

WHEREAS, Faye L. Ratliff is the owner of a tract of land situated in the City of Addison, Dallas County, Texas and being more particularly described as follows:

Situated in the William Lomax Survey, Abstract No. 792, Volume 73, Page 581, County of Dallas, Texas, and being part of an 8 acre tract conveyed to Broughton and Ericson by Robert L. Roberts by deed dated September 23, 1955, recorded in Volume 4350, Page 491 Deed of Records of Dallas County, Texas, and being a part of "Tract 2" described in a Deed from Atlas Equipment Company to John P. Wilson dated January 10, 1966, recorded in Volume 735, Page 2103 Deed of Records of Dallas County, Texas, said part being more particularly described by metes and bounds as follows:

COMMENCING at a point in the west right of way line of Addison Road southerly along said line of 1641 feet from the north line of Keller Springs Road, as relocated along the northerly boundary of Addison Airport, said point also being the northeast corner of an 8 acre tract;

THENCE west along the north boundary line of said 8 acre tract 819.5 feet to the northwest corner of said 8 acres the place of beginning of the tract herein described;

THENCE N 89°54'40" E a distance of 204.87 feet to a corner;

THENCE S 0°20'20" N 212.65 feet to a point for a corner;

THENCE S 89°54'40" W 204.87 feet to a point for a corner;

THENCE N 0°20'20" W a distance of 212.65 feet to a Point of Beginning and containing 1 acre, more or less.

The above described property is subject to Easement Deed executed by Atlas Equipment Company and John P. Wilson dated July 5, 1967. A 25 foot easement parallel to the south boundary of said property is dedicated as Ratliff Lane.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That Faye L. Ratliff does hereby adopt this plat designating the herein described property. The easements shown thereon are hereby reserved for the purposes as indicated. The utility and fire lane 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. No buildings, fences, trees, shrubs, or other improvements or growths shall be constructed, reconstructed or placed on, 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 utilities shall have the right to remove and keep removed all parts of any fences, trees, shrubs, or other improvements or growth which may in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on the easements and all public utilities shall at all times 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 City of Addison, Texas.

Witness my hand at Addison, Texas, this the 13th day of January, 1978.

Faye L. Ratliff
 Faye L. Ratliff, Owner

STATE OF TEXAS
 COUNTY OF DALLAS

Before me, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Faye L. Ratliff, 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 purpose and considerations therein expressed, and in the capacity therein stated. Given under my hand and seal of office, this the 12th day of January, 1978.

Maurice E. Worrell, III
 Notary Public in and for Dallas County, Texas

ENGINEER'S CERTIFICATE:

KNOW ALL MEN BY THESE PRESENTS that I, Maurice E. Worrell, III, P.E. do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown actually exist and that their location, size, and description are correctly shown.

Maurice E. Worrell, III
 Maurice E. Worrell, III, P.E.

STATE OF TEXAS
 COUNTY OF DALLAS

Before me, the undersigned, a Notary Public in and for said County and State on this day personally appeared Maurice E. Worrell, III, P.E. 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 12th day of January, 1978.

John R. Cavallaro
 Notary Public in and for the Dallas County, Texas

CERTIFICATE OF APPROVAL

APPROVED this _____ day of _____, 1978 by the City Council of Addison, Texas.

Mayor _____ City Secretary _____

