

VICINITY MAP

Notes:

1. Total acreage of subdivision is 1.217 acres/53,000 square feet; which is all of Lot 1.
2. Property is vacant.
3. I, W.M. Alford, 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 conform to the grade established in the subdivision.

*W.M. Alford*  
W.M. Alford

224842  
PCA 764  
RECEIVED AND FILED  
FOR RECORD  
AT 9:55 O'CLOCK A.M.  
AUG 17 1992

CARRIE REED, Co. Clerk  
PARKER COUNTY, TEXAS  
By *R. Engel* Deputy

STATE OF TEXAS §  
STATE OF TEXAS §  
COUNTY OF PARKER §

Whereas W.M. Alford being the owner of the following property to wit:

1.217 acres of land situated in the A.M. KROUSE SURVEY, A-785, Parker County, Texas. Said acreage being conveyed to W.M. Alford according to the deed recorded in Volume 379, Page 720, Deed Records, Parker County, Texas. Said acreage being more particularly described as follows:

Beginning at a 3/4" pipe found on the west side of a twin 8" hackberry tree at the northeast corner of aforementioned Alford property; from whence the northeast corner of the I. & G. N. RR. Co. Survey, A-1822 bears (by deed call) EAST, 72 feet and S 26°34'E, 1780.3 feet; said 3/4" pipe also being in the southwest right-of-way line of State Highway No. 171;

Thence S 27°18'37"E along said southwest right-of-way line, 179.00 feet to a railroad spike set;

Thence S 71°17'21"W leaving said right-of-way line, 299.45 feet to a 5/8" x 2' rebar set with a red plastic cap stamped "RPLS 4481";

Thence N 27°18'37"W, 179.00 feet to a 5/8" x 2' rebar set with a red plastic cap stamped "RPLS 4481" in a north line of the aforementioned Alford property;

Thence N 71°17'21"E along said north line of the Alford property, 299.45 feet to the Point of Beginning and containing 1.217 acres of land.

Now, therefore, know all men by these presents:

That I, W.M. Alford, being the owner do hereby adopt this plat designating the hereinabove described property as Lot 1, Alford Addition an addition in the City of Weatherford, Texas, and do hereby dedicate to the public's use the streets, (alleys and parks) and easements shown thereon.

Witness my hand this 7th day of AUGUST, 1992.

*W.M. Alford*  
W.M. Alford

STATE OF GEORGIA §  
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared W.M. Alford, 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 consideration expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 7th day of AUGUST, 1992.

*Norman C. Blanton*  
Notary Public in and for the State of

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.

*W.M. Alford*  
W.M. Alford  
SWORN TO AND SUBSCRIBED before me this 7th day of AUGUST, 1992.

