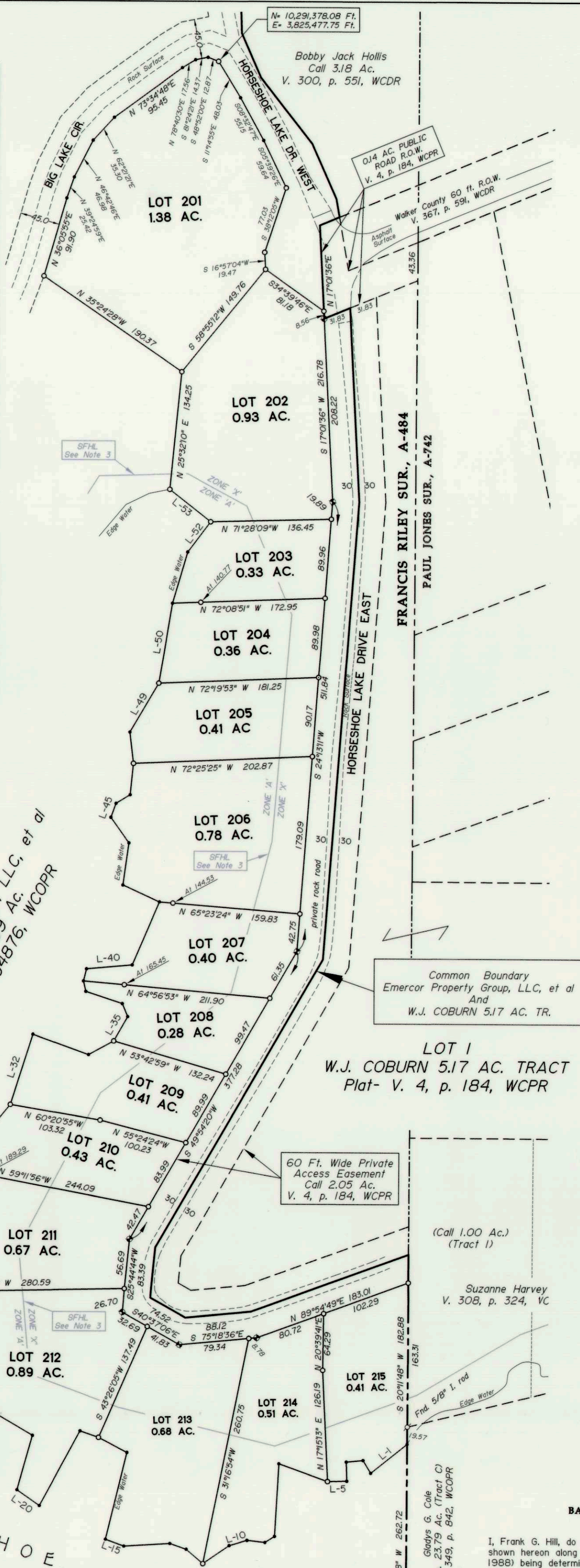


LINE	BEARING	DISTANCE
L-1	S 71°5'40" W	52.90
L-2	N 1°00'26" W	16.80
L-3	N 75°22'16" W	19.06
L-4	S 18°17'16" W	21.56
L-5	N 71°25'23" W	21.90
L-6	N 50°16'19" W	58.61
L-7	S 23°06'30" W	82.54
L-8	S 77°31'50" W	12.95
L-9	N 63°31'51" W	20.36
L-10	N 86°32'06" W	21.21
L-11	S 75°18'55" W	36.18
L-12	N 29°24'02" W	25.00
L-13	N 73°22'45" W	19.65
L-14	N 49°34'31" W	52.45
L-15	N 33°37'33" W	22.19
L-16	N 42°12'11" W	101.32
L-17	N 17°21'11" W	36.50
L-18	N 60°58'01" W	22.08
L-19	N 48°28'54" W	96.31
L-20	S 34°56'25" W	31.08
L-21	N 35°40'39" W	64.13
L-22	N 39°32'22" E	122.08
L-23	N 27°19'14" W	68.02
L-24	N 09°24'00" W	40.02
L-25	N 47°24'58" E	119.98
L-26	S 63°40'16" E	57.22
L-27	N 35°13'31" E	19.25
L-28	N 42°24'57" W	55.90
L-29	N 32°43'45" E	23.64
L-30	S 60°26'07" E	47.57
L-31	N 59°02'50" E	48.88
L-32	N 37°37'09" E	83.60
L-33	S 50°06'29" E	67.08
L-34	N 81°07'54" E	32.43
L-35	N 49°40'06" E	31.62
L-36	N 02°27'07" W	15.95
L-37	N 51°38'42" W	43.61
L-38	N 07°08'14" E	12.17
L-39	N 33°46'47" E	14.20
L-40	S 75°10'12" E	51.90
L-41	N 43°02'18" E	77.73
L-42	N 45°19'35" W	45.64
L-43	N 27°51'06" E	48.28
L-44	N 15°29'44" W	35.41
L-45	N 39°54'46" E	16.94
L-46	N 78°19'32" E	18.71
L-47	N 25°40'34" E	35.90
L-48	N 13°18'43" E	35.62
L-49	N 50°08'20" E	64.47
L-50	N 29°12'56" E	91.85
L-51	N 36°17'32" E	60.51
L-52	N 56°58'39" E	43.33
L-53	N 31°50'53" W	59.30



