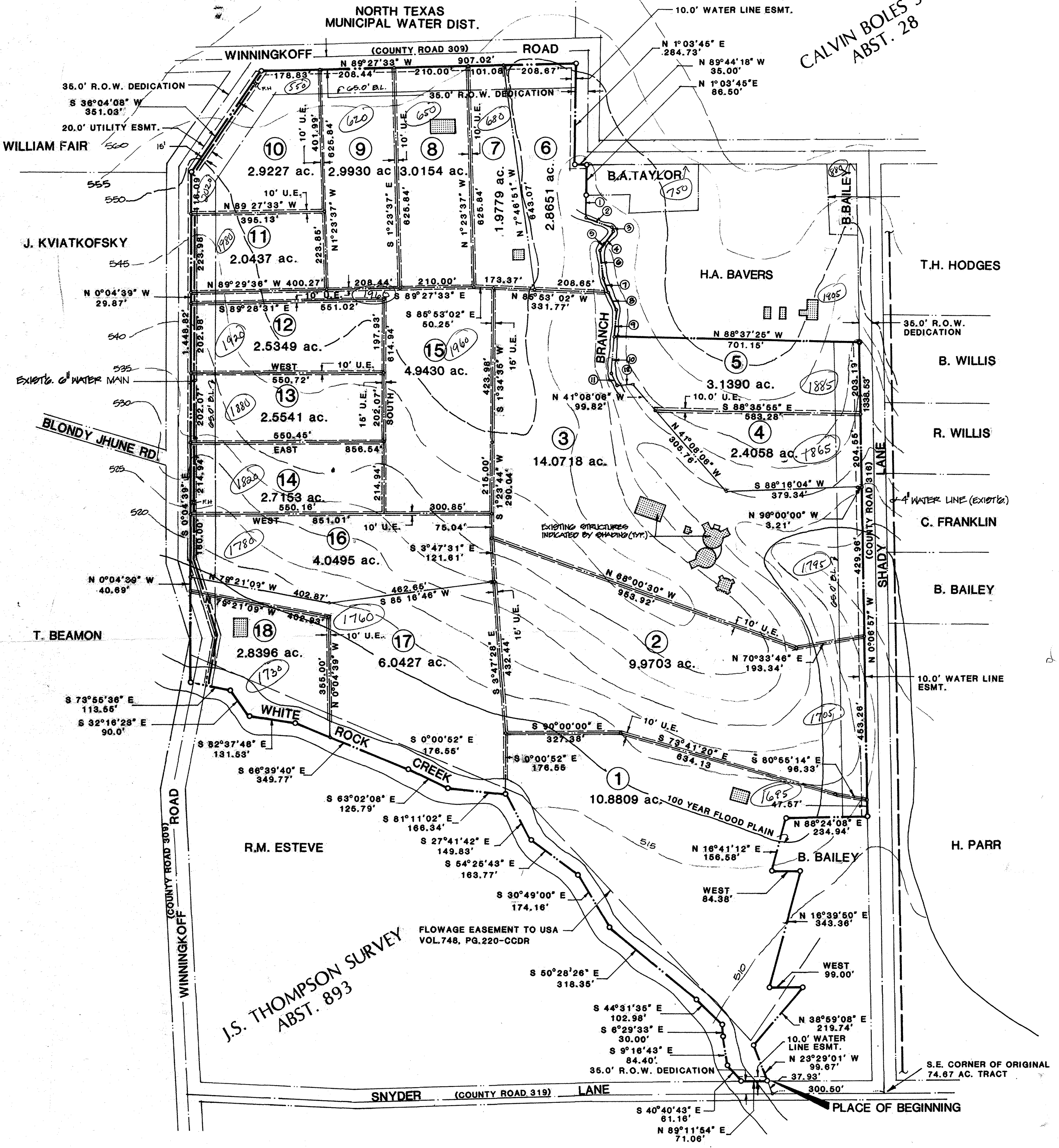


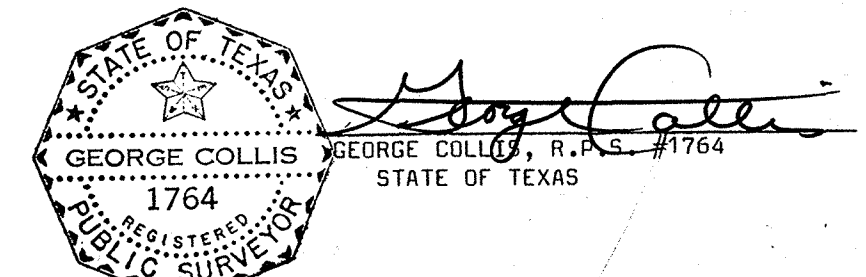
BRANCH CALLS:

N 0°39'05" E	63.81'
N 69°40'50" W	74.65'
N 18°11'14" W	15.21'
N 36°36'58" E	43.49'
N 36°08'31" E	28.36'
N 7°00'44" W	81.47'
N 21°17'50" W	41.14'
N 23°47'59" W	52.53'
N 4°44'07" E	80.50'
N 5°17'56" E	101.15'
N 26°19'43" W	38.54'
S 84°02'33" W	45.08'



SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS: I, George Collis, Registered Public Surveyor, do hereby certify that I have prepared this plat from an actual survey of the land. All lines and dimensions are as shown.

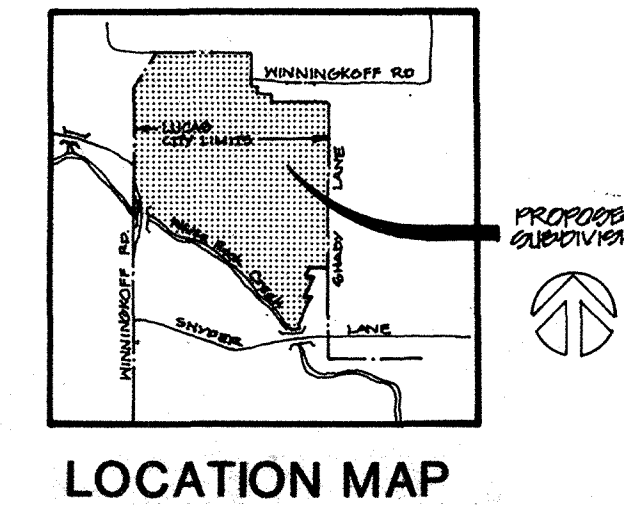


STATE OF TEXAS
 Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared George Collis and acknowledged to me that he executed the foregoing instrument for the purpose and consideration therein expressed.
 GIVEN UNDER MY HAND AND SEAL OF OFFICE this 8th day of June, 1989.

