

STATE OF TEXAS X  
COUNTY OF DALLAS X

WHEREAS, YOUNG COMPANIES IV, is the sole owner of a 4.811 acre tract of land out of the G. W. Fisher Survey, Abstract No. 482, situated in Dallas County, Texas, said tract being the remainder of a tract of land conveyed to R. S. Grimes by deed recorded in Volume 81216, Page 1661, Deed Records, Dallas County, Texas; said 4.811 acre tract being more particularly described as follows:

BEGINNING, at an iron stake located at the point of intersection of the south line of Airport Parkway and the west line of Dallas North Parkway, said west line being the west line described in a deed to the County of Dallas, Texas, as recorded in Volume 79129, Page 1042, Deed Records, Dallas County, Texas;

THENCE, S 00° 21' 15" E, along the said west line of Dallas North Parkway, a distance of 360.00 feet to an iron stake for corner;

THENCE, N 89° 37' 15" W, leaving said west line of Dallas North Parkway, a distance of 582.26 feet, to an iron stake for corner;

THENCE, N 00° 19' 15" W, a distance of 360.00 feet, to a point on the south line of Airport Parkway, an iron stake for corner;

THENCE, S 89° 37' 15" E, along the said south line of Airport Parkway, a distance of 582.10 feet to the PLACE OF BEGINNING;

CONTAINING, 209,560 square feet, or 4.811 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, YOUNG COMPANIES IV, acting by and through Stephen R. Young, General Partner, duly authorized to act, does hereby adopt this plat, designating the herein above described property, as an addition to the Town of Addison, Texas, and does hereby dedicate to the public use forever the streets shown thereon. The easements shown thereon are hereby reserved for the purposes indicated. The utility and fire line easements shall be open to the public, fire and police units, garbage and rubbish collection agencies, and all public and private utilities for each particular use. The maintenance of paving on the utility and fire line easements is the responsibility of the property owner. No buildings, fences, trees, shrubs, or other improvements or growths shall be constructed, reconstructed or placed upon, over, or across the easements as shown. Said easements being hereby reserved for the mutual use and accommodation of all public utilities using or desiring to use same. All, and any public utility shall have the right to remove and keep removed all or parts of any buildings, fences, trees, shrubs, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance, or efficiency of its respective system on the easements and all public utilities shall have the full right of ingress and egress to or from and upon the said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts 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 private property for the purpose of reading meters and any maintenance and service required or ordinarily performed by that utility.)

This plat approved subject to all platting ordinances, rules, regulations and resolutions of the Town of Addison, Texas. Sidewalks shall be constructed by the builder in accordance with the requirements of the Director of Public Works.

Water main and sanitary sewer easements shall also include additional areas of working space for construction and maintenance of the systems. Additional easement areas is also conveyed for installation and maintenance of manholes, cleanouts, fire hydrants, water service from the main to the curb or pavement line, and description of such additional easements herein granted shall be determined by their location as installed.

WITNESS, my hand at Addison, Texas, this the 28th day of December, 1983.

By: *Stephen R. Young*  
STEPHEN R. YOUNG, General Partner

STATE OF TEXAS X  
COUNTY OF DALLAS X

BEFORE ME, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared, STEPHEN R. YOUNG, 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, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 28th day of December, 1983.

*Andrew A. Ruel*  
Notary Public in and for the State of Texas  
Andrew A. Ruel

SURVEYOR'S CERTIFICATE

STATE OF TEXAS X  
COUNTY OF DALLAS X

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT I, R. L. POWELL, do hereby certify that I prepared this plat from an actual and accurate survey made on the ground and the corner monuments shown thereon were properly placed under my personal supervision, in accordance with the Platting Rules and Regulations of the City Plan Commission of the Town of Addison, Texas.

STATE OF TEXAS X  
COUNTY OF DALLAS X

BEFORE ME, the undersigned authority, a notary public in and for the State of Texas, on this day personally appeared, R. L. POWELL, 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, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 28th day of December, 1983.

*Louis Powell*  
Notary Public in and for the State of Texas  
Louis Powell

CERTIFICATE OF APPROVAL

APPROVED this 28th day of Jan., 1984 by the City Council of the City of Addison, Texas.

