

STATE OF TEXAS §
COUNTY OF COLLIN §

WHEREAS BARCLAY/TEXAS HOLDINGS VII LP IS THE OWNER OF A 1.047 ACRE TRACT OUT OF THE HENRY JOHNSON SURVEY, ABSTRACT NO. 482, AND BEING ALL OF COMMON AREA A-1, OF STONEBRIDGE CROSSING, PHASE 3, AS RECORDED IN THE PUBLIC RECORDS OF COLLIN COUNTY, TEXAS, IN CABINET N, PAGE 482, IN THE CITY OF MCKINNEY, COLLIN COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1 INCH IRON ROD SET FOR CORNER, SAID CORNER BEING THE SOUTHWEST CORNER OF SAID COMMON AREA A-1, AND THE WESTERNMOST CORNER OF SAID STONEBRIDGE CROSSING, PHASE 2 ADDITION, AND LYING ON THE WEST RIGHT-OF-WAY LINE OF STONEBRIDGE DRIVE (140' R.O.W.);

THENCE NORTH 13 DEGREES 38 MINUTES 27 SECONDS EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID STONEBRIDGE DRIVE, A DISTANCE OF 12.50 FEET TO A 3/8 INCH IRON ROD SET WITH CAP FOR CORNER, AND AT THE BEGINNING OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 02 DEGREES 57 MINUTES 53 SECONDS, A RADIUS OF 1,152.00 FEET, A CHORD BEARING NORTH 12 DEGREES 06 MINUTES 19 SECONDS EAST, AND A CHORD LENGTH OF 59.60 FEET;

THENCE ALONG SAID CURVE TO THE LEFT, AND ALONG THE WEST RIGHT-OF-WAY LINE OF SAID STONEBRIDGE DRIVE, AN ARC LENGTH OF 59.61 FEET TO A 3/8 INCH IRON ROD WITH CAP SET FOR CORNER;

THENCE NORTH 10 DEGREES 37 MINUTES 22 SECONDS EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID STONEBRIDGE DRIVE, A DISTANCE OF 135.83 FEET TO A 1 INCH IRON ROD FOUND FOR CORNER;

THENCE NORTH 55 DEGREES 38 MINUTES 29 SECONDS EAST, LEAVING THE WEST RIGHT-OF-WAY LINE OF SAID STONEBRIDGE DRIVE, A DISTANCE OF 35.63 FEET TO A 1 INCH IRON ROD FOUND FOR CORNER;

THENCE SOUTH 79 DEGREES 20 MINUTES 25 SECONDS EAST A DISTANCE OF 154.40 FEET TO A 1 INCH IRON ROD FOUND FOR CORNER;

THENCE SOUTH 33 DEGREES 56 MINUTES 57 SECONDS EAST, A DISTANCE OF 21.31 FEET TO A 1 INCH IRON ROD FOUND FOR CORNER;

THENCE SOUTH 11 DEGREES 26 MINUTES 30 SECONDS WEST, A DISTANCE OF 228.06 FEET TO AN "X" FOUND IN CONCRETE FOR CORNER;

THENCE NORTH 76 DEGREES 30 MINUTES 38 SECONDS WEST, A DISTANCE OF 82.53 FEET TO A 3/8 INCH IRON ROD WITH CAP SET FOR CORNER;

THENCE NORTH 76 DEGREES 13 MINUTES 29 SECONDS WEST, A DISTANCE OF 111.24 FEET TO THE POINT OF BEGINNING AND CONTAINING 43,635 SQUARE FEET OR 1.047 ACRES MORE OR LESS.

Bearing system based upon the East right-of-way line of Stonebridge Drive, Cabinet G, Page 605, P.R.C.C.T.

