



SURVEYOR: MICHAEL W. SKINNER, RPLS 5018  
972-351-0777  
COMPANY: RPLS, LLC  
714 ENTERPRISE DRIVE, EDMOND, OK 73013  
855-283-2333  
TEXAS FIRM NUMBER 10194438

CIVIL ENGINEERING PERFORMED BY:  
CHRIS WILSON, COLE  
314-437-8112  
401 S. 18th Street, Suite 200,  
St. Louis, MO, 63103

OWNER:  
TARGET CORPORATION, A MINNESOTA CORPORATION  
1000 NICOLLET MALL TPN-12H  
MINNEAPOLIS, MINNESOTA 55403

NOTES:

1. THE PURPOSE OF THIS PLAT IS TO CREATE 2 LOTS FROM AN EXISTING 1 LOT.
2. THE BASIS OF BEARING FOR THE PURPOSES OF THIS SURVEY IS THE SOUTH LINE OF THE SUBJECT PROPERTY PER PLAT.
3. LOT TO LOT DRAINAGE IS NOT PERMITTED WITHOUT CITY OF DALLAS PAVING & DRAINAGE ENGINEERING SECTION APPROVAL.
4. UNDERGROUND UTILITY LINES ARE SHOWN PER FIELD OBSERVATIONS OF MARKINGS ON SITE.
5. EXISTING BUILDING WILL REMAIN ON SITE.

BENCHMARK NOTES:

2230 BM 73-C-2  
LOCATION: BAIN BRIDGE- 1H 20  
DATE SET: 4/24/2013  
DESCRIPTION: SQUARE CUT IN CENTER OF AN 11"X3.5" CONC STORM SEWER DROP INLET ON SOUTH SIDE OF WHEATLAND  
ROAD AND 57.5' EAST OF CENTERLINE OF OLD HICKORY TRAIL  
ELEVATION: 669.66'

2021 63-Y-5  
LOCATION: KIRKWOOD DRIVE AND BAIN BRIDGE DRIVE  
DATE SET: 5/5/2009  
DESCRIPTION: SQUARE CUT IN CENTER OF STORM SEWER INLET ON SOUTHWEST CORNER OF INTERSECTION OF KIRKWOOD  
DRIVE AND BAINBRIDGE DRIVE  
ELEVATION: 660.77

