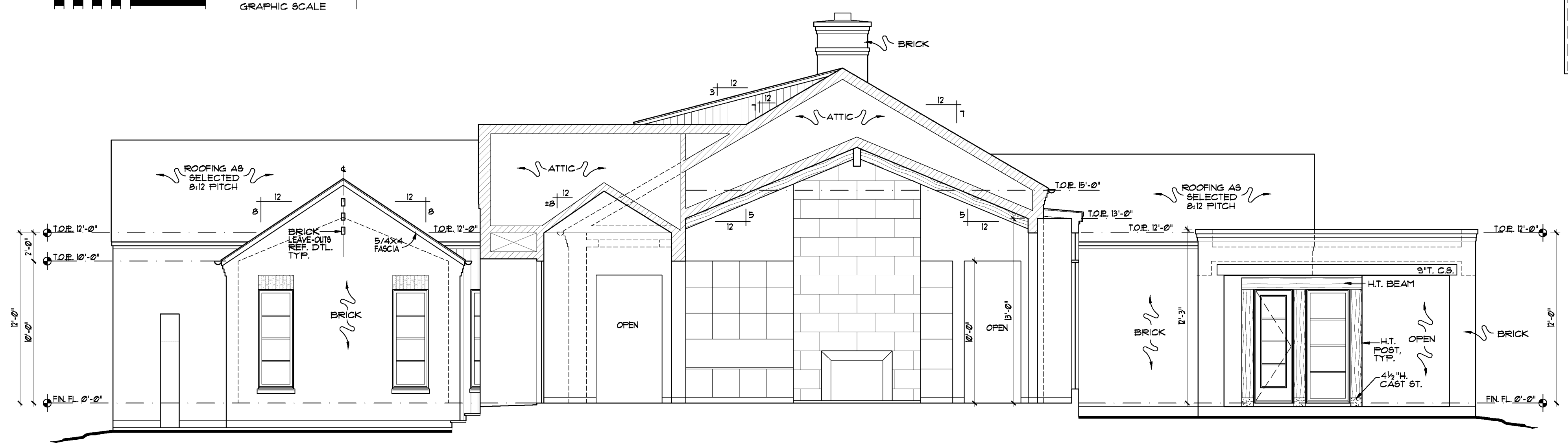
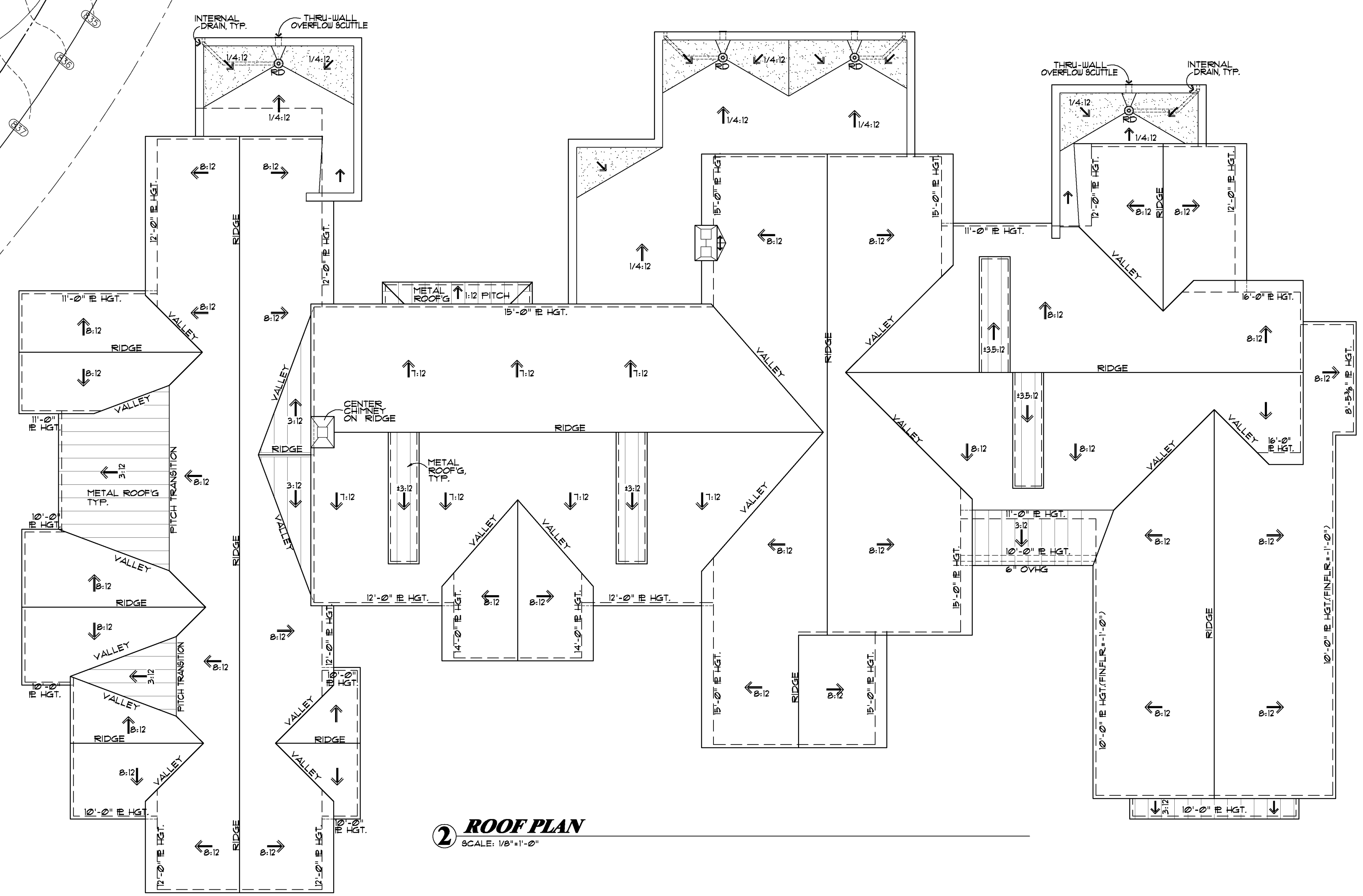
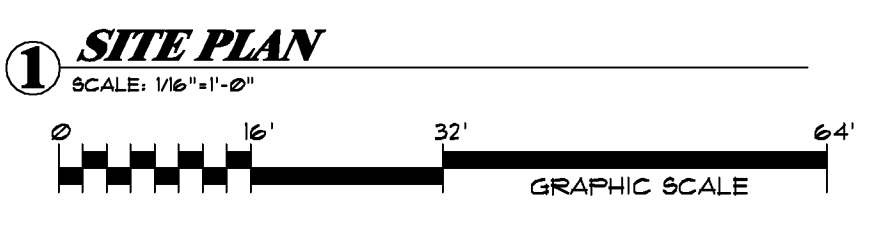
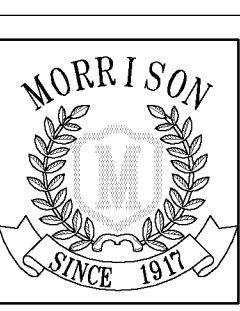


