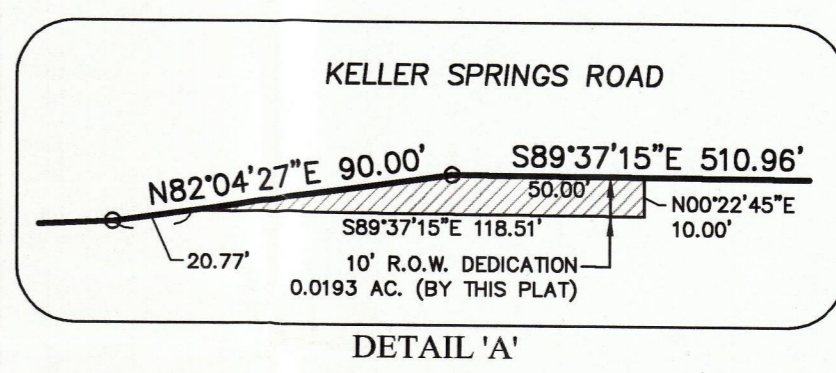


BASIS OF BEARINGS / DIRECTIONAL CONTROL:  
 THE FINAL PLAT OF ADDISON ROAD-KELLER SPRINGS ROAD ADDITION, AS RECORDED IN VOLUME 2004075, PAGE 00174, DEED RECORDS OF DALLAS COUNTY, TEXAS.



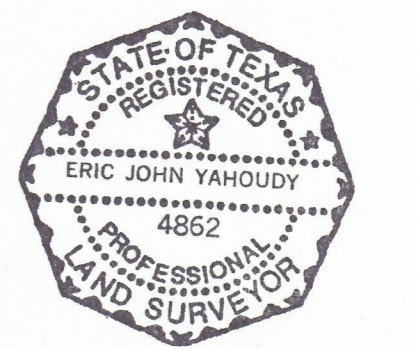
LEGEND:  
 IRF IRON ROD FOUND  
 IRS 5/8" IRON ROD SET WITH "HUITT-ZOLLARS" YELLOW PLASTIC CAP  
 (CM) CONTROL MONUMENT

CURVE	DELTA	RADIUS	LENGTH	CB	CHORD
C-1	86°38'51"	25.00'	37.81'	N46°40'34"E	34.31'
C-2	82°12'15"	49.00'	70.30'	N44°27'17"E	64.43'
C-3	90°00'00"	25.00'	39.27'	N45°22'45"E	35.36'
C-4	90°00'00"	25.00'	39.27'	S45°22'45"W	69.30'
C-5	82°12'15"	25.00'	35.87'	S44°27'10"W	32.87'
C-6	86°38'51"	49.00'	74.10'	N46°40'34"E	67.24'
C-7	90°00'00"	44.00'	69.12'	S45°00'00"W	62.23'
C-8	89°58'48"	20.00'	31.41'	N45°00'36"E	28.28'
C-9	90°00'00"	25.00'	39.27'	S45°00'00"W	35.36'
C-10	90°00'00"	20.00'	31.42'	N45°00'00"E	28.28'
C-11	90°00'00"	20.00'	31.42'	S45°00'00"E	28.28'

**SURVEYOR'S CERTIFICATE**

I, ERIC J. YAHOUDY, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that I have prepared this plat from an actual on the ground survey of the land, and the monuments shown hereon were found and/or placed under my personal supervision in accordance with the platting rules and regulations of the City Plan Commission of the Town of Addison.

for Huitt-Zollars, Inc.  
 ERIC J. YAHOUDY  
 Registered Professional Land Surveyor  
 Texas Registration No. 4862

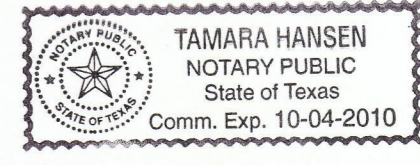


**STATE OF TEXAS : COUNTY OF DALLAS :**

BEFORE the undersigned authority, a Notary Public in and for State of Texas on this day personally appeared, Eric J. Yahoudy, 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 purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 10th day of January, 2008.

