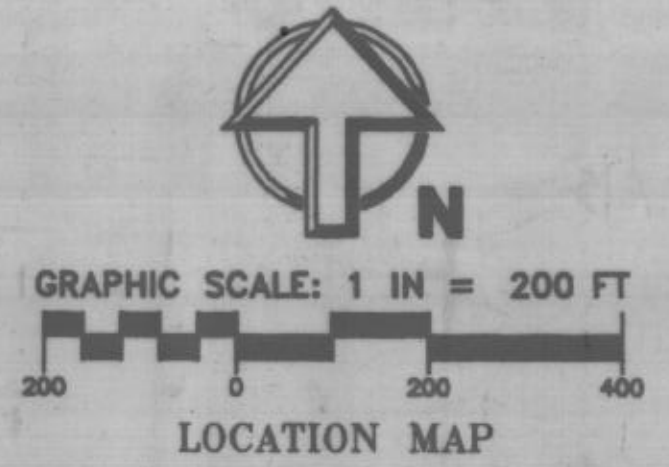


LINE TABLE

LINE	DIRECTION	DISTANCE
L1	N 77°54'18" E	20.06'
L2	S 33°38'47" E	60.00'
L3	N 00°00'00" E	34.50'
L4	N 00°00'00" E	30.00'
L6	N 58°21'13" E	30.00'
L7	N 89°59'32" W	29.85'

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	330.00'	51.55'	25.83'	51.49'	N 1°43'12" E	08°56'59"
C2	270.00'	65.47'	32.90'	65.31'	N 11°4'53" E	13°53'37"
C3	360.00'	135.41'	68.52'	134.61'	S 67°07'45" W	21°33'05"
C4	300.00'	112.84'	57.10'	112.18'	N 67°07'45" E	21°33'05"
C5	300.00'	41.97'	21.02'	41.94'	N 14°11'13" E	08°00'57"
C6	300.00'	95.27'	48.04'	94.87'	N 09°05'51" E	18°11'42"
C7	300.00'	95.27'	48.04'	94.87'	N 09°05'51" W	18°11'42"
C8	300.00'	95.27'	48.04'	94.87'	N 09°05'51" W	18°11'42"



350003
B-344

RECEIVED AND FILED FOR RECORD
VOL. 1611, PG. 97, D.R.P.C.T.
11:40 O'clock AM

NOV 23 1998

Jeanne Brunson, Co. Clerk
PARKER COUNTY, TEXAS

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 named records of Parker County as stipulated hereon by me.

RECORDED NOV 23 1998



LAND USE DATA:
TOTAL LAND AREA --- 88.118 ACRES
R-O-W DEDICATION --- 5,886 L.F.
TOTAL LOTS --- 88
EST. POPULATION --- 238
MIN. LOT SIZE --- 1,000 ACRES
PROPOSED LAND USE - RESIDENTIAL

- GENERAL NOTES:
- UTILITY EASEMENTS WILL BE 10.0' INSIDE ALL FRONT, REAR AND SIDE LOT LINES, UNLESS NOTED OTHERWISE.
 - ALL INTERIOR STREETS HAVE A MINIMUM OF 60.0' WIDTH.
 - ALL CUL-DE-SACS HAVE A MINIMUM 60.0' RADIUS.
 - ALL FRONT BUILDING LINES WILL BE 25.0 FEET. ALL SIDE YARD BUILDING LINES WILL BE 10.0 FEET. ALL REAR BUILDING LINES WILL BE 10.0 FEET. ALL BUILDING LINES ADJACENT TO EXISTING COUNTY ROADS WILL BE 15.0 FEET.
 - ANY CONSTRUCTION WITHIN A REGULATED FLOOD PLAIN MUST BE PERMITTED THROUGH THE PARKER COUNTY FLOOD PLAIN ADMINISTRATOR
 - COMMUNITY WATER SERVICE PROVIDED BY WALNUT CREEK WATER SUPPLY CORP.
 - ALL SEPTIC SYSTEMS ARE TO BE AEROBIC.
 - NO PORTION OF THE SUBJECT TRACT IS WITHIN THE EXISTING 100 YEAR FLOOD PLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP FOR PARKER COUNTY, TEXAS UNINCORPORATED AREAS, COMMUNITY PANEL NO. 480520 0075B, EFFECTIVE DATE SEPT. 27, 1991
 - ROADS TO BE DEDICATED TO PUBLIC.

WM. D. FORE
ABST. NO. -470

FINAL PLAT
**OAK MEADOWS
PHASE FOUR**

BEING 88.118 ACRES OF LAND IN THE
I.H. HALL SURVEY, ABSTRACT NUMBER 2697,
BRICE WOODY SURVEY, ABSTRACT NUMBER 1635
E.P. BELCHER SURVEY, ABSTRACT NUMBER 2087

PARKER COUNTY, TEXAS
PREPARED SEPTEMBER 18, 1998

LandCon Inc.
Engineers · Surveyors · Planners
2501 Parkview Dr., Suite 610, Fort Worth, Texas, 76102-5803
P.O. Box 100247, Fort Worth, Texas, 76186-0247
(817) 335-5065 FAX (817) 335-5067

- NOTES:
- CM DENOTES MONUMENTS USED FOR BASIS OF BEARING. BASIS OF BEARING IS THE WEST LINE OF THE TRACT OF LAND CONVEYED TO C.R. MULLINS ACCORDING TO THE DEED RECORDED IN VOL. 423, PG. 88, D.R.P.C.T., CALL "SOUTH"

G:\95-PRD\198069\DWG\FP4 Wed Oct 14 08:24:53 1998