PROPERTY DESCRIPTION:  
 4557 SAINT ESTEPHE PLACE  
 LOT 16, BLOCK 6  
 MONTRACHET ADDITION  
 FORT WORTH, TEXAS  
 TARRANT COUNTY



AREA TABULATION:	
FIRST FLOOR A/C:	6,931 sq.ft.
GARAGE:	1,162 sq.ft.
FRONT PORCHES:	135 sq.ft.
REAR PORCHES:	1,058 sq.ft.
TOTAL AREA UNDER ROOF:	9,286 sq.ft.
LOT AREA:	68,784 sq.ft.
BUILDING FOOTPRINT:	9,286 sq.ft.
BUILDING COVERAGE:	13.5 %



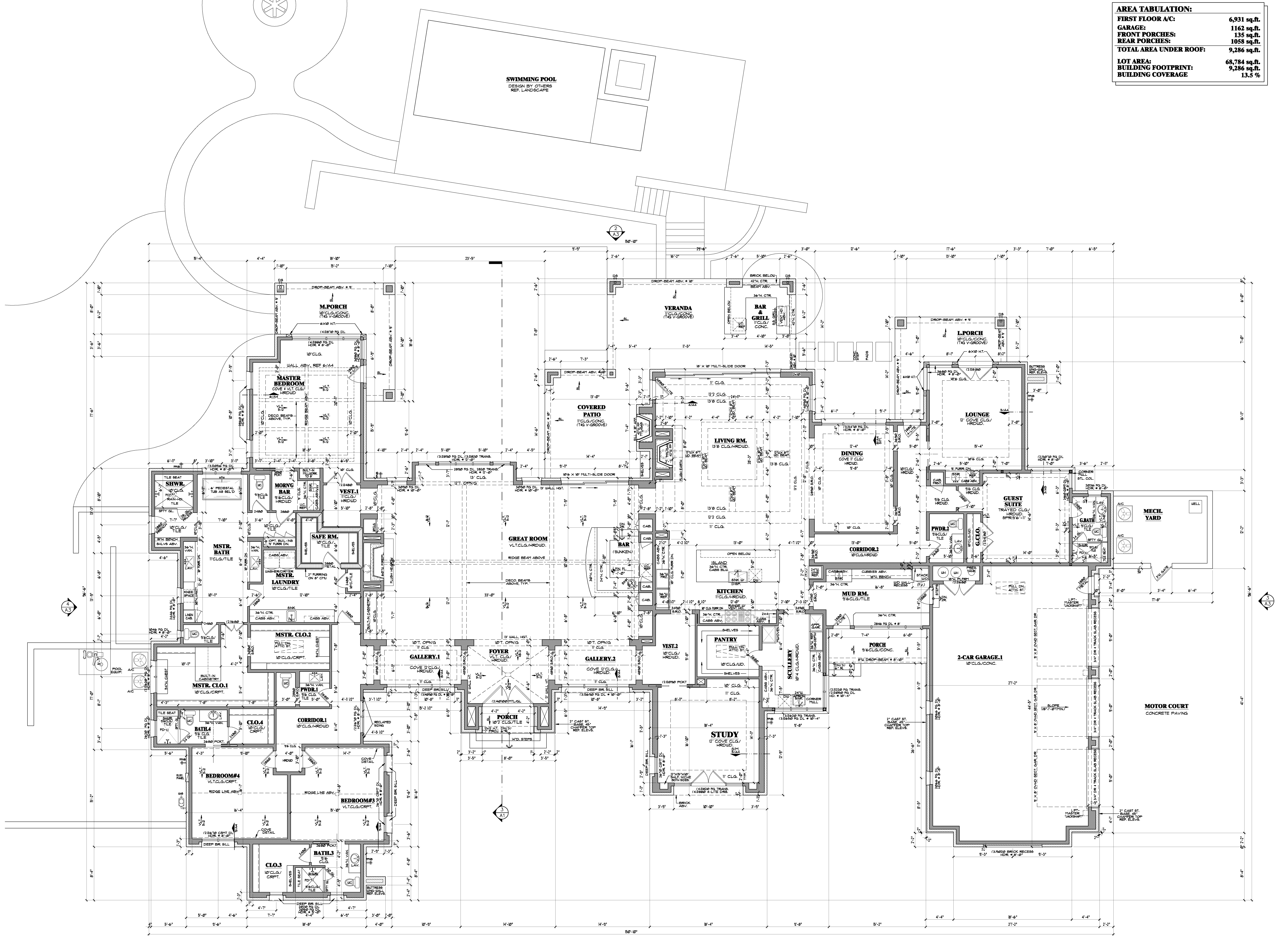
THESE ARCHITECTURAL DRAWINGS HAVE BEEN PREPARED FOR THE EXCLUSIVE PROPERTY OF THE MORRISON GROUP AND OTHER RELATED ENGINEERING DESIGN AND SPECIFICATIONS ARE THE RESPONSIBILITY OF THE RESPECTIVE ENGINEERS. UNAUTHORIZED USE OF THESE DRAWINGS WILL BE CONSIDERED A VIOLATION OF THE PROFESSIONAL ETHICS OF THE GENERAL CONTRACTOR. ALL DIMENSIONS SHALL BE VERIFIED BY THE CONTRACTOR DURING THE RESPECTIVE WORK.

