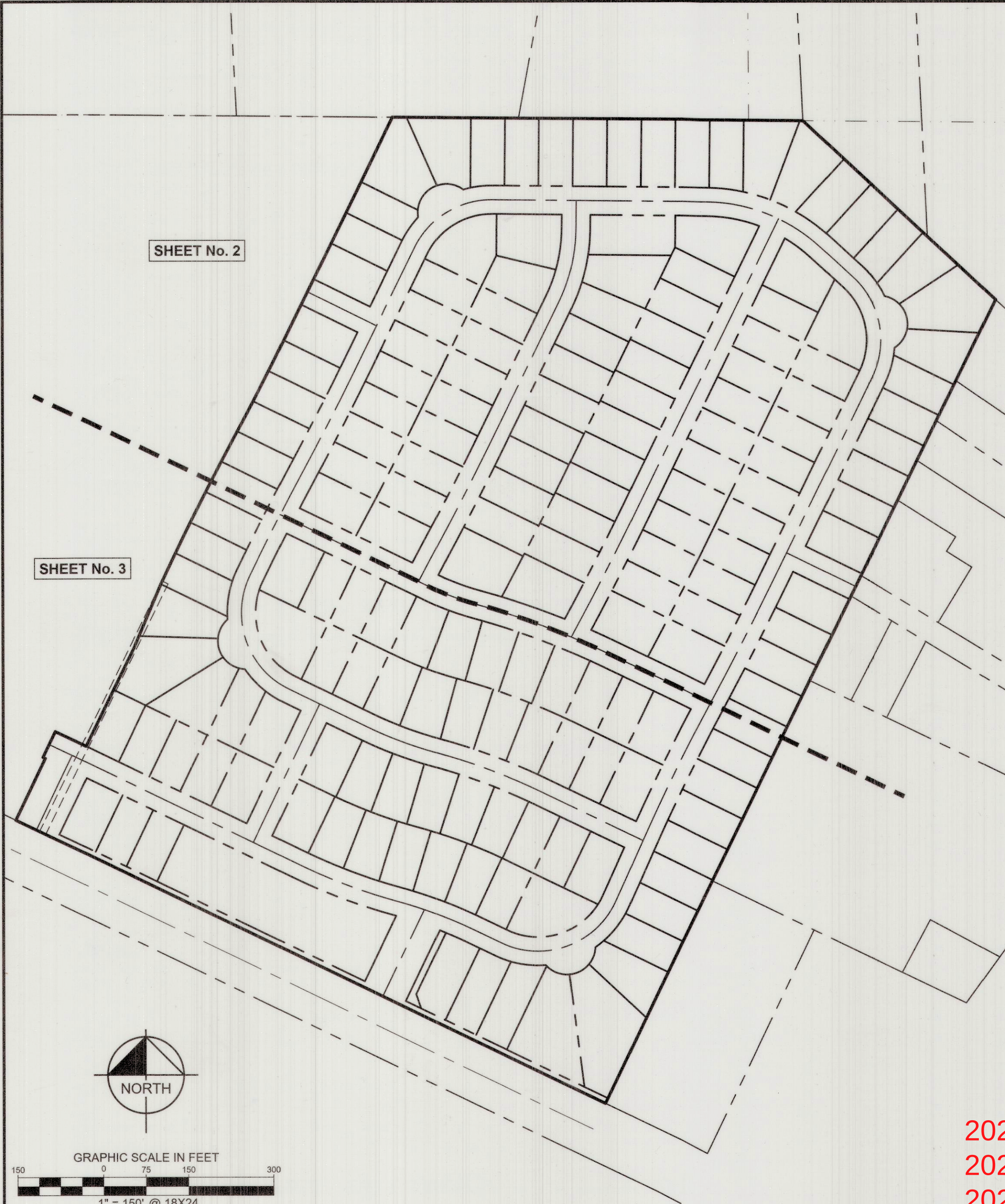




LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK A LOT 1X	0.041	1,767
BLOCK A LOT 2	0.205	8,950
BLOCK A LOT 3	0.193	8,425
BLOCK A LOT 4	0.209	9,094
BLOCK A LOT 5	0.367	15,987
BLOCK A LOT 6	0.421	18,350
BLOCK A LOT 7	0.207	9,026
BLOCK A LOT 8	0.162	7,054
BLOCK A LOT 9	0.155	6,761
BLOCK A LOT 10	0.157	6,847
BLOCK A LOT 11	0.160	6,956
BLOCK A LOT 12	0.161	7,028
BLOCK A LOT 13	0.162	7,045
BLOCK A LOT 14	0.161	7,007
BLOCK A LOT 15	0.159	6,912
BLOCK A LOT 16	0.156	6,788
BLOCK A LOT 17	0.154	6,691
BLOCK A LOT 18	0.152	6,629
BLOCK A LOT 19	0.177	7,702
BLOCK B LOT 1	0.177	7,700
BLOCK B LOT 2	0.152	6,600
BLOCK B LOT 3	0.152	6,600
BLOCK B LOT 4	0.152	6,600
BLOCK B LOT 5	0.152	6,600
BLOCK B LOT 6	0.155	6,734
BLOCK B LOT 7	0.206	8,988
BLOCK B LOT 8	0.294	12,821
BLOCK B LOT 9	0.194	8,468
BLOCK B LOT 10	0.162	7,045
BLOCK B LOT 11	0.175	7,603
BLOCK B LOT 12	0.180	7,837
BLOCK B LOT 13	0.235	10,253
BLOCK B LOT 14	0.227	9,901
BLOCK B LOT 15	0.167	7,293
BLOCK B LOT 16	0.164	7,149
BLOCK B LOT 17	0.164	7,140
BLOCK B LOT 18	0.164	7,130
BLOCK B LOT 19	0.163	7,121
BLOCK B LOT 20	0.163	7,112
BLOCK B LOT 21	0.163	7,102

