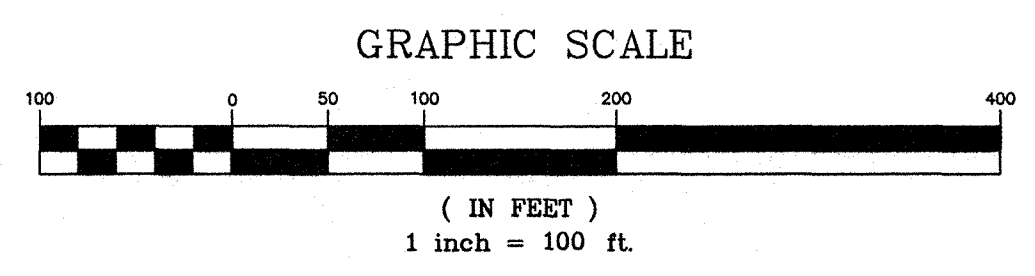


Notes: 1) Source bearing per 32.904 acre tract recorded in Volume 4570, Page 3165 of the Collin County Land Records; 2) CM is a controlling monument; 3) No part of the subject property is shown to lie within the limits of a Special Flood Hazard Area inundated by 100 year flood per Map No. 48085Co465 G of the F.E.M.A. Flood Insurance Rate Maps for Collin County, Texas and Incorporated Areas dated January 19, 1996 (Zone X); 4) Contours taken off USGS Quad.

OWNERS: Lot 1  
Leticia Lozano  
Cirila H. Lozano  
Tereso S. Lozano  
1755 Stinson Road  
Lucas, TX 75002  
972-442-5154

OWNER: Lot 2  
Philip A. Blackstone  
6604 Bermuda Dunes  
Plano, TX 75093-6308  
972-306-5653



OWNERS CERTIFICATE

STATE OF TEXAS  
COUNTY OF COLLIN

SITUATED in the State of Texas, County of Collin, being part of the John McKinney Survey, Abstract No. 596, being part of a 32.904 acre tract of land recorded in Volume 4570, Page 3165 of the Collin County Land Records with the herein described premises being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod found in the middle of Stinson Road marking the southwest corner of said 32.904 acre tract, the northwest corner of Kirkland Estates, an addition to the City of Lucas as recorded in Volume 8, Page 24 of the Collin County Plat Records and the southwest corner of the herein described premises;

THENCE with the west line of said 32.904 acre tract and the approximate middle of Stinson Road, North 00°19'33" East, 711.88 feet to a 1/2-inch iron rod found and North 00°02'11" West, 19.41 feet to a 1/2-inch iron rod found marking the southwest corner of a 29.185 acre tract in the approximate middle of a T.P. & L. Easement;

THENCE with the north line of said premises, the south line of said 29.185 acre tract and approximate middle of said T.P. & L. Easement, South 87°32'00" East, 269.91 feet to a 1/2-inch iron rod found, North 75°02'50" East, 709.66 feet to a 1/2-inch iron rod found, and North 77°30'08" East, 35.29 feet to a 1/2-inch iron rod found marking the northeast corner of said premises and the northwest of a 15 acre tract;

THENCE with the east line of said premises and west line of said 15.00 acre tract, South 00°25'13" East, 895.16 feet to a 1/2-inch iron rod found marking the southeast corner of said premises, the southwest corner of said 15.00 acre tract and being in the north line of Kirkland Estates;

THENCE with the south line of said premises and the north line of Kirkland Estates, South 89°07'30" West, 1000.46 feet to the point of beginning and containing 17.904 gross acres of land, of which 32,779 square feet or 0.75 acre, along the west line of said premises is dedicated for Stinson Road right-of-way leaving 17.154 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT We, Leticia Lozano, Cirila H. Lozano, Tereso S. Lozano and Philip A. Blackstone do hereby adopt this plat designating the herein described property as LOZANO ADDITION, an addition to the City of Lucas, Texas, and do hereby dedicate to the public use forever, the streets and alleys shown thereon. The streets and alleys are dedicated for street purposes. The Easements and public use areas, as shown, are dedicated, for the public use forever, for the purposes indicated on this plat. No buildings, fences, trees, shrubs or other improvements or growths shall be constructed or placed upon, over or across the Easements as shown. In addition, Utility Easements may also be used for the mutual use and accommodation of all public utilities desiring to use or using the same unless the easement limits the use to particular utilities, said use by public utilities being subordinate to the Public's and City of Lucas's use thereof. The City of Lucas and public utility entities shall have the right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which may in any way endanger or interfere with the construction, maintenance or efficiency of their respective systems in said Easements. The City of Lucas and public utility entities shall at all times have the full right of Ingress and Egress to or from their respective easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts of their respective systems without the necessity at any time procuring the permission from anyone.

This plat approved subject to all platting ordinances, rules, regulations and resolution of the City of Lucas, Texas.

WITNESS, MY HAND, this 1st day of April, 2003.

