

STATE OF TEXAS
 COUNTY OF PARKER
 APPROVED BY THE COMMISSIONER OF THE COURT OF PARKER COUNTY, TEXAS, THIS 27th DAY OF June, 2019.
 COUNTY JUDGE

George A. Conley
 COMMISSIONER PRECINCT #1
Jim Wald
 COMMISSIONER PRECINCT #3

Abner
 COMMISSIONER PRECINCT #2
Steve
 COMMISSIONER PRECINCT #4

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, TWIN A HOLDING, LLC, ACTING HEREIN DO(ES) HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN ABOVE DESCRIBED REAL PROPERTY AS LOTS 31R, 34R1, 34R2, 35R1, & 35R2, CRAZY HORSE RANCHOS, AN ADDITION TO PARKER COUNTY, TEXAS; AND DOES HEREBY DEDICATE TO THE PUBLIC'S USE THE STREETS, ALLEYS, PARKS, AND EASEMENTS SHOWN THEREON.

THIS PLAT APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS AND RESOLUTIONS OF PARKER COUNTY, TEXAS.

WITNESS, MY HAND, THIS THE 27th DAY OF June, 2019.
 BY:

R. G. Goli
 NAME/TITLE

STATE OF TEXAS
 COUNTY OF PARKER

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED *Kou Charles E.*, 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 PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 27th DAY OF June, 2019.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

JOSHUA J. ANDERSON
 Notary Public, State of Texas
 Comm. Expires 07-15-2020
 Notary ID 130741161

SURVEYORS DESCRIPTION:

BEING A 5.326 ACRES TRACT, BEING ALL OF LOTS 31, 34, AND 35, CRAZY HORSE RANCHOS, AN ADDITION TO PARKER COUNTY, TEXAS; ACCORDING TO THE PLAT AS RECORDED IN VOLUME 360-A, PAGE 57, PLAT RECORDS, PARKER COUNTY, TEXAS; BEING ALL OF THOSE CERTAIN TRACTS OF LAND AS CONVEYED IN DOC#201915380 & DOC#201915353, OFFICIAL PUBLIC RECORDS, PARKER COUNTY, TEXAS; BRING FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

THE FOLLOWING BEARINGS, DISTANCES, AND/OR AREAS DERIVED FROM GNSS OBSERVATIONS PERFORMED BY TEXAS SURVEYING, INC. AND REFLECT N.A.D. 1983, TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202, (GRID)

BEGINNING AT A FOUND 1/2" IRON ROD, IN THE CALLED EAST LINE OF OAK DRIVE, AT THE SOUTHWEST CORNER OF THAT CERTAIN LOT 36, OF SAID CRAZY HORSE RANCHOS ADDITION AND AT THE NORTHWEST CORNER OF SAID LOT 35, FOR THE NORTHWEST AND BEGINNING CORNER OF THIS TRACT.

THENCE S 89°07'50" E 403.60 FEET ALONG THE SOUTH LINE OF SAID LOT 36 AND THE NORTH LINE OF SAID LOT 35 TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", AT THE NORTHWEST CORNER OF SAID LOT 35 AND IN THE CALLED WEST LINE OF BEECH STREET, FOR THE NORTHERNMOST CORNER OF THIS TRACT.

THENCE ALONG THE CALLED WEST LINE OF SAID BEECH STREET THE FOLLOWING COURSES AND DISTANCES: S 20°57'41" E 100.00 FEET TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", FOR A CORNER OF THIS TRACT. S 76°00'41" E 40.00 FEET TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", FOR A CORNER OF THIS TRACT. S 20°57'48" E 84.34 FEET TO A FOUND 1/2" IRON ROD, AT THE NORTHEAST CORNER OF THAT CERTAIN LOT 33, OF SAID CRAZY HORSE RANCHOS ADDITION AND AT THE SOUTHWEST CORNER OF SAID LOT 35, FOR THE EASTERNMOST CORNER OF THIS TRACT.

THENCE S 89°23'33" W 300.00 FEET ALONG THE NORTH LINE OF SAID LOT 33 AND ALONG THE SOUTH LINE OF SAID LOT 35 TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", AT THE NORTHWEST CORNER OF SAID LOT 33 AND AT THE NORTHEAST CORNER OF THAT SAID LOT 34, FOR A CORNER OF THIS TRACT.

THENCE S 01°39'43" W 208.61 FEET ALONG THE WEST LINE OF SAID LOT 33 AND ALONG THE EAST LINE OF SAID LOT 34 TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", AT THE SOUTHWEST CORNER OF SAID LOT 33 AND AT THE SOUTHEAST CORNER OF SAID LOT 34, IN THE NORTH LINE OF SAID LOT 31, FOR A CORNER OF THIS TRACT.

