

C-773

MAIN STREET (FM HWY 51 & SH 171)

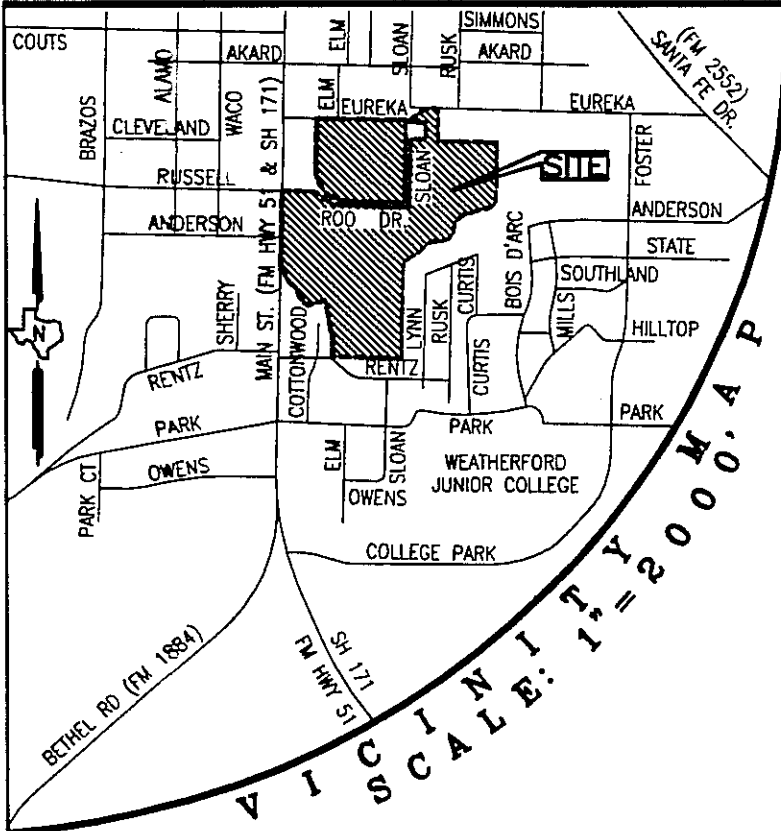
WILLIAM H. TARWATER
VOL. 1143, PG. 572

Approved by the City of Weatherford for filing at the office of the County Clerk of Parker County, Texas.

RECOMMENDED BY: Planning and Zoning Board
City of Weatherford, Texas
Signature of Chairperson: *[Signature]* Date of Recommendation: 2-10-09

APPROVED BY: City Council
City of Weatherford, Texas
Signature of Mayor: *[Signature]* Date of Approval: 2-10-09