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK B LOT 22	0.164	7,147
BLOCK B LOT 23	0.235	10,228
BLOCK B LOT 24	0.274	11,933
BLOCK B LOT 25	0.156	6,787
BLOCK B LOT 26	0.152	6,613
BLOCK B LOT 27	0.177	7,715
BLOCK C LOT 1	0.236	10,263
BLOCK C LOT 2	0.152	6,600
BLOCK C LOT 3	0.152	6,600
BLOCK C LOT 4	0.152	6,600
BLOCK C LOT 5	0.152	6,600
BLOCK C LOT 6	0.152	6,600
BLOCK C LOT 7	0.152	6,601
BLOCK C LOT 8	0.152	6,603
BLOCK C LOT 9	0.180	7,837
BLOCK C LOT 10	0.178	7,757
BLOCK C LOT 11	0.152	6,603
BLOCK C LOT 12	0.152	6,601
BLOCK C LOT 13	0.152	6,600
BLOCK C LOT 14	0.152	6,600
BLOCK C LOT 15	0.152	6,600
BLOCK C LOT 16	0.152	6,600
BLOCK C LOT 17	0.152	6,600
BLOCK C LOT 18	0.181	7,893
BLOCK C LOT 19	0.221	9,639
BLOCK D LOT 1	0.240	10,463
BLOCK D LOT 2	0.224	9,744
BLOCK D LOT 3	0.167	7,293
BLOCK D LOT 4	0.160	6,990
BLOCK D LOT 5	0.160	6,990
BLOCK D LOT 6	0.160	6,990
BLOCK D LOT 7	0.160	6,990
BLOCK D LOT 8	0.160	6,990
BLOCK D LOT 9	0.160	6,991
BLOCK D LOT 10	0.161	6,992
BLOCK D LOT 11	0.241	10,487
BLOCK D LOT 12	0.209	9,118
BLOCK D LOT 13	0.161	6,992
BLOCK D LOT 14	0.160	6,990
BLOCK D LOT 15	0.160	6,990

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK D LOT 16	0.160	6,990
BLOCK D LOT 17	0.160	6,990
BLOCK D LOT 18	0.160	6,990
BLOCK D LOT 19	0.160	6,990
BLOCK D LOT 20	0.160	6,990
BLOCK D LOT 21	0.160	6,990
BLOCK D LOT 22	0.160	6,990
BLOCK D LOT 23	0.244	10,615
BLOCK E LOT 1	0.202	8,805
BLOCK E LOT 2	0.152	6,600
BLOCK E LOT 3	0.152	6,600
BLOCK E LOT 4	0.152	6,600
BLOCK E LOT 5	0.152	6,600
BLOCK E LOT 6	0.152	6,600
BLOCK E LOT 7	0.152	6,600
BLOCK E LOT 8	0.152	6,600
BLOCK E LOT 9	0.152	6,600
BLOCK E LOT 10	0.152	6,600
BLOCK E LOT 11	0.152	6,601
BLOCK E LOT 12	0.195	8,476
BLOCK E LOT 13	0.193	8,387
BLOCK E LOT 14	0.152	6,601
BLOCK E LOT 15	0.152	6,600
BLOCK E LOT 16	0.152	6,600
BLOCK E LOT 17	0.152	6,600
BLOCK E LOT 18	0.152	6,600
BLOCK E LOT 19	0.152	6,600
BLOCK E LOT 20	0.152	6,600
BLOCK E LOT 21	0.152	6,600
BLOCK E LOT 22	0.152	6,600
BLOCK E LOT 23	0.237	10,304
BLOCK F LOT 1	0.177	7,714
BLOCK F LOT 2	0.152	6,611
BLOCK F LOT 3	0.152	6,609
BLOCK F LOT 4	0.152	6,609
BLOCK F LOT 5	0.152	6,608
BLOCK F LOT 6X	0.152	6,606
BLOCK F LOT 7	0.152	6,604
BLOCK F LOT 8	0.152	6,613
BLOCK F LOT 9	0.164	7,125

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK F LOT 10	0.209	9,096
BLOCK F LOT 11	0.327	14,257
BLOCK F LOT 12	0.235	10,258
BLOCK F LOT 13	0.170	7,412
BLOCK F LOT 14	0.178	7,740
BLOCK F LOT 15	0.177	7,693
BLOCK F LOT 16	0.152	6,600
BLOCK F LOT 17	0.152	6,600
BLOCK F LOT 18	0.152	6,600
BLOCK F LOT 19	0.159	6,937
BLOCK G LOT 1	0.189	8,231
BLOCK G LOT 2	0.152	6,600
BLOCK G LOT 3	0.152	6,600
BLOCK G LOT 4	0.152	6,600
BLOCK G LOT 5	0.168	7,304
BLOCK G LOT 6	0.166	7,229
BLOCK G LOT 7	0.164	7,128
BLOCK G LOT 8	0.164	7,128
BLOCK G LOT 9	0.164	7,128
BLOCK G LOT 10	0.159	6,920
BLOCK G LOT 11	0.152	6,600
BLOCK G LOT 12	0.180	7,828
BLOCK G LOT 13	0.178	7,733
BLOCK G LOT 14	0.152	6,600
BLOCK G LOT 15	0.155	6,739
BLOCK G LOT 16	0.162	7,037
BLOCK G LOT 17	0.162	7,037
BLOCK G LOT 18	0.162	7,037
BLOCK G LOT 19	0.174	7,592
BLOCK G LOT 20	0.170	7,395
BLOCK G LOT 21	0.152	6,600
BLOCK G LOT 22	0.152	6,600
BLOCK G LOT 23	0.265	11,532
BLOCK H LOT 1	0.178	7,755
BLOCK H LOT 2	0.158	6,900
BLOCK H LOT 3	0.158	6,900
BLOCK H LOT 4	0.156	6,789
BLOCK H LOT 5	0.158	6,882
BLOCK H LOT 6	0.158	6,883
BLOCK H LOT 7	0.153	6,647

