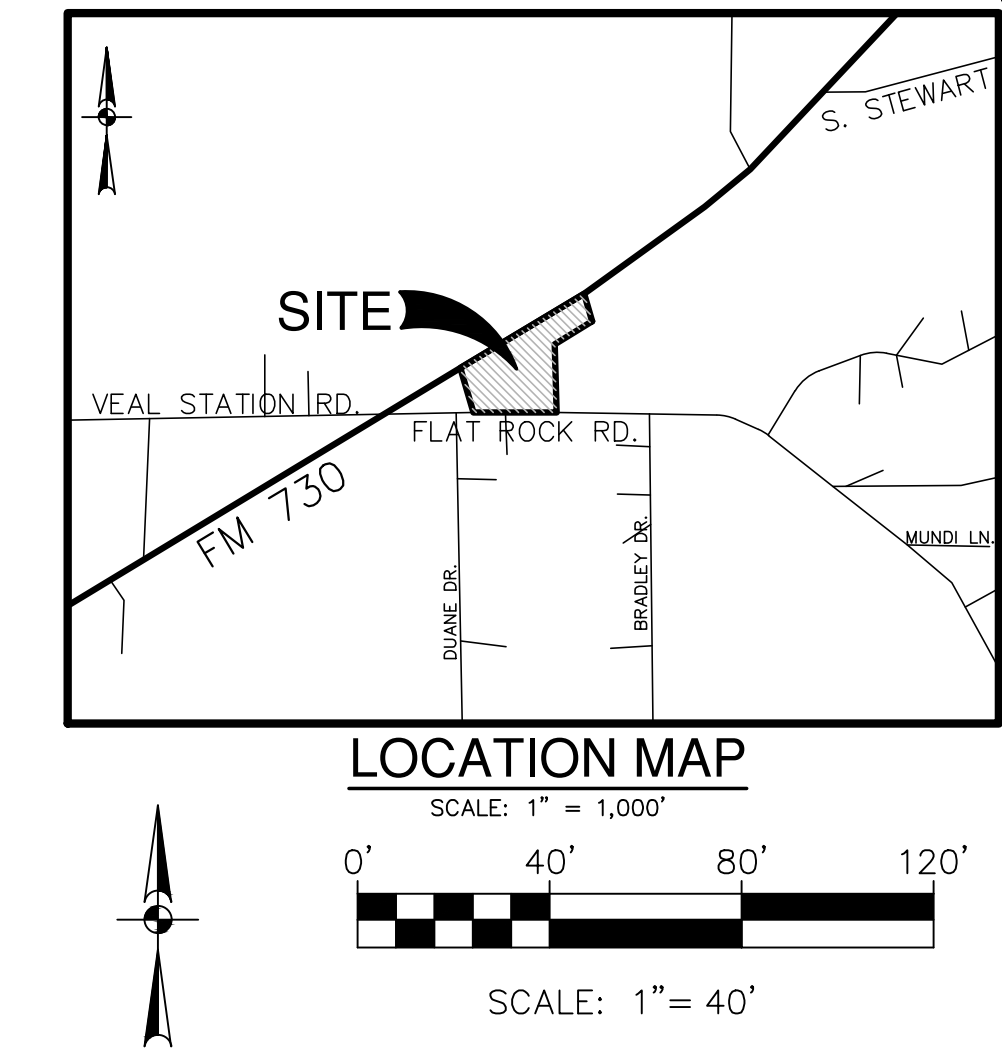


TITLE COMMITMENT NOTES
 THE REFERS TO ITEM 10, OF SCHEDULE B, OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY _____, GF# _____, WITH AN EFFECTIVE DATE OF _____

