

- GENERAL NOTES:**
- 1) BEARINGS SHOWN HEREON ARE BASED ON THE GRID BEARINGS OF THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, AND SA.
  - 2) ADJACENT PROPERTY DIMENSIONS ARE RECORD DIMENSIONS AND MAY NOT REFLECT ACTUAL DIMENSIONS.
  - 3) THIS PLAT DOES NOT REMOVE ANY RESTRICTIVE COVENANTS.
  - 4) LOT TO LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  - 5) CORNERS NOTED WITH "CP&Y" PLASTIC CAPS WERE SET BY PREVIOUS SURVEY.
  - 6) THE PURPOSE OF THIS PLAT IS TO CREATE A LOT FROM A 20 ACRE TRACT OF LAND.

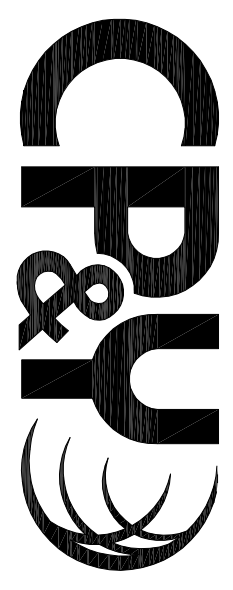
**LEGEND**

- ⊕ = BENCHMARK
  - ⊗ = GAS VALVE
  - ⊗ = HANDCAP
  - ⊗ = WASTEWATER CLEANOUT
  - ⊗ = WASTEWATER MANHOLE
  - ⊗ = WATER METER
  - ⊗ = STORM SEWER MANHOLE
  - ⊗ = WATER VALVE
  - ⊗ = FIRE HYDRANT
  - ⊗ = IRRIGATION CONTROL VALVE
  - ⊗ = ELECTRIC METER
  - ⊗ = UTILITY BOX
  - ⊗ = ELECTRIC TRANSFORMER
  - ⊗ = TELEPHONE PESTICIDE
  - ⊗ = LIGHT STANDARD
  - ⊗ = GUY ANCHOR
  - ⊗ = POWER POLE
  - ⊗ = SIGN
  - /—/— = UNDERGROUND TELEPHONE
  - /—/— = OVERHEAD LINE DATE LINE
  - /—/— = UNDERGROUND GAS LINE
  - /—/— = WOODPOST IRON FENCE
  - /—/— = CHAIN LINK FENCE
  - /—/— = CONCRETE PAVING
- D.R.D.C.T. = DEED RECORDS OF DALLAS COUNTY, TEXAS  
 M.D.C.T. = MAP RECORDS OF DALLAS COUNTY, TEXAS  
 N.S.T. NO. = INSTRUMENT NUMBER  
 I.R. = IRON ROD  
 V.L. = VOLUME  
 P.C. = PAGE  
 S.O. FT. = SQUARE FEET  
 MON. = MONUMENT

**DALLAS BAPTIST UNIVERSITY  
EAST CAMPUS  
LOT 1, BLOCK X/8687**

PRELIMINARY PLAT  
 BEING PART OF THREE TRACTS IN THE JOHN M. MARDEN, DESCRIBED IN DEEDS FILED IN VOLUME 2004208, PAGE 9849, D.R.D.C.T., VOLUME 483, PAGE 540, D.R.D.C.T. & VOLUME 511, PAGE 870, D.R.D.C.T.

JOHN M. MARDEN SURVEY, ABSTRACT NO. 906  
 CITY OF DALLAS, DALLAS COUNTY, TEXAS.  
 CITY PLAN FILE NUMBER: S178-172



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 TRPLS 10194115

REvised: 04/06/2018. ADDED FILE NUMBER  
 SHEET 2 OF 3  
 APRIL, 2018 1700195 PRELIMINARY PLATWORK