## TREE DETAILS

NO.	SIZE AND TYPE	NO.	SIZE AND TYPE
171	9" SHUMARD OAK	178	6" BALD CYPRESS
172	9" SHUMARD OAK	179	8" BALD CYPRESS
173	9" SHUMARD OAK	180	7" BALD CYPRESS
174	9" SHUMARD OAK	181	8" BALD CYPRESS
175	9" SHUMARD OAK	182	9" BALD CYPRESS
176	10" SHUMARD OAK	183	8" BALD CYPRESS
177	9" LIVE OAK	184	7" BALD CYPRESS
178	10" LIVE OAK	185	7" BALD CYPRESS
179	10" LIVE OAK	186	7" BALD CYPRESS
180	12" LIVE OAK	187	9" BALD CYPRESS
181	12" LIVE OAK	188	10" BALD CYPRESS
182	10" SHUMARD OAK	189	8" BALD CYPRESS
183	10" SHUMARD OAK	190	8" BALD CYPRESS
184	10" SHUMARD OAK	191	10" BALD CYPRESS
185	9" LIVE OAK	192	8" BALD CYPRESS
186	12" LIVE OAK	193	8" BALD CYPRESS
187	9" LIVE OAK	194	9" BALD CYPRESS
188	8" LIVE OAK	195	11" BALD CYPRESS
189	11" LIVE OAK	196	11" BALD CYPRESS
190	11" SHUMARD OAK	197	8" BALD CYPRESS
191	11" SHUMARD OAK	198	10" BALD CYPRESS
192	10" SHUMARD OAK	199	9" BALD CYPRESS
193	10" SHUMARD OAK	200	11" BALD CYPRESS
194	13" SHUMARD OAK	201	9" SHUMARD OAK
195	13" SHUMARD OAK	202	6" SHUMARD OAK
196	11" SHUMARD OAK	203	6" SHUMARD OAK
197	7" SHUMARD OAK	204	8" DESERT WILLOW
198	9" LIVE OAK	205	6" DESERT WILLOW
199	5" LIVE OAK	206	8" DESERT WILLOW
200	5" LIVE OAK	207	7" DESERT WILLOW
201	6" LIVE OAK	208	9" BALD CYPRESS
202	6" LIVE OAK	209	7" DESERT WILLOW
203	7" LIVE OAK	210	9" BALD CYPRESS
204	8" LIVE OAK	211	7" CEDAR ELM
205	9" LIVE OAK	212	8" CEDAR ELM
206	8" LIVE OAK	213	8" CEDAR ELM
207	9" LIVE OAK	214	9" CEDAR ELM
208	8" LIVE OAK	215	7" CEDAR ELM
209	7" LIVE OAK	216	6" LIVE OAK
210	10" LIVE OAK	217	6" LIVE OAK
211	9" LIVE OAK	218	6" LIVE OAK
212	9" LIVE OAK	219	10" BALD CYPRESS
213	9" LIVE OAK	220	8" EASTERN RED CEDAR
214	9" LIVE OAK	221	8" BALD CYPRESS
215	10" LIVE OAK	222	6" EASTERN RED CEDAR
216	10" LIVE OAK	223	9" EASTERN RED CEDAR
217	10" SHUMARD OAK	224	9" BALD CYPRESS
218	10" SHUMARD OAK	225	7" EASTERN RED CEDAR
219	10" SHUMARD OAK	226	11" BALD CYPRESS
220	10" LIVE OAK	227	8" EASTERN RED CEDAR
221	6" SHUMARD OAK	228	8" BALD CYPRESS
222	9" SHUMARD OAK	229	10" EASTERN RED CEDAR
223	8" LIVE OAK	230	9" BALD CYPRESS
224	8" LIVE OAK	231	8" & 6" EASTERN RED CEDAR
225	10" LIVE OAK	232	7" BALD CYPRESS
226	6" CEDAR ELM	233	12" EASTERN RED CEDAR
227	6" CEDAR ELM	234	12" BALD CYPRESS
228	11" LIVE OAK	235	8" EASTERN RED CEDAR
229	11" SHUMARD OAK	236	13" BALD CYPRESS
230	7" SHUMARD OAK	237	8" EASTERN RED CEDAR
231	11" SHUMARD OAK	238	11" BALD CYPRESS
232	13" LIVE OAK	239	10" EASTERN RED CEDAR
233	14" BALD CYPRESS	240	10" BALD CYPRESS
234	12" BALD CYPRESS	241	7" EASTERN RED CEDAR
235	12" BALD CYPRESS	242	8" BALD CYPRESS
236	8" BALD CYPRESS	243	8" EASTERN RED CEDAR
237	10" BALD CYPRESS	244	9" BALD CYPRESS
238	6" BALD CYPRESS	245	9" EASTERN RED CEDAR
239	9" BALD CYPRESS	246	8" BALD CYPRESS
240	10" BALD CYPRESS	247	10" EASTERN RED CEDAR
241	8" BALD CYPRESS	248	10" BALD CYPRESS
242	7" BALD CYPRESS	249	14" EASTERN RED CEDAR
243	7" BALD CYPRESS	250	8" BALD CYPRESS
244	7" BALD CYPRESS	251	9" EASTERN RED CEDAR
245	6" BALD CYPRESS	252	7" BALD CYPRESS
246	6" BALD CYPRESS	253	12" EASTERN RED CEDAR
247	8" BALD CYPRESS		

OWNERS CERTIFICATE  
STATE OF TEXAS  
COUNTY OF DALLAS  
WHEREAS TARGET CORPORATION, A MINNESOTA CORPORATION IS THE OWNER OF THE TRACT OF LAND DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN THE J. R. BELL SURVEY, ABSTRACT NO. 123, CITY OF DALLAS, DALLAS COUNTY, TEXAS, BEING THAT TRACT OF LAND DESCRIBED IN GENERAL WARRANTY DEED TO TARGET CORPORATION, AS RECORDED IN DOCUMENT NO. 200600345644, OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS, (O.P.R.D.C.T.), AND BEING ALL OF LOT 2, BLOCK K/7554, WHEATLAND TOWN CROSSING NO. 2 ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS ACCORDING TO THE PLAT THEREOF RECORDED IN CG# 200700443314, MAP RECORDS, DALLAS COUNTY, TEXAS, (M.R.D.C.T.) AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD (NO CAP) FOUND (CONTROLLING MONUMENT) AT THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, SAME BEING THE SOUTHWEST CORNER OF CORNER OF SAID LOT 2, ALSO BEING THE SOUTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED AS PARCEL 1, INLAND/WEBER JV DALLAS, WHEATLAND LIMITED PARTNERSHIP, TRACT AS RECORDED IN DOC. NO. 200600345642, (D.R.D.C.T.) ALSO BEING SITUATE IN THE NORTH RIGHT OF WAY LINE OF INTERSTATE HIGHWAY NO. 20 (FRONTAGE ROAD) AS SHOWN ON SAID PLAT OF WHEATLAND TOWNE CROSSING NO. 2 ADDITION;