my commission expires 4/19/92
 Notary Public in and for the State of Texas

Scale: 1" = 200'

APPROVED: [Signature] City Planning & Zoning
 [Signature] City Secretary
 Date: 11-6-89
 Date: 11-8-89
 Date: 6 November 89



OWNER'S CERTIFICATE

STATE OF TEXAS
 COUNTY OF COLLIN

WHEREAS WE, THE ELEVEN LANDOWNERS, are the owners of a tract of land situated in the City of Lucas, Collin County, Texas and being more fully described as follows:
 Situated in the City of Lucas, County of Collin, State of Texas and being out of the John S. Thompson Survey, Abstract #893 and the Calvin Boles Survey, Abstract #28 and being part of a 25 acre tract as described in a deed from Fred I. Petway to Mary Louise Petway Miller and part of a 74.67 acre tract and being described by metes and bounds as follows:

- BEGINNING at an iron stake in the west line of a 2.7 acre tract conveyed to Bobby Bailey by Fred I. Petway recorded in Volume 587 Page 370 of the Collin County Deed Records, from whence the Southeast corner of said 74.67 acre tract bears South 23°29'01" East a distance of 37.93 feet and North 89°18'30" East a distance of 300.50 feet;
- THENCE North 23°29'01" West with the West line of the 2.7 acre tract a distance of 99.67 feet to a concrete government marker;
- THENCE North 38°59'08" East with the West line of the 2.7 acre tract a distance of 219.74 feet to an iron stake in the Southeast corner of a 1.5 acre tract conveyed to Bobby Bailey by Mary Louise Miller recorded in Volume 1094 page 786 of the Collin County Deed Records;
- THENCE a distance of 99.00 feet to an iron stake at the most Southerly Southwest corner of the 1.5 acre tract;
- THENCE North 16°39'50" East a distance of 343.36 feet to an iron stake at an inner corner of the said tract;
- THENCE West a distance of 84.38 feet to an iron stake at the most Westerly Southwest corner of said tract;
- THENCE North 16°41'12" East a distance of 156.59 feet to an iron stake at the Northwest corner of said tract;
- THENCE North 88°24'08" East a distance of 234.94 feet to an iron stake being the most Easterly Southeast corner of this tract from whence the East line of said 74.67 acre tract bears East a distance of 35.00 feet;
- THENCE North 00°06'57" West the east line of this tract and parallel to and 35.00 feet from the east line of said 74.67 acre tract and the 25.00 acre tract a distance of 1338.53 feet to an iron stake in the south line of a tract conveyed to Harold A. Baver and wife Hazel J. Baver from Monte Kaplan recorded in Volume 1555 Page 437 of the Collin County Deed Records;
- THENCE North 89°37'25" West with the south line of said 7.714 acre tract a distance of 701.15 feet to a 1/2" iron rod located on the west bank of a branch;
- THENCE North 4°44'07" East a distance of 80.50 feet to a point in the centerline of said branch;
- THENCE in a northerly direction with the meanders of said branch as follows:
 North 23°47'59" West a distance of 52.53 feet to a point;
 North 21°17'50" West a distance of 41.14 feet to a point;
 North 7°00'44" West a distance of 81.47 feet to a point;
 North 35°06'31" East a distance of 25.36 feet to a point;
 North 36°36'58" East a distance of 43.49 feet to a point;
 North 18°11'14" West a distance of 15.21 feet to a point;
 North 69°40'50" West a distance of 74.65 feet to a point;
 North 0°39'05" East a distance of 63.81 feet to a 1/2" iron rod the southwest corner of the B. A. Taylor tract of land;
- THENCE North 1°03'45" East a distance of 86.50 feet to an iron stake for a corner;
- THENCE North 89°44'18" West a distance of 35.00 feet for a corner;
- THENCE North 1°03'45" East a distance of 284.73 feet parallel to and 35.00 feet from said 74.67 acre tract; said stake being at an ELL in Winninghoff Road;
- THENCE North 89°27'33" West parallel to and 35.00 feet from the North line of the 74.67 acre tract a distance of 907.02 feet to an iron stake for a corner;
- THENCE South 36°04'08" West a distance of 351.03 feet an iron stake for a corner;
- THENCE South 00°04'39" East parallel to and 35.00 feet from the West line of said 74.67 acre tract a distance of 1448.82 feet to a stake in the center of White Rock Creek;
- THENCE in a Southeasterly direction downstream following the center line meanders of the creek along the South line of the said tract as follows:
 South 73°55'36" East, 113.55 feet to a point;
 South 32°16'23" East, 90 feet to a point;
 South 82°37'48" East, 131.53 feet to a point;
 South 66°39'40" East, 349.77 feet to a point;
 South 63°02'08" East, 125.79 feet to a point;
 South 81°11'02" East, 166.34 feet to a point;
 South 27°41'42" East, 149.83 feet to a point;
 South 54°25'43" East, 163.77 feet to a point;
 South 30°49' East, 174.16 feet to a point;
 South 50°28'26" East, 318.35 feet to a point;
 South 44°31'45" East, 102.98 feet to a point;
 South 6°29'33" East, 30 feet to a point;
 South 9°16'43" East, 84.40 feet to a point;
 South 40°40'43" East, 61.16 feet to a stake for a corner;
- THENCE North 89°11'54" East parallel to and 35.00 feet from the South line of said 74.67 acre tract a distance of 71.05 feet to the PLACE OF BEGINNING and containing 81.9649 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS: Whereas WE, Jerome and Virginia M. Butler, Keith C. Steizemuller and Jeri Crowley, David R. and Jotanna J. Morgan, Edward D. and Suzanne J. Poletto, Hula and Joan Marie Landrum, Clyde W. and Katharine Reed, John H. and Barbara Currier, Joseph H. and Patricia A. Schmidt, Don B. and Brigitte Wade, Dean and Judy Winchester and Monte and Ruth Helen Kaplan, being the OWNERS, do hereby adopt this plat designating the hereinabove described property as PETWAY FARM, an Addition to the City of Lucas, Collin County, Texas and do hereby dedicate to the public use forever the 35 foot strips of land for street right of way purposes as shown hereon and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of garbage collection agencies and all public utilities desiring to use or using same. Any public utility shall have the right to remove and to keep removed all or part of any buildings, fences, trees, shrubs or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easement strips, and any utility shall at all times have the right of ingress and egress to and from upon the said easement strips for the purposes of construction, reconstruction and inspecting, patrolling, maintaining and adding to or removing all or part 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 and from upon the said easement strips for the purpose of reading meters and any maintenance and service required or ordinarily performed by the utility company.
 This plat approved subject to all platting ordinances, rules and regulations and resolutions of the City of Lucas, Texas.

