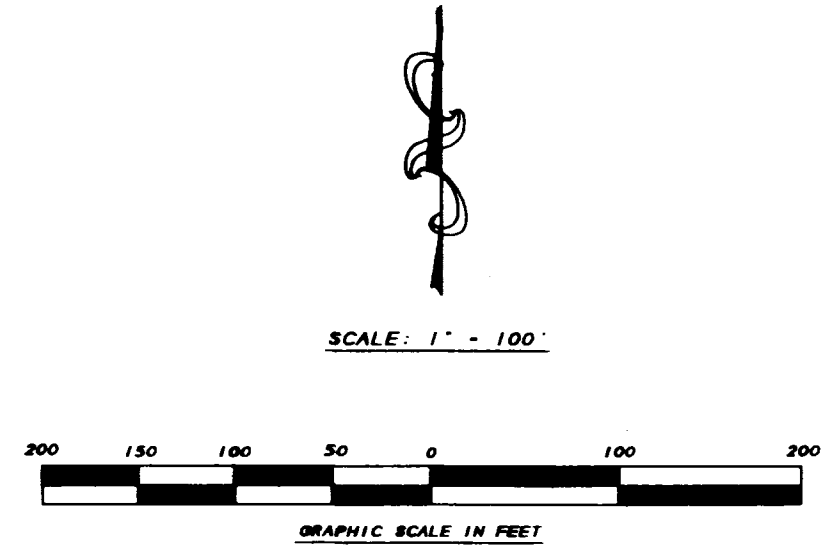


NOTE:  
WATER AND SANITARY SEWER SERVICE SHALL BE PROVIDED BY ON-SITE FACILITIES INSTALLED IN ACCORDANCE WITH PARKER COUNTY AND T.N.R.C.C. RULES AND REGULATIONS.  
IN ACCORDANCE WITH T.N.R.C.C. REGULATIONS THERE SHALL EXIST A SANITARY EASEMENT OF 150 FT. RADIUS AROUND ALL DOMESTIC WATER WELLS.

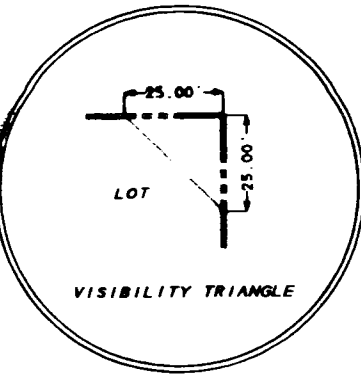
NOTE:  
THERE IS A 10' UTILITY EASEMENT ALONG ALL ROAD FRONTAGE AND THE EXTERIOR LOT LINES. THERE IS A 10' UTILITY EASEMENT CENTERED ON ALL ADJACENT LOT LINES (5' ON EACH LOT).

NOTE:  
REF. BRG. TAKEN FROM SOUTH LINE OF RIVENDELL ADDITION PHASE I. AN ADDITION TO PARKER COUNTY, TEXAS ACCORDING TO PLAT RECORDED IN CABINET C. SLIDE 56 P.R.P.C.T.



FLOOD NOTE:  
THIS PROPERTY DOES NOT LIE WITHIN A 100YR FLOOD PLAIN ACCORDING TO F.I.R.M. PANEL NO. 480520 0200 B. DATED SEPTEMBER 27, 1991.

NOTE:  
ALL CORNERS MARKED WITH 1/2 INCH IRON RODS.



