

BEING A REPLAT OF LOT 1, BLOCK 3

WESTLAND SUBDIVISION

BEING A SUBDIVISION OF 5.17 ACRES OF LAND IN SECTION 17, BLOCK 43, T-2-S, T&P RR. CO. SURVEY, ECTOR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF ECTOR

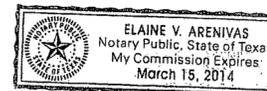
KNOW ALL MEN BY THESE PRESENT THAT WE, THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED AS A REPLAT OF LOT 1, BLOCK 3, WESTLAND SUBDIVISION, A 5.17 ACRES TRACT OF LAND IN SECTION 17, BLOCK 43 T-2-S T&P RR. CO. SURVEY, AN ADDITION TO ECTOR COUNTY TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, THEREBY DEDICATED TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, WATER COURSES, DRAINS, EASEMENTS, PUBLIC PLACES SHOWN THEREON FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED ARE HEREBY GRANTED.

BY: [Signature]
PRESIDENT (FERNANDO FRANCO)
F. FRANCO CUSTOM WOODWORKS, LLC.
BY: [Signature]
LARRY GLENN MOBBS

STATE OF TEXAS
COUNTY OF ECTOR

BEFORE ME THE UNDERSIGNED AUTHORITY A NOTARY PUBLIC IN AND FOR THE COUNTY OF ECTOR AND THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED FERNANDO FRANCO AND LARRY GLENN MOBBS, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS DAY OF 24th January, 2013.
[Signature]
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS



THAT I, MICHAEL W. SKINNER, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND THAT THE CORNER MONUMENTS SHOWN HEREON WERE PROPERLY PLACED UNDER MY SUPERVISION.

DATED: JAN 24, 2013 [Signature]
REGISTERED PROFESSIONAL SURVEYOR No. 5018



MATTHEW JONES
DOC. 2011-00011358
O.P.R.E.C.T

THIS PLAT IS HEREBY APPROVED THIS 23 DAY OF January, 2013.
BY THE COMMISSIONERS COURT, ECTOR COUNTY, TEXAS

[Signature]
COUNTY JUDGE

FILED FOR RECORD ON THIS 20th DAY OF January, 2013.
AT 9:44 A.M., RECORDED ON THIS 20th DAY OF January, 2013.
AT 9:44 A.M., IN CABINET 2, PAGE 1018, ECTOR COUNTY PLAT RECORDS.

