

EXTEX LAPORTE LIMITED PARTNERSHIP
(VOL. 2002082, PG. 3283)
(D.R.D.C.T.)

MOUNTAIN CREEK PARKWAY
(VARIABLE WIDTH RIGHT-OF-WAY)
(FORMERLY FLORINA ROAD-COUNTY ROAD 471)
(VOL. 2002098, PG. 2234, D.R.D.C.T.)
(VOL. 20233, PG. 452, D.R.D.C.T.)

EXTEX LAPORTE LIMITED PARTNERSHIP
(VOL. 2002082, PG. 3283)
(D.R.D.C.T.)

POINT OF BEGINNING
COUNTY OF DALLAS
(INST. NO. 200600265344)
(O.P.R.D.C.T.)

LOT 1, BLOCK 8720
MOUNTAIN CREEK BUSINESS PARK
PHASE 1, INDUSTRIAL PARK
(VOL. 2003012, PG. 246)
(D.R.D.C.T.)

LOT 1, BLOCK 8720
MOUNTAIN CREEK BUSINESS PARK
PHASE 1, INDUSTRIAL PARK
(VOL. 2003012, PG. 246)
(D.R.D.C.T.)

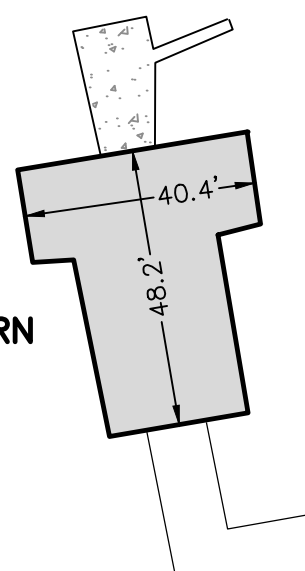
COSTCO WHOLESALE CORPORATION
(VOL. 2002133, PG. 5271)
(D.R.D.C.T.)

LOT 2, BLOCK 8720
MOUNTAIN CREEK NORTH, PHASE ONE
(INST. NO. 201600135209)
(O.P.R.D.C.T.)

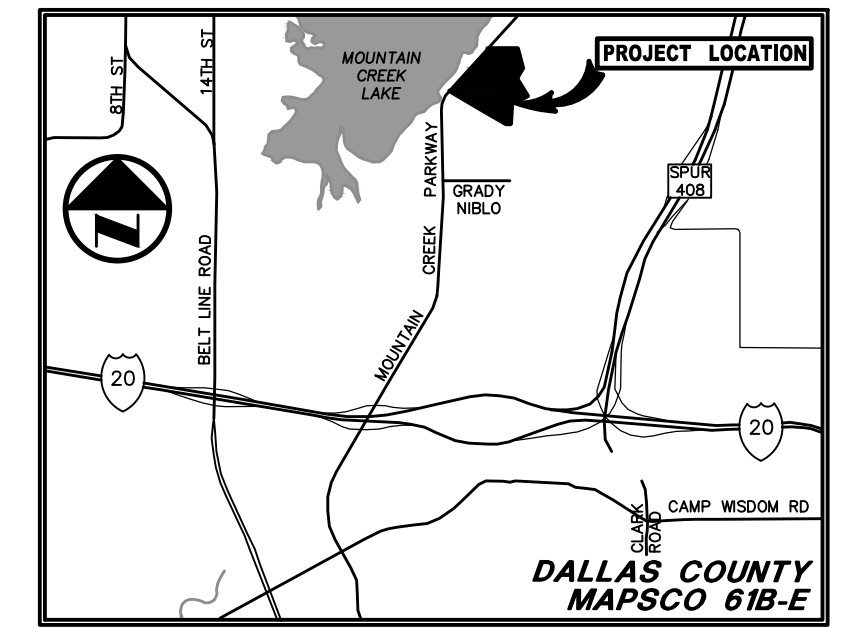
PART OF
CH REALTY VI/I DALLAS
MT. CREEK I, L.P.
(INST. NO. 201400171934)
(O.P.R.D.C.T.)

BLOCK 8720
CH REALTY VI/I DALLAS
MT. CREEK II, L.P.
(INST. NO. 201500179438)
(O.P.R.D.C.T.)

