

OWNER'S ACKNOWLEDGMENT AND DEDICATION

STATE OF TEXAS §
 COUNTY OF TARRANT §

WHEREAS PETER M. WILSON and TAMMY H. WILSON are the sole owners of ALL THAT CERTAIN LOT, TRACT, OR PARCEL OF LAND SITUATED IN THE J. C. MCCOMMAS SURVEY, ABSTRACT NO. 1040, CITY OF NORTH RICHLAND HILLS, TARRANT COUNTY, TEXAS, BEING A PORTION OF BLOCK A, HEWITT HEIGHTS, AN ADDITION IN NORTH RICHLAND HILLS (FORMERLY SMITHFIELD), TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 388-O, PAGE 311, PLAT RECORDS, TARRANT COUNTY, TEXAS (PRTCT), AND ALSO BEING THE SAME TRACT OF LAND AS CONVEYED TO PETER M. WILSON AND TAMMY H. WILSON., IN THE DEED RECORDED IN COUNTY CLERK'S FILE NO. (CC#) D223180841, DEED RECORDS, TARRANT COUNTY, TEXAS (DRTCT), SAID PORTION BEING MORE PARTICULARLY DESCRIBED, BY METES AND BOUNDS, AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD FOUND WITH A YELLOW PLASTIC CAP FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND; THE SOUTHEAST CORNER OF LOT 4, BLOCK 1, HEWITT HEIGHTS, AN ADDITION TO THE CITY OF NORTH RICHLAND HILLS, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN CABINET A, SLIDE 11656, PRTCT; THE NORTHWEST CORNER OF LOT 16, BLOCK 5, HEWITT ESTATES, AN ADDITION TO THE CITY OF NORTH RICHLAND HILLS, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN CABINET A, SLIDE 6359, PRTCT; AND THE SOUTHWEST CORNER OF A TRACT OF LAND CONVEYED TO CHARLES R. WILLIAMS AND CLARA F. WILLIAMS IN THE DEED RECORDED IN VOLUME 9008, PAGE 843, DRTCT;

THENCE SOUTH 00°23'08" EAST DEPARTING SAID LOT 4 AND SAID WILLIAMS TRACT AND WITH SAID LOT 16, A DISTANCE OF 149.85 FEET TO A POINT FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, THE SOUTHWEST CORNER OF SAID LOT 16 AND IN THE NORTHERLY RIGHT OF WAY (ROW) OF BUCK STREET, A 60 FEET WIDE ROW;

THENCE SOUTH 89°31'52" WEST DEPARTING SAID LOT 16 AND WITH SAID ROW LINE, A DISTANCE OF 145.34 FEET TO A 1/2 INCH IRON ROD FOUND FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND AND THE SOUTHWEST CORNER OF A TRACT OF LAND CONVEYED TO AUSTIN THOMAS STEVENS AND CHELSEA STEVENS IN THE DEED RECORDED IN CC# D220300127, DRTCT;

THENCE NORTH 00°23'08" WEST DEPARTING SAID ROW LINE AND WITH SAID STEVENS TRACT, A DISTANCE OF 149.85 FEET TO A POINT FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, THE NORTHEAST CORNER OF SAID STEVENS TRACT, AND THE COMMON SOUTHERLY CORNER BETWEEN LOTS 2 AND 3 OF THE AFOREMENTIONED BLOCK 1, FROM WHICH A FENCE CORNER POST FOUND BEARS S21°17'W 0.9 FEET;

THENCE NORTH 89°31'52" EAST DEPARTING SAID STEVENS TRACT AND WITH THE SOUTHERLY LINE OF SAID BLOCK 1, A DISTANCE OF 145.34 FEET TO THE POINT OF BEGINNING, AND CONTAINING 0.500 ACRES OF LAND, MORE OR LESS.

STATE OF TEXAS §
 COUNTY OF TARRANT §

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS: THAT We, PETER M. WILSON and TAMMY H. WILSON, Owners, do hereby adopt this plat designating the hereinbefore described property as LOT 17, BLOCK A, HEWITT HEIGHTS, an Addition to the City of North Richland Hills, Tarrant County, Texas, and do hereby dedicate to the public use forever all streets, rights-of-way, alleys and easements shown thereon.

