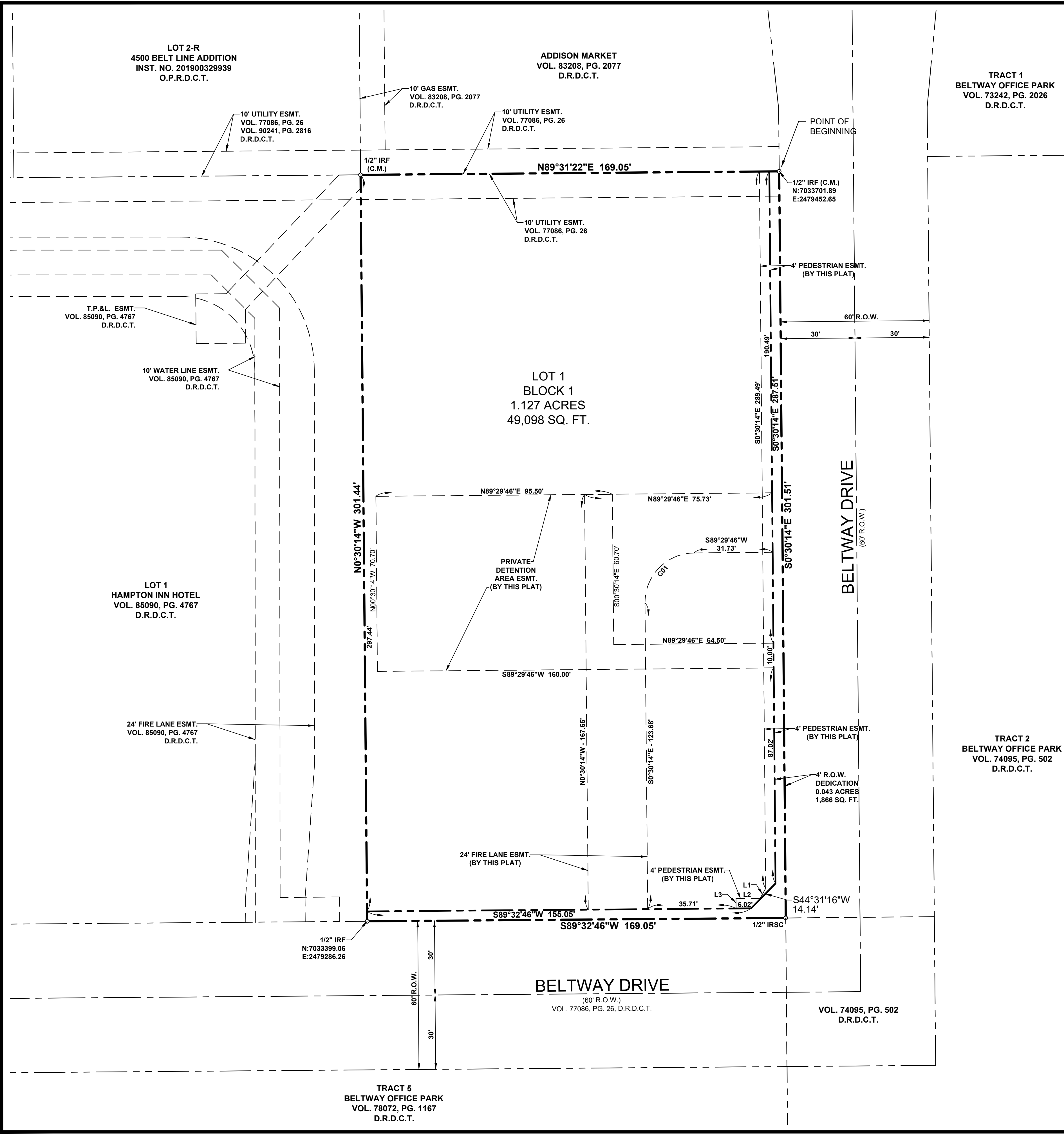


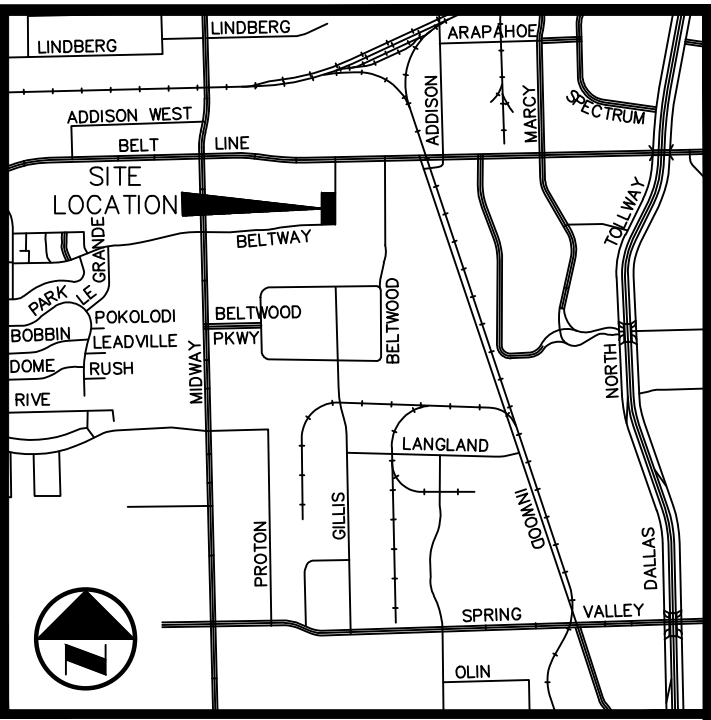


LINE TABLE		
NO.	BEARING	LENGTH
L1	N29°29'46"E	4.62'
L2	S89°29'03"W	9.71'
L3	S00°27'14"E	4.00'

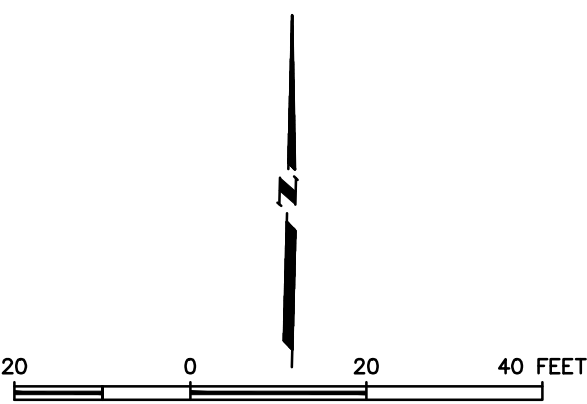
CURVE TABLE					
NO.	DELTA	RADIUS	TANGENT	LENGTH	CHORD BEARING
C01	90°00'00"	20.00'	20.00'	31.42'	S44°29'46"W

- NOTES:
- THE BASIS OF BEARINGS FOR THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, NORTH TEXAS CENTRAL ZONE 4202, NORTH AMERICAN DATUM OF 1983. ADJUSTMENT REALIZATION 2011 BASED ON CITY OF ADDISON MONUMENTS COA-3 AND 19 FOUND IN THE FIELD.
 - COORDINATES SHOWN ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, NORTH TEXAS CENTRAL ZONE 4202, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES. NO SCALE AND NO PROJECTION.
 - SUBJECT PROPERTY IS SHOWN ON THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP FOR DALLAS COUNTY, TEXAS AND INCORPORATED AREAS, MAP NO. 48113C0180 K, COMMUNITY-PANEL NO. 480171 0180 K, EFFECTIVE DATE: JULY 7, 2014. ALL OF THE SUBJECT PROPERTY IS SHOWN TO BE LOCATED IN "ZONE X" ON SAID MAP. RELEVANT ZONES ARE DEFINED ON SAID MAP AS FOLLOWS:

