

LEGEND

<input type="checkbox"/> 1/2" IRON ROD	<input checked="" type="checkbox"/> 1/2" IRON ROD	<input type="checkbox"/> UTILITY POLE	<input type="checkbox"/> OVERHEAD UTILITY LINE	<input type="checkbox"/> BRICK SET WALL	<input type="checkbox"/> CONCRETE
<input type="checkbox"/> 3/4" IRON ROD	<input checked="" type="checkbox"/> X-BENT	<input type="checkbox"/> WATER METER	<input type="checkbox"/> 6" W/ 1" ANCHOR	<input type="checkbox"/> STONE SET WALL	<input type="checkbox"/> GRANITE
<input type="checkbox"/> 1" IRON ROD	<input checked="" type="checkbox"/> 1" IRON ROD	<input type="checkbox"/> ELECTRIC BOX	<input type="checkbox"/> 8" BARRIED WIRE FENCE	<input type="checkbox"/> DRAINING LINE	<input type="checkbox"/> BRICK
<input type="checkbox"/> 1 1/2" IRON ROD	<input checked="" type="checkbox"/> 1 1/2" IRON ROD	<input type="checkbox"/> 3/4" IRON VALVE	<input type="checkbox"/> 4" A.C. P.W.	<input type="checkbox"/> FURNITURE	<input type="checkbox"/> STONE
<input type="checkbox"/> 2" IRON ROD	<input checked="" type="checkbox"/> 2" IRON ROD	<input type="checkbox"/> 1/2" IRON VALVE	<input type="checkbox"/> 6" IRON FENCE	<input type="checkbox"/> CHAIN LINK FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 2 1/2" IRON ROD	<input checked="" type="checkbox"/> 2 1/2" IRON ROD	<input type="checkbox"/> 1" IRON VALVE	<input type="checkbox"/> 8" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 3" IRON ROD	<input checked="" type="checkbox"/> 3" IRON ROD	<input type="checkbox"/> 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 3 1/2" IRON ROD	<input checked="" type="checkbox"/> 3 1/2" IRON ROD	<input type="checkbox"/> 1" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 4" IRON ROD	<input checked="" type="checkbox"/> 4" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 4 1/2" IRON ROD	<input checked="" type="checkbox"/> 4 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 5" IRON ROD	<input checked="" type="checkbox"/> 5" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 5 1/2" IRON ROD	<input checked="" type="checkbox"/> 5 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 6" IRON ROD	<input checked="" type="checkbox"/> 6" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 6 1/2" IRON ROD	<input checked="" type="checkbox"/> 6 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 7" IRON ROD	<input checked="" type="checkbox"/> 7" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 7 1/2" IRON ROD	<input checked="" type="checkbox"/> 7 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 8" IRON ROD	<input checked="" type="checkbox"/> 8" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 8 1/2" IRON ROD	<input checked="" type="checkbox"/> 8 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 9" IRON ROD	<input checked="" type="checkbox"/> 9" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 9 1/2" IRON ROD	<input checked="" type="checkbox"/> 9 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 10" IRON ROD	<input checked="" type="checkbox"/> 10" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 10 1/2" IRON ROD	<input checked="" type="checkbox"/> 10 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 11" IRON ROD	<input checked="" type="checkbox"/> 11" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 11 1/2" IRON ROD	<input checked="" type="checkbox"/> 11 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 12" IRON ROD	<input checked="" type="checkbox"/> 12" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 12 1/2" IRON ROD	<input checked="" type="checkbox"/> 12 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 13" IRON ROD	<input checked="" type="checkbox"/> 13" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 13 1/2" IRON ROD	<input checked="" type="checkbox"/> 13 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 14" IRON ROD	<input checked="" type="checkbox"/> 14" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 14 1/2" IRON ROD	<input checked="" type="checkbox"/> 14 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 15" IRON ROD	<input checked="" type="checkbox"/> 15" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 15 1/2" IRON ROD	<input checked="" type="checkbox"/> 15 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 16" IRON ROD	<input checked="" type="checkbox"/> 16" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 16 1/2" IRON ROD	<input checked="" type="checkbox"/> 16 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 17" IRON ROD	<input checked="" type="checkbox"/> 17" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 17 1/2" IRON ROD	<input checked="" type="checkbox"/> 17 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 18" IRON ROD	<input checked="" type="checkbox"/> 18" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 18 1/2" IRON ROD	<input checked="" type="checkbox"/> 18 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 19" IRON ROD	<input checked="" type="checkbox"/> 19" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 19 1/2" IRON ROD	<input checked="" type="checkbox"/> 19 1/2" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE
<input type="checkbox"/> 20" IRON ROD	<input checked="" type="checkbox"/> 20" IRON ROD	<input type="checkbox"/> 1 1/2" IRON VALVE	<input type="checkbox"/> 12" STAIN STEEL W/ 1"	<input type="checkbox"/> WOOD FENCE	<input type="checkbox"/> WOOD FENCE

LIEN HOLDERS SUBORDINATION AGREEMENT

The lien holder or mortgagee concurs with the Owner's Certificate and agrees to subordinate its interests to the provisions of the Owner's Dedication.

