

IN THE COMMISSIONERS COURT OF  
POLK COUNTY, TEXAS

ACCEPTANCE FOR PUBLIC MAINTENANCE  
CERTAIN ROADS SET ASIDE IN FINAL  
PLAT OF THE FOUR CORNER ESTATES PHASE FOUR SUBDIVISION  
OF POLK COUNTY, TEXAS

BE IT REMEMBERED, that on the 14 day of October, 2014, the Commissioners Court of Polk County, Texas did approve and file of record in the Minutes of the Polk County Commissioners Court the final plat of FOUR CORNER ESTATES PHASE FOUR subdivision, approval of said Final Plat appearing of record in Vol. 52, Page 2147 of the Minutes of the Commissioners Court of Polk County, Texas and

WHEREAS, a copy of said Final Plat of the FOUR CORNER ESTATES PHASE FOUR Subdivision was also filed of record in Vol. 12, Page 20, of the Deed Records of Polk County, Texas, and

WHEREAS, said Final Plat, as publicly recorded, contained a dedication of roads and streets within said Subdivision to the Public for purposes of ingress and egress into, upon and within said Subdivision, and

WHEREAS, the Commissioners Court of Polk County, Texas, in the exercise of discretion vested upon said Commissioners Court by Chapter 81 of the Texas Local Government Code, and Chapter 251 of the Texas Transportation Code, finds that the public interest would be served by the extension of public maintenance by Polk County, Texas to the following specifically named roads within the FOUR CORNER ESTATES PHASE FOUR Subdivision:

1. WESTRIDGE PARK, beginning at a point of intersection with SOUTHCREEK PARK, and extending 1200 feet to the South East, to a point of intersection with WESTRIDGE PARK AND EASTGATE PARK.
2. EASTGATE PARK, beginning at a point of intersection with WESTRIDGE PARK and extending 1200 feet to the North East, to a point of terminus.
3. EASTGATE PARK, beginning at a point of intersection with WESTRIDGE PARK, and extending 250 feet to the South West, to a point of terminus.
4. EASTVIEW COURT, beginning at a point of intersection with WESTRIDGE, and extending 260 feet to the North East, to a point of terminus.

WHEREAS, it would be in the best interest of the citizens of Polk County to accept the dedication of the right-of-way described in the Final Plat of the FOUR CORNER ESTATES PHASE FOUR Subdivision, and

WHEREAS, the inclusion of the roads identified above into the Polk County transportation system would increase the convenience to the public, insure better transportation within the county, and generally contribute to the economic and social benefit of Polk County, Texas, and

WHEREAS, by way of this acceptance of said dedication, the public would acquire a public interest by dedication in said road and right-of-way as of the 27 day of April, 2021, and Polk County, Texas would hereafter maintain such road or Street within the FOUR CORNER ESTATES PHASE FOUR Subdivision, until such time as the continued maintenance of said road should be formally discontinued by this Court.

THEREFORE, Be It Resolved, that the undersigned members of the Commissioners Court of Polk County, Texas, acting pursuant to authority vested in said court, do hereby accept the above and foregoing Dedication of a Public Interest in the above and foregoing road(s) or streets within, upon, and across the FOUR CORNER ESTATES PHASE FOUR Subdivision, said right-of-way being of such widths and dimensions as are set forth in the Final Plat of said Subdivision as filed of record as heretofore described, and that such Acceptance of Dedication is made on behalf of and as the act and deed of Polk County, Texas.

IT IS FURTHER Resolved and Ordered that the original Dedication, and this Resolution and Order of Acceptance of said Dedication, be filed in both the Minutes of the Commissioners Court of Polk County, Texas, as well as the Deed Records of Polk County, Texas, and that such filing shall serve as public evidence of the said dedication and acceptance by way of this Order.

IT IS FURTHER Resolved and Ordered that a map of the road described in this Order be prepared and inserted into the Polk County Road Map, as filed of record in the Minutes of the Commissioners Court of Polk County, Texas.