"ZONE X" - OTHER AREAS: AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
 - NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
 - PLACEMENT OF STREET TREES SHALL NOT INTERFERE WITH THE PLACEMENT OF TRAFFIC CONTROL DEVICES OR VISIBILITY AT INTERSECTIONS. EXISTING AND FUTURE TRAFFIC CONTROL DEVICES MAY REQUIRE THE REMOVAL OR PRECLUDE THE PLANTING OF STREET TREES.
 - DEVELOPMENT STANDARDS OF THIS PLAT SHALL COMPLY WITH ZONING ORD. 66 AS AMENDED.
 - THE PURPOSE OF THIS FINAL PLAT IS TO CREATE A PLATTED LOT FROM A PORTION OF A PLATTED TRACT.
 - ZONING: C-1.



LOCATION MAP
NTS



LEGEND

C.M.	CONTROLLING MONUMENT
IRF	IRON ROD FOUND
IRSC	1/2" IRON ROD W/ YELLOW PLASTIC CAP STAMPED "VOTEX SURVEYING" SET
VOL.	VOLUME
PG.	PAGE
ESMT.	EASEMENT
INST.	INSTRUMENT
NO.	NUMBER
R.O.W.	RIGHT-OF-WAY
D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS

FINAL PLAT LOT 1, BLOCK 1 PRAIRIE MEDICAL ADDITION

BEING A REPLAT OF 1.170 ACRES OUT OF
BELTWAY OFFICE PARK, TRACT III
OUT OF THE
ELISHA FIKE SURVEY, ABSTRACT NO. 478 TOWN
OF ADDISON, DALLAS COUNTY, TEXAS TOWN
PROJECT NO. R 2021-03
SHEET 1 of 2

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