



DEDICATION OF RIGHT-OF-WAY

On this the 31st day of July, 2020, the undersigned owners of the following described property, with rights to dedicate, hereby dedicate to Hunt County, Texas for the benefit of the public a right-of-way over, across and upon the following described road which runs over and across and through the following described land:

All that certain land identified as Access & Utility Easement, Second Replat of Rocky Ford Addition, Vol. 400, Pg. 1722 as recorded in the Corrected Final Plat of The Villages at Lone Oak, Phase Eight, Rocky Ford Village, Vol. 400, Pages 2103-2105, Cabinet G, Slides 26-28 of the Official Public Records of Hunt County, Texas.

Such road may be further described as follows: Bluffview Lane, The Villages at Lone Oak, Phase Eight, Rocky Ford Addition.

This Declaration granting a right-of-way to Hunt County, Texas for the benefit of the public shall be and is for a perpetual duration so long as Hunt County shall, within one year from this date and within each year thereafter maintain said road in the condition that now exists or in a condition exceeding that which now exists. In any event, said right-of-way right shall remain vested with Hunt County, Texas until a judgment is entered by a court of competent jurisdiction granting the reversion of such rights to the owners or others that may take ownership by contract, gift, devise, descent, assignment or otherwise. Hunt County, Texas may suspend any judgment granting reversion to said owner or owners or those taking by contract, gift, devise, descent, assignment or otherwise if Hunt County exercises rights of appeal and/or other remedies available at law or in equity.

FILED FOR RECORD
at 3:30 o'clock P M

OCT 29 2020

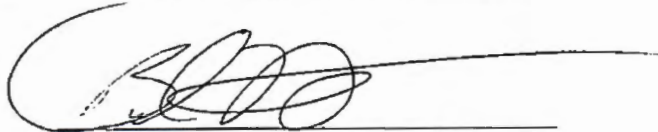
JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
by Jennifer Lindenzweig

The right-of-way granted pursuant to this Declaration is a non-exclusive grant. Hunt County and its agents shall have the right to cut and trim trees, shrubbery and/or other vegetation which may encroach up the right-of-way area herein dedicated, and Hunt County shall have the right to dispose of all cutting and trimmings either by piling and burning within the easement area, or by loading and hauling away from the premises, or by both. Hunt County and its agents shall have such further rights as may be necessary or proper to maintain, repair and work on such road.

This Dedication is for the benefit of the public, and the rights obtained by Hunt County pursuant thereto may not be assigned.

The purpose of this Dedication is to provide access to the public over the road described herein.

Rocky Ford Association hereby represents and warrants that its interests in said property are sufficient to hereby grant said right-of-way to Hunt County, Texas by this its Declaration.



Bradley Thurman, in his capacity as
President of the Rocky Ford Association

THE STATE OF TEXAS

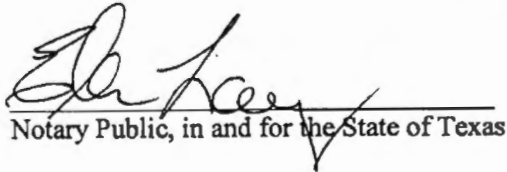
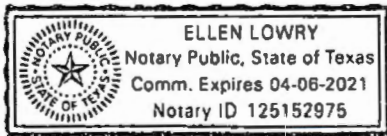
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COUNTY OF HUNT

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SUBSCRIBED TO AND SWORN before me, the undersigned Notary Public in and for the State of Texas, on this 31st day of July, 2020, by Bradley Thurman, in his capacity as President of the Rocky Ford Association.


Notary Public, in and for the State of Texas

THE STATE OF TEXAS

COUNTY OF HUNT

I hereby certify that this instrument was FILED on the
date and the time stamped hereon by me and was duly
RECORDED in the Records of HUNT County, Texas.

2020-13721 DED
08/19/2020 10:33 AM



Jennifer Lindenzweig

Jennifer Lindenzweig, County Clerk
Hunt County, Texas