

POINT OF COMMENCING
BELTLINE ROAD

RepublicBank Dallas, N.A. hereby joins in this Plat for the purpose of ratifying this Plat and all dedications and grants of easements, rights-of-way, both public and private, as shown hereon.

RepublicBank Dallas, N.A.
BY: Walter Abbott
STATE OF TEXAS
COUNTY OF DALLAS

This instrument was acknowledged before me on 3/10/82 by G. WALTER ABBOTT, Vice Pres of RepublicBank Dallas, N.A., a National banking association, on behalf of said association.

Delbert M. McMillan
Notary Public in and for Dallas County, Texas

My commission expires: 12-31-84

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, LES LACS PLAZA JOINT VENTURE and LES LACS VILLAGE, INCORPORATED, does hereby adopt this plat designating the herein described property as an addition to the City of Addison, Texas; and does hereby dedicate to the public use forever, the street shown hereon.

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

WITNESS MY HAND at Addison, Texas, this the 22 day of February, 1982.

BY: Leslie R. Bonner
Leslie R. Bonner, Vice President

BY: A.P. Stephens
A.P. Stephens, Manager

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, on this day personally appeared Leslie R. Bonner and A.P. Stephens, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN under my hand and seal of office, this the 22 day of February, 1982.

Barbara P. Berry
Notary Public in and for Dallas County, Texas

OWNER'S CERTIFICATE

STATE OF TEXAS
COUNTY OF DALLAS

WHEREAS, LES LACS VILLAGE, INCORPORATED and LES LACS PLAZA JOINT VENTURE, are the owners of a tract of land situated in the City of Addison, Dallas County, Texas, and being a part of the Thomas L. Chenoweth Survey, Abstract 273; and also being a part of three tracts conveyed to the Republic National Bank of Dallas, Trustee, by deed as recorded in Volume 80142, Page 2206 (117.052 acre and 107.183 acre tracts), and Volume 80142, Page 2193 (37.39 acre tract) of the Deed Records of Dallas County, Texas; and also being part of the 40 acre tract of land conveyed to Les Lacs Village, Incorporated by deed as recorded in Volume 81038, Page 328 and also part of that 8.0 acre tract conveyed to Les Lacs Plaza Joint Venture by deed recorded in Volume 81038, Page 321, of the Deed Records of Dallas County, Texas, dated December 30, 1980; and being more particularly described as follows:

COMMENCING at the intersection of the easterly line of Marsh Lane (variable right-of-way) with the southeasterly cut-off line between said easterly line of Marsh Lane and the southerly line of Belt Line Road (100 foot right-of-way);

THENCE South 0°56'06" West along said easterly line of Marsh Lane a distance of 920.00 feet to an angle point;

THENCE South 6°00'26" West along said easterly line of Marsh Lane a distance of 169.66 feet to an angle point;

THENCE South 0°56'06" West along said easterly line of Marsh Lane a distance of 105.46 feet to a point for corner;

THENCE South 89°04'38" East a distance of 25.00 feet to the POINT OF BEGINNING of the herein described tract of land;

THENCE South 89°04'38" East a distance of 56.88 feet to the beginning of a curve to the right;

THENCE in an easterly and southeasterly direction along said curve to the right having a radius of 540.00 feet, a central angle of 35°00'00" and an arc length of 329.37 feet to the end of said curve to the right;

THENCE South 54°04'38" East a distance of 290.76 feet to the beginning of a curve to the left;

THENCE in a southeasterly, easterly and northeasterly direction along said curve to the left having a radius of 760.00 feet, a central angle of 89°54'30" and an arc length of 1,192.59 feet to the end of said curve to the left;

THENCE North 36°00'52" East a distance of 550.90 feet to the beginning of a curve to the right;

THENCE in a northeasterly direction along said curve to the right having a radius of 610.00 feet, a central angle of 26°43'56" and an arc length of 284.61 feet to the end of said curve to the right and the beginning of another curve to the right;

THENCE in a northeasterly and easterly direction along said curve to the right having a radius of 408.50 feet, a central angle of 27°27'51" and an arc length of 195.81 feet to the end of said curve to the right and to a point for corner in the west right-of-way line of a Texas Power and Light Company Easement (100 feet wide);

THENCE South 0°55'55" West along the west right-of-way line of said Texas Power and Light Company Easement a distance of 24.97 feet to a point for corner and to the beginning of a curve to the left;

THENCE in a westerly and southwesterly direction along said curve to the left whose tangent bears South 80°47'44" West having a radius of 570.00 feet, a central angle of 44°46'52" and an arc length of 445.50 feet to the end of said curve to the left;

THENCE South 36°00'52" West a distance of 550.90 feet to the beginning of a curve to the right;

THENCE in a southwesterly direction along said curve to the right having a radius of 800.00 feet, a central angle of 0°55'03" and an arc length of 12.81 feet to a point for corner and the end of said curve to the right;

THENCE South 53°04'05" East a distance of 40.00 feet to a point for corner and the beginning of a curve to the right;

