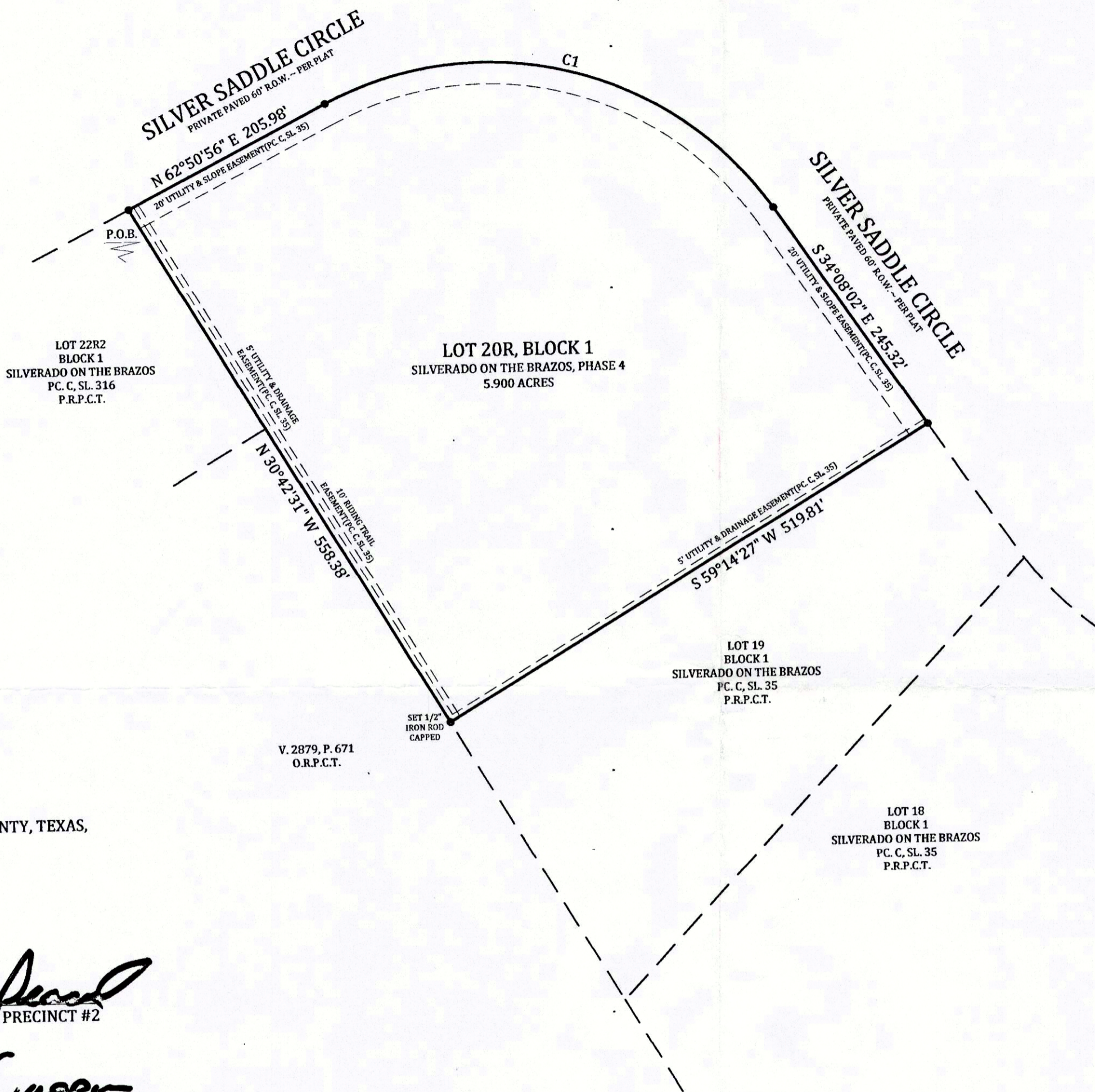


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	320.00'	463.65'	424.14'	S 75°38'35" E	83°00'58"
C2	330.00'	14.21'	14.21'	S 35°22'09" E	2°28'02"

201701995 PLAT Total Pages: 1

NOTES:

