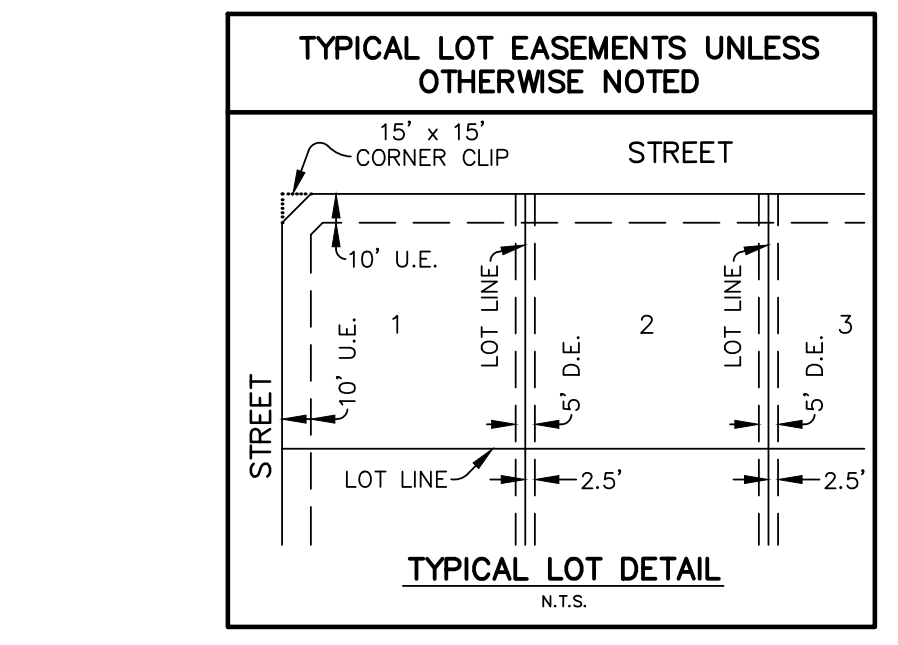
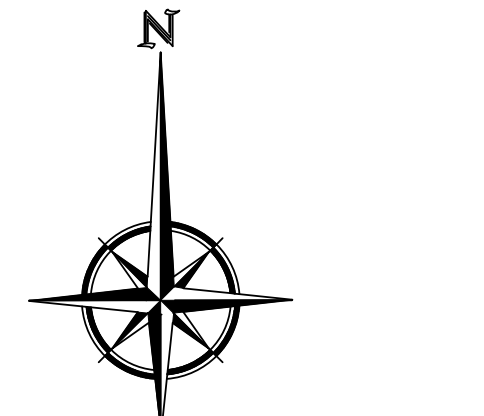


LINE	DIRECTION	DISTANCE	LINE	DIRECTION	DISTANCE
L1	S 45°43'02" E	35.36'	L29	S 45°43'02" E	21.21'
L2	S 44°16'58" W	21.21'	L30	S 28°22'31" W	26.80'
L3	S 00°43'02" E	50.00'	L31	N 34°41'47" E	28.45'
L4	S 45°43'02" E	21.21'	L32	N 15°37'23" W	26.92'
L5	S 44°16'58" W	21.21'	L33	S 14°59'29" E	26.69'
L6	S 00°43'02" E	50.00'	L34	N 21°35'04" E	26.01'
L7	S 45°43'02" E	21.21'	L35	N 09°37'43" E	25.06'
L8	S 00°43'02" E	11.56'	L36	S 26°53'00" E	29.58'
L9	S 50°20'12" W	23.33'	L37	N 07°05'52" W	28.49'
L10	S 89°16'58" W	10.22'	L38	N 17°48'29" E	28.43'
L11	S 00°43'02" E	50.00'	L39	N 09°34'56" E	20.11'
L12	S 48°25'41" E	22.21'	L40	S 16°16'27" E	31.86'
L13	S 44°16'58" W	21.21'	L41	S 20°51'59" E	27.63'
L14	S 00°43'02" E	50.00'	L42	N 17°37'10" E	25.68'
L15	S 45°43'02" E	21.21'	L43	N 00°56'08" E	30.13'
L16	S 89°16'58" W	15.00'	L44	N 13°01'27" E	30.75'
L17	N 25°33'31" W	22.44'	L45	S 88°43'40" E	164.07'
L18	N 00°20'41" W	121.67'	L46	S 87°57'11" E	168.23'
L19	N 89°16'58" E	4.43'	L47	N 15°51'55" E	68.14'
L20	S 00°43'02" E	25.00'	L48	N 04°22'06" E	87.77'
L21	S 44°16'58" W	21.21'	L49	S 89°00'57" E	184.86'
L22	S 45°43'02" E	21.21'	L50	S 88°07'02" E	163.18'
L23	S 48°22'04" E	22.17'	L51	N 07°05'52" W	52.53'
L24	S 44°16'58" W	21.21'	L52	N 27°39'50" W	70.21'
L25	S 36°46'19" W	18.26'	L53	S 12°46'43" W	64.27'
L26	S 17°32'11" W	25.08'	L54	S 14°12'46" E	64.27'
L27	S 53°13'41" E	23.80'	L55	N 00°43'02" W	15.00'
L28	N 53°04'04" E	62.10'	L56	N 44°16'58" E	32.87'
			L57	N 00°25'30" W	50.00'



