

State of Texas  
County of Parker

Whereas Kenmark Homes, LP and KW Homes, LLC, being the sole owners of Lot 2 and Lot 3, Block 4, VAQUERO CROSSING, an Addition to Parker County, Texas; according to the plat as recorded in Cabinet E, Slide 585, Plat Records, Parker County, Texas; being all of that certain tract conveyed to Kenmark Homes, LP in CC# 202037737 (Lot 2, Block 4) and that certain tract conveyed to KW Homes, LLC in CC# 202036205 (Lot 3, Block 4), Real Property Records, Parker County, Texas; and being 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 using Texas Department of Transportation Surface Adjustment Factor of 1.00012:

BEGINNING at a set 1/2" iron rod with blue plastic cap stamped "Texas Surveying Inc." (C.I.R.S.) in the north line of Dama Court (60' right-of-way), being the southwest corner of said Lot 3, Block 4, for the southwest and beginning corner of this tract.

THENCE N 36°10'41" W 321.68 feet to a C.I.R.S. for the northwest corner of said Lot 3, Block 4, and this tract.

THENCE N 59°46'53" E 529.60 feet to a C.I.R.S. in the north line of said Lot 2, Block 4, being the common south corner of Lot 7 and Lot 8, Block 4, for a corner of this tract.

THENCE N 89°08'05" E 289.78 feet to a 3" steel fence corner post in the north line of said Lot 2, being the southeast corner of said Lot 8, for a corner of this tract.

THENCE N 59°30'40" E 166.38 feet to a 3" steel fence corner post, being the most easterly northeast corner of said Lot 2 and this tract.

THENCE S 35°48'38" W 463.87 feet to a C.I.R.S. in the cul de sac of said Dama Court (80' radius), being the most easterly southeast corner of said Lot 2 and this tract.

THENCE southwesterly along the north line of said cul de sac of Dama Court and with the arc of a curve to the left, having a radius of 80.00 feet, an arc length of 247.21 feet, and whose chord bears S 55°04'23" W 159.95 feet to a C.I.R.S. for a corner of this tract.

THENCE with the north line of said Dama Court the following:  
S 71°01'35" W 138.61 feet to a C.I.R.S. in the south line of said Lot 3, for a corner of this tract.

Southwesterly along the arc of a curve to the left, having a radius of 363.00 feet, an arc length of 109.00 feet, and whose chord bears S 62°25'27" W 108.59 feet to a C.I.R.S. for a corner of this tract.

S 53°49'19" W 87.93 feet to the POINT OF BEGINNING.

Containing 4.902 acres more or less.