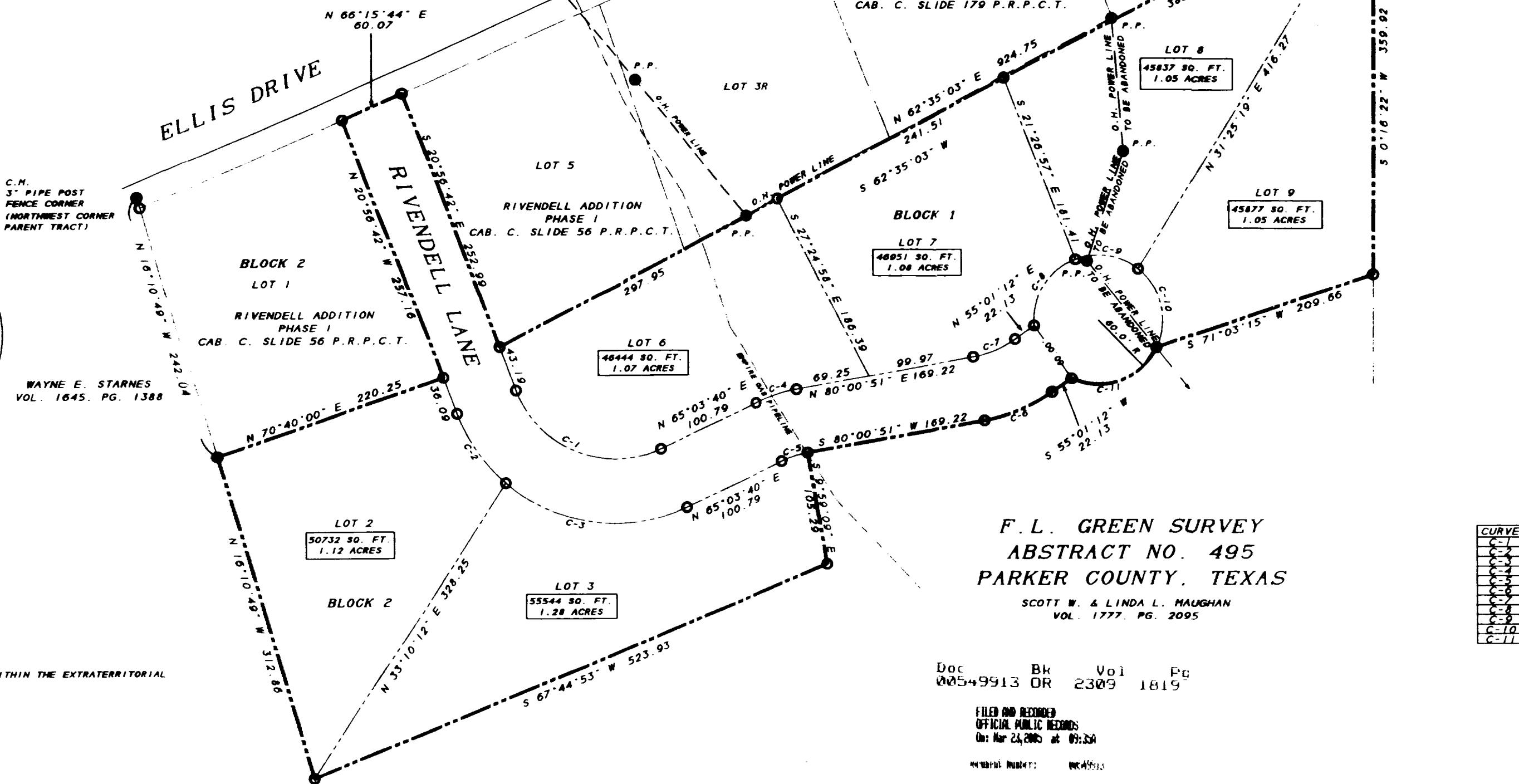
WAYNE E. STARNES  
VOL. 1645, PG. 1388

NOTE:  
THIS TRACT DOES NOT LIE WITHIN THE EXTRATERRITORIAL JURISDICTION OF ANY CITY.

C.M. 3" PIPE POST  
FENCE CORNER  
(NORTHWEST CORNER PARENT TRACT)

C.M. CONCRETE MONUMENT  
(NORTHEAST CORNER PARENT TRACT)

PATRICIA ANN NELSON  
VOL. 1720, PG. 905



**F.L. GREEN SURVEY  
ABSTRACT NO. 495  
PARKER COUNTY, TEXAS**

SCOTT W. & LINDA L. MAUGHAN  
VOL. 1777, PG. 2095

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	100.00	184.05	107.23	146.28	N 67° 58' 37"	103° 59' 41"
C-2	100.00	86.23	47.09	78.59	S 35° 26' 25"	72° 28' 12"
C-3	100.00	112.85	102.37	172.48	S 25° 42' 15"	117° 11' 14"
C-4	100.00	47.92	24.00	41.64	S 25° 42' 15"	117° 11' 14"
C-5	100.00	26.10	13.18	26.02	S 25° 42' 15"	117° 11' 14"
C-6	100.00	45.89	22.18	44.28	S 67° 31' 02"	152° 55' 27"
C-7	80.00	72.53	45.24	72.24	S 32° 02' 12"	174° 02' 08"
C-8	80.00	42.09	24.14	50.45	N 81° 18' 20"	159° 16' 41"
C-9	80.00	40.66	22.24	44.22	N 73° 08' 52"	177° 01' 15"
C-10	80.00	40.66	22.24	44.22	N 73° 08' 52"	177° 01' 15"
C-11	80.00	93.89	52.64	84.60	N 70° 11' 29"	E 89° 39' 35"

Doc 00549913 Bk OR Vol 2309 Pg 1819

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
On: Mar 26, 2005 at 09:54

INSTRUMENT NO.: 00549913

DATE: 03/26/05

BY: Jody Green

I, B.F. RIVERS, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2190, STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A SURVEY PERFORMED UNDER MY SUPERVISION IN OCTOBER, 2004.

B.F. RIVERS, M.S., P.E., R.P.L.S.  
NO. 2190, STATE OF TEXAS

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 indicated hereon by me.

JANE BRUNSON, COUNTY CLERK  
PARKER COUNTY

**RIVERS & ASSOCIATES**  
ENGINEERS & SURVEYORS  
P.O. BOX 1447 - 139 CROWLEY LANE  
MINERAL WELLS, TEXAS  
940-325-8613  
FAX 940-325-8028

FINAL PLAT  
**RIVENDELL ADDITION**  
PHASE II  
LOTS 6 THRU 9, BLOCK 1  
AND LOTS 2 AND 3, BLOCK 2  
BEING 8.17 ACRES OUT OF  
F.L. GREEN SURVEY, ABSTRACT NO. 495  
PARKER COUNTY, TEXAS

ACCT. NO. 16805  
SCH. DIST. BR  
CITY: 30  
MAP NO.: E-112  
DATE: 03/26/05

SHEET 1 OF 2

C-232