STATE OF TEXAS
 I, Jerome Butler, Virginia M. Butler, Keith C. Steizemuller and Jeri Jane Crowley, Owners, before me on the 19 day of June, 1989.
 my commission expires: 1/13/92
 Notary Public, State of Texas
 Notary Printed Name: [Name]

STATE OF TEXAS
 I, Hula and Joan Marie Landrum, Clyde W. and Katharine Reed, John H. and Barbara Currier, Joseph H. and Patricia A. Schmidt, Don B. and Brigitte Wade, Dean and Judy Winchester and Monte and Ruth Helen Kaplan, being the OWNERS, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

STATE OF TEXAS
 I, Jerome and Jotanna J. Morgan, Edward D. and Suzanne J. Poletto, Hula and Joan Marie Landrum, Clyde W. and Katharine Reed, John H. and Barbara Currier, Joseph H. and Patricia A. Schmidt, Don B. and Brigitte Wade, Dean and Judy Winchester and Monte and Ruth Helen Kaplan, being the OWNERS, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

David R. Morgan, Jotanna J. Morgan
 STATE OF TEXAS
 This instrument was acknowledged by David R. Morgan and Jotanna J. Morgan, Owners, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Edward D. Poletto, Suzanne J. Poletto
 STATE OF TEXAS
 This instrument was acknowledged by Edward D. Poletto and Suzanne J. Poletto, Owners, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Hula Landrum, Joan Marie Landrum
 STATE OF TEXAS
 This instrument was acknowledged by Hula Landrum and Joan Marie Landrum, Owners, before me on the day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Clyde W. Reed, Katharine Reed
 STATE OF TEXAS
 This instrument was acknowledged by Clyde W. Reed and Katharine Reed, Owners, before me on the 9 day of August, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Joseph H. Schmidt, Patricia A. Schmidt
 STATE OF TEXAS
 This instrument was acknowledged by Joseph H. Schmidt and Patricia A. Schmidt, Owners, before me on the 9 day of August, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Don B. Wade, Brigitte Wade
 STATE OF TEXAS
 This instrument was acknowledged by Don B. Wade and Brigitte Wade, Owners, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

Dean Winchester, Judy Winchester
 STATE OF TEXAS
 This instrument was acknowledged by Dean Winchester and Judy Winchester, Owners, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

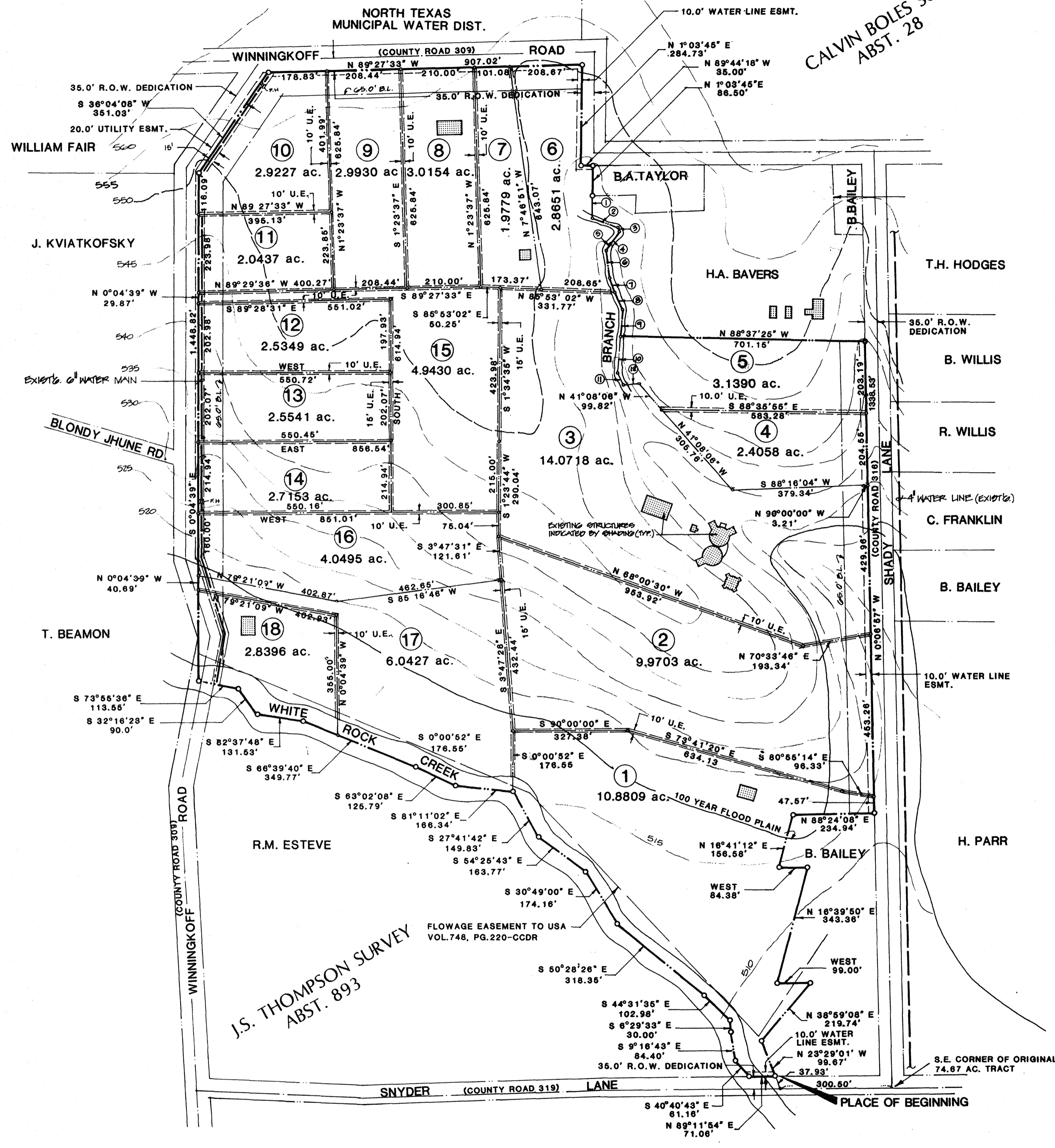
Monte Kaplan, Ruth Helen Kaplan
 STATE OF TEXAS
 This instrument was acknowledged by Monte Kaplan and Ruth Helen Kaplan, Owners, before me on the 19 day of June, 1989.
 my commission expires: 2/28/91
 Notary Public, State of Texas
 Notary Printed Name: [Name]

