

JONATHAN M. HINDMAN
6.261 ACRES
DOC. NO. 201607937

FD. 5/8" I.R. W/ CAP
0.7' N. OF 2" STL. POST

N 89°35'01" E 666.38'

FD. 3/8" SPIKE
IN FENCE 251.67'

FD. 3/8" I.R.
1.3' E. OF
CEDAR POST

NOTE: EASEMENTS ADDRESSED ARE ONLY THOSE LISTED IN GF NO. 118006486 FROM FIDELITY NATIONAL TITLE INSURANCE WITH AN ISSUED DATE OF APRIL 17, 2017

THIS TRACT IS SUBJECT TO THE FOLLOWING EASEMENTS:

TEXAS PUBLIC UTILITIES
V. 206, P. 452 (SHOWN ON PLAT)

DNCOR ELECTRIC COMPANY, LLC
V. 2800, P. 1895 (SHOWN ON PLAT)

13.470 ACRES

JOHN C. JOHNSON
15.465 ACRES
V. 2826, P. 551

SECTION NO. 162
T. & P. RR. CO. SURVEY
(H. PARRISH SURVEY)
ABSTRACT NO. 1867

STEPHEN HUFFMAN
1.996 ACRES
DOC. NO. 201301872

CASTLEROCK INTERESTS #4, LLC
LOT 1, BLOCK 1
ELKINS ADDITION
DOC. NO. 201614341
P.C. "B", SLIDE 517

N 00°42'29" E 837.51'

FD. 1/2" I.R.

220.01'
N 89°21'30" W

154.33'
S 00°44'53" W

FD. 1/2" I.R.
IN FENCE
TELEPHONE
PEDESTAL

395.03'
S 00°44'30" W

ZION HILL ROAD
(80' R.O.W.) (PAVED)

FD. 1/2" I.R.
0.2' SE. OF
2" STL. POST

SET 1/2" I.R.
W/ CAP

S 88°48'01" E
133.84'

FD. 1/2" I.R.
0.1' E. OF
3" STL. POST

S 89°37'14" E
86.13'

KATHRYN A. SMITH
1.09 ACRES
V. 2110, P. 260

GEORGE K. ELKINS SURVEY
ABSTRACT NO. 424

S 00°44'53" W 511.22'

BURIED TELEPHONE ALONG R.O.W. FENCE

JEREMIAH SNOW SURVEY
ABSTRACT NO. 1221

SEWER
MANHOLE

FD. 5/8" I.R.
0.5' S. OF
2" STL. POST

BURIED WATER ALONG R.O.V.
DNCOR ELECTRIC COMPANY
15' E. SMT.
V. 2800, P. 1895
TEXAS PUBLIC UTILITIES
V. 206, P. 452
DHE & DHT 10' NORTH AND ALONG R.O.V. FENCE
F.M. HIGHWAY NO. 920
(100' R.O.W.)
N 54°37'11" W 473.31'

ADDRESS: 215 ZION HILL ROAD
WEATHERFORD, TX 76088

NOTE: THIS TRACT IS NOT IN A FLOOD ZONE
ACCORDING TO F.I.R.M. MAP NO. 48367C0270E,
DATED SEPTEMBER 26, 2008

BEARING BASIS:
TEXAS STATE PLANE COORDINATE SYSTEM, NAD83
NORTH CENTRAL TX ZONE, US SURVEY FOOT

NOTE: ALL DISTANCES ARE SURFACE DISTANCES

51.87'
S 03°20'38" W

273.95'
S 89°20'27" W

FD. 3/8" I.R.
N. SIDE OF
3" STL. POST

WATER VALVE
& FIRE HYDRANT

FD. 3/8" I.R.
0.4' SW. OF
2" STL. POST

JAMES R. DEAL
V. 2022, P. 749

PLAT OF SURVEY

OF A 13.470 ACRES TRACT OF LAND OUT OF SECTION NO. 162, T. & P. RR. CO. SURVEY, (H. PARRISH SURVEY), ABSTRACT NO. 1867 AND GEORGE K. ELKINS SURVEY, ABSTRACT NO. 424 BOTH IN PARKER COUNTY, TEXAS;

THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY DIRECT SUPERVISION ON APRIL 26, 2017. THE DIMENSIONS, CALLS, SIZE, LOCATION AND TYPE OF IMPROVEMENTS ARE TRUE AND CORRECT AS SHOWN ON THE PLAT. THERE ARE NO ENCROACHMENTS, CONFLICTS, PROTRUSIONS OR VISIBLE OR APPARENT EASEMENTS, EXCEPT AS SHOWN ON THE PLAT.

MICHAEL PRICE, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5492
PRICE SURVEYING, LP, FIRM #10034200, 213 S OAK AVE, MINERAL WELLS, TX 76067
940-325-4841 JN17394 FN170464