*Norman C. Blanton*  
Notary Public in and for the State of

A FINAL PLAT OF

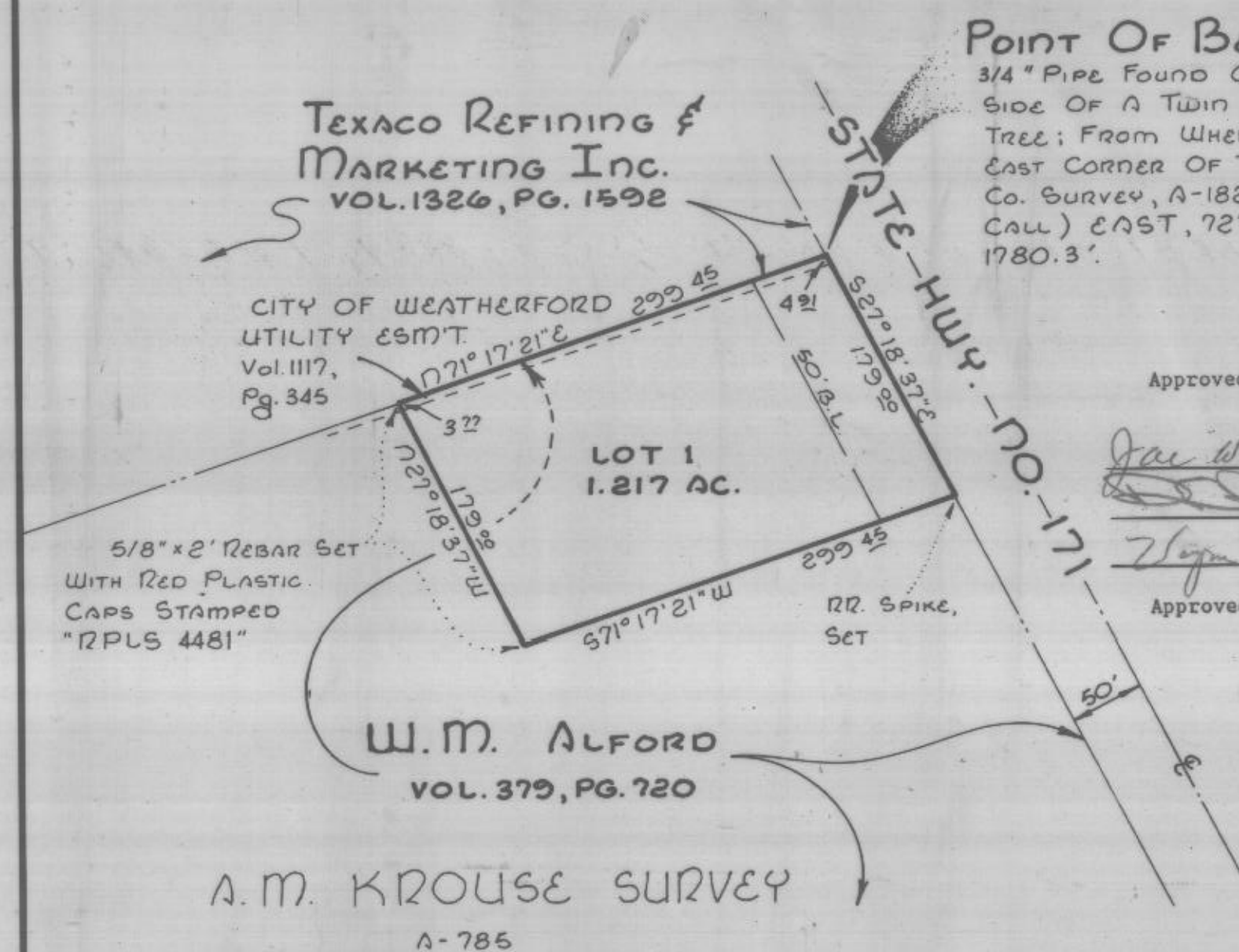
LOT 1

ALFORD ADDITION

in the city of Weatherford, being situated in the A.M. Krouse Survey, A-785, Parker County, Texas

DATE: 8-1-92

#28028



POINT OF BEGINNING

3/4" PIPE FOUND ON THE WEST SIDE OF A TWIN 8" HACKBERRY TREE; FROM WHENCE THE NORTH-EAST CORNER OF THE I. & G. N. RR. Co. SURVEY, A-1822 BEARS (BY DEED CALL) EAST, 72' AND S 26°34'E, 1780.3'

STATE OF TEXAS COUNTY OF PARKER  
I hereby certify that this instrument was filed on the date and time stamped herein by me and was duly recorded in the volume and page of the public records of Parker County as stated hereon on 8/17/92.

RECORDED AUG 17 1992

*Carrie Reed*  
County Clerk, Parker County, Tex.

CITY APPROVAL STATEMENT

Approved: City Council, City of Weatherford, Texas

*Joe W. Hammack* August 11, 1992  
*W. J. Carter* *Shirley Nelson*

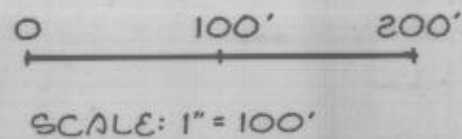
Approved: Planning and Zoning Board

August 5, 1992  
*Mel Worthington*  
Chairman

SURVEYOR'S CERTIFICATE

THIS is to certify that I, Daniel E. Hammack, a Registered Professional Land Surveyor of the State of Texas, have platted 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 in the month of May, 1992.

*Daniel E. Hammack*  
Daniel E. Hammack  
Registered Professional Land Surveyor  
Texas Registration No. 4481



D. E. HAMMACK  
LAND SURVEYING  
116 SANTA FE DRIVE • WEATHERFORD, TX 76086  
PHONE (817) 598-1049  
DANIEL E. HAMMACK  
REGISTERED PROFESSIONAL LAND SURVEYOR #4481