HORSESHOE LAKE
 Emercor Property Group, LLC, et al
 Call 144.09 Ac.
 Inst. No. 54876, WCOPR

OWNERS ACKNOWLEDGMENT AND DEDICATION

I We, the undersigned, owners of the land shown on this plat and designated as the HORSESHOE LAKE SECTION ONE a subdivision within Walker County, Texas and whose names are subscribed hereto, do hereby dedicate to the use of the public all streets, parks, water courses, drains, easements and public places shown thereon for the purpose and consideration therein expressed.

Emercor Property Group, LLC
 Signed James Webb
 James Webb

Ellis Management Group, LLC
 Signed Monte Robinson
 Monte Robinson

The State of Texas X
 County of Walker X
 This instrument was acknowledged before me on the 8th day of July, 2020 by James Webb and Monte Robinson.

Olivia Cochran
 Notary Public
 State of Texas

COMMISSIONER'S COURT APPROVAL

This is to certify that the Commissioners Court of Walker County, Texas has on the 14th day of Sept, 2020 approved this Replat of the residue of Lot 2 and Lot 3 of Acorn Hill Subdivision Section 3 in Walker County, Texas.

Robert D. Pierce, II
 County Judge, Walker County, Texas

Danny Kuykendall
 Commissioner, Precinct No. 1

Bill Daugette
 Commissioner, Precinct No. 3

Ronnie White
 Commissioner, Precinct No. 2

Jimmy D. Henry
 Commissioner, Precinct No. 4

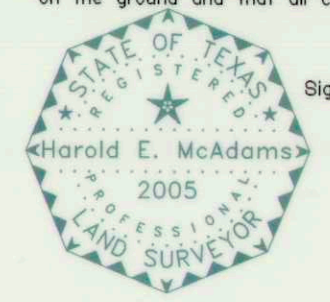
NOTES:

- Coordinates, bearings, distances and areas surveyed hereon are Grid NAD 83 (1993), Texas Central Zone referenced to the City of Huntsville Mapping Control Network and are based on the position of control point 6005 having published coordinates of N= 10,284,018.15 feet, E= 3,823,440.76 feet and G.P.S. observations. Distances herein may be converted to Geodetic Horizontal (surface) by dividing by a Combined Scale Factor of 0.99988.
- This property is partially within Zone A, "areas determined to be within the OJX annual chance floodplain", according to F.E.M.A. Flood Insurance Rate Map, Community-Panel No. 481042 0525D and Map No. 48471C0525D dated August 16, 2011.
- Special Flood Hazard Line (SFHL) shown hereon was scaled from FEMA Flood Insurance Rate Maps, neither H.E. McAdams & Son Surveying, Inc. nor H.E. McAdams intend to state or imply that flooding will or will not occur in Zones 'A' or 'X' shown hereon.
- The private roads in Horseshoe Lake are now and shall continue to be privately maintained by Horseshoe Lake Property Owners' Association.
- The ponds, lakes, and dams are privately maintained and permitted by Horseshoe Lake Property Owners' Association.
- All common drainage infrastructures and facilities are privately maintained by Horseshoe Lake Property Owners' Association to allow access by owners, lessees, first responders as required to meet local, state, and federal requirements as it relates to drainage.
- All lessees, owners, Property Owners' Association (Home Owners' Association), and emergency responders must have permanent access to right-of-way on the private roads throughout Horseshoe Lake Development.
- No construction, without the written prior approval of Walker County, shall be allowed within a Flood plain, and then only after detailed engineering plans and studies show that no flooding and no obstruction to the natural flow of water will result. If construction is allowed, all finished floor elevations shall be a minimum of two (2) feet above the 100-year flood elevation. The existing creeks, lakes, reservoirs, or drainage channels, not within a public easement, traversing along or across portions of this subdivision, shall remain as an open channel always and shall be maintained by the individual owners of the lot or lots that are the individual owners of the lot or lots traversed by or next to the drainage courses along or across said lots. Walker County shall not be responsible for the maintenance and operation of private drainageways or for the control of erosion. Each property owner shall keep the natural drainage channels traversing or next to the property clean and free of debris, silt, or any substance that would result in unsanitary conditions. Walker County shall have the right of ingress and egress for inspection and supervision of maintenance work by the property. The natural drainage channels are subject to storm water overflow and natural bank erosion to an extent that cannot be definitely defined, Walker County shall not be liable for damages of any nature resulting from the occurrence of these natural phenomena, nor resulting from a failure of any structure within the natural drainage channels.
- Dirt work on each lot/tract shall ensure that an individual's drainage must drain to the lowest point of their respective property (either directly in front of their property or to a lake).
- Homeowners and lessees are responsible for all local, state, and federal legal requirements for drainage in regard to their lots and or tracts. This includes all build costs, repairs, maintenance costs, and modification costs needed to ensure legal drainage.
- Compliance with the Walker County Floodplain Management regulations is the responsibility of the Horseshoe Lake Property Owners' Association, save the homeowners' or lessees' responsibilities described above.
- All owners of lots and or tracts must open and maintain an account with the current provider of potable water (drinking water) with the current water utility.
- This survey was completed without an Abstract of Title. There may be easements and other matters not shown.

