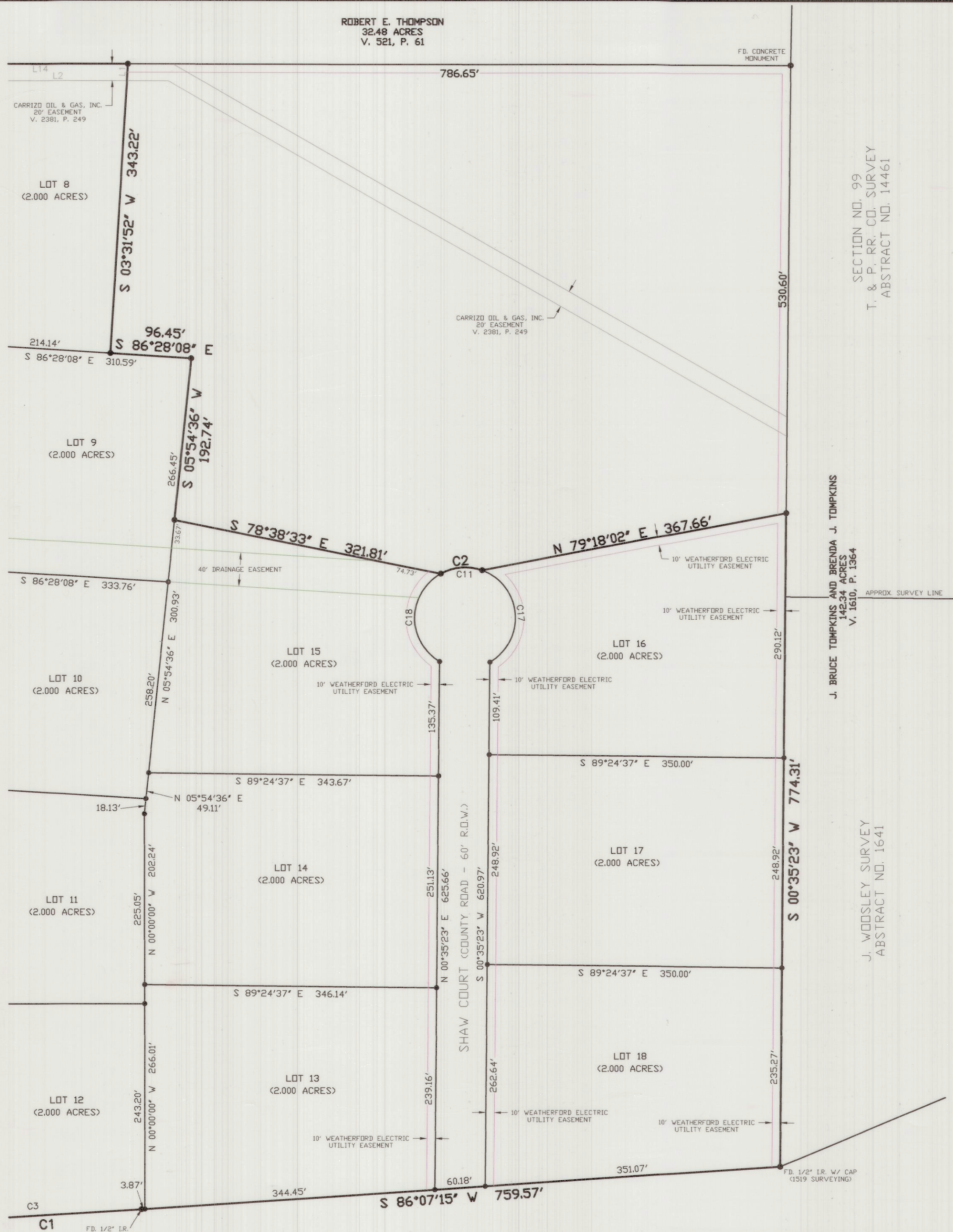


ROBERT E. THOMPSON
32.48 ACRES
V. 521, P. 61

202533335 PLAT Total Pages: 2



SECTION NO. 99
T. & P. RR. CO. SURVEY
ABSTRACT NO. 14461

J. BRUCE TOMPKINS AND BRENDA J. TOMPKINS
142.34 ACRES
V. 1510, P. 1364

J. WOODSLEY SURVEY
ABSTRACT NO. 1641

OWNER'S CERTIFICATE

That I, TEXAS PARKER COUNTY LAND, LLC, the owner of the land shown hereon, of which there is no lien holder, do hereby adopt this plan for platting the same according to the lines, lots, streets and easements shown, and designate said plat as RIC WILLIAMSON INDUSTRIAL PARK. This plat being a subdivision of 42.293 acres out of the W. Woodsley Survey, Abstract No. 1642, Parker County, Texas. I, by the recordation of this plat, do hereby plat the property shown hereon, said lot to be hereafter known by the lot number as indicated hereon.

