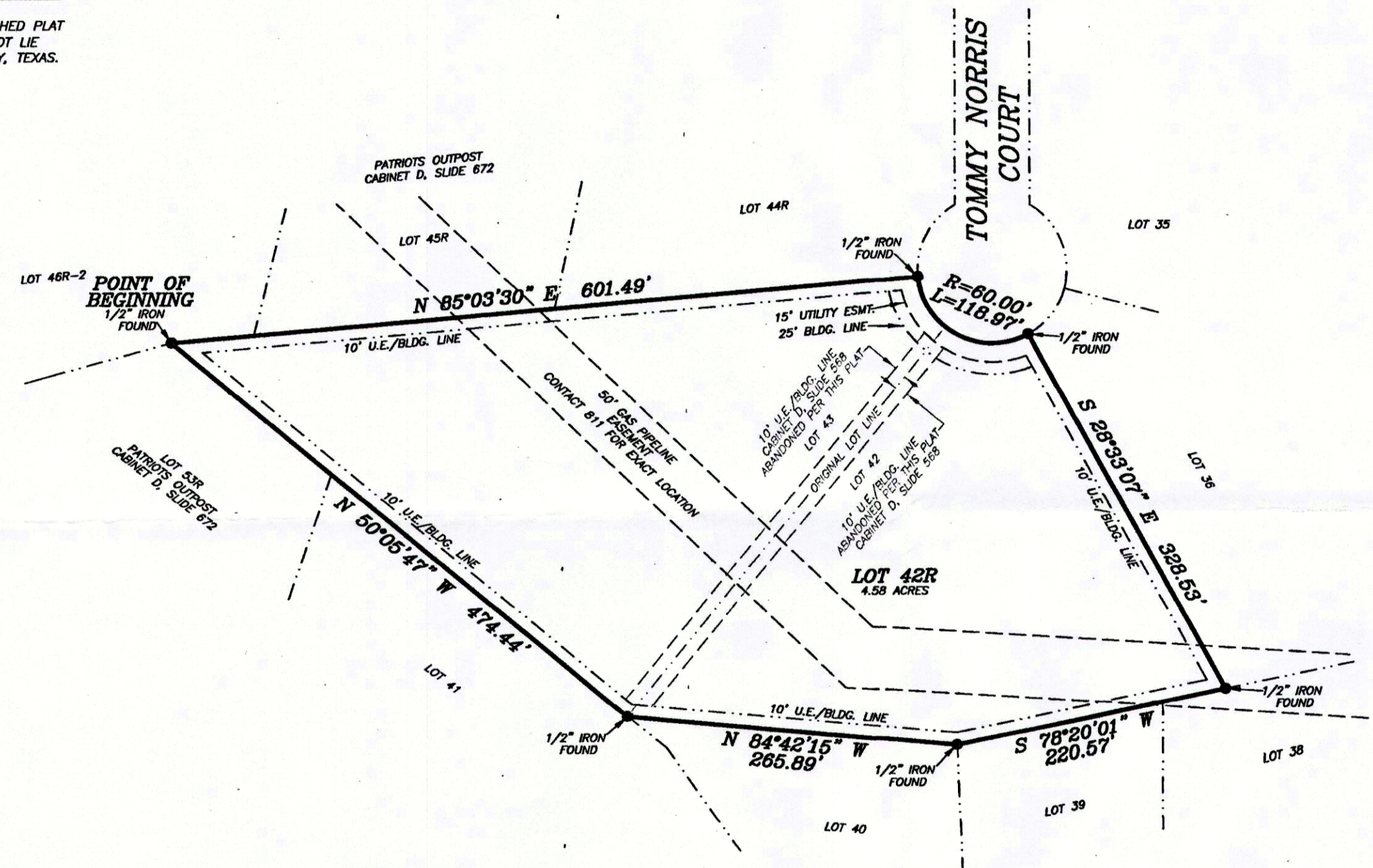


THE STATE OF TEXAS }  
 COUNTY OF PARKER }  
 APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2018.  
 COUNTY JUDGE \_\_\_\_\_  
 COMMISSIONER PRECINCT #1 \_\_\_\_\_  
 COMMISSIONER PRECINCT #3 \_\_\_\_\_  
 COMMISSIONER PRECINCT #2 \_\_\_\_\_  
 COMMISSIONER PRECINCT #4 \_\_\_\_\_

I, MICHAEL B. DARDEN, 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.  
 Michael Bryan Darden  
 MICHAEL B. DARDEN

