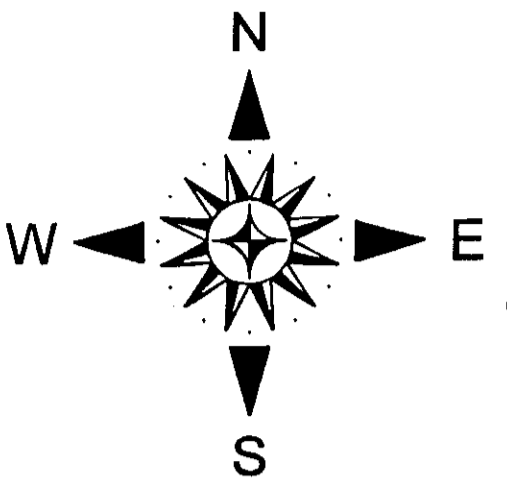
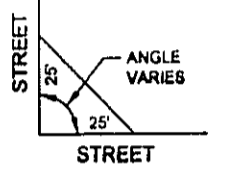


C 793



SCALE: 1"=100'



VISIBILITY, ACCESS AND MAINTENANCE EASEMENT (VAM) TYPICAL AT ALL STREET INTERSECTIONS

CLAUNCH TO PRITCHARD BOOK 1663, PG. 934 R.R.P.C.T.

TRACE RIDGE ADDITION VOL. 232, PG. 318641

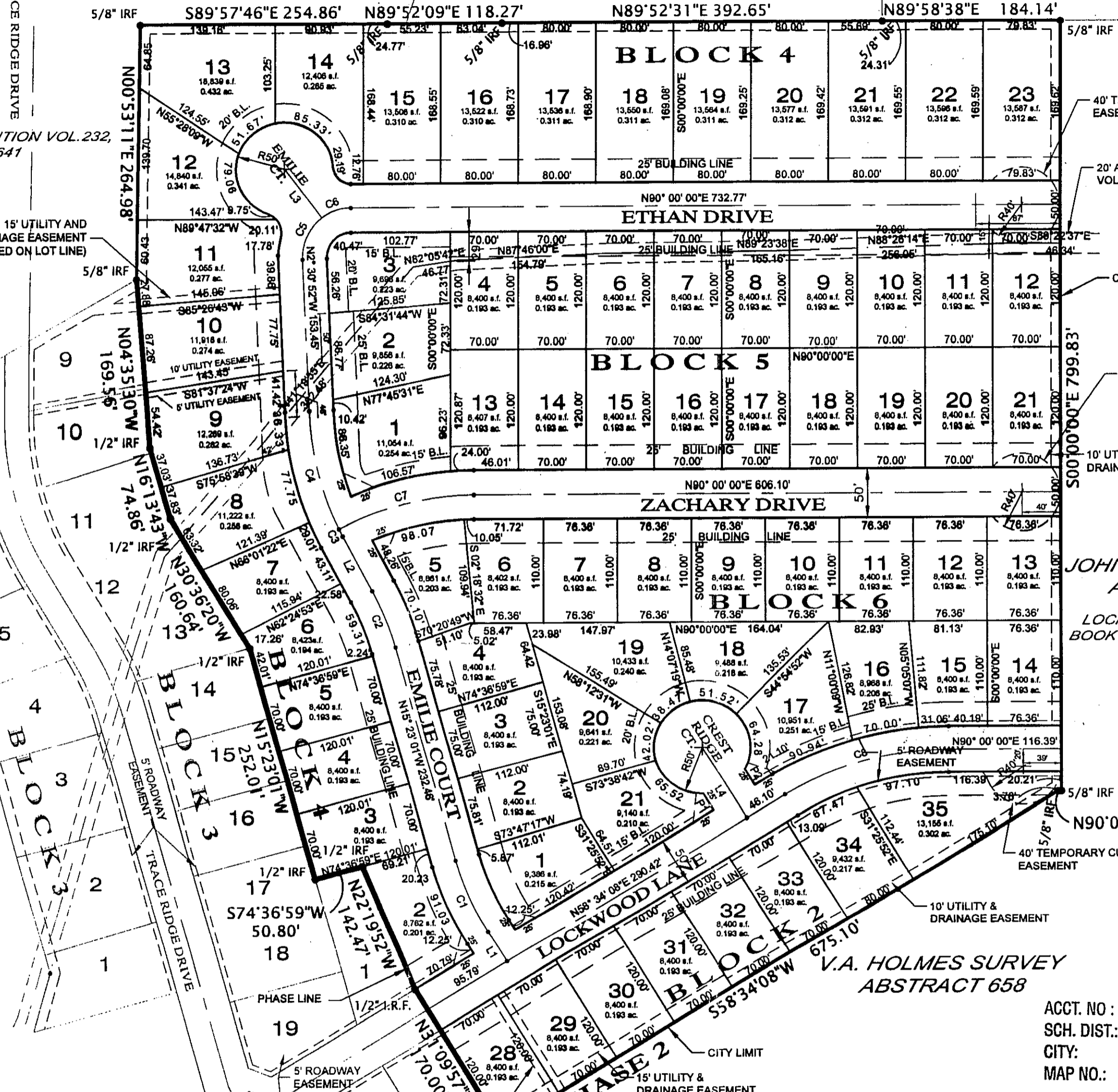
LOCKWOOD TO LOCKWOOD BOOK 1272, PG. 567, R.R.P.C.T.

