

State of Texas  
County of Parker

Tract 1:

Whereas Muslims United For Progress, Inc., being the sole owner of a 2.309 acres tract of land out of the T. & P. R.R. Co. Survey, Section No. 235, Abstract No. 1407, Parker County, Texas; being a portion of that certain tract conveyed to Muslims United For Progress, Inc. in Volume 1319, Page 1454, Real Property Records, Parker County, Texas (R.P.R.P.C.T.); and being further described by metes and bounds as follows (Bearings, Distances, and/or Areas derived from GNSS observations performed by Texas Surveying & Engineering, Inc. and reflect N.A.D. 1983, Texas State Plane Coordinate System, North Central Zone 4202, Grid - US Survey Feet):

BEGINNING at a found 1/2" iron rod in the west line of Russell Bend Road (paved surface), at the easterly common corner of that certain Stovall tract described in Clerk's File No. 201303624, R.P.R.P.C.T., and said Muslims United For Progress, Inc. tract, for the northeast and beginning corner of this tract, Whence a found 1/2" nail called to be the northwest corner of said T. & P. R.R. Co. Survey, Section 235, Abstract No. 1407 bears N 63°19'51" W 1477.22 feet.

THENCE S 00°02'16" W 448.12 feet, along the common line of said Muslims United For Progress, Inc. tract and said Russell Bend Road, to a set 60D nail, for the southeast corner of this tract.

THENCE over and across said Muslims United For Progress, Inc. tract the following:

N 83°55'37" W 151.87 feet, to a set 1/2" capped iron rod, for a corner of this tract:

N 81°23'28" W 72.53 feet, to a set 1/2" capped iron rod, for the southwest corner of this tract:

N 02°33'29" W 242.27 feet, to a set 1/2" capped iron rod, for a corner of this tract:

N 00°31'28" W 179.77 feet, to a set 1/2" capped iron rod in the common line of said Muslims United For Progress, Inc. tract and said Stovall tract, for the northwest corner of this tract, Whence a found 1/2" capped iron rod in the northwest corner of Lot 3, Muslims United, Phase 1, according to the plat recorded in Cabinet G, Slide 069, Plat Records, Parker County, Texas, bears N 89°51'18" W 60.00 feet.

THENCE S 89°51'18" E 235.48 feet, along the common line of said Muslims United For Progress, Inc. tract and said Stovall tract, to the POINT OF BEGINNING.

Tract 2:

Whereas Muslims United For Progress, Inc., being the sole owner of a 2.139 acres tract of land out of the T. & P. R.R. Co. Survey, Section No. 235, Abstract No. 1407, Parker County, Texas; being a portion of that certain tract conveyed to Muslims United For Progress, Inc. in Volume 1319, Page 1454, Real Property Records, Parker County, Texas (R.P.R.P.C.T.); and being further described by metes and bounds as follows (Bearings, Distances, and/or Areas derived from GNSS observations performed by Texas Surveying & Engineering, Inc. and reflect N.A.D. 1983, Texas State Plane Coordinate System, North Central Zone 4202, Grid - US Survey Feet):

BEGINNING at a set 1/2" capped iron rod in the common line of said Muslims United For Progress, Inc. tract and that certain Mahdi tract described in Clerk's File No. 202146092, R.P.R.P.C.T., for the southwest and beginning corner of this tract, Whence a found 1/2" capped iron rod at the northwest corner of said Mahdi tract bears S 75°44'46" W 76.63 feet and a found 1/2" nail called to be the northwest corner of said T. & P. R.R. Co. Survey, Section 235, Abstract No. 1407 bears N 34°55'55" W 1921.72 feet.

THENCE over and across said Muslims United For Progress, Inc. tract the following:

N 00°47'22" W 442.74 feet, to a set 1/2" capped iron rod, for a corner of this tract:

N 03°42'01" E 18.50 feet, to a set 1/2" capped iron rod, for the northwest corner of this tract:

S 81°23'28" E 70.24 feet, to a set 1/2" capped iron rod, for a corner of this tract:

S 83°55'37" E 155.70 feet, to a set Mag nail in the west line of Russell Bend Road (paved surface), for the northeast corner of this tract.

