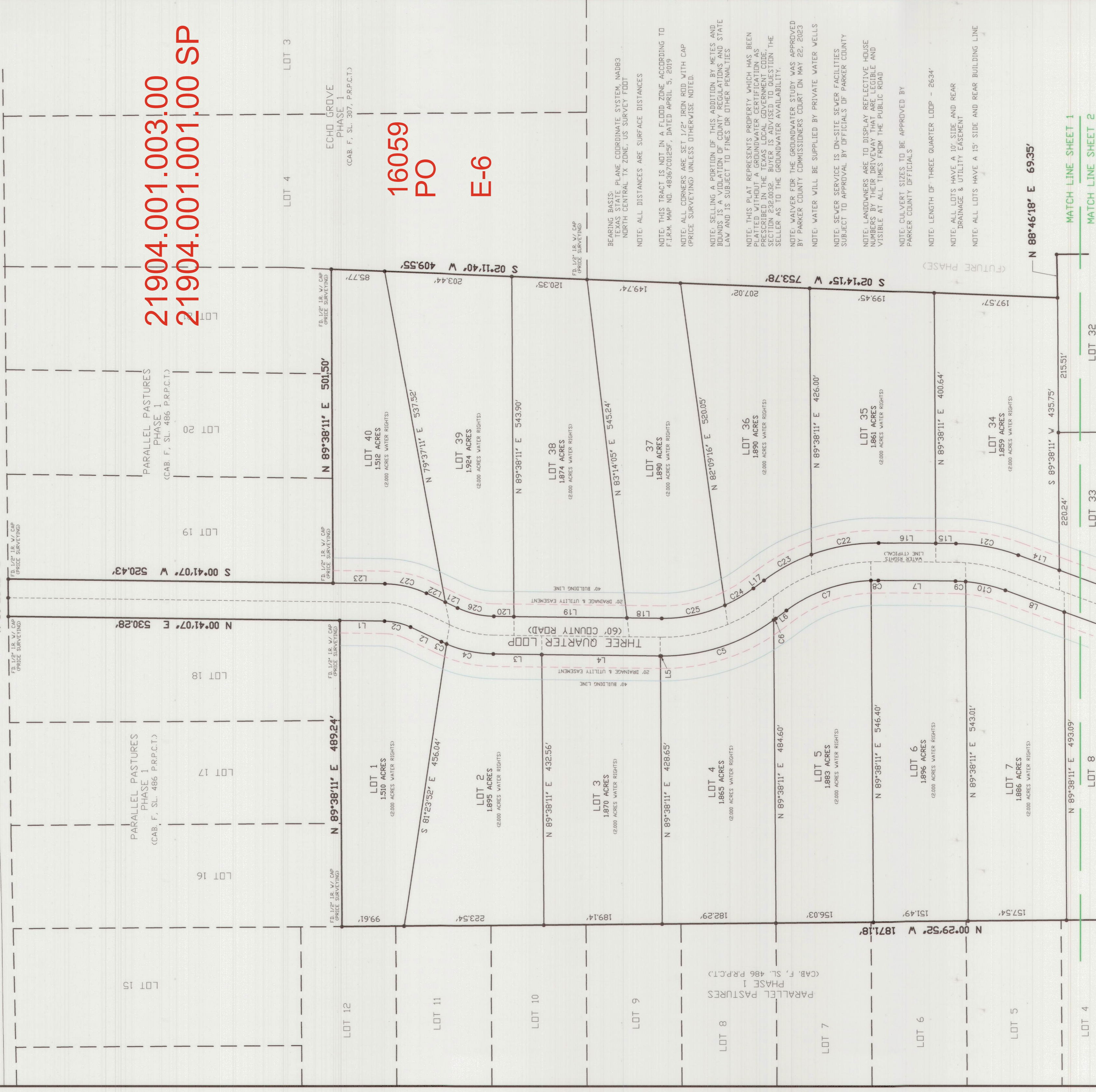




60.01' 19°25'12" E



NOTE, THE DEDICATION OF THE STREETS AND ALLEYS SHOWN HEREIN SHALL ONLY COVER AND INCLUDE THE SURFACE ESTATE OF SUCH PROPERTY, SAVE AND EXCEPT ALL GROUNDWATER RIGHTS IN, ON, AND UNDER SUCH STREETS AND ALLEYS, WHICH ARE EXPRESSLY RESERVED TO AND RETAINED BY THE ADJOINING LOT. IT IS THE PURPOSE AND INTENT OF THIS DECLARATION TO MAINTAIN AND PRESERVE AND MAINTAIN NO LESS THAN 20 ACRES OF GROUNDWATER RIGHTS IN COMPLIANCE WITH THE RULES AND REGULATIONS OF THE UPPER TRINITY GROUNDWATER CONSERVATION DISTRICT (DISTRICT), ANY SALE, CONVEYANCE, LEASE, OR OTHER PROPERTY TRANSFER OF A LOT SHALL INCLUDE SUCH GROUNDWATER RIGHTS TO THE ADJOINING STREET OR ALLEY. IF ANY PROPERTY TRANSFER OF A LOT LONGER REMAINS SUCH A WAY, MINIMUM 20 ACRES OF GROUNDWATER RIGHTS TO THE OWNER OF SAID LOT SHALL BE INELIGIBLE TO DRILL A WATER WELL ON THE LOT UNDER THE RULES OF THE DISTRICT. IN REGARDS TO A LOT ON WHICH A WELL HAS ALREADY BEEN DRILLED, IF AT ANY POINT A PROPERTY TRANSFER IS MADE THAT RESULTS IN THE GROUNDWATER RIGHTS OF THE DISTRICTS MINIMUM TRACT SIZE REQUIREMENT OF 20 ACRES, THE WELL SHALL BE PLUGGED WITHIN NINETY (90) DAYS OF SUCH TRANSFER.

