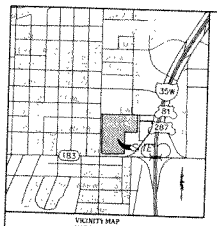
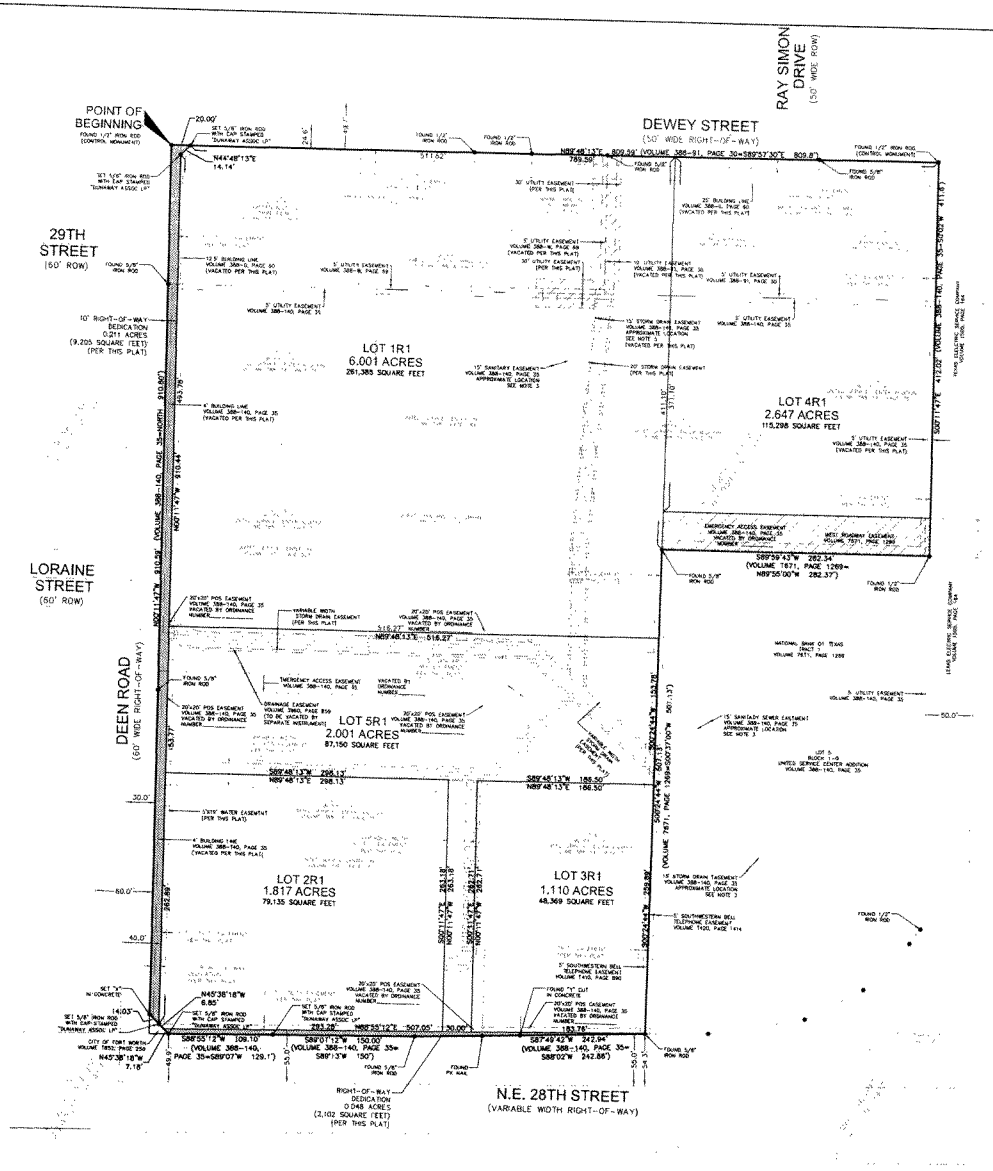




OWNER/DEVELOPER

HARNEY HOLLAND OIL COMPANY
1226 E. WEATHERFORD STREET
FORT WORTH, TEXAS 76102-3345
(817) 834-6600

SURVEYOR

DUNAWAY ASSOCIATES, L.P.
550 BAILEY AVENUE
SUITE 400
FORT WORTH, TEXAS 76107
(817) 335-1121 (PHONE)
(817) 335-7437 (FAX)

NOTES:

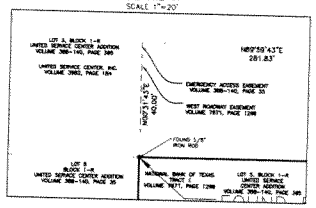
1. The basis of bearings shown on this plat is the Texas State Plane Coordinate System, North Central Zone, 4202, based upon GPS measurements, according to the North Texas Cooperative VRS Network.

2. According to graphical plotting of the Flood Insurance Rate Map for Tarrant County, Texas, Incorporated Areas, Panel 190 of 495, Map Number 48439C0190 K, Map Effective Date: September 25, 2009, the subject property is located in Zone "X (unshaded)", defined as "Areas determined to be outside the 500-year floodplain". This statement does not reflect any type of flood study by this firm.

3. The location of the 15' storm drain and 15' sanitary sewer easements shown on United Service Center Addition Volume 388-140, page 35 was determined using visible utility facilities situated on the subject tract.

4. See sheet 2 of 2 for easement details.

DETAIL A
SCALE 1"=20'



LAND USE TABLE	
Total Gross Acreage	13.835
Right-of-Way Dedication	0.259
Net Acreage	13.576
Number of Residential Lots	0
Number Non-Residential Lots	0
Non-Residential Acreage	13.576
Private Park Acreage	0
Public Park Acreage	0

CASE NUMBER – FS-10-139

FORT WORTH

CITY PLAN COMMISSION
CITY OF FORT WORTH, TEXAS

THIS PLAT IS VALID ONLY IF RECORDED WITHIN NINETY (90) DAYS AFTER DATE OF APPROVAL

Plat Approval Date:

By: _____

By: _____

FINAL PLAT
OF
LOTS 1R1, 2R1, 3R1, 4R1, AND 5R1
BLOCK 1-R,
OF THE UNITED SERVICE CENTER ADDITION

Being a replat of Lots 1-R, 2-R, 3, 4, 6-9, Block 1-R, United Service Center Addition, Volume 388-140, Page 35, P.R.T.C.T., Lot 2, Block B, Block 14, Karren Addition, Third Filing, Volume U, Page 80, P.R.T.C.T., Lot A, B, C, and D, Karren Addition, Third Filing, Volume W, Page 69, P.R.T.C.T., and Lot 1-R, Block 8, Lot 1-R, Block 13, Volume 91, Page 30, P.R.T.C.T. situated in the S. Gilmore Survey, Abstract Number 590 in the City of Fort Worth, Tarrant County, Texas

THIS PLAT WAS PREPARED IN DECEMBER, 2011

CERTIFICATION

I, the undersigned, hereby certify that this map is an accurate representation of a survey made on the ground under my supervision.

PRELIMINARY, THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE

Gregory S. Iffland
Registered Professional Land Surveyor
Texas Registration No. 4351

11-05-10
Date

DUNAWAY

550 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817.335.1121 • Fax: 817.335.7437

SHEET 1 OF 2

THIS PLAT FILED IN DOCUMENT NUMBER _____ DATE: __-__-__

DUNAWAY JOB NUMBER 3007176-01