

**CITY OF RENO, CITY COUNCIL**

WHEREAS The City of Reno  
Approved on this the 17 day of July, 2017.

*Evan Hunter*  
Mayor

*Ramona Burns*  
Secretary

ACCORDING TO THE F.I.R. MAP, PANEL NO. 4838700200-E, DATED SEPTEMBER 26, 2008, SUBJECT PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD.

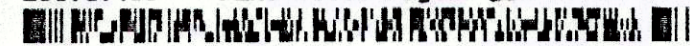
THIS PLAT REPRESENTS PROPERTY WHICH HAS BEEN PLATTED WITHOUT A GROUNDWATER CERTIFICATION AS PRESCRIBED IN THE TEXAS LOCAL GOVERNMENT CODE, SECTION 232.0032. BUYER IS ADVISED TO QUESTION THE SELLER AS TO THE GROUNDWATER AVAILABILITY.

WATER TO BE SUPPLIED BY WALNUT CREEK WATER SUPPLY CO.

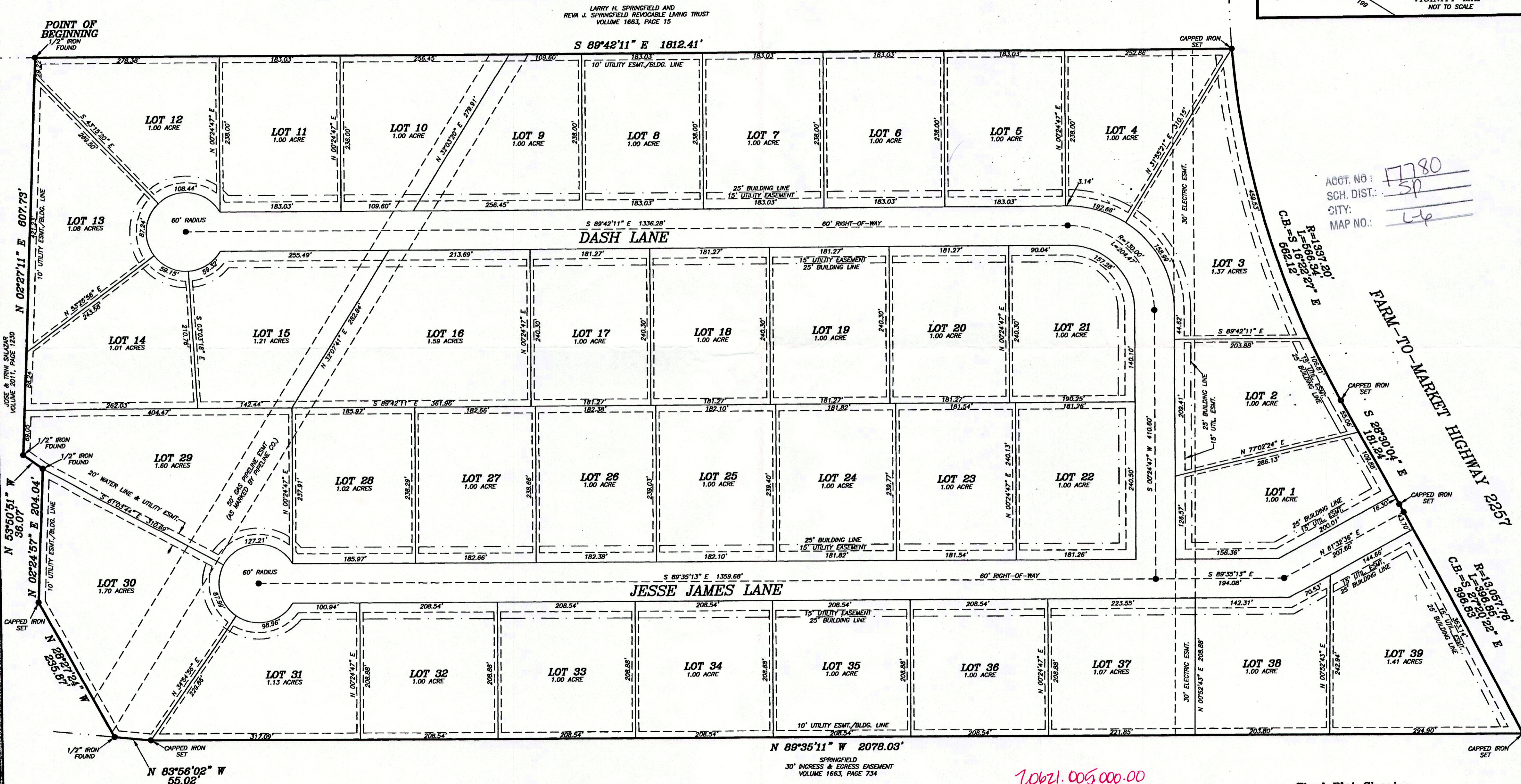
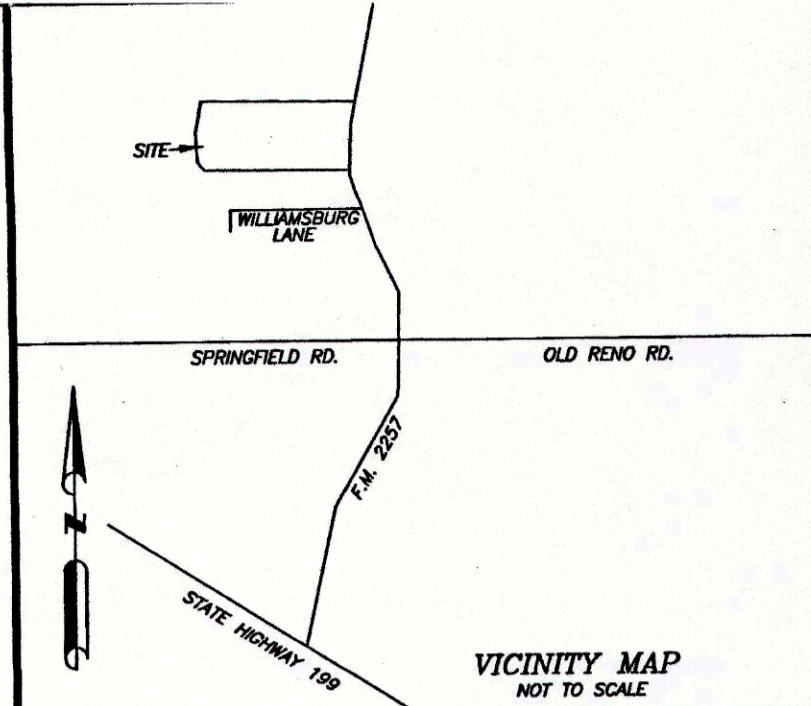
SEWER TO BE PROVIDED BY PRIVATE SEPTIC SYSTEMS.