John H. Currier, Barbara L. Hillegeist
 STATE OF ALASKA
 This instrument was acknowledged by John H. Currier and Barbara L. Hillegeist, Owners, before me on the 13th day of September, 1989.
 my commission expires: 7/13/92
 Notary Public, State of Alaska
 Notary Printed Name: [Name]

FINAL PLAT
PETWAY FARM SUBDIVISION
 AN ADDITION TO
CITY OF LUCAS, COLLIN COUNTY, TEXAS
 OUT OF THE
J.S. THOMPSON SURVEY - ABST. 893
CALVIN BOLES SURVEY - ABST. 28
 SURVEYOR
GEORGE COLLIS LAND SURVEYORS
 1030 YOUNG TRAIL, MCKINNEY, TEXAS 75069
 (214) 548-8101

BRANCH CALLS:

- 1 N 0°39'05" E 83.61'
2 N 69°40'50" W 74.65'
3 N 18°11'14" W 15.21'
4 N 36°36'56" E 43.49'
5 N 35°06'31" E 26.36'
6 N 7°00'44" W 81.47'
7 N 21°17'50" W 41.14'
8 N 23°47'50" W 52.53'
9 N 4°44'07" E 80.50'
10 N 5°17'55" E 101.15'
11 N 26°19'43" W 38.64'
12 S 84°02'33" W 45.08'



CALVIN BOLES SURVEY ABST. 28

J.S. THOMPSON SURVEY ABST. 893

OWNER'S CERTIFICATE

STATE OF TEXAS COUNTY OF COLLIN WHEREAS WE, THE ELEVEN LANDOWNERS, are the owners of a tract of land situated in the City of Lucas, Collin County, Texas and being more fully described as follows: Situated in the City of Lucas, County of Collin, State of Texas and being out of the John S. Thompson Survey, Abstract #893 and the Calvin Boles Survey, Abstract #28 and being part of a 25 acre tract as described in a deed from Fred I. Petway to Mary Louise Miller and part of a 74.67 acre tract and being described by metes and bounds as follows: BEGINNING at an iron stake in the West line of a 2.7 acre tract conveyed to Bobby Bailey by Fred I. Petway recorded in Volume 587 Page 370 of the Collin County Deed Records, from whence the Southeast corner of said 74.67 acre tract bears South 23°29'01" East a distance of 37.93 feet and North 89°18'30" East a distance of 300.50 feet; THENCE North 23°29'01" West with the West line of the 2.7 acre tract a distance of 99.67 feet to a concrete government marker; THENCE North 39°59'08" East with the West line of the 2.7 acre tract a distance of 219.74 feet to an iron stake in the Southeast corner of a 1.5 acre tract conveyed to Bobby Bailey by Mary Louise Miller recorded in Volume 1094 Page 786 of the Collin County Deed Records; THENCE West a distance of 99.00 feet to an iron stake at the most Southerly Southwest corner of the 1.5 acre tract; THENCE North 16°39'50" East a distance of 343.36 feet to an iron stake at an inner corner of the said tract; THENCE West a distance of 84.38 feet to an iron stake at the most Westerly Southwest corner of said tract; THENCE North 16°41'12" East a distance of 156.59 feet to an iron stake at the Northwest corner of said tract; THENCE North 88°24'08" East a distance of 234.94 feet to an iron stake being the most Easterly Southeast corner of this tract from whence the East line of said 74.67 acre tract bears East a distance of 35.00 feet; THENCE North 00°06'57" West the east line of this tract and parallel to and 35.00 feet from the east line of said 74.67 acre tract and the 25.00 acre tract a distance of 1338.53 feet to an iron stake in the south line of a tract conveyed to Harold A. Bayer and wife Hazel J. Bayer from Monte Kaplan recorded in Volume 1585 Page 437 of the Collin County Deed Records; THENCE North 88°37'25" West with the south line of said 7.714 acre tract a distance of 701.15 feet to a 1/2" iron rod located on the west bank of a branch; THENCE North 4°44'07" East a distance of 80.50 feet to a point in the centerline of said branch; THENCE in a northerly direction through the meanders of said branch as follows: North 23°47'59" West a distance of 52.53 feet to a point; North 21°17'50" West a distance of 41.14 feet to a point; North 7°00'44" West a distance of 81.47 feet to a point; North 35°06'31" East a distance of 26.36 feet to a point; North 36°36'56" East a distance of 43.49 feet to a point; North 18°11'14" West a distance of 15.21 feet to a point; North 69°40'50" West a distance of 74.65 feet to a point; THENCE North 0°39'05" East a distance of 63.61 feet to a 1/2" iron rod the southwest corner of the B. A. Taylor tract of land; THENCE North 1°03'45" East a distance of 86.50 feet to an iron stake for a corner; THENCE North 89°44'18" West a distance of 35.00 feet for a corner; THENCE North 1°03'45" East a distance of 284.73 feet parallel to and 35.00 feet from said 74.67 acre tract; said stake being at an ELL in Winningkoff Road; THENCE North 89°27'33" West parallel to and 35.00 feet from the North line of the 74.67 acre tract a distance of 907.02 feet to an iron stake for a corner; THENCE South 36°04'08" West a distance of 351.03 feet to an iron stake for a corner; THENCE South 00°04'39" East parallel to and 35.00 feet from the West line of said 74.67 acre tract a distance of 1448.82 feet to a stake in the center of White Rock Creek; THENCE in a southeasterly direction downstream following the center line meanders of the creek along the South line of the said tract as follows: South 73°55'36" East, 113.55 feet to a point; South 32°16'23" East, 90 feet to a point; South 82°37'48" East, 131.53 feet to a point; South 66°37'40" East, 349.77 feet to a point; South 63°02'08" East, 125.79 feet to a point; South 81°11'02" East, 166.34 feet to a point; South 27°41'42" East, 149.83 feet to a point; South 54°25'43" East, 163.77 feet to a point; South 30°49' East, 174.16 feet to a point; South 50°28'25" East, 318.35 feet to a point; South 44°31'45" East, 102.98 feet to a point; South 6°29'33" East, 30 feet to a point; South 9°16'43" East, 84.40 feet to a point; South 40°40'43" East, 61.16 feet to a stake for a corner; THENCE North 89°11'54" East parallel to and 35.00 feet from the South line of said 74.67 acre tract a distance of 71.06 feet to the PLACE OF BEGINNING and containing 81.9649 acres of land.

