

OWNER LOTS 1,3&4:  
AMBER KAY COLLINS

OWNERS LOT 2:  
RAY HARRIS A SINGLE MAN  
AND  
DORTHEA L. HARRIS A SINGLE  
WOMAN

21190.008.000.00  
21190.008.001.00  
21190.008.000.50

11386  
WE  
H-21  
SWE

FINAL PLAT  
Lots 1-4, Block 1  
COLLINS ACRES  
ADDITION  
Parker County, Texas,  
Being a plat of 20.368  
acre situated in the  
T.J. SHAW SURVEY,  
Abst. No. 1190, Parker  
County, Texas.

STATE OF TEXAS  
COUNTY OF PARKER

APPROVED by the Commissioners Court of Parker County, Texas

on the 12<sup>th</sup> day of June, 2023

County Judge

George A Conley  
County Commissioner Precinct #1

Janet Hester  
County Commissioner Precinct #2

Sam Walden  
County Commissioner Precinct #3

Theresa  
County Commissioner Precinct #4

Bearings correlated to the GPS network NAD83, North Central Texas Zone 4202.

This plat represents property which has been platted without groundwater certification as prescribed in Texas Local Government Code Section 232.0032. Buyer is advised to question seller as to the groundwater availability.

It is the contractors responsibility to call 1-800-DIG-TESS before trenching on the subject site.

ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP, MAP NUMBER 48367C0525F, MAP REVISED APRIL 5, 2019 THIS PROPERTY LIES WITHIN ZONE X, ZONE X BEING AREA OF MINIMAL FLOOD HAZARD.

WASTEWATER BY INDIVIDUAL PRIVATE SEPTIC SYSTEMS.

WATER SOURCE BY INDIVIDUAL PRIVATE WELLS.

This property is not located within the E.T.J. of any City or Town.

By: ETJ City Deferred platting, Jr

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WOMAN

STATE OF TEXAS  
COUNTY OF PARKER  
KNOW ALL MEN BY THESE PRESENTS That Amber Kay Collins and Ray Harris and Dorthea L. Harris acting by and through the undersigned, it's duly authorized agent, is the owners of the following real property, to wit:

Being two tracts situated in the T.J. SHAW SURVEY, Abst. No. 1190, Parker County, Texas being that certain tract of land described in deed to Ray Harris, a single man and Dorthea L. Harris, a single woman recorded in Document Number 202140035, Official Public Records, Parker County, Texas and a portion of that certain tract of land described in deed to Amber Kay Collins by deed recorded in Book 2593, Page 1731, Official Public Records, Parker County, Texas. Said two tracts being combined for metes and bounds described, as follows:

Beginning at a concrete monument found being per deed call the southwest corner of the JOHN GLAZE SURVEY;

THENCE South 59 degrees 25 minutes 15 seconds West, 1259.56 feet to a point in the east line of Farm To Market Highway No. 51;

THENCE North 25 degrees 08 minutes 34 seconds West, along the east line of said Farm To Market Highway No. 51, 667.30 feet to a point at the beginning of a curve to the right whose radius is 1372.40 feet and whose long chord bears North 16 degrees 39 minutes 03 seconds West, 368.64 feet;

THENCE Continuing along the east line of said Farm To Market Highway NO. 51, along said curve in a northerly direction through a central angle of 15 degrees 26 minutes 13 seconds, a distance of 369.76 feet to a 5/8" iron found;

THENCE North 88 degrees 42 minutes 55 seconds East, 1272.39 feet to a 3" steel fence post found;

THENCE South 30 degrees 16 minutes 59 seconds East, 399.53 feet to the POINT OF BEGINNING and containing 20.368 acres of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That Amber Kay Collins and Ray Harris and Dorthea L. Harris acting by and through the undersigned, it's duly authorized agent, does hereby adopt this Plat of the hereinabove described real property to be designated as.....

Lots 1-4, Block 1  
COLLINS ADDITION  
Parker County, Texas

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

Executed this the 4<sup>th</sup> day of May, 2023  
Amber Kay Collins  
Amber Kay Collins

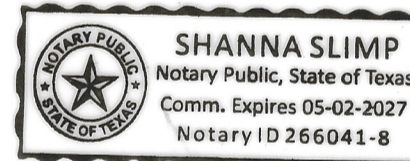
STATE OF TEXAS  
COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day appeared personally, Amber Kay Collins, known to me as the person whose name is subscribed to the above and foregoing instrument and acknowledged to me that considerations therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this 4<sup>th</sup> day of May, 2023

Shanna Slimp  
Notary Public, Parker County, Texas  
My commission expires

Executed this the 4<sup>th</sup> day of May, 2023.



Executed this the 4<sup>th</sup> day of May, 2023  
Ray Harris  
Ray Harris

STATE OF TEXAS  
COUNTY OF PARKER

BEFORE ME, the undersigned authority, on this day appeared personally, Ray Harris, known to me as the person whose name is subscribed to the above and foregoing instrument and acknowledged to me that considerations therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this 4<sup>th</sup> day of May, 2023

Shanna Slimp  
Notary Public, Parker County, Texas  
My commission expires 5-2-2027

Executed this the 4<sup>th</sup> day of May, 2023.

Executed this the 3<sup>rd</sup> day of May, 2023

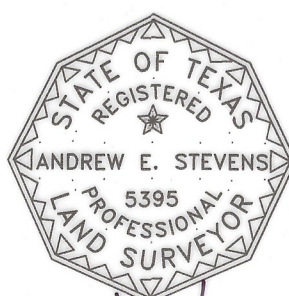
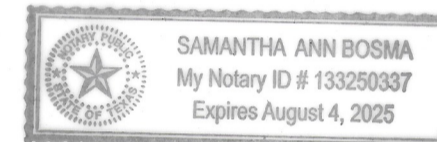
STATE OF TEXAS  
COUNTY OF ~~Parker~~ Tarrant

BEFORE ME, the undersigned authority, on this day appeared personally, Dorthea L. Harris, known to me as the person whose name is subscribed to the above and foregoing instrument and acknowledged to me that considerations therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this 3<sup>rd</sup> day of May, 2023

Shanna Slimp  
Notary Public, ~~Parker~~ County, Texas, Tarrant County  
My commission expires August 4<sup>th</sup>, 2025

Executed this the 3<sup>rd</sup> day of May, 2023.



THE PLAT HEREON WAS PREPARED FROM AN ACTUAL SURVEY ON THE GROUND OF THE LEGALLY DESCRIBED PROPERTY AS SHOWN HEREON.

Andrew E. Stevens  
ANDREW E. STEVENS  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 5395  
APRIL, 19, 2023

F504

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle

202315242  
06/13/2023 09:13 AM  
Fee: 80.00  
Lila Deakle, County Clerk  
Parker County, TX  
PLAT

SHEET 2 OF 2

FINAL PLAT  
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COLLINS ADDITION

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