SCALE: 1" = 100 FEET



FILED FOR RECORD
PARKER COUNTY, TEXAS PLAT RECORDS

CABINET _____, SLIDE _____ **031**

DATE 11/27/2011

VILLINILY MAP



DEVELOPER

ECHO GROVE
DEVELOPMENT, LLC

PAKALLEE PASTORE
PO BOX 1195
WEATHERFORD, TX 76
PH 817-694-2067

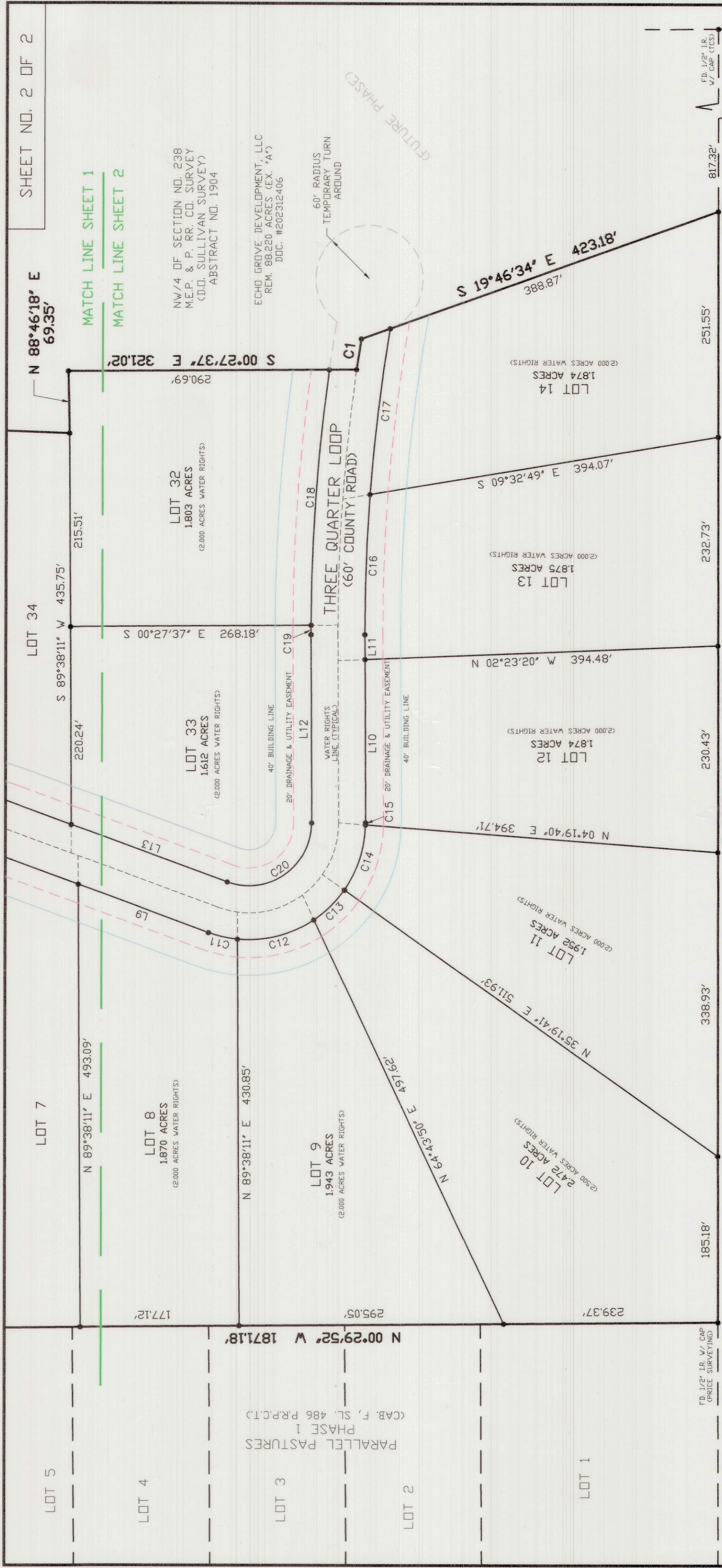
SURVEYOR

PHILIP E. COLVIN, JR.
PRICE SURVEYING
FIRM #10034200
213 SOUTH OAK AVENUE
MINERAL WELLS, TX 76068
940-325-4841

FINAL PLAT

PARALLEL PASTURES
PHASE 2
LOTS 1 THRU 14 &
LOTS 32 THRU 40

BEING A SUBDIVISION OF 46.500 ACRES
OUT OF THE NORTHWEST 1/4 OF
SECTION NO. 238, M.E.P. & P. R.R. CO.
SURVEY (D.D. SULLIVAN SURVEY),
ABSTRACT NO. 1904
PARKER COUNTY, TX



OWNER'S CERTIFICATE

That I, ECHO GROVE DEVELOPMENT, LLC, dba PARALLEL PASTURES, the owner of the land shown hereon, do hereby adopt this plan for platting the same according to the lines, lots, streets and easements shown, and designate said plat as PARALLEL PASTURES, PHASE 2. This plat being a subdivision of 46,500 acres out of the Northwest 1/4 of Section No. 238, M.E.P. & P. RR. CO. SURVEY (D.O. SULLIVAN SURVEY), Abstract No. 1904, 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.

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

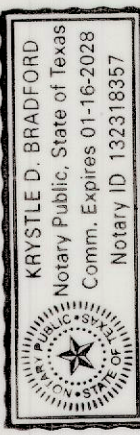
EXECUTED THIS THE 7th DAY OF November, 2024

BY: Ryan D. Zamarron, President

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 RYAN D. ZAMARRON, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 7th day of November, 2024



LIEN HOLDER STATEMENT

FEMRITE GROUP, INC., as lien holder of this property, does hereby consent to the platting of this property as indicated hereon and for the purposes and consideration as stated.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Lila Deakle