LIEN HOLDER'S SUBORDINATION AGREEMENT

The lien holder or mortgagee concurs with the Owner's Certificate and agrees to subordinate its interests to the provisions of the Owner's Dedication.

I, the holder, _____ (name of person who signed), as _____ (title of officer-usually president or secretary, of _____ (name of business)), a _____ (state of _____) (LLC, Corp., etc.), on behalf of the _____ (LLC, Corp., etc.), do hereby agree to subordinate my interest in and for the State of Texas _____.

OWNER'S CERTIFICATE

STATE OF TEXAS
COUNTY OF DALLAS

WHEREAS David A. Pearson and Sara K. Pearson and Justin Hobbs are the sole owners of a tract of land located in the A.G. HYDE SURVEY, ABSTRACT NO. 552, Dallas County, Texas, and being all Lots 9, 10 and 11 and parts of Lot 8 and Lot 12, Block B/2826 of Monticello Addition, an addition to the City of Dallas, Dallas County, Texas, according to the plat thereof recorded in Volume 13, Page 399, Map Records, Dallas County, Texas, and being a part of said land and described in Warranty Deed to David A. Pearson and Sara K. Pearson, husband and wife, recorded in Instrument No. 201700005352, Official Public Records, Dallas County, Texas, and being a part of said land and described in General Warranty Deed with Vendor's Lien to David Pearson and Sara K. Pearson, husband and wife, recorded in Instrument No. 20090022643, Official Public Records, Dallas County, Texas, and being a part of said land described in Warranty Deed With Vendor's Lien to Justin Hobbs, recorded in Instrument No. 201400142895, Official Public Records, Dallas County, Texas, and being more particularly described as follows:

Beginning at a 1" iron pipe found for corner in the Westerly right-of-way of Wabash Circle, a 30' wide public right-of-way, at the Southeast corner of that portion of Lot 8 described in Deed to Scott A. McDaniel and Jennifer A. McDaniel, recorded in Instrument No. 201200177081, Official Public Records, Dallas County, Texas, said point being in a curve to the right having a central angle of 73° 23', a radius of 219.67' and a chord bearing and distance of S 41° 41' 55" W, 282.02';

Then Southeasteasily along said curve to the right and said Westerly line of Wabash Circle, a distance of 291.69' to a 1 1/2" iron rod with a 3-1/4" aluminum disk stamped "PEARSON HOBBS, RPL'S 5310" set for corner in the Northernly line of said Wabash Circle;

Then South 78° 30' 07" West, along said Northernly line, a distance of 54.99' to a 1/2" iron rod with a 3-1/4" aluminum disk stamped "PEARSON HOBBS, RPL'S 5310" set at the Southeast corner of that portion of said Lot 12 described in Deed to Kevin Keith Worthington and Janet C. Worthington, recorded in Volume 88139, Page 4383, Deed Records, Dallas County, Texas;

Then North 11° 29' 53" West, a distance of 147.72' to a 1 1/2" iron rod with a 3-1/4" aluminum disk stamped "PEARSON HOBBS, RPL'S 5310" set for corner in the Southernly line of a 15' wide public alley right-of-way, at the Northeast corner of said Worthington tract;

Then North 84° 50' 07" East, along a Southernly line of said alley right-of-way, a distance of 74.58' to a 1/2" iron rod with a 3-1/4" aluminum disk stamped "PEARSON HOBBS, RPL'S 5310" set at an exterior all corner of said alley right-of-way;

Then North 45° 46' 01" East, along a Southeasteasily line of said alley right-of-way, a distance of 51.61' to a 1/2" iron rod with a 3-1/4" aluminum disk stamped "PEARSON HOBBS, RPL'S 5310" set at an exterior all corner of said alley right-of-way;

Then North 00° 30' 07" East, along the East line of said alley right-of-way, a distance of 36.30' to a 1" iron rod found at the Southwest corner of said remainder of Lot 8 described in Deed to McDaniel;

Then South 83° 41' 02" East, a distance of 147.72' to the PLACE OF BEGINNING and containing 95,149 square feet or 0.807 of an acre of land.

