

I, JUSTIN HAWKINS, BEING THE DEDICATOR AND DEVELOPER OF THE ATTACHED PLAT OF SAID SUBDIVISION, DO HEREBY CERTIFY THAT SUBJECT PROPERTY DOES NOT LIE WITHIN THE EXTRA-TERRITORIAL JURISDICTION OF ANY CITY IN PARKER COUNTY, TEXAS.

*Justin Hawkins*  
JUSTIN HAWKINS

I, COURTNEY L. ODOM, BEING THE DEDICATOR AND DEVELOPER OF THE ATTACHED PLAT OF SAID SUBDIVISION, DO HEREBY CERTIFY THAT SUBJECT PROPERTY DOES NOT LIE WITHIN THE EXTRA-TERRITORIAL JURISDICTION OF ANY CITY IN PARKER COUNTY, TEXAS.

*Courtney L. Odom*  
COURTNEY L. ODOM

THE STATE OF TEXAS }  
COUNTY OF PARKER }

APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS, THIS 27th day of April, 2017.

*George S. Conley*  
COMMISSIONER PRECINCT #1

*Anthony & Christina Corwell*  
COMMISSIONER PRECINCT #2

*John R. Smith*  
COMMISSIONER PRECINCT #3

*Steve Dyer*  
COMMISSIONER PRECINCT #4

STATE OF TEXAS }  
COUNTY OF PARKER }

WHEREAS Justin Hawkins (owner of Clerks File No. 201409016) and Courtney L. Odom (owner of Lot C, Block 3, Section B, Country Place), being the owners of the tracts of land more particularly described as follows:

Description for a 4.22 acre tract of land, said tract being all of that certain tract of land described in deed to Justin Hawkins, recorded in Clerks File No. 201409016, Real Records, Parker County, Texas, and all of Lot C, Block 3, Section B, Country Place, recorded in Plat Cabinet C, Slide 551, Plat Records, Parker County, Texas (deed to Courtney L. Odom, recorded in Clerks File No. 201303376, Real Records, Parker County, Texas) and being more particularly described as follows:

BEGINNING at a 1/2" iron found in the Easterly line of Green Tree Drive and being for the most Southerly Southwest corner of said Lot C, Block 3, and being for the beginning of a curve to the left whose radius is 60.00 feet;

THENCE with said Green Tree Drive and with said curve to the left whose chord bears N 48°03'52" W, 119.45 feet and being on arc length of 199.99 feet to a 1/2" iron set, said iron being for the beginning of a curve to the right whose radius is 3420.40 feet;

THENCE with the Northerly line of said Green Tree Drive and with said curve to the right whose chord bears N 50°54'40" W, 223.79 feet and being on arc length of 223.83 feet to a 3/8" iron found at the Northwest corner of said Lot C, Block 3 and the Southwest corner of said Clerks File No. 201409016;

THENCE N 48°36'39" W, with the Northerly line of said Green Tree Drive, 50.97 feet to a 1/2" iron found;

THENCE N 45°04'17" W, with the Northerly line of said Green Tree Drive, 100.63 feet to a 60d nail found;

THENCE N 50°47'57" E, 391.20 feet to a point in a creek;

THENCE with said creek the following calls:

S 53°03'14" E, 226.13 feet;  
S 23°52'44" W, 83.60 feet;  
S 36°14'17" E, 220.85 feet;  
S 02°06'31" E, 176.09 feet;

THENCE S 87°53'29" W, 195.24 feet to a 1/2" iron found, said iron being for the beginning of a curve to the right whose radius is 139.94 feet;

THENCE with said curve to the right whose chord bears N 88°00'15" W, 19.92 feet and being on arc length of 19.94 feet to the POINT OF BEGINNING and containing 4.22 acres of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS that Justin Hawkins and Courtney L. Odom, acting by and thru their duly authorized agents does hereby adopt this plat designating the hereinabove described real property as.....

Lots 6-R and Lot C-R, Block 3  
COUNTRY PLACE, SECTION B  
Parker County, Texas

and does hereby dedicate to the Public's use forever, the streets and easements shown hereon.

Executed this 27th day of April, 2017.

*Justin Hawkins*  
Justin Hawkins

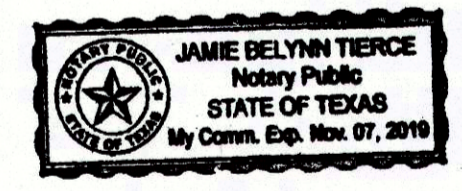
*Courtney L. Odom*  
Courtney L. Odom

STATE OF TEXAS }  
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Justin Hawkins, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 27th day of April, 2017.

