

WHEREAS WE, DYEGARD LAND PARTNERSHIP, is the owner of a tract of land out of the L. Swan Survey, Abstract No. 1990; The 1. & O.N.R.R. Survey, Abstract No. 1998, and The Andrew The 1. & O.N.R.R. Survey, Abstract No. 2497 said tract situated

Beginning at a pipe found in the south line of Bankhead Highway (County Road No. 4201) at the northeast corner of said Brinson tract and the northeast corner of said certain tract of land conveyed to Michael J. Desautels, et al., by deed of Horton Survey, Adams and John B. Horton, and subject to taxation, and being southeast of Weatherford, in Parker County, Texas, and being more particularly described by metes and bounds as follows:

of Texas. See also *Journal of the Texas State Historical Association*, Vol. 4, recorded in Volume 1008, Page 1100. Real Records, Parker County, Texas, said point bearing (per deed call) N 26 47'04" E, 172.09 feet from the northwest corner of said Horton Survey.

THENCE N 83°14'20" E, along the south line of said Barnhead Highway, 20.10 feet to a 1/2" iron set.

THENCE N 84°07'16" E, continuing along the south line of said Bankhead Highway, 283.74 feet to a 1/2" round set northwest corner of that certain tract of land conveyed to Vernon O. Mills, by deed recorded in Volume 1441, Page 1550, Real Records, Parker County, Texas;

THENCE S 00°45'40" E, along the west line of Mills tract, 419.47 feet to a 1/2"

THENCE N 69°07'44" E, along the south line of said Mills tract, 238.88 feet to the RR tie bridge corner found at the northeast corner of said Branson tract, and
northwest corner of that certain tract of land conveyed to Leona F. Padgett, by deed recorded in Volume 1552, Page 86, Real Records, Parker County, Texas.

THENCE S 00°08'31" E, along the east line of said Brannon tract, passing the southeast corner of said Padgett tract and the northwest corner of that certain tract of land conveyed to Frank E. Riney, et al., by deed recorded in Volume 883, Page 347, Deed Records, Parker County, Texas, and continuing, in all 427.68 feet to a RE fence corner found in the north line of that certain tract of land conveyed to Robert Dearing Browder, by deed recorded in Volume 1549, Page 162, Deed Records, Parker County, Texas;

THENCE along the north and west lines of said boundary track, as follows:

S 89°53'18" W,	1549.74 feet to a 1/2" iron set;
S 01°58'18" W,	743.22 feet to a pipe found;
S 17°22'52" E,	268.60 feet to a 1/2" iron set;

THENCE $72^{\circ}31'08''$ W, 400.77 feet to a $1/2''$ iron nail;
THENCE N $69^{\circ}05'39''$ W, 176.50 feet to a $1/2''$ iron nail;
THENCE S $42^{\circ}41'44''$ W, 131.89 feet to a $1/2''$ iron nail;
THENCE S $68^{\circ}42'25''$ W, 415.84 feet to a $1/2''$ iron nail;

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THENCE N 0° 44' 36" W, 122.29 feet to a 1/2" iron rod in the south line of that certain tract of land conveyed to Robert Stockburger, by deed recorded in Volume 1516, Page 811, Real Records, Parker County, Texas;

THENCE N 89° 48' 10" E, along the south line of said Stockburger tract, 280.00 feet to a pipe found at the southeast corner said Stockburger tract, said point

being in the west line of said Bramson tract;

THENCE along the west line of said Bramson tract, as follows:

N 00° 43' 20" W,	448.23 feet to a 5/8" iron found;
N 00° 25' 13" W,	147.73 feet to a 1/2" iron found;
N 00° 45' 36" W,	540.77 feet to a 1/2" iron set;

S 89°07'44" W, 11.11 feet to a 1/2" iron set;
N 69°45'40" W, 394.22 feet to the POINT OF BEGINNING and containing 58.719
acres of land.

NON, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That we, DWYGARD LAND PARTNERSHIP, do hereby adopt this plat as LOTS 1 - 20, BLOCK 1; LOTS 1 - 25, BLOCK 2; AND LOTS 1 - 20, BLOCK 3, OF THE NEW SPARTAN SUBDIVISION, IN ADDITION TO THE

12. BOOK 9, CON. VIL. CORP. 288-291. An addition to the County of Parker, Texas, and do hereby dedicate to the public's use the streets and easements shown hereon.

DYKARD LAND PARTNERSHIP

Prison rec.
Mike Dyer

STATE OF TEXAS
COUNTY OF TARRANT
Before me, the undersigned authority, a Notary Public in and

for the State of Texas, on this personally appeared MIKE DYER and TIM HEGARD known to me to be the persons and partners whose names are subscribed to the foregoing instrument and acknowledged to me that the same was the act of said partnership for the purposes and considerations therein expressed and in the capacity therein stated.

Given under my hand and seal of office this 24 day
of February, 1934

Notary Public in and for the State of Texas
SURVEYOR'S CERTIFICATION:

I hereby certify that this plat was compiled from surveys made on the ground by others under my personal supervision.

[Signature] 8-29-94
F. F. Greenhaw III, P.E.; E.P.L.S.

The undersigned, as lienholders on portions of land in the final plat, agrees to subdivide according to this plat, and hereby consents to such subdivision and joins in the dedication of the streets and easements.

STATE OF TEXAS

James H. Hester W. Frank Brownson

COUNTY OF Tarrant
This instrument was acknowledged before me on the 16th
day of November, 1994,

John Hall
Notary Public, State of Texas
My Commission Expires: 7-12-95
