

299909
 Plat Cabinet B
 Slide 156

STATE OF TEXAS
 COUNTY OF PARKER

KNOW ALL MEN BY THESE PRESENTS, that, Aledo Development Corporation, acting by and through the undersigned, it's duly authorized agent, is the owner of the following described real property to wit:

A portion of Tract "A", THE VILLAGES OF ALEDO, an Addition to the City of Aledo, Parker County, Texas, according to Plat recorded in Plat Cabinet B, Slide 099, Plat Records, Parker County, Texas, being more particularly described by metes and bounds, as follows:

Beginning at a 1/2" iron found at the most southerly southeast corner of said Tract "A" at the intersection of the northwesterly line of Farm To Market Highway No. 5 (an 80 foot R.O.W.) and the northeasterly line of Autumnwood Drive (R.O.W. varies), said point being the beginning of a non-tangent curve to the right, whose radius is 300.00 feet and whose long chord bears N 44°33'48" W, 166.22 feet;

THENCE along the northeasterly line of said Autumnwood Drive, as follows:

Along said curve, in a northwesterly direction, through a central angle of 32°10'00", a distance of 168.42 feet to a 1/2" iron found at the beginning of a reverse curve to the left, whose radius is 375.00 feet and whose long chord bears N 33°28'39" W, 117.62 feet;
 Along said curve, in a northwesterly direction, through a central angle of 18°02'42", a distance of 118.10 feet to a 1/2" iron found;
 N 42°30'00" W, 110.00 feet to a 1/2" iron set;

THENCE N 47°30'00" E, 63.08 feet to a 1/2" iron set at the beginning of a curve to the left, whose radius is 325.00 feet and whose long chord bears N 34°30'24" E, 146.15 feet;

THENCE along said curve in a northeasterly direction, through a central angle of 25°59'13", a distance of 147.41 feet to a 1/2" iron set;

THENCE S 64°16'30" E, 22.50 feet to a 1/2" iron set;

THENCE S 33°01'22" E, 78.23 feet to a 1/2" iron set;

THENCE S 58°30'35" E, 156.61 feet to a 1/2" iron set;

THENCE N 86°05'49" E, 92.61 feet to a 1/2" iron set;

THENCE S 57°26'42" E, 14.86 feet to a 1/2" iron set in the northwesterly line of said Farm To Market Highway No. 5 at the beginning of a non-tangent curve to the left whose radius is 921.47 feet and whose long chord bears S 31°14'22" W, 42.31 feet;

THENCE along said curve in a southwesterly direction, through a central angle of 02°37'52", a distance of 42.32 feet to a 1/2" iron found;

THENCE S 29°55'26" W, along the northwesterly line of said Farm To Market Highway No. 5, a distance of 306.50 feet to the POINT OF BEGINNING and containing 2.064 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS

THAT, Aledo Development Corporation, (owner), acting by and through the undersigned, it's duly authorized agent, does hereby adopt this Plat of the hereinabove described real property to be designated as...

Lots 1, 2 and 3, Block 2
 THE VILLAGES OF ALEDO
 City of Aledo
 Parker County, Texas

and does hereby dedicate to the public's use forever the streets and easements shown hereon.

