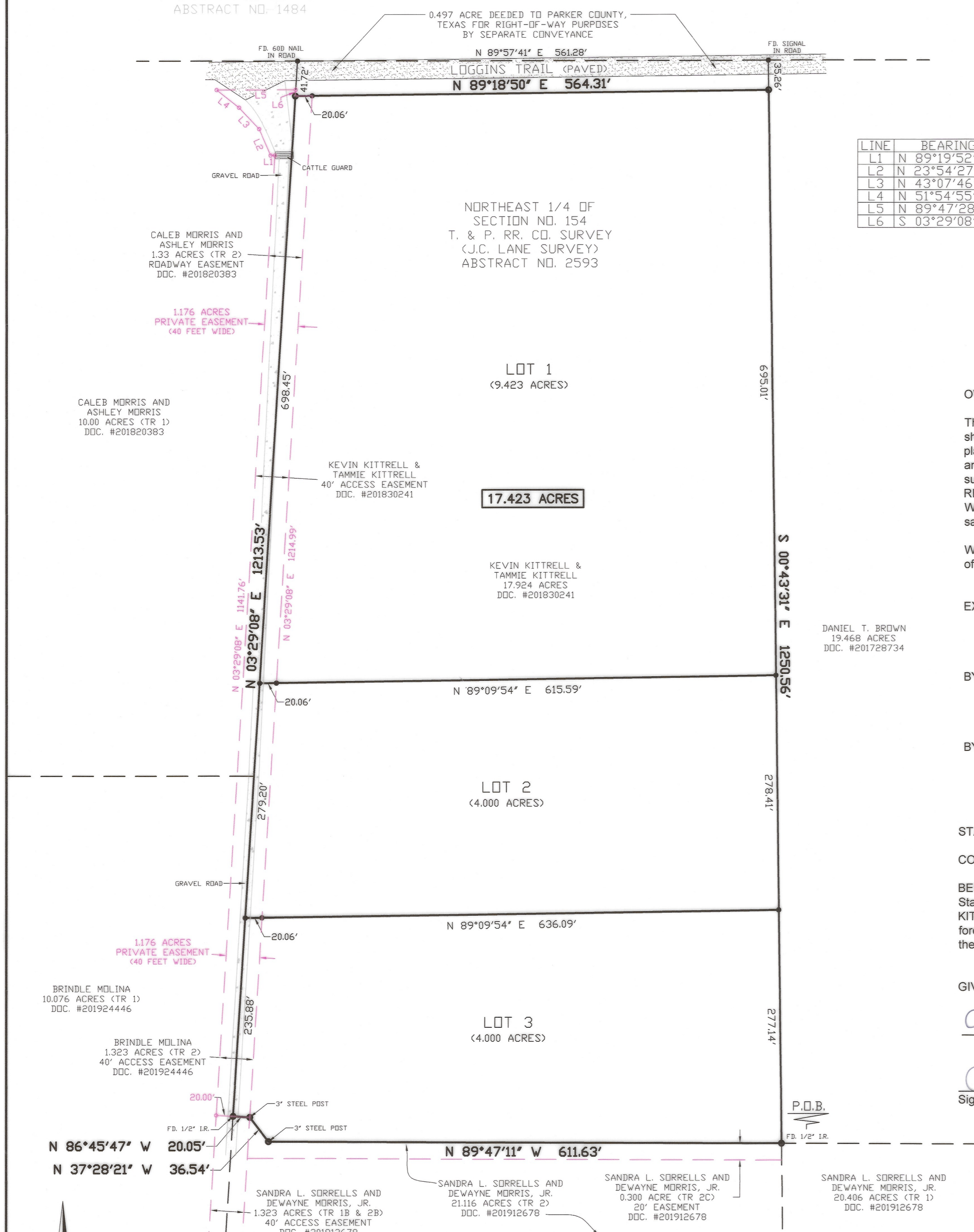


LEGAL DESCRIPTION

Of a 17.423 acres tract of land out of the Northeast 1/4 of Section No. 154, T. & P. RR. Co. Survey (J.C. Lane Survey), Abstract No. 2593, Parker County, Texas; being part of a certain 17.924 acres tract described in Document No. 201830241 of the Official Public Records of Parker County, Texas; and being further described by metes and bounds as follows:
Beginning at a found 1/2" iron rod at the southeast corner of said 17.924 acres tract and at the northeast corner of a certain 21.116 acres tract (Tract 2) described in Document No. 201912678 of said Official Public Records and at the southwest corner of a certain 19.468 acres tract described in Document No. 201728734 of said Official Public Records for the southeast and beginning corner of this tract. Whence the southeast corner of said J.C. Lane Survey is called to bear S. 44 deg. 38 min. 38 sec. E. 1900.72 feet.
Thence N. 89 deg. 47 min. 11 sec. W. 611.63 feet to a 3" steel post at a corner of said 21.116 acres tract for the most southerly southwest corner of this and said 17.924 acres tract.
Thence N. 37 deg. 28 min. 21 sec. W. 36.54 feet to a 3" steel post at a corner of said 21.116 acres tract for a corner of this and said 17.924 acres tract.
Thence N. 86 deg. 45 min. 47 sec. W. 20.05 feet to a found 1/2" iron rod at the northwest corner of said 21.116 acres tract for the most westerly southwest corner of this and said 17.924 acres tract.
Thence N. 03 deg. 29 min. 08 sec. E. 1213.53 feet along the west line of said 17.924 acres tract to a set 1/2" iron rod with cap (PRICE SURVEYING) in the south right of way line of Loggins Trail (paved) for the northwest corner of this tract. Whence a found 60D nail at the northwest corner of said 17.924 acres tract bears N. 03 deg. 29 min. 08 sec. E. 41.72 feet.
Thence N. 89 deg. 18 min. 50 sec. E. at 20.06 feet pass a set 1/2" iron rod and in all 564.31 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the east line of said 17.924 acres tract and in the west line of said 19.468 acres tract for the northeast corner of this tract. Whence a found signal at the northeast corner of said 17.924 acres tract bears N. 00 deg. 43 min. 31 sec. W. 35.26 feet.
