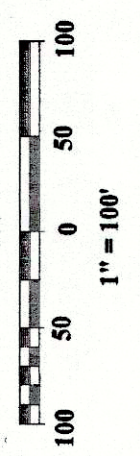


D.P. Construction, LLC, is the owner of a 10.00 acre tract of land in the James Leonard Survey, Abstract No. 813, Parker County, Texas and being a portion of that certain 22.01 acre tract of land as described in deed to Gene Browder as recorded in Volume 2018, Page 20 Official Records of Parker County, Texas and being more particularly described as follows:
 BEGINNING at a 3/4" iron rod found at the northwest corner of said 22.0 acre tract and said iron rod being called by deed North, 1377.2 feet and West, 1242.9 feet from the southeast corner of said James Leonard Survey;
 THENCE S 89°16'26" E along the north line of said Browder tract and passing a fence corner post at 574.44 feet and continuing in all a distance of 604.47 feet to a P.K. Nail in the asphalt of Old Springtown Road;
 THENCE S 07°35'26" E along said Old Springtown Road a distance of 673.94 feet to a P.K. Nail in the asphalt;
 THENCE N 89°16'26" W leaving said Old Springtown Road and passing a 1/2" iron rod found at 25.62 feet and continuing in all a distance of 701.96 feet to a 1/2" iron rod found in the west line of said Browder tract;
 THENCE N 00°43'37" E along said west line a distance of 666.85 feet to the Point of Beginning and containing in all 435,588 square feet or 10.00 acres of land.



