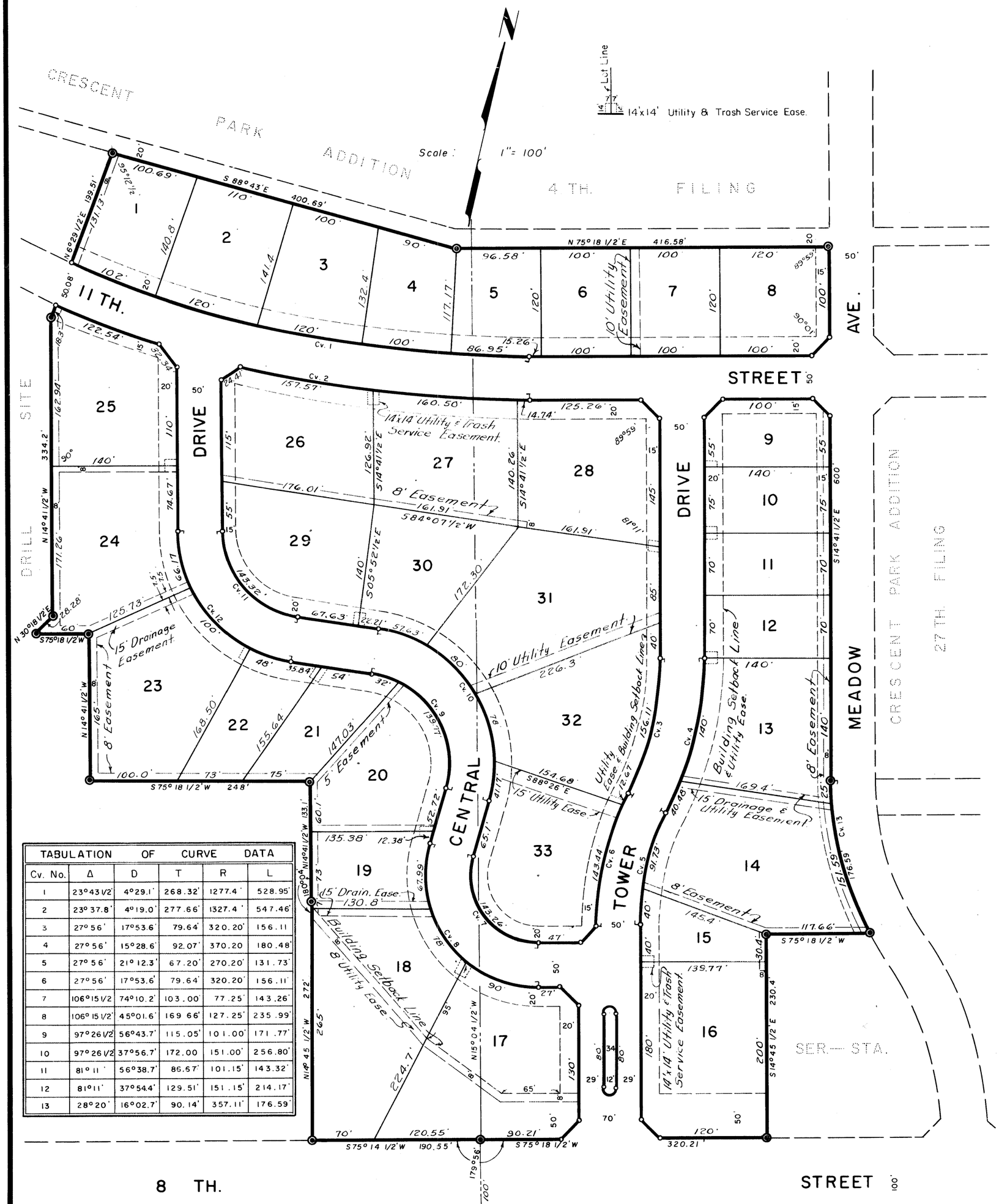
ODESSA OFFICE PARK

BEING A REPLAT OF LOTS 133 THRU 218,
OF THE REPLAT OF LOTS 19 THRU 84,
AND LOTS 89 THRU 108, MEYERS VILLAGE
ODESSA, TEXAS



TABULATION OF CURVE DATA					
Cv. No.	Δ	D	T	R	L
1	23°43 1/2'	4°29.1'	268.32'	1277.4'	528.95'
2	23° 37.8'	4°19.0'	277.66'	1327.4'	547.46'
3	27° 56'	17°53.6'	79.64'	320.20'	156.11
4	27° 56'	15°28.6'	92.07'	370.20	180.48'
5	27° 56'	21° 12.3'	67.20'	270.20'	131.73'
6	27° 56'	17°53.6'	79.64'	320.20'	156.11'
7	106°15 1/2	74°10.2'	103.00'	77.25'	143.26'
8	106° 15 1/2'	45°01.6'	169 66'	127.25'	235.99'
9	97°26 1/2'	56°43.7'	115.05'	101.00'	171.77'
10	97°26 1/2'	37°56.7'	172.00	151.00'	256.80'
11	81° 11'	56°38.7'	86.67'	101.15'	143.32'
12	81°11'	37°54.4'	129.51'	151.15'	214.17'
13	28°20'	16°02.7'	90.14'	357.11'	176.59'

STATE OF TEXAS:
COUNTY OF ECTOR:

KNOW ALL MEN BY THESE PRESENTS

THAT WE, THE UNDERSIGNED, BEING THE PRESENT OWNERS OF THE PROPERTY DESCRIBED HEREON, DO HEREBY CAUSE THE SAME TO BE REPLATTED AS SHOWN HEREON AND DO HEREBY DESIGNATE SAID PLAT "ODESSA OFFICE PARK" ODESSA, TEXAS, AND DO HEREBY DEDICATE THE STREETS AND EASEMENTS TO THE PUBLIC FOR ITS USE, BUT IN THE EVENT SAID STREETS AND EASEMENTS CEASE TO BE USED AS SUCH THE TITLE THERETO SHALL REVERT TO US OUR HEIRS & ASSIGNS.

