

WHEREAS OLD GROVE LIMITED PARTNERSHIP and BROADLAND LIMITED PARTNERSHIP are the owners of a tract of land situated in the D.J. Beddo Survey, Abstract No. 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

THENCE N 89°31'39" W, departing the west line of said City of Colleyville tract, along the south line of said Lot 46X, Block A, a distance of 510 feet to a 1/2" rebar capped set in the southwest corner of said Lot 46X, Block A.

THENCE along the easterly line of said Providence Road (R.O.M. varies), as follows:
N 00°28'21" E, a distance of 282.20 feet to a 1/2" rebar capped set at the point of curvature of a circular curve to the left, having a radius of 320.00 feet;
Northwesterly, along said curve, having a central angle of 41°29'32", an arc distance of 64.18 feet and a chord that bears N 65°16'25" W, 64.06 feet to a 1/2" rebar capped set at that bears S 79°08'22" W, 329.00 feet;
N 89°12'27" E, non tangent to said curve, a distance of 5.08 feet to a 1/2" rebar capped set at a point of tangency of a non tangent circular curve to the left, having a radius point that bears S 79°08'22" W, 329.00 feet;
Northwesterly, along said curve, having a central angle of 29°01'29", an arc distance of 164.84 feet and a chord that bears N 25°22'23" W, 162.88 feet to a 1/2" rebar capped set at the point of tangency;
N 39°53'07" W, a distance of 42.21 feet to a 1/2" rebar capped set at the most westerly corner of said Lot 45, Block A and the most southerly corner of Lot 44, Block A of said Whittier Heights, Phase I.

THENCE N 50°06'53" E, departing the northerly line of said Providence Road, along a northerly line of said Lot 45, Block A and the southerly line of said Lot 44, Block A, a distance of 170.00 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 45, Block A and the most easterly corner of said Lot 44, Block A, said point lying in the southerly line of said Lot 47X, Block A.

THENCE N 39°53'07" W, along the northerly line of said Lot 44, Block A and Lots 43 and 42, Block A of said Whittier Heights, Phase I, and the southerly line of said Lot 47X, Block A, a distance of 270.00 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 47X, Block A.

THENCE S 50°06'53" W, along the northerly line of said Lot 42, Block A and a northeast line of said Lot 47X, Block A, a distance of 170.00 feet to a 1/2" rebar capped set at the most northerly corner of said Providence Road, at the most westerly corner of said Lot 42, Block A.

THENCE N 39°53'07" W, along the northerly line of said Providence Road and a southerly line of said Lot 47X, Block A, a distance of 30.00 feet to a 1/2" rebar capped set at the most southerly corner of Lot 41, Block A of said Whittier Heights, Phase I.

THENCE N 50°06'53" E, departing the northerly line of said Providence Road, along the southerly line of said Lot 47X, Block A, a distance of 170.00 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 41, Block A, a distance of 170.00 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 41, Block A, said point lying in the southerly line of Lot 39, Block A of said Whittier Heights, Phase I.

THENCE N 50°06'53" E, along the northerly line of said Lot 47X, Block A and the southerly line of said Lot 41, Block A, a distance of 170.00 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 47X, Block A, said point lying in the southerly line of Lot 39, Block A of said Whittier Heights, Phase I, a distance of 169.22 feet to a 1/2" rebar capped set at the most northerly corner of said Lot 47X, Block A.

THENCE along the east line of said Whittier Heights, Phase I and the west line of said Old Grove tract, as follows:
N 41°48'20" E, a distance of 239.42 feet a 1/2" rebar capped set;
N 30°03'00" E, a distance of 53.71 feet a 1/2" rebar capped set;
N 60°27'11" E, a distance of 139.42 feet a 1/2" rebar capped set;
N 00°31'18" W, a distance of 395.74 feet to a 1/2" rebar capped set at the northeast corner of said Whittier Heights, Phase I and the northwest corner of said Old Grove tract, said point being in the north line of said Old Grove tract, at the southeast corner of said Providence Road, Texas as recorded in Cabernet A, Slide 8667, of the City of Colleyville, steel pipe found bears S 89°28'42" W, 26.84 feet;