CURVE	DELTA	RADIUS	TANGENT	LENGTH	CHORD BEARING	CHORD
C1	24°08'49"	270.00'	57.75'	113.79'	S 11°21'23" W	112.95'
C2	11°13'43"	530.00'	52.10'	103.87'	S 17°48'56" W	103.70'
C3	41°22'25"	530.00'	19.47'	38.92'	S 01°23'10" W	38.91'
C4	14°14'53"	325.00'	40.62'	80.82'	S 83°35'35" E	80.61'
C5	15°01'18"	200.00'	26.37'	52.44'	S 08°13'41" E	52.29'

CREEK MAINTENANCE NOTE:
 The owner and any subsequent owner of Common Area T-2 of this plat shall be solely responsible for the maintenance of the creek (including all erosion control) traversing said lot. The owner shall further hold the City of McKinney harmless from any damages to persons, to the owner's loss or any affected lots arising from such maintenance responsibility. The City shall not be responsible for the maintenance of the referenced creek, although it retains the right to enter upon the easement for public purposes. The drainage easement shown hereunder shall not create any affirmative duty to the City to repair, maintain, or correct any condition that exists or occurs due to the natural flow of storm water runoff, including but not limited to, storm water overflow, bank erosion and sloughing, loss of vegetation and trees, bank subsidence, and interference with structures. Alteration of natural flow of water shall be subject to the regulations and ordinances of the City of McKinney, the State of Texas and the United States of America.



OWNER
ADG HEATHERWOOD, LLC
 3308 PRESTON ROAD, SUITE 350-145
 PLANO, TEXAS 75093
 972-571-2545
 FAX 972-767-4606

LAND SURVEYOR
R.C. MYERS SURVEYING, LLC
 3400 OXFORD DRIVE
 ROWLETT, TX 75088
 (214) 532-0636
 FAX (972) 412-4875
 EMAIL: rcmsurveying@gmail.com
 JOB NO. 195