THENCE North 1°03'45" East a distance of 86.50 feet to an iron stake for a corner; THENCE North 89°44'18" West a distance of 35.00 feet for a corner; THENCE North 1°03'45" East a distance of 284.73 feet parallel to and 35.00 feet from said 74.67 acre tract; said stake being at an ELL in Winningkoff Road; THENCE North 89°27'33" West parallel to and 35.00 feet from the North line of the 74.67 acre tract a distance of 907.02 feet to an iron stake for a corner; THENCE South 36°04'08" West a distance of 351.03 feet to an iron stake for a corner; THENCE South 00°04'39" East parallel to and 35.00 feet from the West line of said 74.67 acre tract a distance of 1448.82 feet to a stake in the center of White Rock Creek; THENCE in a southeasterly direction downstream following the center line meanders of the creek along the South line of the said tract as follows: South 73°55'36" East, 113.55 feet to a point; South 32°16'23" East, 90 feet to a point; South 82°37'48" East, 131.53 feet to a point; South 66°37'40" East, 349.77 feet to a point; South 63°02'08" East, 125.79 feet to a point; South 81°11'02" East, 166.34 feet to a point; South 27°41'42" East, 149.83 feet to a point; South 54°25'43" East, 163.77 feet to a point; South 30°49' East, 174.16 feet to a point; South 50°28'25" East, 318.35 feet to a point; South 44°31'45" East, 102.98 feet to a point; South 6°29'33" East, 30 feet to a point; South 9°16'43" East, 84.40 feet to a point; South 40°40'43" East, 61.16 feet to a stake for a corner; THENCE North 89°11'54" East parallel to and 35.00 feet from the South line of said 74.67 acre tract a distance of 71.06 feet to the PLACE OF BEGINNING and containing 81.9649 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS: Whereas WE, Jerome and Virginia M. Butler, Keith C. Stelzenmuller and Jeri Crowley, David R. and Jotanna J. Morgan, Edward D. and Suzanne J. Poletto, Huisie and Joan Marie Landrum, Clyde W. and Katherine Reed, John H. and Barbara Currier, Joseph H. and Patricia A. Schmidt, Don B. and Brigitte Wade, Dean and Judy Winchester, and Monte and Ruth Helen Kaplan, being the OWNERS, do hereby adopt this plat designating the hereinabove described property as PETWAY FARM, an Addition to the City of Lucas, Collin County, Texas and do hereby dedicate to the public use forever the 35 foot strips of land for street right of way purposes as shown hereon and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of garbage collection agencies and all public utilities desiring to use or using same. Any public utility shall have the right to remove and to keep removed all or part of any buildings, fences, trees, shrubs or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easement strips, and any utility shall at all times have the right of ingress and egress to and from upon the said easement strips for the purposes of construction, reconstruction and inspecting, patrolling, maintaining and adding to or removing all or part 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 and from upon the said easement strips for the purpose of reading meters and any maintenance and service required or ordinarily performed by the utility company. This plat approved subject to all platting ordinances, rules and regulations and resolutions of the City of Lucas, Texas.

Jerome Butler Virginia M. Butler LOT 1 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Jerome Butler and Virginia M. Butler, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

David R. Morgan Jotanna J. Morgan LOT 4 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by David R. Morgan and Jotanna J. Morgan, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Edward D. Poletto Suzanne J. Poletto LOT 5 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Edward D. Poletto and Suzanne J. Poletto, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Huisie Landrum Joan Marie Landrum LOT 7 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Huisie Landrum and Joan Marie Landrum, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Clyde W. Reed Katherine Reed LOT 8 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Clyde W. Reed and Katherine Reed, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Joseph H. Schmidt Patricia A. Schmidt LOTS 16 & 17 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Joseph H. Schmidt and Patricia A. Schmidt, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

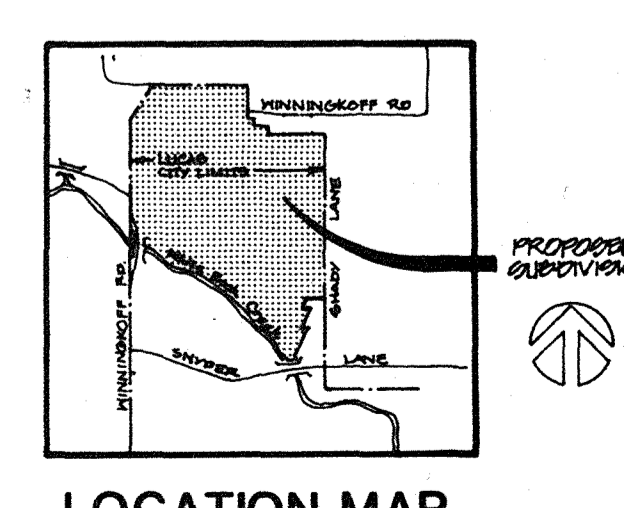
Don B. Wade Brigitte Wade LOT 18 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Don B. Wade and Brigitte Wade, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Dean Winchester Judy Winchester LOT 10 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Dean Winchester and Judy Winchester, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

Monte Kaplan Ruth Helen Kaplan LOTS 3, 6, 9, 11, 12, 13 & 14 DATE 6/19/89 STATE OF TEXAS This instrument was acknowledged by Monte Kaplan and Ruth Helen Kaplan, Owners, before me on the 19 day of June, 1989. my commission expires: 2/28/91 Notary Public, State of Texas Notary Printed Name Barbara V. Reed

John H. Currier Barbara L. Hillegeist LOT 15 DATE 9/13/89 STATE OF ALASKA This instrument was acknowledged by John H. Currier and Barbara L. Hillegeist, Owners, before me on the 13th day of September, 1989. my commission expires: 1/3/90 Notary Public, State of Alaska Notary Printed Name Barbara V. Reed