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK H LOT 8	0.152	6,600
BLOCK H LOT 9	0.169	7,348
BLOCK H LOT 10	0.246	10,698
BLOCK H LOT 11	0.152	6,642
BLOCK H LOT 12	0.158	6,879
BLOCK H LOT 13	0.158	6,879
BLOCK H LOT 14	0.157	6,831
BLOCK H LOT 15	0.158	6,901
BLOCK H LOT 16	0.160	6,967
BLOCK H LOT 17	0.176	7,657
BLOCK I LOT 1X	1.051	45,772
BLOCK I LOT 2	0.152	6,600
BLOCK I LOT 3	0.152	6,600
BLOCK I LOT 4	0.177	7,700

11142
PE
CWE
G-14

FINAL PLAT
CHISOLM PARK ADDITION
PHASE 1

BLOCK A, LOT 1X, AND 2-19; BLOCK B, LOTS 1-27;
BLOCK C, LOTS 1-19; BLOCK D, LOTS 1-23; BLOCK E, LOTS
1-23; BLOCK F, LOTS 1-5, 6X, AND 7-19; BLOCK G, LOTS
1-23; BLOCK H, LOTS 1-17; BLOCK I LOT 1X, AND 2-4;
171 RESIDENTIAL LOTS
3 OPEN SPACE LOTS

40.171 ACRES OUT OF THE
JOHN C. CHAPMAN SURVEY, ABSTRACT NO. 249
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

Kimley»Horn

6160 Warren Parkway, Suite 210
Frisco, Texas 75034

Tel. No. (972) 335-3580
FIRM # 10193822

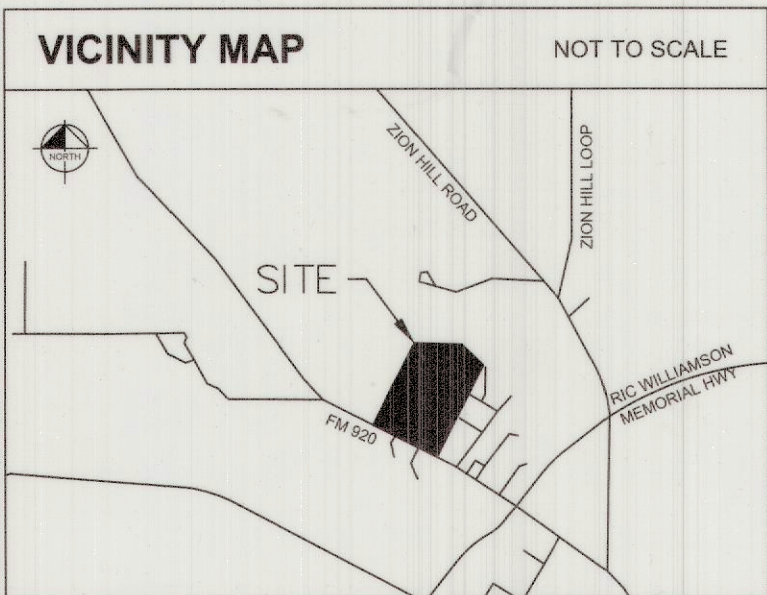
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1" = 150'	CDS	KHA	1/23/2024	068517096	1 OF 4