THE MORRISON GROUP  
1620 WADSWORTH AVENUE, FORT WORTH, TX 76107  
(817) 285-8712 JODY@MORRISONGROUP.COM

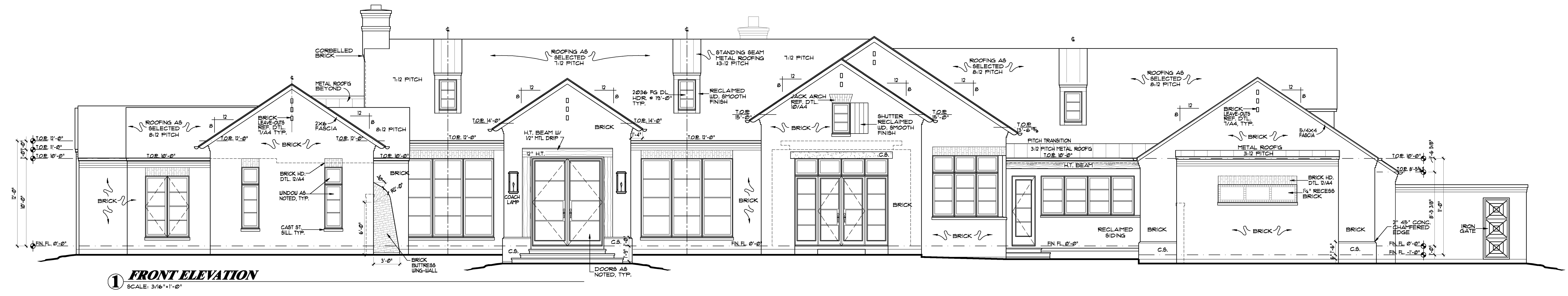
4557 SAINT ESTEPHE PLACE  
MONTRACHET ADDITION  
FORT WORTH, TARRANT COUNTY, TEXAS

SHT. 30 X 42  
CHECKED JJ  
DATE 03/04/24  
PROJECT M2304  
A2

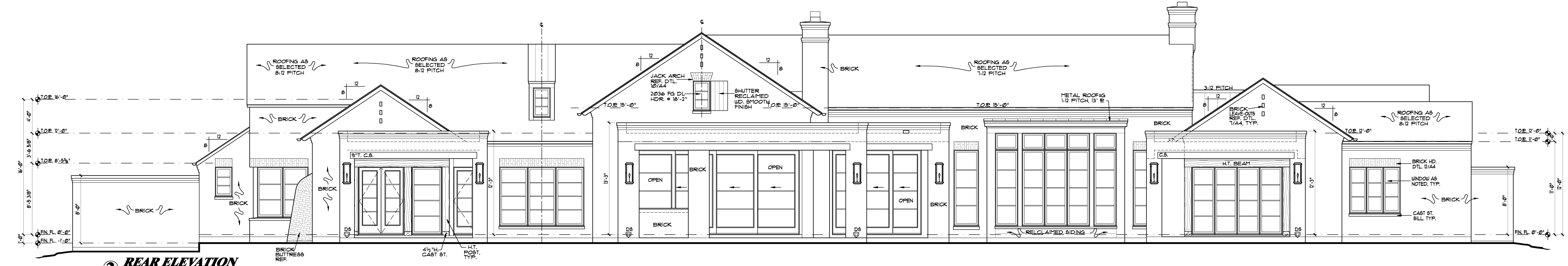
AREA TABULATION:	
FIRST FLOOR A/C:	6,931 sq.ft.
GARAGE:	1162 sq.ft.
FRONT PORCHES:	135 sq.ft.
REAR PORCHES:	1058 sq.ft.
TOTAL AREA UNDER ROOF:	9,286 sq.ft.
LOT AREA:	68,784 sq.ft.
BUILDING FOOTPRINT:	9,286 sq.ft.
BUILDING COVERAGE:	13.5 %