THENCE S 00°02'16" W 378.51 feet, along the common line of said Russell Bend Road and said Muslims United For Progress, Inc. tract, to a 3" steel fence post at the northeast corner of said Mahdi tract, for the southeast corner of this tract.

THENCE S 75°44'46" W 226.08 feet, along the common line of said Muslims United For Progress, Inc. tract and said Mahdi tract, to the POINT OF BEGINNING.

#### Surveyor's Certificate

Know All Men By These Presents:

That I, Micah Hamilton, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as "set" were properly placed under my personal supervision.

Micah Hamilton, Registered Professional Land Surveyor No. 5865  
Texas Surveying & Engineering, Inc.  
104 S. Walnut St., Weatherford, TX 76086  
weatherford@txs-e.com • 817-594-0400  
Project ID: JN150239-R5-P2  
Field Date: April 15, 2025  
Revised Date: April 16, 2025



#### Surveyor's Notes:

1) No abstract of title or title commitment was provided to this surveyor. Record research done by this surveyor was made only for the purpose of determining the boundary of this property and of the adjoining parcels. Record documents other than those shown on this survey may exist and encumber this property.

2) Currently this tract appears to be located within the following area(s):

Other Areas of Flood Hazard, Zone "X" - Areas of minimal flood hazard

according to the F.I.R.M. Community Panel Map No. 48367C0125F, dated April 5, 2019; for up to date flood hazard information always visit the official F.E.M.A. website at FEMA.gov.

3) Bearings, Distances, and/or Areas derived from GNSS observations and reflect N.A.D. 1983, Texas State Plane Coordinate System, North Central Zone 4202 (Grid - US Survey Feet).

4) Underground utilities were not located during this survey. Call 811 and/or Utility Providers before excavation or construction.

5) Before construction please consult all applicable governing entities regarding rules & regulations, that may affect construction on this property (i.e. architectural control committee, municipal departments, home owners assoc., etc.).

6) C.I.R.S. = set 1/2" capped iron rod, stamped "TEXAS SURVEYING INC"

Surveyor:  
Micah Hamilton, R.P.L.S.  
104 S. Walnut St  
Weatherford, TX, 76086  
weatherford@txs-e.com

Owner(s):  
Muslims United For Progress, Inc.  
1621 Russell Bend Rd  
Weatherford, TX 76088

1" = 100'