MYRICK TO GREENFIELD BOOK 1410, PG. 452, R.R.P.C.T.

J.P. HART SURVEY ABSTRACT 1970

ROY MYRICK BOOK 1996, PG. 1101, R.R.P.C.T.

THIMASON TO WARD BOOK 1353, PG 496, R.R.P.C.T.



VISIBILITY, ACCESS AND MAINTENANCE EASEMENTS

The area or areas shown on the plat as '25' x 25' VAM (Visibility, Access and Maintenance) Easements 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 VAM Easement. The City shall have the right but not the obligation 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 VAM Easement at any time. The ultimate maintenance responsibility for the VAM Easement shall rest with the owners. No building, fence, shrub, tree or other improvements or growths, which in any way endanger or interfere with the visibility, shall be constructed in, on, over or across the VAM Easement. The City shall also have the right but not the obligation to add any landscape improvements to the VAM Easement, to erect any traffic control devices or signs on the VAM Easement and to remove any obstruction thereon. The City, its successors, assigns, or agents shall have the right and privilege at all times to enter upon the VAM Easement or any part thereof for the purposes and with all rights and privileges set forth herein.

ALIGNMENT LINE DATA		
LINE #	LENGTH	BEARING
L1	37.25'	N31° 25' 52"W
L2	65.93'	N27° 44' 28"W
L3	64.04'	N36° 56' 00"W
L4	88.30'	N31° 25' 52"W

ALIGNMENT CURVE DATA			
CURVE #	RADIUS	LENGTH	DELTA
C1	300.00'	84.02'	16° 02' 51"
C2	300.00'	64.70'	12° 21' 27"
C3	300.00'	8.47'	1° 37' 06"
C4	300.00'	123.61'	23° 36' 29"
C5	50.00'	48.50'	55° 34' 53"
C6	50.00'	32.23'	36° 56' 00"
C7	300.00'	145.13'	27° 43' 06"
C8	325.00'	178.29'	31° 25' 52"

PARCEL LINE DATA		
LINE#	LINE#	LINE#
P1	20.00'	S31° 25' 52"E
P2	20.00'	N31° 25' 52"W

Doc# 711809
Book 2707 Page 1155

ACCT. NO: 14635
SCH. DIST: WE
CITY: WE
MAP NO: H-16

PHASE 2
887,477 s.f.
20.374 ac.

FINAL PLAT OF LOCKWOOD ESTATES PHASE II

LOTS 28-35, BLOCK 2; LOTS 2-23, BLOCK 4;
LOTS 1-21, BLOCK 5; LOTS 1-21 BLOCK 6
JOHN RUCKER SURVEY, ABSTRACT NO. 1144
V.A. HOLMES SURVEY, ABSTRACT NO. 658
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS
MARCH, 2009

SURVEYOR:
David Harlan, Jr.
Harlan Land Surveying, Inc.
106 Eureka Street
Weatherford, TX 76086
(817) 599-0880 Phone
(817) 341-2833 Fax



OWNER:
GECKO DEVELOPMENT L.L.C.
P.O. BOX 2230
WEATHERFORD, TEXAS 76068
PHONE: (817) 599-4278