

State of Texas
County of Parker

Whereas, Mark A. Rivera and Jessica Rivera, being the owners of a 1.021 acres tract of land out of the JAMES E. ROBERTS SURVEY, ABSTRACT No. 2850, and the WILLIAM GILLILAND SURVEY, ABSTRACT No. 550, Parker County, Texas; being all of that certain tract conveyed to Rivera in CF# 202204868, Official Public Records, Parker County, Texas; and being further described by metes and bounds as follows:

The following Bearings, Distances, and/or Areas derived from GNSS observations performed by Texas Surveying, Inc. and reflect N.A.D. 1983, Texas State Plane Coordinate System, North Central Zone 4202 (GRID).

BEGINNING at set 1/2" iron rod with plastic cap stamped "TEXAS SURVEYING INC.", in the north line of Peel Road, for the southwest and beginning corner of this tract. WHENCE a 3" steel fence corner post, at the northwest corner of Lot 1, North Acres, according to the plat as recorded in Volume 362-A, Page 2, Plat Records, Parker County, Texas, being called the northwest corner of the R. D. THOMASON SURVEY, ABSTRACT No. 1569, bears N 40°39'41" E 242.63 feet.

THENCE N 00°50'05" E 287.15 feet, to a set 1/2" iron rod with plastic cap stamped "TEXAS SURVEYING INC.", for the northwest corner of this tract.

THENCE S 86°14'57" E 150.92 feet, to a 3" steel fence corner post, for the northeast corner of this tract.

THENCE S 02°01'58" E 93.26 feet, to a 3" steel fence corner post, at the northwest corner of said Lot 1, for a corner of this tract.

THENCE S 02°14'05" E 183.51 feet, to a set 1/2" iron rod with plastic cap stamped "TEXAS SURVEYING INC.", at the intersection of the north line of said Peel Road and the north line of Vista Court, at the southwest corner of said Lot 1, for the southeast corner of this tract.

THENCE S 89°45'47" W 165.25 feet, along the north line of said Peel Road, to the POINT OF BEGINNING.

Surveyor's Certificate

Know All Men By These Presents:

That I, Micah Hamilton, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as "set" were properly placed under my personal supervision.

Micah Hamilton
Micah Hamilton, Registered Professional Land Surveyor No. 5865
Texas Surveying, Inc. - Weatherford Branch
104 S. Walnut Street, Weatherford, Texas 76086
weatherford@txsurveying.com - 817-594-0400
Field Date: April 3, 2022 - W2105027-RI-RP



Now, Therefore, Know All Men By These Presents:

That Mark Rivera and Jessica Rivera acting herein by and through its duly authorized officer(s), do(es) hereby adopt this plat designating the herein above described property as Lot 15R, Green Meadows II, an addition in Parker County, Texas; and do(es) hereby dedicate to the public's use the streets, rights-of-way, and other public improvements shown thereon.

This plat approved subject to all platting ordinances, rules, regulations and resolutions of Parker County, Texas.

Witness, my hand, this the 16th day of January, 2023.

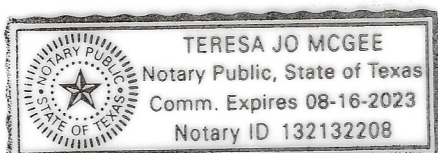
By: *Mark Rivera* By: *Jessica Rivera*
Mark Rivera Jessica Rivera

State of Texas
County of Parker

Before me, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared Mark Rivera, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and considerations therein expressed, on behalf of said entities and in the capacities stated.

given under my hand and seal of office on this the 16th day of January, 2023.

Teresa Jo McGee
Notary Public in and for the State of Texas

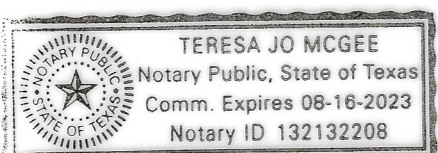


State of Texas
County of Parker

Before me, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared Jessica Rivera, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and considerations therein expressed, on behalf of said entities and in the capacities stated.

given under my hand and seal of office on this the 16th day of January, 2023.