THENCE N 89°28'42" E, along the north line of said Old Grove tract and the south of said Vanguard Estates, a distance of 100.00 feet to a 1/2" rebar capped set at the location of a 1/2" rebar capped stamped B.M. Surveyors' previous) found in the north line of said Old Grove tract, at the southeast corner of said Vanguard Estates, an addition to the south line of said Old Grove tract, as described in deed to Michael W. Aycock and Janet Gail stamped B.M. Surveyors' found bears N 00°22'50" E, 154.53 feet (Aycock Deed 154.34 feet);

THENCE N 89°40'56" E, along the north line of said Old Grove tract and the south of said Aycock tract, a distance of 76.46 feet (Aycock deed 76.6 feet) to a 5/8" rebar found at an angle point in the north line of said Old Grove tract and the south line of said Aycock tract;

THENCE N 89°53'01" E, along the north line of said Old Grove tract and the south of said Aycock tract, a distance of 651.42 feet (Aycock deed 651.39 feet) to a point found at an angle point in the north line of said Old Grove tract and the most southerly southeast corner of said Aycock tract;

THENCE N 89°53'01" E, along the north line of said Old Grove tract and the south of said Aycock tract, a distance of 651.42 feet (Aycock deed 651.39 feet) to a point found at an angle point in the north line of said Old Grove tract and the most southerly southeast corner of said Aycock tract;

OWNED/DEVELOPED BY:
BROADLAND LIMITED PARTNERSHIP
BY: THE DAVID BAGWELL COMPANY
ITS GENERAL PARTNER

OWNED/DEVELOPED BY:
OLD GROVE LIMITED PARTNERSHIP
BY: THE DAVID BAGWELL COMPANY
ITS GENERAL PARTNER

THENCE N 03°18'45" W, along an east line of said Aycock tract, a distance of 203.74 feet (Aycock deed 203.8 feet) to a 1/2" rebar found;

THENCE N 70°08'54" E, along a south line of said Aycock tract, a distance of 57.75 feet (Aycock deed 57.84 feet) to a 5/8" rebar found;

THENCE N 87°09'49" E, along a south line of said Aycock tract and a north line of said Old Grove tract, a distance of 79.56 feet (Aycock deed 79.54 feet) to a 5/8" rebar found;

THENCE N 59°28'00" E, along a south line of said Aycock tract and a north line of said Old Grove tract, a distance of 88.03 feet (Aycock deed 87.87 feet) to a 5/8" rebar found in the northeast corner of said Old Grove tract, at the most northerly corner of said Old Grove tract, at the southeast corner of said Vanguard Estates, an addition to the south line of said Old Grove tract, as described in deed to Michael W. Aycock and Janet Gail stamped B.M. Surveyors' found bears N 23°56'43" W, 50.06 feet (Aycock deed 50.18 feet);

THENCE S 25°20'11" E, along the west line of said John McCain Road and the east line of said Old Grove tract, a distance of 63.91 feet passing a 1/2" rebar found said point being 0.38 feet northwesterly of the west line of said Old Grove tract, at the southeast corner of said Old Grove tract, from which a 1/2" rebar found bears N 23°56'43" W, 50.06 feet;

THENCE S 46°51'30" E, along the westerly line of said John McCain Road and an east line of said Old Grove tract, a distance of 26.17 feet to a 1/2" rebar found at the most easterly corner of the final plat of Lots 1, 2, 3, Block Westholts Addition, from which a 1/2" rebar found at the northeast corner of said Old Grove tract, at the southeast corner of said Vanguard Estates, an addition to the south line of said Old Grove tract, as described in deed to Michael W. Aycock and Janet Gail stamped B.M. Surveyors' found bears S 84°32'14" E, 108.43 feet;

THENCE S 50°50'54" W, departing the westerly line of said John McCain Road, along the north line of said Old Grove tract, a distance of 182.40 feet (plat 182.5 feet) to a 5/8" rebar found, from which a 1/2" rebar found bears N 50°58'45" W, 1.59 feet;

