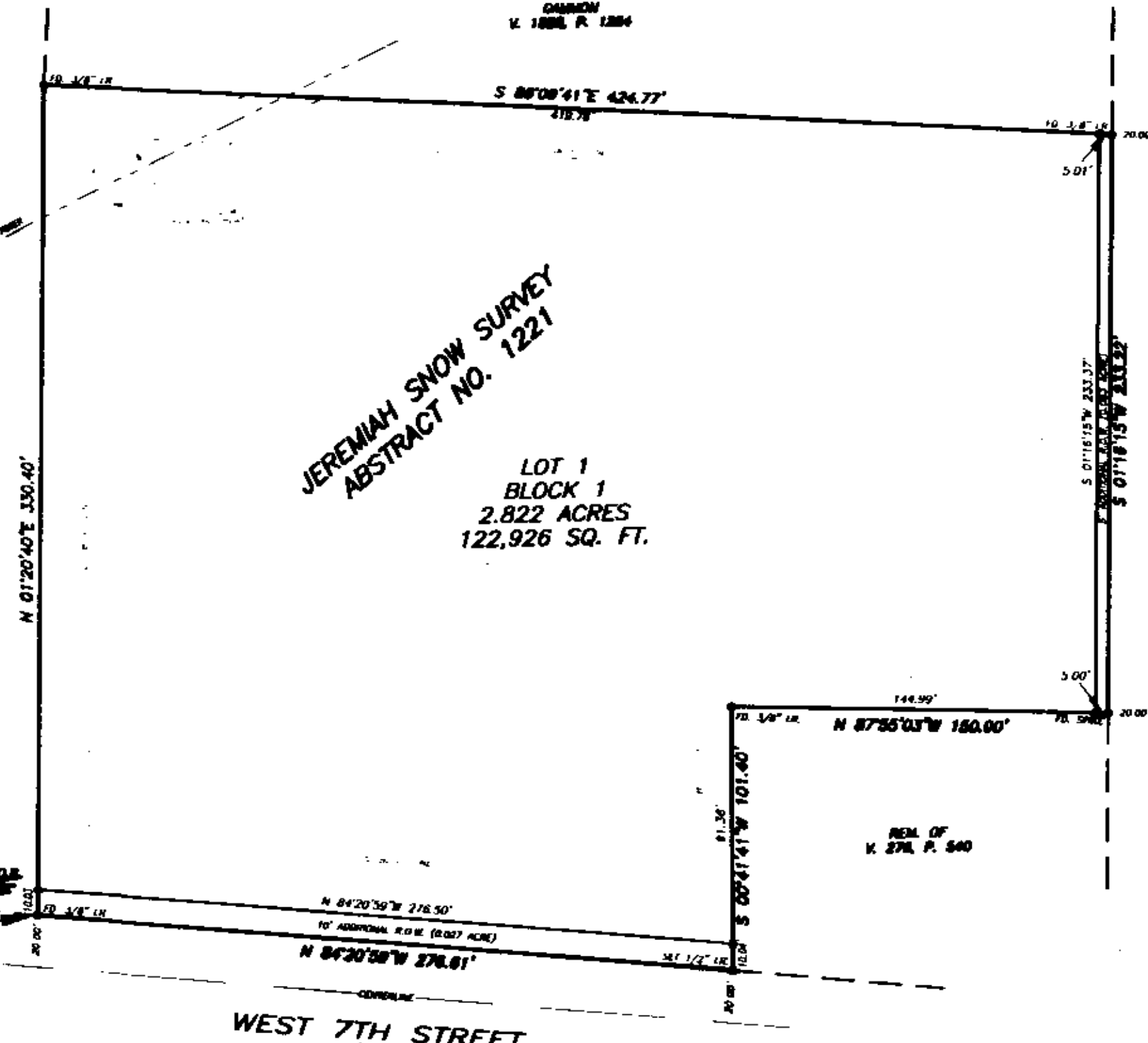


C-460

NOTES:
1) THIS TRACT DOES NOT APPEAR TO BE IN A FLOOD ZONE ACCORDING TO F.I.R.M. COMMUNITY PANEL NO. 480520 D125 C, DATED JANUARY 3, 1997.



