

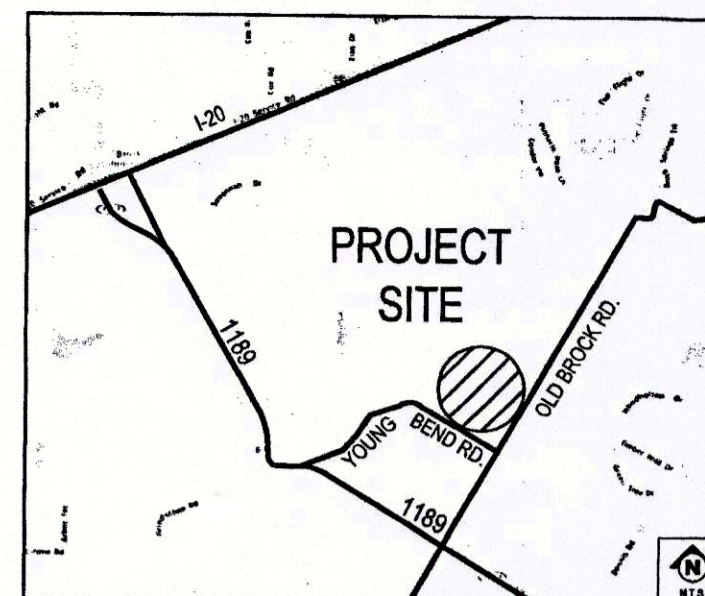
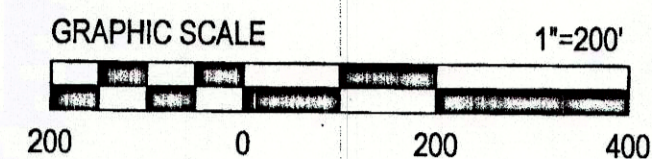
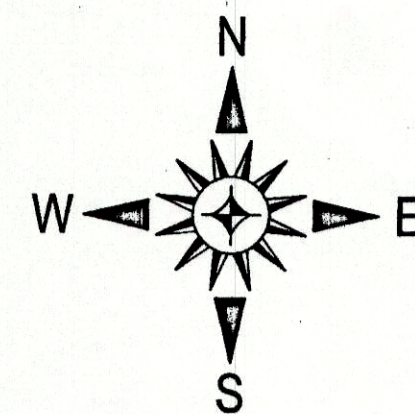
BLACKBURN HOLDINGS, LLC.
TRACT 1
INSTRUMENT NO. 201713007
O.P.R.P.C.T.

DCP TOLAP PIPELINE, LLC
50' WIDE PERMANENT EASEMENT
VOL. 2770, PG. 223, O.R.P.C.T.

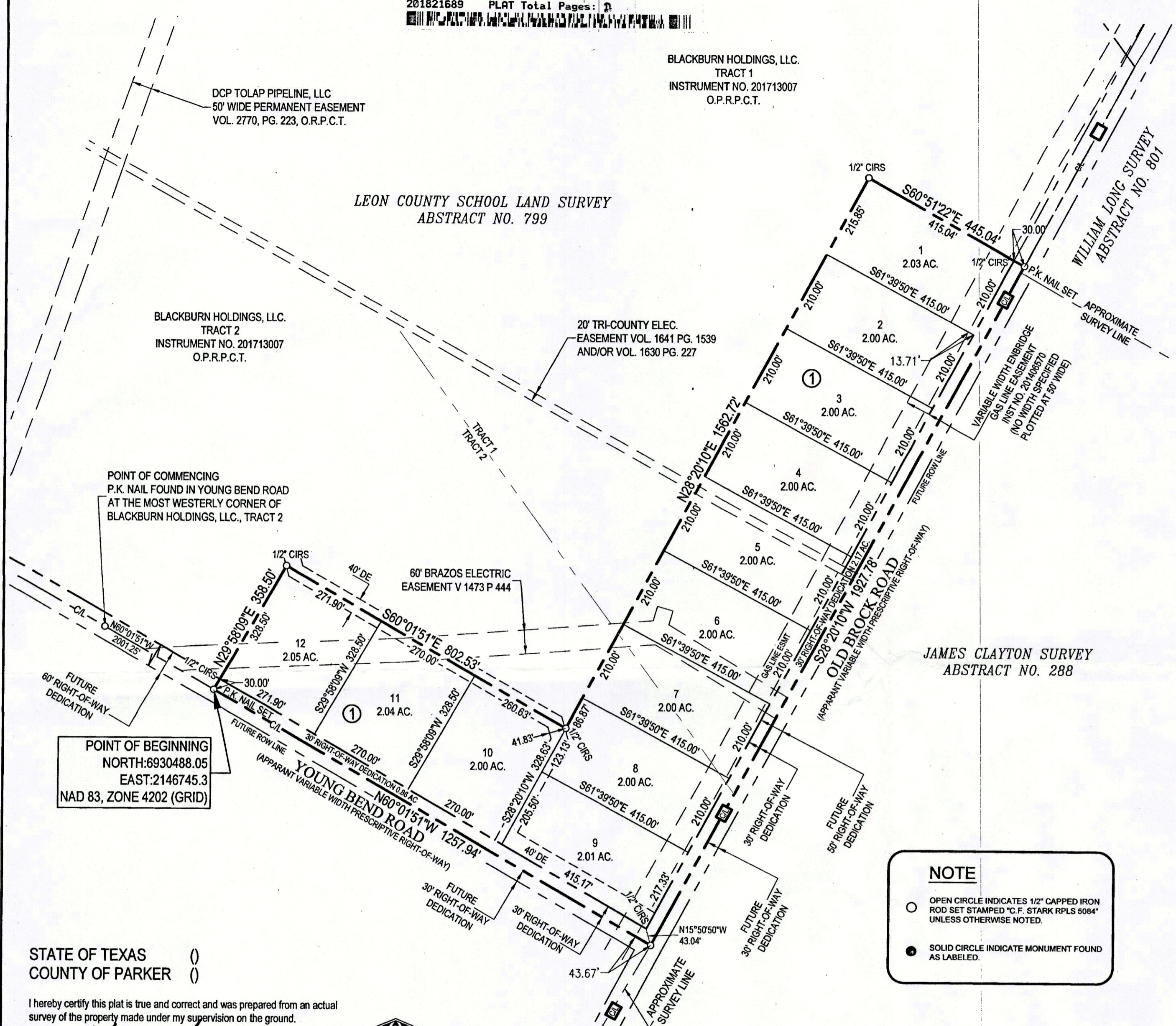
LEON COUNTY SCHOOL LAND SURVEY
ABSTRACT NO. 799