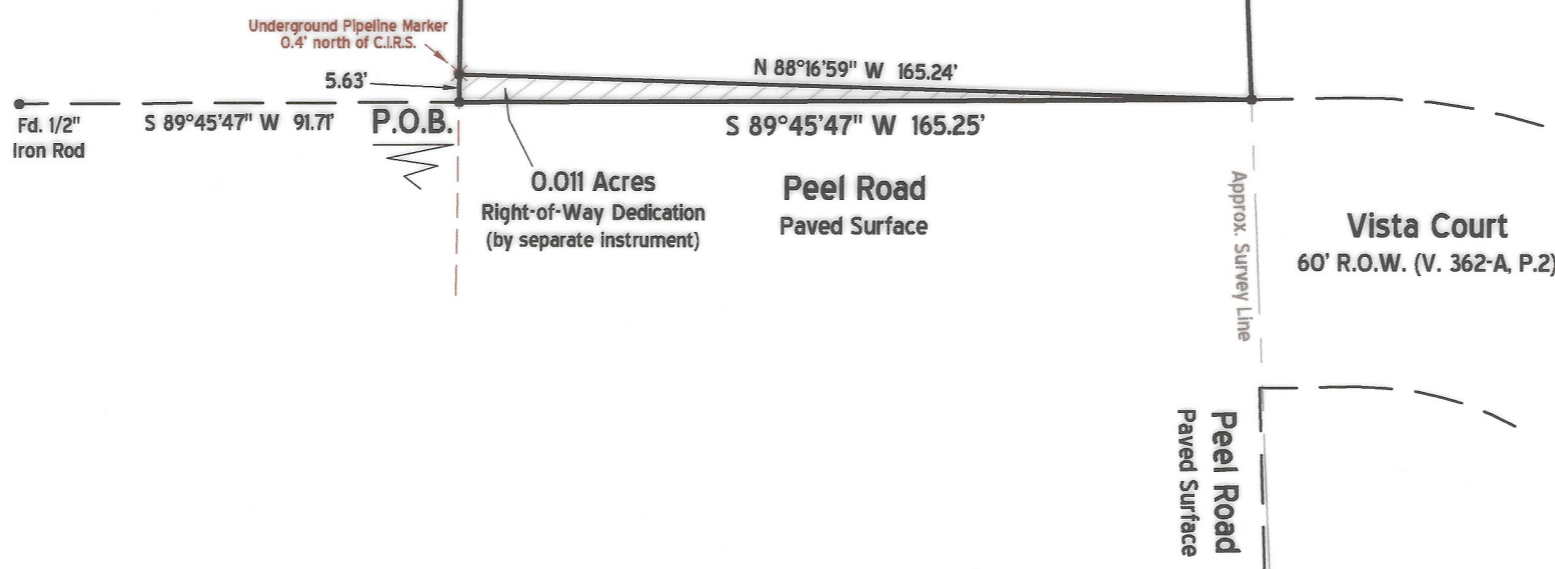
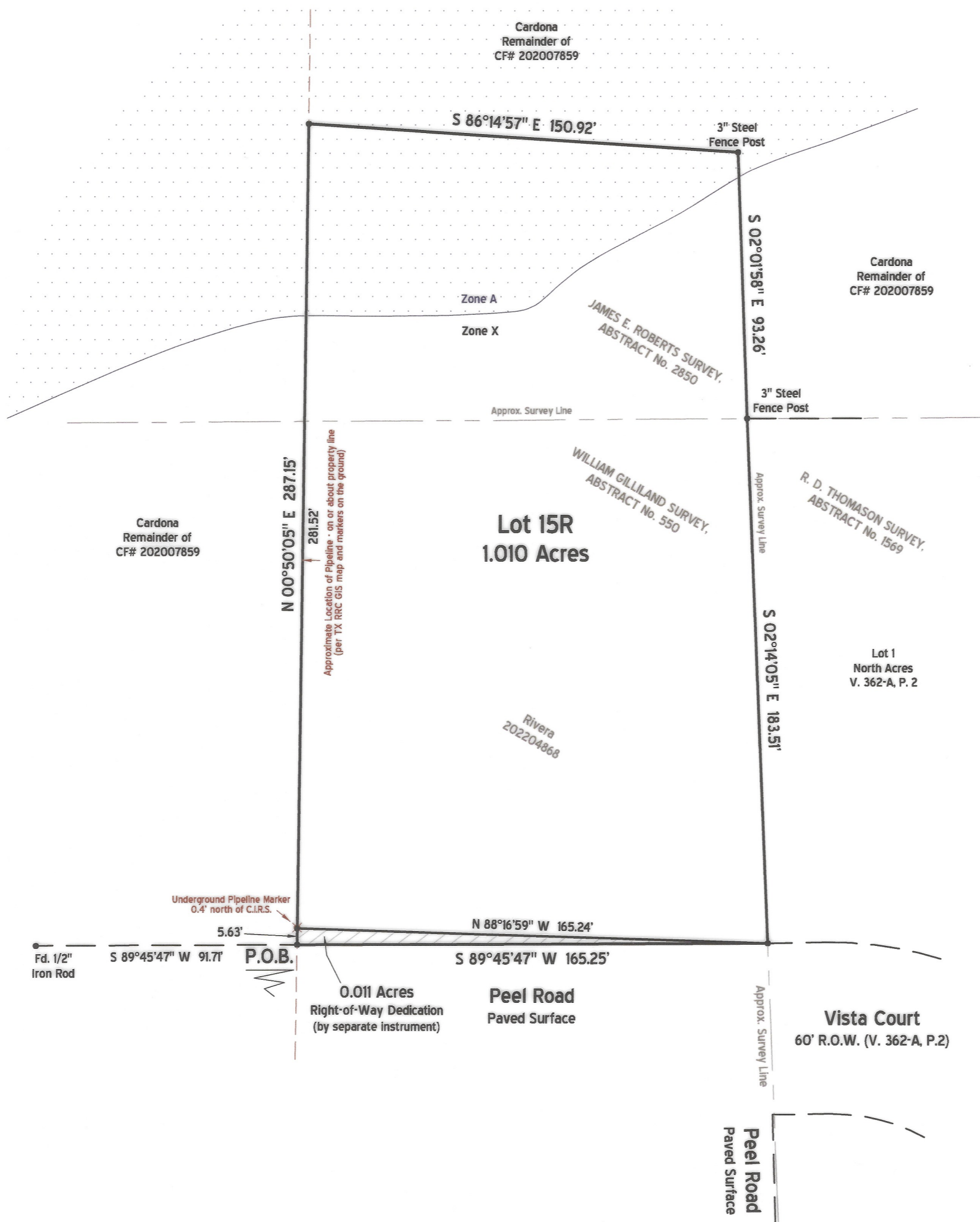
Teresa Jo McGee
Notary Public in and for the State of Texas



Surveyor:
Micah Hamilton, R.P.L.S.
104 S. Walnut St
Weatherford, TX, 76086
817-594-0400

Owner:
Mark & Jessica Rivera
830 Peel Road
Springtown, TX 76082

1" = 40'



State of Texas
County of Parker

Approved by the Commissioners' Court of Parker County, Texas, this the 23rd day of January, 2023.

County Judge

George A. Conley
Commissioner Precinct #1

Tom Halda
Commissioner Precinct #3

Jim Hill
Commissioner Precinct #2

Shirley
Commissioner Precinct #4

12881.001.015.00

12881
SP
K-4

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS
Lila Deakle
202302063
01/24/2023 10:19 AM
Fee: 76.00
Lila Deakle, County Clerk
Parker County, TX
PLAT

Plat Cabinet F Slide 417

Plat Revision
Lot 15R
Green Meadows II
an addition in Parker County, Texas

Being a 1.021 acres tract of land out of the JAMES E. ROBERTS SURVEY, ABSTRACT No. 2850, and the WILLIAM GILLILAND SURVEY, ABSTRACT No. 550, Parker County, Texas

January 2023

