LEGAL DESCRIPTION

Of a 4.446 acres tract of land out of the Leon County School Lands Survey, Abstract No. 798, Parker County, Texas, being all of a called 4.85 acres tract described in Document No. 20170223/5 of the Official Records of Parker County, Texas, and being further described by metes and bounds as follows:

Beginning at a point in line 58th road at the north line of the north line of the north line of the tract, and at the southeast corner of a certain 2.51 acres tract described in Document No. 20160506 of said Official Records for the southwest and beginning corner of this tract. Whence the southwest corner of lot 20 of said Leon County School Lands Survey is called to bear S. 30 deg. 44 min. 27 sec. E. 50.3 feet and S. 09 deg. 14 min. 59 sec. W. 331.6 feet.

Thence N. 30 deg. 44 min. 27 sec. W. 408.07 feet to a set 1/8" iron rod with cap (PRICE SURVEYING) at the northeast corner of said 2.51 acres tract and in a south line of a certain 35 acres tract described in Volume 1114, Page 10 of the Records for the northeast corner of this tract.

Thence N. 30 deg. 44 min. 01 sec. E. 319.62 feet to a point 1/2" iron rod at an east corner of said 35 acres tract for the northeast corner of this tract.

Thence S. 30 deg. 41 min. 00 sec. E. 104.02 feet to a point 1/8" iron rod with cap in the north line of said Land's Survey for the southeast corner of this tract.

Thence S. 05 deg. 15 min. 59 sec. W. 319.08 feet to the beginning of the tract.

SURVEYOR'S CERTIFICATE

This is to certify that PHILIP E. COLVIN, JR., Registered Professional Land Surveyor of the State of Texas, has platted the above tract from an actual survey on the ground and that all lot corners, angles, more, and points of curves are properly marked on the ground, and that said plat correctly represents that survey made by me on MARCH 31, 2017.

PHILIP E. COLVIN, JR., LP, PLS.

PRICE SURVEYING, LP
231 S OAK AVE, MINERAL WELLS, TX 76067
940-325-4841
J117/233
17233A

SURVEYOR

MICHAEL K. RUMBO

OWNERS CERTIFICATE

That we, Michael Scott Rumbo and Kimberly Rumbo, the owners of the land shown herein, do hereby adopt the plan for platting the same according to the lines, the streets, and the elevations shown, and described said plat as an ADDITION to the CITY OF WEATHERFORD, PARKER COUNTY, TEXAS, as shown on the foregoing plan, to hereby plat the property shown herein, said lot to be hereafter known by the lot numbers as indicated.

EXECUTED THIS the 17TH DAY OF AUGUST, 2017

MICHAEL SCOTT RUMBO

KIMBERLY RUMBO

STATE OF TEXAS
COUNTY OF PARKER

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared MICHAEL SCOTT RUMBO and KIMBERLY RUMBO, known to me to be the persons whose signatures appear on the foregoing instrument, and acknowledged to me that he (she) they executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 17TH DAY OF AUGUST, 2017

Notary Public

COUNTY CLERK

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

MINOR PLAT

LOT 1, BLOCK 1

RUMBO ADDITION

BEING A SUBDIVISION OF 4.446 ACRES OUT OF THE LEON COUNTY SCHOOL LANDS SURVEY, ABSTRACT NO. 798, PARKER COUNTY, TEXAS

PLAT DATE: JUNE 27, 2017

20170730-17233-798-000-00