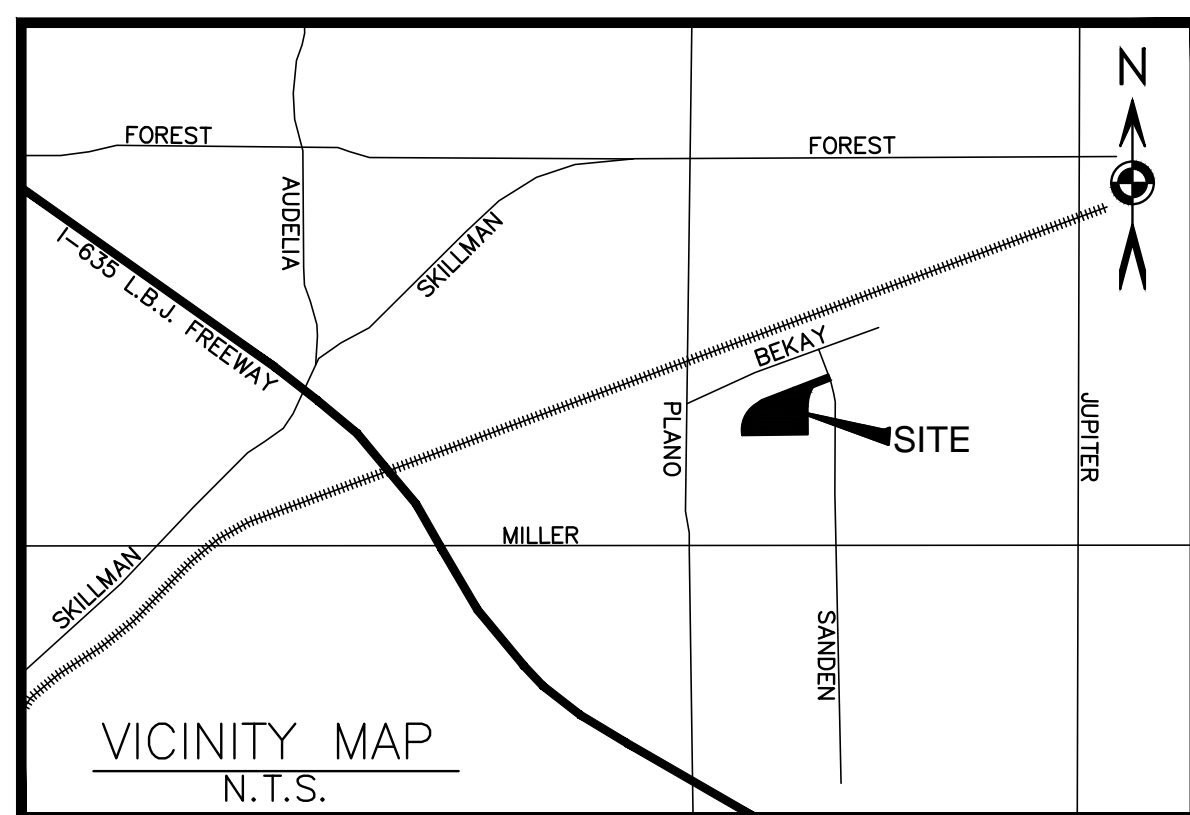


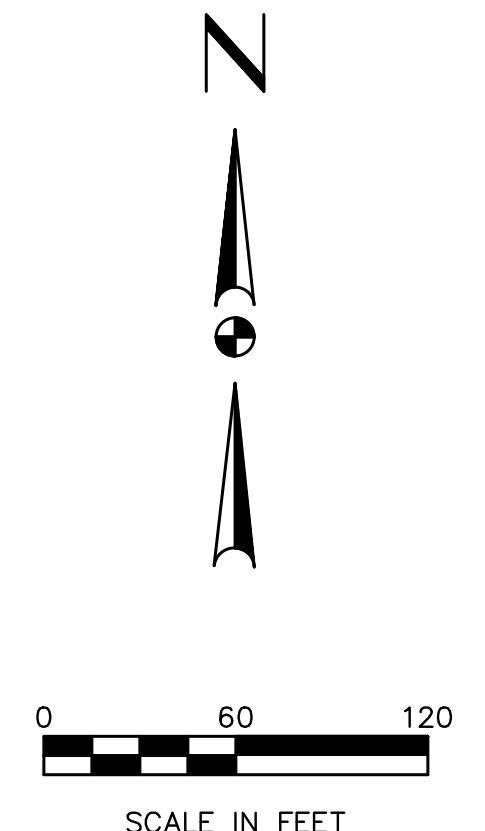
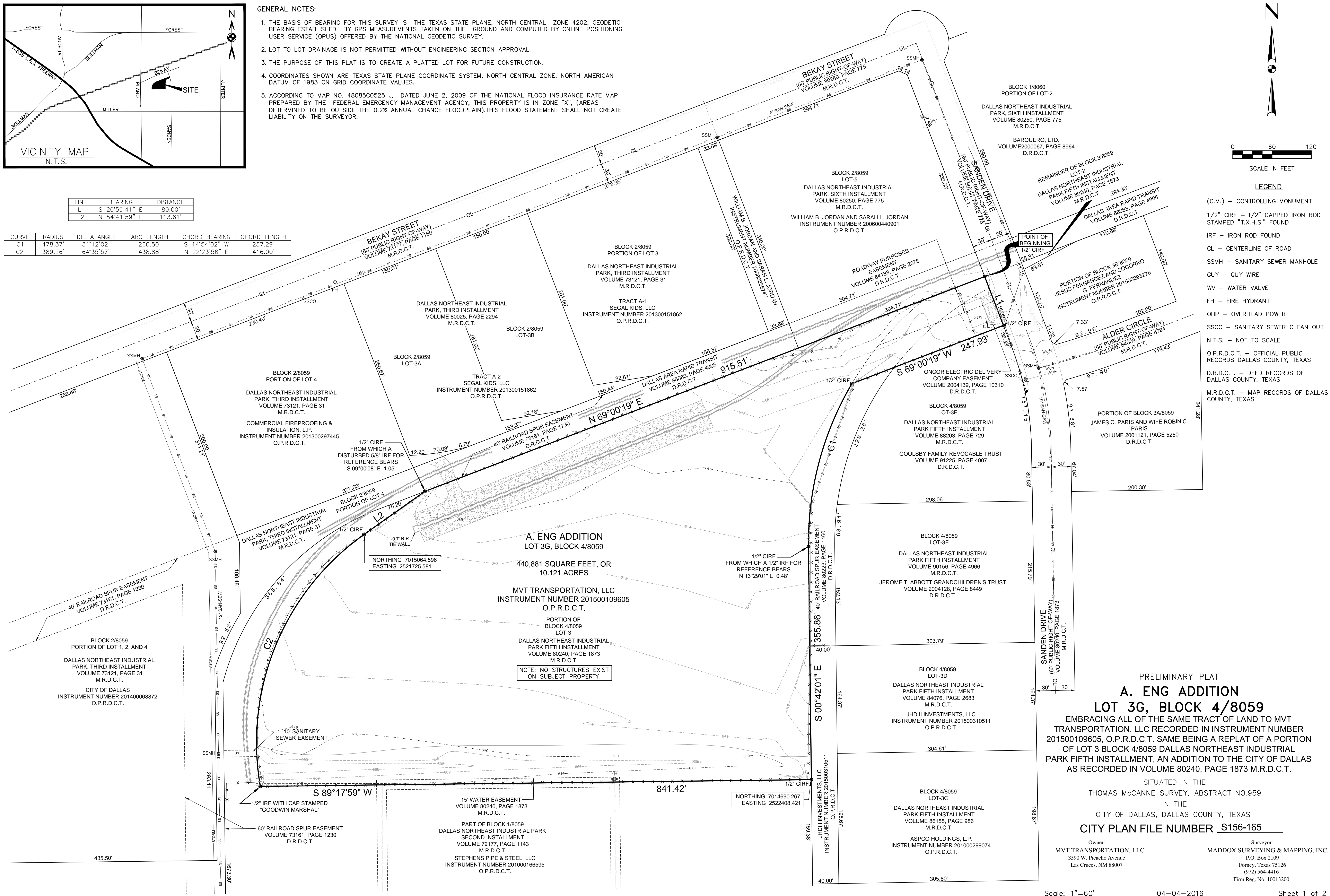
GENERAL NOTES:

1. THE BASIS OF BEARING FOR THIS SURVEY IS THE TEXAS STATE PLANE, NORTH CENTRAL ZONE 4202, GEODETIC BEARING ESTABLISHED BY GPS MEASUREMENTS TAKEN ON THE GROUND AND COMPUTED BY ONLINE POSITIONING USER SERVICE (OPUS) OFFERED BY THE NATIONAL GEODETIC SURVEY.
2. LOT TO LOT DRAINAGE IS NOT PERMITTED WITHOUT ENGINEERING SECTION APPROVAL.
3. THE PURPOSE OF THIS PLAT IS TO CREATE A PLATTED LOT FOR FUTURE CONSTRUCTION.
4. COORDINATES SHOWN ARE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES.
5. ACCORDING TO MAP NO. 48085C0525 J, DATED JUNE 2, 2009 OF THE NATIONAL FLOOD INSURANCE RATE MAP PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, THIS PROPERTY IS IN ZONE "X", (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN). THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE SURVEYOR.