APPROVED BY: [Signatures] DATE: 11-6-89 11-6-89 6 November 89



KNOW ALL MEN BY THESE PRESENTS: I, George Collis, Registered Public Surveyor, do hereby certify that I have prepared this plat from an actual survey of the land. All lines and dimensions are as shown. GEORGE COLLIS, R.P.S. #1764 STATE OF TEXAS STATE OF TEXAS Before me, the undersigned authority a Notary Public in and for the State of Texas, on this day personally appeared George Collis and acknowledged to me that he executed the foregoing instrument for the purpose and consideration therein expressed. GIVEN UNDER MY HAND AND SEAL OF OFFICE this 8th day of June, 1989. my commission expires 4/19/92 Notary Public in and For the State of Texas

NEW ACCT. NO. 2501 FROM 6894-000-0380 0450200 TAX YEAR 90

FINAL PLAT PETWAY FARM SUBDIVISION AN ADDITION TO CITY OF LUCAS, COLLIN COUNTY, TEXAS OUT OF THE J.S. THOMPSON SURVEY - ABST. 893 CALVIN BOLES SURVEY - ABST. 28 SURVEYOR GEORGE COLLIS LAND SURVEYORS 1030 YOUNG TRAIL MCKINNEY, TEXAS 75069 (214) 648-8101

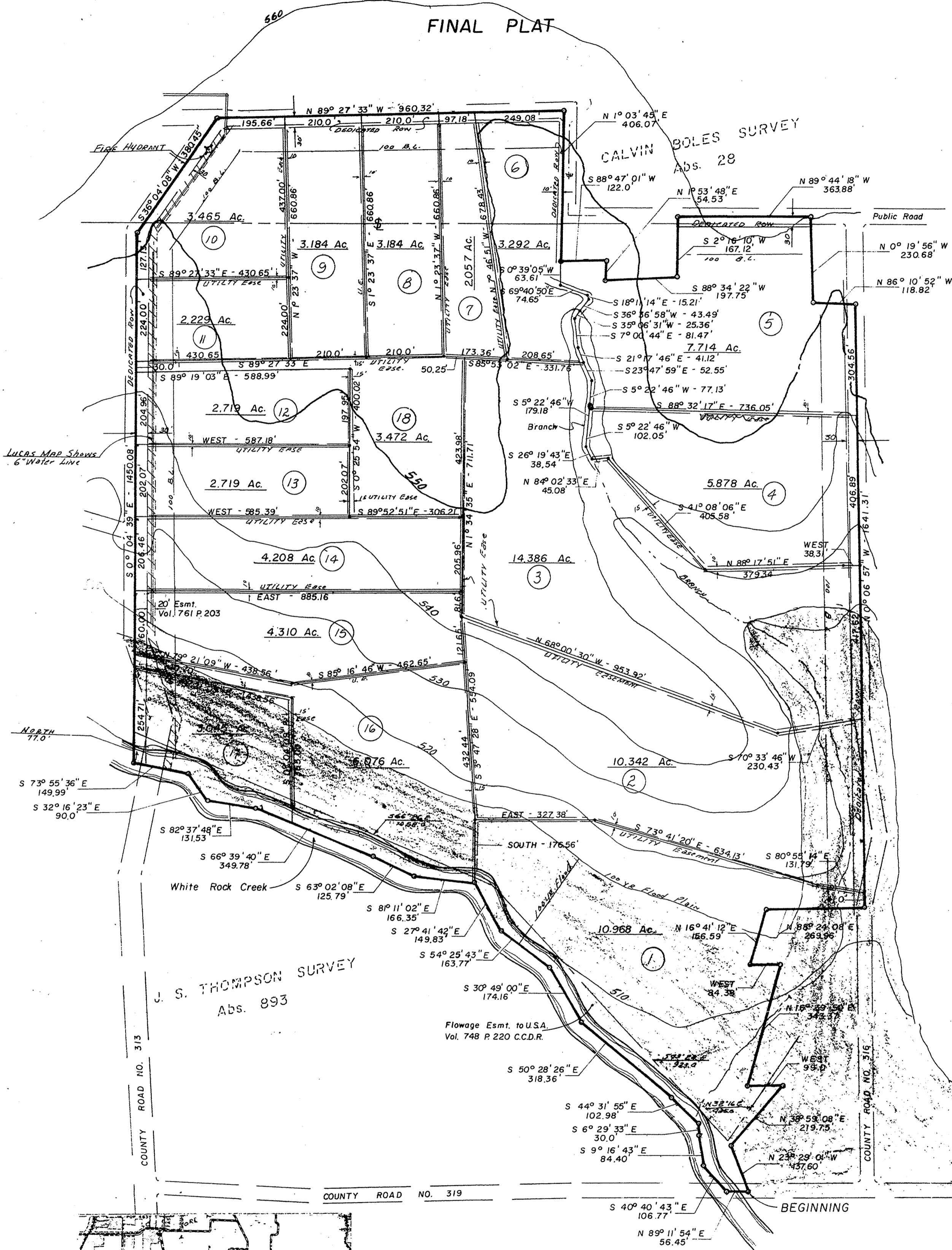
PETWAY FARM SUBDIVISION

J. S. THOMPSON SURVEY A-893

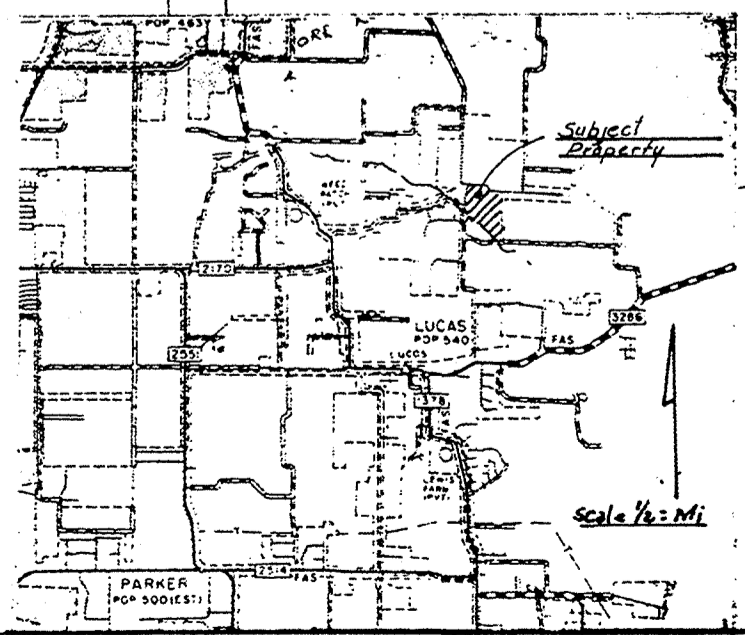
CITY OF LUCAS

COLLIN COUNTY, TEXAS

FINAL PLAT



SCALE 1" = 200'