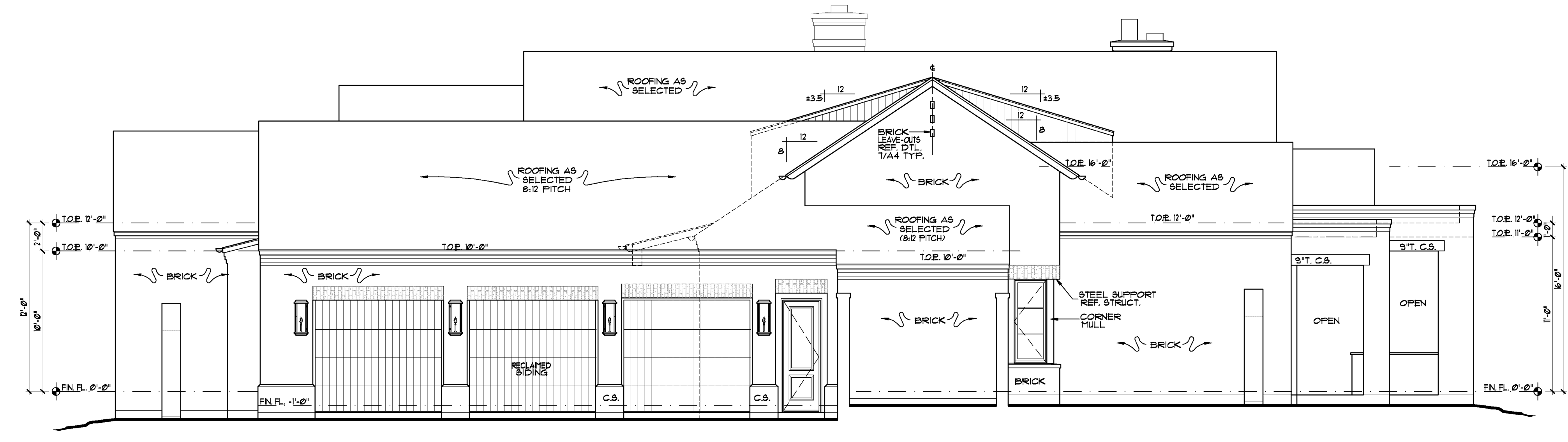
**1 GROUND FLOOR PLAN**  
SCALE: 3/16"=1'-0"  
GRAPHIC SCALE



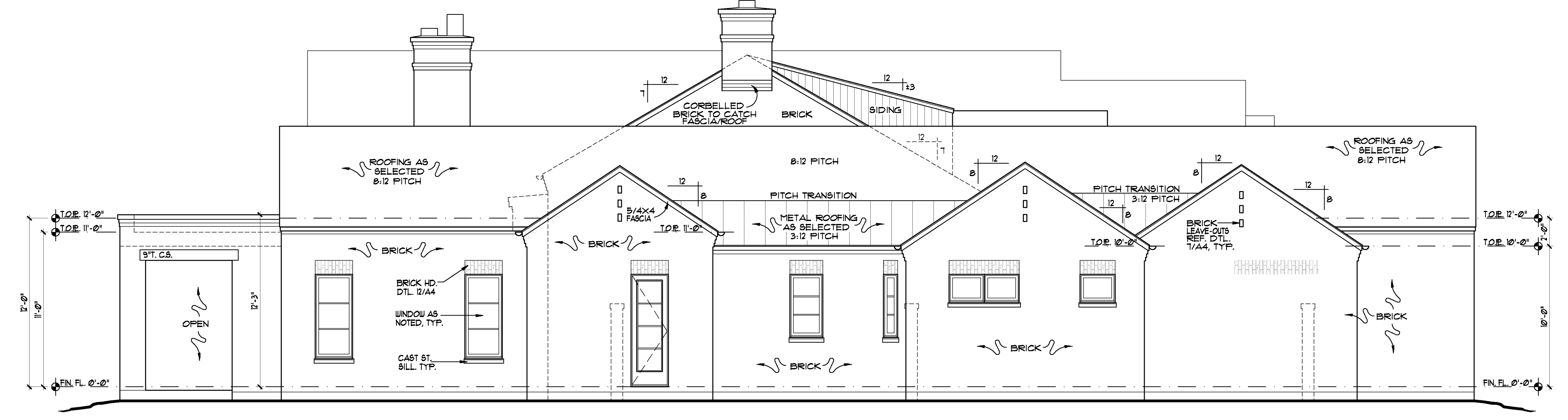
**1 FRONT ELEVATION**  
SCALE: 3/16"=1'-0"