ONE-STORY
DILAPIDATED METAL BARN
1,455 SF
(SEE NOTE 8)



1 **DETAIL**
NOT TO SCALE



VICINITY MAP
(NOT TO SCALE)

LEGEND

- GUY ANCHOR
- HAND HOLE ELECTRIC
- POWER POLE
- PP W/ GUY ANCHOR
- SIGN — TRAFFIC SIGN
- SS — SAN. SEWER MANHOLE
- WM — WATER METER
- IRF — 1/2-INCH IRON ROD
- IRF — W/"PACHECO KOCH" CAP FOUND
- IRS — 1/2-INCH IRON ROD
- IRS — W/"PACHECO KOCH" CAP SET
- DISK — 3.25" ALUMINUM DISK SET STAMPED "L.M.C."
- (C.M.) CONTROLLING MONUMENT
- TRA — TRINITY RIVER
- AUTHORITY OF TEXAS
- — PROPERTY LINE
- — EASEMENT LINE
- — SETBACK LINE
- — FENCE
- — OVERHEAD UTILITY LINE
- — SANITARY SEWER LINE
- 15"SS — MAP RECORDS OF DALLAS COUNTY, TEXAS
- D.R.D.C.T. — DEED RECORDS OF DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. — OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
- INST. NO. — INSTRUMENT NUMBER
- VOL. — VOLUME
- PG. — PAGE
- R.O.W. — RIGHT-OF-WAY
- (C.M.) — CONTROLLING MONUMENT

NOTES

1. Bearing system for this survey is based on the State Plane Coordinate System, Texas North Central Zone (4202), North American Datum of 1983 (2011).
2. Subject property is shown on the National Flood Insurance Program Flood Insurance Rate Map for Dallas County, Texas and Incorporated Areas, Map No. 48113C0455L, Community-Panel No. 480171 0455 L, Map Revised: July 7, 2014. All of the subject property is shown to be located in Zone "X" on said map. Relevant zones are defined on said map as follows:

Zone "X" - Other Areas: Areas determined to be outside the 0.2% annual chance floodplain.
3. All 1/2-inch iron rods with "PACHECO KOCH" caps, depicted hereon as found, were set by a previous survey dated July 12, 2016.
4. The purpose of this plat is to create a platted Lot/Block for site development.
5. The survey abstract line shown hereon are approximate and are not located on the ground.
6. Lot to Lot Drainage will not be permitted without engineering section approval.
7. Coordinates shown hereon are based on the State Plane Coordinate System, Texas North Central Zone (4202), North American Datum of 1983 (2011), no scale and no projection.
8. All buildings on site will be demolished.

PRELIMINARY

RELEASED 11/4/16 FOR REVIEW PURPOSES ONLY. THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE.

PRELIMINARY PLAT

**LIBERTY MOUNTAIN CREEK
LOT 1, BLOCK 8720**

BEING PART OF BLOCK 8720
BEING OUT OF THE
FIELD SECRET SURVEY, ABSTRACT NO. 1379
CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NUMBER: S167-023
ENGINEERING PLAN NUMBER: 311T-_____

SHEET 1 OF 2

Pacheco Koch		7557 RAMBLER ROAD, SUITE 1400 DALLAS, TX 75231 972.235.3031	
		TX REG. ENGINEERING FIRM F-14439	
		TX REG. SURVEYING FIRM LS-10193805	
DRAWN BY ACD	CHECKED BY MCC	SCALE 1"=200'	DATE NOV. 2016
		JOB NUMBER 2102-16.486	

SURVEYOR / ENGINEER

PACHECO KOCH CONSULTING ENGINEERS
7557 RAMBLER ROAD, SUITE 1400
DALLAS, TEXAS 75231
PH: (972) 235-3031
CONTACT: MICHAEL CLOVER

OWNER

MOUNTAIN CREEK LAND LLC
8827 NORTH SAM HOUSTON PARKWAY WEST
HOUSTON, TEXAS 77064
PH: (281) 955-2000
CONTACT: KENNETH CHANG

LIBERTY MOUNTAIN CREEK, LOT 1, BLOCK 8720 - PRELIMINARY PLAT

ADELIZ... 8.20. AM... 2102-16.486... SURVEY... CJD... 2015\2102-16.486PP.DWG