THENCE N 89°42'12" E 63.67 FEET ALONG THE SOUTH LINE OF SAID LOT 33 AND ALONG THE NORTH LINE OF SAID LOT 31 TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", AT THE NORTHWEST CORNER OF THAT CERTAIN LOT 32, OF SAID CRAZY HORSE RANCHOS ADDITION AND AT THE NORTHEAST CORNER OF SAID LOT 31, FOR A CORNER OF THIS TRACT.

THENCE S 01°20'05" E 328.40 FEET ALONG THE WEST LINE OF SAID LOT 32 AND ALONG THE EAST LINE OF SAID LOT 31 TO A FOUND 1/2" IRON ROD, AT THE SOUTHWEST CORNER OF SAID LOT 32 AND AT THE SOUTHEAST CORNER OF SAID LOT 31, IN THE CALLED NORTH LINE OF ELM STREET, FOR THE SOUTHEAST CORNER OF THIS TRACT.

THENCE S 76°34'39" W 204.41 FEET ALONG THE CALLED NORTH LINE OF SAID ELM STREET AND ALONG THE SOUTH LINE OF SAID LOT 31 TO A FOUND 1/2" IRON ROD, AT THE SOUTHWEST CORNER OF THAT CERTAIN LOT 30, OF SAID CRAZY HORSE RANCHOS ADDITION AND AT THE SOUTHWEST CORNER OF SAID LOT 31, FOR THE SOUTHWEST CORNER OF THIS TRACT.

THENCE S 01°20'05" E 328.40 FEET ALONG THE WEST LINE OF SAID LOT 32 AND ALONG THE EAST LINE OF SAID LOT 31 TO A FOUND 1/2" IRON ROD, AT THE NORTHWEST CORNER OF SAID LOT 32 AND AT THE NORTHWEST CORNER OF SAID LOT 31, IN THE SOUTH LINE OF SAID LOT 34, FOR A CORNER OF THIS TRACT.

THENCE N 87°48'04" W 319.56 FEET ALONG THE NORTH LINE OF SAID LOT 30 AND ALONG THE NORTH LINE OF THAT CERTAIN LOT 29, OF SAID CRAZY HORSE RANCHOS, AND ALONG THE SOUTH LINE OF SAID LOT 34 TO A FOUND 3/8" IRON ROD, AT THE NORTHERNMOST NORTHWEST CORNER OF SAID LOT 29 AND AT THE SOUTHWEST CORNER OF SAID LOT 34, IN THE CALLED EAST LINE OF SAID OAK DRIVE, FOR THE WESTERNMOST CORNER OF THIS TRACT.