WITNESSES:
City Secretary: *[Signature]* Date: 2-10-09



100 YEAR FLOOD DRAINAGE EASEMENT LINE TABLE

NUMBER	DIRECTION	DISTANCE
L50	N 00°37'35" E	23.82'
L51	S 81°09'30" E	30.53'
L52	S 52°35'55" E	27.88'
L53	S 16°37'49" E	71.80'
L54	S 48°57'17" E	61.91'
L55	S 56°20'37" E	20.20'
L56	S 44°11'38" E	34.43'
L57	S 27°14'36" E	78.89'
L58	S 58°44'04" E	67.24'
L59	N 68°54'33" E	26.37'
L60	S 80°47'50" E	39.98'
L61	N 83°54'55" E	79.61'
L62	N 66°05'37" E	74.60'
L63	N 25°17'44" E	31.82'
L64	N 30°12'52" E	104.00'
L65	N 48°27'18" E	19.06'
L66	N 87°25'32" E	52.38'
L67	S 77°11'27" E	95.71'
L68	N 69°18'57" E	102.43'
L69	N 41°42'30" E	88.67'
L70	N 36°13'05" E	55.40'
L71	N 32°28'02" E	89.63'
L72	N 51°48'44" E	51.07'
L73	N 60°44'18" E	12.89'
L74	N 87°53'08" E	53.48'
L75	N 58°19'35" E	103.28'
L76	N 66°10'09" E	78.12'
L77	N 63°16'31" E	113.27'
L78	N 73°22'10" E	57.80'
L79	N 77°35'38" E	57.84'
L80	N 89°05'25" E	80.03'
L81	N 21°00'41" E	98.32'
L82	N 34°38'02" E	20.82'
L83	N 09°01'53" E	36.53'
L84	N 68°37'45" E	30.10'
L85	N 31°08'38" E	21.65'
L86	N 54°47'32" E	26.49'
L87	N 66°44'59" E	78.33'
L88	N 39°30'05" E	27.02'
L89	N 75°37'42" E	58.02'
L90	N 69°17'26" E	58.23'
L91	N 59°11'52" E	63.70'
L92	N 41°54'32" E	18.00'
L93	S 83°28'54" E	20.67'
L94	N 65°01'31" E	31.37'
L95	S 00°27'27" E	42.13'
L96	S 00°12'46" W	45.00'
L97	S 71°23'01" W	74.26'
L98	S 41°51'19" W	37.97'
L99	S 06°39'13" W	41.17'
L100	S 48°53'02" W	33.59'
L101	S 89°58'15" W	38.43'
L102	S 30°15'51" W	50.43'
L103	S 54°06'08" W	73.81'
L104	S 30°50'49" W	62.68'
L105	S 73°29'56" W	24.59'
L106	N 13°44'25" W	18.50'
L107	N 74°23'26" W	32.54'
L108	S 85°55'19" W	49.09'
L109	S 29°05'18" W	51.19'
L110	S 87°06'29" W	13.47'
L111	N 32°39'46" W	41.25'
L112	N 74°26'54" W	41.39'
L113	N 69°24'27" W	43.71'
L114	S 40°11'45" W	27.29'
L115	S 13°07'08" W	69.23'
L116	S 24°52'39" W	30.27'
L117	S 42°24'47" W	21.17'
L118	S 67°11'39" W	24.78'
L119	S 81°07'21" W	23.47'
L120	N 83°05'38" W	40.81'
L121	N 12°51'19" W	43.85'

