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**OWNER'S CERTIFICATE**  
STATE OF TEXAS S  
COUNTY OF DALLAS S

WILLREAS, Richard H. Shampain is the owner of a tract of land situated in the A. BLEDSOE SURVEY, ABSTRACT NO. 157 in the Town of Addison, Dallas County, Texas, said tract being part of that property described in a deed to Richard H. Shampain recorded in Volume 88033, Page 0743 of the Deed Records of Dallas County, Texas, and being more particularly described as follows:

COMMENCING at the intersection of the North line of Celestial Road ( a variable R.O.W. ) with the West line of Winnwood Lane, an iron pin found for corner, thence N 88° 20' 00" W, 191.21 feet measured along the North line of Celestial Road to the intersection of the North line of Celestial Road with the East line of said Shampain tract for the POINT OF BEGINNING, an iron pin set for corner;  
THENCE N 88° 20' 00" W, 59.96 feet along the North line of Celestial Road to an angle point, an iron pin set for corner;  
THENCE N 70° 43' 38" W, 69.04 feet along the North line of Celestial Road to an angle point, an iron pin set for corner;  
THENCE S 88° 16' 22" W, 135.00 feet along the North line of Celestial Road to the intersection of the North line of Celestial Road with the West line of said Shampain tract, an iron pin set for corner;  
THENCE N 3° 43' 38" W, 171.72 feet along the West line of said Shampain tract to the Northwest corner thereof, an iron pin found for corner;  
THENCE N 89° 58' 20" E, 257.00 feet along the North line of said Shampain tract, to the Northeast corner thereof, an iron pin found for corner;  
THENCE S 4° 14' 00" E, 192.47 feet along the East line of said Shampain tract to the POINT OF BEGINNING and containing 1.046 acres of land, more or less.

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

THAT Richard H. Shampain does hereby adopt this plat designating the hereinabove described property as **RICHARD H. SHAMPAIN ADDITION**, an addition to the Town of Addison, and does hereby dedicate the streets, alleys and easements shown hereon to the public use forever.  
The maintenance of paving on the utility and fire lane easements is the responsibility of the property owner. All public utilities shall have at all times the full right of ingress and egress to or from and upon the said utility easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or part of its respective system 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 the utility. Buildings, fences, trees, shrubs or other improvements or growths may be constructed, reconstructed or placed upon, over or across the utility easements as shown, provided however, that the owner shall at its sole cost and expense be responsible under any and all circumstances for the maintenance and repair of such such improvements or growths, and any public utility shall have the right to remove and 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 system or service.  
WITNESS my hand at Addison, Texas, this 20<sup>th</sup> day of September, 1988.

*Richard H. Shampain*  
Richard H. Shampain

STATE OF TEXAS S  
COUNTY OF DALLAS S

BEFORE ME, the undersigned, on this day personally appeared Richard H. Shampain, 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 considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 20<sup>th</sup> day of September, 1988.



*Jan Deane*  
Notary Public in and for the State of Texas  
My Commission Expires: 2/23/92

**SURVEYOR'S CERTIFICATE**

**KNOW ALL MEN BY THESE PRESENTS:**

I, Raeburn A. White, a registered Public Surveyor in the State of Texas, do hereby certify that I prepared this plat from an actual and accurate survey made on the ground, and that all monuments shown hereon were properly placed under my supervision in accordance with the Subdivision Regulations of the Town of Addison, Texas.

*Raeburn A. White*  
Raeburn A. White, Registered Public Surveyor # 1394

STATE OF TEXAS S  
COUNTY OF DALLAS S

BEFORE ME, the undersigned, on this day personally appeared Raeburn A. White, 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 considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 20<sup>th</sup> day of September, 1988.

*Darlene Mason*  
Notary Public in and for the State of Texas  
My Commission Expires: 6-1-89

This plat approved subject to all rules, regulations and platting ordinances of the Town of Addison, this day of September, 1988.

*Dr. J. M. ...*  
Mayor, Town of Addison

*C. Moran*  
City Secretary

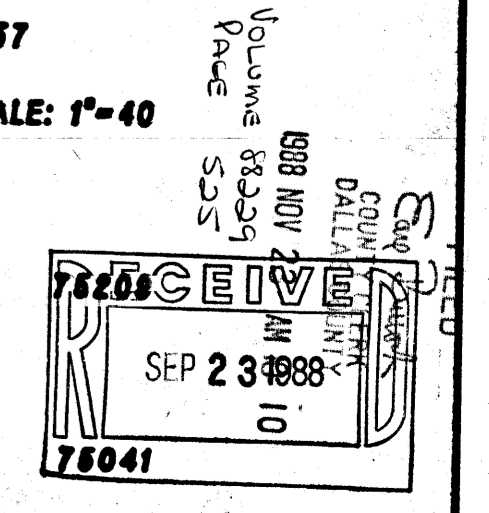
**APPROVED BY**  
9-22-88 PLANNING & ZONING  
10-25-88 CITY COUNCIL

