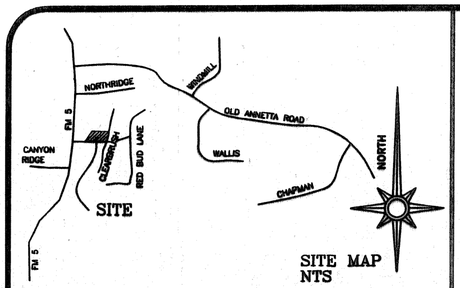
C-522



SITE MAP
NTS

FINAL PLAT
LOTS 1 & 2, BLOCK 1
STEPHEN WEISS ADDITION
AN ADDITION TO THE CITY OF ANNETTA
PARKER COUNTY, TEXAS

Being 5.22 Acres situated in and being a portion of the J. H. Newby Survey, Abstract No. 2038, Parker County, Texas

ACCT. NO: 17919
SCH. DIST.: AL
CITY: CO
MAP NO.: K18

Doc# 627493
Book 2509 Page 48

Doc# 627493 Fees: $66.00
02/05/2007 4:14PM # Pages 1
Filed & Recorded in Official Records of
PARKER COUNTY, TEXAS
IRENE PRINCON, COUNTY CLERK

THE STATE OF TEXAS)
COUNTY OF PARKER)

CITY OF ANNETTA
COUNTY OF PARKER

Plat Approved Date: January 25, 2007

Mayor: Glen Erdelen

Secretary: Vickie White / City Secretary

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.

CROCKETT NATIONAL BANK
CROCKETT NATIONAL BANK
TITLE

STATE OF TEXAS)
COUNTY OF PARKER)
BEFORE ME, the undersigned authority, on this day personally appeared STEPHEN E WEISS FOR WEISS HOMES LLC 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 5 day of FEBRUARY, 2007

Notary Public in and for the State of Texas

ED L. HARLEY
MY COMMISSION EXPIRES
JULY 21, 2010

STATE OF TEXAS)
COUNTY OF PARKER)

WHEREAS, STEPHEN E. WEISS, being the sole owner of 5.22 Acres situated in and being a portion of the J. H. NEWBY SURVEY, ABSTRACT No. 2038, Parker County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a nail found in the center of Clearbrush, a 45 foot private road easement at the northeast corner of said 5.22 Acre Tract, said nail being called by deed to be North, 747.38 feet and West, 1925.62 feet from the southwest corner of the A. S. Worrell Survey, Abstract No. 1656, Parker County, Texas;
THENCE with the center of said road easement the following courses and distances;
S 24°02'42" W, 366.65 feet to an iron rod found;
S 76°16'41" W, 100.83 feet to a PK nail found in the center of Red Bud Lane a 45 foot public road easement;
S 87°42'48" W, 175.07 feet to an iron rod found;
S 77°38'26" W, 120.38 feet to a PK nail found;
S 73°01'18" W, 102.84 feet to a PK nail found;
S 67°43'20" W, 113.42 feet to an iron rod found;
N 88°48'59" W, 66.67 feet to an iron rod found;
THENCE N 28°11'07" E, 527.22 feet to an iron rod found;
THENCE S 89°50'42" E, 560.82 feet to the POINT OF BEGINNING and containing 5.22 acres (227209 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
THAT, STEPHEN E. WEISS, acting by and through its authorized agent (for companies), does hereby adopt this plat designating the hereinabove described real property as LOTS 1 & 2, BLOCK 1, STEPHEN WEISS ADDITION, AN ADDITION TO THE CITY OF ANNETTA, PARKER COUNTY, TEXAS, Being 5.22 Acres situated in and being a portion of the J. H. Newby Survey, Abstract No. 2038, Parker County, Texas and does hereby dedicate to the public's use the streets, (alleys, parks) and easements shown thereon.

WITNESS my hand at _____, Parker County, Texas this 5 day of FEBRUARY, 2007.

Stephen E. Weiss FOR WEISS HOMES LLC.