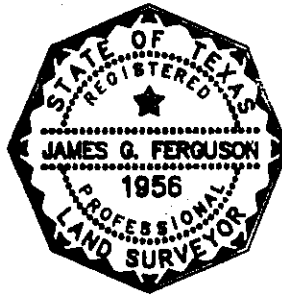
NUMBER	DIRECTION	DISTANCE
L1	S 55°54'05" W	17.22'
L2	S 52°28'11" W	35.20'
L3	S 68°11'55" W	43.72'
L4	S 78°59'23" W	41.08'
L5	S 74°12'46" W	41.52'
L6	S 73°27'05" W	28.10'
L7	S 62°42'37" W	15.53'
L8	S 62°56'35" W	36.71'
L9	S 69°10'58" W	18.09'
L10	N 79°00'55" W	21.89'
L11	S 42°49'34" W	62.47'
L12	S 72°13'59" W	79.47'
L13	S 88°43'25" W	72.28'
L14	S 67°35'05" W	58.78'
L15	S 41°37'23" W	88.45'
L16	S 60°40'51" W	27.81'
L17	S 72°45'29" W	88.52'
L18	S 77°15'23" W	41.08'
L19	S 67°50'08" W	52.76'
L20	N 52°50'46" W	28.32'
L21	N 32°27'00" W	38.77'
L22	N 47°22'09" W	36.83'
L23	S 35°04'11" W	27.14'
L24	N 11°41'31" W	34.98'
L25	N 29°01'54" W	31.50'
L26	N 51°05'37" W	70.15'
L27	N 42°55'42" W	81.28'
L28	N 03°52'51" W	41.49'
L29	N 32°18'34" W	21.37'
L30	N 85°00'01" W	38.06'
L31	N 00°26'10" E	19.93'
L32	N 69°42'38" W	18.66'
L33	N 00°17'22" E	10.00'
L34	N 69°42'38" W	516.85'
L35	N 00°17'22" E	282.35'
L36	N 69°23'43" E	15.00'
L37	S 00°17'22" W	247.59'
L38	S 69°42'38" E	8.33'
L39	N 00°17'22" E	2.00'
L40	S 69°42'38" E	14.94'
L41	S 00°17'22" W	2.00'
L42	S 69°42'38" E	362.79'
L43	N 00°17'22" E	1.50'
L44	S 69°42'38" E	15.00'
L45	S 00°17'22" W	1.50'
L46	S 69°42'38" E	119.18'
L47	S 00°10'14" E	25.00'
L48	S 79°19'33" W	60.98'
L122	S 69°20'32" E	517.86'
L123	S 41°25'04" E	364.73'
L124	S 34°17'07" W	27.35'
L125	S 07°39'28" E	95.34'
L126	S 72°27'01" W	346.67'
L127	S 33°40'28" W	159.75'
L128	S 08°35'52" W	145.88'
L129	S 77°09'52" W	200.78'
L130	S 69°38'59" W	214.77'
L131	S 73°24'38" W	481.74'
L132	S 88°58'48" W	814.06'
L133	N 89°05'56" E	262.98'
L134	S 00°33'48" W	279.21'
L135	S 09°26'49" W	126.37'
L136	S 00°05'10" E	312.30'
L137	N 89°14'14" W	53.22'

NOTES:

- ALL PERIMETER MONUMENTS ARE 1/2 INCH IRON RODS SET WITH PLASTIC CAP STAMPED "LANDES & ASSOC."; (UNLESS OTHERWISE NOTED).
- BEARINGS ARE NAD 83 STATE PLANE GRID BEARINGS FOR THE TEXAS NORTH CENTRAL ZONE DERIVED FROM THE TEXAS RTK COOPERATIVE NETWORK.
- THE PREVIOUS PLATS IN THIS ADDITION ARE SUPERSEDED BY THE FILING OF THIS PLAT.
- SEE SHEET 3 OF 4 FOR OWNER'S DEDICATION AND PROPERTY DESCRIPTION.
- APPROXIMATE 100 YEAR FLOOD AND VARIABLE WIDTH DRAINAGE EASEMENT INFORMATION FURNISHED TO LANDES & ASSOCIATES, INC. BY MJ THOMAS ENGINEERING, LLC, AS DETERMINED FROM TOPOGRAPHIC INFORMATION PROVIDED TO MJ THOMAS ENGINEERING BY THE CITY OF WEATHERFORD.
- SEE SHEET 4 OF 4 FOR CITY OF WEATHERFORD NOTES.

KNOW ALL MEN BY THESE PRESENTS: That I, James G. Ferguson, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as "set" were properly placed under my personal supervision in accordance with the Subdivision Ordinance of the City of Weatherford.

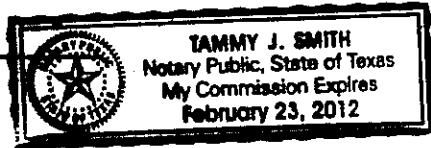
[Signature]
JAMES G. FERGUSON, R.P.L.S. No. 1956
DATE: 1-9-09



STATE OF TEXAS)
COUNTY OF Tarrant)

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared James G. Ferguson, a Registered Professional Land Surveyor, 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 purpose and consideration therein expressed. Given under my hand and seal of office, this 9th day of January, 2009.