**2 REAR ELEVATION**  
SCALE: 3/16"=1'-0"

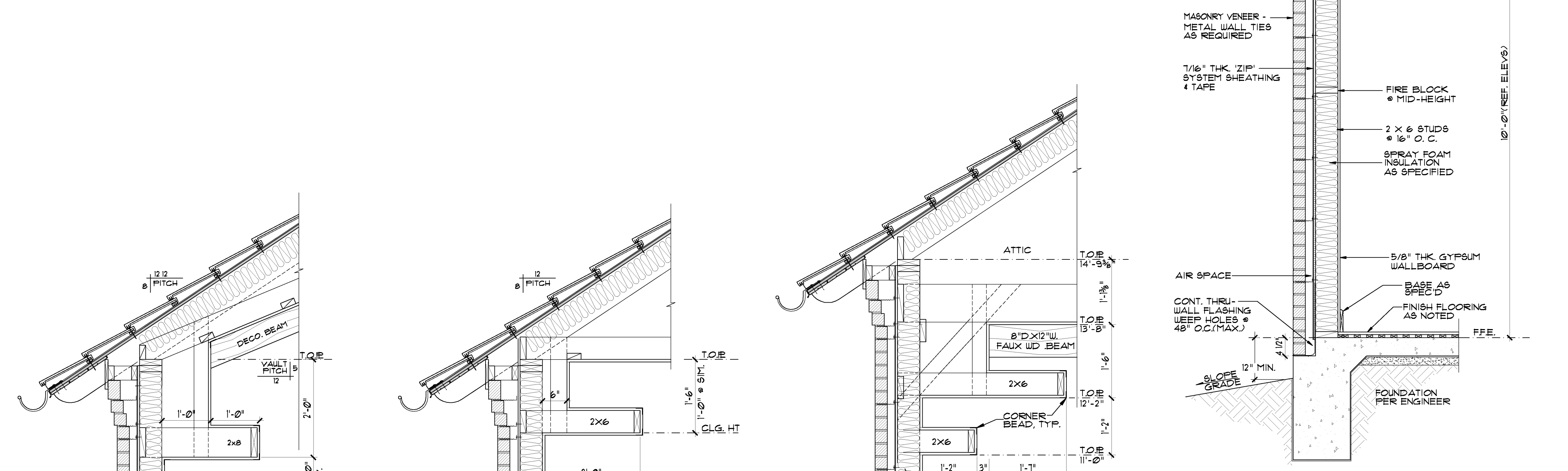
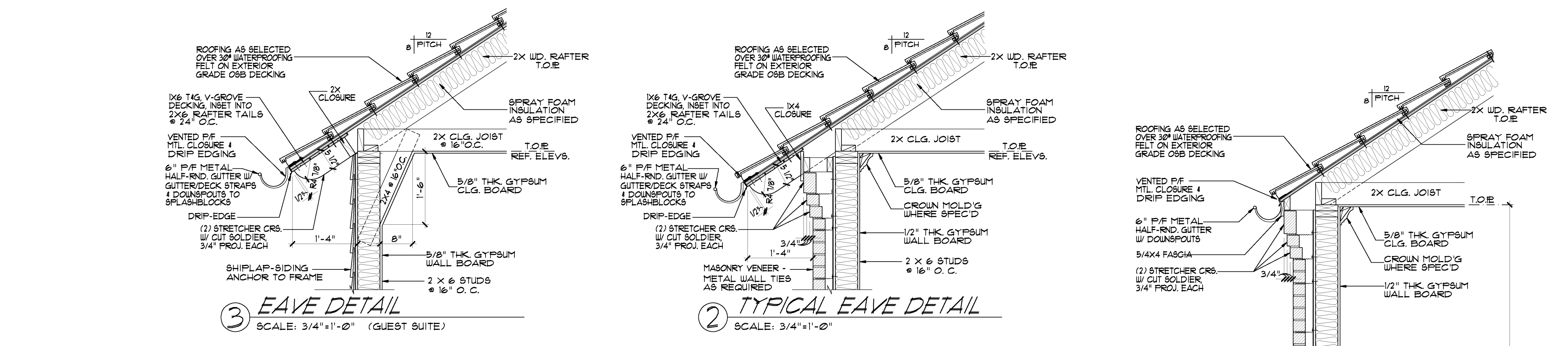


**3 RIGHT-SIDE ELEVATION**  
SCALE: 3/16"=1'-0"



**4 LEFT-SIDE ELEVATION**  
SCALE: 3/16"=1'-0"

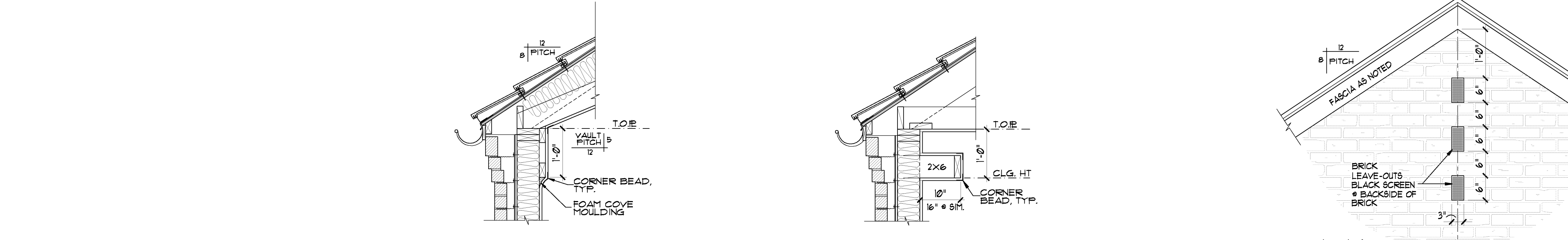
ARCHITECTURAL STYLE:  
TEXAS REGIONAL VERNACULAR



