



JOHNSON COUNTY

COMMISSIONERS COURT

Christopher Boedeker
County Judge

Rick Bailey
Commissioner
Precinct 1

Kenny Howell
Commissioner
Precinct 2

Mike White
Commissioner
Precinct 3

Larry Woolley
Commissioner
Precinct 4

THE STATE OF TEXAS

§
§
§

ORDER 2025-26

COUNTY OF JOHNSON

ORDER AUTHORIZING COUNTRY MEADOWS GRANDVIEW, LLC. TO FILE AN INSTRUMENT CANCELING THE COUNTRY MEADOWS ADDITION IN JOHNSON COUNTY, TEXAS, PRECINCT 4

WHEREAS, Texas Local Government Code Section 232.008 allows the owner of subdivided real property to petition the Commissioners Court to cancel a subdivision; and

WHEREAS, Country Meadows Grandview, LLC. has filed a petition with Johnson County seeking permission to cancel the entirety of the Country Meadows Addition; and

WHEREAS, Texas Local Government Code Section 232.008 (b) states that a county "shall authorize the owner of the subdivision to file an instrument canceling the subdivision" if all owners of property in the subdivision agree to the cancellation so long as the cancellation does not interfere with transportation infrastructure; and

WHEREAS, Country Meadows Grandview, LLC. owns all of the real property contained within the Country Meadows Addition.

THEREFORE, BE IT ORDERED, ADJUDGED, AND DECREED that the Commissioners Court hereby **GRANTS** the Application to Cancel the Country Meadows Addition, and **AUTHORIZES** Country Meadows Grandview, LLC. to file an instrument canceling the Country Meadows Addition with the Deed Records of Johnson County, Texas.

Filed For Record 3:52 PM

APR 14 2025

April Long
County Clerk, Johnson County Texas

BY ACT DEPUTY

WITNESS OUR HAND THIS THE 14TH DAY OF APRIL 2025.



Christopher Boedeker, Johnson County Judge

Voted: ☒ yes, ☐ no, ☐ abstained



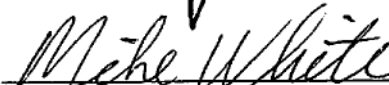
Rick Bailey, Comm. Pct. 1

Voted: ☒ yes, ☐ no, ☐ abstained



Kenny Howell, Comm. Pct. 2

Voted: ☒ yes, ☐ no, ☐ abstained

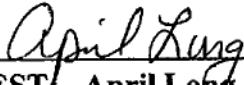


Mike White, Comm. Pct. 3

Voted: ☒ yes, ☐ no, ☐ abstained

Larry Woolley, Comm. Pct. 4

Voted: ☐ yes, ☐ no, ☐ abstained



ATTEST: April Long, County Clerk



BY *[Signature]* DEPUTY CLERK

0' 150' 300' 450'

LEGEND

IRF IRON ROD FOUND
C.M. CONTROLLING MONUMENT
CIRS CAPPED IRON ROD SET
PP STAMPED "GSI SURVEYING"
OHE POWER POLE
EM OVERHEAD ELECTRIC
ELECTRIC METER

PROPERTY ADDRESS:
6965 CR 203
GRANDVIEW, TEXAS

SAMUEL M. RAY IV TRUST
INSTRUMENT NO. 17115
O.P.R.J.C.T.

REMAINDER OF
DONALD BARNES
INSTRUMENT NO. 12391
O.P.R.J.C.T.

15,000 Acres
A PORTION OF
DONALD BARNES
INSTRUMENT NO. 12391
O.P.R.J.C.T.

GLORY KURTZ
INSTRUMENT NO. 24851
O.P.R.J.C.T.

