

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 are properly marked on the ground, and that this plat correctly represents that survey made by me or under my direction and supervision.

Brent A. Mizell
 Brent A. Mizell
 Registered Professional Land Surveyor
 Texas Registration No. 1967



Date 11-18-93

City of Weatherford
 Chairman of Planning and Zoning Board
 Parker County, Texas

Mel Worthington

APPROVED: City of Weatherford
 Parker County, Texas

Mayor *Sherry Station*
 Council *Virginia Nelson*
Wayne Carter

Janice Wood 11-23-93
 City Secretary, Date:

STATE OF TEXAS }
 COUNTY OF PARKER }

KNOW ALL MEN BY THESE PRESENTS, That, Noah Enterprises, Inc., acting by and through the undersigned, its duly authorized agent, is the sole owner of that tract of land situated in the FERDINAND EMMA SURVEY, Abst. No. 421, City of Weatherford, Parker County, Texas, according to deed recorded in Volume 1570, Page 1354, dated August 6, 1993, Real Records, Parker County, Texas, and being more particularly described, as follows:

11.963 acres (521,115 square feet) situated in the FERDINAND EMMA SURVEY, Abst. No. 421, City of Weatherford, Parker County, Texas, being more particularly described by metes and bounds, as follows:

Beginning at a 3/8" iron found at the northeast corner of Lot 7, Block 1, and the most northerly corner of Lot 6, Block 1, WESTWOOD ESTATES, an Addition to the City of Weatherford, Parker County, Texas, according to the Plat recorded in Plat Cabinet A, Slide 601, Plat Records, Parker County, Texas;

THENCE along the northerly line of said WESTWOOD ESTATES, as follows:

N 89° 59' 07" W, 781.81 feet to a 3/8" iron found;
 S 03° 19' 40" W, 41.81 feet to a 1/2" iron set;
 N 89° 59' 07" W, 160.08 feet to a 1/2" iron set at the northwest corner of Lot 16, said Block 1;

THENCE N 03° 19' 40" E, 613.96 feet to a broken axle found;
 THENCE S 84° 53' 04" E, 178.62 feet to an iron stake found;
 THENCE S 89° 40' 14" E, 732.77 feet to a 5/8" iron found;
 THENCE S 00° 16' 54" W, 412.80 feet to a fence post found;
 THENCE S 00° 01' 37" E, 138.49 feet to the POINT OF BEGINNING and containing 11.963 acres (521,115 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That, Noah Enterprises, Inc., (owner), acting by and through the undersigned, its duly authorized agent, does hereby adopt this Plat of the hereinabove described real property to be known as...

Lots 1 - 46, Block 2
 WESTWOOD ESTATES
 Phase II
 City of Weatherford
 Parker County, Texas

and does hereby dedicate to the Public's use forever, the streets and easements shown thereon.

EXECUTED this the 22 day of November, 1993.

Noah Enterprises, Inc.
Don Rash
 Don Rash, President

STATE OF TEXAS }
 COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Don Rash, President of Noah Enterprises, Inc., a corporation, known to me to be the person whose name is subscribed to the above and foregoing instrument and he acknowledged to me that he executed the same for the purposes and considerations therein expressed, in the capacity therein stated and as the act and deed of said corporation.

MARJORIE JENNINGS
 NOTARY PUBLIC
 STATE OF TEXAS
 Commission Expires 11-12-95

Marjorie Jennings
 Notary Public, Parker County, Texas
 My Commission Expires 11-12-95

Note:
 Bench Mark: OFF SITE - OLD AXLE AT EXISTING FENCE CORNER, SW/4 LOT 20, WESTWOOD PH. I
 Elevation: 1076.37

Note:
 Bench Mark: ON SITE - TOP OF CURB EAST SIDE, NW/4 LOT 15 WESTWOOD PH. I
 Elevation: 1082.00

"I, DON RASH, do hereby waive all claims for damages against the City occasioned by the establishment of grades or the alteration of the surface of any portion of the existing streets and alleys, or natural contours to the grade established in the subdivision."