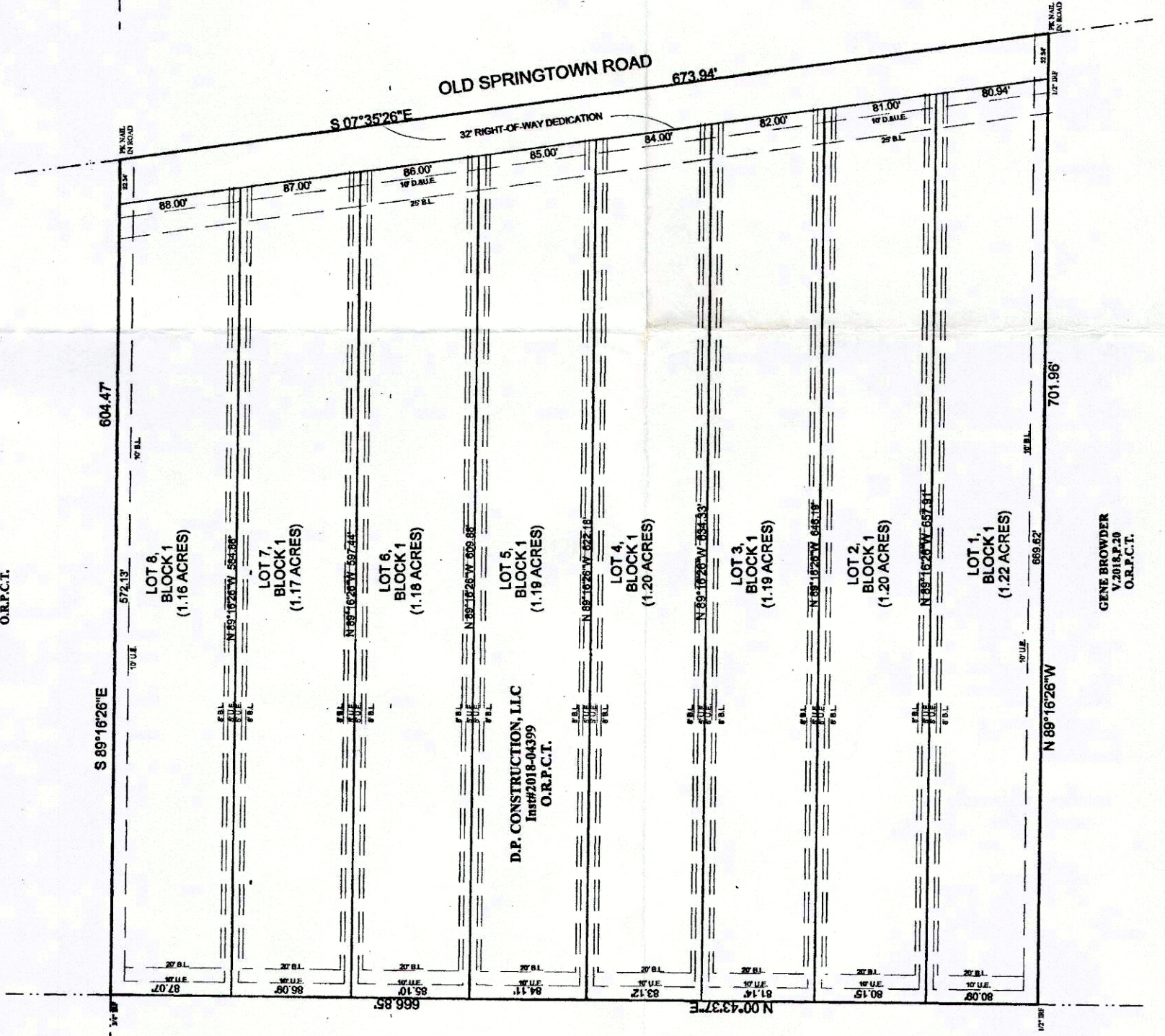
UTILITY LEGEND

- ⊙ SEPTIC
- ⊠ TELEPHONE RISER
- ⊡ BURIED CABLE MARKER
- ⊞ WATER VALVE
- ⊗ AIR CONDITIONER
- ⊠ WATER LINE SON
- ⊞ POWER POLE
- ⊞ FIRE HYDRANT
- ⊞ IRON ROD FOUND
- ⊞ GAS MARKER
- ⊞ GAS METER
- ⊞ WATER METER
- ⊞ TRANSFORMER

MAURICE C &
 STEAN LINDSEY
 O.R.P.C.T.

D.P. CONSTRUCTION, LLC
 Int#2018-04399
 O.R.P.C.T.

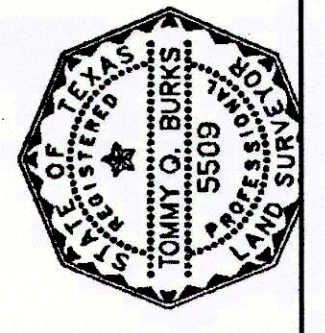
GENE BROWDER
 O.R.P.C.T.



UTILITY EASEMENTS
 ANY PUBLIC UTILITY, INCLUDING PARKER COUNTY, SHALL HAVE THE RIGHT TO MOVE, AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCES, TREES, SHRUBS, OR OTHER GROWTHS OR IMPROVEMENTS ON THIS PLAT. ANY UTILITY OR PUBLIC UTILITY SHALL HAVE THE RIGHT TO MAINTAIN, OPERATE, REPAIR, REPLACE, OR REMOVE ANY UTILITY, INCLUDING PARKER COUNTY, SHALL HAVE THE RIGHT AT ALL TIMES OF ACCESS AND EGRESS TO AND FROM AND UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING AND ADJUDICATING THE OPERATION OF ANY UTILITY.
SEWER EASEMENT RESTRICTION
 NO CONSTRUCTION OR FILING WITHOUT THE WRITTEN APPROVAL OF THE PARKER COUNTY COMMISSIONER'S COURT. SHALL BE ALLOWED WITHIN A DRAINAGE EASEMENT. NO CONSTRUCTION TO THE NATURAL FLOW OF WATER SHALL OCCUR.
NOTICE
 DUE TO UNKNOWN LOCATIONS OF UNDERGROUND UTILITIES, IN PARTICULAR GAS AND OIL FACILITIES, THE DEVELOPER IS TO MAKE KNOWN ALL LOCATIONS OF EXISTING PIPELINE AND/OR EASEMENTS, INCLUDING BLANKET EASEMENTS, ACROSS THE PROPERTY.
PUBLIC OPEN SPACE RESTRICTION
 NO STRUCTURE OBJECT, OR PART OF ANY THE ANY OBJECT, WITHIN THIRTY (30) FEET ABOVE THE CROWN OF THE ROADS, INCLUDING, BUT NOT LIMITED TO SIGNAGE, SHALL BE CONSTRUCTED WITHIN THE PUBLIC OPEN SPACE EASEMENT AS SHOWN ON THE PLAN. THESE OPEN SPACE EASEMENTS WILL REMAIN IN EFFECT UNTIL VACATED BY A COURT ORDER ISSUED BY THE COMMISSIONER'S COURT OF PARKER COUNTY.