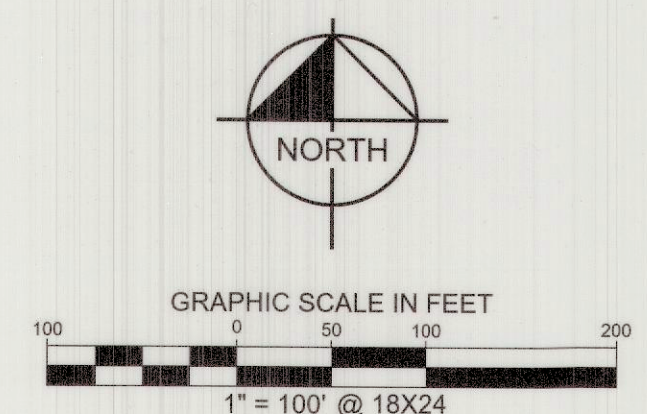
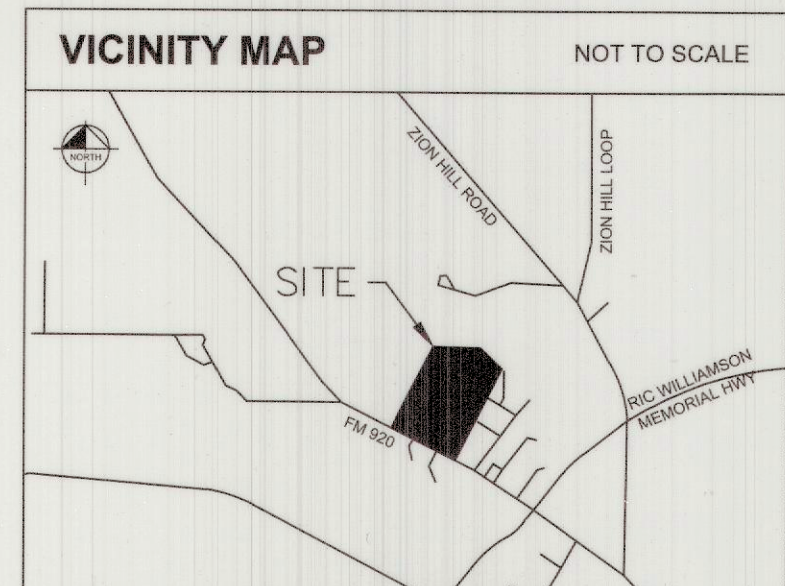
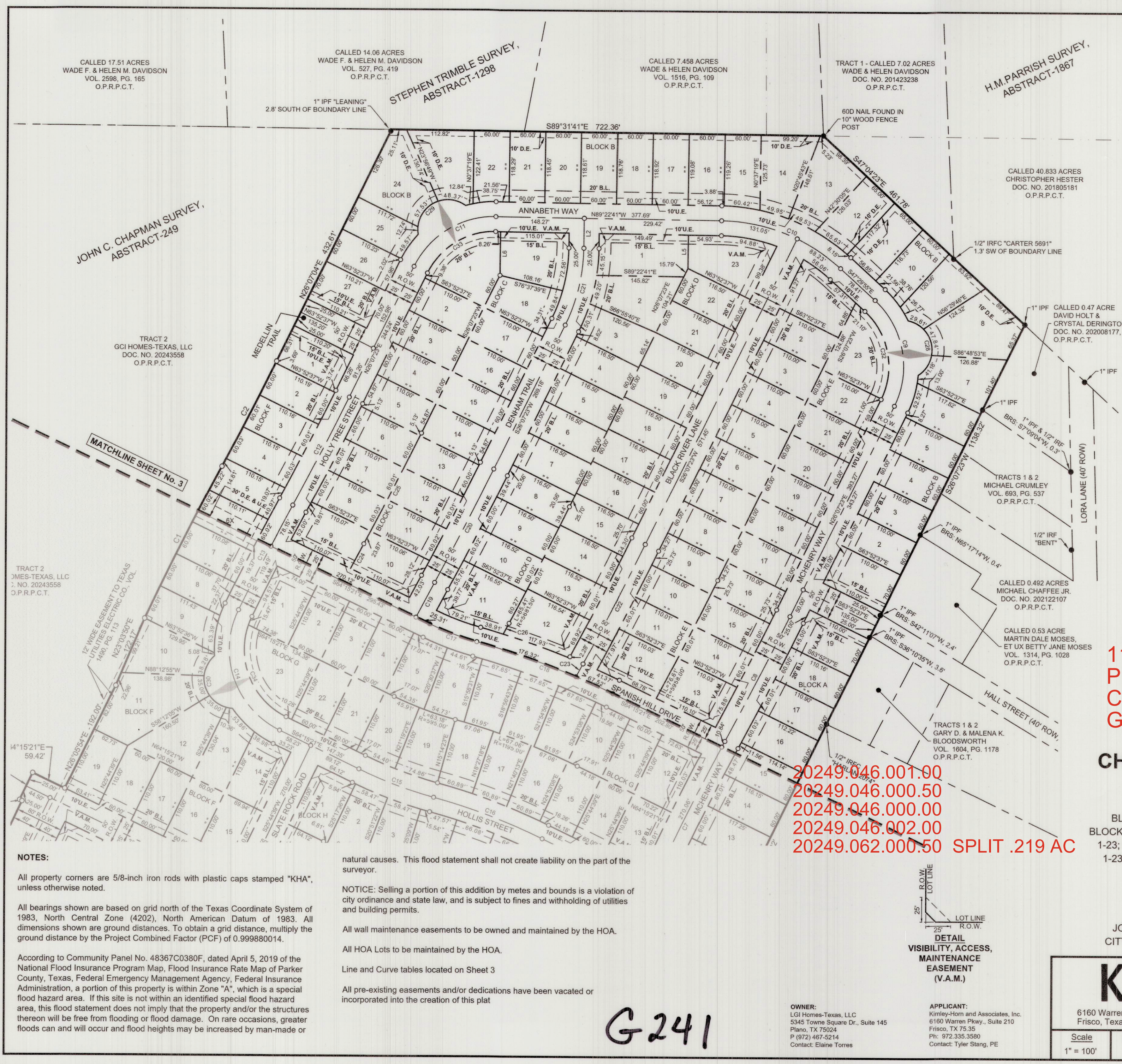
20249.046.001.00
20249.046.000.50
20249.046.000.00
20249.046.002.00
20249.062.000.50 - 0.219 Ac

G241

OWNER:
LGI Homes-Texas, LLC
5345 Towne Square Dr., Suite 145
Plano, TX 75024
P (972) 467-5214
Contact: Elaine Torres

APPLICANT:
Kimley-Horn and Associates, Inc.
6160 Warren Pkwy., Suite 210
Frisco, TX 7535
Ph: 972.335.3580
Contact: Tyler Stang, PE





LEGEND	
D.R.P.C.T.	DEED RECORDS OF PARKER COUNTY, TEXAS
P.R.P.C.T.	PLAT RECORDS OF PARKER COUNTY, TEXAS
IRF	IRON ROD FOUND
IRFC	IRON ROD WITH CAP FOUND
IRSC	IRON ROD WITH "KHA" CAP SET
VOL.	VOLUME
PG.	PAGE
INST.	INSTRUMENT NO.
B.L.	BUILDING LINE
DE	DRAINAGE EASEMENT
SSE	SANITARY SEWER EASEMENT
UE	UTILITY EASEMENT
WME	WALL MAINTENANCE EASEMENT
VAM	VISIBILITY, ACCESS, & MAINTENANCE ESMT.
MIN.FFE	MINIMUM FINISHED FLOOR ELEVATION
	STREET NAME CHANGE

LINE TYPE LEGEND	
	BOUNDARY LINE
	EASEMENT LINE
	BUILDING LINE

11142
PE
CWE
G-14

FINAL PLAT
**CHISOLM PARK ADDITION
PHASE 1**

BLOCK A, LOT 1X, AND 2-19; BLOCK B, LOTS 1-27;
BLOCK C, LOTS 1-19; BLOCK D, LOTS 1-23; BLOCK E, LOTS
1-23; BLOCK F, LOTS 1-5, 6X, AND 7-19; BLOCK G, LOTS
1-23; BLOCK H, LOTS 1-17; BLOCK I LOT 1X, AND 2-4;
171 RESIDENTIAL LOTS
3 OPEN SPACE LOTS

40.171 ACRES OUT OF THE
JOHN C. CHAPMAN SURVEY, ABSTRACT NO. 249
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

Kimley»Horn

Scale 1" = 100'	Drawn by CDS	Checked by KHA	Date 1/23/2024	Project No. 068517096	Sheet No. 2 OF 4
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NOTES:

All property corners are 5/8-inch iron rods with plastic caps stamped "KHA", unless otherwise noted.