**RECORD PLAT
 HEATHERWOOD
 PHASE FOUR**

BEING
 160 SINGLE FAMILY LOTS
 2 COMMON AREA TRACTS
 & 38.324 ACRES

SITUATED IN THE
ANDREW STAPP SURVEY, ABST. NO. 833
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

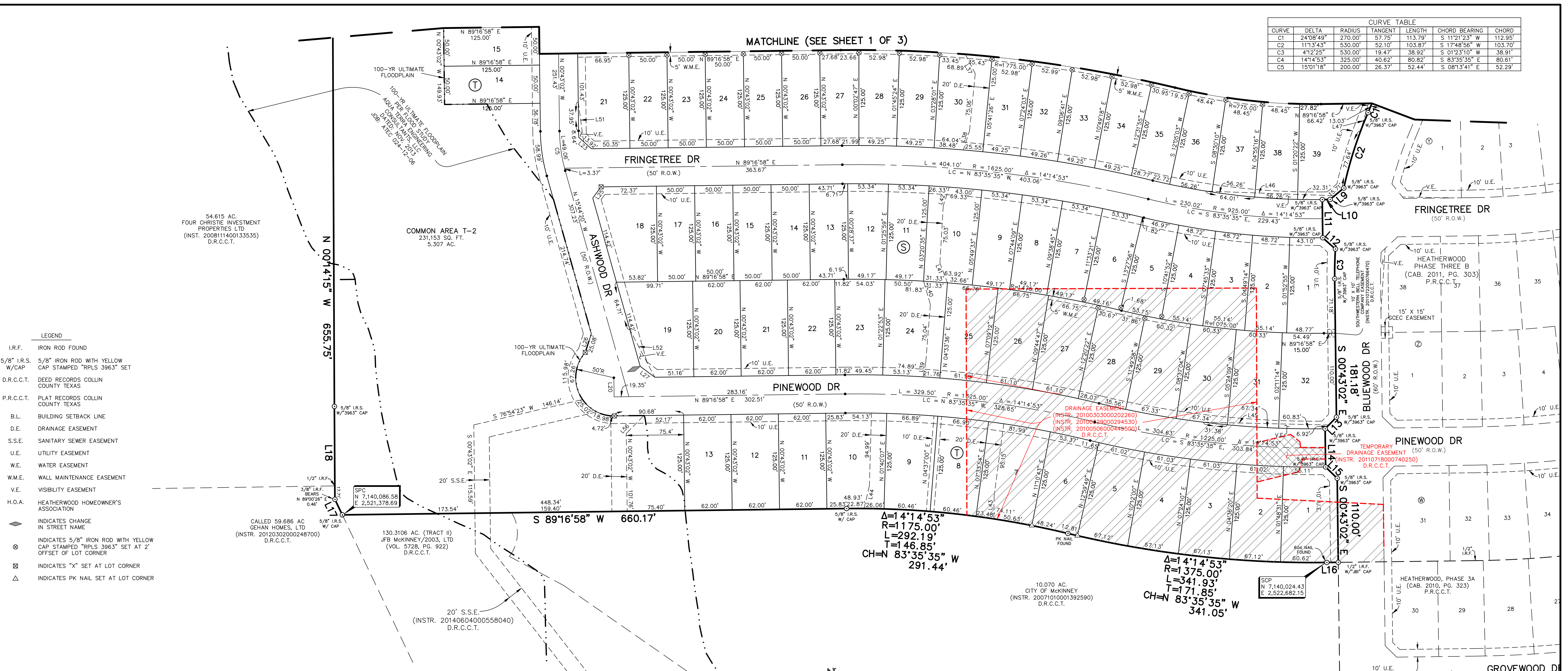
ENGINEERING CONCEPTS & DESIGN, L.P.
 ENGINEERING/PROJECT MANAGEMENT/CONSTRUCTION SERVICES
 TEXAS FIRM REG. NO. 001145
 201 WINDCO CIRCLE, SUITE 200, WYLE, TEXAS 75098
 (972) 941-8400 FAX (972) 941-8401

DATE: NOVEMBER 13, 2014

SHEET 1 OF 3

CURVE TABLE						
CURVE	DELTA	RADIUS	TANGENT	LENGTH	CHORD BEARING	CHORD
C1	24°08'49"	270.00'	57.75'	113.79'	S 11°21'23" W	112.95'
C2	11°13'43"	530.00'	52.10'	103.87'	S 11°48'56" W	103.70'
C3	4°12'25"	325.00'	40.62'	80.82'	S 83°35'35" E	80.61'
C4	14°14'53"	200.00'	26.37'	52.44'	S 08°13'41" E	52.29'