THENCE S 61°23'59" W, along the northerly line of said Old Grove tract and a northeast line of said Old Grove tract, a distance of 131.86 feet (plat 132.1 feet) to a 5/8" rebar found, from which a 1/2" rebar found bears N 21°35'36" E, 2.51 feet;

THENCE S 15°12'36" E, along an east line of said Old Grove tract and the west line of said Westholts Addition, a distance of 248.30 feet (plat 248.22 feet) to a 1/2" rebar found bears N 21°35'36" E, 0.76 feet;

THENCE N 89°54'50" E, along a northeast line of said Old Grove tract and the south line of said Old Grove tract, a distance of 77.18 feet passing a 5/8" rebar found, said point being 0.2 feet to the south of the line, containing a total distance of 298.60 feet (plat 299.56 feet) to a 1/2" rebar found at the southeast corner of said Westholts Addition and the most easterly northeast corner of said Old Grove tract, at the southeast corner of said Vanguard Estates, an addition to the south line of said Old Grove tract, as described in deed to Michael W. Aycock and Janet Gail stamped B.M. Surveyors' found bears N 00°03'30" E, 399.42 feet, a 1/2" rebar found at the northeast corner of said Westholts Addition, from which a 1/2" rebar found bears N 00°30'15" E, 0.71 feet (plat 407.49 feet), and a 60d nail found at the northwest corner of said Westholts bears N 00°36'08" E, 406.58 feet (plat 406.57 feet);

THENCE S 00°02'48" E, (reference bearing), along the west line of said Westholts and the east line of said Old Grove tract, a distance of 910.91 feet (plat 914.04 feet) to a cut "x" set on top of corner of said Westholts Addition, from which a 1/2" rebar found bears S 08°52'56" E, 2.51 feet;

THENCE N 89°15'23" W, along a north line of said Westholts and the south line of said Old Grove tract, a distance of 418.81 feet (plat 418.81 feet) to a 1/2" rebar capped set at an angle point in the north line of said Westholts.

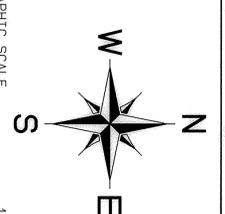
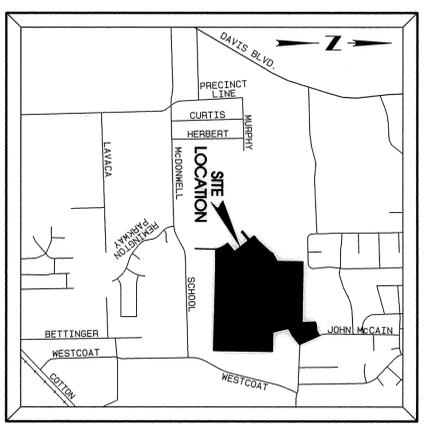
THENCE N 89°30'11" W, departing the north line of said Westholts, along the south line of said Old Grove tract, a distance of 405.39 feet to a 1/2" rebar found bears S 69°58'41" E, 1.45 feet;

THENCE N 89°41'15" W, along the south line of said Old Grove tract, a distance of 148.03 feet to a 1/2" rebar capped set, from which a 1/2" rebar found bears S 69°58'41" E, 1.45 feet;

THENCE S 89°12'27" W, along the south line of said Old Grove tract, a distance of 47,080 acres of land, to the POINT OF BEGINNING and containing 2050803 square feet or 47,080 acres of land.

THENCE S 89°12'27" W, along the south line of said Old Grove tract, a distance of 47,080 acres of land, to the POINT OF BEGINNING and containing 2050803 square feet or 47,080 acres of land.