CERTIFICATION BY SURVEYOR

I, Harold E. McAdams, do hereby state that this plat represents a survey made on the ground and that all corners and monuments are as shown hereon.

Signed H.E. McAdams
 Harold E. McAdams
 Reg. Prof. Land Surveyor No. 2005
 January 15, 2020



BASE FLOOD ELEVATION CERTIFICATION BY ENGINEER

I, Frank G. Hill, do hereby state that the Base Flood Elevation (BFE) for Lots shown hereon along the waters of Horseshoe Lake is 249.5 Feet MSL (NAVD 1988) being determined based on an interpretation of the current Panel Zone A limits super-imposed on the current (2013) USGS map of the area, NAVD 1988. The undersigned is responsible only for interpretation of this available data.

Signed Frank G. Hill
 Frank G. Hill, P.E., CFM
 Prof. Engineer No. 70154



CERTIFICATION BY THE COUNTY CLERK

THE STATE OF TEXAS X
 COUNTY OF WALKER X

I, Kari A. French, County Clerk in and for Walker County, do hereby certify that this plat with its certificates of authentication was filed for record in my office the 14th day of September, 2020 in Volume 7, page 41 of the Plat

Records of Walker County, Texas.

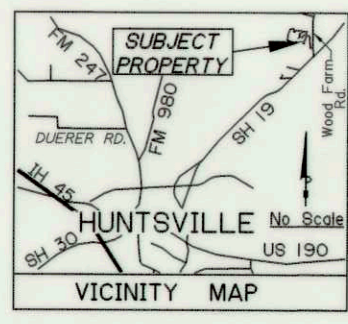
County Clerk
 Walker County, Texas
 By Kari A. French
 Deputy

Point in Lake
 Most southerly cor.
 Emercor 144.09 Ac.
 N= 10,289,582.15 Ft.
 E= 3,825,058.70 Ft.

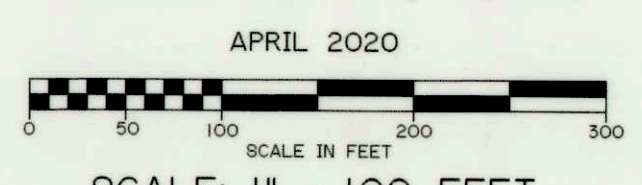
LEGEND

- = Set 5/8" iron rod with 1-3/4" diameter yellow plastic cap stamped "H.E. McAdams RPLS 2005".
- ⦿ = Found 3/8" Bridge Spike with aluminum disc stamped "J.S. Moorer RPLS 1572".
- ⊙ = Found 5/8" iron rod.
- = Point for corner.

FOR TAX PURPOSES THIS PLAT COMPLIES WITH SECTION 12.002 OF THE PROPERTY CODE



PLAT OF SUBDIVISION OF
HORSESHOE LAKE, SECTION ONE
A PRIVATE SUBDIVISION
FIFTEEN LOTS
FRANCIS RILEY SURVEY, A-484
WALKER COUNTY, TEXAS



APRIL 2020
 SCALE: 1" = 100 FEET
 H.E. McADAMS & SON SURVEYING, INC.
 Registered Professional Land Surveyors
 P.O. Box 5047, Huntsville, Texas 77342
 TBPELS Firm No. 10194425