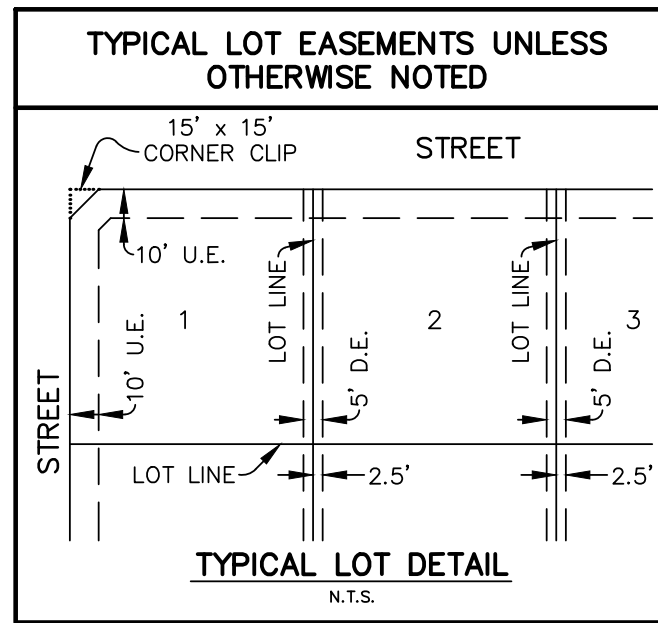
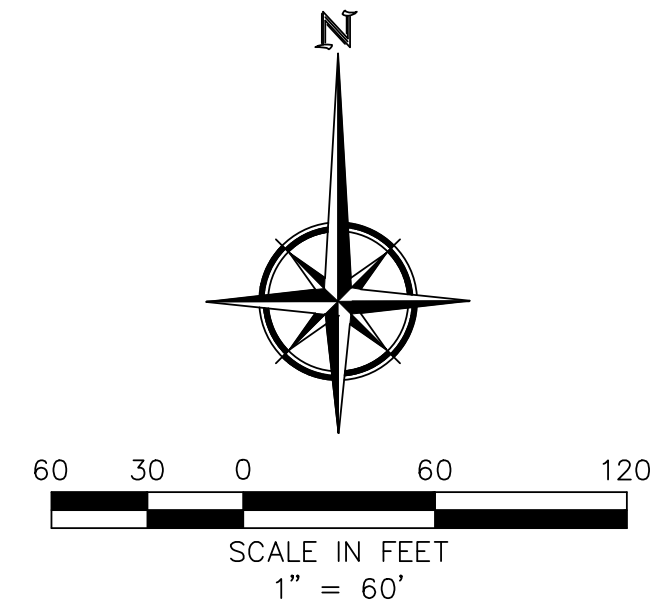
MATCHLINE (SEE SHEET 1 OF 3)



- LEGEND**
- I.R.F. IRON ROD FOUND
 - 5/8" I.R.S. 5/8" IRON ROD WITH YELLOW CAP STAMPED "RPLS 3963" SET
 - D.R.C.C.T. DEED RECORDS COLLIN COUNTY TEXAS
 - P.R.C.C.T. PLAT RECORDS COLLIN COUNTY TEXAS
 - B.L. BUILDING SETBACK LINE
 - D.E. DRAINAGE EASEMENT
 - S.S.E. SANITARY SEWER EASEMENT
 - U.E. UTILITY EASEMENT
 - W.E. WATER EASEMENT
 - W.M.E. WALL MAINTENANCE EASEMENT
 - V.E. VISIBILITY EASEMENT
 - H.O.A. HEATHERWOOD HOMEOWNER'S ASSOCIATION
 - INDICATES CHANGE IN STREET NAME
 - INDICATES 5/8" IRON ROD WITH YELLOW CAP STAMPED "RPLS 3963" SET AT 2' OFFSET OF LOT CORNER
 - INDICATES "X" SET AT LOT CORNER
 - INDICATES PK NAIL SET AT LOT CORNER