- 1) AT THE TIME OF PLATTING, THIS PROPERTY IS NOT LOCATED WITHIN A FLOOD ZONE OR FLOOD HAZARD ZONE ACCORDING TO THE FLOOD INSURANCE RATE MAP (FIRM) PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA), MAP NO. 48367C0525E, DATED SEPTEMBER 26, 2008. FOR UP TO DATE FLOOD HAZARD INFORMATION PLEASE VISIT THE OFFICIAL F.E.M.A. WEBSITE AT WWW.FEMA.GOV.
- 2) ALL CORNERS ARE FOUND 5/8" IRON RODS, CAPPED, UNLESS OTHERWISE NOTED.
- 3) 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 UTILITIES AND BUILDING PERMITS.
- 4) AT THE TIME OF PLATTING, THIS TRACT DOES NOT LIE WITHIN THE EXTRA TERRITORIAL JURISDICTION OF ANY INCORPORATED CITY OR TOWN.
- 5) AT THE TIME OF PLATTING, UNDERGROUND UTILITIES WERE NOT LOCATED DURING THIS SURVEY. CALL 1-800-DIG-TESS AND/OR UTILITY PROVIDERS BEFORE EXCAVATION OR CONSTRUCTION.
- 6) NO ABSTRACT OF TITLE OR TITLE COMMITMENT WAS PROVIDED TO THIS SURVEYOR. RECORD RESEARCH DONE BY THIS SURVEYOR WAS MADE ONLY FOR THE PURPOSE OF DETERMINING THE BOUNDARY OF THIS PROPERTY AND OF THE ADJOINING PARCELS. RECORD DOCUMENTS OTHER THAN THOSE SHOWN ON THIS SURVEY MAY EXIST AND ENCUMBER THIS PROPERTY.
- 7) BEFORE CONSTRUCTION PLEASE CONSULT ALL APPLICABLE GOVERNING ENTITIES REGARDING RULES & REGULATIONS, THAT MAY AFFECT CONSTRUCTION ON THIS PROPERTY, (I.E. ARCHITECTURAL, CONTROL, COMMITTEE, MUNICIPAL DEPARTMENTS, HOME OWNERS ASSOC., ETC.)
- 8) BEARINGS DERIVED FROM G.P.S. OBSERVATIONS PERFORMED BY CARTER SURVEYING & MAPPING, INC. AND REFLECT N.A.D. 1983, TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202.
- 9) AT THE TIME OF PLATTING, WATER IS TO BE PROVIDED BY PRIVATE ONSITE FACILITIES.
- 10) AT THE TIME OF PLATTING, SEWER IS TO BE PROVIDED BY PRIVATE ONSITE FACILITIES.
- 11) AT THE TIME OF PLATTING, THERE IS CURRENTLY NO LIEN HOLDER ON THIS PROPERTY.



STATE OF TEXAS  
COUNTY OF PARKER

APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS,  
THIS THE 20 DAY OF Jan, 2017.

COUNTY JUDGE

*[Signature]*  
COMMISSIONER PRECINCT #1

*[Signature]*  
COMMISSIONER PRECINCT #2

*[Signature]*  
COMMISSIONER PRECINCT #3

*[Signature]*  
COMMISSIONER PRECINCT #4

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS  
*[Signature]*  
201701995  
01/24/2017 09:45 AM  
Fees: 75.00  
Jeane Brunson, County Clerk  
Parker County, Texas  
PLAT

SURVEYOR:  
KYLE RUCKER, R.P.L.S.  
110 PALO PINTO  
WEATHERFORD, TX, 76086  
817-594-0400

OWNER/DEVELOPER:  
JOE TERRY & ROSEMARIE SWAIM  
1051 ADELL CIRCLE  
WEATHERFORD, TX, 76086g

STATE OF TEXAS  
COUNTY OF PARKER

WHEREAS, JOE TERRY AND ROSEMARIE SWAIM, BEING THE SOLE OWNERS OF A 5.900 ACRES TRACT OF LAND BEING LOTS 20 AND 21, BLOCK 1, SILVERADO ON THE BRAZOS, AN ADDITION TO PARKER COUNTY, TEXAS, ACCORDING TO THE PLAT AS RECORDED IN PLAT CABINET C, SLIDE 35, PLAT RECORDS OF PARKER COUNTY, TEXAS; BEING FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A FOUND 5/8" IRON ROD CAPPED, AT THE NORTHEAST CORNER OF THAT CERTAIN LOT 22R, BLOCK 1 OF SILVERADO ON THE BRAZOS AS RECORDED IN PLAT CABINET C, SLIDE 316, PLAT RECORDS, PARKER COUNTY, TEXAS, AT THE NORTHWEST CORNER OF SAID LOT 21, AND IN THE CALLED SOUTH LINE OF SILVER SADDLE CIRCLE, FOR THE NORTHWEST AND BEGINNING CORNER OF THIS TRACT.