[Signature]
Notary Public in and for the State of Texas
My Commission Expires On: 2/23/12



LANDES & ASSOCIATES, INC.
REGISTERED PROFESSIONAL LAND SURVEYORS

ENGINEER:
MJ THOMAS ENGINEERING, LLC.
3400 HULEN, SUITE 100
FORT WORTH, TEXAS 76107
(817) 732-9839

OWNER:
WEATHERFORD I.S.D.
1100 LONGHORN DRIVE
WEATHERFORD, TEXAS 76086
(817) 598-2808

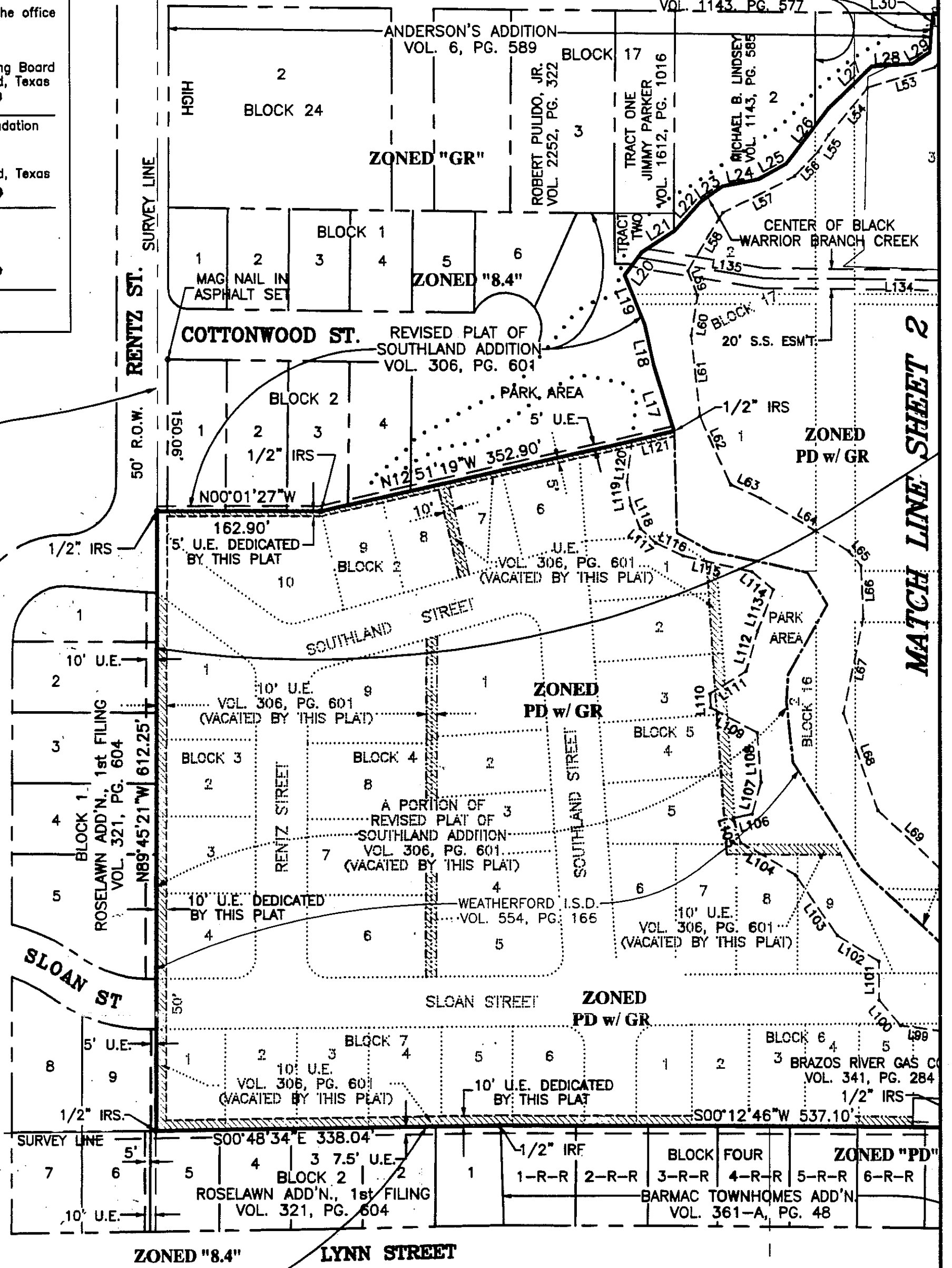
SHEET 1 OF 4

DATE: 1/7/2009

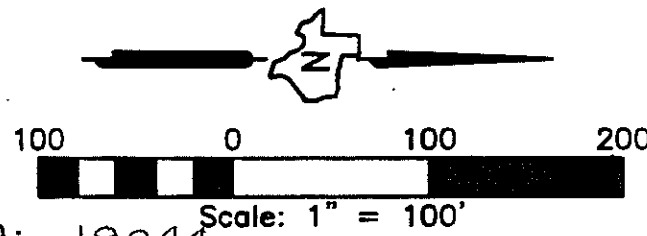
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Replat: P&Z0808-0003
Rezoning: P&D0808-0002

1107 E. FIRST STREET • FORT WORTH, TEXAS 76102 • (817) 870-1220 • FAX 870-1292



JOEL WALKER SURVEY
ABSTRACT NO. 1589



ACCT. NO.: 19044
SCH. DIST.: WE
CITY: WE
MAP NO.: H-15

A FINAL PLAT OF
LOT 1, BLK. 1 AND LOT 1, BLK. 2
WEATHERFORD ISD NINTH GRADE CENTER

An addition to the City of Weatherford, Parker County, Texas, situated in the L. McCarty Survey, Abstract No. 904 and the I. C. Spance Survey, Abstract No. 1173, City of Weatherford, Parker County, Texas, being a Replat of a portion of Lot 1 and Lot 4, Block 1, all of Lots 1 through 4 of Block 4, a portion of Lots 1 and 2 and all of Lot 3 and Lot 4, Block 2, a portion of Lot 1 and Lot 2, and all of Lot 3 and Lot 4, Block 3, a portion of Lot 3 and all of Lots 1, 2, and 4 of Block 14, a portion of Lot 4 and all of Lots 1, 2, and 3 of Block 15, a portion of Lot 