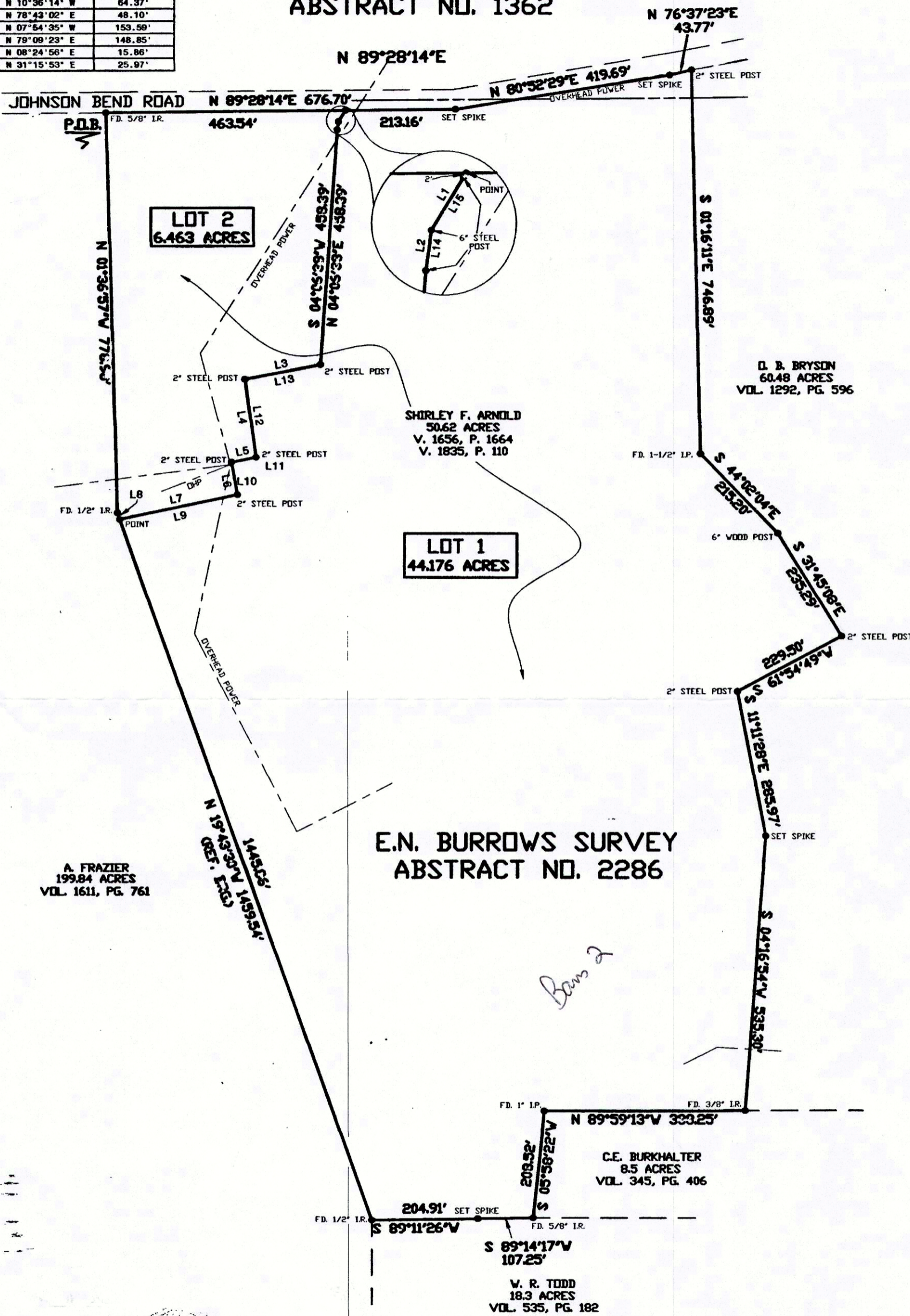


Course	Bearing	Distance
L1	S 31°15'53" W	25.97'
L2	S 08°24'56" W	15.90'
L3	S 79°00'23" W	148.85'
L4	S 07°54'35" E	153.59'
L5	S 78°43'02" E	48.10'
L6	S 10°36'14" E	64.37'
L7	S 78°07'32" W	232.88'
L8	N 19°43'30" W	13.67'
L9	N 78°07'32" E	232.88'
L10	N 10°36'14" W	64.37'
L11	N 78°43'02" E	48.10'
L12	N 07°54'35" W	153.59'
L13	N 79°00'23" E	148.85'
L14	N 08°24'56" E	15.90'
L15	N 31°15'53" E	25.97'

