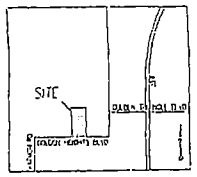
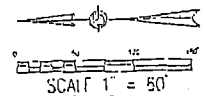


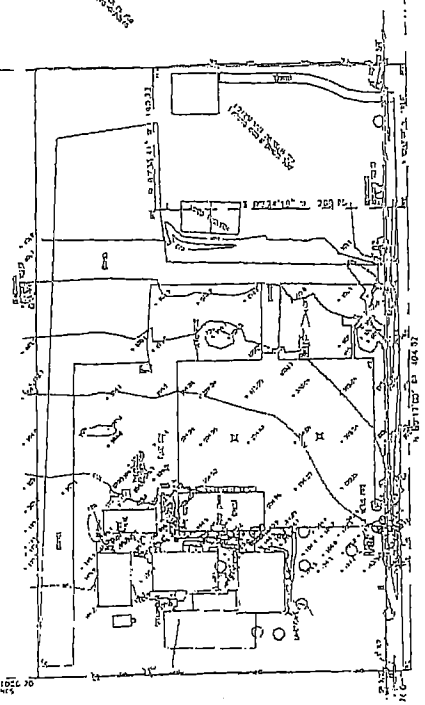
VICINITY MAP

SCALE 1" = 50'



LEGEND

- Found Iron Rod (FIR)
- Set Iron Rod (SIR)
- FFE Floor For Elevation
- Concrete Curb Inlet
- Drain Grate
- Cleanout
- Electric Meter
- Telephone Meter
- Water Meter
- Irrigation Control Valve
- Wood Post
- Electric Utility
- Air Conditioner
- Light Pole
- Sanitary Manhole
- Gas Valve
- Overhead Power Lines
- Fence



LAND DESCRIPTION

BEING a tract of land out of the JOSIAH WALKER SURVEY, Abstract #1003, Patent #61, Volume 15 and being a portion of a certain tract conveyed to Benjamin U. Lewis by deed recorded in Volume 8754, Page 401, Deed Records, Tarrant County, Texas and more particularly described by metes and bounds as follows:

COMMENCING at the southeast corner of said Josiah Walker Survey, thence North 00 minutes 30 minutes 00 seconds East, 648.07 to the southeast corner of that certain tract conveyed to Dolores Garner by deed recorded in Volume 2003, Page 300 Deed Records, Tarrant County, Texas and point also being the southwest corner of the aforementioned Lewis tract, thence North 00 degrees 17 minutes 00 seconds East along the south line of said Lewis tract 1000 to a point in the centerline of Golden Height Blvd at the POINT OF BEGINNING of the herein described tract

THENCE North 87 degrees 17 minutes 00 seconds West with the centerline of said Blvd 400.72 feet to a point

THENCE North, at 25.0 passing a cut 5/8" iron rod set with cap stamped DGI in the north line of said Blvd, in all 1000.20' to a found 5/8" iron rod at the northwest corner of said Lewis tract

THENCE South 00 degrees 17 minutes 00 seconds East, with the west line of said Lewis tract and the east line of that certain tract conveyed to C.C. Ione Jr. and Sr. by deed recorded in Volume 8852, Page 305, Deed Records, Tarrant County, Texas, 648.70 to a found 1/2" iron rod at the southwest corner of that certain tract conveyed to HLU Memphis by deed recorded in Volume 2001, Page 249, Deed Records, Tarrant County, Texas

THENCE South 00 degrees 03 minutes 00 seconds East, with the west line of said Memphis tract and the west line of aforementioned Garner tract, 735.07' to a point for corner

THENCE North 28 degrees 23 minutes 21 seconds East, 149.23' to a point for corner

THENCE South 00 degrees 24 minutes 19 seconds East, at 243.72' passing a cut 5/8" iron rod with cap stamped DGI in the north line of Golden Heights Blvd., in all 280.70' to the POINT OF BEGINNING and containing 14.000 acres of land more or less, of which 13.3710 acres lies within Golden Heights Blvd

SURVEYORS CERTIFICATION

I David W. Henderson, Registered Professional Land Surveyor in the state of Texas do hereby certify that I have prepared this drawing from an actual and accurate on the ground survey of subject land, and the monuments shown here or were found under my personal supervision. This survey substantially complies with current Texas Society of Professional Surveyors Standards and specifications for a category 1A condition II survey.

David W. Henderson
RPLS # 4463
in the state of Texas

UTILITY STATEMENT

The underground utilities shown have been plotted from field survey information and existing drawings. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from information available. The surveyor has not physically located the underground utilities. Underground services should be physically located prior to construction.

Called Digtest (800)245-4545 to mark property for underground utilities. Received marks from Barrett Pipeline and Devon Gas Services stating they were clear of the site. Received an email from AT&T Fiber Optics stating presence of backbone on-site. Received plans for the location of water lines within the right-of-way from the City of Fort Worth. Observed a water and on-site. Also obtained some concrete triple field LLC on-site. City of Fort Worth was unable to provide any information about the location of storm sewer and sanitary sewer.

FLOOD NOTE

For graphic plotting only. Not property is in Zone X (outside the 500 year floor plain) of the Flood Insurance Rate Map, Community Panel No. 48439 C0095 which bears an effective date of September 25, 2009 and is not in a Special Flood Hazard Area. On rare occasions, greater flood can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of the surveyor.

Prepared For
Larry Weil
2155 Golden Heights Blvd
Fort Worth, Texas
Phone: (972)741-2846

REVISION DATES	

TOPOGRAPHIC SURVEY PLAT
ALLIANCE COMMUNITY FELLOWSHIP
14.000 ACRE

JOSIAH WALKER SURVEY, ABSTRACT #1003
CITY OF FORT WORTH
TARRANT COUNTY, TEXAS

Date of Survey	11/21/2014	Checked By	DWH	SHEET 1 OF 1
Job Number	2014-1	Drawn By	JLB	

Benchmark Group
of Texas, Inc