BASIS OF BEARING ALONG THE SOUTH LINE OF CLERKS FILE NO. 201510054, R.R.P.C.T., AS DESCRIBED IN VOLUME 2053, PAGE 1187, R.R.P.C.T.  
 CONTACT 811 BEFORE DIGGING, TRENCHING, EXCAVATING OR BUILDING FOR LOCATION OF ALL UTILITIES & GAS LINES.  
 25' BUILDING LINES ALONG ALL FRONT LOT LINES  
 10' BUILDING LINE ALONG ALL SIDE & REAR LOT LINES.  
 15' UTILITY EASEMENT ALONG ALL FRONT LOT LINES  
 10' UTILITY EASEMENT ALONG ALL SIDE & REAR LOT LINES.  
 SUFFICIENT RESEARCH WAS PERFORMED TO DETERMINE THE BOUNDARY LOCATIONS OF THIS PROPERTY. EASEMENTS SHOWN WERE FURNISHED BY FIRST AMERICAN TITLE CO., IN TITLE COMMITMENT NO. 2119603-1250 DATED FEBRUARY 26, 2016.  
 THE EASEMENTS RECORDED IN VOLUME 275, PAGE 402, AND VOLUME 1429, PAGE 65, D.R.P.C.T., ARE BLANKET EASEMENTS. CONTACT UTILITY CO. FOR EXACT LOCATION BEFORE DIGGING, TRENCHING OR EXCAVATING.  
 THE EASEMENTS RECORDED IN VOLUME 1480, PAGE 253 AND VOLUME 1546, PAGE 1678, R.R.P.C.T., ARE BLANKET EASEMENTS. CONTACT GAS PIPELINE CO. BEFORE DIGGING, TRENCHING OR EXCAVATING.  
 THE SETTLEMENT OF LANDOWNERS ACTION, RECORDED IN CLERKS FILE NO. 201515906, R.R.P.C.T., IS A BLANKET EASEMENT. CONTACT UTILITY CO. FOR EXACT LOCATION BEFORE DIGGING, TRENCHING OR EXCAVATING.  
 ACCORDING TO THE F.L.R. MAP, PANEL NO. 48367C0250-E, DATED SEPTEMBER 26, 2008, SUBJECT PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD.  
 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.  
 SURVEYOR IS NOT RESPONSIBLE FOR LOCATION OF UNDERGROUND UTILITIES OR GAS LINES. CONTACT 811 FOR EXACT LOCATIONS BEFORE DIGGING, TRENCHING, EXCAVATING OR BUILDING.



STATE OF TEXAS }  
 COUNTY OF PARKER }  
 WHEREAS Michael B. Darden and Jessica L. Darden, being the owner of that certain 4.58 acre tract of land more particularly described as follows:  
 Description for a tract of land situated in the B. REYNOLDS SURVEY, ABSTRACT NO. 1159, Parker County, Texas, said tract being all of Lots 42 & 43, PATRIOTS OUTPOST, recorded in Cabinet D, Slide 568, Plat Records, Parker County, Texas and being more particularly described as follows:  
 BEGINNING at a 1/2" iron found at the Northwest corner of said Lot 43 and for a common corner of Lots 46R-2 and 53R, Patriots Outpost, recorded in Cabinet D, Slide 672, Plat Records, Parker County, Texas;  
 THENCE N 85°03'30" E, with the North line of said Lot 43R and with the South line of said Lot 46R-2, Lot 45R and Lot 44R, 601.49 feet to a 1/2" iron found in the West line of the cul-de-sac of Tommy Norris Court, said iron being for the Northeast corner of said Lot 43 and for the Southeast corner of said Lot 44R and being for the beginning of a curve to the left whose radius is 60.00 feet;  
 THENCE with said Tommy Norris Court and with said curve to the Left whose chord bears S 61°44'49" E, 100.42 feet and being an arc length of 118.97 feet to a 1/2" iron found at the Northeast corner of Lot 42 and the Northwest corner of Lot 36;  
 THENCE S 28°33'07" E, with the common line of said Lot 42 and said Lot 36, 328.53 feet to a 1/2" iron found at the Southeast corner of said Lot 42 and the Southwest corner of said Lot 36 and in the North line of Lot 38;  
 THENCE S 78°20'01" W, with the South line of said Lot 42 and the North line of said Lot 38 and Lot 39, 220.57 feet to a 1/2" iron found at a Southerly corner of said Lot 42 and at the Northwest corner of said Lot 39 and the Northeast corner of Lot 40;  
 THENCE N 84°42'15" W, with the South line of said Lot 42 and with the North line of said Lot 40, 265.89 feet to a 1/2" iron found at the Southwest corner of said Lot 42, the Southeast corner of said Lot 43, the Northwest corner of said Lot 40 and in the Northeasterly line of Lot 41;  
 THENCE N 50°05'47" W, with the West line of said Lot 43 and the East line of said Lot 41 and said Lot 53R, 474.44 feet to the POINT OF BEGINNING and containing 4.58 acres of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS that Michael B. Darden and Jessica L. Darden acting by and thru their duly authorized agent does hereby adopt this plat designating the hereinabove described real property as.....  
 Lot 42R  
 PATRIOTS OUTPOST  
 Parker County, Texas  
 and does hereby dedicate to the Public's use forever, the streets and easements shown hereon.  
 Executed this the 5th day of April, 2018.