I do hereby certify that this tract is within the Extraterritorial Jurisdiction of The City of Weatherford.

EXECUTED THIS THE 1st DAY OF December, 2025

BY:

C. RYAN VORHEES, Owner

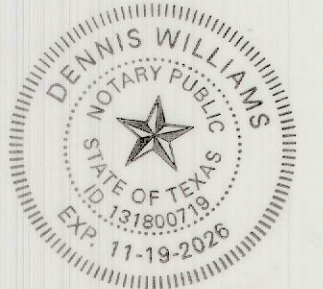
STATE OF TEXAS

COUNTY OF Parker

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared C. RYAN VORHEES, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 1 day of December, 2025

Signature



THE STATE OF TEXAS

COUNTY OF PARKER

APPROVED BY THE COMMISSIONER'S COURT OF PARKER COUNTY, TEXAS,

ON THIS THE 8 DAY OF December, 2025.

COUNTY JUDGE

George A. Carley
COMR. PRECINCT #1

Jack Holt
COMR. PRECINCT #2

Janet Wald
COMR. PRECINCT #3

Theresa
COMR. PRECINCT #4

SURVEYOR'S CERTIFICATE

This is to certify that I, PHILIP E. COLVIN, JR., Registered Professional Land Surveyor of the State of Texas, have plattd the above tract from an actual survey on the ground and that all lot corners, angle points, and points of curves are properly marked on the ground, and that this plat correctly represents that survey made by me or under my direct supervision on AUGUST 14, 2024.

Philip E. Colvin, Jr., R.P.L.S. No. 6258
JN241037C 24766.crd FN250865



21642.008.000.50

16732
WE

I-14

RIC WILLIAMSON MEMORIAL HIGHWAY

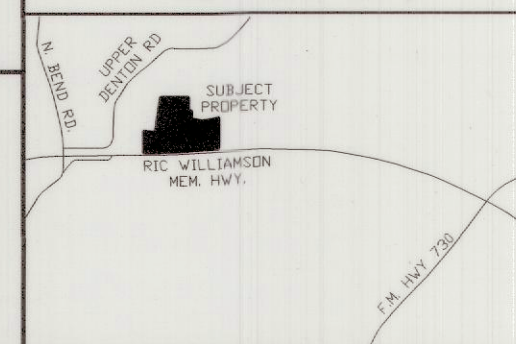
FILED FOR RECORD
PARKER COUNTY, TEXAS PLAT RECORDS

CABINET G, SLIDE 212

DATE 12/9/25

PAGE 1 OF 2

VICINITY MAP
(NOT TO SCALE)



DEVELOPER

TEXAS PARKER COUNTY LAND LLC
1800 LONE OAK ROAD
WEATHERFORD, TX 76086
817-550-5032

SURVEYOR

PHILIP E. COLVIN, JR.
PRICE SURVEYING
FIRM #10034200
213 SOUTH OAK AVENUE
MINERAL WELLS, TX 76067
940-325-4841

FINAL PLAT

RIC WILLIAMSON
INDUSTRIAL PARK
LOT 1 THRU 18

BEING A SUBDIVISION OF 42.293 ACRES OUT
OF THE W. WOODSLEY SURVEY, ABSTRACT
NO. 1642, PARKER COUNTY, TEXAS

PLAT DATE: DECEMBER 1, 2025

LINE	BEARING	DISTANCE
L1	S 03°31'52" W	20.04'
L2	N 89°56'58" W	238.87'
L3	S 53°14'23" W	40.12'
L4	S 07°38'43" W	793.02'
L5	S 75°43'48" W	380.72'
L6	N 84°41'53" W	286.61'
L7	N 88°28'00" W	95.17'
L8	N 00°00'00" W	20.01'
L9	S 88°28'00" E	96.36'
L10	S 84°41'53" E	283.81'
L11	N 75°43'48" E	363.76'
L12	N 07°38'43" E	787.92'
L13	N 53°14'31" E	55.18'
L14	S 89°56'58" E	246.74'
L15	S 26°37'17" E	20.27'
L16	S 86°28'08" E	426.70'
L17	N 86°28'08" W	401.10'
L18	S 17°51'35" E	90.76'
L19	S 03°56'16" E	84.80'
L20	S 15°47'47" W	131.52'
L21	S 39°54'03" W	195.10'
L22	S 27°24'18" E	106.46'
L23	S 89°57'04" E	84.86'
L24	S 00°02'08" E	49.91'
L25	S 19°54'13" W	190.96'

