

KNOW ALL MEN BY THESE PRESENTS:

That I, Johnny D.L. Williams, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner manuments shown thereon as "set" were properly placed under my personal supervision in accordance with the Subdivision Ordinance of the City of Weatherford.

Johnny D.L. Williams Registered Professional Land Surveyor

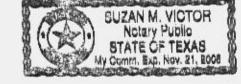


STATE OF TEXAS: COUNTY OF TARRANT:

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Johnny D.L. Williams, Registered Public Land Surveyor, 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 purpose and considerations therein expressed.

Given under my hand and seal of office this _5__day of February_ 2003

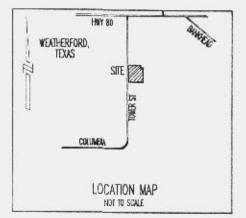
Nov. 21, 2006 My Commission Expires On:



NOTICE: Selling a portion of this addition by metes and bounds is a violation of City ordinance and State law, and is subject to fines and withholding of utilities and building permits.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That Kevin Rowell, acting herein by and through his duly authorized afficer, does hereby adopt this plat designating the herein above described property as Lots 1-4, Block 1, Tower Street Addition #2, on addition to the City of Weatherford, Texas, and does hereby dedicate, in fee simple, to the public use forever, the streets, rights-of-way, and other public improvements shown thereon. The streets and alleys, if any, are dedicated for street purposes. The easements and public use areas, as shown, are dedicated, for public use forever, for the purposes indicated on this plat. No buildings, fences, trees, shrubs or other improvements or growths shall be constucted or placed upon, over or across the easements as shown, except that landscape improvements may be placed in landscape easements, if approved by the City Council of the City of Westherford. In addition, utility easements may also be used for much a second accommodation of all public utilities. for mutual use and accommodation of all public utilities, desiring to use or using the same unless the easement limits the use to particular utilities, said use by public utilities being subordinate to the public's and City of Weatherford's use thereof. The City of Weatherford and public utility entities sha! have the right to remove and keep removed all or parts of any building, fences, trees, shrubs, or improvements or growths which may in any way endanger or interfere with the construction, maintenance or efficiency of their respective systems in said easements. The City of Weatheford and public utility entities shall at all times have the full right of ingress and egress to or from their respective engagements for the number of construction, reconstruction, inspection, patrolling, reconstruction, inspection, and constructions. respective easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, reading meters, and adding to or removing all or parts of their respective systems without the necessity at any time procuring permission from anyone.



Doc 'Bk Vol 00471307 OR 2081 Vol

> FILED AND RECORDED
> OFFICIAL PUBLIC RECORDS
> On: Feb 18,2003 at 03:20P Lacument Number:

Patricia Melson

as stamped hereon by me.

STATE OF TEXAS COUNTY OF PRICHER I hereby certify that this instrument was filed on the date and time stamped hereon by we and was duly recorded in the volume and page of the maxed records of: Parker County

Feb 18.2003

JEANE BALASON, COUNTY CLERK PHANER COUNTY

COUNTY OF PARKER:

WHEREAS, A & A SYSTEMS IS THE OWNER OF A TRACT OF LAND SITUATED IN THE OLIVER DAVIS SURVEY, ABSTRACT NO. 372 AND THE SARAH MONK SURVEY, ABSTRACT NO. 906, PARKER COUNTY, TEXAS CONVEYED TO HIM BY VOLUME, PAGE, DEED RECORDS, PARKER COUNTY, TEXAS AND BEING A PORTION OF LOT 7 AND ALL OF LOT 8, BLOCK 1, PRINCE AND PARK ADDITION TO THE CITY OF WEATHERFORD, TEXAS RECORDED IN CABINET A, SLIDE 128, PLAT RECORDS, PARKER COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being a 1.362 acre tract of land in of the Oliver Davis Survey, Abstract No. 372 and the Sarah Mank Survey, Abstract No. 906 situated in the City of Weatherford, Parker County, Texas, and being a portion of that certain tract of land described in deed to Robert G. McCoy and wife Pamela A. McCoy, recorded in Volume 1539, Page 1007, Deed Records, Parker County, Texas, and being a portion of Lat 7 and all of Lat 8, Block 1, Prince and Park Addition to the City of Weatherford, Texas, recorded in Cabinet A, Slide 128, Plat Records, Parker County, Texas. The bearings for this survey are based on the north line of the said Prince and Park Addition. Said 1.362 acre tract being described by metes and bounds as follows:

Beginning at a 1/2" iron rod found on the east right of way line of Tower Street, a variable width right of way, at the southwest corner of said Lot 8, Block 1, Prince and Park Addition;

THENCE North 0°07°13" East, along the said east right of way line, at a distance of 104.08 Feet, pass a 1/2" iron rod found at the southwest corner of the said McCoy tract and continuing for a total distance of a distance of 258.48 Feet to a 1/2" iron rod with plastic cap stamped "RPLS 4818" set for the northwest corner of the said McCoy tract;

THENCE North 89°31'15" East, generally along a fence line, a distance of 141.50 Feet to a chain link fence corner,

THENCE South 89.52'31" East, a distance of 38.47 Feet to a chain link fence corner,

THENCE South 2:56'15" East, a distance of 25.90 Feet to a chain link fence corner.

THENCE North 89°10'44" East, a distance of 53.66 Feet to a 3/8" iron rod found at the northeast corner of the said McCoy tract, and being the northwest corner of Lot 9, Block 1, of the said Prince and Park Addition;

THENCE South 0°15'38" West, along the west line of said Lot 9, Block 1, at a distance of 128.15 Feet, pass the north line of said Lot 7, Block 1, Prince and Park Addition, and continuing over and across said Lot 7, Block 1, for a total distance of 233.41 Feet to a 1/2" iron rod with plastic cap stamped "RPLS 4818" found on the south line of said Lot 7, for the southeast corner of the herein described tract;

THENCE North 89.55'18" West, along the south line of said Lot 7, Block 1, a distance of 50.04 Feet to a 1/2" iron rod with plastic cap stamped

THENCE South 89.38'45" West, continuing along the south line of said Lots 7 and 8, Block 1, a distance of 184.40 Feet to the POINT OF BEGINNING; and containing a computed area of 1.362 Acres, more or less.

This plat approved subject to all platting ordinances, rules regulations and resolutions of the City of Weatherford, Texas.

STATE OF TEXAS: COUNTY OF PARKER:

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Kevin Rowell, Owner, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to

Given under my hand and seal of office this 5th day of February 2003

NOTARY PUBLIC in and for the State of Texas

MAP NO .:

7-19-2005 My Commission Expires On:



Cathy M. Smalley NOTARY PUBLIC STATE OF TEXAS My Comm. Exp. 07-19-2005

FINAL PLAT

Approved by the City of Weatherford for filing at the office of the County Clerk of Parker County, Texas.

ACCT. NO: 18461 SCH. DIST.: WE CITY: WE

H.15

MINOR PLAT LOTS 1-4, BLOCK TOWER STREET ADDITION NO. 2

AN ADDITION TO THE CITY OF WEATHERFORD, TEXAS BEING A REPLAT OF LOT 7 AND 8, BLOCK 1 PRINCE AND PARK ADDITION, CABINET A, SLIDE 128

PLAT RECORDS, PARKER COUNTY, TEXAS AND A 0.797 ACRE TRACT OF LAND IN THE OLIVER DAVIS SURVEY, ABSTRACT No. 372 SARAH MONK SURVEY, ABSTRACT No. 906 CITY OF WEATHERFORD PARKER COUNTY, TEXAS

DATE __

OWNER KEVIN ROWELL 817-613-0401

SURVEYOR: WHITFIELD - HALL SURVEYORS JOHNNY D.L. WLLIAMS REGISTERED PROFESSIONAL LAND SURVEYORS 3559 WILLIAMS ROAD, SUITE 107 FORT WORTH, TEXAS 76116 (817) 560-2916

THIS PLAT RECORDED IN CABINET _____, SLIDE ___

, 2003 JANUARY 7, 2003