EXECUTED this the 12th day of SEPT. 1996

Lynn Faires
 Lynn Faires, President

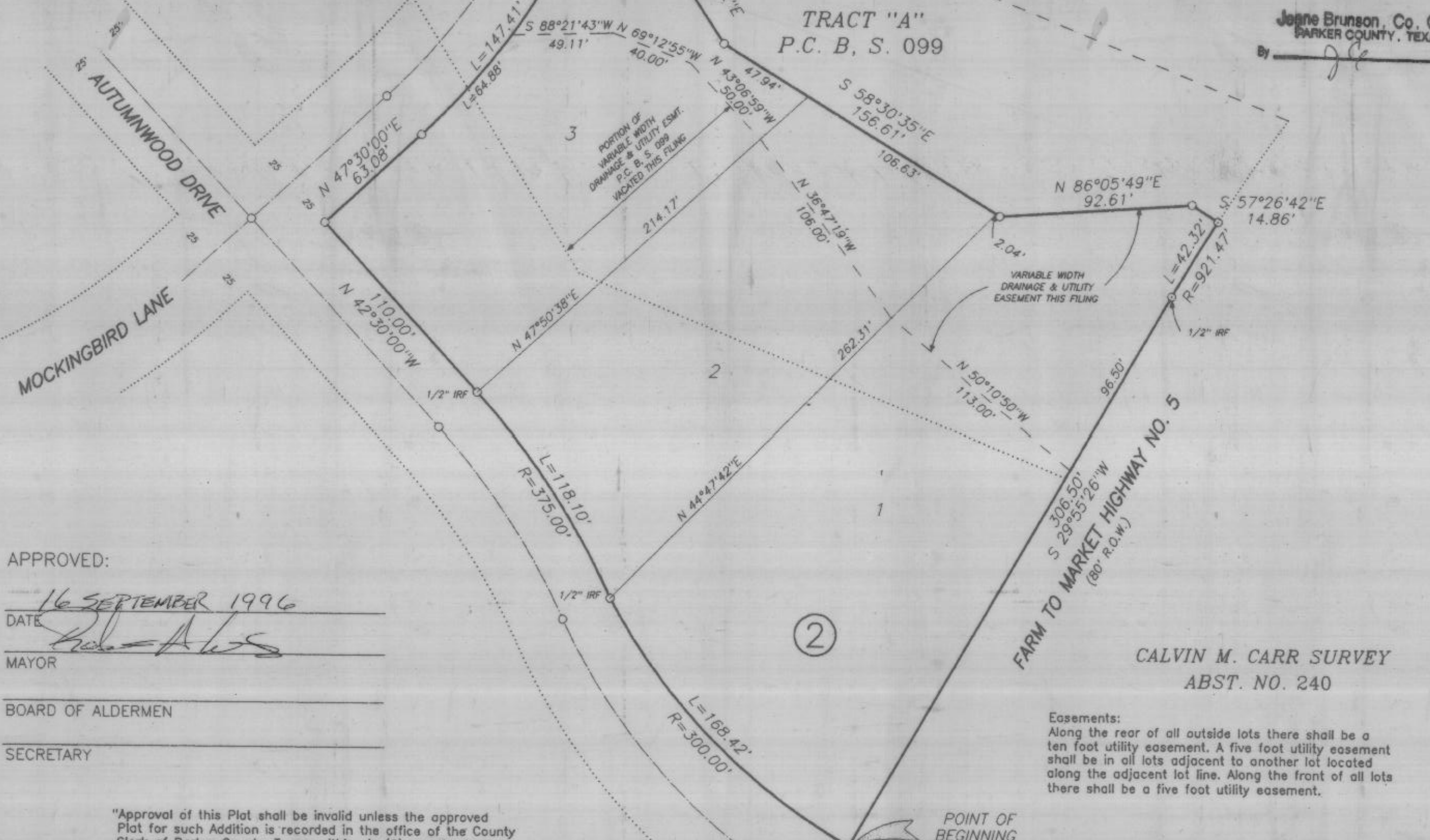
STATE OF TEXAS
 COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day personally appeared Lynn Faires, President of Aledo Development Corporation, a corporation known to me to be 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 considerations therein expressed and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 12th day of SEPT. 1996

CHARLOTTE DAVIDSON
 MY COMMISSION EXPIRES
 August 9, 1997

Charlotte Davidson
 Notary Public, Parker County, Texas
 My Commission Expires Aug. 9, 1997



APPROVED:
16 SEPTEMBER 1996
 DATE
Bob A. [Signature]
 MAYOR
 BOARD OF ALDERMEN
 SECRETARY

"Approval of this Plat shall be invalid unless the approved Plat for such Addition is recorded in the office of the County Clerk of Parker County, Texas, within six (6) months from the date of final approval by the Aledo Planning and Zoning Commission."

Note:
 All front building setback lines shall be twenty (20) feet, except as shown, and all side building setback lines shall be ten (10) feet.

Easements:
 Along the rear of all outside lots there shall be a ten foot utility easement. A five foot utility easement shall be in all lots adjacent to another lot located along the adjacent lot line. Along the front of all lots there shall be a five foot utility easement.

This is to certify that I, Brent A. Mizell, a registered Professional Land Surveyor of the State of Texas, have plotted the above subdivision from an actual survey on the ground, and all lot corners, angle points, and points of curve shall be properly marked on the ground, and that this plat correctly represents that survey made by me or under my supervision.
Brent A. Mizell
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REGISTRATION NO. 1967
 SEPTEMBER 9, 1996

OWNER/DEVELOPER
 ALEDO DEVELOPMENT CORPORATION, LYNN FAIRES, PRESIDENT
 POST OFFICE BOX 724, ALEDO, TEXAS, 76008
 (817) 441-7100



NOTE:
 ACCORDING TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FEDERAL INSURANCE ADMINISTRATION FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 480 989 - 01 EFFECTIVE DATE 7/11/1975 THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA

NOTE:
 ALL CORNERS ARE 1/2" IRONS SET EXCEPT AS SHOWN.

Replat
 Lots 1, 2 and 3, Block 2
 THE VILLAGES OF ALEDO
 City of Aledo
 Parker County, Texas

Being a revision of Tract "A"
 THE VILLAGES OF ALEDO
 An Addition to the City of Aledo
 Parker County, Texas
 According to Plat Record in Plat Cabinet B, Slide 099
 Plat Records, Parker County, Texas

MIZELL LAND SURVEYING, INC.
 513 North Highway 1187
 P.O. Box 419 Aledo, Texas 76008
 (817) 441-6199 (817) 598-1284