*Leticia Lozano*  
Leticia Lozano, Owner Lot 1

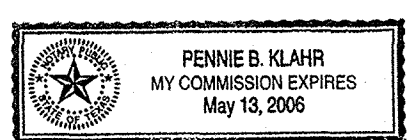
*Cirila H. Lozano*  
Cirila H. Lozano, Owner Lot 1

*Tereso S. Lozano*  
Tereso S. Lozano, Owner Lot 1

STATE OF TEXAS  
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Leticia Lozano known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 1st day of April, 2003.

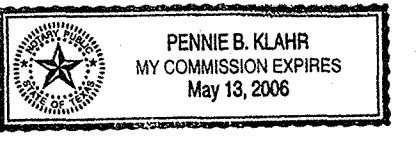


*Penne B. Klahr*  
Notary Public for the State of Texas

STATE OF TEXAS  
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Cirila H. Lozano known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 1st day of April, 2003.

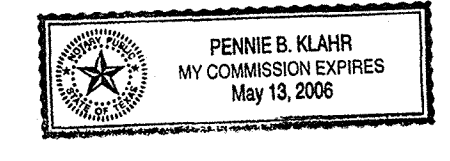


*Penne B. Klahr*  
Notary Public for the State of Texas

STATE OF TEXAS  
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Cirila H. Lozano known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 1st day of April, 2003.



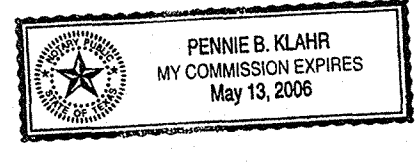
*Penne B. Klahr*  
Notary Public for the State of Texas

*Philip A. Blackstone*  
Philip A. Blackstone  
Owner Lot 2

STATE OF TEXAS  
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Philip A. Blackstone known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 1st day of April, 2003.



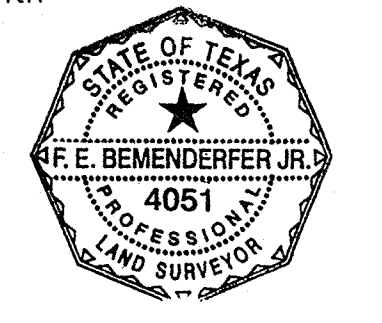
*Penne B. Klahr*  
Notary Public for the State of Texas

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS:

THAT I, F.E. Bemenderfer Jr., 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. All easements of which I have knowledge or have been advised of are shown. This plat was prepared in accordance with the subdivision rules and regulations of the City of Lucas, Texas.

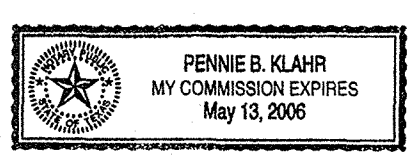
*F.E. Bemenderfer Jr.*  
F.E. Bemenderfer Jr.  
Registered Professional  
Land Surveyor, No. 4051



STATE OF TEXAS  
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared F. E. Bemenderfer, Jr. 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 28th day of March, 2003.



*Penne B. Klahr*  
Notary Public for the State of Texas

"FINAL PLAT FOR REVIEW PURPOSES ONLY"

Recommended for Approval  
*John J. Helm*  
John J. Helm  
Chairman, Planning and Zoning Commission  
City of Lucas, Texas

*T. Hess*  
T. Hess  
Mayor, City of Lucas

4/4/03  
Date

4-11-03  
Date

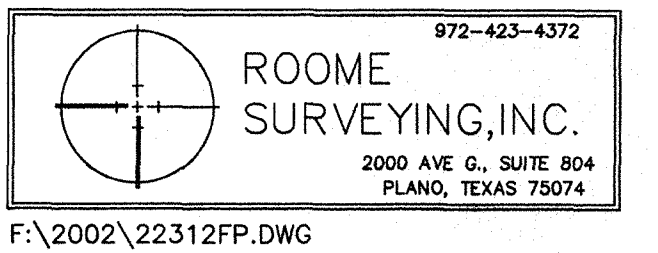
The undersigned, the City Secretary of the City of Lucas, Texas, hereby certifies that the foregoing final plat of Lots 1 & 2 of Lozano Addition Subdivision or Addition to the City of Lucas was submitted to the Planning & Zoning Commission on the 13th day of August, 2002 and the Commission, by formal action, then and there accepted the dedication of streets, alleys, parks, easements, public places, and water and sewer lines, as shown and set forth in and upon said plat, and said Council further authorized the Mayor to note the acceptance thereof for construction by signing his/her name as hereinabove subscribed.

Witness my hand this 14 day of April, A.D., 2003.

*Natha Williams*  
Natha Williams  
City Secretary  
City of Lucas, Texas



FINAL PLAT OF  
LOTS 1 & 2  
LOZANO ADDITION  
JOHN MCKINNEY SURVEY, ABST. NO. 596  
CITY OF LUCAS, COLLIN COUNTY, TEXAS  
JULY 22, 2002



Plat for Record, City of Lucas, TX  
Honorable Brenda Taylor  
Collin County Clerk  
On Jun 26, 2003  
At 1:44pm  
Doc/Num : 2003-0120316  
Recording/Type: PL  
Recs: PC #1 24972 16-00