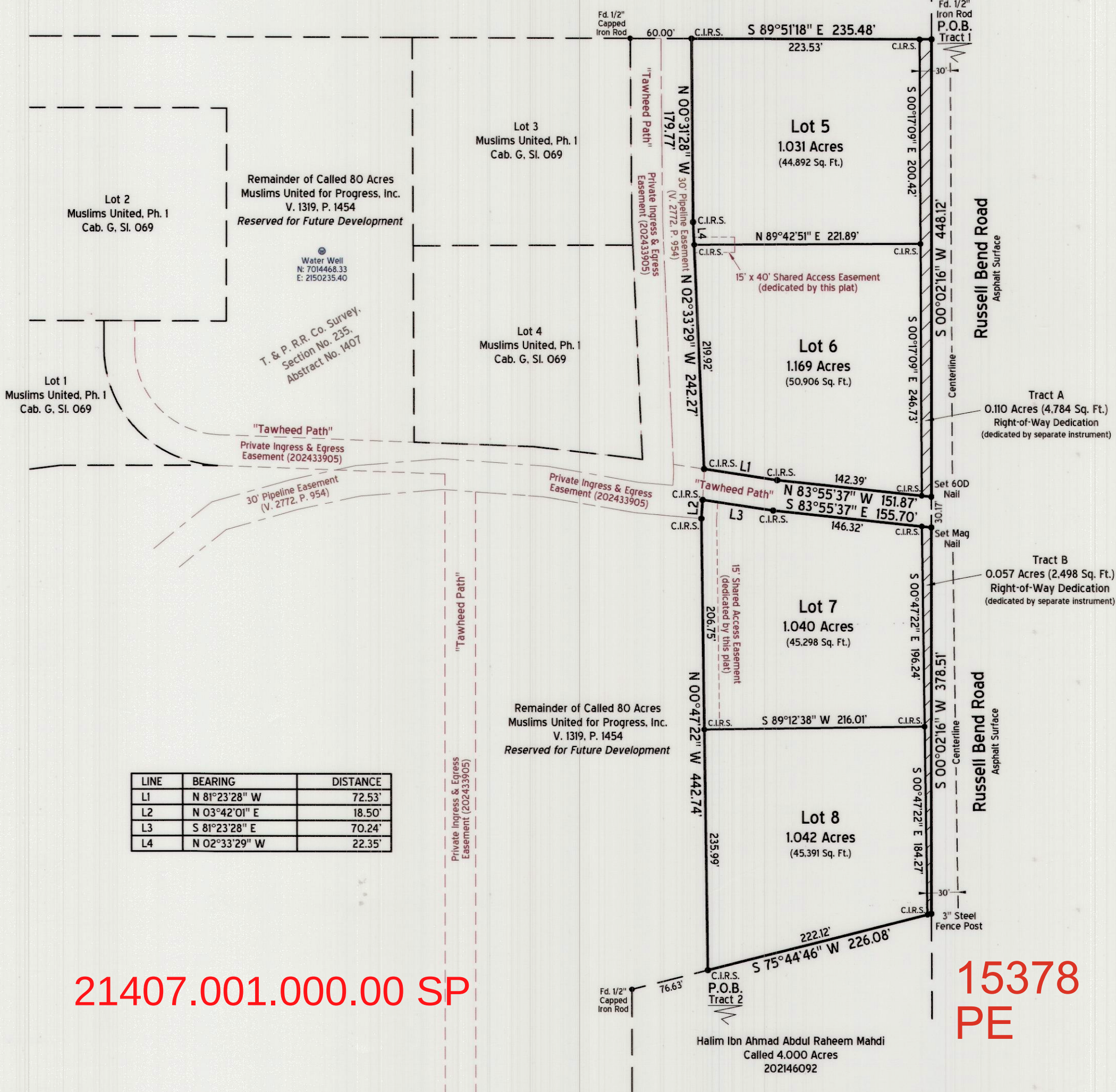


202512473

PLAT Total Pages: 1



Greg L. Stovall  
201303624

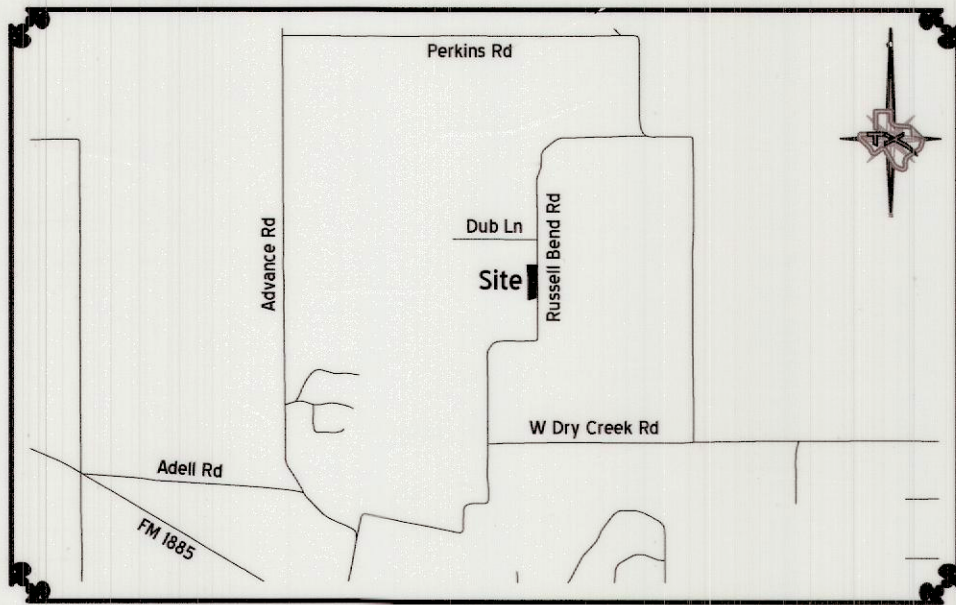


| LINE | BEARING       | DISTANCE |
|------|---------------|----------|
| L1   | N 81°23'28" W | 72.53'   |
| L2   | N 03°42'01" E | 18.50'   |
| L3   | S 81°23'28" E | 70.24'   |
| L4   | N 02°33'29" W | 22.35'   |