Thence S. 00 deg. 43 min. 31 sec. E. 1250.56 feet to the place of beginning.

LINE	BEARING	DISTANCE
L1	N 89°19'52" W	5.04'
L2	N 23°54'27" W	34.21'
L3	N 43°07'46" W	34.92'
L4	N 51°54'55" W	33.83'
L5	N 89°47'28" E	94.19'
L6	S 03°29'08" W	7.53'



NORTHEAST 1/4 OF SECTION NO. 154
T. & P. RR. CO. SURVEY
(J.C. LANE SURVEY)
ABSTRACT NO. 2593

LOT 1
(9.423 ACRES)

17.423 ACRES

KEVIN KITTRELL & TAMMIE KITTRELL
17.924 ACRES
DOC. #201830241

LOT 2
(4.000 ACRES)

LOT 3
(4.000 ACRES)

OWNER'S CERTIFICATE

That We, KEVIN KITTRELL and TAMMIE KITTRELL, the owners of the land shown hereon, of which there is no lien holder, do hereby adopt this plan for platting the same according to the lines, lots, streets and easements shown, and designate said plat as LOGGINS TRAIL ACRES. This plat being a subdivision of 17.423 acres out of the Northeast 1/4 of Section No. 154, T. & P. RR. Co. Survey (J.C. Lane Survey), Abstract No. 2593, Parker County, Texas. We, by the recordation of this plat, do hereby plat the property shown hereon, said lots to be hereafter known by the lot numbers as indicated hereon.

We do hereby certify that this tract is not within the Extraterritorial Jurisdiction of any Incorporated City or Town.

EXECUTED THIS THE 6 DAY OF January, 2022

BY: Kevin Kittrell
KEVIN KITTRELL

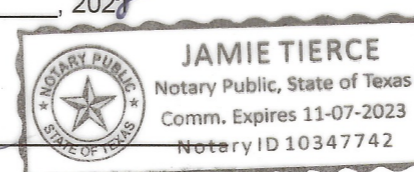
BY: Tammie Kittrell
TAMMIE KITTRELL

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 KEVIN KITTRELL and TAMMIE KITTRELL known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office on this 6 day of

January, 2022
Jamie Tierce
Signature



SURVEYOR'S CERTIFICATE

This is to certify that I, PHILIP E. COLVIN, JR., Registered Professional Land Surveyor of the State of Texas, have platted the above tract from an actual survey on the ground and that all lot corners, angle points, and points of curves are properly marked on the ground, and that this plat correctly represents that survey made by me or under my direct supervision on SEPTEMBER 3, 2021.