CONTACT 811 BEFORE DIGGING, TRENCHING OR EXCAVATING.

201717468 PLAT Total Pages: 2



25' BUILDING LINE ALONG ALL ROADS.  
10' BUILDING LINE ALONG REAR LOT LINES.  
5' BUILDING LINE ALONG ALL SIDE LOT LINES.  
15' UTILITY EASEMENT ALONG ALL ROADS.  
10' UTILITY EASEMENT ALONG REAR LOT LINES.  
5' UTILITY EASEMENT ALONG ALL SIDE LOT LINES.  
BASIS OF BEARING PER STATE PLANE COORDINATES.  
ALL CORNERS ARE 1/2" CAPPED IRONS SET UNLESS OTHERWISE NOTED.  
39 RESIDENTIAL LOTS.  
JESSE JAMES LANE=1951.35'  
DASH LANE=1781.42'

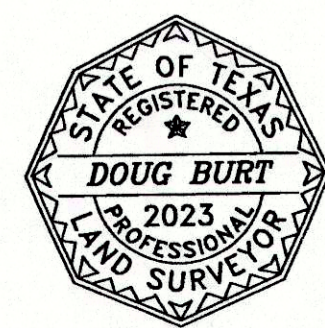


ACCT. NO: 17780  
SCH. DIST.: SP  
CITY: RENO  
MAP NO.: 174

20621.005 000.00  
21718.003 010.00

**Final Plat Showing**  
Lots 1 thru 39,  
**SPRINGFIELD ESTATES II,**  
an Addition to Parker County, Texas  
and being 47.64 acres of land situated in the  
S.E. HAND SURVEY, Abstract No. 621, and the WRIGHT  
BULLARD SURVEY, Abstract No. 1718, Parker County,  
Texas. And being in the Extra-Territorial Jurisdiction  
of the City of Reno, Parker County, Texas.

**NRB SURVEYING, PLLC**  
P.O. BOX 454  
SPRINGTOWN, TEXAS, 76082  
RSB# 817-584-9027  
nrbsurvey@yahoo.com  
FIRM NO. 10186800



THE PLAT HEREON WAS PREPARED FROM AN ACTUAL SURVEY ON THE GROUND SURFACE OF THE LEGALLY DESCRIBED PROPERTY SHOWN THEREON.

*Doug Burt*  
DOUG BURT  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 2023  
JUNE 06, 2017

**OWNER/DEVELOPER**  
CARMEN L. ROGERS AND  
KELLY J. ROGERS  
3854 SPRINGFIELD ROAD  
SPRINGTOWN, TEXAS 76082

**D-749**