- RESERVATION RESTRICTIONS**
1. SEWER EASEMENT IS BY MEANS OF WHITE FACILITY. A PRIVATE MUST BE OBTAINED FOR EACH LOT.
 2. PRIVATE SEWER FACILITY MUST BE INSTALLED IN THE LOT WITHIN THIRTY (30) FEET OF THE FACILITY CENTERLINE.
 3. ALL LOTS MUST BE SUBMITTED TO THE UTILITY ENGINEER FOR REVIEW AND APPROVAL OF THE UTILITY ENGINEER.
 4. PRIVATE SEWER FACILITY, ALL OTHER APPROVED BY THE UTILITY ENGINEER. THESE FACILITIES SHALL BE INSTALLED BY THE PROPERTY OWNER.
 5. THE UTILITY ENGINEER SHALL BE CONTACTED TO OBTAIN THE NECESSARY PERMITS AND APPROVALS FROM THE UTILITY ENGINEER.
 6. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY PERMITS AND APPROVALS FROM THE UTILITY ENGINEER.
 7. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY PERMITS AND APPROVALS FROM THE UTILITY ENGINEER.

SURVEYORS CERTIFICATE
 I, the undersigned, a Professional Land Surveyor in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.
 The word certify as used in various forms herein is understood to be an expression of Professional opinion by the surveyor based on his best knowledge, information, and belief.



Tommy O. Burks
 Registered Professional Land Surveyor No. 5509
 Burks Land Surveying
 223 CR 1260
 Decatur, TX 76234

FILED AND RECORDED
 OFFICIAL PUBLIC RECORDS

Jeane Brunner
 201809044
 04/20/2018 11:37 AM
 Fee: 76.00
 County Clerk
 Parker County, Texas

RESERVATION RESTRICTIONS

1. SEWER EASEMENT IS BY MEANS OF WHITE FACILITY. A PRIVATE MUST BE OBTAINED FOR EACH LOT.
2. PRIVATE SEWER FACILITY MUST BE INSTALLED IN THE LOT WITHIN THIRTY (30) FEET OF THE FACILITY CENTERLINE.
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7. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY PERMITS AND APPROVALS FROM THE UTILITY ENGINEER.

THE PLANNING AND ZONING COMMITTEE OF THE CITY OF SPRINGTOWN, TEXAS HAS REVIEWED AND APPROVED THIS PLAT AND APPROVED IT FOR FILING OF RECORD.
 BY: *Daryl Cochran* CHAIRMAN
 ATTEST: *Ashley Stewart* SECRETARY

NOCT. NO. 19219
 SCH. DIST. 8-5
 CITY: 7-16
 MAP NO.



STATE OF TEXAS
 COUNTY OF PARKER
 BEFORE ME, the undersigned authority, on this day personally appeared Doug Parr, representative of D.P. Construction, LLC, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration expressed and in the capacity therein stated.
 GIVEN UNDER MY HAND AND SEAL OF OFFICE on this 11 day of APRIL, 2018
Cynthia Marie Dodson
 Notary Public
 Commission expires: 02-07-2019

And designated herein as Lots 1 thru 6, Block 1, Aubrey Trails Addition a subdivision in Parker County, Texas, and whose name is subscribed herein, hereby dedicate to the use of the public forever all streets, alleys, paths, water courses, drains, easements, rights-of-way and public places thereon shown for the purposes and consideration therein expressed.
 Doug Parr (representative)
 4-11-18
 D.M.

FINAL PLAT
 OF
 LOTS 1-8, BLOCK 1
 OF THE
 AUBREY TRAILS ADDITION
 IN THE
 JAMES LEONARD SURVEY, ABSTRACT NO. 813
 SITUATED IN THE
 PARKER COUNTY, TEXAS
 PROPOSED USAGE: RESIDENTIAL
 10.00 ACRES
 SPRINGTOWN ETJ
 PREPARED BY:
 BURKS LAND SURVEYING
 223 CR 1260
 DECATUR, TEXAS 76234
 817-238-4177
 E-MAIL: nlurvey@burks.com
 APRIL 2018

2018.001.003.00

E710
 E700