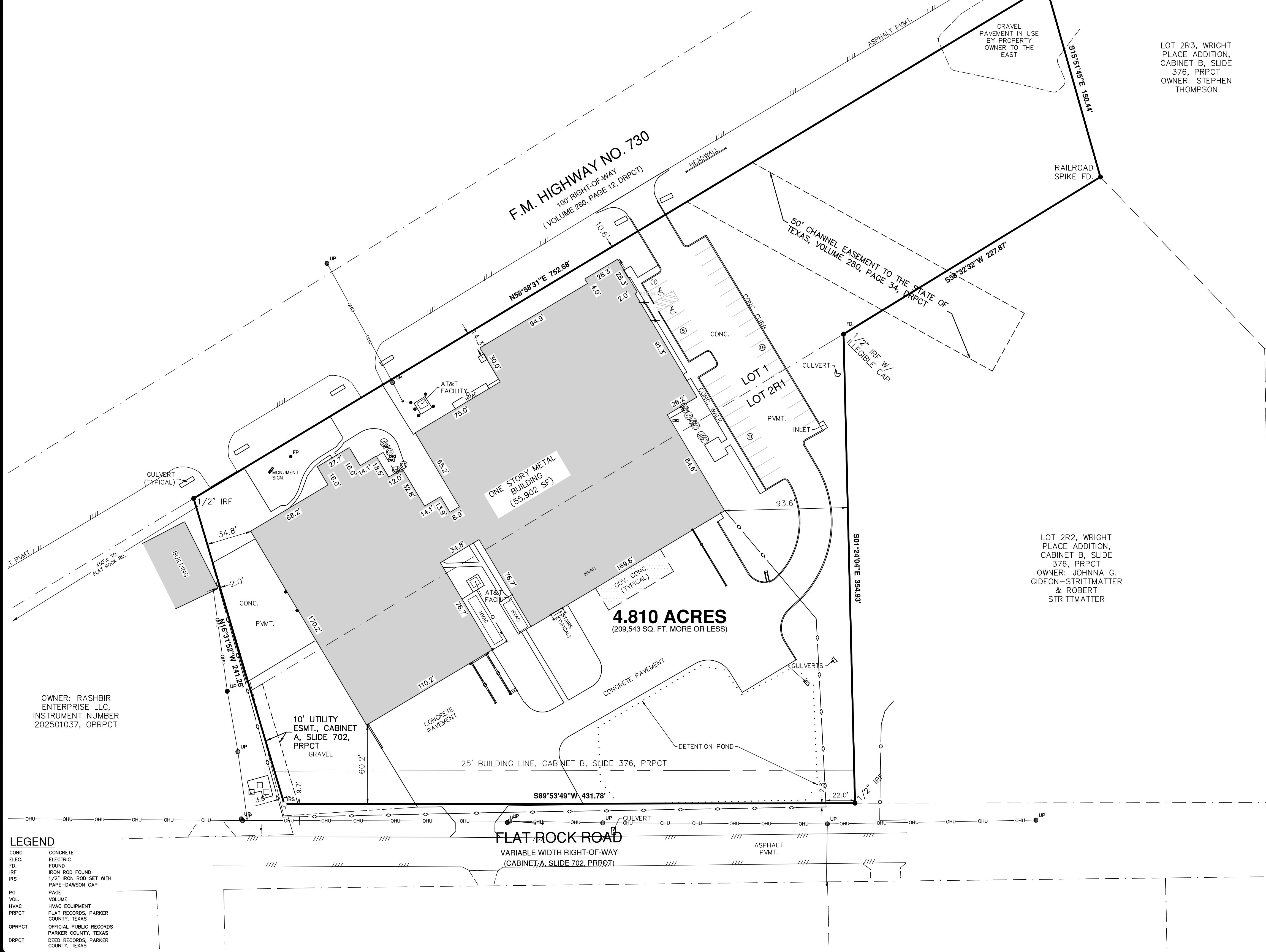
NO TITLE COMMITMENT HAS BEEN PROVIDED TO THE SURVEYOR. THERE MAY EASEMENTS OR OTHER MATTERS AFFECTING THE SURVEYED PROPERTY, THE EXISTENCE OF WHICH ARE UNKNOWN TO THE SURVEYOR.

SURVEYOR'S NOTES
 1. BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM IN THE NORTH CENTRAL ZONE (4202) USING THE NORTH AMERICAN DATUM OF 1983 (NAD 83), (NA2011), EPOCH 2010.00.