③ EAVE DETAIL SCALE: 3/4"=1'-0" (GUEST SUITE)  
 ② TYPICAL EAVE DETAIL SCALE: 3/4"=1'-0"  
 ① TYPICAL WALL SECTION SCALE: 3/4"=1'-0"



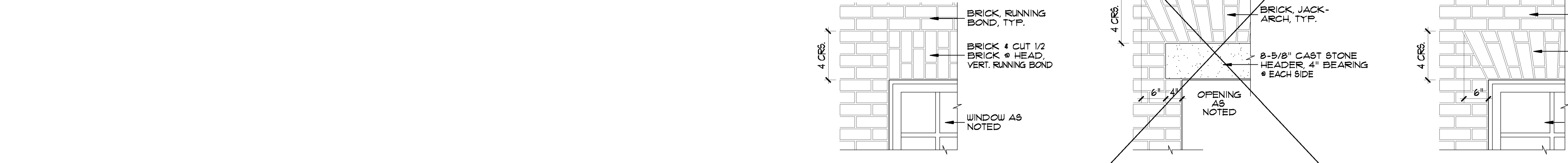
⑥ CEILING DETAIL SCALE: 3/4"=1'-0" (MASTER BEDRM)  
 ⑤ CEILING DETAIL SCALE: 3/4"=1'-0" (LOUNGE)  
 ④ CEILING DETAIL SCALE: 3/4"=1'-0" (LIVING RM)



⑦ BRICK GABLE DETAIL SCALE: 3/4"=1'-0"