202431123
11/27/2024 08:13 AM
Fee: 110.00 County Clerk
Lila Deakle
Parker County, TX
PLAT

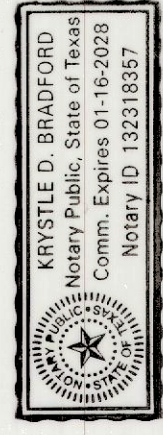
STATE OF TEXAS

COUNTY OF Parker

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day

personally appeared Kim Long, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 7th day of November, 2024



SURVEYOR'S CERTIFICATE

This is to certify that I, PHILIP E. COLVIN, JR., Registered Professional Land Surveyor of the State of Texas, have plotted 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 30, 2024.

Philip E. Colvin, Jr., R.P.L.S. No. 6258
JN24919 24919A.dwg 22776.crd FN241105



SCALE: 1" = 100 FEET
100 200 300

G031

THE STATE OF TEXAS

COUNTY OF PARKER

APPROVED BY THE COMMISSIONER'S COURT OF PARKER COUNTY, TEXAS,

ON THIS THE 25th DAY OF November, 2024.

County Judge

George A. Conlay
COMR. PRECINCT #1

COMR. PRECINCT #3

LIEN HOLDER STATEMENT

3 RING GILLEY WAGON, LLC, as lien holder of this property, does hereby consent to the platting of this property as indicated hereon and for the purposes and consideration as stated.

RYAN D. ZAMARRON, President

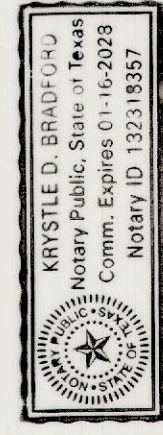
STATE OF TEXAS

COUNTY OF Parker

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared RYAN D. ZAMARRON, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this 7th day of November, 2024

Signature



FINAL PLAT

PARALLEL PASTURES
PHASE 2
LOTS 1 THRU 14 &
LOTS 32 THRU 40

BEING A SUBDIVISION OF 46,500 ACRES OUT OF THE NORTHWEST 1/4 OF SECTION NO. 238, M.E.P. & P. RR. CO. SURVEY (D.O. SULLIVAN SURVEY), ABSTRACT NO. 1904 PARKER COUNTY, TX

PLAT DATE: NOVEMBER 7, 2024