SURVEYOR'S CERTIFICATE

I, TIMOTHY R. MANKIN, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL ON THE GROUND SURVEY OF THE AND THAT THE MONUMENTS SHOWN THEREON WERE FOUND AND/OR PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH PLATTING RULES AND REGULATIONS OF THE CITY PLANNING COMMISSION OF THE CITY OF RICHARDSON, TEXAS.

PRELIMINARY NOT TO BE RECORDED FOR ANY

PURPOSE RELEASE FOR REVIEW 6/19/2015

TIMOTHY R. MANKIN

DATE

DATE

DATE

REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 6122

STATE OF COUNTY O OF TEXAS:
OF TARRANT:

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED TIMOTHY R. MANKIN, KNOWN TO ME TO BE THE PERSON OR PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY HEREIN STATED AND THE ACT AND DEED OF SAID COMPANY. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____ 2015.

NOTARY PUBLIC ΞÌ AND FOR TARRANT COUNTY,

COMMISSION EXPIRES: 08/15/2016

> STATE OF DALLAS CO OF TEXAS
> COUNTY
> DALLAS

> > OWNER'S DEDICATION

STATE OF COUNTY C

OF DALLAS

OWNER'S CERTIFICATE

THAT, LOWE'S HOME CENTERS, INC., ACTING BY AND THROUGH ITS DULY AUTHORIZED AGENT, BEING THE OWNER OF THE HEREINAFTER DESCRIBED PROPERTY, DOES HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN DESCRIBED PROPERTY AS THE LOWE'S AT HAMPTON

ADDITION, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AND DOES HEREBY DEDICATE, IN FEE SIMPLE, TO THE PUBLIC USE FOREVER ANY STREETS, ALLEYS, AND FLOODWAY MANAGEMENT AREAS SHOWN THEREON. THE EASEMENTS SHOWN THEREON ARE HEREBY RESERVED FOR THE PURPOSES INDICATED. THE UTILITY AND FIRE LANE EASEMENTS SHOWN THE PUBLIC, AND POLICE UNITS, GARBAGE AND RUBBISH COLLECTION AGENCIES, AND ALL PUBLIC AND PRIVATE UTILITIES FOR EACH PARTICULAR USE. THE MAINTENANCE OF PAVING ON THE UTILITY AND FIRE LANE EASEMENTS SHOUNS, OR OTHER IMPROVEMENTS OR GROWTHS SHALL BE CONSTRUCTED, RECONSTRUCTED, OR PLACED UPON, OVER OR ACROSS THE EASEMENTS AS SHOWN. SAID EASEMENTS BEING HEREBY RESERVED FOR THE MUTUAL USE AND ACCOMMODATION OF ALL PUBLIC UTILITIES USING OR DESIRING TO USE SAME. ALL, AND ANY PUBLIC UTILITY SHALL HAVE THE RIGHT TO REMOVE AND KEEP REMOVED ALL OR PARTS OF ANY BUILDING, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS WHICH IN ANY MAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF ITS RESPECTIVE SYSTEM ON THE EASEMENTS, AND ALL PUBLIC UTILITIES SHALL AT ALL TIMES HAVE THE FULL RIGHT OF INGRESS AND EGRESS TO OR FROM AND UPON THE SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTING, RECONSTRUCTING, INSPECTING, PATROLLING, MAINTENANCE, OR FROM AND JORON THE SAID EASEMENTS OR FROM AND UPON THE SAID EASEMENTS OR THE PROPOSE OF READING THE PROPOSE OF READING THE PROPOSE OF READING THE PURPOSE OF READING METERS AND ANY MAINTENANCE OR SERVICE REQUIRED OR ORDINARILY PERFORMED BY THAT UTILITY.)

METERS AND ANY MAINTENANCE OR SERVICE REQUIRED OR ORDINARILY PERFORMED BY THAT UTILITY.) THIS PLAT APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS, RESOLUTIONS OF THE CITY OF DALLAS, TEXAS.

EXECUTED SIHT

BY: ____

STATE OF COUNTY O OF DALLAS:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _______ PERSONS WHOSE NAME IS SUBSCRIBED TO THAT HE EXECUTED THE SAME IN THE CAP. COMPANY.

UNDER MY HAND AND SEAL OF OFFICE, SIFT DAY OF 2015

NOTARY PUBLIC IN AND I DALLAS COUNTY

OWE'S 1AR / PRELIMINARY PLAT HAMPTON

ADDITION

7558

LOTS

됌S LOTS 1AR AND 1B, BLOCK A/T PLAT OF LOT 1, BLOCK 7/7558 OF LOWE'S-QT 923 ADDITION ALBERTUS CRUTCHFIELD SURVEY, ABSTRACT NO. 24 CITY OF DALLAS, DALLAS COUNTY, TEXAS CITY PLAN FILE NO. S145-222
HIS PLAT FILED IN INSTRUMENT NO. _________ BEGINNING at a 1/2 inch iron rod with "JRH Architects" cap found for the Northeast corner of said Lot 1A, same being the Northwest corner of Lot 3, Block A/7558, Penn Farm Addition, an addition to the City of Dallas, Dallas County, Texas, according to the plat thereof recorded under Instrument Number 20070113775, Official Public Records, Dallas County, Texas, same being in the South right—of—way line of Lyndon B. Johnson Freeway (Interstate 20) (variable width right—of—way); Whereas, Lowe's Home Centers, Inc., is the owner of the certain tract of land situated in the Albertus Crutchfield Survey, Abstract No. 243, and being Lot 1A, Block A/7558, Lowes QT 923, Addition to the City of Dallas, Dallas County, Texas, according to the plat thereof recorded in Instrument Number 201200228672, Official Public Records of Dallas County, Texas, and being a that certain tract of land conveyed to Lowe's Home Centers, Inc., by Warranty Deed recorded in Volume 96249, Page 3726, Deed Records, Dallas County, Texas, and being more particularly described as follows:

THENCE South 00 deg. 39 min. 36 sec. East, along the common line of said Lots 1A and 3, passing the Southwest corner of said Lot 3, same being a Northwest corner of that certain tract land conveyed to Penn Farm, LTD., by deed recorded under Instrument Number 20070456099, said Official Public Records, and continuing along the common line of said Lot 1A and said Penn Farm tract, a total distance of 848.73 feet to a 1/2 inch iron rod found for the Southeast corner of said Lot 1A, same being an internal corner of said Penn Farm tract, from which a 1/2 inch iron rod with "Graham & Assoc" cap bears North 49 deg. 35 min. 33 sec. East, 0.75 feet;

THENCE North 89 deg. 59 min. 10 sec. West, continuing along the common line of said Lot 1A and said Penn Farm tract, a distance of 931.18 feet to a 1/2 inch iron rod with "Bury + Pittman" cap found for the most southerly Southwest corner of said Lot 1A, same being in the East right—of—way line of Hampton Road (formerly Meridian Road) (variable width right—of—way);

THENCE along the common line of said Lot 1A and said Hampton Road as follows:

North 44 deg. 59 min. 10 sec. West, a distance of 14.14 feet to a 1/2 inch iron rod with "Bury + Pittman" cap found for the most northerly Southwest corner of said Lot 1A; North 00 deg. 00 min. 50 sec. East, a distance of 659.47 feet to a 1/2 inch iron rod with "Peise & Mankin SURV" red cap found for angle point; North 00 deg. 31 min. 30 sec. East, a distance of 9.82 feet to a 1/2 inch iron rod with "Peiser Mankin SURV" red cap found for angle point; North 02 deg. 02 min. 39 sec. East, a distance of 128.39 feet to an 'X' cut found for the most westerly Northwest corner of said Lot 1A, same being the Southwest corner of Lot 2A, aforesaid Block A/7558, Lowe's-QT 923 Addition, same being the beginning of a non tangent curve to the left, having a radius of 35.00 feet, a central angle of 42 deg. 28 min. 53 sec., and a chord bearing and distance of South 67 deg. 27 min. 03 sec. East, 25.36 feet;

THENCE along the common line of said Lots 1A and 2A as follows

Along said non-tangent curve to the left, an arc distance of 25.95 feet to an 'X' cut found for the beginning of a curve to the right, having a radius of 60.00 feet, a central angle of 45 deg. 20 min. 58 sec., and a chord bearing and distance of South 66 deg. 00 min. 42 sec. East, 46.26 feet; Along said curve to the right, an arc distance of 47.49 feet to an 'X' cut found for angle point; South 43 deg. 20 min. 03 sec. East, a distance of 5.99 feet to an 'X' cut found for the beginning of a curve to the left, an arc distance of 5.99 min. 37 sec. East, 39 min. 02 sec., and a chord bearing and distance of South 66 deg. 39 min. 37 sec. East, 79.19 feet; Along said curve to the left, an arc distance of 167.26 feet to an 'X' cut found for angle point; South 89 deg. 59 min. 10 sec. East, a distance of 167.26 feet to an 'X' cut found for internal corner, same being the most southerly Southeast corner of said Lot 2A; South 89 deg. 59 min. 10 sec. East, a distance of 18.00 feet to a point for internal corner of said Lot 1A, same being an internal corner of said Lot 2A; North 00 deg. 00 min. 50 sec. East, a distance of 25.00 feet to a point for internal corner, same being the most easterly Southeast corner of said Lot 2A; North 00 deg. 00 min. 50 sec. East, a distance of 179.56 feet to a point for internal corner, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, same being the Northeast corner of said Lot 2A, s

THENCE along the common line of said Lot 1A and said Lyndon B. Johnson Freeway as follows:

South 79 & Mankin South 82 & Mankin South 82 containing 9 deg. 04 min. 43 sec. In SURV" red cap found for 22 deg. 28 min. 21 sec. In SURV" red cap found for SURV" red cap found for 2 deg. 09 min. 34 sec. In 788,472 square feet cap found for the square feet cap. East, a distance of 220.38 feet to a 1/2 inch iron rod with "Peiser for angle point;
East, a distance of 176.63 feet to a 1/2 inch iron rod with "Peiser for angle point;
East, a distance of 202.14 feet to the POINT OF BEGINNING and or 18.101 acres of computed land, more or less. "Peiser

OWNER: LOWE'S HOME CENTERS, I 1000 LOWES BLVD MOORESVILLE, NC 28117 DEVIN STALEY 336-658-4347

JTH SHILOH ROAD 0 LB 44 , TEXAS 75042

DATE: P_{MS} LLC PEISER 623 E. DALLAS ROAD GRAPEVINE, TEXAS 76051 817-481-1806 (O) 817-481-1809 (F) www.peisersurveying.com LLC

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ENGINEERING, L.L.C. ADDEY