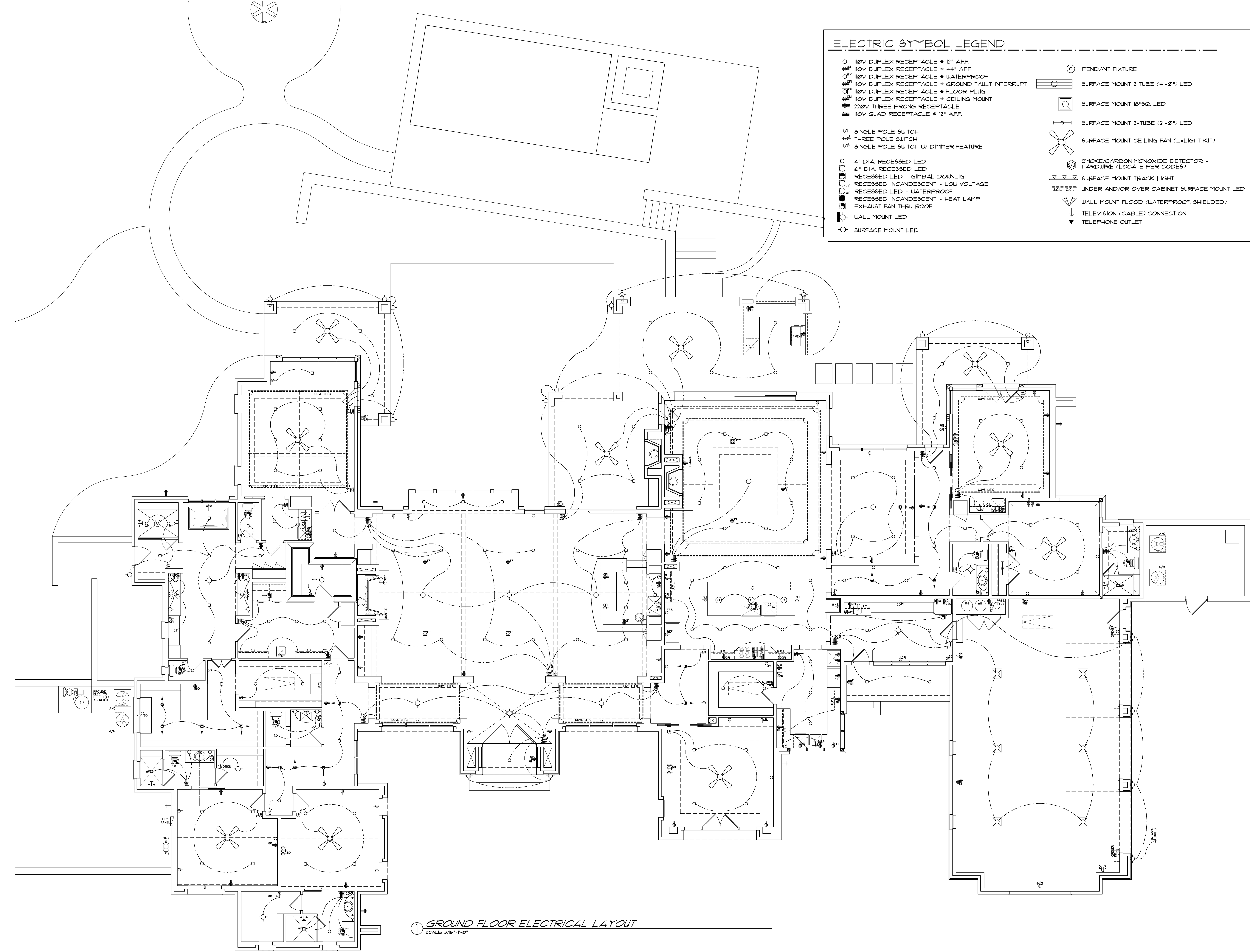


⑨ CEILING DETAIL SCALE: 3/4"=1'-0" (BEDROOMS 3&4)  
 ⑧ CEILING DETAIL SCALE: 3/4"=1'-0" (GALLERY 1&2) (DINING RM)



⑫ WINDOW HEAD DETAIL SCALE: 3/4"=1'-0"  
 ⑪ ENTRY HEAD DETAIL SCALE: 3/4"=1'-0"  
 ⑩ WINDOW HEAD DETAIL SCALE: 3/4"=1'-0"

ELECTRIC SYMBOL LEGEND			
⊕	110V DUPLEX RECEPTACLE • 12" AFF.	⊙	PENDANT FIXTURE
⊕ <sup>44"</sup>	110V DUPLEX RECEPTACLE • 44" AFF.	▭	SURFACE MOUNT 2-TUBE (4'-0") LED
⊕ <sup>WP</sup>	110V DUPLEX RECEPTACLE • WATERPROOF	⊠	SURFACE MOUNT 18" SQ. LED
⊕ <sup>GI</sup>	110V DUPLEX RECEPTACLE • GROUND FAULT INTERRUPT	— —	SURFACE MOUNT 2-TUBE (2'-0") LED
⊕ <sup>F</sup>	110V DUPLEX RECEPTACLE • FLOOR PLUG	⊗	SURFACE MOUNT CEILING FAN (L+LIGHT KIT)
⊕ <sup>C</sup>	110V DUPLEX RECEPTACLE • CEILING MOUNT	⊗	SMOKE/CARBON MONOXIDE DETECTOR - HARDWARE (LOCATE PER CODES)
⊕ <sup>3P</sup>	220V THREE PRONG RECEPTACLE	— — —	SURFACE MOUNT TRACK LIGHT
⊕ <sup>Q</sup>	110V QUAD RECEPTACLE • 12" AFF.	— — —	UNDER AND/OR OVER CABINET SURFACE MOUNT LED
⊗	SINGLE POLE SWITCH	⊕	WALL MOUNT FLOOD (WATERPROOF, SHIELDED)
⊗ <sup>3P</sup>	THREE POLE SWITCH	⊕	TELEVISION (CABLE) CONNECTION
⊗ <sup>D</sup>	SINGLE POLE SWITCH W/ DIMMER FEATURE	▽	TELEPHONE OUTLET
○	4" DIA. RECESSED LED		
○	6" DIA. RECESSED LED		
○	RECESSED LED - GIMBAL DOWNLIGHT		
○	RECESSED INCANDESCENT - LOW VOLTAGE		
○	RECESSED LED - WATERPROOF		
○	RECESSED INCANDESCENT - HEAT LAMP		
⊗	EXHAUST FAN THRU ROOF		
⊕	WALL MOUNT LED		
○	SURFACE MOUNT LED		



1 GROUND FLOOR ELECTRICAL LAYOUT  
 SCALE: 3/16"=1'-0"