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 5 day of FEBRUARY, 2007

Notary Public in and for the State of Texas

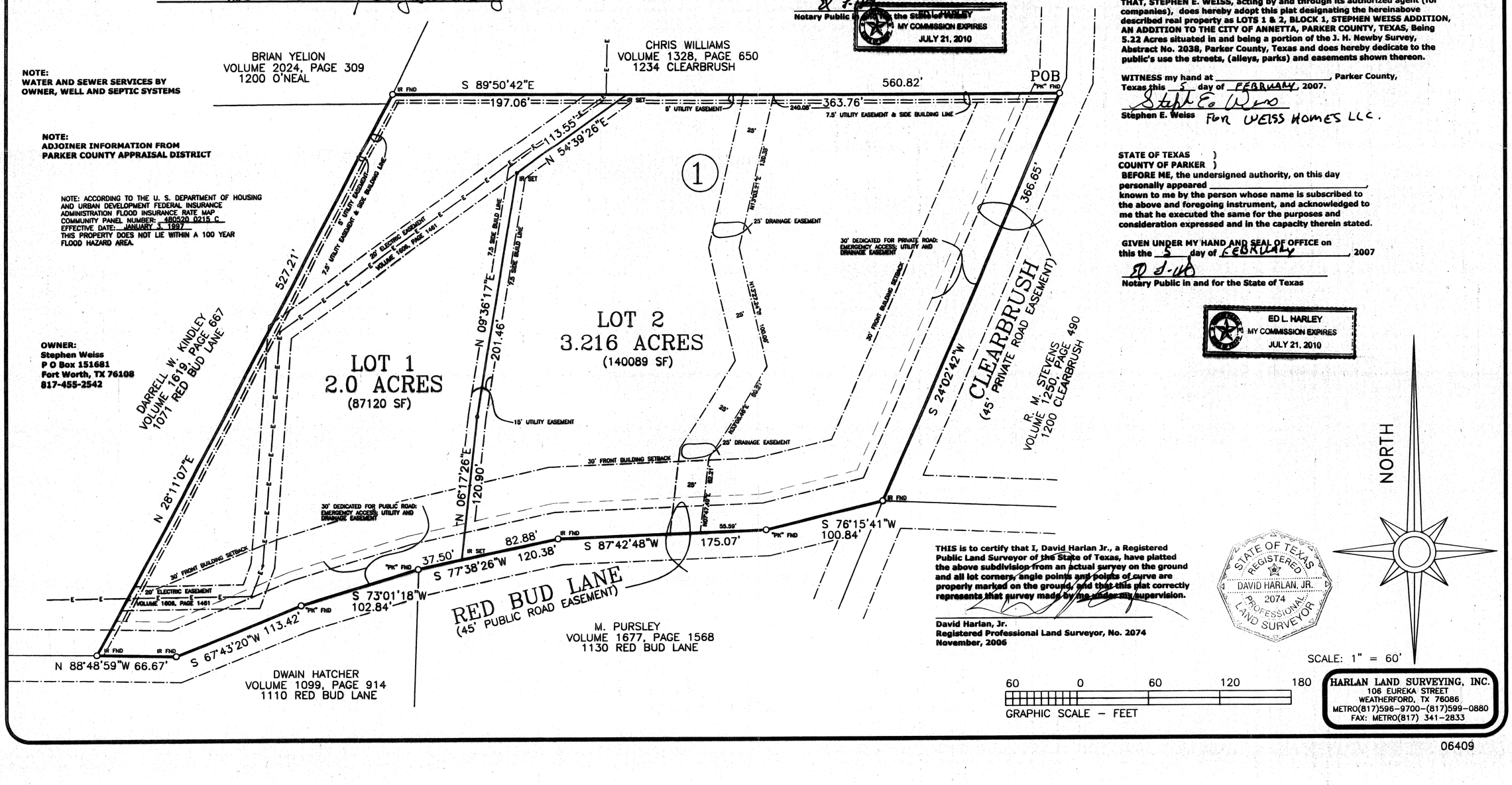
ED L. HARLEY
MY COMMISSION EXPIRES
JULY 21, 2010

NOTE:
WATER AND SEWER SERVICES BY OWNER, WELL AND SEPTIC SYSTEMS

NOTE:
ADJOINER INFORMATION FROM PARKER COUNTY APPRAISAL DISTRICT

NOTE: ACCORDING TO THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER: 480520 0215 C EFFECTIVE DATE: JANUARY 3, 1997 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA.

OWNER:
Stephen Weiss
P O Box 151681
Fort Worth, TX 76108
817-455-2542



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 under my supervision.

David Harlan, Jr.
Registered Professional Land Surveyor, No. 2074
November, 2006

STATE OF TEXAS
REGISTERED
DAVID HARLAN, JR.
2074
PROFESSIONAL
LAND SURVEYOR

NORTH

SCALE: 1" = 60'

60 0 60 120 180
GRAPHIC SCALE – FEET

HARLAN LAND SURVEYING, INC.
106 EUREKA STREET
WEATHERFORD, TX 76086
METRO(817)596-9700–(817)599-0880
FAX: METRO(817) 341-2833

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