

THE STATE OF TEXAS
 COUNTY OF PARKER
 APPROVED by the Commissioners Court of Parker County, Texas, this
 the ___ day of _____, 19__.

Delmar King
 Delmar King County Judge
Wagon Wheel
 Wagon Wheel
Tom Litchford
 Tom Litchford
Mark D. ...
 Mark D. ...

APPROVED CITY OF WEATHERFORD, TEXAS
 MAYOR
 COUNCIL

Sherry Hester
 Sherry Hester
...
 City Secretary
 9/8/92
 Date

THE STATE OF TEXAS
 COUNTY OF PARKER

Bryan Willmott, being the dedicator
 and owner of the attached plat of said subdivision, do
 hereby certify that it is/ is not within the one (1) mile
 Extra-Territorial Jurisdiction of any incorporated city or
 town, except _____ miles from said _____
 _____ Parker County, Texas.

Bryan Willmott

THE STATE OF TEXAS
 COUNTY OF PARKER

Before me, the undersigned authority on this day personally
 appeared *Bryan Willmott*, known to me to be the
 person whose name 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 24th day of
August, 1992.

A. Jeane Brunson
 A. Jeane Brunson
 Notary Public
 Parker County, Texas

A JEANE BRUNSON
 NOTARY PUBLIC
 STATE OF TEXAS
 Commission Expires 9-27-94

238611

PCA-786
 RECEIVED FOR RECORDS
 10:14 O'CLOCK AM
 JUN 16 1992

Jeane Brunson, Co. Clerk,
 PARKER COUNTY, TEXAS

STATE OF TEXAS
 COUNTY OF PARKER
 RECEIVED FOR RECORDS
 JUN 16 1992
 3:00
 5:00
 5:30 PM

A JEANE BRUNSON
 NOTARY PUBLIC
 STATE OF TEXAS
 Commission Expires 9-27-94

A portion of Lot 1 in Block 1 of SUNSHINE TERRACE ADDITION, Parker
 County, Texas as Lot 1 appears upon the map recorded in volume 363
 "A", page 38 "A" of the Parker County Plat Records and a part of
 the T & P Railway Company Survey Section 167, Abstract No. 1346
 Parker County, Texas; and embracing all of the 0-489/1000 of an
 acre tract described in the deed to Bryan P. Willmott and wife,
 Donna L. Willmott recorded in volume 1440, page 704 of the Parker
 County Deed Records and . . . of the 4-75/100 acres tract
 described in the deed to Bryan Willmott and wife, Donna Willmott
 recorded in volume 1272, page 1194 of the said Deed Records and
 described as follows:

Beginning at a 1/2" pipe for the southeast corner of the said 4-
 75/100 acres tract in the southwest line of F.M. Highway No. 920
 from which the northeast corner of the William Beckwith Survey,
 Abstract No. 41 bears south 89 degrees-56 minutes west 1534-08/100
 feet.

Thence south 89 degrees-56 minutes west, along the south line of
 said 4-75/100 acres tract, 765-96/100 feet to a 3/8" iron rod for
 the southeast corner of Lot 45 of the said Sunshine Terrace
 Addition.

Thence north 2 degrees-46 minutes-27 seconds east 314-88/100 feet
 along the east line of said Lot 45 and the west line of herein
 described tract to a 5/8" iron rod in the south line of Sunrise
 Trail.

Thence north 89 degrees-56 minutes east 134-15/100 feet along the
 said south line of Sunrise Trail to a 3/8" iron rod in a curve to
 the left with a radius of 407-82/100 feet.

Thence northeasterly, along the said south line of Sunrise Trail
 and north line of herein described tract, along the arc of said
 curve to the left an arc length of 231-62/100 feet. The long chord
 of the said 231-62/100 feet arc is north 73 degrees-44 minutes-15
 seconds east 228-52/100 feet to a 5/8" iron rod.

Thence southeasterly and northeasterly, along the north line of the
 said 0-489/1000 of an acre tract, the following:

south 82 degrees-24 minutes-11 seconds east 16-46/100 feet to
 a 5/8" iron rod;
 north 80 degrees-34 minutes-40 seconds east 14-69/100 feet to
 a 5/8" iron rod;
 north 67 degrees-22 minutes-57 seconds east 16-91/100 feet to
 a 5/8" iron rod;
 north 25 degrees-26 minutes-45 seconds east 39-14/100 feet to
 a 5/8" iron rod;
 north 56 degrees-18 minutes-33 seconds east 54-52/100 feet to
 a 1/2" iron rod at the intersection of the south line of said
 Sunrise Trail and the said southwest line of F.M. Highway No.
 920 for the northeast corner of the said 0-489/1000 of an acre
 tract.

Thence south 32 degrees-40 minutes-20 seconds east, along the
 northeast line of the said 0-489/1000 of an acre tract and said Lot
 1, to and along the northeast line of the said F.M. Highway No. 920, a
 distance of 534-67/100 feet to the place of beginning and
 containing 5-214/1000 acres.

THE STATE OF TEXAS
 COUNTY OF PARKER

The owner of the land shown on this plat and whose name is subscribed
 hereto, and in person or through a duly authorized agent, dedicates
 to the use of the Public forever all streets, alleys, parks, war-
 courses, drains, easements and public places thereon shown for the
 purpose and consideration therein expressed.

Bryan Willmott

THE STATE OF TEXAS
 COUNTY OF PARKER

Before me, the undersigned authority on this day personally
 appeared *Bryan Willmott*, known to me to be
 the person whose name 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 24th day of August
 1992.

A. Jeane Brunson
 A. Jeane Brunson
 Notary Public
 Parker County, Texas

Map Of
 Lots 46, 47, IRI, IR2 and IR3 in
 TERRACE ADDITION being a part of
 T & P RAILWAY COMPANY SURVEY SECTION 167
 Abstract No. 1346, Parker County, Texas
 and a revision of a portion of LOT 1 of SUNSHINE
 TERRACE ADDITION recorded in Volume 363 "A",
 Page 38 "A", of the Parker County Plat Records
 Surveyed on July 12, 1992

CERTIFICATE OF RECORD

THE STATE OF TEXAS
 COUNTY OF PARKER

I, Carrie Reed, Clerk of the County Court, in and for
 said County, do hereby certify that the foregoing Plat with
 its certificate of authentication, was filed for record in
 my office the ___ day of _____, 19__ at
 ___ o'clock ___ M., and duly recorded the ___ day of
 _____, 19__ at ___ o'clock ___ M.,
 in _____ Records of said County
 in Plat cabinet, pages _____

In Testimony Whereof, Witness my hand and official seal
 office, this the ___ day of _____, 19__.

Carrie Reed
 Clerk, County Court
 Parker County, Texas

SUNSHINE TERRACE ADDITION
 VOLUME 363A PAGE 38A

SUNRISE TRAIL
 60 FT. R.O.W.
 N89-56-00E 134.15
 L=4.01
 L.C.=N89-43-34E
 4.01

L=139.00
 L.C.=N79-40-47E
 138.33

46
 43,576 SQ. FT.

IR1
 43,561 SQ. FT.

IR2
 47,529 SQ. FT.

IR3
 43,561 SQ. FT.

47
 48,924 SQ. FT.

WILLIAM BECKWITH SURVEY A-41

THE STATE OF TEXAS
 COUNTY OF PARKER

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

Don W. Hickney
 Registered Public Surveyor