All bearings shown are based on grid north of the Texas Coordinate System of 1983, North Central Zone (4202), North American Datum of 1983. All dimensions shown are ground distances. To obtain a grid distance, multiply the ground distance by the Project Combined Factor (PCF) of 0.999880014.

According to Community Panel No. 48367C0380F, dated April 5, 2019 of the National Flood Insurance Program Map, Flood Insurance Rate Map of Parker County, Texas, Federal Emergency Management Agency, Federal Insurance Administration, a portion of this property is within Zone "A", which is a special flood hazard area. If this site is not within an identified special flood hazard area, this flood statement does not imply that the property and/or the structures thereon will be free from flooding or flood damage. On rare occasions, greater floods 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.

NOTICE: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law, and is subject to fines and withholding of utilities and building permits.

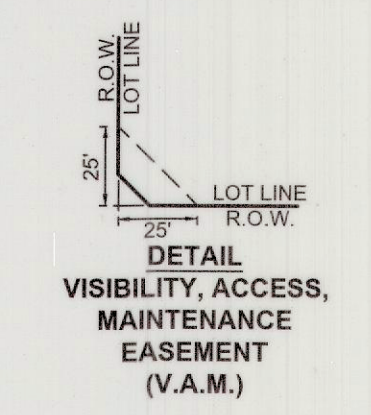
All wall maintenance easements to be owned and maintained by the HOA.

All HOA Lots to be maintained by the HOA.

Line and Curve tables located on Sheet 3

All pre-existing easements and/or dedications have been vacated or incorporated into the creation of this plat

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20249.046.000.50
20249.046.000.00
20249.046.002.00
20249.062.000.50 SPLIT .219 AC

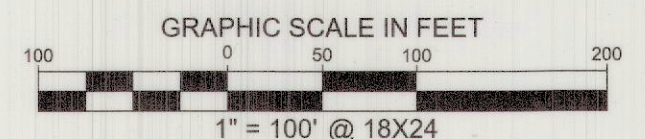
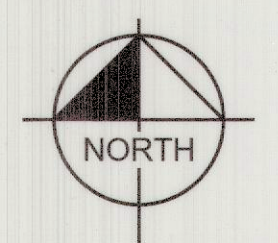
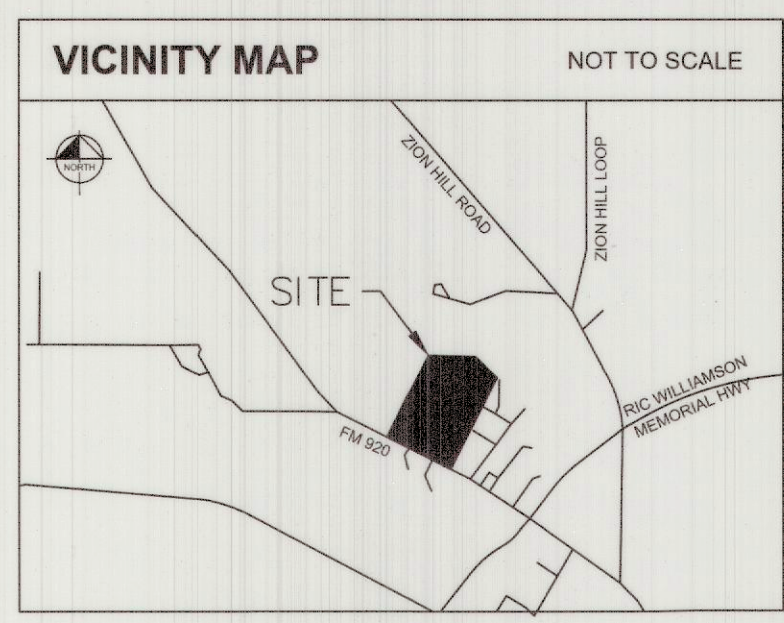
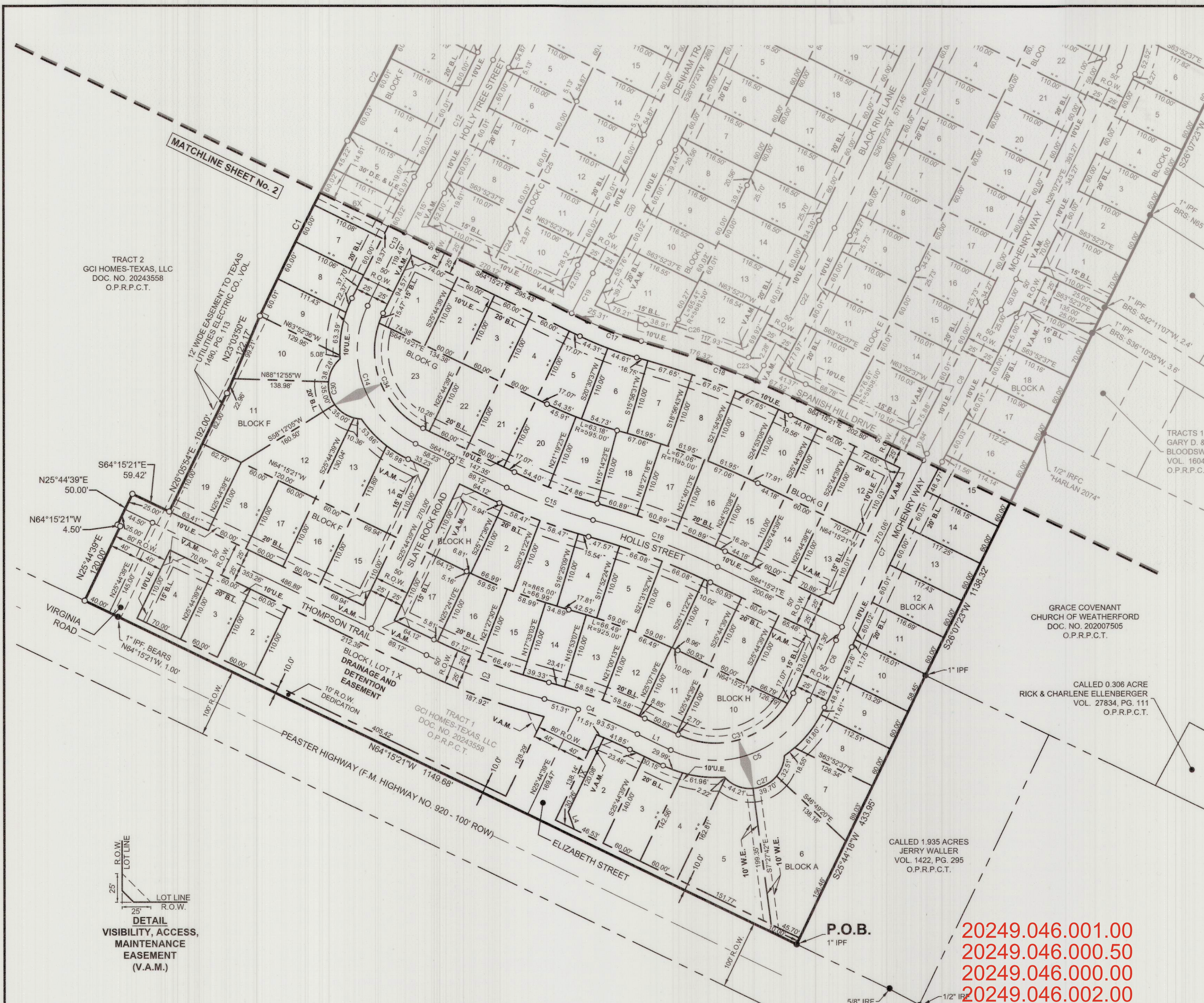