ENCROACHMENT TABLE	
ITEM	LOCATION
POTENTIAL ENCROACHMENTS OVER BOUNDARY LINES ONTO THE SURVEYED PROPERTY FROM ADJOINING PROPERTY AND ONTO ADJOINING PROPERTY FROM THE SURVEYED PROPERTY	NONE OBSERVED
POTENTIAL ENCROACHMENTS INTO RIGHTS OF WAY AND EASEMENTS FOR WHICH WRITTEN DOCUMENTATION OF THE EXISTENCE OF SUCH RIGHTS OF WAY AND EASEMENTS WAS PROVIDED TO OR OBTAINED BY THE SURVEYOR PURSUANT TO SECTION 4.	FENCE INTO FLAT ROCK ROAD ALONG SOUTH SIDE OF SURVEYED PROPERTY, GRAVEL PAVEMENT INTO FLAT ROCK ROAD AT SOUTHWEST CORNER OF SURVEYED PROPERTY.
POTENTIAL ENCROACHMENTS OF FRONT, SIDE OR REAR SETBACKS, BUT ONLY WHEN THE SETBACK REQUIREMENTS SPECIFIC TO THE SURVEYED PROPERTY WERE PROVIDED TO THE SURVEYOR PURSUANT TO TABLE A ITEM 6(A) OR 6(B) OR PROVIDED IN RECORDED DOCUMENTS.	NONE HAVE BEEN PROVIDED TO THE SURVEYOR.
PHYSICAL ACCESS BETWEEN ADJOINING PARCELS WITHOUT BENEFIT OF AN EASEMENT FOR WHICH WRITTEN DOCUMENTATION OF THE EXISTENCE OF SUCH EASEMENT WAS PROVIDED TO OR OBTAINED BY THE SURVEYOR PURSUANT TO SECTION 4.	NONE WERE OBSERVED AND NO DOCUMENTATION HAS BEEN PROVIDED TO THE SURVEYOR.
USE OF ADJOINING PARCELS BY APPARENT OCCUPANTS OF THE SURVEYED PROPERTY WITHOUT BENEFIT OF AN EASEMENT FOR WHICH WRITTEN DOCUMENTATION OF THE EXISTENCE OF SUCH EASEMENT WAS PROVIDED TO OR OBTAINED BY THE SURVEYOR PURSUANT TO SECTION 4.	NONE WERE OBSERVED



- TABLE NOTES**
 THE FOLLOWING REFERS TO TABLE A, "OPTIONAL SURVEY RESPONSIBILITIES AND SPECIFICATIONS" OF THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS ADOPTED BY THE AMERICAN LAND TITLE ASSOCIATION, AND THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS (NSPS)
- MONUMENTS PLACED OR FOUND AT ALL MAJOR CORNERS OF THE BOUNDARY OF THE SURVEYED PROPERTY ARE AS SHOWN HEREON.
 - ADDRESS OF THE SURVEYED PROPERTY OBTAINED BY THE SURVEYOR IS 11220 S. FM RD. 730, AZLE, TX 76020.
 - BY GRAPHIC PLOTTING ONLY, ACCORDING TO FEDERAL FLOOD INSURANCE RATE MAP 48367C0200E, WITH AN EFFECTIVE DATE OF 9/26/2008, THIS PROPERTY LIES IN ZONE X, AND DOES NOT LIE IN THE 100 YEAR FLOOD PLAIN.
 - GROSS LAND AREA = 4.810 ACRES.
 - (A) NO ZONING REPORT OR LETTER WAS PROVIDED TO THE SURVEYOR BY THE CLIENT OR THE CLIENT'S DESIGNATED REPRESENTATIVE.
 (B) NO ZONING REPORT OR LETTER WAS PROVIDED TO THE SURVEYOR BY THE CLIENT OR THE CLIENT'S DESIGNATED REPRESENTATIVE.
 - (A) EXTERIOR DIMENSIONS OF ALL BUILDINGS AT GROUND LEVEL ARE AS SHOWN HEREON.
 (B)(1) THE SQUARE FOOTAGE OF THE EXTERIOR FOOTPRINT OF THE BUILDING AT GROUND LEVEL IS AS SHOWN HEREON.
 - SUBSTANTIAL FEATURES OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK ARE AS SHOWN HEREON.
 - THERE ARE TWO (2) DISABLED, AND THIRTY-SIX (36) REGULAR IDENTIFIABLE PARKING SPACES ON SURFACE PARKING AREAS. THE STRIPING OF CLEARLY IDENTIFIABLE PARKING SPACES ON SURFACE PARKING LOTS IS AS SHOWN HEREON.
 - THE CLIENT DID NOT DESIGNATE AND THE SURVEYOR DID NOT OBSERVE ANY DIVISION OR PARTY WALLS ON THE SURVEYED PROPERTY.
 - THE NAMES OF OWNERS OF ADJOINING PROPERTIES ACCORDING TO CURRENT TAX RECORDS ARE AS SHOWN HEREON.
 - THE DISTANCE TO THE NEAREST INTERSECTING STREET IS AS SHOWN HEREON.
 - NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WAS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
 - THE SURVEYOR IS NOT AWARE OF ANY PROPOSED CHANGES IN STREET RIGHT OF WAY LINES, AND NO SUCH INFORMATION WAS MADE AVAILABLE TO THE SURVEYOR BY THE CONTROLLING JURISDICTION. NO EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS WAS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
 - NO PLOTTABLE OFFSITE (I.E., APPURTENANT) EASEMENTS HAVE BEEN DISCLOSED IN DOCUMENTS PROVIDED TO OR OBTAINED BY THE SURVEYOR.
 - OBSERVED ENCROACHMENTS ARE SUMMARIZED IN A TABLE AND INDICATED ON THE FACE OF THIS PLAT.