 Peter M. Wilson, Owner

Before me, the undersigned Notary Public, on this day personally appeared Peter M. Wilson, known to me or proved to me to be the person in the capacity herein stated whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations expressed hereon.

WITNESS MY HAND AND SEAL OF OFFICE on this ____ day of _____, 2023.

 Notary Public, State of Texas Notary name (printed)

My commission expires: _____

 Tammy H. Wilson, Owner

Before me, the undersigned Notary Public, on this day personally appeared Tammy H. Wilson, known to me or proved to me to be the person in the capacity herein stated whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations expressed hereon.

WITNESS MY HAND AND SEAL OF OFFICE on this ____ day of _____, 2023.

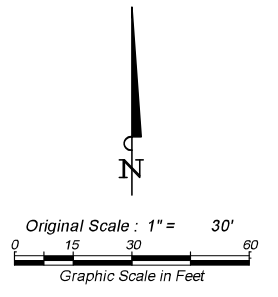
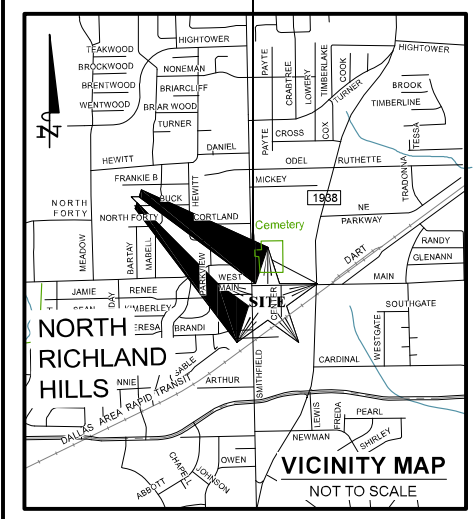
 Notary Public, State of Texas Notary name (printed)