THENCE ALONG SAID SILVER SADDLE CIRCLE THE FOLLOWING COURSES AND DISTANCES:  
N 62°50'56" E 205.98 FEET TO A FOUND 5/8" IRON ROD CAPPED, AT THE BEGINNING OF A CURVE TO THE RIGHT, FOR A CORNER OF THIS TRACT.  
THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 320.00 FEET, A CHORD THAT BEARS S 75°38'35" E 424.14 FEET, AN ARC DISTANCE OF 463.65 FEET TO A FOUND 5/8" IRON ROD CAPPED, FOR A CORNER OF THIS TRACT.  
S 34°08'02" E 245.32 FEET TO A FOUND 5/8" IRON ROD CAPPED, AT THE BEGINNING OF A CURVE TO THE LEFT, FOR A CORNER OF THIS TRACT.

THENCE S 59°14'27" W 519.81 FEET TO A FOUND 5/8" IRON ROD CAPPED, FOR THE SOUTHERNMOST CORNER OF THIS TRACT.

THENCE N 30°42'31" W 558.38 FEET TO THE POINT OF BEGINNING.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT JOE TERRY AND ROSEMARIE SWAIM, ACTING HEREIN BY AND THROUGH ITS DULY AUTHORIZED OFFICER(S), DO(ES) HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN ABOVE DESCRIBED REAL PROPERTY AS LOT 20R, BLOCK 1, SILVERADO ON THE BRAZOS, AN ADDITION TO PARKER COUNTY, TEXAS.

WITNESS, MY HAND, THIS THE 20 DAY OF Jan, 2017.

BY: *[Signature]* JOE TERRY SWAIM  
*[Signature]* ROSEMARIE SWAIM

STATE OF TEXAS  
COUNTY OF PARKER

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED JOE TERRY SWAIM, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 20 DAY OF Jan, 2017.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS  
COUNTY OF PARKER

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED ROSEMARIE SWAIM, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 20 DAY OF Jan, 2017.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

**SURVEYORS CERTIFICATE**

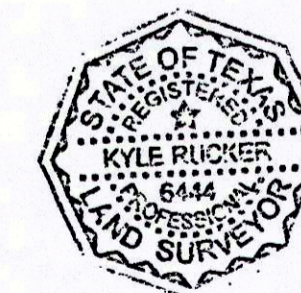
KNOW ALL MEN BY THESE PRESENTS:

THAT I, KYLE RUCKER, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON AS "SET" WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF WEATHERFORD.

*[Signature]*  
KYLE RUCKER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6444.  
CARTER SURVEYING AND MAPPING, 110A PALO PINTO ST. WEATHERFORD, TX 76086  
DECEMBER, 2016 - JN160547P

**JOSHUA J. ANDERSON**  
Notary Public, State of Texas  
Comm. Expires 07-15-2020  
Notary ID 130741161

**JOSHUA J. ANDERSON**  
Notary Public, State of Texas  
Comm. Expires 07-15-2020  
Notary ID 130741161



BT: NB: 17451  
H. DIST: WE  
RY: H-22  
AP NO:

**FINAL REPLAT**  
LOT 20R  
BLOCK 1  
SILVERADO ON THE BRAZOS  
OF 5.900 ACRES BEING LOTS 20 AND 21,  
BLOCK 1, SILVERADO ON THE BRAZOS, AN  
ADDITION TO PARKER COUNTY, TEXAS,  
ACCORDING TO THE PLAT AS RECORDED IN  
PLAT CABINET C, SLIDE 35, PLAT RECORDS OF  
PARKER COUNTY, TEXAS

DECEMBER 2016

**CARTER SURVEYING**  
& MAPPING, INC.  
110 A PALO PINTO STREET - WEATHERFORD, TEXAS  
(P) 817-594-0400 - (F) 817-594-0403

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