363A Pg 7

STATE OF TEXAS COUNTY OF PARKER

I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of Parker County as stamped hereon by me.

RECORDED MAR 15 1995

Carrie Reed
County Clerk, Parker County, Tex.

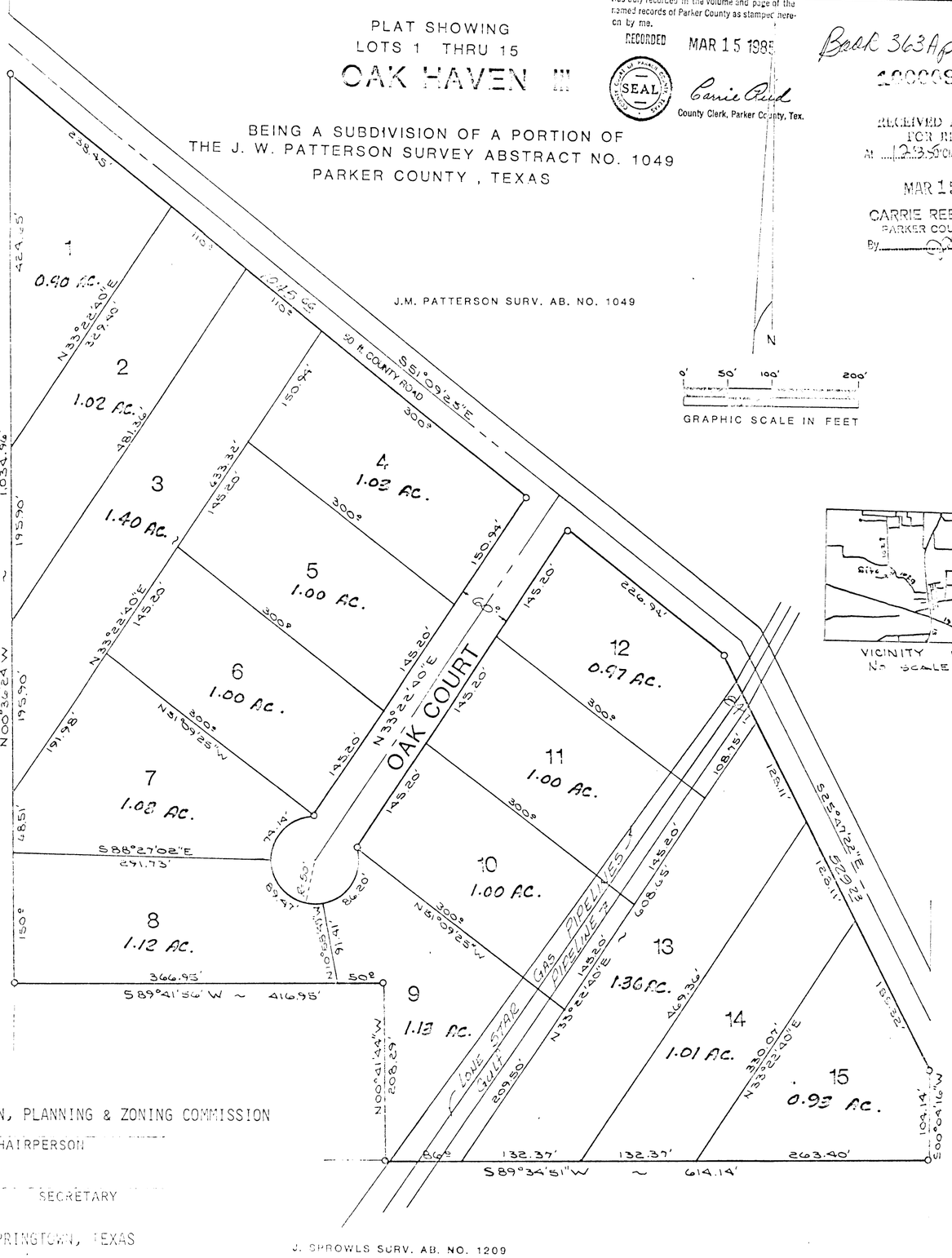
Book 363A page 7
100009

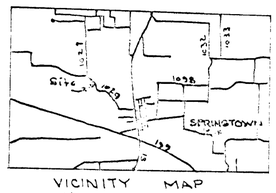
RECEIVED AND FILED FOR RECORD
At 12:35 P O'Clock P
MAR 15 1995
CARRIE REED, Co. Clerk
PARKER COUNTY, TEXAS
By _____ Deputy