TAMARA HANSEN  
 NOTARY PUBLIC  
 State of Texas  
 My commission expires: 10-04-2010



**CERTIFICATE OF APPROVAL**

APPROVED THIS 10th day of July, 2008, by the City Council of Addison, Texas.

Mayor  
 City Secretary

THE PURPOSE OF THIS RE-PLAT IS TO CHANGE LOTS, ABANDON EXISTING PLATTED EASEMENTS AND TO ADD A FIRE LANE, ACCESS, DRAINAGE AND UTILITY EASEMENT.

LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	15.86'	NORTH	L9	19.75'	EAST	L17	10.00'	N00°22'45"E	L25	30.00'	WEST
L2	24.67'	EAST	L10	9.87'	WEST	L18	5.00'	S89°37'15"E	L26	10.00'	NORTH
L3	15.86'	SOUTH	L11	10.00'	NORTH	L19	5.00'	N13°45'23"W	L27	30.00'	EAST
L4	15.36'	NORTH	L12	18.87'	EAST	L20	9.98'	S78°14'37"W	L28	5.00'	S31°47'57"W
L5	36.64'	EAST	L13	4.44'	NORTH	L21	5.00'	S13°45'23"E	L29	9.90'	N58°12'03"W
L6	15.36'	SOUTH	L14	20.00'	EAST	L22	16.89'	N43°22'34"E			
L7	16.20'	WEST	L15	4.57'	SOUTH	L23	11.97'	N43°22'34"E			
L8	15.00'	NORTH	L16	5.00'	N89°37'15"W	L24	93.52'	N08°33'32"W			

**OWNER'S CERTIFICATE**

Being a tract of land situated in the G.W. FISHER SURVEY, Abstract No. 482, Town of Addison, Dallas County, Texas and being all of Lots 1 and 2, Block A, Addison Road-Keller Springs Addition, an addition to the Town of Addison, Texas, as recorded in Volume 2004075, Page 174, and being all of two tracts of land as described in Instrument to Woodmont TCI Group VIII, L.P., a Texas limited partnership as recorded under Instrument No. 200600384839 and 20070046965, all of the Deed Records of Dallas County Texas (D.R.D.C.T.) and being more particularly described as follows:

BEGINNING at a 5/8 inch iron rod set with yellow plastic cap stamped "Huitt-Zollars" at the southwest corner of said Lot 2, Block A, the same being on the east right-of-way line of Addison Road (as established by said plat recorded in Volume 2004075, Page 174) said corner being on the north line of Lot 1, Block A, State Farm Service Center Addition, an Addition to the City of Addison, Texas, according to the Plat recorded in Volume 97077, Page 3143, of the Deed Records of Dallas County, Texas (D.R.D.C.T.);

THENCE in a northerly direction, along the west line of said Lot 2 and the east right-of-way line of Addison Road the following:

North 00 degrees 26 minutes 35 seconds West, a distance of 366.44 feet to a 5/8 inch iron rod found with BDD cap for a corner;

North 07 degrees 36 minutes 22 seconds West, a distance of 80.20 feet to a 5/8 inch iron rod found with BDD cap for a corner;

North 00 degrees 26 minutes 35 seconds West, a distance of 89.09 feet to a 5/8 inch iron rod set with yellow plastic cap stamped "Huitt-Zollars" for the northwest corner of said Lot 2 and the intersection of the east right-of-way line of said Addison Road with the south right-of-way line of Keller Springs Road (a variable width right-of-way as established by said plat recorded in Volume 2004075, Page 174);

**NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:**

That Woodmont TCI Group VIII, L.P. does hereby adopt this plat designating the herein above property as Keller Springs Lofts Addition, an addition to the Town of Addison, Texas, and subject to the conditions, restrictions and reservations stated hereinafter, owner dedicates to the public use forever the streets and alleys shown thereon.