SURVEYOR'S CERTIFICATE

TO: FIRST AMERICAN TITLE INSURANCE COMPANY, REPUBLIC TITLE OF TEXAS, INC., BARCLAY/TEXAS HOLDINGS VII, L.P., A TEXAS LIMITED PARTNERSHIP (SELLER), DAVID VERSCHOOR (PURCHASER),

I hereby certify that on the 22th day of NOVEMBER, 2011, this survey was made on the ground as per the field notes shown on this survey and is true, correct, and accurate as to the boundaries and areas of the subject property and the size, location, and type of buildings and improvements thereon, if any, and as to the other matters shown hereon, and correctly shows the location of all visible easements and rights-of-way and of all rights-of-way, easements, and any other matters of record, or of which I have knowledge or have been advised, whether or not of record, affecting the subject property.

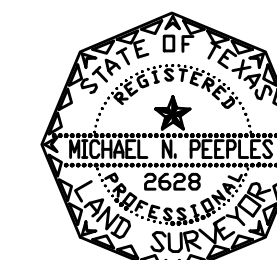
Except as shown on the survey, there are no encroachments upon the subject property by improvements on adjacent property, there are no encroachments on adjacent property, streets, or alleys by an improvements on the subject property, and there are not conflicts or protrusions.

Ingress to and egress from the subject property is provided at the discretion of the City of McKinney permitting processes by the City of McKinney, Collin County, Texas, same being paved, dedicated public right(s)-of-way.

All required building set back lines on the subject property are located as shown on this survey, and as determined by the City of Carrollton.

This survey complies with the current Texas Society of Professional Surveyors Standards and Specification for Category 1A, Condition II Survey.

MICHAEL N. PEEPLES, P.E., RPLS Registered Professional Land Surveyor No. 2628



STATE OF TEXAS §
COUNTY OF DALLAS §

Before me, the undersigned authority, on this day personally appeared Michael Peebles, 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 _____ day of _____, 2012

Notary Public, State of Texas

my commission expires: _____

That we BARCLAY/TEXAS HOLDINGS VII, L.P., a Texas limited partnership (owner), do hereby adopt this minor replat designating, the herein above described property as LOT 6, STONEBRIDGE CROSSING - PHASE II, an Addition to the City of McKinney, Collin County, Texas, and do hereby dedicate to the public use forever the streets and alleys shown hereon and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of all public utilities desiring to use or using same. Upon prior written notice to the owner, any public utility shall have the right to remove and keep removed all or part of any building, fences, trees, shrubs, or other growth which in any way endangers or interferes with construction, maintenance, or efficiency of its respective system on any of these easement strips; and upon prior written notice (except in the instance of an emergency), and public utility shall at any time have the right to ingress and egress to and from the said easement strips for the purpose of construction, reconstruction, inspection, patrolling, maintaining, and adding to or removing all or part of its respective system.

Executed this _____ day of _____, 2012.

By: Barclay Holdings XL-A, LLC, an Arizona limited liability company Its General Partner

By: Scott T. Archer, Manager

STATE OF () §
COUNTY OF () §

On this ____ day of _____, 20____, before me, _____, a Notary Public in and for the county and state aforesaid, personally appeared _____ personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