*Jamie Belynn Tierce*  
Notary Public State of Texas

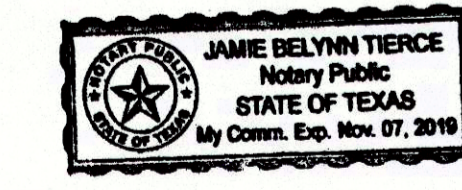


STATE OF TEXAS }  
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Courtney L. Odom, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that she executed the same for the purposes and considerations expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 27th day of April, 2017.

*Jamie Belynn Tierce*  
Notary Public State of Texas



SUFFICIENT RESEARCH WAS PERFORMED TO DETERMINE THE BOUNDARY LOCATIONS OF THIS PROPERTY. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS AND OTHER MATTERS THAT A COMPLETE TITLE SEARCH MIGHT REVEAL.

100 YEAR FLOOD LIMITS ARE SHOWN ONLY TO MAKE ALL PARTIES AWARE OF THE FACT THAT THERE ARE POSSIBLE FLOOD ISSUES ON THIS PROPERTY. SURVEYOR ASSUMES NO LIABILITY OR RESPONSIBILITY FOR THE ACCURACY OF THE FLOOD LIMITS SHOWN HEREON.

THIS PLAT REPRESENTS PROPERTY WHICH HAS BEEN PLATTED WITHOUT A GROUNDWATER CERTIFICATION AS PRESCRIBED IN THE TEXAS LOCAL GOVERNMENT CODE, SECTION 232.0032. BUYER IS ADVISED TO QUESTION THE SELLER AS TO THE GROUNDWATER AVAILABILITY.

WATER TO BE SUPPLIED BY PRIVATE WATER WELLS.

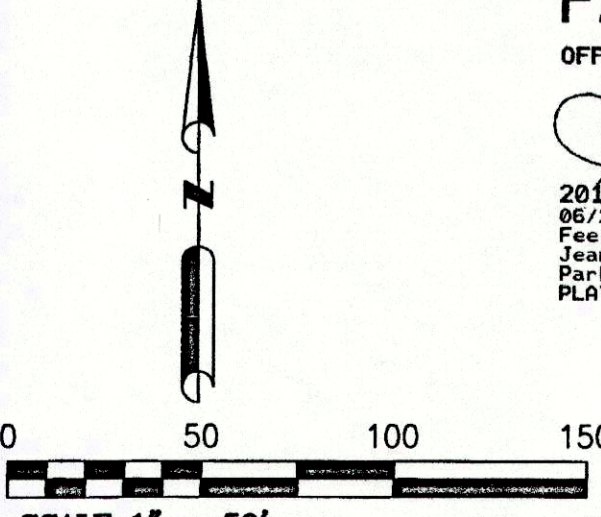
SEWER TO BE PROVIDED BY PRIVATE SEPTIC SYSTEMS.

ALL CORNERS ARE 1/2" CAPPED IRONS SET UNLESS OTHERWISE NOTED.

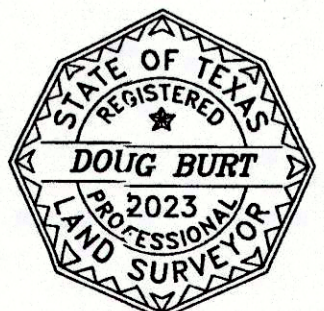
**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS

*Jeanne Brunson*

201715161  
06/22/2017 02:45 PM  
Fee: 76.00  
Jeanne Brunson, County Clerk  
Parker County, Texas  
PLAT



**NRB SURVEYING, PLLC**  
P.O. BOX 454  
SPRINGTOWN, TEXAS, 76082  
RSB# 817-584-9027  
NLR# 817-406-8439  
FIRM NO. 10186800



THE PLAT HEREON WAS PREPARED FROM AN ACTUAL ON THE GROUND SURVEY OF THE LOCALITY DESCRIBED PROPERTY SHOWN HEREON.

*Doug Burt*  
DOUG BURT  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 2023  
JULY 29, 2016

**OWNER/DEVELOPER**  
LOT C, BLOCK 3  
COURTNEY L. ODOM  
700 GREEN TREE DRIVE  
WEATHERFORD, TEXAS 76087

**OWNER/DEVELOPER**  
CLERKS FILE NO. 201409016  
JUSTIN HAWKINS  
700 GREEN TREE DRIVE  
WEATHERFORD, TEXAS 76087

LIENHOLDER  
Comanche National Bank

*Crist Myrick V.P.*  
Signature of Lienholder

This the 27th day of April, 2017.

*Jamie Belynn Tierce*  
Notary Public, State of Texas



Re-Plat Showing  
Lots 6-R and Lot C-R, Block 3  
COUNTRY PLACE, SECTION B,  
an Addition to Parker County, Texas and being a  
re-plat of Lot C, Block 3, Country Place, Section B,  
Parker County, Texas, and a portion of Lot 4 & 6,  
Block 3, Country Place, Section B, recorded in Volume  
361-A, Page 45, Plat Records, Parker County, Texas.