My commission expires: _____

**A FINAL PLAT OF
 LOT 17, BLOCK A
 HEWITT HEIGHTS**

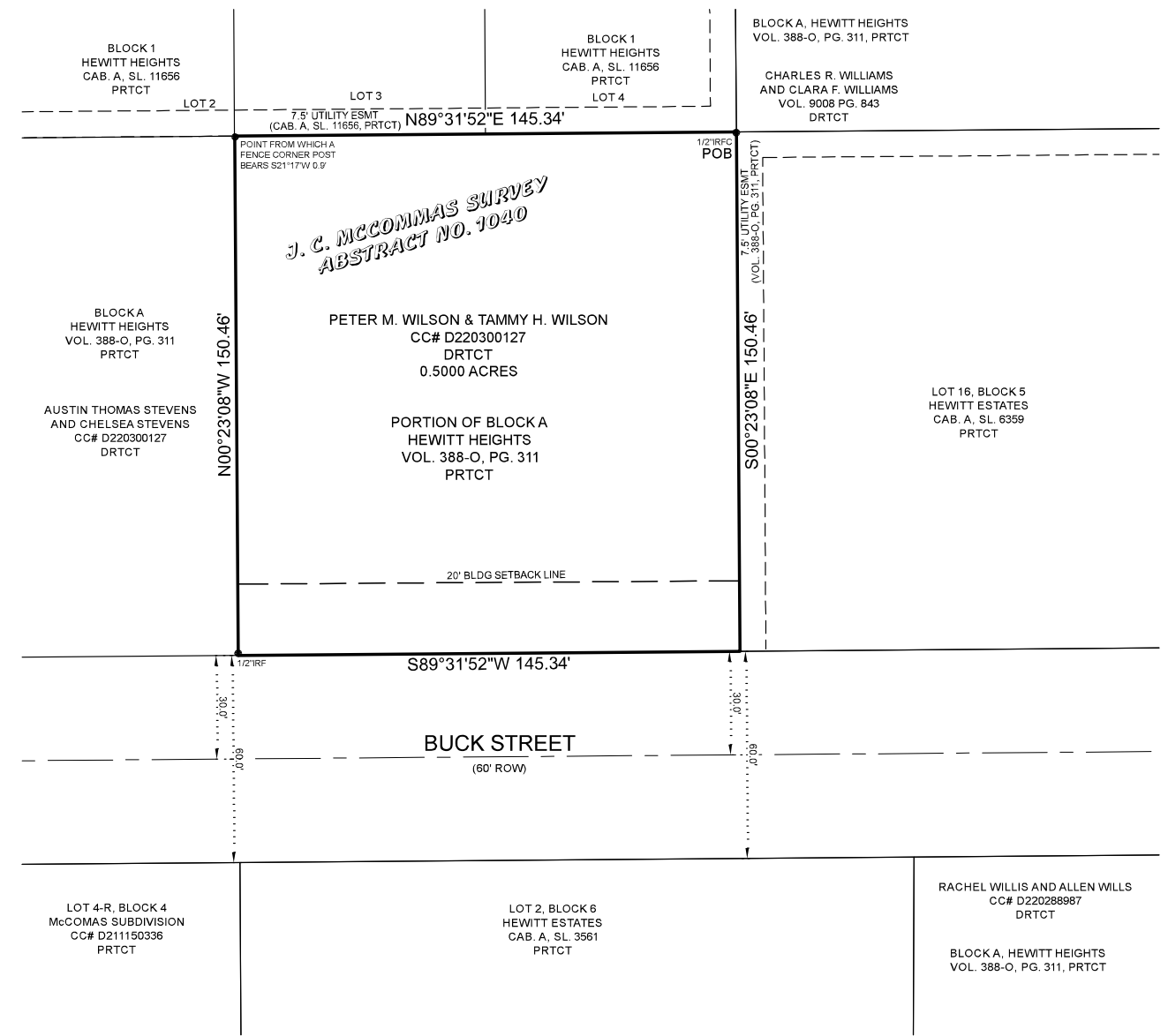
AN ADDITION TO THE CITY OF NORTH RICHLAND HILLS, TARRANT COUNTY, TEXAS
 BEING ALL THAT CERTAIN LOT, TRACT, OR PARCEL OF LAND SITUATED IN THE J. C. MCCOMMAS SURVEY, ABSTRACT NO. 1040, CITY OF NORTH RICHLAND HILLS, TARRANT COUNTY, TEXAS, BEING A PORTION OF BLOCK A, HEWITT HEIGHTS, AN ADDITION IN NORTH RICHLAND HILLS (FORMERLY SMITHFIELD), TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 388-O, PAGE 311, PLAT RECORDS, TARRANT COUNTY, TEXAS (PRTCT), AND ALSO BEING THE SAME TRACT OF LAND AS CONVEYED TO PETER M. WILSON AND TAMMY H. WILSON., IN THE DEED RECORDED IN COUNTY CLERK'S FILE No. (CC#) D223180841, DEED RECORDS, TARRANT COUNTY, TEXAS
 OCTOBER 18, 2023

CERTIFICATION:
 PREPARED UNDER MY DIRECTION.
PRELIMINARY
 THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE
 AND SHOULD NOT BE VIEWED OR RELIED UPON AS A FINAL SURVEY
 WAYNE BARTON, RPLS No. 6138 DATE



- LEGEND -

- IRF IRON ROD FOUND
- IRS IRON ROD SET
- IPF IRON PIPE FOUND
- ROW RIGHT-OF-WAY
- VOL. VOLUME
- PG. PAGE
- CC# COUNTY CLERK'S FILE No.
- PRTCT PLAT RECORDS, TARRANT COUNTY, TEXAS
- DRTCT DEED RECORDS, TARRANT COUNTY, TEXAS
- () ACCORDING TO RECORD INSTRUMENT



WHEREAS THE PLANNING AND ZONING COMMISSION OF THE CITY OF NORTH RICHLAND HILLS, TEXAS, VOTED AFFIRMATIVELY ON THIS ____ DAY OF _____, 20____, TO RECOMMEND APPROVAL OF THIS PLAT BY THE CITY COUNCIL.

 CHAIRMAN, PLANNING AND ZONING COMMISSION

 ATTEST: SECRETARY PLANNING & ZONING COMMISSION

WHEREAS THE CITY COUNCIL OF THE CITY OF NORTH RICHLAND HILLS, TEXAS, VOTED AFFIRMATIVELY ON THIS ____ DAY OF _____, 20____, TO APPROVE THIS PLAT FOR FILING OF RECORD.

 MAYOR, CITY OF NORTH RICHLAND HILLS

 ATTEST: CITY SECRETARY