DATE: April 27, 2021

APPROVED: [Signature]  
County Judge

As Commissioner of Precinct No. 2, Polk County, Texas, I verify that I have inspected the road/s described within the Order and that said road/s have been constructed to and currently meet the minimum standards set out within the Polk County Subdivision Regulations, with the following exceptions which have been duly authorized by variance granted by the Commissioners Court of Polk County, Texas;

Date of variance: \_\_\_\_\_

[Signature]  
Commissioner, Prec. 2

FILED FOR RECORD  
2021 APR 27 PM 3:28

STATE OF TEXAS )  
COUNTY OF POLK )  
I, SCHELANA HOCK hereby certify that the instrument was FILED in the file number sequence on the date and at the time stamped hereon by me and was duly RECORDED in the Public Records in Volume and Page of the named RECORDS of Polk County, Texas as stamped hereon by me.

ATTEST:  
[Signature]  
County Clerk, Polk County, Texas

[Signature]  
SHELANA HOCK  
POLK COUNTY CLERK



APR 27 2021  
[Signature]  
COUNTY CLERK  
POLK COUNTY, TEXAS



# ANTHONY PROPERTIES

REAL ESTATE DEVELOPMENT AND INVESTMENT

December 7, 2020

County Commissioner Ronnie Vincent  
Polk County Sub-Courthouse  
P.O. Box 1388  
Onalaska, TX 77360

VIA: Email and mail

Re: Westridge Park, Eastview Court, and Eastgate Park - Four Corners Subdivision

Dear Commissioner Vincent,

Thank you for going out to inspect the above referenced streets in the Four Corners subdivision. It is my understanding that CCC Blacktopping has repaired all of the items that you discussed.

Now that we have satisfied all of the improvements we ask that you accept the above referenced streets, as further highlighted on the attached Exhibit A, as county roads. Please call me if you have any additional requests or comments.

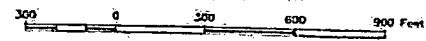
Thank you.

Sincerely,

Ross Anthony

# EXHIBIT A

TRACT 2011 AND 2012 WILL BE THE LEASED TO THE STATE OF TEXAS BY POLK COUNTY OFFICIAL RECORDS



## FOUR CORNERS ESTATES PHASE FOUR - The Park

80 LOTS      8.541 ACRES IN 5 RESERVES

A SUBDIVISION OF 91.68 ACRES OF LAND SITUATED IN THE STATE OF TEXAS, COUNTY OF POLK, A PART OF THE GEORGE W. MILES SURVEY, A-413, AND BEING A PART OF THE 248.799 ACRES DESCRIBED AS TRACT 2 AND ALL OF THE 3.084 ACRES DESCRIBED AS TRACT 1 IN DEED TO AP DEVELOPMENT LIMITED PARTNERSHIP RECORDED IN VOLUME 1468, PAGE 144 OF THE POLK COUNTY OFFICIAL RECORDS.

### ROAD CENTERLINES

WESTROCK PARK = 3,286.2 FT.  
(0.62 MI.) - 25 MPH  
EASTGATE PARK = 3,553.2 FT.  
(0.67 MI.) - 25 MPH  
EASTVIEW COURT = 340.83 FT.  
(0.06 MI.) - 25 MPH

### NOTES

1. --- DENOTES 30 FT. BUILDING SETBACK LINE PARALLEL AND ADJACENT TO ALL ROADWAYS
2. - - - DENOTES 16 FT. UTILITIES EASEMENT PARALLEL AND ADJACENT TO ALL ROADWAYS
3. A 10 FT. BUILDING SETBACK LINE IS RESERVED PARALLEL AND ADJACENT TO ALL SIDE AND REAR LOT LINES.
4. AN 8 FT. UTILITIES EASEMENT IS RESERVED PARALLEL AND ADJACENT TO ALL SIDE AND REAR LOT LINES.
5. ○ DENOTES CALCULATED POINT
6. ② DENOTES BLOCK NUMBER
7. ALL PUBLIC ROADWAYS AND EASEMENTS AS SHOWN ON THIS PLAT ARE FREE OF DEBTS.

