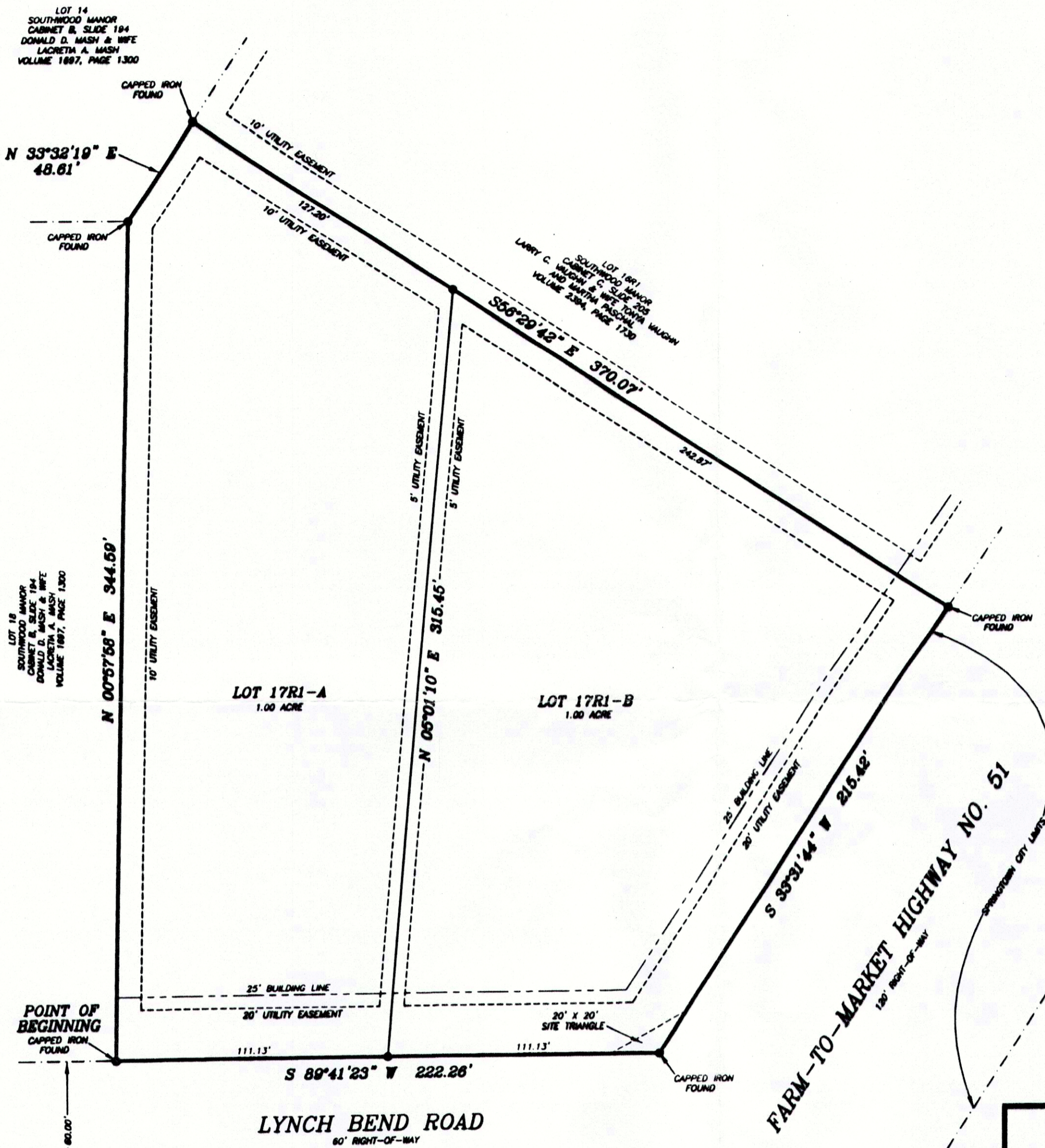
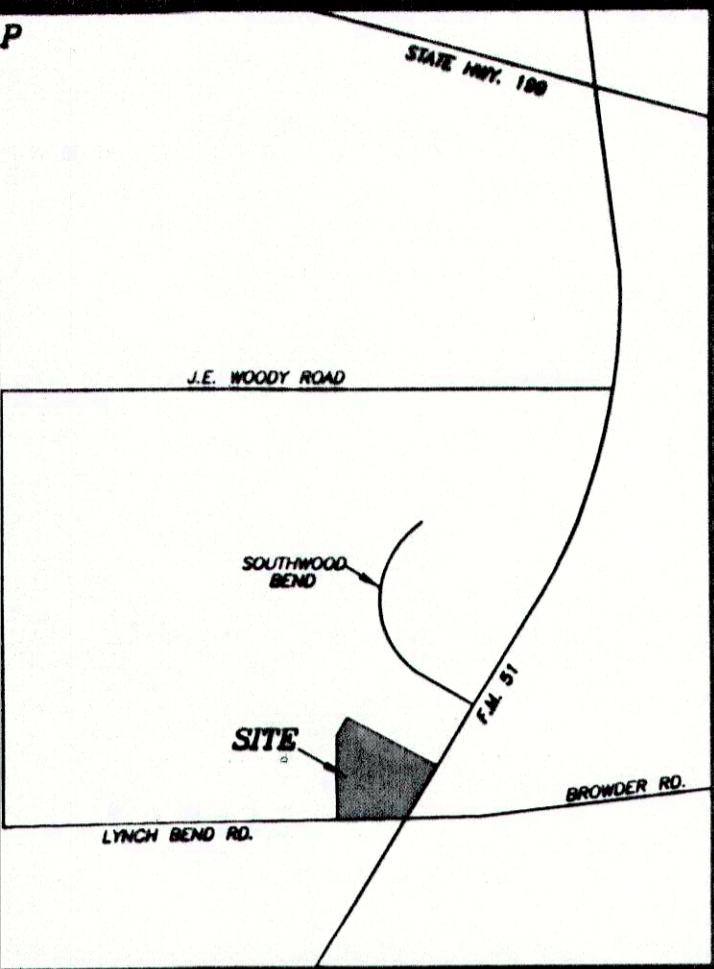