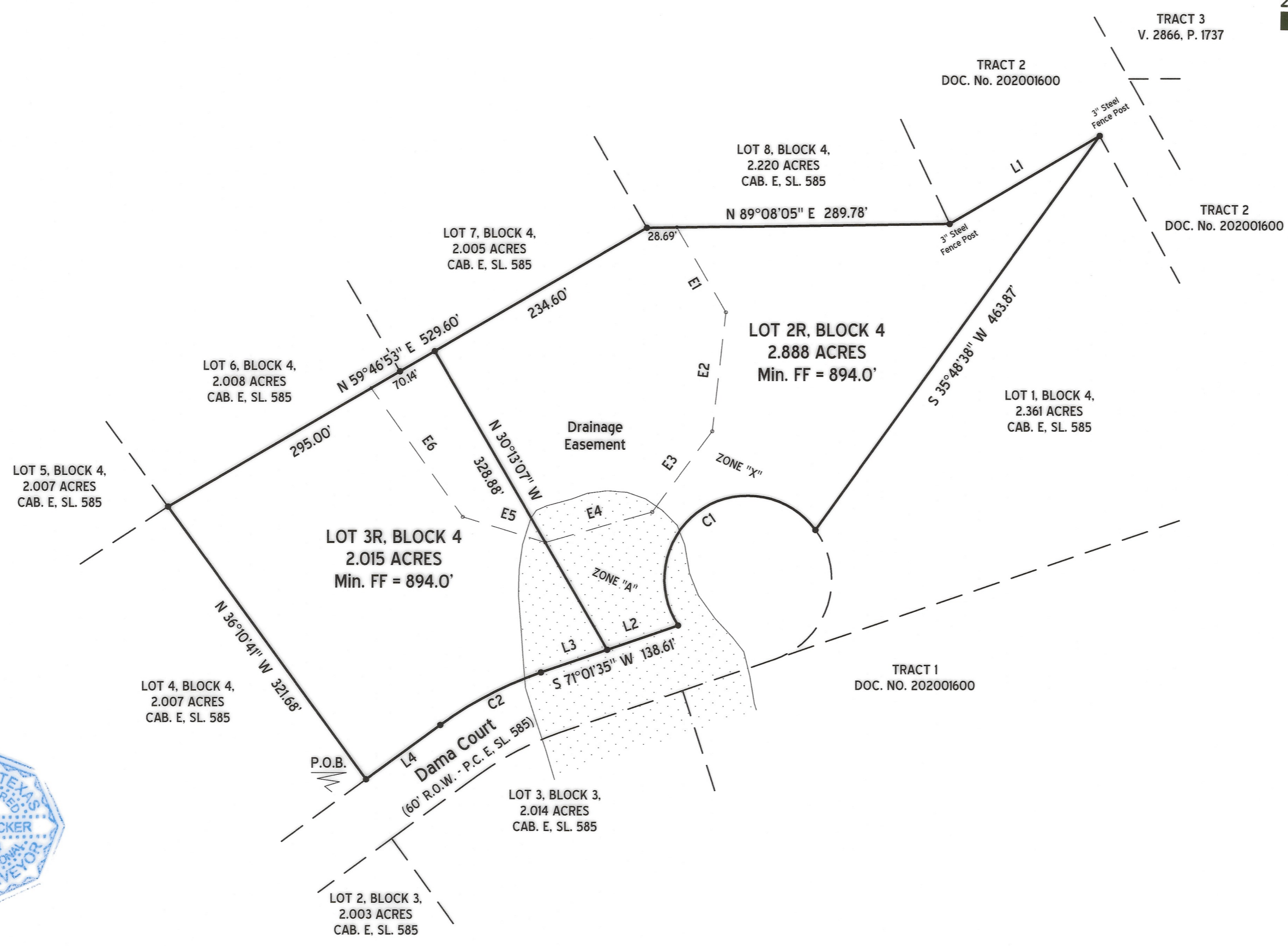
Surveyors Certificate

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.

*[Signature]*  
Kyle Rucker, Registered Professional Land Surveyor No. 6444  
Texas Surveying, Inc. - Weatherford Branch  
104 S. Walnut Street, Weatherford, Texas 76086  
weatherford@txsurveying.com - 817-594-0400  
Field Date: January, 2020 - JN19025-RP



- Notes:
- 1) Currently this tract appears to be located within one or more of the following areas: Special Flood Hazard Areas, Zone "A" - No Base Flood Elevations determined. Other Areas of Flood Hazard, Zone "X" - Areas of minimal flood hazard. According to the F.I.R.M. Community Panel Map No. 48367CO400F, dated April 5, 2019; for up to date flood hazard information always visit the official F.E.M.A. website at FEMA.gov.
  - 2) All corners are C.I.R.S. - Set 1/2" iron rod with plastic cap stamped "TEXAS SURVEYING INC." - unless otherwise noted.
  - 3) Bearings, Distances, and/or Areas derived from GNSS observations and reflect N.A.D. 1983, Texas State Plane Coordinate System, North Central Zone 4202 using Texas Department of Transportation Surface Adjustment Factor of 1.00012.
  - 4) Underground utilities were not located during this survey. Call 811 and/or Utility Providers before excavation or construction.
  - 5) Water is to be provided by private water wells and sanitary sewer is to be provided by on-site septic facilities.
  - 6) 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 availability.
  - 7) Before construction please consult all applicable governing entities regarding rules & regulations, that may affect construction on this property. (i.e. architectural control committee, municipal departments, home owners assoc., etc.)
  - 8) Special Notice: Selling a portion of this Addition by metes and bounds is a violation of City Ordinance and State Law, and is subject to fines and withholding of utilities and building permits.
  - 9) No abstract of title or title commitment was provided to this surveyor. record research done by this surveyor was made only for the purpose of determining the boundary of this property and of the adjoining parcels, record documents other than those shown on this survey may exist and encumber this property.
  - 10) No portion of this tract lies within the extra territorial jurisdiction of any city or town.
  - 11) This Replat does not vacate the previous "Plat of Record" governing the remainder of the subdivision, nor does it amend or remove any deed covenants or restrictions.
  - 12) The purpose of this replat is to amend the minimum finished floor elevations for Lot 2R & Lot 3R. Minimum finished floor elevations were provided by Trevino Water Engineering, Inc.