THENCE ALONG THE NORTHWESTERLY LINE OF SAID LOT 2 THE FOLLOWING COURSES:

NORTH 26 DEGREES 51 MINUTES 12 SECONDS EAST, A DISTANCE OF 162.03 FEET TO A POINT FOR CORNER FROM WHICH A "+" CUT BEARS SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST A DISTANCE OF 0.45 FEET;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 96.51 FEET TO A "+" CUT FOUND FOR CORNER,

NORTH 26 DEGREES 51 MINUTES 12 SECONDS EAST, A DISTANCE OF 108.00 FEET TO "+" CUT FOUND FOR CORNER;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 94.50 FEET TO A 5/8" IRON ROD WITH CAP STAMPED "RPLS 1890"  
FOUND FOR CORNER;

NORTH 26 DEGREES 51 MINUTES 12 SECONDS EAST, A DISTANCE OF 113.95 FEET TO "+" CUT FOUND FOR CORNER;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 14.13 FEET TO A "+" CUT FOUND FOR CORNER,

NORTH 26 DEGREES 51 MINUTES 12 SECONDS EAST, A DISTANCE OF 221.55 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS 3717"  
FOUND FOR CORNER;

NORTH 63 DEGREES 08 MINUTES 48 SECONDS WEST, A DISTANCE OF 10.00 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS 3717"  
FOUND FOR CORNER;

NORTH 26 DEGREES 51 MINUTES 12 SECONDS EAST, A DISTANCE OF 98.33 FEET TO "+" CUT FOUND FOR CORNER,

NORTH 63 DEGREES 08 MINUTES 48 SECONDS WEST, A DISTANCE OF 50.58 FEET TO A "+" CUT FOUND FOR CORNER.

NORTH 26 DEGREES 51 MINUTES 30 SECONDS EAST, A DISTANCE OF 106.19 FEET TO A 1/2" IRON ROD WITH CAP STAMPED "RPLS 6008" FOUND AT THE NORTHWEST CORNER OF SAID LOT 2, AND SAID TARGET CORPORATION TRACT AND THE NORTHEAST CORNER OF SAID LOT 9, AND BEING THE NORTHWEST CORNER SAID PARCEL 1, INLAND/WEBER JV DALLAS, WHEATLAND LIMITED PARTNERSHIP, TRACT, ALSO BEING LOCATED IN THE SOUTH RIGHT OF WAY LINE OF CLIFF CREEK CROSSING (64 FEET WIDE PUBLIC RIGHT OF WAY), FROM WHICH AN IRON ROD WITH 3" ALUMINUM CAP STAMPED "WTC NO. 4 ADD, CATES-CLARK 3717" AT THE NORTHEAST CORNER CLIP SAID WHEATLAND TOWNE CROSSING NO. 2 ADDITION, BEING LOCATED AT THE INTERSECTION OF CLIFF CROSSING AND BAINBRIDGE DRIVE, BEARS NORTH 63 DEGREES 08 MINUTES 48 SECONDS WEST, A DISTANCE OF 827.01 FEET;

THENCE NORTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 2 AND SOUTH RIGHT OF WAY LINE OF SAID CLIFF CREEK CROSSING, A DISTANCE OF 519.08 FEET TO THE NORTHEAST CORNER THEREOF, ALSO BEING THE NORTHWEST CORNER OF LOT 3, SAID BLOCK K/7554, AND BEING THE NORTHWEST CORNER OF PARCEL 2, SAID INLAND/WEBER JV DALLAS, WHEATLAND LIMITED PARTNERSHIP, TRACT FROM WHICH A 60D NAIL FOUND BEARS NORTH 62 DEGREES 04 MINUTES 40 SECONDS EAST, A DISTANCE OF 0.38 FEET, ALSO FROM WHICH A 1/2" IRON ROD FOUND FOR REFERENCE NEAR THE POINT OF CURVATURE OF A CURVE BEARS SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST A DISTANCE OF 291.06 FEET AND SOUTH 09 DEGREES 51 MINUTES 02 SECONDS EAST, A DISTANCE OF 0.97 FEET (1.34 FEET-RECORD);

THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 2 THE FOLLOWING COURSES:

SOUTH 26 DEGREES 51 MINUTES 12 SECONDS WEST, A DISTANCE OF 279.85 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC"  
SET FOR CORNER;

NORTH 63 DEGREES 08 MINUTES 48 SECONDS WEST, A DISTANCE OF 55.00 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC"  
SET FOR CORNER;

SOUTH 26 DEGREES 51 MINUTES 12 SECONDS WEST, A DISTANCE OF 139.17 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC"  
SET FOR CORNER;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 28.37 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC" SET FOR CORNER;

SOUTH 26 DEGREES 51 MINUTES 12 SECONDS WEST, A DISTANCE OF 121.00 FEET TO A 1/2" IRON ROD WITH CAP STAMPED "RPLS, LLC"  
SET FOR CORNER;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 33.00 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC" SET FOR CORNER;

SOUTH 26 DEGREES 51 MINUTES 12 SECONDS WEST, A DISTANCE OF 35.50 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC" SET FOR CORNER;

SOUTH 63 DEGREES 08 MINUTES 48 SECONDS EAST, A DISTANCE OF 90.01 FEET TO A MAG NAIL WITH WASHER STAMPED "RPLS, LLC" SET FOR CORNER;

SOUTH 26 DEGREES 51 MINUTES 12 SECONDS WEST, A DISTANCE OF 231.43 FEET TO A 1/2" IRON ROD WITH CAP STAMPED "RPLS, LLC"  
SET FOR CORNER AT THE SOUTHEAST CORNER OF SAID LOT 2 AND SOUTHWEST CORNER OF SAID LOT 3, ALSO BEING THE SOUTHWEST

CORNER OF SAID PARCELS 2 AND 3 LOCATED BY THE NORTH LINE OF SAID LOT 6, BEING THE POINT FROM WHICH A 5/8" IRON ROD WITH CAP STAMPED "RPLS 1890" FOUND AT THE SOUTHWEST CORNER OF LOT 6, SAID BLOCK K/7554 BEARS SOUTH 63 DEGREES 16 MINUTES 31 SECONDS EAST, A DISTANCE OF 182.00 FEET, ALSO A 1/2" IRON ROD FOUND AT THE SOUTHWEST CORNER CLIP OF SAID WHEATLAND TOWNE CROSSING NO. 2 ADDITION, BEING LOCATED AT THE INTERSECTION OF W. WHEATLAND DRIVE AND CHRYSALIS DRIVE BEARS NORTH 63 DEGREES 16 MINUTES 31 SECONDS EAST, 338.87 FEET, SOUTH 78 DEGREES 31 MINUTES 19 SECONDS EAST AND NORTH 88 DEGREES 32 MINUTES 56 SECONDS EAST, 626.62 FEET FROM SAID SOUTHEAST CORNER OF LOT 2 (CONTROLLING MONUMENT);

THENCE ALONG THE SOUTH LINE OF SAID LOT 2 AND NORTH RIGHT OF WAY LINE, NORTH 63 DEGREES 16 MINUTES 31 SECONDS WEST, A DISTANCE OF 664.87 FEET TO A 1/2" IRON ROD WITH CAP STAMPED "RPLS, LLC" SET FOR CORNER;

THENCE CONTINUING ALONG THE SOUTH LINE OF SAID LOT 2 AND NORTH RIGHT OF WAY LINE, NORTH 64 DEGREES 07 MINUTES 05 SECONDS WEST, A DISTANCE OF 95.16 FEET TO THE POINT OF BEGINNING AND CONTAINING 10.0027 ACRES OF LAND MORE OR LESS.

PRELIMINARY PLAT  
OF WHEATLAND TOWNE CROSSING NO. 6 ADDITION  
BEING A REPLAT OF LOT 2, BLOCK K/7554,  
OF WHEATLAND TOWNE CROSSING  
NO. 2 ADDITION

CC# 200700443314, MAP RECORDS,  
DALLAS COUNTY, TEXAS

10.0027 ACRES OUT OF THE J.R. BELL SURVEY, ABSTRACT NO.  
123 CITY OF DALLAS, DALLAS COUNTY TEXAS CITY PLAN FILE  
NO. S189-240