

pc C-368

S51°47'37" 64.06'

EASEMENTS:
THERE SHALL BE A 5' UTILITY & DRAINAGE EASEMENT ALONG THE FRONTAGE AND SIDES OF ALL LOTS.

RAYMOND BLAIR
VOL. 1460, PG. 857

JACK RAY
VOL. 1867, PG. 146.7

RAYMOND BLAIR
VOL. 1325, PG. 1579

INGRESS & EGRESS EASEMENT
VOLUME 655, PAGE 553
N40°53'43"E 165.56'

NOTE: JENNIFER COURT
WILL BE CONVERTED TO
PUBLIC RIGHT-OF-WAY

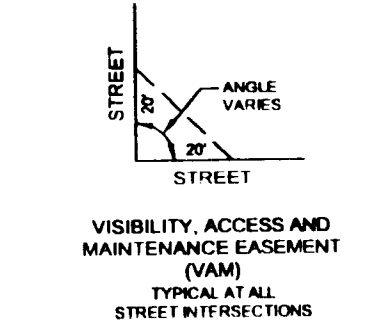
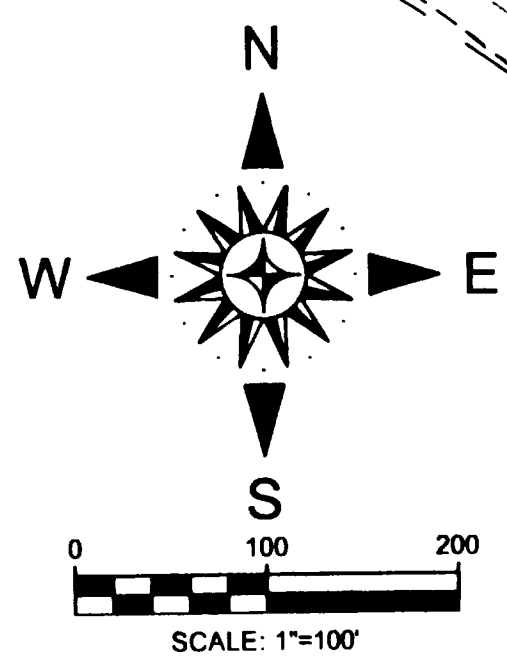
0.325 ACRES OBTAINED
FROM PYTHIAN HOME
VOLUME 508, PAGE 245

INGRESS & EGRESS EASEMENT
VOL. 655, PG. 536
VOL. 655, PG. 543
VOL. 655, PG. 500

TEXAS PYTHIAN HOME
VOL. 509, PG. 245

EXISTING
12.5' UTILITY EASEMENT
PER TEAGUE, HALL, & PERKINS
VOL. 63, PAGE 573

ACCT. NO.: 12713
SCH. DIST.: VUE
CITY: VUE
MAP NO.: Talk
DATE: 07/15/2004



VISIBILITY, ACCESS AND MAINTENANCE EASEMENTS

The area or areas shown on the plat as "VAM" (Visibility, Access and Maintenance) Easement(s) are hereby given and granted to the City, its successors and assigns, as an easement to provide visibility, right of access for maintenance upon and across said easement. The City shall have the right but not the obligation to add any landscape improvements to the said easement, to erect any traffic control devices or signs, to remove any obstruction, and to maintain any and all landscaping within the VAM easement. Should the City exercise this maintenance right, then it shall be permitted to remove and dispose of any and all landscaping improvements, including without limitation, any trees, shrubs, flowers, ground cover and fixtures. The City may withdraw maintenance of the said easement at any time. The ultimate maintenance responsibility for the said easement shall rest with the owners. No building, fence, shrub, tree or other improvements or growths, which shall in any way endanger or interfere with the visibility, shall be constructed in, on, over or across the said easement. The City, its successors, assigns, or agents shall have the right and privilege at all times to enter upon the said easement or any part thereof for the purposes and with all rights and privileges set forth herein.

NOTE:
Any development upon any lot, parcel, tract, or replat of WOODHAVEN ADDITION is subject to all subdivision regulations of the City of Weatherford including, but not limited to, provisions for drainage and storm water control as well as the sanitary and accompanying easements and appurtenances.

SPECIAL NOTICE

NOTICE: Selling a portion of this addition by metes and bounds is a violation of City ordinance and State law, and is subject to fines and withholding of utilities and building permits.

SURVEYOR:
David Harlan
Harlan Land Surveying, Inc.
215 E. Eureka Street
Weatherford, TX 78086
(817) 599-0880 Phone
(817) 341-2833 Fax



Doc# 586347 Fees: \$65.00
02/15/2005 2:04PM # Pages 1
Filed & Recorded in Official Records
PARKER COUNTY, TEXAS

OWNER:
Desarrollo Texas No. 1 L.P.
Douglas K. Horton, General Partner
Contact: Jim Frank
P.O. Box 2637
Weatherford, Texas 78086
(940)-682-5512

**FINAL PLAT OF
WOODHAVEN ADDITION**

Lots 1-15 (Block 1), Lots 1-11 (Block 2), Lots 1-8 (Block 3), Lots 1-2 (Block 4), Lots 1-3 (Block 5),
Lots 1-5 (Block 6)
AN ADDITION TO THE CITY OF
WEATHERFORD
PARKER COUNTY, TEXAS
JULY, 2004