D-415



STATE OF TEXAS | COUNTY OF PARKER |

KNOW ALL MEN BY THESE PRESENTS, That S. Jeanine Lindsey and Gina Carpenter are the owners of the following described real property to wit:

2.00 acres of land and being Lot 17R1, Southwood Manor, an Addition to Parker County, Texas, according to the Plat thereof recorded in Plat Cabinet C, Slide 205, Plat Records, Parker County, Texas, said tract being a portion of that certain tract of land described in deed to Jeanine Lindsey and Gina Lindsey Carpenter, recorded in Volume 1697, Page 1298, Real Records, Parker County, Texas and being more particularly described as follows:

BEGINNING at a capped iron found in the North line of Lynch Bend Road, said iron being for the Southwest corner of said Lot 17R1 of said Southwood Manor, Plat Cabinet C, Slide 205 and at the Southeast corner of Lot 18, Southwood Manor, Plat Cabinet B, Slide 184;

THENCE N 00°57'58" E, with the common line of said Lot 17R1 and said Lot 18, 344.59 feet to a capped iron found at the Northeast corner of said Lot 18 and the Southeast corner of Lot 14;

THENCE N 33°32'19" E, with the common line of said Lot 17R1 and said Lot 14, 48.61 feet to a capped iron found at the Northwest corner of said Lot 17R1 and the Southwest corner of Lot 16R1;

THENCE S 56°29'42" E, with the common line of said Lot 17R1 and said Lot 16R1, 370.07 feet to a capped iron found in the West line of Farm-To-Market Highway No. 51, said iron being for the Northeast corner of said Lot 17R1 and the Southeast corner of said Lot 16R1;

THENCE S 33°31'44" W, with the West line of said Farm-To-Market Highway No. 51, 215.42 feet to a capped iron found at the intersection of the West line of said Farm-To-Market Highway No. 51 and the North line of said Lynch Bend Road and being for the Southeast corner of said Lot 17R1;

THENCE S 89°41'23" W, with the North line of said Lynch Bend Road, 222.26 feet to the POINT OF BEGINNING and containing 2.00 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, S. Jeanine Lindsey and Gina Carpenter, do hereby adopt this plat of the hereinabove described real property as.....

Lots 17R1-A & 17R1-B SOUTHWOOD MANOR City of Springtown E.T.J., Parker County, Texas.

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

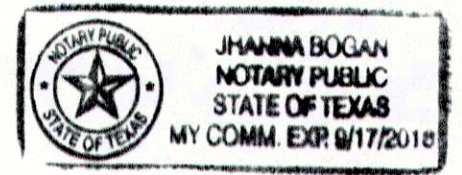
Executed this the 5th day of June 2015. S. Jeanine Lindsey, Gina Carpenter

STATE OF TEXAS | COUNTY OF PARKER |

BEFORE ME, the undersigned authority, on this day personally appeared S. Jeanine Lindsey, 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 June 2015.