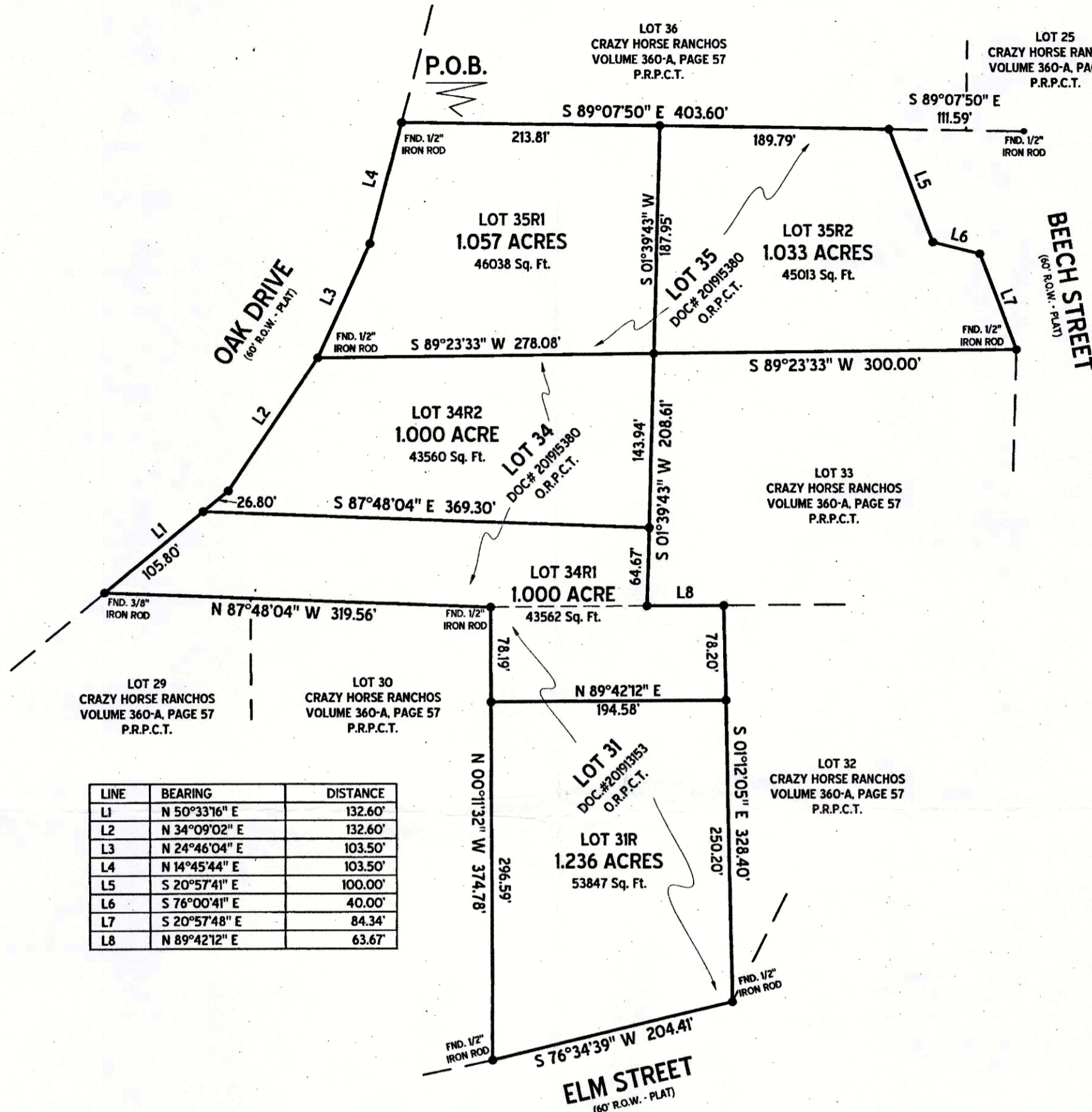
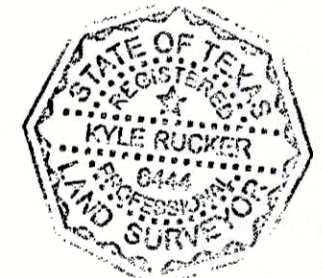
THENCE ALONG THE CALLED EAST LINE OF SAID OAK DRIVE THE FOLLOWING COURSES AND DISTANCES: N 50°33'16" E 132.60 FEET TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", FOR A CORNER OF THIS TRACT. N 34°09'02" E 132.60 FEET TO A FOUND 1/2" IRON ROD, FOR A CORNER OF THIS TRACT. N 24°46'04" E 103.50 FEET TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", FOR A CORNER OF THIS TRACT. N 14°45'44" E 103.50 FEET TO THE POINT OF BEGINNING.

SURVEYORS CERTIFICATE

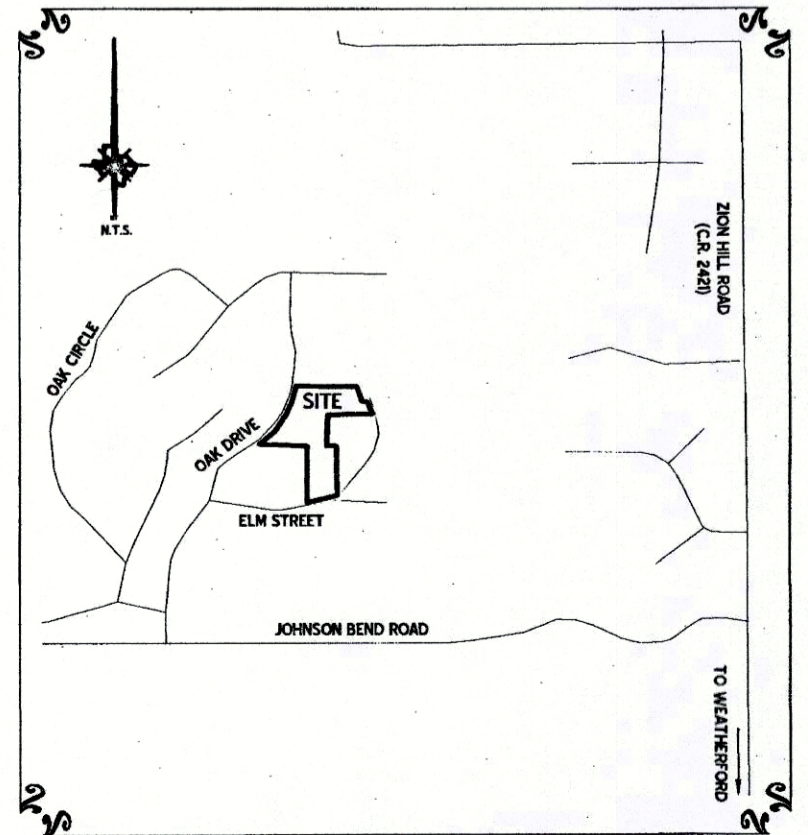
KNOW ALL MEN BY THESE PRESENTS:

THAT I, KYLE RUCKER, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON AS "SET" WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION.