OWNER'S DEDICATION

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That David A. Pearson and Sara K. Pearson and Justin Hobbs, do hereby adopt this plat, designating the herein described property as **PEARSON HOBBS**, an addition to the City of Dallas, Dallas County, Texas, and do hereby dedicate, in fee simple to the public use forever any floodway management areas shown thereon, and do hereby reserve the street(s) shown thereon as private. Streets to be dedicated in fee simple to the homeowners association. The easements shown thereon are hereby reserved for the purposes indicated. The private streets, utility and fire lane easements shall be open to the public, fire and police units, garbage and rubbish collection agencies, and all public and private utilities for each particular use. The maintenance of paving on the private streets is the responsibility of the homeowners association. The maintenance of paving on the utility and fire lane easements is the responsibility of the property owner. No buildings, fences, trees, shrubs, 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 way 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 the said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts of its respective systems without the necessity of any time of procuring the permission of anyone. (Any public utility shall have the right of ingress and egress to private property for the purpose of reading meters and any maintenance or service required or ordinarily performed by that utility).

Water main and wastewater easements shall also include additional area of working space for construction and maintenance of the systems. Additional easement area is also conveyed for installation and maintenance of manholes, cleanouts, the hydrants, and fire valves and water meter services from the main to the curb. Permitted line, and easements, shall be as shown on the plat hereon and shall be determined by their location as stipulated. This plat approved subject to all existing ordinances, rules, regulations, and resolutions of the City of Dallas.

WITNESS, my hand at Dallas, Texas, this _____ day of _____, 20____.

By: _____
 David A. Pearson, Owner

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned, a Notary Public in and for the said County and State, on this day personally appeared David A. Pearson, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose therein expressed and under oath stated that the statements in the foregoing certificate are true.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 20____.

Notary Public in and for the State of Texas
 My commission expires: _____

WITNESS, my hand at Dallas, Texas, this _____ day of _____, 20____.

By: _____
 Justin Hobbs, Owner

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned, a Notary Public in and for the said County and State, on this day personally appeared Justin Hobbs, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose therein expressed and under oath stated that the statements in the foregoing certificate are true.

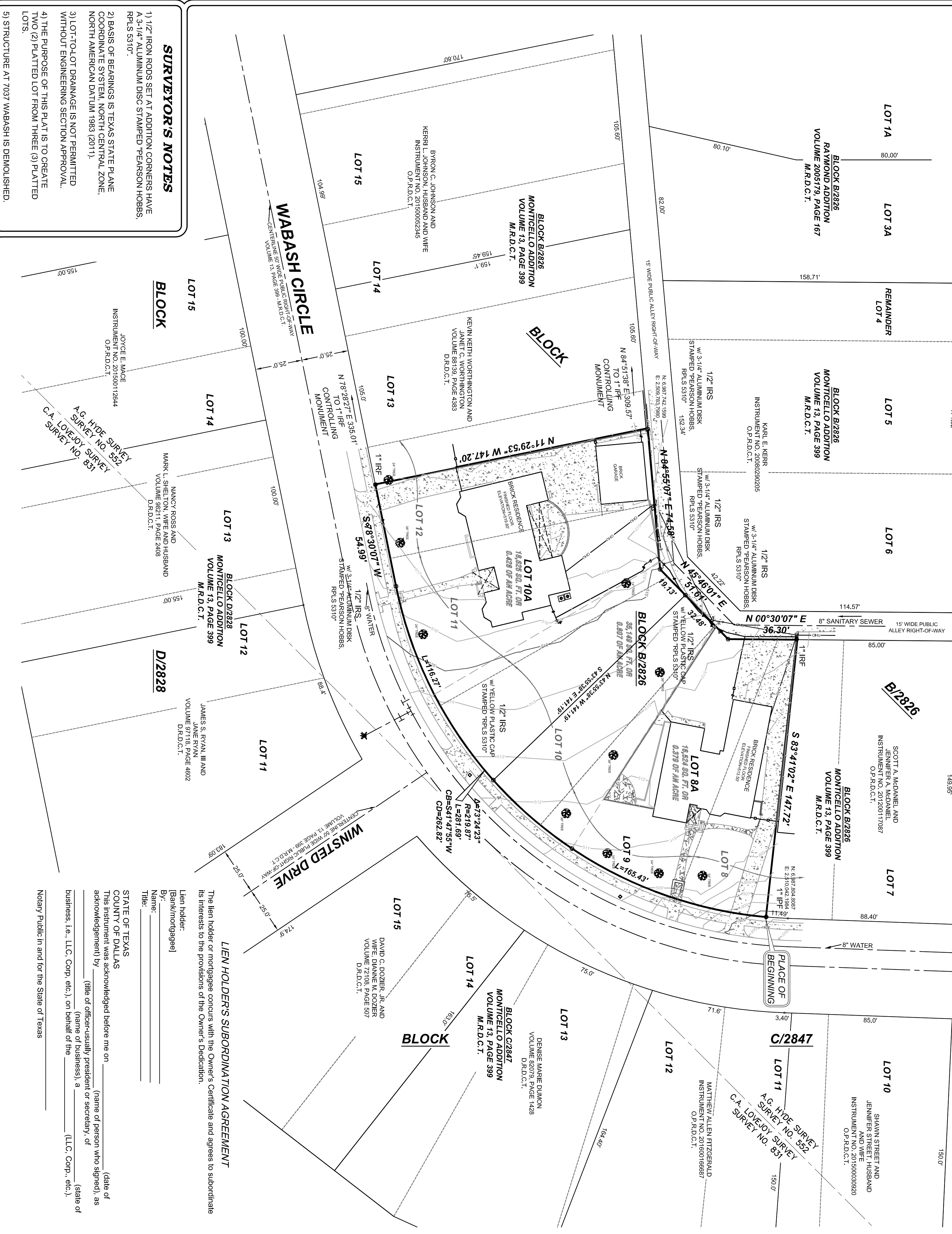
GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 20____.

