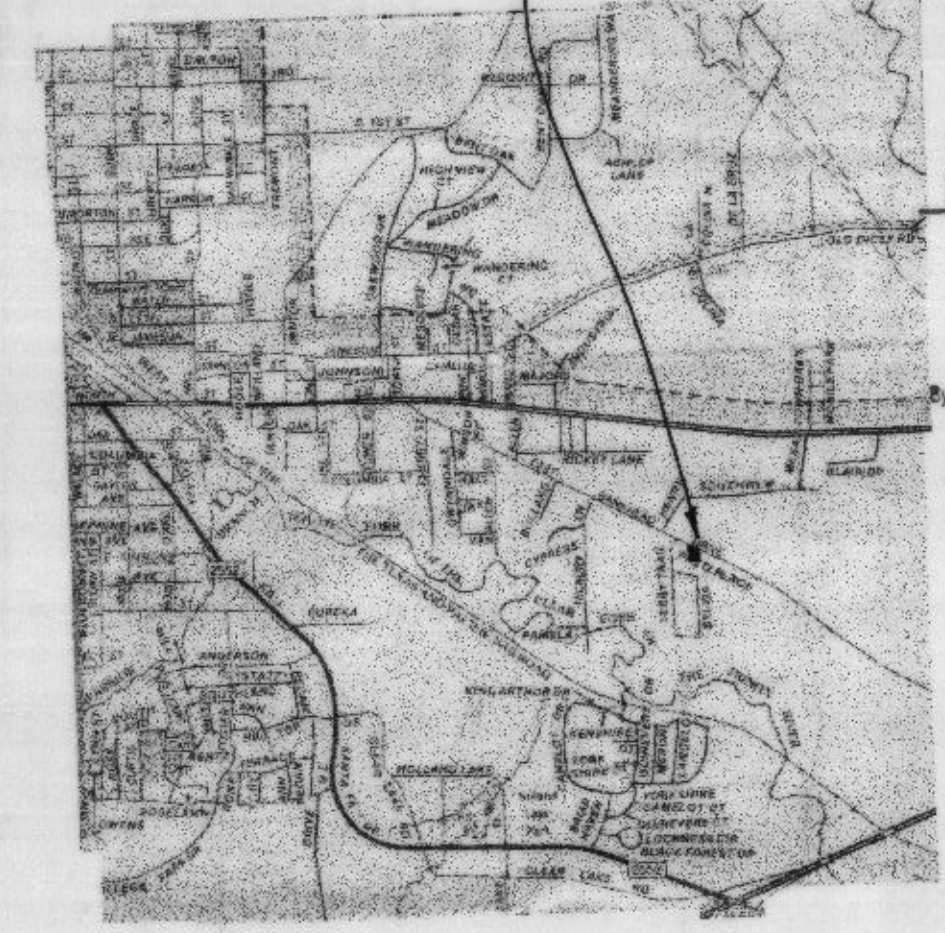


**SPIKES ADDITION
LOCATION SITE**

340-557

RECEIVED AND FILED
FOR RECORD
10:12 O'Clock A.M.
JUL 17 1998
Jeane Brunson, Co. Clerk
PARKER COUNTY, TEXAS
DM Deputy



NOTE: Any Development or Building in or upon the Spikes Addition, Lot 1, are subject to all subdivision regulations including building setback lines and/or utility and drainage easements of the City of Weatherford.

B-313

STATE OF TEXAS COUNTY OF PARKER
I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of Parker County as stamped hereon by me.
RECORDED JUL 17 1998

Jeane Brunson
County Clerk, Parker County, Texas

TERRY TRAIL
LOT 1
EAST BANKHEAD DRIVE
S 63°31'58"E
122.20

LOT 3
BLOCK 1
LOT 4
LOT 5

found 1/2" steel pin
N 25°01'01"E 186.85
electric service line
Jesse A. Spikes and wife, Lenda L. Spikes
Book 1533, Page 614
R.R.P.C.T.
LOT 1
0.998 Acres
E.A. Mitchell
Book 1296, Page 158
R.R.P.C.T.

LOT 7
LOT 8
LOT 9
BLOCK 1
SIMONS MEADOWS ESTATES
PHASE 1
Plat Cabinet A, Slide 505
P.R.P.C.T.
LOT 10

SPIKES ADDITION
LOT 1

Being a part of Block 15, of the Larger Subdivision of the SARAH MONK SURVEY, Abstract 906, Parker County, Texas and being a portion of all that certain Lot, Tract, or Parcel of land conveyed to Jesse A. Spikes and wife, Lenda L. Spikes by deed recorded in Book 1533, Page 614, Real Records, Parker County, Texas.

Note: Bearings are correlated with most Easterly North Boundary line of Simons Meadows Estates, Phase I, Block 1, Plat Cabinet A, Slide 505, P.R.P.C.T.

FIELD NOTES

0.998 Acre situated in and being a portion of Block 15, of the Larger Subdivision of the Sarah Monk Survey, Abstract No. 906, Parker County, Texas and being a portion of all that certain Lot, Tract or Parcel of land conveyed to Jesse A. Spikes and wife, Lenda L. Spikes by deed recorded in Book 1533, Page 614, Real Records Parker County, Texas and being more particularly described by metes and bounds as follows:

COMMENCING at an iron rod found in the southwest right of way line of East Bankhead Drive, said iron being the northwest corner of said Jesse A. Spikes Tract and the Northeast corner of Lot 1, Block 1, Simons Meadows Estates, Phase I, an addition to the City of Weatherford, Parker County, Texas, according to the plat recorded in Volume 363A, Page 40, Deed Records, Parker County, Texas, now being known as Plat Cabinet A, Slide 505, Plat Records, Parker County, Texas:
THENCE: S63°31'58" E, with the southwest right of way line of said East Bankhead Drive, 139.30 ft. to a found 1/2" steel pin and the point of beginning;
THENCE S 63°31'58" E, continuing with the southwest right of way line of said East Bankhead Drive, 122.20 feet to a set 3/8" steel pin at the northwest corner of a tract of land conveyed to E.A. Mitchell by deed recorded in Volume 1296, Page 158, Real Records, Parker County, Texas;
THENCE S 08°50'40" W, with the west line of said E.A. Mitchell Tract, 264.18 feet to a found 3/8" steel pin at the most northerly northeast corner of said Simons Meadows Estates, Phase I;
THENCE N 76°11'W, with the north line of said Simons Meadows Estates, Phase I, 173.55 feet to a found 1/2" steel pin;
THENCE N 06°14'47"E, 106.63 feet to a found 1/2" steel pin at the base of a fence post;
THENCE N 25°01'01"E, on or about a fence line, 186.85 feet to the point of beginning and containing 0.998 acres of land, more or less.



TOMMIE HUGHES AND ASSOCIATES

Registered Professional Land Surveyors
1414 South Main Street, Weatherford, Texas 76086
(817)594-5374 or (817)596-0212

JOB No. 17580

SHEET 1 OF 2

C:\SIMPLCTY\SURVEYS\17580R.ZAK