The easements shown on this plat are hereby reserved for the purposes as indicated, including, but not limited to, the installation and maintenance of water, sanitary sewer, drainage, electric, telephone, gas and cable television. Owner shall have the right to use these easements, provided, however, that it does not unreasonably interfere or impede with the provision of the services to others. Said utility easements are hereby being reserved by mutual use and accommodation of all public utilities using or desiring to use the same. An express easement of ingress and egress is hereby expressly granted on, over and across all such easements for the benefit of the provider of services for which easements are granted.

Any drainage and floodway easement shown hereon is hereby dedicated to the public's use forever, but including the following covenants with regards to maintenance responsibilities. The existing channels or creeks traversing the drainage and floodway easement will remain as an open channel, unless required to be enclosed by ordinance, at all times and shall be maintained by the individual owners of the lot or lots that are traversed by or adjacent to the drainage and floodway easement. The town will not be responsible for the maintenance and operation of said creek or creeks or for any damage or injury of private property or person that results from the flow of water along said creek, or for the control of erosion. No obstruction to the natural flow of water runoff shall be permitted by construction of any type of building, fence or any other structure within the drainage and floodway easement. Provided, however, it is understood that in the event it becomes necessary for the town to channelize or consider erecting any type of drainage structure in order to improve the storm drainage, then in such event, the town shall have the right, but not the obligation, to enter upon the drainage and floodway easement at any point, or points, with all rights of ingress and egress to investigate, survey, erect, construct or maintain any drainage facility deemed necessary by the town for maintenance or efficiency of its respective system or service.

Water main and sanitary sewer 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 service and sewer services from the main to curb or pavement line, and the descriptions of such additional easements herein granted shall be determined by their locations as installed.

This plat is approved subject to all platting ordinances, rules, regulations and resolutions of the Town of Addison, Texas.

WOODMONT TCI GROUP VIII, L.P., a Texas limited partnership

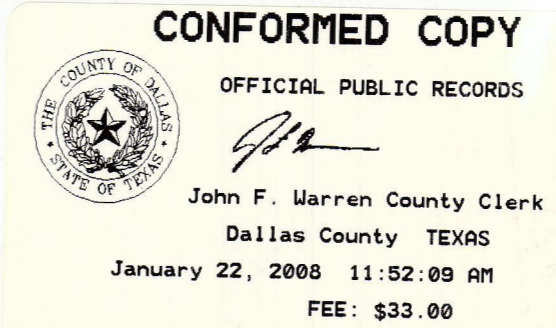
BY: [Signature]  
 TITLE: Sr VP  
 WITNESS MY HAND at [Signature] Texas this the 14th day of January, 2008.

**STATE OF TEXAS : COUNTY OF DALLAS :**

BEFORE the undersigned authority, a Notary Public in and for State of Texas on this day personally appeared, Jim Dittie, 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 purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 14th day of January, 2008.

[Signature]  
 NOTARY PUBLIC IN AND FOR STATE OF TEXAS  
 My commission expires: May 22, 2011



FINAL PLAT  
**KELLER SPRINGS LOFTS ADDITION**  
**LOT 1 & LOT 2, BLOCK A**  
 BEING A RE-PLAT OF LOTS 1 & 2, BLOCK A ADDISON ROAD - KELLER SPRINGS ADDITION TOWN OF ADDISON, DALLAS COUNTY, TEXAS 7.370 ACRES SITUATED IN THE G.W. FISHER SURVEY, ABSTRACT No. 482

PREPARED FOR  
**WOODMONT TCI GROUP VIII, L.P.**  
 1800 VALLEY VIEW LANE, SUITE 300 - DALLAS, TEXAS 75231  
 PHONE (469) 522-4371

PREPARED BY  
**HUITT-ZOLLARS**  
 Huitt-Zollars, Inc. Dallas  
 3131 McKinney Avenue, Suite 600  
 Dallas, Texas 75204-2489  
 Phone (214) 871-3311 Fax (214) 871-0757