[Signature]
COUNTY CLERK OF ECTOR COUNTY, TEXAS

PROPERTY OWNER:
F. FRANCO CUSTOM WOODWORKS, LLC.
2425 N. FLAMINGO
ODESSA, TEXAS 79763
PH: 432-556-8532

PROPERTY OWNER:
LARRY GLENN MOBBS
10583 W. WESTRIDGE DR.
ODESSA, TEXAS 79764
PH: 432-381-1029

LEGEND

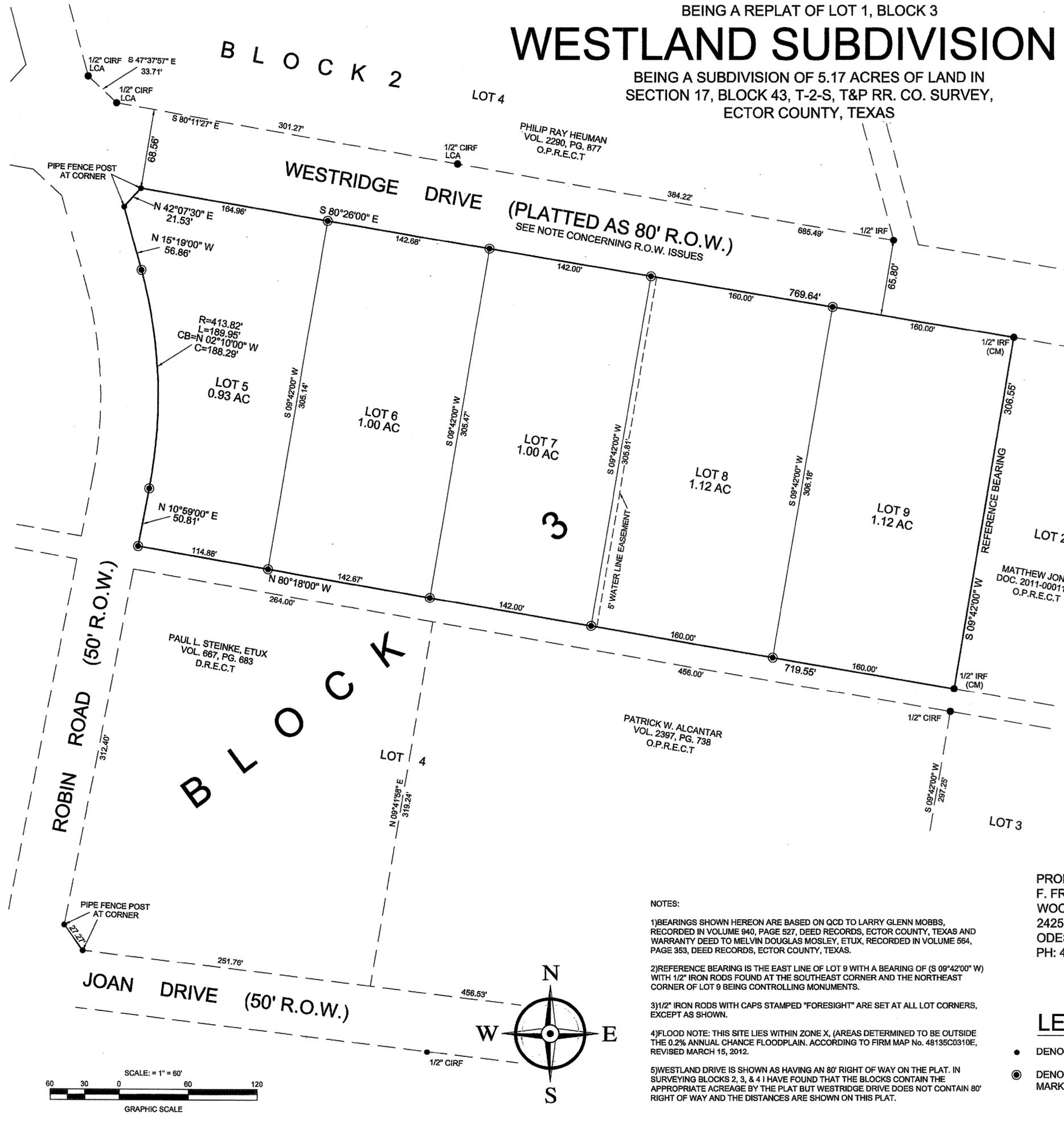
- DENOTES FOUND IRON ROD
- ⊙ DENOTES IRON MONUMENT SET AND MARKED "FORESIGHT"



1509 WEST WALL STREET
SUITE 110
MIDLAND, TEXAS 79701
PH: 432-684-0926

NOTES:

- 1) BEARINGS SHOWN HEREON ARE BASED ON QCD TO LARRY GLENN MOBBS, RECORDED IN VOLUME 940, PAGE 527, DEED RECORDS, ECTOR COUNTY, TEXAS AND WARRANTY DEED TO MELVIN DOUGLAS MOSLEY, ETUX, RECORDED IN VOLUME 564, PAGE 353, DEED RECORDS, ECTOR COUNTY, TEXAS.
- 2) REFERENCE BEARING IS THE EAST LINE OF LOT 9 WITH A BEARING OF (S 09°42'00" W) WITH 1/2" IRON RODS FOUND AT THE SOUTHEAST CORNER AND THE NORTHEAST CORNER OF LOT 9 BEING CONTROLLING MONUMENTS.
- 3) 1/2" IRON RODS WITH CAPS STAMPED "FORESIGHT" ARE SET AT ALL LOT CORNERS, EXCEPT AS SHOWN.
- 4) FLOOD NOTE: THIS SITE LIES WITHIN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. ACCORDING TO FIRM MAP No. 48135C0310E, REVISED MARCH 15, 2012.
- 5) WESTLAND DRIVE IS SHOWN AS HAVING AN 80' RIGHT OF WAY ON THE PLAT. IN SURVEYING BLOCKS 2, 3, & 4 I HAVE FOUND THAT THE BLOCKS CONTAIN THE APPROPRIATE ACREAGE BY THE PLAT BUT WESTRIDGE DRIVE DOES NOT CONTAIN 80' RIGHT OF WAY AND THE DISTANCES ARE SHOWN ON THIS PLAT.



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