2, Block 16, a portion of Lots 1 and 2, Block 17, and a portion of the streets and alleys shown on the plat of Anderson's Addition to the City of Weatherford, Parker County, Texas according to the plat of said Addition filed in Volume 6, Page 589, Plat Records, Parker County, Texas (D.R.P.C.T.), said Replat also encompasses all of Lots 6 through 10, Block 2, all of Lots 1 through 4, Block 3, Lots 1 through 9, Block 4, all of Lots 1 through 9, Block 5, all of Lots 1 through 5, Block 6, all of Lots 1 through 6, Block 7, all of the "Park" area and all of the streets as shown on the Revised Plat of Southland Addition to the City of Weatherford, Parker County, Texas according to the Plat Recorded in Volume 306, Page 601, Plat Records of Parker County, Texas (D.R.P.C.T.), and being conveyed to the Weatherford Independent School District as recorded in Volume 203, Page 79, Volume 268, Page 516, Volume 443, Page 603, Volume 1115, Page 1132, Volume 1157, Page 687, Volume 2618, Page 57, Volume 2627, Page 242, Volume 2627, Page 245, Volume 2627, Page 248, Volume 2634, Page 405, Volume 2634, Page 1105, Volume 2634, Page 1108, Volume 2635, Page 621, Volume 2644, Page 612, Volume 2647, Page 1089, Volume 554, Page 166, Volume 275, Page 163, Volume 501, Page 136, Volume 1693, Page 488, and Volume 1767, Page 908, Deed Records of Parker County, Texas (D.R.P.C.T.).

MATCH LINE SHEET 2