OWNER:
LGI Homes-Texas, LLC
5345 Towne Square Dr., Suite 145
Plano, TX 75024
P (972) 467-5214
Contact: Elaine Torres

APPLICANT:
Kimley-Horn and Associates, Inc.
6160 Warren Parkway, Suite 210
Frisco, TX 75335
Ph: 972.335.3580
Contact: Tyler Stang, PE

G241

DWG NAME: K:\FRL SURVEY\063248011-CHISOLM ADDITION - WEATHERFORD\DWG\063248011-CHISOLM TRAIL PH1 PFDWG PLOTTED BY: MARX, MICHAEL 1/14/2026 10:58 AM LAST SAVED: 12/11/2025 5:52 AM



LEGEND	
D.R.P.C.T.	DEED RECORDS OF PARKER COUNTY, TEXAS
P.R.P.C.T.	PLAT RECORDS OF PARKER COUNTY, TEXAS
IRF	IRON ROD FOUND
IRFC	IRON ROD WITH CAP FOUND
IRSC	IRON ROD WITH "KHA" CAP SET
VOL.	VOLUME
PG.	PAGE
INST.	INSTRUMENT No.
B.L.	BUILDING LINE
DE	DRAINAGE EASEMENT
SSE	SANITARY SEWER EASEMENT
UE	UTILITY EASEMENT
WME	WALL MAINTENANCE EASEMENT
VAM	VISIBILITY, ACCESS, & MAINTENANCE ESMT.
MIN.FFE	MINIMUM FINISHED FLOOR ELEVATION
	STREET NAME CHANGE
LINE TYPE LEGEND	
	BOUNDARY LINE
	EASEMENT LINE
	BUILDING LINE

11142
PE
CWE
G-14

FINAL PLAT
**CHISOLM PARK ADDITION
PHASE 1**

BLOCK A, LOT 1X, AND 2-19; BLOCK B, LOTS 1-27;
BLOCK C, LOTS 1-19; BLOCK D, LOTS 1-23; BLOCK E, LOTS
1-23; BLOCK F, LOTS 1-5, 6X, AND 7-19; BLOCK G, LOTS
1-23; BLOCK H, LOTS 1-17; BLOCK I LOT 1X, AND 2-4;
171 RESIDENTIAL LOTS
3 OPEN SPACE LOTS

40.171 ACRES OUT OF THE
JOHN C. CHAPMAN SURVEY, ABSTRACT NO. 249
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

Kimley»Horn
6160 Warren Parkway, Suite 210
Frisco, Texas 75034
Tel. No. (972) 335-3580
FIRM # 10193822

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	CDS	KHA	1/23/2024	068517096	3 OF 4

NOTES:

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All HOA Lots to be maintained by the HOA.

Line and Curve tables located on Sheet 3

All pre-existing easements and/or dedications have been vacated or incorporated into the creation of this plat

OWNER:
LGI Homes-Texas, LLC
5345 Towne Square Dr., Suite 145
Plano, TX 75024
P (972) 467-5214
Contact: Elaine Torres

APPLICANT:
Kimley-Horn and Associates, Inc.
6160 Warren Pkwy., Suite 210
Frisco, TX 7535
Ph: 972.335.3580
Contact: Tyler Stang, PE

G241

PROPERTY DESCRIPTION

STATE OF TEXAS §
COUNTY OF PARKER §
CITY OF WEATHERFORD §

WHEREAS, LGI HOMES-TEXAS, LLC, is the sole owner of a tract of land situated in the John C. Chapman Survey, Abstract No. 249, City of Weatherford, Parker County, Texas, and being a portion of Tracts 1 and 2, described in a deed to LGI Homes-Texas, LLC, recorded in Document No. 202423558, Official Public Records, Parker County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1-inch iron pipe found for the southeast corner of said Tract 1, common to the southwest corner of a called 1.935-acre tract of land described in a deed to Jerry Walker, recorded in Volume 1422, Page 295, said Official Public Records, same being on the northerly right-of-way line of Peaster Highway (also known as Farm-to-Market Road No. 920) (100-foot wide public right-of-way);