LINE	BEARING	DISTANCE
L1	S 20°59'41" E	80.00'
L2	N 54°41'59" E	113.61'

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	478.37'	31°12'02"	260.50'	S 14°54'02" W	257.29'
C2	389.26'	64°35'57"	438.88'	N 22°23'56" E	416.00'



- LEGEND**
- (C.M.) - CONTROLLING MONUMENT
 - 1/2" CIRF - 1/2" CAPPED IRON ROD STAMPED "T.X.H.S." FOUND
 - IRF - IRON ROD FOUND
 - CL - CENTERLINE OF ROAD
 - SSMH - SANITARY SEWER MANHOLE
 - GUY - GUY WIRE
 - WV - WATER VALVE
 - FH - FIRE HYDRANT
 - OHP - OVERHEAD POWER
 - SSCO - SANITARY SEWER CLEAN OUT
 - N.T.S. - NOT TO SCALE
 - O.P.R.D.C.T. - OFFICIAL PUBLIC RECORDS DALLAS COUNTY, TEXAS
 - D.R.D.C.T. - DEED RECORDS OF DALLAS COUNTY, TEXAS
 - M.R.D.C.T. - MAP RECORDS OF DALLAS COUNTY, TEXAS

NOTE: NO STRUCTURES EXIST ON SUBJECT PROPERTY.

PRELIMINARY PLAT
A. ENG ADDITION
LOT 3G, BLOCK 4/8059
 EMBRACING ALL OF THE SAME TRACT OF LAND TO MVT TRANSPORTATION, LLC RECORDED IN INSTRUMENT NUMBER 201500109605, O.P.R.D.C.T. SAME BEING A REPLAT OF A PORTION OF LOT 3 BLOCK 4/8059 DALLAS NORTHEAST INDUSTRIAL PARK FIFTH INSTALLMENT, AN ADDITION TO THE CITY OF DALLAS AS RECORDED IN VOLUME 80240, PAGE 1873 M.R.D.C.T.

SITUATED IN THE
 THOMAS McCANNE SURVEY, ABSTRACT NO.959
 IN THE
 CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NUMBER S156-165

Owner:
 MVT TRANSPORTATION, LLC
 3590 W. Picacho Avenue
 Las Cruces, NM 88007

Surveyor:
 MADDOX SURVEYING & MAPPING, INC.
 P.O. Box 2109
 Forney, Texas 75126
 (972) 564-4416
 Firm Reg. No. 10013200

OWNER'S DEDICATION

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, **MVT TRANSPORTATION, LLC** DOES HEREBY ADOPT THIS PLAT, DESIGNATING THE HEREIN DESCRIBED PROPERTY AS **A. ENG ADDITION**. AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AND DO 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 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 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 AND UPON 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 AT 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, FIRE HYDRANTS, WATER SERVICES AND WASTEWATER SERVICES FROM THE MAIN TO THE CURB OR PAVEMENT LINE, AND DESCRIPTION OF SUCH ADDITIONAL EASEMENTS HEREIN GRANTED SHALL BE DETERMINED BY THEIR LOCATION AS INSTALLED.

THIS PLAT APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS, AND RESOLUTIONS OF THE CITY OF DALLAS, TEXAS.

WITNESS, MY HAND AT DALLAS, TEXAS, THIS THE _____ DAY OF _____, 2016.

OWNER (MVT TRANSPORTATION, LLC)

STATE OF TEXAS:
COUNTY OF DALLAS:

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON OR PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE/SHE 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 _____, 2016.

NOTARY PUBLIC IN AND FOR DALLAS COUNTY, TEXAS

OWNER'S CERTIFICATE

STATE OF TEXAS:
COUNTY OF DALLAS:

BEING a tract of land situated in the Thomas McCanne Survey, Abstract Number 959, in Dallas County, Texas, embracing all of the same tract of land to MVT TRANSPORTATION, LLC recorded in Instrument Number 201500109605, Official Public Records of Dallas County, Texas, same being a portion of Lot 3 Block 4/8059 DALLAS NORTHEAST INDUSTRIAL PARK FIFTH INSTALLMENT, an addition to The City of Dallas as recorded in Volume 80240, Page 1873 Map Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with cap stamped "TXHS" found for the north corner of said MVT Transportation tract, also lying on the west right-of-way of Sanden Drive a 60.00 feet wide Public right-of-way recorded in Volume 80250, Page 275 and Volume 80240, Page 273 of the Map Records of Dallas County, Texas, also for the southeast corner of Lot 5, Block 2/8059, Dallas Northeast Industrial Park Sixth Installment recorded in Volume 80250, Page 275 of the Map Records of Dallas County, Texas;