LINE LEGEND	
---	WROUGHT IRON/ORNAMENTAL FENCE
---	OVERHEAD UTILITY
---	CHAIN LINK FENCE

SYMBOL LEGEND	
●	BOL BOLLARD
+	GUY GUY ANCHOR
⊕	HANDICAP SPACE
⊕	SIGN - ADVERTISING/ROAD/UTILITY
⊕	SANITARY SEWER MANHOLE
⊕	UTILITY POLE
⊕	SET W/ L.R.(P)
⊕	FOUND
⊕	PARKING SPACES
⊕	SPV IRRIGATION / SPRINKLER VALVE
⊕	SANITARY SEWER CLEANOUT
⊕	FP FLAGPOLE

CERTIFICATION
 TO (NAME OF INSURED, IF KNOWN), (NAME OF LENDER, IF KNOWN), (NAME OF INSURER, IF KNOWN), (NAMES OF OTHERS AS NEGOTIATED WITH THE CLIENT):
 THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2026 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7(A), 7(B)(1), 8, 9, 10, 13, 14, 16, 17, 18, 19, AND 20, OF TABLE A THEREOF.
 THE FIELDWORK WAS COMPLETED ON MAY 4, 2026.
 DATE OF PLAT OR MAP: MAY 12, 2026

Roger W. Hart
 ROGER W. HART, RPLS
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REGISTRATION NO. 4484
 FIRM REGISTRATION NO. 10194390
 PAPE DAWSON ENGINEERS
 201 MAIN STREET, SUITE 901
 FORT WORTH, TEXAS 76102
 TELE. 817-870-3668
 EMAIL: RHART@PAPE-DAWSON.COM



LEGAL DESCRIPTION
 LOT 1,
 WRIGHT PLACE ADDITION,
 AN ADDITION TO PARKER COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT CABINET A, SLIDE 702, PLAT RECORDS, PARKER COUNTY, TEXAS.
 TOGETHER WITH
 LOT 2R1,
 WRIGHT PLACE ADDITION,
 AN ADDITION TO PARKER COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT CABINET B, SLIDE 376, PLAT RECORDS, PARKER COUNTY, TEXAS.

LEGEND	
CONC.	CONCRETE
ELEC.	ELECTRIC
FD	FOUND
IRF	IRON ROD FOUND
IRS	1/2" IRON ROD SET WITH PAPE-DAWSON CAP
PG.	PAGE
VOL.	VOLUME
HWAC	HWAC EQUIPMENT
PRPCT	PLAT RECORDS, PARKER COUNTY, TEXAS
OPRPT	OFFICIAL PUBLIC RECORDS, PARKER COUNTY, TEXAS
DRPCT	DEED RECORDS, PARKER COUNTY, TEXAS

NO.	REVISION	DATE

PAPE-DAWSON
 201 MAIN ST., STE 901 FT. WORTH, TX 76102 | 817.870.3668
 TEXAS SURVEYING FIRM #10228800

ALTA/NSPS LAND TITLE SURVEY
 LOTS 1 & 2R1,
WRIGHT PLACE ADDITION,
 PARKER COUNTY, TEXAS

JOB NO.	---
DATE	MAY, 2026
CHECKED	--- DRAWN_RWH
CIVIL JOB NO.	---
REFERENCE:	---
SHEET	1 OF 1

PROJECT NAME: AMERECTOR PROPERTIES INC