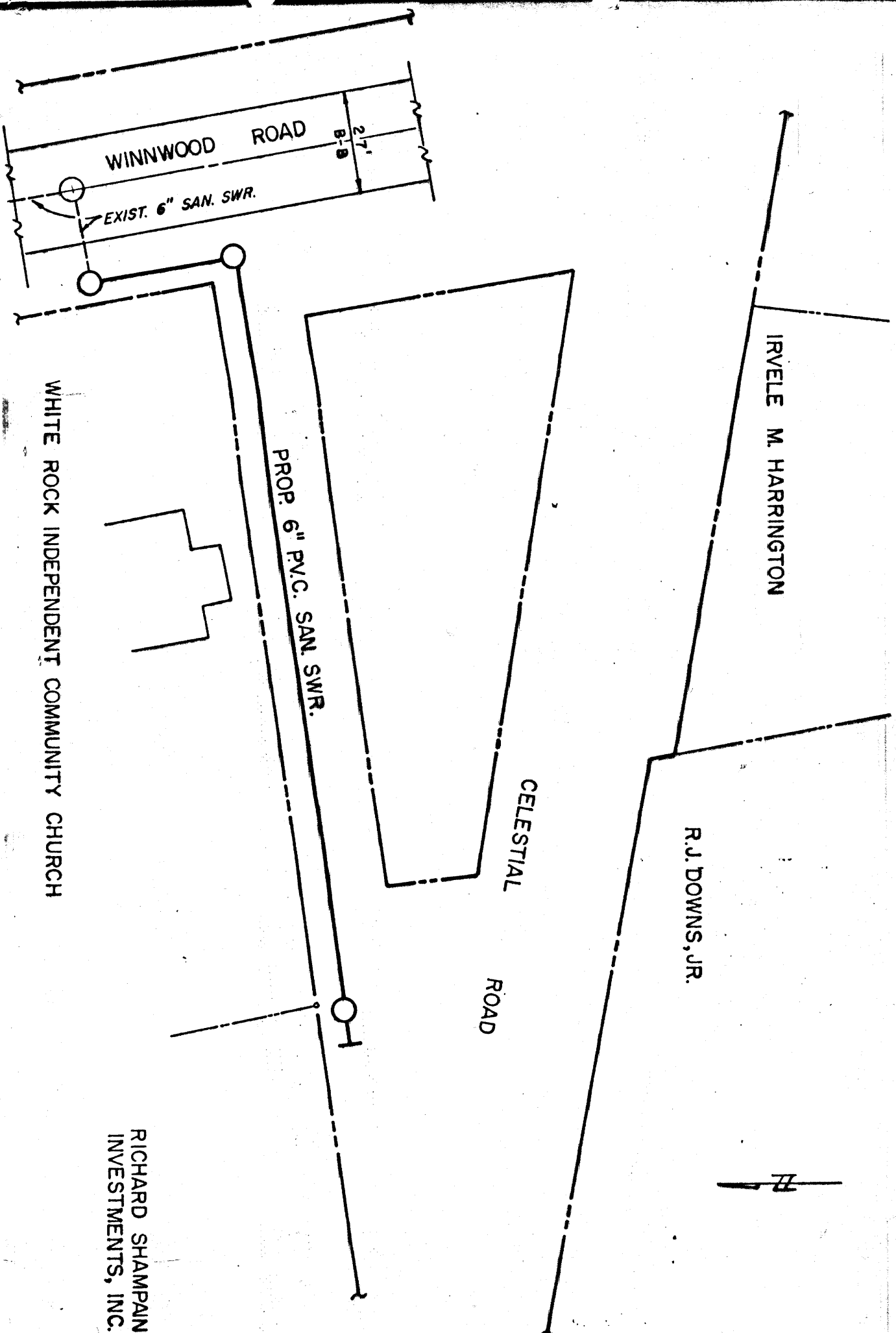
**RICHARD H. SHAMPAIN ADDITION**  
AN ADDITION TO THE TOWN OF ADDISON  
ALLEN BLEDSOE SURVEY - ABSTRACT NO. 157  
DALLAS COUNTY, TEXAS

AUGUST, 1988 OWNER:  
RICHARD H. SHAMPAIN  
P. O. BOX 7888  
DALLAS, TEXAS

214-360-2400 SURVEYOR:  
RAEBURN A. WHITE  
2801 OLD ORCHARD LANE  
GARLAND, TEXAS

214-270-8641





**PROP. SANITARY SEWER  
TOWN OF ADDISON**

N.T.S.

EXHIBIT

**EXHIBIT "A"**