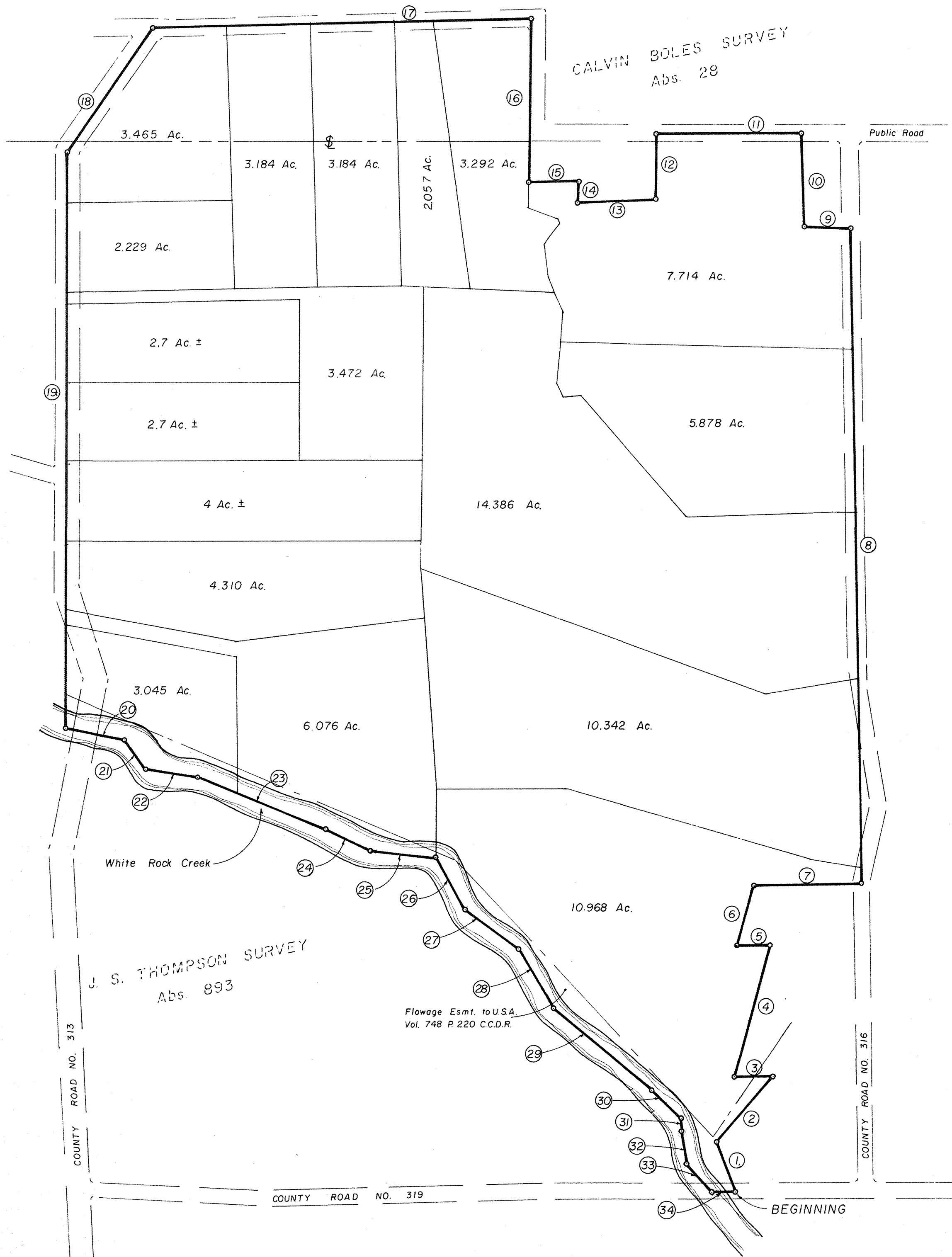


SHEET 1 OF 3

SURVEYED AND PLATTED BY:
JOHN V. CANTRELL
REGISTERED PUBLIC SURVEYOR

FF-P

PRELIMINARY PLAT
PETWAY FARM SUBDIVISION
COLLIN COUNTY, TEXAS



Situated in Collin County, Texas part of the John S. Thompson Survey Abstract No. 893 and being part of the Calvin Boles Survey, Abstract No. 28 and being part of a 74.67 acre tract and part of a 25 acre tract as described in a Deed from Fred I. Petway to Mary Louise Petway Miller and being more fully described as follows:

BEGINNING at an iron stake in the South line of the said 74.67 acre tract in the center line of a public road. Said stake bears South 89 deg 18 min 30 sec West, a distance of 300.5 ft. from the Southeast corner of the said tract. Same being the Southwest corner of a 2.7 acre tract conveyed to Bobby Baker by Leroy Petway described in Volume 578 Page 370 Collin County Deed Records.

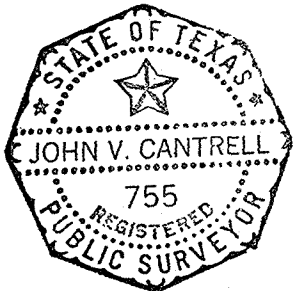
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 - (10) THENCE North 0 deg 19 min 56 sec West, with an established fence a distance of 230.68 ft. more or less to an iron stake in the North line of the 25 acre tract in the center line of a public road. Said stake also being at the Northwest corner of the W.A. Norman Tract.
 - (11) THENCE North 89 deg 44 min 18 sec West, with the center of the said road and the North line of the tract a distance of 363.88 ft. more or less to an iron stake in the Northeast corner of a 165 ft. by 60 ft. lot conveyed to B.A. Taylor by Fred Petway, recorded in Volume 396 Page 433 Collin County Deed Records.
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Revised: March 8, 1979
Revised: March 14, 1979
Revised: August 15, 1984