THENCE North 64°15'21" West, along the common line of said Tract 1, Tract 2 and said Peaster Highway, a distance of 1,149.68 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

THENCE in a northerly direction, departing the common line of said Tract 1, Tract 2 and said Peaster Highway, the following:

North 25°44'39" East, a distance of 120.00 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

North 64°15'21" West, a distance of 4.50 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

North 25°44'39" East, a distance of 50.00 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

South 64°15'21" East, a distance of 59.42 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

North 26°05'54" East, a distance of 192.00 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

North 23°03'50" East, a distance of 122.17 feet to the beginning of a non-tangent curve to the right with a radius of 4,865.00 feet, a central angle of 03°21'34", and a chord bearing and distance of North 26°39'14" East, 285.21 feet;

In a northerly direction, with said non-tangent curve to the right, an arc distance of 285.25 feet to the beginning of a non-tangent curve to the left with a radius of 5,135.00 feet, a central angle of 02°12'55", and a chord bearing and distance of North 27°11'44" East, 198.53 feet;

In a northerly direction, with said non-tangent curve to the left, an arc distance of 198.54 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner;

North 26°07'04" East, a distance of 432.61 feet to a 5/8 inch iron rod with plastic cap stamped "KHA" set for corner on the northerly common corner of said Tract 1, Tract 2, same being on the southerly line of a called 14.06-acre tract of land described in a deed to Wade F. & Helen M. Davidson, recorded in Volume 527, Page 419, said Official Public Records;

THENCE South 89°31'41" East, along the northerly line of said Tract 1, the southerly line of said 14.06-acre tract, and along the southerly line of a called 7.458-acre tract of land described in a deed to Wade & Helen Davidson, recorded in Volume 527, Page 419, said Official Public Records, a distance of 722.36 feet to a 60D nail found in a 10-inch wood fence corner post for the northernmost northeast corner of said Tract 1, common to the southeast corner of said 7.458-acre tract, same also being the southwest corner of a called 7.02-acre tract of land described as Tract 1 in a deed to Wade & Helen Davidson, recorded in Document No. 201423238, said Official Public Records;

THENCE South 47°04'23" East, continuing along the northerly line of said Tract 1 and along the southerly line of said Tract and along the southerly line of a called 40.833-acre tract of land described in a deed to Christopher Hester, recorded in Document No. 201805181, said Official Public Records, a distance of 461.78 feet to a 1-inch iron pipe found for the easternmost northeast corner of said 63.72-acre tract, common to the northwest corner of a called 0.47-acre tract of land described in a deed to David Holt & Crystal Derington, recorded in Document No. 202008177, said Official Public Records;

THENCE South 26°07'23" West, departing the southerly line of said 40.833-acre tract and along the easterly line of said Tract 1 and along the westerly line of said 0.47-acre tract and along the westerly line of a Tracts 1 & 2 described in a deed to Michael Crumley, recorded in Volume 693, Page 537, said Official Public Records, and along the westerly line of a called 0.492-acre tract of land described in a deed to Michael Chaffee Jr., recorded in Document No. 202122107, said Official Public Records, and along the westerly line of a called 0.53-acre tract of land described in a deed to Martin Dale Moses & et ux Betty Jane Moses, recorded in Volume 1314, Page 1028, said Official Public Records, and along the western terminus of Hall Street (40-foot wide public right-of-way), and along the westerly line of Tract 1 described in a deed to Gary D. & Malena K. Bloodsworth, recorded in Volume 1604, Page 1178, said Official Public Records, and along the westerly line of a tract of land described in a deed to Grace Covenant Church of Weatherford, recorded in Document No. 202007505, said Official Public Records, a distance of 1,138.32 feet to a 1-inch iron pipe found for the southwest corner of said Grace Covenant Church tract, common to the northwest corner of the aforementioned 1.935-acre tract;

THENCE South 25°44'18" West, continuing along the easterly line of said Tract 1 and along the westerly line of said 1.935-acre tract, a distance of 433.95 feet to the POINT OF BEGINNING and containing 0.171 acres (1,749,867 square feet) of land, more or less.

OWNERS' DEDICATION

STATE OF TEXAS §
COUNTY OF Collin §
CITY OF Plano §
Date 12-11, 2025

We, the undersigned, owner of the land shown on this plat, and designated herein as **CHISOLM PARK ADDITION, PHASE 1** subdivision to the City of Weatherford, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed.

WITNESS, my hand, this 11 day of December, 2025.

BY: **LGI HOMES-TEXAS, LLC**, a Texas limited liability company

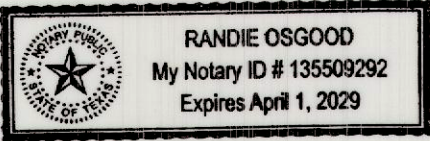
By: Elaine Torres
Elaine Torres, Officer

STATE OF TEXAS §
COUNTY OF Collin §

Before me, the undersigned authority, a Notary Public in and for The State of Texas, on this day personally appeared Elaine Torres, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal this 11th day of December, 2025.