STATE OF TEXAS
COUNTY OF PARKER

WHEREAS, Primera Iglesia Bautista de Weatherford of Parker County, being the sole owner of a 2.822 acre tract of land out of the JEREMIAH SNOW SURVEY, ABSTRACT NO. 1221, Parker County, Texas; being all of that certain tract of land as described in Volume 2364, Page 320, Real Records, Parker County, Texas; and being more particularly described by metes and bounds, as follows:

BEGINNING at a found 3/8" iron rod at the southwest corner of that certain tract of land as conveyed to Elberg in Volume 1703, Page 281, Real Records, Parker County, Texas and in the north right of way line of West 7th Street (paved), for the southwest and beginning corner of this tract. Whence the southwest corner of said JEREMIAH SNOW SURVEY, ABSTRACT NO. 1221 is called to bear SOUTH 715.08 feet and WEST 126.11 feet.
THENCE N 01°20'40" E 330.40 feet along the east boundary line of said Elberg tract to a found 3/8" iron rod at a corner of that certain tract of land as conveyed to Gammon in Volume 1589, Page 1254, Real Records, Parker County, Texas, for the northwest corner of this tract.
THENCE S 86°08'41" E 424.77 feet along a southern boundary line of said Gammon tract to a found 3/8" iron rod in the west right of way line Oliver Street (paved), for the northeast corner of this tract.
THENCE S 01°16'15" W 233.22 feet along the west right of way line of said Oliver Street to a found spike, for the most easterly southeast corner of this tract.
THENCE N 87°55'03" W 150.00 feet along the general line of a fence to a found 3/8" iron rod, for an all corner of this tract.
THENCE S 00°41'41" W 101.40 feet along the general line of a fence to a set 1/2" iron rod in the north right of way line of said West 7th Street, for the most southerly southeast corner of this tract.
THENCE N 84°20'50" W 276.61 feet along the north right of way line of said West 7th Street to the POINT OF BEGINNING.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, Primera Iglesia Bautista de Weatherford of Parker County (OWNER) do hereby adopt this plat designating the herein above described real property as LOT 1, BLOCK 1, PRIMERA IGLESIA BAUTISTA ADDITION, AN ADDITION TO THE CITY OF WEATHERFORD, PARKER COUNTY, TEXAS; and do hereby dedicate to the public's use the streets, alleys, paths, and easements shown thereon. The easements and public use areas, as shown, are dedicated, for the public use, forever, for the purpose indicated on this plat.

WITNESS my hand and seal of office on this the 17th day of August, 2006.
Pedro Alonso
Pastor

STATE OF TEXAS
COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day personally appeared Pedro Alonso 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 17th day of August, 2006.
Lois L. Chandler
Notary Public in and for the State of Texas



SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I, PATRICK CARTER, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS, DO CERTIFY THAT THIS PLAN REPRESENTS AN ACTUAL ON THE GROUND SURVEY, AND THAT ALL CORNER MONUMENTS "SET" WERE PROPERLY PLACED IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF WEATHERFORD. THIS PLAN CORRECTLY REPRESENTS THAT SURVEY MADE BY ME, OR UNDER MY DIRECT SUPERVISION.

PATRICK CARTER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5891.
817-584-0400 JWB0402P07-18-06, OBD402.CRD JULY 2006

ACCT. NO.: 16558
SCH. DIST.: N/A
CITY: N/A
MAP NO.: H/A

STATEMENT ACKNOWLEDGING EASEMENTS:
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.

Utility easements may also be used for the mutual use and accommodation of all public utilities, said use by public utilities being subordinate to the public's and the City of Weatherford's use thereof. The City of Weatherford and public utility entities shall have the right to remove and keep removed all or parts of any building, fences, trees, shrubs, or other improvements or growths which may in any way endanger or interfere with the construction, maintenance, or efficiency of their respective systems in said easement. The City of Weatherford and public utility entities shall at all times have the full right of ingress and egress to or from their respective easements, without the necessity of any time procuring permission from anyone.

STATEMENT ACKNOWLEDGING VESIBILITY TRIANGLES:
There shall be provided at the intersections of all public streets, visibility triangles as required by Section 87 of the Subdivision Ordinance of the City.

SPECIAL 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 licenses and building permits.

FIRE LANE NOTE:
All fire lanes shall be constructed in accordance with the City of Weatherford's paving standards for fire lanes. The owner shall maintain said fire lanes in a state of good repair at all times and keep same free and clear of any structures, fences, trees, shrubs, or any other obstruction. The owner shall post and maintain signs in a conspicuous place along such fire lanes stating "FIRE LANE - NO PARKING." The local law enforcement agency is hereby authorized to enforce parking regulations within the fire lanes, and to cause such fire lanes to be maintained free and unobstructed at all times for fire department and emergency use.

