

BASE BEARING PER GPS OBSERVATIONS - NORTH TEXAS STATE PLANE 1983, TEXAS NORTH CENTRAL ZONE 4202.

SUFFICIENT RESEARCH WAS PERFORMED TO DETERMINE THE BOUNDARY LOCATIONS OF THIS PROPERTY. EASEMENTS SHOWN HEREON WERE FURNISHED BY FIDELITY NATIONAL TITLE COMPANY, IN TITLE COMMITMENT C.F. NO. FT-2RE-9000381700770-RM, DATED NOVEMBER 27, 2017.

ALL PROPERTY CORNERS ARE CAPPED 1/2" IRONS SET, UNLESS OTHERWISE NOTED.

ACCORDING TO THE F.L.R. MAP, PANEL NO. 48367C0175-E, DATED SEPTEMBER 26, 2008, SUBJECT PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD.

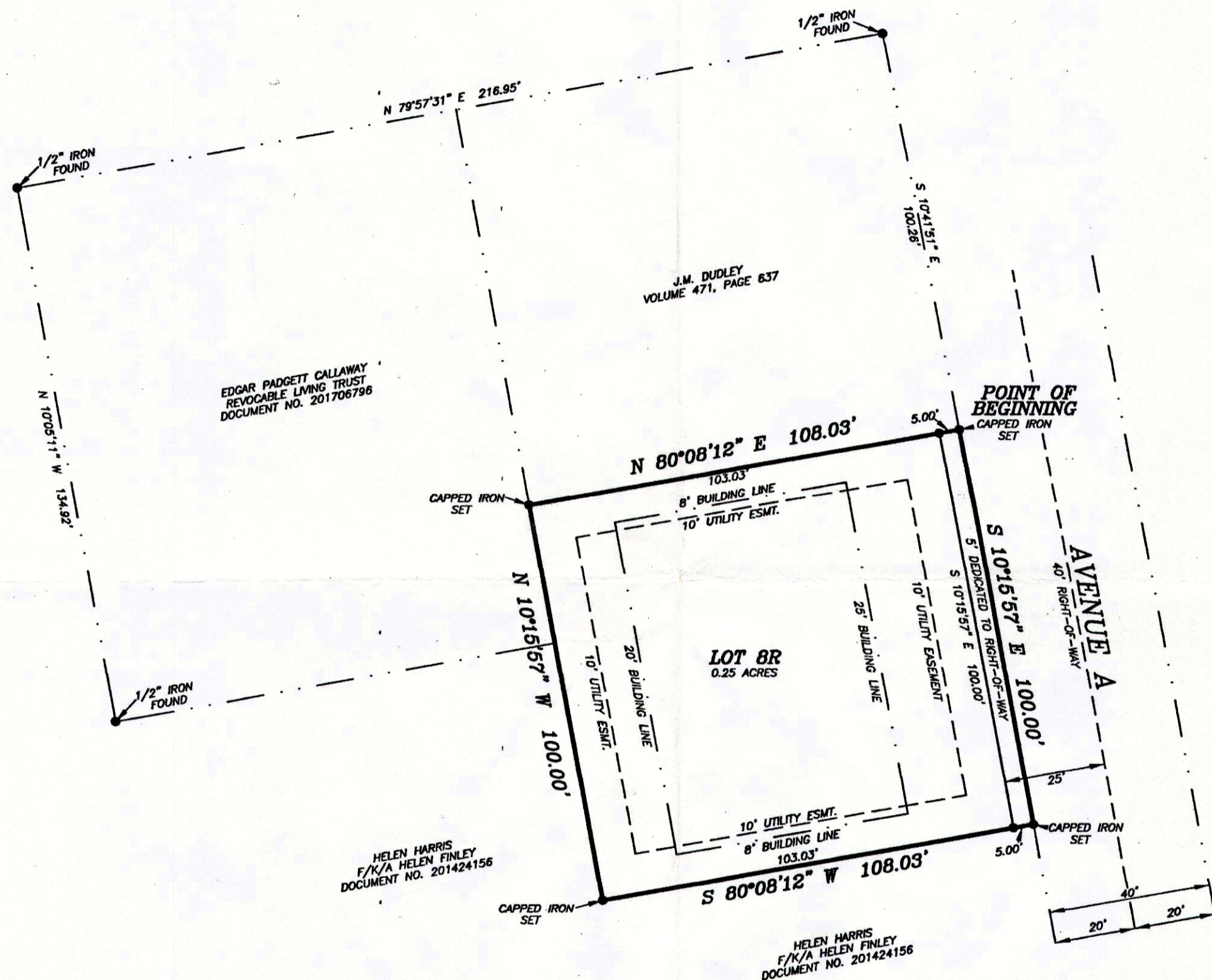
CONTACT 811 FOR EXACT LOCATION OF ALL UNDERGROUND UTILITIES BEFORE DIGGING, TRENCHING, EXCAVATING OR BUILDING.