Notary Public State of Texas

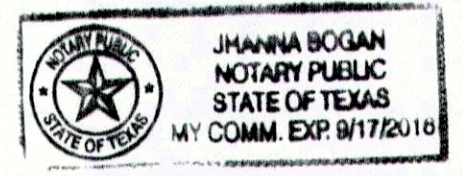


STATE OF TEXAS | COUNTY OF PARKER |

BEFORE ME, the undersigned authority, on this day personally appeared Gina Carpenter, 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 June 2015.

Notary Public State of Texas



PLANNING & ZONING COMMISSION CITY OF SPRINGTOWN, TEXAS May 7, 2015 Sarah Cockburn, Chairman, Horace L. Bennett, Secretary

CITY COUNCIL CITY OF SPRINGTOWN, TEXAS May 19, 2015 Jhanne Bogan, City Secretary

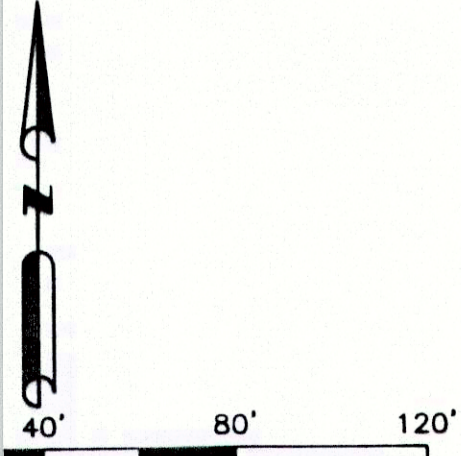
ACCT. NO.: 17620 SCH. DIST.: SP CITY: K-06 MAP NO.:

Re-Plat Showing Lots 17R1-A & 17R1-B SOUTHWOOD MANOR, an Addition to the City of Springtown, Parker County, Texas and being a re-plat of Lot 17R1, SOUTHWOOD MANOR, an addition in Parker County, Texas and within the E.T.J. of the City of Springtown, Parker County, Texas, according to the plat thereof recorded in Cabinet C, Slide 205, Plat Records, Parker County, Texas.

BEARING PER PLAT. RESEARCH WAS PERFORMED TO DETERMINE VARY LOCATIONS OF THIS PROPERTY. THIS IS NOT PURPORT TO SHOW ALL EASEMENTS & MATTERS THAT A COMPLETE TITLE SEARCH WOULD REVEAL. PROPERTY CORNERS ARE 1/4" IRONS SET, UNLESS NOTED. PROPERTY LIES WITHIN THE E.T.J. OF THE CITY OF SPRINGTOWN, PARKER COUNTY, TEXAS. TO THE F.L.R. MAP, PANEL NO. 175-E, DATED SEPTEMBER 26, 2008, PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD ZONE. THERE SHALL BE NO TREE, SHRUB, PLANT, SIGN, SOIL, FENCE, WALL OR OTHER NEW OBSTRUCTION PLACED ON THE PROPERTY HAVING A HEIGHT GREATER THAN TWO (2) FEET WITHIN A TRIANGLE. THIS HEIGHT SHALL BE MEASURED FROM A LINE DRAWN BETWEEN THE TOP OF CURB OR EDGE OF PAVEMENT OF BOTH STREETS OR THE TOP OF CURB OR EDGE OF ONE STREET AND THE TOP OF CURB OR EDGE OF THE OTHER STREET.

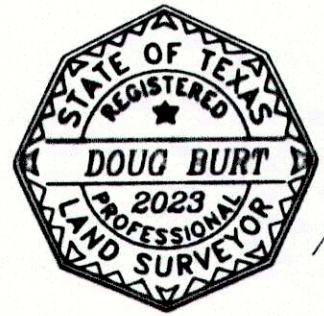
OWNER: PINNACLE BANK, a Texas Banking Corporation. Executed by Tiffany Haas, Notary Public, State of Texas, on June 5, 2015.

TIFFANY HAAS, Notary Public, State of Texas, My Comm. Exp. March 26, 2017.



FILED AND RECORDED OFFICIAL PUBLIC RECORDS

Jeanne Brunson, County Clerk, Parker County, Texas, PLAT 201511396 05/08/2015 11 25 AM Fee: 76.00



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, APRIL 17, 2015.

OWNER/DEVELOPER S. JEANINE LINDSEY & GINA CARPENTER 238 BROWDER ROAD SPRINGTOWN, TEXAS 76082

17620.001.017-00