Michael Bryan Darden  
 Michael B. Darden  
 Jessica L. Darden  
 Jessica L. Darden

STATE OF TEXAS }  
 COUNTY OF PARKER }  
 BEFORE ME, the undersigned authority, on this day personally appeared Michael B. Darden, 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 5th day of April, 2018.

JAMIE BELVYN TIERCE  
 Notary Public  
 STATE OF TEXAS  
 My Comm. Exp. Nov. 07, 2019

STATE OF TEXAS }  
 COUNTY OF PARKER }  
 BEFORE ME, the undersigned authority, on this day personally appeared Jessica L. Darden, 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 5th day of April, 2018.

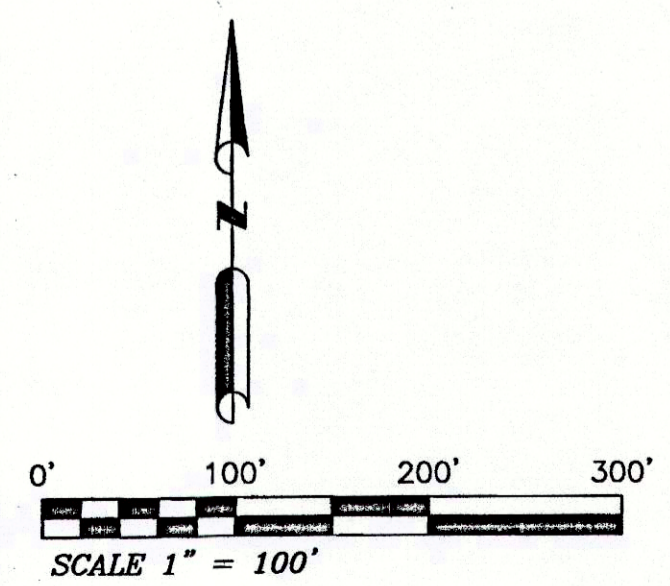
JAMIE BELVYN TIERCE  
 Notary Public  
 STATE OF TEXAS  
 My Comm. Exp. Nov. 07, 2019

ACCT. NO.: 16078  
 SCH. DIST.: MT  
 CITY: F-14  
 MAP NO.:

FILED AND RECORDED  
 OFFICIAL PUBLIC RECORDS

Jeane Brunson  
 201807875  
 04/09/2018 09:48 AM  
 Fee: 76.00  
 Jeane Brunson, County Clerk  
 Parker County, Texas  
 PLAT

16078.001.042.00  
 16078.001.043.00



NRB SURVEYING, PLLC  
 P.O. BOX 454  
 SPRINGTOWN, TEXAS, 76082  
 RSB# 817-584-9027  
 NLR# 817-406-6439  
 FIRM NO. 10188800

OWNER/DEVELOPER  
 MICHAEL B. DARDEN  
 JESSICA L. DARDEN  
 P.O. BOX 1869  
 WEATHERFORD, TEXAS 76086



THE PLAT HEREON WAS PREPARED FROM AN ACTUAL SURVEY OF THE LEGALLY DESCRIBED PROPERTY SHOWN HEREON.  
 DOUG BURT  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 TEXAS REGISTRATION NO. 2023  
 MARCH 03, 2018

E 59

Re-Plat Showing  
 Lot 42R  
 PATRIOTS OUTPOST  
 an Addition to Parker County, Texas and being 4.58 acres of land situated in the B. REYNOLDS SURVEY, ABSTRACT NO. 1159, Parker County, Texas, and being a re-plat of Lots 42 & 43, Patriots Outpost, recorded in Cabinet D, Slide 568, Plat Records, Parker County, Texas.