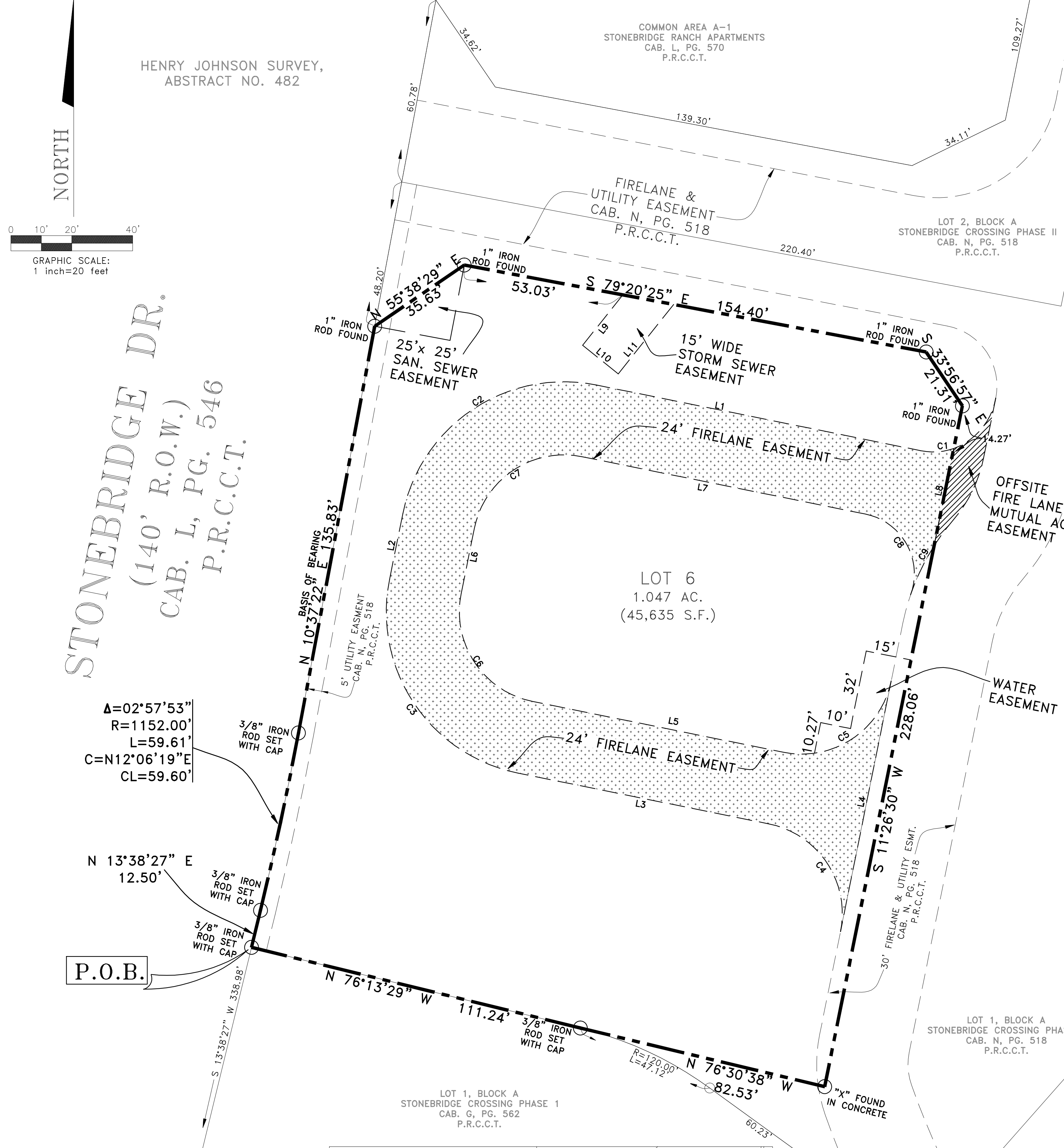
Signature _____

(Notary Public)

My Commission Expires: _____

Table with 3 columns: LINE, LENGTH, BEARING. Contains 11 line items (L1-L11).

Table with 5 columns: CURVE #, DELTA, RADIUS, ARC, CHORD BEARING, CHORD. Contains 9 curve items (C1-C9).



OWNER: BARCLAY/TEXAS HOLDINGS VII LP
SURVEYOR: MICHAEL PEEPLES, RPLS
MICHAEL PEEPLES Engineers and Planners



THE PURPOSE OF THIS REPLAT IS TO CHANGE THE NAME OF "COMMON AREA A-1" TO "LOT 6"

MINOR REPLAT
LOT 6, BLOCK A
STONEBRIDGE CROSSING - PHASE II
BEING A REPLAT OF
COMMON AREA A-1, STONEBRIDGE CROSSING - PHASE II
AS RECORDED IN CABINET N, PAGE 518
BEING 46,635 S.F. OR 1.047 AC. IN THE
HENRY JOHNSON SURVEY, ABSTRACT NO. 482
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

PLOT DATE: 3/15/12
DRAFTED BY: MARK PEEPLES

12-023 SP