WITNESS OUR HANDS AT ODESSA, TEXAS, ON THIS 31st DAY OF August 1965

ODESSA OFFICE PARK INC.

BY: Louis Rochester — VICE-PRESIDENT ATTEST: Velda Hawkins — ASST.-SECRETARY

STATE OF TEXAS:
COUNTY OF ECTOR:

BEFORE ME THE UNDERSIGNED AUTHORITY

A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS ON THIS DAY PERSONALLY APPEARED LOUIS ROCHESTER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS THE ACT OF SAID ODESSA OFFICE PARK INC., A TEXAS CORPORATION, FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 31st DAY OF August, 1965.

Jane L. Truett Jr.
NOTARY PUBLIC IN AND FOR ECTOR COUNTY, TEXAS

STATE OF TEXAS:
COUNTY OF ECTOR:

I, KENNETH E. ESMOND, A REGISTERED PUBLIC SURVEYOR OF THE STATE OF TEXAS DO HEREBY CERTIFY THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME ON THE GROUND AND THAT THE LINES AND DIMENSIONS ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED: July 28 1965

Kenneth E. Esmond
KENNETH E. ESMOND

THIS PLAT IS HEREBY APPROVED ON THIS 9th DAY OF April, 1965.

APPROVED: Lester Parker — MAYOR APPROVED: Chas. L. Walker — CHAIRMAN PLANNING BOARD

NOTED BY: Dale Williamson — CITY PLANNING ENGINEER NOTED BY: Paul M. West — CITY ENGINEER

NOTED BY: W. E. Powell — CITY MANAGER ATTEST: Jewel Saunders — CITY SECRETARY

FILED FOR RECORD ON THIS 1 DAY OF — 1965, AT 9 A.M. RECORDED THIS 1 DAY OF Sept 1965, AT 9 A.M. IN VOL. 13, PAGE 9, ECTOR CO. PLAT RECORDS.

Elva Smith
COUNTY CLERK OF ECTOR CO., TEXAS

CONDITIONS LISTED BELOW SHALL BE SATISFIED PRIOR TO FINAL CLEARANCE FOR UTILITIES BEING ISSUED BY THE INSPECTION DIVISION OF THE CITY OF ODESSA DEPARTMENT OF PUBLIC WORKS.....

1. A MAXIMUM OF 35 % OF THE LOT MAY BE USED FOR BUILDING.....
2. AT LEAST 35% OF THE TOTAL LOT AREA SHALL BE IMPROVED WITH PAVED PARKING AREAS, WITH THE AREA BETWEEN THE PROPERTY LINE AND BACK OF CURB ADJACENT TO EACH LOT BEING IMPROVED IN ACCORDANCE WITH THE CITY OF ODESSA RIGHT-OF-WAY CONSTRUCTION ORDINANCE NO. 60—72.
3. A MINIMUM OF 10% OF EACH LOT AREA SHALL BE LANDSCAPED, EXCEPT FOR LOTS 17 & 18, WHICH LANDSCAPED AREA SHALL BE 10% OF, AND OUT OF, THE ALLOWABLE BUILDING AREA OF SAID LOTS 17 AND 18.
4. ANY IMPROVEMENTS IN THE FORM OF LANDSCAPING AND/OR FENCES TO LOTS 17 & 18, THAT FALL OUTSIDE THE PLATTED BUILDING SETBACK LINE SHALL BE LIMITED TO A MAXIMUM OF 2 1/2' IN HEIGHT.
5. THE FOLLOWING SPECIAL CONDITIONS SHALL APPLY TO LOTS 9 THRU 14:.....
   (a.) THE WEST BOUNDARY LINE OF MEADOW AVENUE IS DESIGNATED AS THE REAR LOT LINE OF THESE LOTS, AND ALL BUILDINGS ON THESE LOTS SHALL FRONT ON TOWER DRIVE.
   (b.) ALL BUILDINGS BUILT ON LOTS 9 THRU 14, SHALL BE CONSTRUCTED WITH BRICK, ROCK, STONE OR EQUAL VENEER ON FRONT, SIDES AND REAR IN ORDER TO AVERT AN UNSIGHTLY APPEARANCE TO THE VIEW FROM THE MEADOW AVE. SIDE OF SAID LOTS, WITH NO REQUIREMENT FOR A FENCE.
6. TRASH AND UTILITY SERVICE METER RECEPTACLES SHALL BE CONSTRUCTED IN 7'x14' AREAS AS DESIGNATED ON EACH LOT, AS EACH LOT IS IMPROVED, IN ACCORDANCE WITH THE PLAN ON FILE WITH THE CITY OF ODESSA BUILDING INSPECTOR'S OFFICE, SAID PLAN HAVING BEEN SUBMITTED TO, APPROVED AND REQUIRED BY THE CITY COUNCIL ON JULY 13TH. 1965.
7. LOT 34 SHALL BE USED FOR A SIGN ONLY.