BLACKBURN HOLDINGS, LLC.
TRACT 2
INSTRUMENT NO. 201713007
O.P.R.P.C.T.

20' TRI-COUNTY ELEC.
EASEMENT VOL. 1641 PG. 1539
AND/OR VOL. 1630 PG. 227



VICINITY MAP



GENERAL NOTES:

- All lots in this subdivision are subject to the following building line setbacks:
Front Building Line = 25 feet
Rear Building Line = 15 feet
Side Building Line = 10 feet
- Unless noted otherwise on the face of the plat, all lots within this subdivision have a 10' drainage and utility easement along the front, rear, and side lot lines.
- 1/2" capped iron rods set stamped "C.F. Stark RPLS 5084" (labeled 1/2" CIRS, on face of Plat) at all corners unless otherwise noted on the face of the Plat.
- Bearings & Coordinates shown hereon are referenced to the Texas State Plane Coordinate System, N.A.D. 83 Datum (Texas North Central Zone 4202) derived from resolved opus solutions.

FLOOD STATEMENT:

ANY REFERENCE TO THE 100 YEAR FLOOD PLAIN OR FLOOD HAZARD ZONES ARE AN ESTIMATE BASED ON THE DATA SHOWN ON THE FLOOD INSURANCE RATE MAP PROVIDED BY FEMA AND SHOULD NOT BE INTERPRETED AS A STUDY OR DETERMINATION OF THE FLOODING PROPENSITIES OF THIS PROPERTY. ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR PARKER COUNTY, DATED SEPTEMBER 28, 2009 MAP NO. 48367C375E, THE PROPERTY DESCRIBED HEREIN DOES NOT APPEAR TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA.

This plat represents property which has been platted without groundwater certification as prescribed in Texas Local Government Code Section 232.0032. Buyer is advised to question seller as to the groundwater availability.

JAMES CLAYTON SURVEY
ABSTRACT NO. 288

NOTE

- OPEN CIRCLE INDICATES 1/2" CAPPED IRON ROD SET STAMPED "C.F. STARK RPLS 5084" UNLESS OTHERWISE NOTED.
- SOLID CIRCLE INDICATE MONUMENT FOUND AS LABELED.

ACCT. NO.: 17953
SCH. DIST.: BR
CITY: D-19
MAP NO.:

STATE OF TEXAS ()
COUNTY OF PARKER ()

I hereby certify this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

Charles F. Stark 8/14/18

Charles F. Stark, RPLS
Texas Registration No. 5084
August 14, 2018

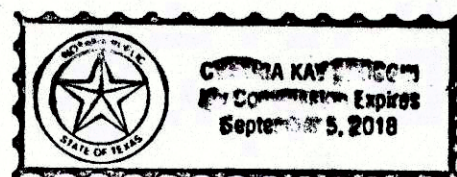


State of Texas ()
County of Parker ()

Before me, the undersigned authority on this day personally appeared Charles F. Stark, know to me to be the persons whose names is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal on this the 14th day of August, 2018.

Christa Kay Spang
Notary Public in and for the State of Texas



20799.010.001.00 = 13.61 acus 20799.010.002.50 = 12.7 acus

FILED FOR RECORD PARKER COUNTY, TEXAS PLAT RECORD CABINET E , SLIDE 146 DATE _____	OWNER: ACAL INVESTMENTS, LLC. 301 STEPPES COURT WEATHERFORD TX. 76087 CONTACT: TAD CARPENTER PH: 817-550-7960	Barron-Stark Engineers	6221 Southwest Boulevard, Suite 100 Fort Worth, Texas 76132 (O) 817.231.8100 (F) 817.231.8144 Texas Registered Engineering Firm F-10998 Texas Registered Survey Firm F-10158800 www.barronstark.com	JOB No. 367-9491 DATE JULY 2018 SHEET 1 of 2
---	---	----------------------------------	--	---

USER: GARY GREEN
PLOTTED ON: 8/23/2018 11:12 AM
FILE NAME: INBARON STARK SWIFT ENG03P7 - OLD BROCK ROAD SUBMISSION#00 CAD100 DWG008 PLAT1307-9481 STONEGATE FINAL PLAT.DWG