LOT SIZE TABLE			
BLOCK	LOT	AREA	ACREAGE
R	1	8,137	0.187
R	2	6,498	0.149
R	3	6,597	0.151
R	4	6,597	0.151
R	5	6,428	0.148
R	6	6,380	0.146
R	7	6,380	0.146
R	8	6,380	0.146
R	9	6,380	0.146
R	10	8,295	0.190
R	11	6,380	0.146
R	12	6,380	0.146
R	13	6,380	0.146
R	14	6,290	0.144
R	15	6,250	0.143
R	16	6,250	0.143
R	17	6,250	0.143
R	18	6,250	0.143
R	19	6,250	0.143
R	20	7,387	0.170
R	21	8,242	0.189
R	22	6,250	0.143
R	23	6,250	0.143
R	24	6,250	0.143
R	25	6,250	0.143
R	26	6,250	0.143
R	27	6,313	0.145
R	28	6,390	0.147
R	29	6,391	0.147
R	30	8,307	0.191
R	31	6,390	0.147
R	32	6,390	0.147
R	33	6,390	0.147
R	34	6,390	0.147
R	35	6,375	0.146
R	36	6,544	0.150
R	37	6,544	0.150
R	38	6,544	0.150
R	39	9,048	0.208
S	1	7,533	0.173
S	2	6,491	0.149
S	3	6,491	0.149
S	4	6,491	0.149
S	5	6,477	0.149
S	6	6,407	0.147
S	7	6,407	0.147
S	8	6,407	0.147
S	9	6,407	0.147
S	10	8,328	0.191
S	11	6,406	0.147
S	12	6,407	0.147
S	13	6,270	0.144
S	14	6,250	0.143
S	15	6,250	0.143
S	16	6,250	0.143
S	17	6,250	0.143
S	18	8,716	0.200
S	19	10,258	0.235
S	20	7,750	0.178
S	21	7,750	0.178
S	22	7,750	0.178
S	23	7,945	0.182
S	24	9,795	0.225
S	25	7,991	0.183
S	26	7,991	0.183
S	27	7,991	0.183
S	28	7,885	0.181
S	29	7,979	0.183
S	30	7,979	0.183
S	31	7,979	0.183
S	32	8,970	0.206
S	33	8,009	0.184
S	34	8,009	0.184
S	35	8,009	0.184
S	36	8,547	0.197
S	37	7,880	0.176
S	38	6,564	0.151
S	39	7,960	0.183
S	40	7,959	0.183
T	10	9,670	0.222
T	11	7,750	0.178
T	12	7,750	0.178
T	13	7,750	0.178
T	14	6,250	0.143
T	15	6,250	0.143
T	16	9,621	0.221
T	17	7,701	0.177
T	18	7,813	0.179
T	19	8,050	0.185
T	20	9,099	0.209
T	21	14,492	0.333
T	22	12,745	0.293
T	23	9,620	0.221
T	24	6,250	0.143
T	25	6,250	0.143
T	26	6,250	0.143
T	27	6,250	0.143
T	28	6,250	0.143
T	29	6,250	0.143
T	30	6,250	0.143
T	31	6,250	0.143
T	32	6,305	0.145
T	33	6,387	0.147
T	34	6,479	0.149
T	35	6,630	0.152
T	36	6,843	0.157
T	37	7,118	0.163
T	38	9,767	0.224
T	39	7,939	0.182
T	40	7,771	0.178
T	41	7,492	0.172
T	42	7,275	0.167
T	43	7,528	0.173
T	44	7,744	0.178
T	45	8,587	0.197
U	1	7,388	0.170
U	2	6,564	0.151
U	3	6,880	0.158
U	4	6,454	0.148
U	5	6,362	0.146
U	6	6,362	0.146
U	7	6,362	0.146
U	8	6,362	0.146
U	9	8,270	0.190
U	10	6,362	0.146
U	11	6,362	0.146
U	12	6,362	0.146
U	13	6,362	0.146
U	14	6,335	0.145
U	15	6,250	0.143
U	16	6,250	0.143
U	17	6,250	0.143
U	18	6,250	0.143
U	19	6,250	0.143
U	20	6,250	0.143
U	21	6,250	0.143
U	22	7,388	0.170
U	23	7,387	0.170
U	24	6,250	0.143
U	25	6,250	0.143
U	26	6,250	0.143
U	27	6,250	0.143
U	28	6,250	0.143
U	29	6,250	0.143
U	30	6,250	0.143
U	31	6,312	0.145
U	32	6,369	0.146
U	33	6,369	0.146
U	34	6,369	0.146
U	35	8,279	0.190
U	36	6,369	0.146
U	37	6,369	0.146
U	38	6,369	0.146
U	39	6,369	0.146
U	40	6,336	0.145
U	41	6,682	0.153
U	42	6,722	0.154
U	43	6,485	0.149
U	44	7,387	0.170