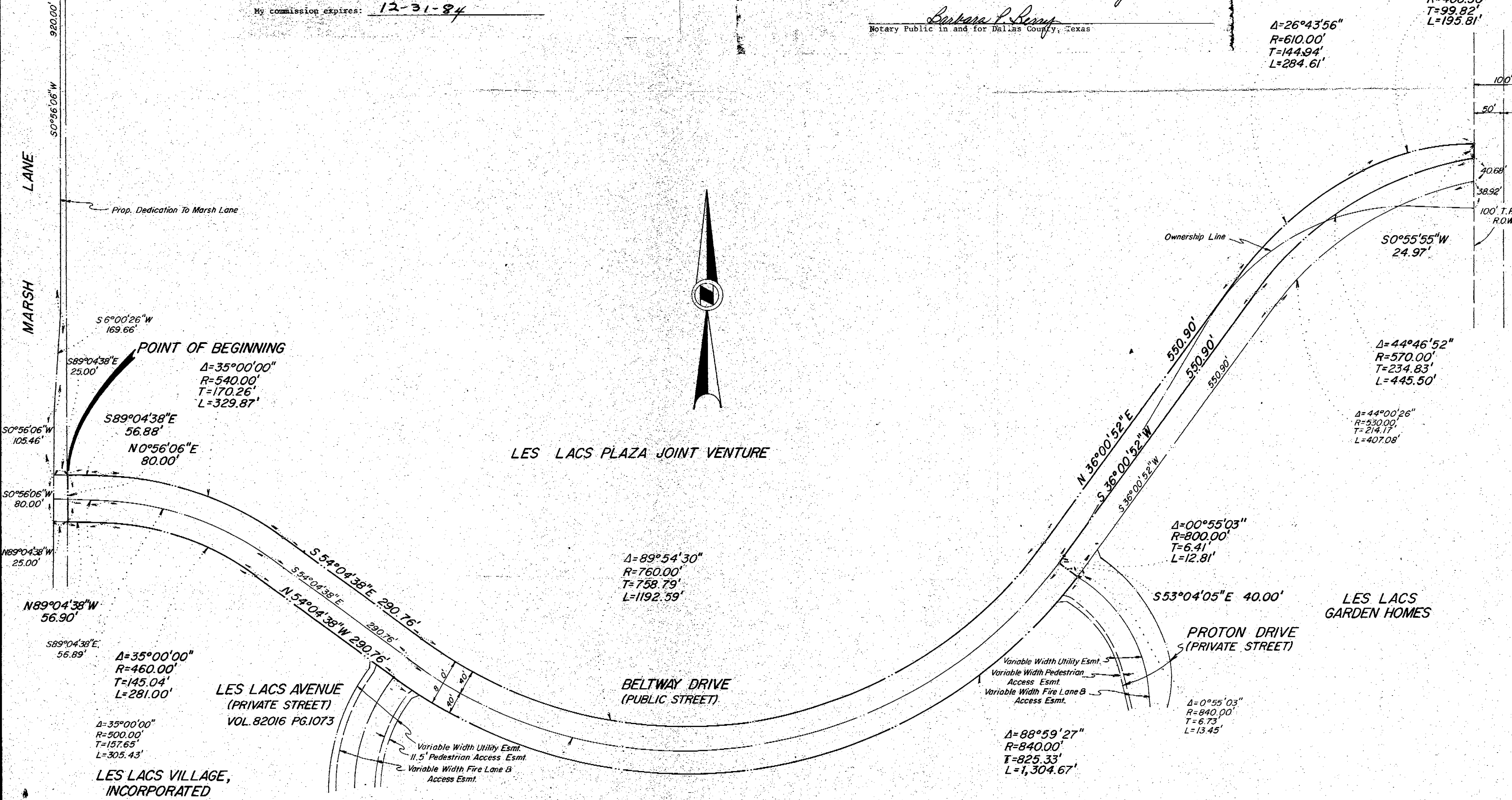
THENCE in a southwesterly, westerly and northwesterly direction along said curve to the right whose tangent bears South 36°55'55" West and has a radius of 840.00 feet, a central angle of 88°59'27" and an arc length of 1,304.67 feet to the end of said curve to the right;

THENCE North 54°04'38" West a distance of 290.76 feet to the beginning of a curve to the left;

THENCE in a northwesterly and westerly direction along said curve to the left having a radius of 460.00 feet, a central angle of 35°00'00" and an arc length of 281.00 feet to the end of said curve to the left;

THENCE North 89°04'38" West a distance of 56.90 feet to a point for corner;

THENCE North 0°56'06" East a distance of 80.00 feet to the POINT OF BEGINNING and containing 191,746 square feet, more or less, or 4.4019 acres.



SURVEYOR'S DECLARATION

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Robert G. Wood, do hereby declare that I prepared this plat from an actual and accurate survey of the land in accordance with the platting rules and regulations of the City of Addison, Texas.

This property is subject to any and all easements shown and/or recorded.

Robert G. Wood
Robert G. Wood, R.P.S. No. 1711

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, on this day personally appeared ROBERT G. WOOD, 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 and in the capacity therein stated.

GIVEN under my hand and seal of office this the 17 day of February, 1982.

John George
Notary Public in and for Dallas County, Texas

CERTIFICATE OF APPROVAL

APPROVED BY THE CITY OF ADDISON, DALLAS COUNTY, TEXAS, this the 11 day of August, 1981.

John Reddy
Mayor

Reggie Sharp
Secretary

FINAL PLAT
BELTWAY DRIVE
PART OF
THOMAS L. CHENOWETH SURVEY, ABST. 273
FOR
LES LACS VILLAGE, INCORPORATED
AND
LES LACS PLAZA JOINT VENTURE
BY
RAYMOND L. GOODSON, JR., INC. ENGINEERS
3409 OAK GROVE DALLAS, TEXAS

