

I, B. WAYNE HAYES, 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.

B. Wayne Hayes
B. WAYNE HAYES

STATE OF TEXAS }
COUNTY OF PARKER }

B. Wayne Hayes and Sharon Hayes and Arthur M. Christmas and Tiffany Hayes Christmas, being the owners of that certain tract of land more particularly described as follows:

Description for a tract of land, said tract being all of Lot 16, Block 1, LIVE OAK HILLS, an Addition to Parker County, Texas, according to the plat recorded in Volume 359-A, Page 70, Plat Records, Parker County, Texas and being more particularly described as follows:

BEGINNING at 1/2" iron found in the South line of West Yucca View, and being for the Northeast corner of said Lot 16, Block 1 and the Northwest corner of Lot 17, Block 1;

THENCE South, with the common line of said Lot 16 & 17, Block 1, 623.00 feet to a 1/2" iron found at the Southeast corner of said Lot 16, Block 1 and the Southwest corner of said Lot 17, Block 1 and being in the North line of that certain tract of land described in deed to J.P. Elder, III, Trustee, recorded in Volume 1490, Page 1656, Real Records, Parker County, Texas;

THENCE S 89°20'00" W, with the common line of said Lot 16, Block 1 and said Volume 1490, Page 1656, 450.00 feet to a capped iron set at the Southwest corner of said Lot 16, Block 1 and the Southeast corner of Lot 15, Block 1;

THENCE North, with the common line of said Lot 15 and 16, Block 1, 708.79 feet to a capped iron set in the South line of said West Yucca View and being for the Northwest corner of said Lot 16, Block 1 and the Northeast corner of said Lot 15, Block 1;

THENCE S 79°51'01" E, with the South line of said West Yucca View, 457.12 feet to the POINT OF BEGINNING and containing 6.879 acres of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS that B. Wayne Hayes and Sharon Hayes and Arthur M. Christmas and Tiffany Hayes Christmas, acting by and thru its duly authorized agent does hereby adopt this plat designating the hereinabove described real property as.....

Lot 16R1 & 16R2
Live Oak Hills,
Parker County, Texas

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

Executed this the 30 day of September, 2021.

B. Wayne Hayes
B. Wayne Hayes
Sharon Hayes
Sharon Hayes
Arthur M. Christmas
Arthur M. Christmas
Tiffany Hayes Christmas
Tiffany Hayes Christmas