CITY COUNCIL
CITY OF SPRINGTOWN, TEXAS

January 25, 2018
APPROVAL DATE

James W. Caylor
MAYOR

Jhanna Bogan
CITY SECRETARY



STATE OF TEXAS }
COUNTY OF PARKER }

KNOW ALL MEN BY THESE PRESENTS, Bilberry Properties, Inc., is the owner of the following described real property to wit:

Description for a 0.25 acre tract of land, said tract being a portion of Lot 8, Stacks and Evans Addition, an Addition to the City of Springtown, Parker County, Texas, according to the plat recorded in Volume 29, Page 641, Plat Records, Parker County, Texas, said tract being the same tract of land described in deed to Bilberry Properties, Inc., recorded in Document No. 201730777, Real Records, Parker County, Texas and being more particularly described as follows:

BEGINNING at a capped iron set in the West line of Avenue A, said iron being for the Northeast corner of said Lot 8;

THENCE S 10°15'57" E, with the West line of said Avenue A, 100.00 feet to a capped iron set

THENCE S 80°08'12" W, 108.03 feet to a capped iron set;

THENCE N 10°15'57" W, 100.00 feet to a capped iron set;

THENCE N 80°08'12" E, 108.03 feet to the POINT OF BEGINNING and containing 0.25 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, Bilberry Properties, Inc., does hereby adopt this plat of the hereinabove described real property as.....

Lot 8R,
Stacks and Evans
City of Springtown, Parker County, Texas.

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

Executed this the 5th day of February, 2018.

Wendell Bilberry
Wendell Bilberry

STATE OF TEXAS }
COUNTY OF PARKER }

BEFORE ME, the undersigned authority, on this day personally appeared Wendell Bilberry, 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 purposes and considerations expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 5th day of February, 2018.

Jhanna Bogan
Notary Public State of Texas

JHANNA BOGAN
NOTARY PUBLIC STATE OF TEXAS
MY COMM. EXPIRES 9/17/2020
NOTARY ID 1218653-7

ACCT. NO.: 17895
SCH. DIST.: 50
CITY: ASD
MAP NO.: K-5

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Jeanne Brunson
201803507
02/15/2018 03:01 PM
Fee: 75.00
Jeanne Brunson, County Clerk
Parker County, Texas
PLAT

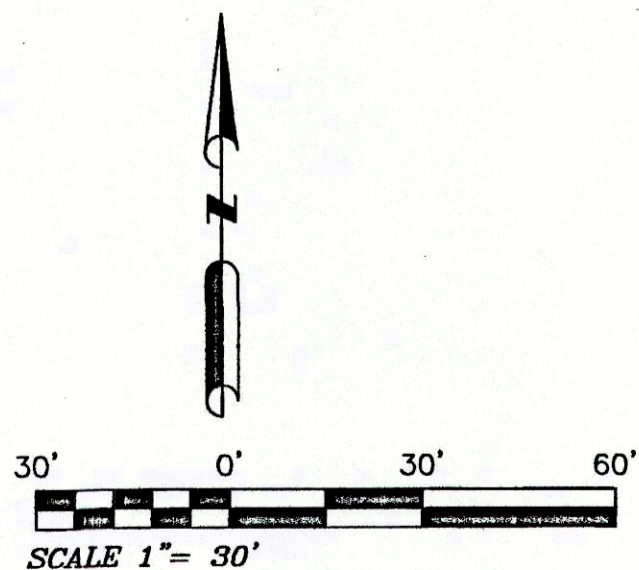


THE PLAT HEREON WAS PREPARED FROM AN ACTUAL SURVEY OF THE GROUND, SURVEY OF THE PROPERTY SHOWN HEREON.

Doug Burt
DOUG BURT
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 2023
DECEMBER 12, 2017

17895.001.008.00

PLAT REVISION
Showing Lot 8R
Stacks and Evans Addition,
an Addition to the City of Springtown and being
0.25 acres of land and being a revision of a
portion of Lot 8, Stacks and Evans Addition,
recorded in Volume 29, Page 641, Deed Records,
Parker County, Texas.



NRB SURVEYING, PLLC
P.O. BOX 454
SPRINGTOWN, TEXAS, 76082
RSB# 817-584-9027
surveyrequest@nrbsurveying.com
FIRM NO. 10186800

OWNER/DEVELOPER:
BILBERRY PROPERTIES, INC.
400 SW GORDON, STE. 333
BURLESON, TEXAS 76028

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