SURVEYOR'S NOTES:

1. ALL BEARINGS SHOWN HEREON ARE CORRELATED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202), NAD83 (NA 2011).
2. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COPY OF A COMMITMENT FOR TITLE INSURANCE, PREPARED BY ALLIANT NATIONAL TITLE INSURANCE COMPANY, GF#105002480, ISSUED APRIL 29, 2019.
3. THE SURVEY PERFORMED ON THE GROUND OF THE SUBJECT PROPERTY AND THE PREPARATION OF A DEPICTION OF THE RESULTS THEREOF ON THIS SURVEY EXHIBIT WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE, THEREFORE THERE MAY BE EASEMENTS OR OTHER MATTERS THAT COULD EXIST AND ARE NOT SHOWN.
4. () DENOTES RECORD DATA.
5. THE EASEMENT RECORDED IN VOLUME 215, PAGE 225, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
6. THE EASEMENT RECORDED IN VOLUME 233, PAGE 544, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
7. THE EASEMENT RECORDED IN VOLUME 387, PAGE 129, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
8. THE EASEMENT RECORDED IN VOLUME 407, PAGE 494, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
9. THE EASEMENT RECORDED IN VOLUME 409, PAGE 111, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
10. THE EASEMENT RECORDED IN VOLUME 564, PAGE 246, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
11. THE EASEMENT RECORDED IN VOLUME 616, PAGE 716, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
12. THE EASEMENT RECORDED IN VOLUME 1265, PAGE 852, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.
13. THE EASEMENT RECORDED IN VOLUME 3918, PAGE 955, O.P.R.J.C.T., MAY AFFECT THE SUBJECT TRACT, HOWEVER, THIS SURVEYOR CANNOT DETERMINE THE LOCATION THEREOF.

THIS SURVEY EXHIBIT WAS PREPARED FROM A SURVEY PERFORMED ON THE GROUND UNDER THE SUPERVISION OF SHELBY J. HOFFMAN, R.P.L.S. NO. 6084, ON MAY 10, 2019 AND SHOWS THE EXISTING CONDITIONS OBSERVED AT THE TIME OF THE SURVEY.

PROPERTY DESCRIPTION:

BEING A 15,000 ACRE PORTION OF A TRACT OF LAND, IN THE PAMELA SESSIONS SURVEY, ABSTRACT NO. 766, JOHNSON COUNTY, TEXAS, CONVEYED TO DONALD BARNES, AS DESCRIBED IN A DEED, RECORDED IN INSTRUMENT NO. 12391, OFFICIAL PUBLIC RECORDS, JOHNSON COUNTY, TEXAS, (O.P.R.J.C.T.), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT AN IRON ROD FOUND, S 30°25'25" E, A DISTANCE OF 420.03 FEET, FROM THE NORTHWEST CORNER OF SAID BARNES TRACT, IN THE EAST LINE OF COUNTY ROAD 203.

THENCE, CROSSING SAID BARNES TRACT, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

1. N 60°01'03" E, A DISTANCE OF 363.91 FEET, TO A CAPPED IRON ROD SET, STAMPED "GSI SURVEYING";
2. N 30°25'04" W, AT A DISTANCE OF 361.31 FEET PASSING AN IRON ROD FOUND, IN ALL A DISTANCE OF 420.04 FEET, TO A CAPPED IRON ROD SET, STAMPED "GSI SURVEYING", FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, IN THE SOUTHEAST LINE OF A TRACT OF LAND, CONVEYED TO SAMUEL M. RAY IV TRUST, AS DESCRIBED IN A DEED, RECORDED IN INSTRUMENT NO. 17115, O.P.R.J.C.T.

THENCE, WITH THE COMMON LINE BETWEEN SAID BARNES TRACT, AND WITH SAID RAY TRACT, N 60°01'03" E, A DISTANCE OF 408.59 FEET, TO A CAPPED IRON ROD SET, STAMPED "GSI SURVEYING", FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT.

THENCE, CROSSING SAID BARNES TRACT, AND WITH THE COMMON LINE BETWEEN SAID BARNES TRACT, AND WITH A TRACT OF LAND, CONVEYED TO GLORY KURTZ, AS DESCRIBED IN A DEED, RECORDED IN INSTRUMENT NO. 24851, O.P.R.J.C.T., CONSECUTIVELY, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

1. S 36°22'11" E, A DISTANCE OF 962.57 FEET, TO A CAPPED IRON ROD SET, STAMPED "GSI SURVEYING";
2. S 57°06'25" W, A DISTANCE OF 874.77 FEET, TO A CAPPED IRON ROD SET, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT.