Raouf Osgood
Notary Public, State of Texas



FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle

202602816
02/03/2026 01:50 PM
Fee: 130.00
Lila Deakle, County Clerk
Parker County, TX
PLAT

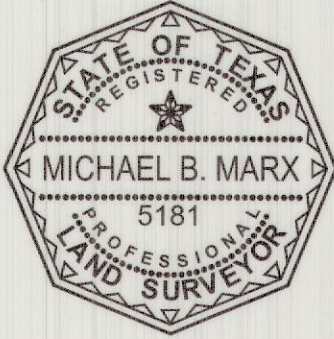
LINE TABLE		
NO.	BEARING	LENGTH
L1	N64°15'21"W	53.63'
L2	N00°37'19"E	50.00'
L4	S19°15'21"E	26.55'
L5	N00°37'19"E	55.75'
L6	S00°37'19"W	72.85'

CURVE TABLE						CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	3°21'34"	4865.00'	285.25'	N26°39'14"E	285.21'	C13	2°23'39"	4730.00'	197.64'	S27°08'31"W	197.62'	C25	2°12'57"	5405.00'	209.04'	N27°13'52"E	209.02'
C2	2°12'55"	5135.00'	198.54'	N27°11'44"E	198.53'	C14	90°12'03"	150.00'	236.14'	S19°09'19"E	212.50'	C26	0°16'26"	4318.50'	20.65'	S28°12'07"W	20.65'
C3	10°30'17"	1000.00'	183.34'	S69°30'29"E	183.08'	C15	10°30'17"	730.00'	133.84'	S69°30'29"E	133.65'	C27	135°57'05"	50.00'	118.64'	N70°16'43"E	92.70'
C4	10°30'17"	790.00'	144.84'	N69°30'29"W	144.64'	C16	10°30'17"	1060.00'	194.34'	N69°30'29"W	194.07'	C28	135°57'05"	50.00'	118.64'	N10°41'16"W	92.70'
C5	90°55'53"	150.00'	238.06'	N70°16'43"E	213.85'	C17	10°30'17"	460.00'	84.34'	S69°30'29"E	84.22'	C29	135°57'05"	50.00'	118.64'	S58°22'21"W	92.70'
C6	0°54'20"	6093.00'	96.30'	N24°21'36"E	96.30'	C18	10°30'17"	1330.00'	243.84'	N69°30'29"W	243.50'	C30	135°57'05"	50.00'	118.64'	S19°09'19"E	92.70'
C7	4°25'54"	3907.00'	302.20'	S26°07'23"W	302.13'	C19	0°50'48"	4460.00'	65.92'	S27°54'56"W	65.91'	C31	83°06'28"	125.00'	181.31'	N74°11'25"E	165.83'
C8	2°12'57"	6093.00'	235.64'	N27°13'52"E	235.63'	C20	2°12'57"	5540.00'	214.26'	N27°13'52"E	214.24'	C32	73°09'49"	125.00'	159.62'	N10°55'01"W	148.99'
C9	73°37'18"	150.00'	192.74'	N10°41'16"W	179.75'	C21	25°30'04"	300.00'	133.52'	N13°22'21"E	132.42'	C33	64°29'56"	125.00'	140.71'	S58°22'21"W	133.40'
C10	41°52'46"	300.00'	219.28'	N68°26'18"W	214.43'	C22	2°12'57"	5823.00'	225.20'	N27°13'52"E	225.19'	C34	83°06'28"	125.00'	181.31'	S22°42'06"E	165.83'
C11	64°29'56"	150.00'	168.86'	S58°22'21"W	160.08'	C23	0°20'24"	4177.00'	24.79'	S28°10'08"W	24.79'						
C12	2°12'57"	5270.00'	203.81'	N27°13'52"E	203.80'	C24	0°35'11"	4595.00'	47.02'	S28°02'45"W	47.02'						

SURVEYOR'S CERTIFICATION

I, the undersigned, a registered professional land surveyor in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision.

Michael B. Marx
Michael B. Marx
Registered Professional Land Surveyor No. 5181
Kimley-Horn and Associates, Inc.
6160 Warren Pkwy., Suite 210
Frisco, Texas 75034
Phone 972-335-3580



STATE OF TEXAS §

COUNTY OF COLLIN §

BEFORE ME, the undersigned, a Notary Public in and for The State of Texas, on this day personally appeared Michael B. Marx, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of December, 2025.

Elizabeth M. Hollis
Elizabeth M. Hollis
Notary Public, State of Texas



APPROVAL BY THE PLANNING & ZONING COMMISSION

This plat has been submitted to and considered by the Planning & Zoning Commission of the City of Weatherford, Texas, and is hereby approved by such Commission and passed to the City Council for its consideration for approval.

Dated this the 18th day of December, 2025.

By: David Holt
Chairman

Attest: Andrea McDonald
Secretary

APPROVAL BY CITY COUNCIL

This plat has been submitted to and considered by the City Council of the City of Weatherford, Texas, and is hereby approved by such City Council.

Dated this the 18th day of December, 2025.

By: David Holt
Mayor

Attest: Andrea McDonald
Secretary

FINAL PLAT
CHISOLM PARK ADDITION
PHASE 1

BLOCK A, LOT 1X, AND 2-19; BLOCK B, LOTS 1-27;
BLOCK C, LOTS 1-19; BLOCK D, LOTS 1-23; BLOCK E, LOTS
1-23; BLOCK F, LOTS 1-5, 6X, AND 7-19; BLOCK G, LOTS
1-23; BLOCK H, LOTS 1-17; BLOCK I LOT 1X, AND 2-4;
171 RESIDENTIAL LOTS
3 OPEN SPACE LOTS

40.171 ACRES OUT OF THE
JOHN C. CHAPMAN SURVEY, ABSTRACT NO. 249
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

Kimley»Horn

6160 Warren Parkway, Suite 210
Frisco, Texas 75034

Tel. No. (972) 335-3580
FIRM # 10193822

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	CDS	KHA	1/23/2024	068517096	4 OF 4

OWNER:
LGI Homes-Texas, LLC
5345 Towne Square Dr., Suite 145
Plano, TX 75024
P (972) 467-5214
Contact: Elaine Torres

APPLICANT:
Kimley-Horn and Associates, Inc.
6160 Warren Pkwy., Suite 210
Frisco, TX 7535
Ph: 972.335.3580
Contact: Tyler Stang, PE

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