14590
SP
K-9

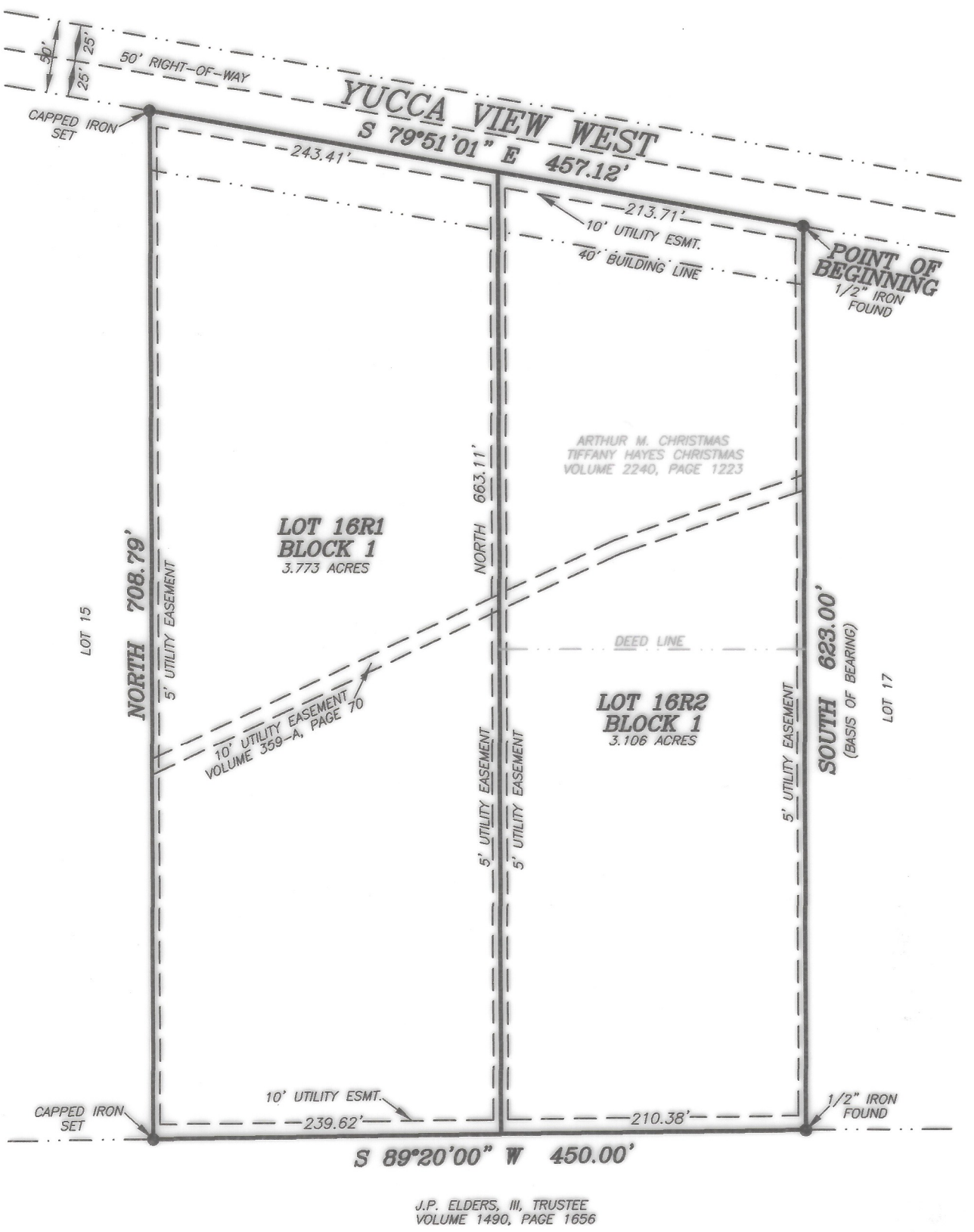
THE STATE OF TEXAS }
COUNTY OF PARKER }

APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS, THIS THE 30 DAY OF September, 2021.

George A. Conley
COMMISSIONER PRECINCT #1
James Walker
COMMISSIONER PRECINCT #3
Chris Cant
COMMISSIONER PRECINCT #2
David
COMMISSIONER PRECINCT #4

COUNTY JUDGE

ALL CORNERS ARE 1/2" CAPPED IRONS SET UNLESS OTHERWISE NOTED.
ACCORDING TO THE F.I.R. MAP, PANEL NO. 4836700175-E, DATED SEPTEMBER 26, 2008, SUBJECT PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD.
SURVEYOR IS NOT RESPONSIBLE FOR LOCATIONS OF UNDERGROUND UTILITIES OR GAS PIPELINES. CONTACT 811 FOR EXACT LOCATION BEFORE DIGGING, TRENCHING, EXCAVATING OR BUILDING.
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.

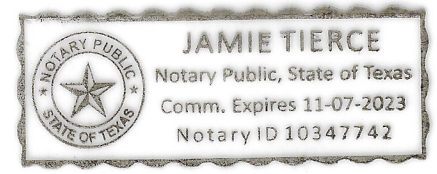


STATE OF TEXAS }
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared B. Wayne Hayes, 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 30 day of September, 2021.

Jamie Tierce
Notary Public State of Texas

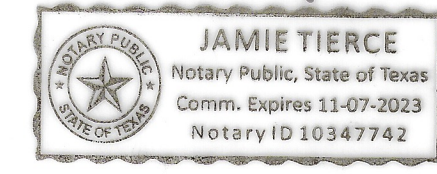


STATE OF TEXAS }
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Sharon Hayes, 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 30 day of September, 2021.

Jamie Tierce
Notary Public State of Texas

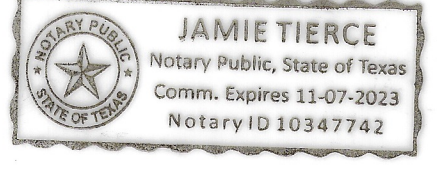


STATE OF TEXAS }
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Arthur M. Christmas, 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 30 day of September, 2021.

Jamie Tierce
Notary Public State of Texas



STATE OF TEXAS }
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Tiffany Hayes Christmas, 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 30 day of September, 2021.

Jamie Tierce
Notary Public State of Texas

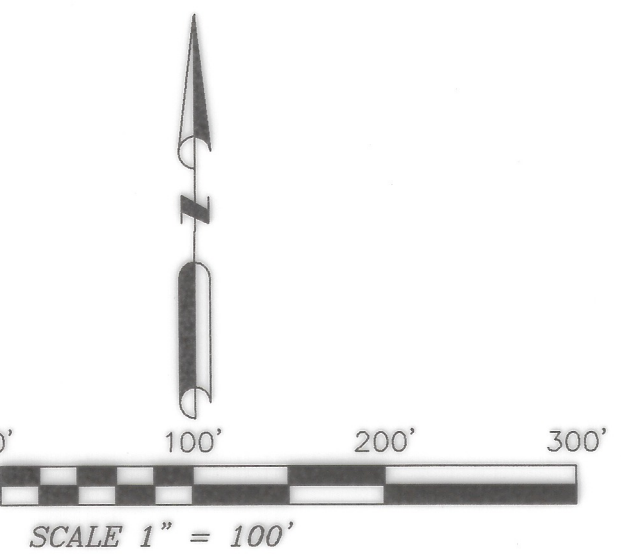


FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle

202138701
09/30/2021 03:17 PM
Fee: 76.00
Lila Deakle, County Clerk
Parker County, Texas
PLAT



THE PLAT HEREON WAS PREPARED FROM AN ACTUAL ON THE GROUND SURVEY OF THE LEGALLY DESCRIBED PROPERTY SHOWN HEREON.
Doug Burt
DOUG BURT
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 2023
JULY 20, 2021

F 58

OWNER/DEVELOPER
B. WAYNE HAYES
SHARON HAYES
184 W. YUCCA VIEW
WEATHERFORD, TEXAS 76085

OWNER/DEVELOPER
ARTHUR M. CHRISTMAS
TIFFANY HAYES CHRISTMAS
190 W. YUCCA VIEW
WEATHERFORD, TEXAS 76085

Re-Plat
Lots 16R1 & 16R2, Block 1
LIVE OAK HILLS
an Addition to Parker County, Texas
and being a re-plat of Lot 16, Block 1, LIVE OAK HILLS,
recorded in Volume 359-A, Page 70, Plat Records,
Parker County, Texas and being 6.879 acres of land.

HORIZON LAND SURVEYING
562 Balboa Trail
Azle, Texas 76020
817-584-9027
horizonlandtx@gmail.com