C.T. GARRETT, JR. AND
SANDRA L. GARRETT
REM. OF 38.50 ACRES
V. 2116, P. 1886

21642.008.000.50



LEGAL DESCRIPTION

Of a 42.293 acres tract of land out of the W. Woosley Survey, Abstract No. 1642, Parker County, Texas; being part of a certain 62.493 acres tract described in Document No. 202508754 of the Official Public Records of Parker County, Texas; and being further described by metes and bounds as follows:
Beginning at a set 1/2" iron rod with cap (PRICE SURVEYING) in the east line of said 62.493 acres tract and in the west line of a certain 142.34 acres tract described in Volume 1610, Page 1364 of the Real Records for the most easterly northeast and beginning corner of this tract. Whence a found concrete monument at the northeast corner of said 62.943 acres tract bears N. 00 deg. 35 min. 23 sec. E. 530.60 feet and the southeast corner of said W. Woosley Survey is called to bear S. 00 deg. 35 min. 23 sec. W. 3366.26 feet.

Thence S. 00 deg. 35 min. 23 sec. W. 774.31 feet to a found 1/2" iron rod with cap (1519 SURVEYING) in the north right of way line of Ric Williamson Memorial Highway and in the west line of said 142.34 acres tract for the southeast corner of this and said 62.943 acres tract.

Thence along the north right of way line of said Ric Williamson Memorial Highway the following courses and distances:

- S. 86 deg. 07 min. 15 sec. W. 759.57 feet to a found 1/2" iron rod
- Westerly along the arc of a 00 deg. 23 min. 04 sec. curve to the right with a radius of 14900.00 feet, a central angle of 02 deg. 32 min. 31 sec., a chord of S. 87 deg. 23 min. 37 sec. W. 660.97 feet and an arc length of 661.02 feet to a found 1/2" iron rod
- S. 88 deg. 39 min. 53 sec. W. 482.47 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the south line of said 62.943 acres tract for the southwest corner of this tract

Thence North 527.07 feet over and across said 62.943 acres tract to a set 1/2" iron rod with cap (PRICE SURVEYING) in a north line of said 62.943 acres tract and in the south line of the remainder of a certain 38.50 acres tract described in Volume 2116, Page 1886 of the Official Records for the most westerly northwest corner of this tract.

Thence S. 86 deg. 28 min. 08 sec. E. 298.85 feet to a found concrete monument at the most southerly southeast corner of said 38.50 acres tract for an ell corner of this and said 62.943 acres tract.

Thence N. 08 deg. 01 min. 44 sec. E. 898.98 feet to the south side of a 2" steel post at an ell corner of said 38.50 acres tract for the most northerly northwest corner of this and said 62.943 acres tract.

Thence S. 89 deg. 56 min. 58 sec. E. at 248.49 feet pass a found concrete monument at the most easterly southeast corner of said 38.50 acres tract and at the southwest corner of a certain 32.48 acres tract described in Volume 521, Page 61 of the Deed Records and in all 703.39 feet along the north line of said 62.943 acres tract to a set 1/2" iron rod with cap (PRICE SURVEYING) for the most northerly northeast corner of this tract.

Thence over and across said 62.943 acres tract the following courses and distances:

- S. 03 deg. 31 min. 52 sec. W. 343.22 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) for an ell corner of this tract
- S. 86 deg. 28 min. 08 sec. E. 96.45 feet to a set 1/2" iron rod with cap (PRICE SURVEYING)
- S. 05 deg. 54 min. 36 sec. W. 192.74 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) for an ell corner of this tract
- S. 78 deg. 38 min. 33 sec. E. 321.81 feet to a set 1/2" iron rod with cap (PRICE SURVEYING)
- Easterly along the arc of a 95 deg. 29 min. 35 sec curve to the right with a radius of 60.00 feet, a central angle of 48 deg. 30 min. 26 sec., a chord of N. 85 deg. 15 min. 20 sec. E. 49.29 feet and an arc length of 50.80 feet to a set 1/2" iron rod with cap (PRICE SURVEYING)
- N. 79 deg. 18 min. 02 sec. E. 367.66 feet to the place of beginning