THENCE South 20 degrees 59 minutes 41 seconds East, along the west right-of-way line of said Sanden Road and the most easterly line of said MVT Transportation tract, a distance of 80.00 feet to a 1/2 inch iron rod with cap stamped "TXHS" found for the north corner of Lot 3F, Block 4/8059, Dallas Northeast Industrial Park Fifth Installment recorded in Volume 88203, Page 729 of the Map Records of Dallas County, Texas;

THENCE South 69 degrees 00 minutes 19 seconds West, along the common line of said MVT Transportation tract and said Lot 3F, a distance of 247.93 feet to a 1/2 inch iron rod with cap stamped "TXHS" found for an ell corner of said MVT Transportation tract, and for the beginning of a curve to the left;

THENCE along an east line of said MVT Transportation tract, with said curve to the left having a radius of 478.37 feet, a central angle of 31 degrees 12 minutes 02 seconds, an arc length of 260.50 feet, a chord bearing of South 14 degrees 54 minutes 02 seconds West, a distance of 257.29 feet to a 1/2 inch iron rod with cap stamped "TXHS" found from which a 1/2 inch iron rod found for reference bears North 13 degrees 29 minutes 01 second East, 0.48 feet;

THENCE South 00 degrees 42 minutes 01 seconds East, along said east line of said MVT Transportation tract, a distance of 355.86 feet to a 1/2 inch iron rod with cap stamped "TXHS" found for the southeast corner of same, also for the northeast corner of Dallas Northeast Industrial Park Second Installment recorded in Volume 72177, Page 1143 of the Map Records of Dallas County, Texas;

THENCE South 89 degrees 17 minutes 59 seconds West, along the south line of said MVT Transportation tract and the north line of said Dallas Northeast Industrial Park Second Installment, a distance of 841.42 feet to a 1/2 inch iron rod with cap stamped "GOODWIN MARSHAL" found for the southwest corner of said MVT Transportation tract, also lying on the southerly line of a tract of land described by deed to Dallas Area Rapid Transit recorded in Volume 88083, Page 4905 of the Deed Records of Dallas County, Texas, also for the beginning of a curve to the right;

THENCE along the common line of said MVT Transportation tract and said Dallas Area Rapid Transit tract, with said curve to the right having a radius of 389.26 feet, a central angle of 64 degrees 35 minutes 57 seconds, an arc length of 438.88 feet, a chord bearing of North 22 degrees 23 minutes 56 seconds East, a distance of 416.00 feet to a 1/2 inch iron rod with cap stamped "TXHS" found for corner;

THENCE North 54 degrees 41 minutes 59 seconds East, continuing along the common line of said MVT Transportation tract and said Dallas Area Rapid Transit tract, a distance of 113.61 feet to a 1/2 inch iron rod with cap stamped "TXHS" found for corner from which a 5/8 inch iron rod found for reference bears South 9 degrees 00 minute 08 seconds East, 1.05 feet;

THENCE North 69 degrees 00 minutes 19 seconds East, continuing along the common line of said MVT Transportation tract and said Dallas Area Rapid Transit tract, a distance of 915.51 feet containing 440,881 square Feet, or 10.121 acres of land.

SURVEYOR'S STATEMENT

I, BRIAN J. MADDOX, 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 DEVELOPMENT 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 FILE ACCOMPANYING THIS PLAT IS A PRECISE REPRESENTATION OF THIS SIGNED FINAL PLAT.

DATED THIS THE _____ DAY OF _____, 2016.

**NOT TO BE RECORDED FOR ANY REASON.
FOR REVIEW PURPOSES ONLY.**

BRIAN J. MADDOX
TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5430

STATE OF TEXAS:
COUNTY OF DALLAS:

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED **BRIAN J. MADDOX**, KNOWN TO ME TO BE THE PERSON OR PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE/SHE 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 _____, 2016.

NOTARY PUBLIC IN AND FOR DALLAS COUNTY, TEXAS

PRELIMINARY PLAT
A. ENG ADDITION
LOT 3G, BLOCK 4/8059
EMBRACING ALL OF THE SAME TRACT OF LAND TO MVT TRANSPORTATION, LLC RECORDED IN INSTRUMENT NUMBER 201500109605, O.P.R.D.C.T. SAME BEING A REPLAT OF A PORTION OF LOT 3 BLOCK 4/8059 DALLAS NORTHEAST INDUSTRIAL PARK FIFTH INSTALLMENT, AN ADDITION TO THE CITY OF DALLAS AS RECORDED IN VOLUME 80240, PAGE 1873 M.R.D.C.T.

SITUATED IN THE
THOMAS McCANNE SURVEY, ABSTRACT NO.959
IN THE
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NUMBER S156-165

Owner: MVT TRANSPORTATION, LLC
3590 W. Picacho Avenue
Las Cruces, NM 88007
Surveyor: MADDOX SURVEYING & MAPPING, INC.
P.O. Box 2109
Forney, Texas 75126
(972) 564-4416
Firm Reg. No. 10013200