NOTES:
1. The bearings shown herein are referenced to the closing call "N 00°02'48" W along the west line of the final plat of Westholts as recorded in Cabernet A, Slide 6660 of the Plat Records of Tarrant County, Texas.
2. According to the Federal Emergency Management Agency Flood Insurance Rate Map No. 4438300514, 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 8



ABBREVIATION LEGEND

L.O.U.E. LANDSCAPE, DRAINAGE & UTILITY EASEMENT
 L.O.D.E. LANDSCAPE & DRAINAGE EASEMENT
 D.E. DRAINAGE & UTILITY EASEMENT
 D.U.E. DRAINAGE EASEMENT
 U.E. UTILITY EASEMENT
 B.L. BUILDING LINE
 R.O.M. RIGHT OF WAY
 R.C.F. REBAR WITH CAP FOUND
 R.F. REBAR FOUND
 R.C.S. REBAR WITH CAP SET
 F.O.M. FORMER LOT LINES

LINE DATA

LINE	BEARING	DISTANCE
L1	N 89° 12' 27" W	77.19
L2	N 89° 12' 27" W	5.00
L3	N 89° 12' 27" W	42.21
L4	N 89° 12' 27" W	170.00
L5	N 89° 12' 27" W	170.00
L6	N 89° 12' 27" W	170.00
L7	N 89° 12' 27" W	30.00
L8	N 89° 12' 27" W	170.00
L9	N 89° 12' 27" W	170.00
L10	N 89° 12' 27" W	170.00
L11	N 89° 12' 27" W	170.00
L12	N 89° 12' 27" W	170.00
L13	N 89° 12' 27" W	170.00
L14	N 89° 12' 27" W	170.00
L15	N 89° 12' 27" W	170.00
L16	N 89° 12' 27" W	170.00
L17	N 89° 12' 27" W	170.00
L18	N 89° 12' 27" W	170.00
L19	N 89° 12' 27" W	170.00
L20	N 89° 12' 27" W	170.00
L21	N 89° 12' 27" W	170.00
L22	N 89° 12' 27" W	170.00
L23	N 89° 12' 27" W	170.00
L24	N 89° 12' 27" W	170.00
L25	N 89° 12' 27" W	170.00
L26	N 89° 12' 27" W	170.00
L27	N 89° 12' 27" W	170.00