John V. Cantrell

John V. Cantrell
Registered Public Surveyor



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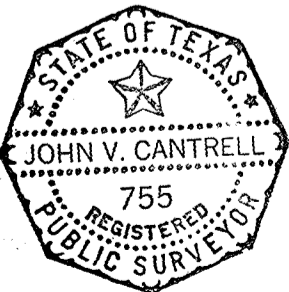
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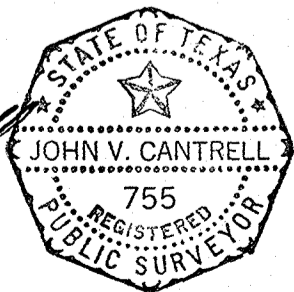
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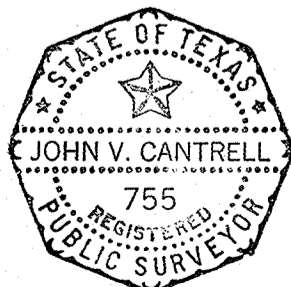
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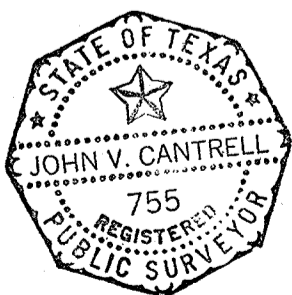
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 - (7) THENCE North 88 deg 24 min 08 sec East, a distance of 269.96 ft. more or less to an iron stake in the East line of the said 74.67 acre tract. Said stake being at the Northeast corner of a 1 acre tract conveyed to Bobby Bailey by Mary Louise Miller recorded in Volume 1054 Page 635 of the Collin County Deed Records.
 - (8) THENCE North 0 deg 06 min 57 sec West, with the East line of the 74.67 acre tract and the 25 acre tract, a distance of 1641.31 ft. more or less to an iron stake in the Southeast corner of the said tract conveyed to W. A. Norman from R.E. Morrow recorded in Volume 337 Page 581, Collin County Deed Records
 - (9) THENCE North 86 deg 10 min 52 sec West, with an established fence a distance of 118.82 ft. more or less to a corner post at the Southwest corner of the said tract.
 - (10) THENCE North 0 deg 19 min 56 sec West, with an established fence a distance of 230.68 ft. more or less to an iron stake in the North line of the 25 acre tract in the center line of a public road. Said stake also being at the Northwest corner of the W.A. Norman Tract.
 - (11) THENCE North 89 deg 44 min 18 sec West, with the center of the said road and the North line of the tract a distance of 363.88 ft. more or less to an iron stake in the Northeast corner of a 165 ft. by 60 ft. lot conveyed to B.A. Taylor by Fred Petway, recorded in Volume 396 Page 433 Collin County Deed Records.
 - (12) THENCE South 2 deg 16 min 10 sec West, with an established fence line a distance of 167.12 ft. more or less to corner post at the Southeast corner of the said lot.
 - (13) THENCE South 88 deg 34 min 22 sec West, with an established fence line a distance of 197.75 ft. more or less to a corner post in the most Easterly Southwest corner of a 4/5 acre tract conveyed to James E. Hefner by R. E. Morrow recorded in Volume 365 Page 153 Collin County Deed Records.
 - (14) THENCE North 1 deg 53 min 48 sec East, 54.33 ft. more or less to an iron stake at an inner corner of the said tract.
 - (15) THENCE South 88 deg 47 min 01 sec West, 122.0 ft. more or less to a corner post at the Southwest corner of the said tract.
 - (16) THENCE North 1 deg 03 min 45 sec East, 406.07 ft. to an iron stake in the Northeast corner of the said 74.67 acre tract. Said stake being at an ell in a public road.
 - (17) THENCE North 89 deg 27 min 33 sec West, with the North line of the 74.67 acre tract in the center line of the road a distance of 960.32 ft. to an iron stake.
 - (18) THENCE South 36 deg 04 min 08 sec West, with the center of the road a distance of 380.45 ft. to an iron stake. Said stake being in the South line of the Calvin Boles Survey and the Northwest corner of the John S. Thompson survey.
 - (19) THENCE South 0 deg 04 min 39 sec East, with the center of road and the West line of the tract a distance of 1450.08 ft. to a stake in the center line of White Rock Creek. Said stake being in the Southwest corner of the said 74.67 acre tract.
- THENCE in a Southeasterly direction downstream following the center line meanders of the creek, along the South line of the said tract as follows:
- (20) SOUTH 73 deg 55 min 36 sec East, 149.99 ft. to a point.
 - (21) SOUTH 32 deg 16 min 23 sec East, 90 ft. to a point.
 - (22) SOUTH 82 deg 37 min 48 sec East, 131.53 ft. to a point.
 - (23) SOUTH 66 deg 39 min 40 sec East, 349.78 ft. to a point.
 - (24) SOUTH 63 deg 02 min 08 sec East, 125.79 ft. to a point.
 - (25) SOUTH 81 deg 11 min 02 sec East, 166.35 ft. to a point.
 - (26) SOUTH 27 deg 41 min 42 sec East, 149.83 ft. to a point.
 - (27) SOUTH 54 deg 25 min 43 sec East, 163.77 ft. to a point.
 - (28) SOUTH 30 deg 49 min East, 174.16 ft. to a point.
 - (29) SOUTH 50 deg 28 min 26 sec East, 318.36 ft. to a point.
 - (30) SOUTH 44 deg 31 min 45 sec East, 102.98 ft. to a point.
 - (31) SOUTH 6 deg 29 min 33 sec East, 30 ft. to a point.
 - (32) SOUTH 9 deg 16 min 43 sec East, 84.4 ft. to a point.
 - (33) SOUTH 40 deg 40 min 43 sec East, 106.77 ft. to a stake in the South line of the said tract.
 - (34) THENCE North 89 deg 11 min 54 sec East, with the South line of the tract a distance of 56.45 ft. to the place of beginning containing 93.269 acres of land.

This is to certify that I have this date made an on the ground survey of the property herein described and hereon platted. THERE ARE NO ENCROACHMENTS, CONFLICTS OR PROTRUSIONS, EXCEPT AS SHOWN.

February 14, 1979
Revised: March 8, 1979
Revised: March 14, 1979
Revised: August 15, 1984

John V. Cantrell



John V. Cantrell
Registered Public Surveyor