21407.001.000.00 SP

15378  
PE

E-8



Vicinity Map ( 1" = 5,000' )

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle

202512473  
05/13/2025 10:07 AM  
Fee: 100.00  
Lila Deakle, County Clerk  
Parker County, TX  
PLAT

Plat Cabinet

G

Slide

104

Sheet 1 of 1

Now, Therefore, Know All Men By These Presents:

Arch C ( 18" x 24" )

that Muslims United For Progress, Inc., do(es) hereby adopt this plat designating the herein above described property as Lots 5, 6, 7 and 8, Muslims United, Phase 2, an addition in Parker County, Texas; and do(es) hereby dedicate to the public's use the streets, rights-of-way and easements shown hereon.

This plat approved subject to all platting ordinances, rules, regulations and resolutions of Parker County, Texas.

Witness, my hand, this the 14 day of April, 2025.

By:

Jerry Shaheed  
Muslims United For Progress, Inc.  
Jerry Shaheed (Member)

State of Texas  
County of Parker

Before me, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared Jerry Shaheed, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and considerations therein expressed, on behalf of said entities and in the capacities stated.

given under my hand and seal of office on this the 14 day of April, 2025.

Jaime Godi  
Notary Public in and for the State of Texas



State of Texas  
County of Parker

Approved by the Commissioners' Court of Parker County, Texas.

this the 14 day of May, 2025.

George F. Conlay  
Commissioner Precinct #1

Commissioner Precinct #3

Commissioner Precinct #2

Commissioner Precinct #4

#### Parker County Notes:

A) Special Notice: selling a portion of this addition by metes and bounds is a violation of county ordinance, and is subject to fines.

B) At time of plat, no portion of this tract lies within the extra territorial jurisdiction of any city or town.

C) Sanitary sewer is to be provided by on-site septic facilities (OSSF).

D) Water is to be provided by private well. Lots 5-8 will share one water well, located at Northing 7014468.33 and Easting 2150235.40 (grid coordinates).

E) This plat represents property which has been platted without a groundwater certification as prescribed in the Texas Local Government Code, Section 232.0032. Buyer is advised to question the seller as to the availability.

F) At time of plat, Russell Bend Road has a posted speed limit of 40 miles per hour.

G) Lots shown hereon require reflective address numbers, visible from the public road during the day and night.

H) The Parker County Commissioner's Court approved the waiver for a Groundwater Availability Certification on March 24, 2025.

I) Lots 5, 6, 7 and 8 are required to have access off of "Tawheed Path" (filed in 202433905, R.P.R.P.C.T.), and these lots are prohibited from drive access off of Russell Bend Road.

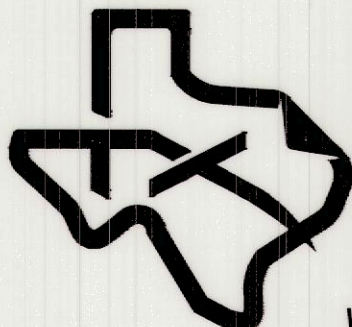
| Lot #      | Culvert                                            |
|------------|----------------------------------------------------|
| 5, 6, 7, 8 | 24" x 73" Concrete Culvert (Tawheed Path entrance) |

Final Plat  
Lots 5, 6, 7 and 8  
Muslims United, Phase 2  
an addition in Parker County, Texas

Tract 1: Being a 2.309 acres tract out of the T. & P. R.R. Co. Survey, Section No. 235, Abstract No. 1407, Parker County, Texas

Tract 2: Being a 2.139 acres tract out of the T. & P. R.R. Co. Survey, Section No. 235, Abstract No. 1407, Parker County, Texas

April 2025



TEXAS  
SURVEYING &  
ENGINEERING

WEATHERFORD • MINERAL WELLS • ALEDO  
SURVEYING FIRM NO. 10100000 • ENGINEERING FIRM NO. F-17586