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HELD IN OFFICE OF CLERK COUNTY COURT
COLLIN COUNTY TEXAS
BY _____ DEPUTY

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COLLIN COUNTY TEXAS
BY _____ DEPUTY

9014

OWNERS CERTIFICATE

STATE OF TEXAS
COUNTY OF COLLIN
CITY OF LUCAS

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
That John Lewis Covington and wife, Audry Muriel Covington, Kenneth Covington and wife, Ruth Covington, and Daniel B. West and wife, Linda Ann Hutton West being the owners do hereby adopt this plat designating the herein described property as HIGH MEADOWS ESTATES, an addition to the City of Lucas, Texas, and does hereby dedicate to the public use forever, the streets, alleys and public use areas shown thereon. The easements, as shown, are hereby dedicated for the purposes as indicated. The Utility and Drainage easements being hereby dedicated for the mutual use and accommodation of the City of Lucas and all public utilities desiring to use or using same. All and any public utility and the City of Lucas shall have the right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which in any way shall endanger or interfere with the construction, maintenance or efficiency of its respective systems on said Easements, and the City of Lucas 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. This plat approved subject to all platting ordinances, rules, regulations and resolutions of the City of Lucas, Texas.

WITNESS OUR HANDS AT Allen, TEXAS, this 25 day of January, 1985.

John Lewis Covington
John Lewis Covington, Owner
Audry Muriel Covington
Audry Muriel Covington, Owner

STATE OF TEXAS
COUNTY OF COLLIN
BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared John Lewis Covington and wife, Audry Muriel Covington, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purpose and consideration therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 25 day of January, 1985.

WITNESS OUR HANDS AT Allen, TEXAS, this 23rd day of January, 1985.

Kenneth Covington
Kenneth Covington, Owner
Ruth Covington
Ruth Covington, Owner

STATE OF TEXAS
COUNTY OF COLLIN
BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Kenneth Covington and wife, Ruth Covington, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purpose and consideration therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 23rd day of January, 1985.

WITNESS OUR HANDS AT Allen, TEXAS, this 25 day of January, 1985.

Daniel B. West
Daniel B. West, Owner
Linda Ann Hutton West
Linda Ann Hutton West, Owner

STATE OF TEXAS
COUNTY OF COLLIN
BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Daniel B. West and wife, Linda Ann Hutton West, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purpose and consideration therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 25 day of January, 1985.

STATE OF TEXAS
COUNTY OF COLLIN
CITY OF LUCAS

WHEREAS John Lewis Covington and wife, Audry Muriel Covington, Kenneth Covington and wife, Ruth Covington, and Daniel B. West and wife, Linda Ann Hutton West, are the owners of a certain tract of land situated in the State of Texas, County of Collin and in the Peter F. Lucas Survey, Abstract No. 537, being a part of the 79,000 acre premises described and conveyed by paragraph 5 of a will recorded in Volume 58, Page 143 of the Collin County Probate Records and a part of a 79,873 acre property described by conveyance recorded in Volume 830, Page 417 of the Collin County Deed Records and with reference being made herein for further description:
BEGINNING on the centerline of a north-south public road at an iron rod found marking the north line of the 75.00 acre premises, said iron rod also marks the most easterly southeast corner of the 79,873 acre property;
THENCE with the centerline of the north-south road, South 0 21' 34" West, a distance of 262.34 feet to an iron rod found for corner;
THENCE North 89 09' 51" West, a distance of 1092.81 feet to an iron rod found for corner;
THENCE North 0 00' 00" East, a distance of 712.58 feet to an iron rod set on the centerline of an east-west road;
THENCE with the centerline of the east-west road, South 85 05' 30" East, a distance of 312.63 feet to an iron rod found for angle point;
THENCE continuing with the centerline of the east-west road, North 89 14' 00" East, a distance of 242.30 feet to a P. K. Nail marking the centerline of a road running to the north;
THENCE continuing with the centerline of the east-west road, South 89 06' 30" East, a distance of 224.52 feet to an iron rod found for corner;
THENCE South 0 00' 00" West, a distance of 439.18 feet to an iron rod found for corner on the north line of the aforementioned 75,000 acre premises and on the south line of the 79,873 acre property;
THENCE with the common line between said premises and said property, North 90 00' 00" East, a distance of 316.09 feet to the place of beginning and containing 211,045 square feet or 14.349 acres.

SURVEYORS CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS:
THAT I, Jack W. Roome, do hereby certify that I prepared this plat from an actual and accurate survey of land and that the corner monuments shown thereon were properly placed under my supervision.

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Jack W. Roome, 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 and consideration therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 23rd day of January, 1985.

Final plat approved by the City of Lucas, Texas, on the 11 day of February, 1985.

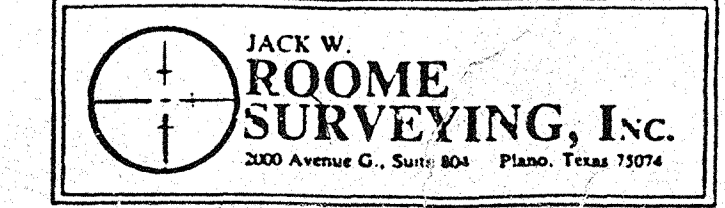
Sharilyn Gunkel
CITY SECRETARY
Jack W. Roome
MAYOR

FINAL PLAT
HIGH MEADOWS ESTATES

AN ADDITION TO THE
CITY OF LUCAS
COLLIN COUNTY, TEXAS

Peter F. Lucas Survey, Abstract No. 537
John Cahill Survey, Abstract 146

JANUARY 14, 1985



RECEIVED
CITY OF LUCAS
JAN 25 1985

NEW ACCT. NO. 1771
FROM 6537-001-0240, 0220
TAX YEAR 85