LINE	BEARING	DISTANCE
E1	S 30°13'07" E	93.53'
E2	S 06°27'39" W	114.31'
E3	S 36°41'47" W	95.95'
E4	S 73°57'40" W	106.29'
E5	N 72°55'10" W	82.62'
E6	N 35°35'14" W	150.80'

LINE	BEARING	DISTANCE
L1	N 59°30'40" E	166.38'
L2	S 71°01'35" W	71.66'
L3	S 71°01'35" W	66.95'
L4	S 53°49'19" W	87.93'

CURVE	RADIUS	ARC	CHORD	CHORD
C1	80.00'	247.21'	S 55°04'23" W	159.95'
C2	363.00'	109.00'	S 62°25'27" W	108.59'

STATE OF TEXAS  
COUNTY OF Parker  
APPROVED BY THE COMMISSIONERS COURT OF PARKER COUNTY, TEXAS, THIS THE 10 DAY OF May, 2021.  
COUNTY JUDGE George A. Conley  
COMMISSIONER PRECINCT #1 [Signature]  
COMMISSIONER PRECINCT #2 [Signature]  
COMMISSIONER PRECINCT #3 [Signature]  
COMMISSIONER PRECINCT #4 [Signature]

Now, Therefore, Know All Men By These Presents:  
That Kenny Ozee acting herein by and through its duly authorized officer(s), do(es) hereby adopt this plat designating the herein above described property as Lots 2R & 3R, Block 4, Vaquero Crossing, an addition in Parker County, Texas; and do(es) hereby dedicate to the public's use the streets, rights-of-way, and other public improvements shown thereon.  
This plat approved subject to all platting ordinances, rules, regulations and resolutions of Parker County, Texas.  
Witness, my hand, this the 7th day of May, 2021.  
By: [Signature]  
Kenmark Homes, LP - Kenny Ozee

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 Kenny Ozee, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and considerations therein expressed, on behalf of said entities and in the capacities stated.  
given under my hand and seal of office on this the 7th day of May, 2021.

[Signature]  
Notary Public in and for the State of Texas  
JAMES AARON STEVENS  
Notary Public, State of Texas  
Comm. Expires 01-04-2025  
Notary ID 132848356

That Kevin Harris acting herein by and through its duly authorized officer(s), do(es) hereby adopt this plat designating the herein above described property as Lots 2R & 3R, Block 4, Vaquero Crossing, an addition in Parker County, Texas; and do(es) hereby dedicate to the public's use the streets, rights-of-way, and other public improvements shown thereon.  
This plat approved subject to all platting ordinances, rules, regulations and resolutions of Parker County, Texas.  
Witness, my hand, this the 7th day of May, 2021.  
By: [Signature]  
KW Homes, LLC - Kevin Harris