CURVE DATA

CURVE	RADIUS	LENGTH	CHORD	BEARING	TANGENT
C1	300.00	11.28	32.28	64.18	64.08
C2	300.00	29.01	84.18	152.82	84.18
C3	300.00	47.82	141.64	251.46	141.64
C4	300.00	66.63	200.00	350.10	200.00
C5	300.00	85.44	258.46	448.74	258.46
C6	300.00	104.25	316.82	547.38	316.82
C7	300.00	123.06	375.18	646.02	375.18
C8	300.00	141.87	433.54	744.66	433.54
C9	300.00	160.68	492.00	843.30	492.00
C10	300.00	179.49	550.46	941.94	550.46
C11	300.00	198.30	608.92	1040.58	608.92
C12	300.00	217.11	667.38	1139.22	667.38
C13	300.00	235.92	725.84	1237.86	725.84
C14	300.00	254.73	784.30	1336.50	784.30
C15	300.00	273.54	842.76	1435.14	842.76
C16	300.00	292.35	901.22	1533.78	901.22
C17	300.00	311.16	959.68	1632.42	959.68
C18	300.00	329.97	1018.14	1731.06	1018.14
C19	300.00	348.78	1076.60	1829.70	1076.60
C20	300.00	367.59	1135.06	1928.34	1135.06
C21	300.00	386.40	1193.52	2026.98	1193.52
C22	300.00	405.21	1251.98	2125.62	1251.98
C23	300.00	424.02	1310.44	2224.26	1310.44
C24	300.00	442.83	1368.90	2322.90	1368.90
C25	300.00	461.64	1427.36	2421.54	1427.36
C26	300.00	480.45	1485.82	2520.18	1485.82
C27	300.00	499.26	1544.28	2618.82	1544.28
C28	300.00	518.07	1602.74	2717.46	1602.74
C29	300.00	536.88	1661.20	2816.10	1661.20
C30	300.00	555.69	1719.66	2914.74	1719.66
C31	300.00	574.50	1778.12	3013.38	1778.12
C32	300.00	593.31	1836.58	3112.02	1836.58
C33	300.00	612.12	1895.04	3210.66	1895.04
C34	300.00	630.93	1953.50	3309.30	1953.50
C35	300.00	649.74	2011.96	3407.94	2011.96
C36	300.00	668.55	2070.42	3506.58	2070.42
C37	300.00	687.36	2128.88	3605.22	2128.88
C38	300.00	706.17	2187.34	3703.86	2187.34
C39	300.00	724.98	2245.80	3802.50	2245.80
C40	300.00	743.79	2304.26	3901.14	2304.26
C41	300.00	762.60	2362.72	4000.00	2362.72
C42	300.00	781.41	2421.18	4098.64	2421.18
C43	300.00	800.22	2479.64	4197.28	2479.64
C44	300.00	819.03	2538.10	4295.92	2538.10
C45	300.00	837.84	2596.56	4394.56	2596.56
C46	300.00	856.65	2655.02	4493.20	2655.02
C47	300.00	875.46	2713.48	4591.84	2713.48
C48	300.00	894.27	2771.94	4690.48	2771.94
C49	300.00	913.08	2830.40	4789.12	2830.40
C50	300.00	931.89	2888.86	4887.76	2888.86
C51	300.00	950.70	2947.32	4986.40	2947.32
C52	300.00	969.51	3005.78	5085.04	3005.78
C53	300.00	988.32	3064.24	5183.68	3064.24
C54	300.00	1007.13	3122.70	5282.32	3122.70
C55	300.00	1025.94	3181.16	5380.96	3181.16
C56	300.00	1044.75	3239.62	5479.60	3239.62
C57	300.00	1063.56	3298.08	5578.24	3298.08
C58	300.00	1082.37	3356.54	5676.88	3356.54
C59	300.00	1101.18	3415.00	5775.52	3415.00
C60	300.00	1119.99	3473.46	5874.16	3473.46
C61	300.00	1138.80	3531.92	5972.80	3531.92
C62	300.00	1157.61	3590.38	6071.44	3590.38
C63	300.00	1176.42	3648.84	6170.08	3648.84
C64	300.00	1195.23	3707.30	6268.72	3707.30
C65	300.00	1214.04	3765.76	6367.36	3765.76
C66	300.00	1232.85	3824.22	6466.00	3824.22
C67	300.00	1251.66	3882.68	6564.64	3882.68
C68	300.00	1270.47	3941.14	6663.28	3941.14
C69	300.00	1289.28	4000.00	6761.92	4000.00
C70	300.00	1308.09	4058.46	6860.56	4058.46
C71	300.00	1326.90	4116.92	6959.20	4116.92
C72	300.00	1345.71	4175.38	7057.84	4175.38
C73	300.00	1364.52	4233.84	7156.48	4233.84
C74	300.00	1383.33	4292.30	7255.12	4292.30
C75	300.00	1402.14	4350.76	7353.76	4350.76
C76	300.00	1420.95	4409.22	7452.40	4409.22
C77	300.00	1439.76	4467.68	7551.04	4467.68
C78	300.00	1458.57	4526.14	7649.68	4526.14
C79	300.00	1477.38	4584.60	7748.32	4584.60
C80	300.00	1496.19	4643.06	7846.96	4643.06
C81	300.00	1515.00	4701.52	7945.60	4701.52
C82	300.00	1533.81	4760.00	8044.24	4760.00
C83	300.00	1552.62	4818.46	8142.88	4818.46
C84	300.00	1571.43	4876.92	8241.52	4876.92
C85	300.00	1590.24	4935.38	8340.16	4935.38
C86	300.00	1609.05	4993.84	8438.80	4993.84
C87	300.00	1627.86	5052.30	8537.44	5052.30
C88	300.00	1646.67	5110.76	8636.08	5110.76
C89	300.00	1665.48	5169.22	8734.72	5169.22
C90	300.00	1684.29	5227.68	8833.36	5227.68
C91	300.00	1703.10	5286.14	8932.00	5286.14
C92	300.00	1721.91	5344.60	9030.64	5344.60
C93	300.00	1740.72	5403.06	9129.28	5403.06
C94	300.00	1759.53	5461.52	9227.92	5461.52
C95	300.00	1778.34	5520.00	9326.56	5520.00
C96	300.00	1797.15	5578.46	9425.20	5578.46
C97	300.00	1815.96	5636.92	9523.84	5636.92
C98	300.00	1834.77	5695.38	9622.48	5695.38
C99	300.00	1853.58	5753.84	9721.12	5753.84
C100	300.00	1872.39	5812.30	9819.76	5812.30