*James Reddy*  
*Jacque Kusek*  
CITY SECRETARY

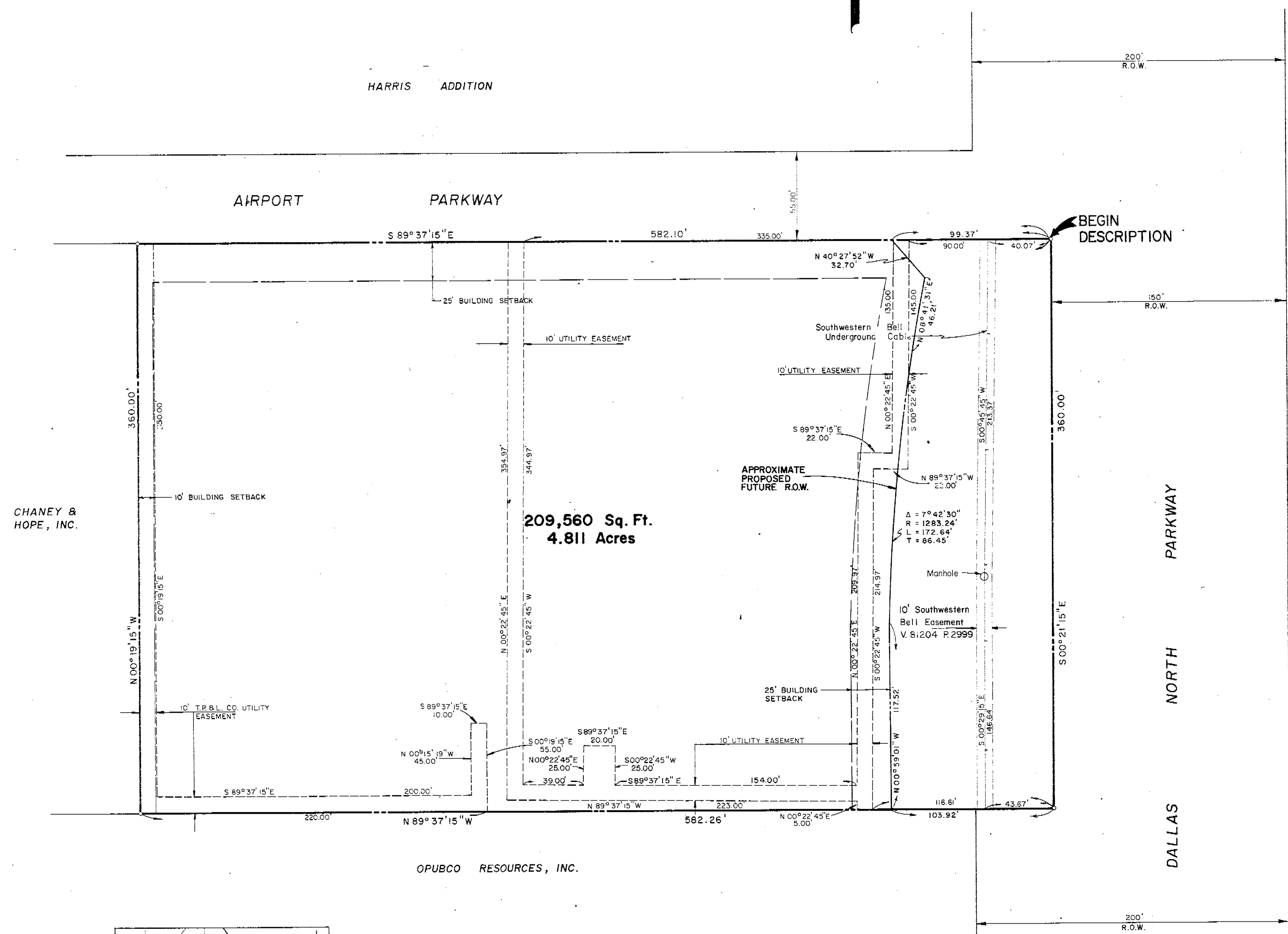
FINAL PLAT OF 15851 DALLAS NORTH PARKWAY ADDITION

OUT OF G.W. FISHER SURVEY, ABSTRACT NO. 482 ADDISON, DALLAS COUNTY, TEXAS

OWNER: YOUNG COMPANIES IV 8131 LBJ FREEWAY SUITE 875 DALLAS, TEXAS 75251

POWELL & POWELL Engineers and Consultants 3988 North Central Expressway Suite 1130, Dallas, Texas 75204 (214) 522-4660

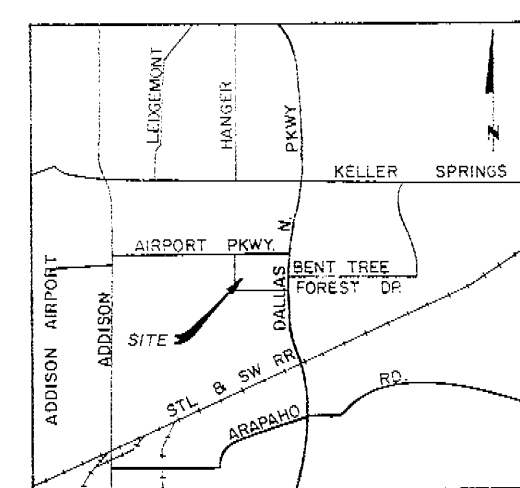
SCALE 1" = 40'	DATE MARCH, 1983	PROJ. NO. 3144-82-12-14	DWG. NO. S-957
----------------	------------------	-------------------------	----------------



CHANEY & HOPE, INC.

209,560 Sq. Ft. 4.811 Acres

OPUBCO RESOURCES, INC.



LOCATION MAP (N.T.S.)