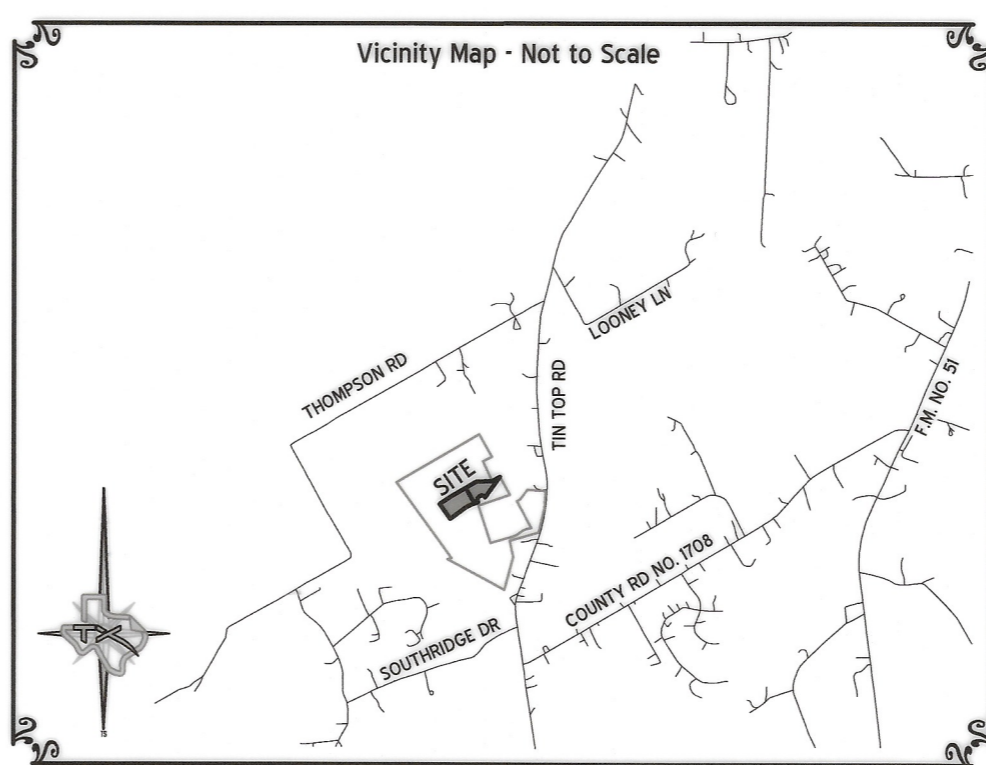
State of Texas  
County of Parker  
Before me, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared Kevin Harris, known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and considerations therein expressed, on behalf of said entities and in the capacities stated.  
given under my hand and seal of office on this the 7th day of May, 2021.

[Signature]  
Notary Public in and for the State of Texas  
JAMES AARON STEVENS  
Notary Public, State of Texas  
Comm. Expires 01-04-2025  
Notary ID 132848356

ACCT O: 18865  
SCH DIST: WE

18865.004.002.00  
18865.004.003.00

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS  
Lila Deakle  
202118402  
05/10/2021 03:32 PM  
Fee: 75.00  
Lila Deakle, County Clerk  
Parker County, Texas  
PLAT



**Replat**  
**Lots 2R & 3R, Block 4**  
**VAQUERO CROSSING**  
an Addition in Parker County, Texas  
Being a replat of Lot 2 & Lot 3, Block 4, Vaquero Crossing,  
as recorded in Plat Cabinet E, Slide 585,  
Plat Records, Parker County, Texas.

May 2021

WEATHERFORD BRANCH - 817-594-0400  
**TEXAS SURVEYING** INC.  
FIRM NO. 10100000 - WWW.TXSURVEYING.COM

Plat Cabinet E Slide 749

Surveyor:  
Kyle Rucker, R.P.L.S.  
104 S. Walnut Street  
Weatherford, TX, 76086  
817-594-0400

Owners/Developers:  
KW Homes LLC  
1903 FM 1189, Ste. 500  
Weatherford, TX 76086  
817-360-5381

Kenmark Homes, LP  
601 S. FM 1187, Ste. D  
Aledo, TX 76008  
817-441-7061