THENCE, WITH THE EAST LINE OF SAID COUNTY ROAD 203, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

1. N 30°01'59" W, A DISTANCE OF 251.53 FEET, TO A CAPPED IRON ROD SET, STAMPED "GSI SURVEYING";
2. N 30°25'25" W, A DISTANCE OF 329.47 FEET, TO THE POINT OF BEGINNING AND CONTAINING 15,000 ACRES OF LAND AS SURVEYED ON THE GROUND UNDER THE SUPERVISION OF SHELBY J. HOFFMAN, R.P.L.S. NO. 6084 ON MAY 10, 2019.

**SURVEY EXHIBIT SHOWING
A 15,000 ACRE PORTION OF A TRACT
OF LAND, IN THE PAMELA SESSIONS
SURVEY, ABSTRACT NO. 766,
JOHNSON COUNTY, TEXAS,
CONVEYED TO DONALD BARNES,
RECORDED IN INSTRUMENT NO.
12391, OFFICIAL PUBLIC RECORDS,
JOHNSON COUNTY, TEXAS**

REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6084

GEOMATIC SOLUTIONS, INC.

3000 S. HULEN, SUITE 124-236, FORT WORTH, TEXAS
OFFICE: 817-487-8916
TIPPLS FIRM NO. 10184400 SHELBY@GSISURVEY.COM

Scale: 1"=150'	Date: 5/17/19	DWG: 2019228-SURVEY-001
Drawn: OF	Checked: SJH	JOB: 2019-228



NOTICE OF PUBLIC HEARING

Pursuant to Chapter 232 of the Texas Local Government Code, the Johnson County Commissioners Court will consider an application and hear protests to cancel the recorded subdivision plat of Country Meadows Addition, Lots 1 & 2, Block 1, recorded in Instrument Number 2025-13, Plat Records of Johnson County, Texas. The application will be considered by the Court on April 14, 2025 at 9:00 o'clock a.m. in the Commissioner' Courtroom on the second floor of the Johnson County Courthouse, 2 North Main Street, Cleburne, Texas 76033.

Published in '*Times Review*' classified section under 'LEGAL NOTICE' on these dates:

March 22nd, 29th and April 5th, 2025

AGENDA PLACEMENT FORM

(Submission Deadline – Monday, 5:00 PM before Regular Court Meetings)

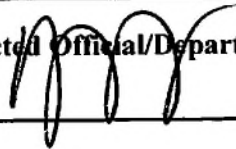
Date: April 3, 2025

Meeting Date: April 14, 2025

Submitted By: Julie Edmiston

Department: Public Works

Signature of Elected Official/Department Head:



Court Decision: <small>This section to be completed by County Judge's Office</small>	
	4-14-25

Description:

Public Hearing for Cancellation of Country Meadows Addition, Lots 1 & 2, Block 1, located in Precinct 4.

Order 2025-26, Order to Approve the Cancellation Of Country Meadows Addition, Lots 1 & 2, Block 1, located in Precinct 4.

(May attach additional sheets if necessary)

Person to Present: Jennifer VanderLaan

(Presenter must be present for the item unless the item is on the Consent Agenda)

Supporting Documentation: (check one) ☒ PUBLIC ☐ CONFIDENTIAL

(PUBLIC documentation may be made available to the public prior to the Meeting)

Estimated Length of Presentation: 10 minutes

Session Requested: (check one)

☒ Action Item ☐ Consent ☐ Workshop ☐ Executive ☐ Other _____

Check All Departments That Have Been Notified:

☒ County Attorney ☐ IT ☐ Purchasing ☐ Auditor

☐ Personnel ☒ Public Works ☐ Facilities Management

Other Department/Official (list) _____

**Please List All External Persons Who Need a Copy of Signed Documents
In Your Submission Email**

Approved in CC on 9/11/2023