201703673 PLAT Total Pages: 1

**SECTION NO. 169  
T. & P. RR. CO. SURVEY  
ABSTRACT NO. 1362**



**OWNER'S CERTIFICATE**

That I, SHIRLEY F. ARNOLD, the owner of the land shown hereon, of which there is no lienholder, do hereby adopt this plan for platting the same according to the lines, lots, streets and easements shown, and designate said plat as The Lazy "A" Subdivision, Parker County, Texas, being a part of the E.N. Burrows Survey, Abstract No. 2286 and Section No. 169, T. & P. RR. Co. Survey, Abstract No. 1362, Parker County, Texas. I, 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.

EXECUTED THIS THE 6th DAY OF February 2017

BY: Shirley F. Arnold  
SHIRLEY F. ARNOLD

STATE OF TEXAS  
COUNTY OF PARKER

I, SHIRLEY F. ARNOLD, Dedicator and Owner of the attached plat of said subdivision, do hereby certify that this subdivision is not within the Extraterritorial Jurisdiction of any Incorporated City or Town.

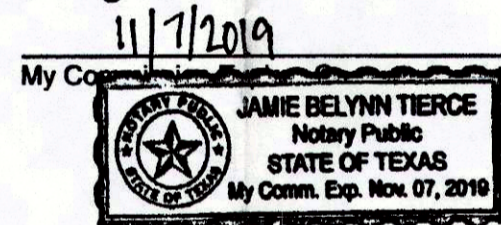
Shirley F. Arnold  
SIGNATURE

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 Shirley F. Arnold, known to me to be the person(s) whose name(s) is(are) subscribed to the foregoing instrument, and acknowledged to me that he (she) (they) executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 6th day of February, 2017

Jamie Belynn Tierce  
Signature



NOTE: THIS PLAT REPRESENTS PROPERTY WHICH HAS BEEN PLATTED WITHOUT A GROUNDWATER CERTIFICATION AS PRESCRIBED IN THE TEXAS LOCAL GOVERNMENT CODE, SECTION 232.0032. BUYER IS ADVISED TO QUESTION THE SELLER AS TO THE GROUNDWATER AVAILABILITY.

NOTE: SEWER WILL BE ON SITE FACILITIES AS APPROVED BY OFFICIALS OF PARKER COUNTY

NOTE: WATER SOURCE IS PRIVATE WATER WELLS

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 TRACT IS NOT IN A FLOOD ZONE ACCORDING TO F.I.R.M. MAP NO. 48367C0275E, DATED SEPTEMBER 26, 2008