- NOTES:**
- Basis of bearing being S 00°43'02" E for the west boundary line of 20.22 acre tract recorded in Vol. 5863, Pg. 1150, D.R.C.C.T.
 - A 5/8" iron rod with cap stamped "RPLS 3963" will be set at all boundary corners, lot corners, points of curvature, points of tangency and angle points in public rights-of-way, unless otherwise noted.
 - Benchmark: SDHPT benchmark, RM 4, 3.5" Al. disk on the east side of FM 1461 approx. 0.50 mile north of the intersection of US 380 and FM 1461. ELEV. = 665.55'
 - Benchmark: USGS benchmark #58 ECD, at NW corner of US 380 and FM 2478, approx. 200' north of US 380. ELEV. = 736.71'
 - All common areas will be dedicated to and maintained by the Home Owner's Association.
 - By graphical plotting, the parcel described herein does not lie within a Special Flood Hazard Area (SFHA) as delineated on the Collin County, Texas and Incorporated Areas, Flood Insurance Rate Map, Map Number 48085C0260J and 48085C0255J, dated June 2, 2009, published by the Federal Emergency Management Agency. The Surveyor utilized the above referenced floodplain information for this determination and the Surveyor does not certify that revised floodplain information has or has not been published by the Federal Emergency Management Agency or some other source. This statement shall not create liability on the part of the surveyor.



LINE TABLE					
LINE	DIRECTION	DISTANCE	LINE	DIRECTION	DISTANCE
L1	S 45°43'02" E	35.36'	L29	S 45°43'02" E	21.21'
L2	S 44°16'58" W	21.21'	L30	S 28°22'31" W	26.80'
L3	S 00°43'02" E	50.00'	L31	S 34°41'47" E	28.45'
L4	S 45°43'02" E	21.21'	L32	N 15°37'23" W	26.92'
L5	S 44°16'58" W	21.21'	L33	S 14°59'29" E	26.69'
L6	S 00°43'02" E	50.00'	L34	N 21°35'04" E	26.01'
L7	S 45°43'02" E	21.21'	L35	N 09°33'43" E	25.06'
L8	S 00°43'02" E	11.56'	L36	S 26°53'00" E	29.58'
L9	S 50°22'12" W	23.33'	L37	N 27°05'52" W	28.49'
L10	S 89°16'58" W	10.27'	L38	N 17°48'29" E	26.43'
L11	S 00°43'02" E	50.00'	L39	N 09°34'56" E	20.11'
L12	S 48°25'41" E	22.21'	L40	S 16°16'27" E	31.86'
L13	S 44°16'58" W	21.21'	L41	S 20°51'59" E	27.63'
L14	S 00°43'02" E	50.00'	L42	N 17°37'10" E	25.88'
L15	S 45°43'02" E	21.21'	L43	N 00°56'08" E	30.13'
L16	S 89°16'58" W	15.00'	L44	N 13°01'27" E	30.75'
L17	N 25°33'31" W	22.44'	L45	S 88°43'40" E	164.07'
L18	N 00°20'41" W	121.67'	L46	S 87°57'11" E	168.23'
L19	S 89°16'58" W	4.43'	L47	N 15°51'55" E	68.14'
L20	S 00°43'02" E	25.00'	L48	N 04°22'06" E	87.77'
L21	S 44°16'58" W	21.21'	L49	S 89°00'57" E	184.86'
L22	S 45°43'02" E	21.21'	L50	S 88°07'02" E	163.18'
L23	S 48°22'04" E	22.17'	L51	N 07°36'52" W	52.53'
L24	S 44°16'58" W	21.21'	L52	N 27°39'50" W	70.11'
L25	S 36°46'19" W	18.26'	L53	S 12°46'43" W	64.27'
L26	S 17°32'11" W	25.08'	L54	S 14°12'46" E	64.27'
L27	S 53°13'41" E	23.80'	L55	N 00°43'02" W	15.00'
L28	N 53°04'04" E	62.10'	L56	N 44°16'58" E	32.00'
			L57	N 00°25'30" W	50.00'

NOTE:
All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district.

