this day personally appeared MELINDA K. JOHNSON 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 14TH day of JUNE, 1995.

Paula Dale
Notary Public in and for the State of Texas

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 _____, 1995.

Notary Public in and for the State of Texas

HARLAN LAND SURVEYING
215 E. EUREKA
WEATHERFORD, TEXAS
(817)599-0880, METRO(817)596-9700

1974

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