BEARING BASIS:
TEXAS STATE PLANE COORDINATE SYSTEM, NAD83
NORTH CENTRAL TX ZONE, US SURVEY FOOT

NOTE: ALL DISTANCES ARE SURFACE DISTANCES

NOTE: A PORTION OF THIS TRACT IS IN A FLOOD ZONE ACCORDING TO F.I.R.M. MAP NO. 48367C0270E, DATED SEPTEMBER 26, 2008

NOTE: UPON COMPLETION OF CONSTRUCTION OF ROADS AND UTILITIES, ALL CORNERS WILL BE SET 1/2" IRON RODS WITH CAP MARKED "PRICE SURVEYING" UNLESS OTHERWISE NOTED

NOTE: REFLECTIVE HOUSE NUMBERS ARE REQUIRED AND SHALL BE PLACED SO THAT THEY ARE VISIBLE AND LEGIBLE FROM THE PUBLIC ROADS

ROAD LENGTHS:

INDUSTRIAL COURT - 1152'
SHAW COURT - 675'

NOTE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF COUNTY REGULATIONS AND STATE LAW AND IS SUBJECT TO FINES OR OTHER PENALTIES

NOTE: 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 GROUNDWATER AVAILABILITY.

NOTE: WAIVER FOR GROUNDWATER STUDY WAS APPROVED IN COMMISSIONERS COURT ON _____, 2025

NOTE: WATER IS SUPPLIED BY PRIVATE WATER WELL

NOTE: SEWER SERVICE IS ON-SITE SEWER FACILITIES SUBJECT TO APPROVAL BY OFFICIALS OF PARKER COUNTY

CURVE	DEGREE OF CURVE	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	ARC LENGTH
C1	0°23'04"	14900.00'	2°32'31"	S 87°23'37" W	660.97'	661.02'
C2	95°29'35"	60.00'	48°30'26"	N 85°15'20" E	49.29'	50.80'
C3	0°23'04"	14900.00'	1°18'32"	S 86°46'37" W	340.34'	340.35'
C4	0°23'04"	14900.00'	0°13'51"	S 87°32'49" W	60.06'	60.06'
C5	0°23'04"	14900.00'	1°00'08"	S 88°09'48" W	260.61'	260.62'
C6	7°38'22"	750.00'	7°38'43"	N 03°49'22" E	100.00'	100.08'
C7	19°21'24"	296.00'	9°40'11"	N 12°28'48" E	49.90'	49.95'
C8	95°29'35"	60.00'	300°00'00"	S 72°41'06" E	60.00'	314.16'
C9	24°18'40"	236.00'	9°40'11"	S 12°28'48" W	39.78'	39.83'
C10	8°18'13"	690.00'	7°38'43"	S 03°49'22" W	92.00'	92.07'
C11	95°29'35"	60.00'	300°00'00"	S 89°24'37" E	60.00'	314.16'
C12	8°18'13"	690.00'	6°40'33"	N 03°20'16" E	80.35'	80.40'
C13	8°18'13"	690.00'	0°58'10"	N 07°09'38" E	11.68'	11.68'
C14	95°29'35"	60.00'	176°05'50"	N 10°44'01" W	119.93'	184.41'
C15	95°29'35"	60.00'	75°51'57"	S 43°17'05" W	73.77'	79.45'
C16	95°29'35"	60.00'	48°02'13"	S 18°40'00" E	48.84'	50.30'
C17	95°29'35"	60.00'	131°04'50"	N 04°57'02" W	109.23'	137.27'
C18	95°29'35"	60.00'	120°24'45"	S 00°47'45" W	104.14'	126.10'

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle

202533335
12/09/2025 09:14 AM
Fee: 110.00
Lila Deakle, County Clerk
Parker County, TX
PLAT

FINAL PLAT

RIC WILLIAMSON
INDUSTRIAL PARK
LOT 1 THRU 18

BEING A SUBDIVISION OF 42.293 ACRES OUT OF THE W. WOOSLEY SURVEY, ABSTRACT NO. 1642, PARKER COUNTY, TEXAS

PLAT DATE: DECEMBER 1, 2025

PAGE 2 OF 2

16732
WE

I-14

G 212

SCALE: 1" = 100 FEET