CITY APPROVAL STATEMENT
APPROVED BY THE CITY OF WEATHERFORD FOR FILING AT THE OFFICE OF THE COUNTY CLERK OF PARKER COUNTY, TEXAS.

RECOMMENDED BY:
[Signature]
SIGNATURE OF CHAIRPERSON

PLANNING AND ZONING BOARD
CITY OF WEATHERFORD, TEXAS
8-9-06
DATE OF RECOMMENDATION

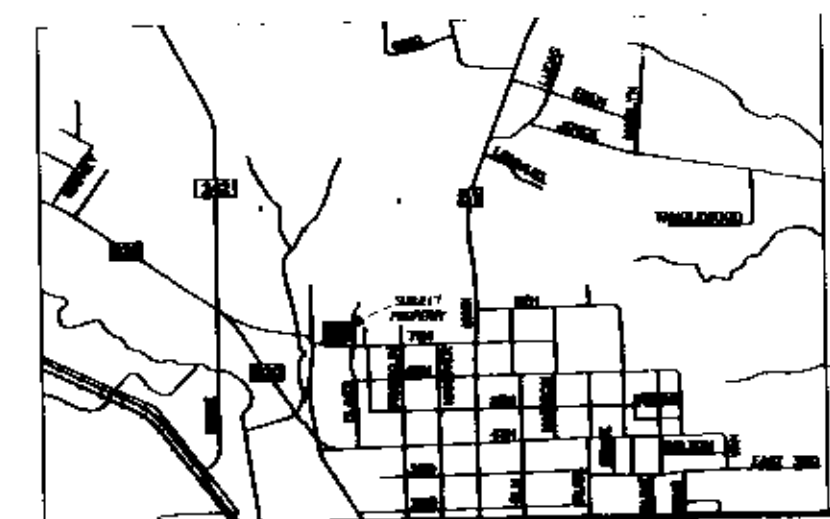
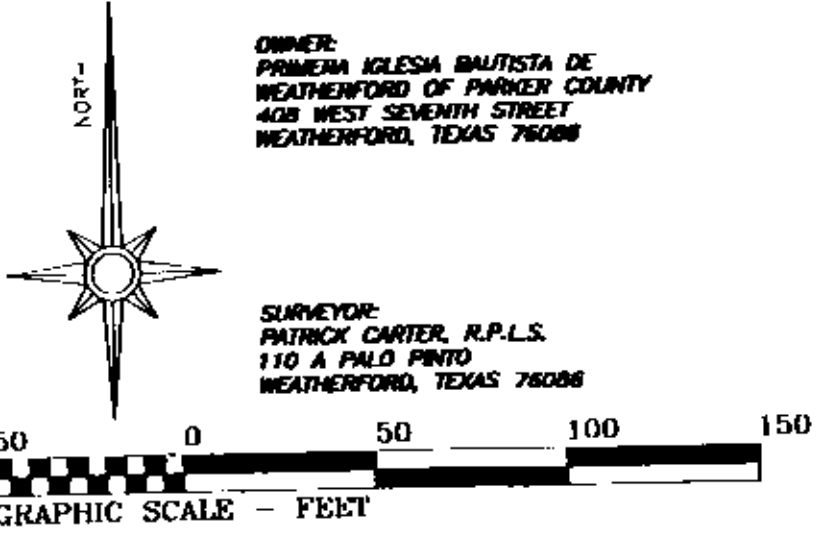
APPROVED BY:
[Signature]
SIGNATURE OF MAYOR

CITY COUNCIL
CITY OF WEATHERFORD, TEXAS
8-9-06
DATE OF APPROVAL

ATTORNEY:
[Signature]
CITY SECRETARY

STATE OF TEXAS
COUNTY OF PARKER
The undersigned, as fee 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



FINAL PLAT
PRIMERA IGLESIA BAUTISTA ADDITION
LOT 1, BLOCK 1
AN ADDITION TO THE CITY OF WEATHERFORD
BEING A 2.822 ACRES SUBDIVISION OF THE JEREMIAH SNOW SURVEY, ABSTRACT NO. 1221 PARKER COUNTY, TEXAS
JUNE 2006
CARTER SURVEYING & MAPPING
110 A Palo Pinto Street
Weatherford, TX 76086
817-584-0400 FAX: 817-584-0403