NOTE: IMPROVEMENTS NOT SHOWN

**LEGAL DESCRIPTION**

Of a 50.639 acres tract of land out of the E. N. Burrows Survey, Abstract No. 2286, and Section No. 169, T. & P. RR. Co. Survey, Abstract No. 1362, Parker County, Texas; being the same 50.62 acres tract as described in Volume 1835, Page 110, of the Real Records, Parker County, Texas; and being further described by metes and bounds as follows:  
Beginning at a found 5/8" iron rod at the northwest corner of said 50.62 acres tract and in the south right of way line of Johnson Bend Road for the northwest and beginning corner of this tract.  
Thence N. 89 deg. 28 min. 14 sec. E. 676.70 feet along the south right of way line of said Johnson Bend Road to a set spike for a corner of this tract.  
Thence N. 80 deg. 52 min. 29 sec. E. 419.69 feet along the south right of way line of said Johnson Bend Road to a set spike for a corner of this tract.  
Thence N. 76 deg. 37 min. 23 sec. E. 43.77 feet along the south right of way line of said Johnson Bend Road to a 2" steel post for the northeast corner of this tract.  
Thence S. 01 deg. 16 min. 11 sec. E. 746.89 feet to a found 1-1/2" iron pipe for a corner of this tract.  
Thence S. 44 deg. 02 min. 04 sec. E. 215.20 feet to a 6" wood post for a corner of this tract.  
Thence S. 31 deg. 45 min. 08 sec. E. 235.29 feet to a 2" steel post for the most easterly southeast corner of this tract.  
Thence S. 61 deg. 54 min. 49 sec. W. 229.50 feet to a 2" steel post for a corner of this tract.  
Thence S. 11 deg. 11 min. 28 sec. E. 285.97 feet to a set spike for a corner of this tract.  
Thence S. 04 deg. 16 min. 54 sec. W. 535.30 feet to a found 3/8" iron rod for a corner of this tract.  
Thence N. 89 deg. 59 min. 13 sec. W. 388.25 feet to a found 1" iron pipe for a corner of this tract.  
Thence S. 05 deg. 58 min. 22 sec. W. 208.52 feet to a found 5/8" iron rod for the southeast corner of this tract.  
Thence S. 89 deg. 14 min. 17 sec. W. 107.25 feet to a set spike for a corner of this tract.  
Thence S. 89 deg. 11 min. 26 sec. W. 204.91 feet to a found 1/2" iron rod for the southwest corner of this tract.  
Thence N. 19 deg. 43 min. 30 sec. W. (BEARING BASIS) 1459.54 feet to a found 1/2" iron rod for a corner of this tract.  
Thence N. 01 deg. 36 min. 57 sec. W. 778.98 feet to the place of beginning.

THE STATE OF TEXAS  
COUNTY OF PARKER

APPROVED BY THE COMMISSIONER'S COURT OF PARKER COUNTY, TEXAS, ON THIS THE 6th DAY OF Feb 2017

[Signature]  
COUNTY JUDGE

[Signature]  
COMR. PRECINCT #1

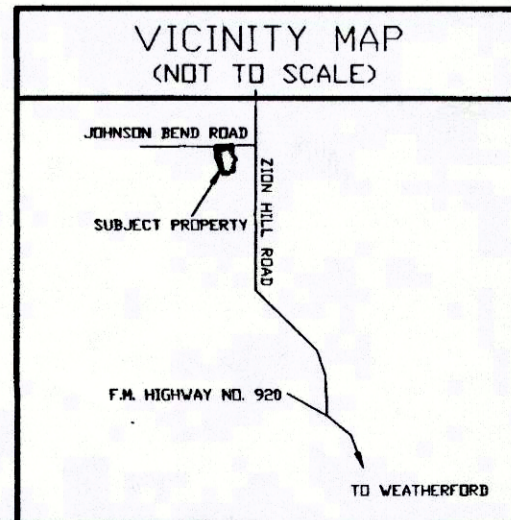
[Signature]  
COMR. PRECINCT #2

[Signature]  
COMR. PRECINCT #4

**COUNTY CLERK**

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
[Signature]  
201703673 11:06 AM  
2/7/17/2017  
Leanne Burrows, County Clerk  
Parker County, Texas

ACCT. NO: 18347  
SCH. DIST.: PC  
CITY: G-12  
MAP NO:



**SURVEYOR**  
MICHAEL PRICE  
PRICE SURVEYING  
FIRM #10034200  
213 SOUTH OAK AVENUE  
MINERAL WELLS, TX 76067  
940-325-4841

**FINAL PLAT**  
**THE LAZY "A" SUBDIVISION**  
OF A 50.639 ACRES TRACT OF LAND OUT OF THE E.N. BURROWS SURVEY, ABSTRACT NO. 2286, AND SECTION NO. 169, T. & P. RR. CO. SURVEY, ABSTRACT NO. 1362, PARKER COUNTY, TEXAS

**SURVEYOR'S CERTIFICATE**

This is to certify that I, MICHAEL PRICE, 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 MARCH 3, 2005.

[Signature]  
Michael Price, R.P.L.S. No. 5492  
JN05050 17064.dwg FN050232

D-680

22286.008.000-00  
22286.008.001-00