Notary Public in and for the State of Texas
 My commission expires: _____

PRELIMINARY PLAT

PEARSON HOBBS
LOTS 8A AND 10A, BLOCK B/2826

BEING A REPLAT OF
 MONTICELLO ADDITION
 AN ADDITION TO THE CITY OF DALLAS,
 DALLAS COUNTY, TEXAS
 A.G. HYDE SURVEY, ABSTRACT NO. 552
 CITY PLAN FILE NO. S167-248



SURVEYOR'S NOTES

1) 1/2" IRON RODS SET AT ADDITION CORNERS HAVE 1/2" ALUMINUM DISK STAMPED "PEARSON HOBBS, RPL'S 5310".

2) BASIS OF BEARINGS IS TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM 1983 (2011).

3) LOT TO LOT DRAINAGE IS NOT PERMITTED WITHOUT ENGINEERING SECTION APPROVAL.

4) THE PURPOSE OF THIS PLAT IS TO CREATE TWO (2) PLATTED LOT FROM THREE (3) PLATTED LOTS.

5) STRUCTURE AT 7037 WABASH IS DEMOLISHED.

LIEN HOLDERS SUBORDINATION AGREEMENT

The lien holder or mortgagee concurs with the Owner's Certificate and agrees to subordinate its interests to the provisions of the Owner's Dedication.

I, the holder, _____ (name of person who signed), as _____ (title of officer-usually president or secretary, of _____ (name of business)), a _____ (state of _____) (LLC, Corp., etc.), on behalf of the _____ (LLC, Corp., etc.), do hereby agree to subordinate my interest in and for the State of Texas _____.

Notary Public in and for the State of Texas _____.

SURVEYOR'S CERTIFICATE

STATE OF TEXAS
COUNTY OF DALLAS

I, John S. Turner, a Registered Professional Land Surveyor, licensed by the State of Texas, affirm that this plat was prepared under my direct supervision, from recorded documentation, evidence collected on the ground during field operations and other reliable documentation; and that this plat substantially complies with the Rules and Regulations of the Texas Board of Professional Land Surveying, the City of Dallas Government Code (Ordinance no. 19455, as amended), and Texas Local Government Code, Chapter 212. I further affirm that monumentation shown hereon was either found or placed in compliance with the City of Dallas Development Code, Sec. 51A-8-617 (a)(b)(c)(d) & (e); and that the digital drawing the accompanying this plat is a precise representation of this Signed Final Plat.

Dated this _____ day of _____, 20____.

PRELIMINARY, RELEASED 7-14-2017 FOR REVIEW PURPOSES ONLY.
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE.

John S. Turner
 Texas Registered Professional Land Surveyor/No. 5310

A&W SURVEYORS, INC.
 Professional Land Surveyors
 TEXAS REGISTRATION NO. 100174-00
 P.O. BOX 870029, MESQUITE, TX. 75187
 PHONE: (972) 681-4975 FAX: (972) 681-4854
 WWW.AWSURVEY.COM

Owner: Justin Hobbs
 Owner: David and Sara Pearson
 ~ 7033 Wabash Circle, Dallas, TX 75214 ~ 7107 Wabash Circle, Dallas, TX 75214 ~
 ~ 2104516-1461 ~ ~ 2104516-1461 ~
 ~ 2104516-1461 ~ ~ 2104516-1461 ~

"A professional company operating in your best interest"

PRELIMINARY PLAT
PEARSON HOBBS
LOTS 8A AND 10A, BLOCK B/2826

BEING A REPLAT OF
 MONTICELLO ADDITION
 AN ADDITION TO THE CITY OF DALLAS,
 DALLAS COUNTY, TEXAS
 A.G. HYDE SURVEY, ABSTRACT NO. 552
 CITY PLAN FILE NO. S167-248