Kyle Rucker
 KYLE RUCKER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6444
 TEXAS SURVEYING, INC. - WEATHERFORD BRANCH
 104 S. WALNUT ST., WEATHERFORD, TX 76086
 WEATHERFORD@TXSURVEYING.COM 817-594-0400
 JUNE 2019 - JN190455P



LINE	BEARING	DISTANCE
L1	N 50°33'16" E	132.60'
L2	N 34°09'02" E	132.60'
L3	N 24°46'04" E	103.50'
L4	N 14°45'44" E	103.50'
L5	S 20°57'41" E	100.00'
L6	S 76°00'41" E	40.00'
L7	S 20°57'48" E	84.34'
L8	N 89°42'12" E	63.67'



FILED AND RECORDED
 OFFICIAL PUBLIC RECORDS
Lila Deakle
 201916904
 07/08/2019 11:10 AM
 Fee: 76.00
 Lila Deakle, County Clerk
 Parker County, Texas
 PLAT

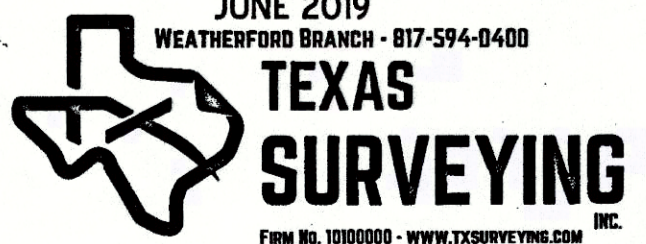
PLAT CAB. E, SLIDE 326

NOTES:

- CURRENTLY THIS TRACT APPEARS TO BE LOCATED WITHIN ONE OR MORE OF THE FOLLOWING AREAS: OTHER AREAS, ZONE "X" - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. ACCORDING TO THE F.I.R.M. COMMUNITY PANEL 48367C0275E, DATED 9/26/2008, FOR UP TO DATE FLOOD HAZARD INFORMATION ALWAYS VISIT THE OFFICIAL F.E.M.A. WEBSITE AT (WWW.FEMA.GOV).
- UNDERGROUND UTILITIES WERE NOT LOCATED DURING THIS SURVEY. CALL 1-800-DIG-TESS AND/OR UTILITY PROVIDERS BEFORE EXCAVATION OR CONSTRUCTION.
- ALL CORNERS ARE SET 1/2" IRON ROD WITH BLUE PLASTIC CAP STAMPED "TEXAS SURVEYING INC", UNLESS OTHERWISE NOTED.
- NO PORTION OF THIS TRACT LIES WITHIN THE EXTRA TERRITORIAL JURISDICTION OF ANY CITY OR TOWN.
- WATER IS TO BE PROVIDED BY PRIVATE WATER SUPPLY COMPANY.
- SANITARY SEWER IS TO BE PROVIDED BY PRIVATE ONSITE SEPTIC FACILITIES.
- PLEASE CONSULT ALL APPLICABLE GOVERNING ENTITIES REGARDING RULES & REGULATIONS, THAT MAY AFFECT CONSTRUCTION AND/OR DEVELOPMENT OF THIS PROPERTY.
- SPECIAL NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY AND STATE LAWS, AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.

ACCT. NO.: 11620
 SCH. DIST.: PC
 CITY: GTD
 MAP NO.:

PRELIMINARY REPLAT
 LOTS 31R, 34R1, 34R2, 35R1, 35R2,
 CRAZY HORSE RANCHOS
 AN ADDITION TO PARKER COUNTY, TEXAS.
 BEING ALL OF LOTS 31, 34, AND 35, CRAZY HORSE
 RANCHOS, AN ADDITION TO PARKER COUNTY,
 TEXAS; ACCORDING TO THE PLAT AS RECORDED IN
 VOLUME 360-A, PAGE 57, PLAT RECORDS,
 PARKER COUNTY, TEXAS.



11620.001.031.00 11620.001.034.00 11620.001.035.00