OWNED/DEVELOPED BY:
 BROADLAND LIMITED PARTNERSHIP
 BY: THE DAVID BAGWELL COMPANY
 ITS GENERAL PARTNER
 8222 BOUGLAS AVENUE
 SUITE 605 DALLAS, TX 75225
 TEL: (214) 358-7700
 FAX: (214) 358-7740

OWNED/DEVELOPED BY:
 OLD GROVE LIMITED PARTNERSHIP
 BY: THE DAVID BAGWELL COMPANY
 ITS GENERAL PARTNER
 8222 BOUGLAS AVENUE
 SUITE 605 DALLAS, TX 75225
 TEL: (214) 358-7700
 FAX: (214) 358-7740

PREPARED BY:
 GOODWIN & MARSHALL
 CIVIL ENGINEERS - PLANNERS - SURVEYORS
 2405 Massimo Drive, Grapevine, TX 76051
 Metro (817) 329-4732

FINAL PLAN
 OF
 OLD GROVE ADDITION
 BEING A REPLAT OF LOTS 45, 46X & 47X, BLOCK A
 OF WHITTIER HEIGHTS, PHASE I
 CABINET A, SLIDE 8667
 PLAT RECORDS OF TARRANT COUNTY, TEXAS

D.J. BEDDO SURVEY, ABSTRACT No. 232
MARY M. FREEMAN SURVEY, ABSTRACT No. 533
WILLIAM E. CROOK SURVEY, ABSTRACT No. 295
CITY OF COLLEBYVILLE, TARRANT COUNTY, TEXAS
 71 RESIDENTIAL LOTS
 4 OPEN SPACES
 JUNE 2003

THIS PLAT FILED IN CAB. A SLIDE 9808 DATED 2004

NOTES:

- The bearings shown hereon are referenced to the closing call (N 00° 02' 48" W) along the west line of the final plat of Westmont as recorded in Cabinet A, Slide 6060 of the Plat Records of Tarrant County, Texas.
- According to the Federal Emergency Management Agency Flood Insurance Rate Map No. Zone X SHAD3, Areas of 500-year flood areas of 100-year flood with average depths of less than 1 foot or with drainage areas less than 1 square mile and areas protected by levees from 100-year flood. All other lots appear to be in Zone X NON SHAD3 (Areas determined to be outside 500-year Floodplain).
- All corners are 1/2" rebar with yellow plastic cap stamped "Goodwin & Marshall" set, unless otherwise noted.

NOTE:
 A MANDATORY OWNERS MAINTENANCE ASSOCIATION WILL PROVIDE MAINTENANCE OF PLANT MATERIAL AND GRADE ELEVATION IN ALL PRIVATE OPEN SPACE LOTS AND LANDSCAPE EASEMENTS.

ANY PROVISIONS HEREIN WHICH CONTRADICT OR SUPERSEDE THE PROVISIONS OF THE SUBDIVISION ACT OR OF ANY OTHER APPLICABLE LAWS SHALL BE VOID AND OF NO EFFECT.

APPROVED:
 COUNTY CLERK
 TARRANT COUNTY, TEXAS

CABINET A SLIDE 9808 ⁹⁸⁰⁷

A-9807
A-9808

D393

OLD Grove Addt.
Colleyville



CITY OF COLLEYVILLE
POB 185

COLLEYVILLE TX 76034

Submitter: OLD GROVE LP

SUZANNE HENDERSON
TARRANT COUNTY CLERK
TARRANT COUNTY COURTHOUSE
100 WEST WEATHERFORD
FORT WORTH, TX 76196-0401

DO NOT DESTROY
WARNING - THIS IS PART OF THE OFFICIAL RECORD.

Filed For Registration: 01/06/2005 02:56 PM
Instrument #: D205006977
PLAT A PGS \$91.00

23

By: _____



D205006977

ANY PROVISION WHICH RESTRICTS THE SALE, RENTAL OR USE
OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR
RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.