Philip E. Colvin, Jr.
Philip E. Colvin, Jr., R.P.L.S. No. 6258
JN211072 20640.crd
FN2109116 FN2109119



THE STATE OF TEXAS
COUNTY OF PARKER
APPROVED BY THE COMMISSIONER'S COURT OF PARKER COUNTY, TEXAS,
ON THIS THE 10th DAY OF January, 2021.

Parla
COUNTY JUDGE

George A. Conley
COMR. PRECINCT #1

Craig
COMR. PRECINCT #2

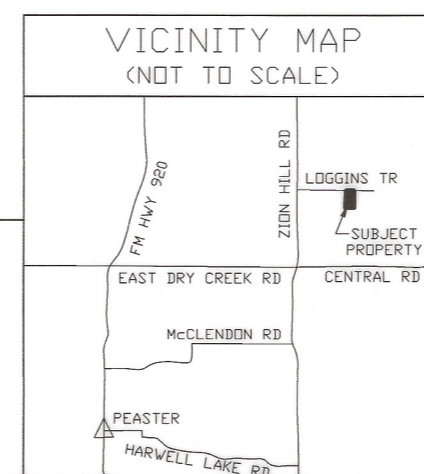
Sam
COMR. PRECINCT #3

Stacy
COMR. PRECINCT #4

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Lila Deakle
202201182
01/10/2022 04:05 PM
Fee: 76.00
Lila Deakle, County Clerk
Parker County, Texas
PLAT

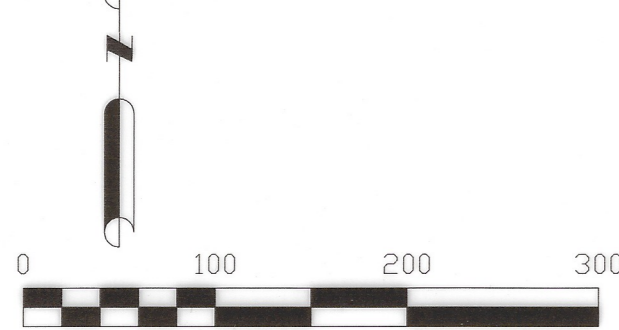


FILED FOR RECORD
PARKER COUNTY, TEXAS PLAT RECORDS
CABINET F, SLIDE 13a
DATE 1/10/2022

DEVELOPER
KEVIN KITTRELL
680 LOGGINS TRAIL
POOLVILLE, TX 76487
817-690-9618

SURVEYOR
PHILIP E. COLVIN, JR.
PRICE SURVEYING
FIRM #10034200
213 SOUTH OAK AVENUE
MINERAL WELLS, TX 76067
940-325-4841

FINAL PLAT
LOGGINS TRAIL
ACRES
LOTS 1 THRU 3
BEING A SUBDIVISION OF 17.423 ACRES OUT OF THE NORTHEAST 1/4 OF SECTION NO. 154, T. & P. RR. CO. SURVEY (J.C. LANE SURVEY), ABSTRACT NO. 2593 PARKER COUNTY, TX
PLAT DATE: NOVEMBER 4, 2021



BEARING BASIS:
TEXAS STATE PLANE COORDINATE SYSTEM, NAD83
NORTH CENTRAL TX ZONE, US SURVEY FOOT
NOTE: ALL DISTANCES ARE SURFACE DISTANCES
NOTE: THIS TRACT IS NOT IN A FLOOD ZONE ACCORDING TO F.I.R.M. MAP NO. 48367C0150E, DATED SEPTEMBER 26, 2008
NOTE: ALL CORNERS ARE SET 1/2" IRON ROD WITH CAP MARKED "PRICE SURVEYING" UNLESS OTHERWISE NOTED
NOTE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF COUNTY REGULATIONS AND STATE LAW AND IS SUBJECT TO FINES OR OTHER PENALTIES
NOTE: THIS PLAT REPRESENTS PROPERTY WHICH HAS BEEN PLATTED WITHOUT A GROUNDWATER CERTIFICATION AS PRESCRIBED IN THE TEXAS LOCAL GOVERNMENT CODE, SECTION 236.0052 - BUYER IS ADVISED TO QUESTION THE SELLER AS TO THE GROUNDWATER AVAILABILITY.
NOTE: WATER WILL BE SUPPLIED PRIVATE WATER WELLS
NOTE: SEWER SERVICE WILL BE ON-SITE SEWER FACILITIES SUBJECT TO APPROVAL BY OFFICIALS OF PARKER COUNTY