10.00 pd

PLAT SHOWING
LOTS 1 THRU 15
OAK HAVEN III

BEING A SUBDIVISION OF A PORTION OF
THE J. W. PATTERSON SURVEY ABSTRACT NO. 1049
PARKER COUNTY, TEXAS





STATE OF TEXAS §
COUNTY OF PARKER §

WHEREAS, NEWBY PROPERTIES INC.,

THE SOLE OWNER OF A PORTION OF A TRACT OF LAND SITUATED IN THE J.M. PATTERSON SURVEY, ABSTRACT NO. 1049, COUNTY OF PARKER, ACCORDING TO THE DEED RECORDED IN BOOK 1273, PAGE 394, OF THE REAL RECORDS OF PARKER COUNTY, TEXAS AND MORE PARTICUARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A FOUND 1½ INCH IRON AXLE FOR CORNER IN THE WEST LINE OF SAID J.M. PATTERSON SURVEY, ABSTRACT No. 1049, SAID AXLE BEING 209.15 FEET NORTH 00 DEGREES -36 MINUTES -24 SECONDS WEST FROM THE MOST SOUTHERLY SOUTHWEST CORNER OF THE J.M. PATTERSON SURVEY, ABSTRACT No. 1049;

THENCE NORTH 00 DEGREES -36 MINUTES -24 SECONDS WEST 1034.96 FEET TO AN IRON ROD FOR CORNER IN THE SOUTH LINE OF A COUNTY ROAD;

THENCE SOUTH 51 DEGREES -09 MINUTES -25 SECONDS EAST 1,045.66 FEET AND SOUTH 25 DEGREES -47 MINUTES -22 SECONDS EAST 529.23 FEET ALONG THE SOUTH LINE OF SAID COUNTY ROAD TO A ½ INCH IRON ROD FOR CORNER;

THENCE SOUTH 00 DEGREES -04 MINUTES -16 SECONDS WEST 104.14 FEET TO A ½ INCH IRON ROD FOR CORNER;

THENCE SOUTH 89 DEGREES -34 MINUTES -51 SECONDS WEST 614.14 FEET TO A FOUND 3/4 INCH IRON PIPE FOR CORNER;

THENCE NORTH 00 DEGREES -41 MINUTES -44 SECONDS WEST 208.29 FEET TO A FOUND 3/8 INCH IRON ROD FOR CORNER;

THENCE SOUTH 89 DEGREES -41 MINUTES -56 SECONDS WEST 416.95 FEET TO THE PLACE OF BEGINNING AND CONTAINING 16.70 ACRES OF LAND.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENT:

THAT THE SAID NEWBY PROPERTIES INC. BY AND THOUGH ITS DULY AUTHORIZED AGENT, DOES HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN- ABOVE DESCRIBED REAL PROPERTY AS LOTS 1 THRU 15, OAK HAVEN III, A SUBDIVISION IN PARKER COUNTY, TEXAS AND IT DOES HEREBY DEDICATE TO THE PUBLIC'S USE THE STREETS, (ALLEYS, PARKS AND EASEMENTS) SHOWN THEREON.

WITNESS HAND AT SPRINGTOWN, PARKER COUNTY, TEXAS THIS THE 11th DAY OF March, 1995.

STATE OF TEXAS §
COUNTY OF PARKER §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, 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 PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER HAND AND SEAL OF OFFICE THIS, THE ____ DAY OF _____ 198__.

STATE OF TEXAS §
COUNTY OF PARKER §

APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS THIS THE 11 DAY OF March, 1995.

GERALD W. BIRDWELL, COUNTY JUDGE

COMMISSIONER PRECINCT #1

COMMISSIONER PRECINCT #2

COMMISSIONER PRECINCT #3

COMMISSIONER PRECINCT #4

SPRINGTOWN, PLANNING & ZONING COMMISSION
BY: _____ CHAIRPERSON

ATTEST: _____ SECRETARY

CITY OF SPRINGTOWN, TEXAS

APPROVED:

BY: _____ MAYOR

BY: _____ SECRETARY

This is to certify that I, T.W. BARROW, a Registered Public Surveyor of the State of Texas, have platted the above subdivision from an actual survey on the ground, and that all lot corners, angle points, and points of curve shall be properly marked on the ground, and that this plat correctly represents that survey made by Me.

T. W. BARROW
1994
REGISTERED PUBLIC SURVEYOR

J.W. Barrow

"The Plat hereon is a true, correct and accurate representation of the property as determined by [illegible] and the dimensions of said property are as indicated by the plat; the size, location and type of [illegible] are as shown, all boundary corners, angle points, points of curve, and points of tangency, except as noted, are marked with iron rods having a diameter of ½ inch and a length of 3 feet, unless otherwise noted, and that the distance from the property to the nearest [illegible] as shown on said Plat. There are no encroachments, conflicts, protrusions or overlaps, except as shown."

DATE: Jan. 18, 1995

O.....IRON ROD
-W—W—.....FENCE LINE
-T—T—.....UTILITY LINE

T.W. BARROW
REGISTERED PUBLIC SURVEYOR
1614 NORTH BEACH STREET
FORT WORTH, TEXAS 76111
831-3743

SCALE: 1" = 100'

DEVELOPER: NEWBY PROPERTIES

15 LOTS

16.70 ACRES