246349
 PCA 797
 RECEIVED AND FILED
 FOR RECORD
 3:45 O'clock P.M.

NOV 23 1993
 Jeane Brunson, Co. Clerk
 PARKER COUNTY, TEXAS

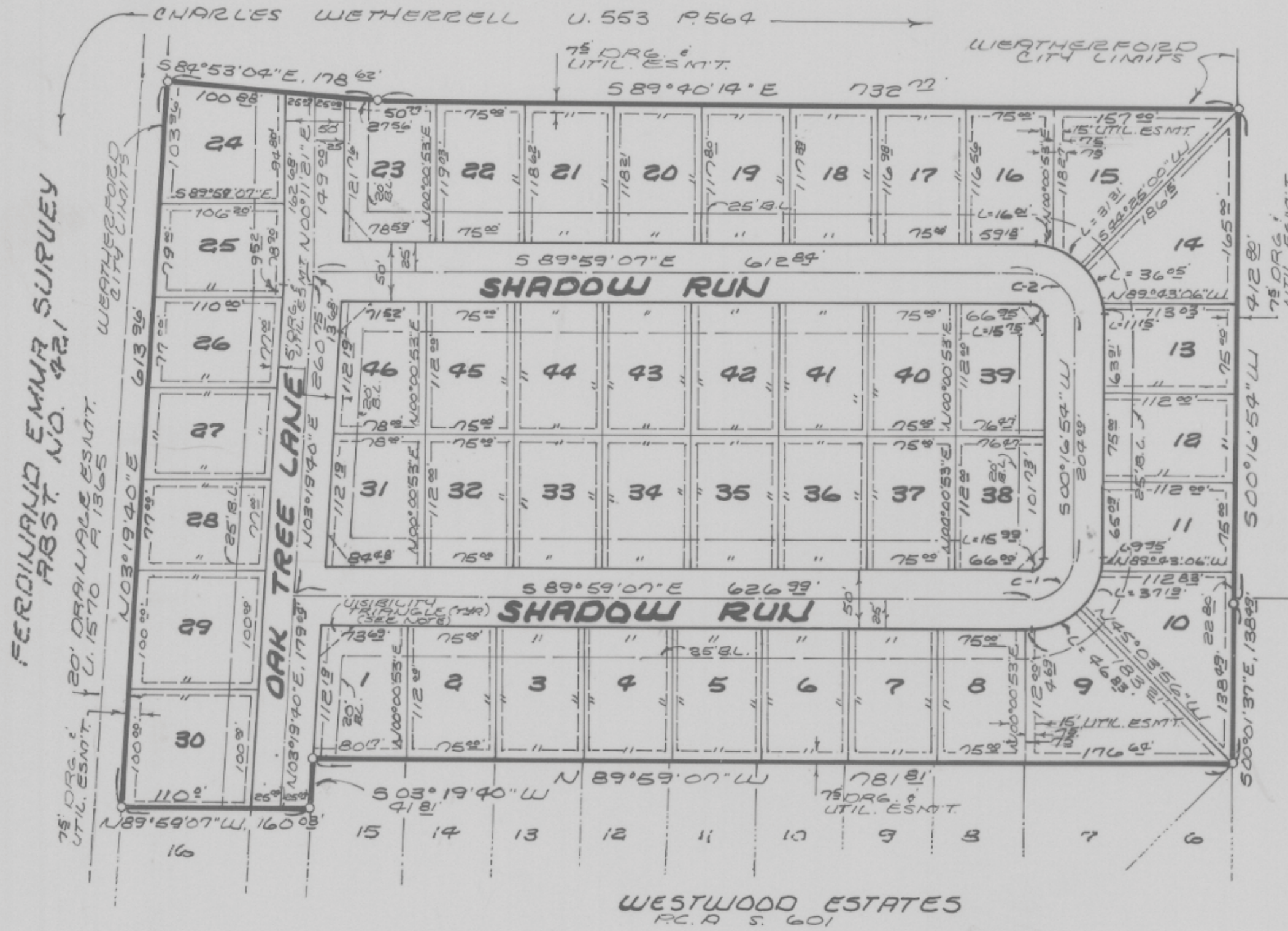
Final Plat
 Lots 1 - 46, Block 2

WESTWOOD ESTATES
 Phase II

City of Weatherford
 Parker County, Texas

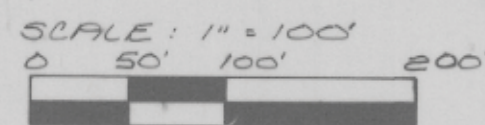
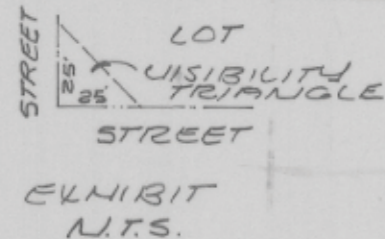
Being 11.963 Acres (521,115 square feet)
 Situated In The
 FERDINAND EMMA SURVEY
 Abst. No. 421
 City of Weatherford
 Parker County, Texas

CURVE DATA				
Curve No.	Delta	Radius	Tangent	Length
1	89°43'59"	35.00	34.84	54.82
2	90°16'01"	35.00	35.16	55.14



Note:
 Along the rear of all outside lots there shall be a 7.5 foot drainage and utility easement. A 5 foot drainage and utility easement (unless otherwise shown) shall be in all lots adjacent to another lot located along that adjacent lot line.
 The front of all lots shall have a 25 foot building line and the corner lots shall have a 20 foot building line.

Note:
 There shall be provided at the intersection of all public streets, visibility triangles. Each street side thereof having a length of not less than twenty five feet (25') measured at the right-of-way boundary.



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

Owner - Developer
 Noah Enterprises, Inc., Don Rash, President
 Post Office Box 699, Weatherford, Texas 76086
 Rt. 1, Box 117 A, Santo, Texas 76472
 929-2704
 U. 1570, P. 1354, AUGUST 6, 1993

Leinholder Statement
 First National Bank, 220 Pale Pinto, Weatherford, Texas, hereby consents to and adopts the Plat and dedication of WESTWOOD ESTATES, Phase II, in Parker County, Texas

Date November 22, 1993
Mike Rigby
 Mike Rigby, Executive Vice President
 First National Bank

This instrument was acknowledged before me on this the 22nd day of November, 1993, by Mike Rigby, Executive Vice President of First National Bank, Weatherford, Texas.

Debra J. Jarris
 Notary Public, Parker County, Texas
 My Commission Expires 6-28-96

DEED RESTRICTION CERTIFICATION STATEMENT
 I hereby certify that the area of this plat does not include any lots of a prior subdivision limited by deed restriction to residential use for not more than two residential units per lot.

Noah Enterprises, Inc.
Don Rash
 Don Rash, President

SWORN TO AND SUBSCRIBED before me this 19th day of November, 1993.

Marjorie Jennings
 Notary Public in and for the State of Texas
 My Commission Expires 11-12-95

MARJORIE JENNINGS
 NOTARY PUBLIC
 STATE OF TEXAS
 Commission Expires 11-12-95

G-45 A