**RECORD PLAT
HEATHERWOOD
PHASE FOUR**

BEING
160 SINGLE FAMILY LOTS
2 COMMON AREA TRACTS
& 38.324 ACRES

SITUATED IN THE
ANDREW STAPP SURVEY, ABST. NO. 833
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

ENGINEERING CONCEPTS & DESIGN, L.P.
ENGINEERING/PROJECT MANAGEMENT/CONSTRUCTION SERVICES
TEXAS FIRM REG. NO. 001145
201 WINDCO CIRCLE, SUITE 200, WYLE TEXAS 75098
(972) 941-8400 FAX (972) 941-8401

OWNER
ADC HEATHERWOOD, LLC
3308 PRESTON ROAD, SUITE 350-145
PLANO, TEXAS 75093
972-571-2545
FAX 972-767-4606

LAND SURVEYOR
R.C. MYERS SURVEYING, LLC
3400 OXFORD DRIVE
ROWLETT, TX 75088
(214) 532-0636
FAX (972) 412-4875
EMAIL: rcmsurveying@gmail.com
JOB NO. 195

DATE: NOVEMBER 13, 2014

SHEET 2 OF 3

OWNER'S CERTIFICATE AND DEDICATION

STATE OF TEXAS
COUNTY OF COLLIN

WHEREAS, ADG HEATHERWOOD, LLC, BEING the owner of a 38.324 acre tract of land situated in the Andrew Stapp Survey, Abstract No. 833, City of McKinney, Collin County, Texas, and being part of a 62.949 acre tract of land described in deed to ADG Heatherwood, LLC, as recorded in Instrument 20120329000364630, Deed Records, Collin County, Texas; said 38.324 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the southwest corner of a 3.743 acre tract of land described in deed to the City of McKinney, Texas, as recorded in Instrument number 20121221001631430 of said Deed Records, said corner being in the west boundary line of said 62.949 acre tract and being in the east boundary line of a called 54.615 acre tract described in deed to Four Christie Investment Properties, LTD., as recorded in Instrument 2008111400133535 of said Deed Records;

THENCE North 89 degrees 16 minutes 58 seconds East, a distance of 1348.77 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for the southeast corner of said 3.743 acre tract, said corner being in the west boundary line of Heatherwood, Phase Three C, an addition to the City of McKinney, as recorded in Cabinet 2013, Page 172, Plat Records, Collin County, Texas;

THENCE Southerly, with the westerly boundary lines of said Phase Three C, the following courses:

- South 45 degrees 43 minutes 02 seconds East, a distance of 35.36 feet to an "x" cut in concrete pavement set for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 183.44 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 44 degrees 16 minutes 58 seconds West, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 50.00 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 45 degrees 43 minutes 02 seconds East, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 220.00 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 44 degrees 16 minutes 58 seconds West, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 50.00 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 45 degrees 43 minutes 02 seconds East, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 11.56 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for the beginning of a tangent curve to the right having a radius of 270.00 feet, whose chord bears South 11 degrees 21 minutes 23 seconds West, a distance of 112.95 feet;

Southwesterly, with said curve to the right, through a central angle of 24 degrees 08 minutes 49 seconds, passing a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" found for the northwest corner of Heatherwood, Phase Three B, an addition to the City of McKinney, as recorded in Cabinet 2011, Page 303, Plat Records, Collin County, Texas, at an arc distance of 81.79 feet and continuing with a westerly boundary line of said Phase Three B, a total arc distance of 113.79 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the beginning of a reverse curve to the left having a radius of 530.00 feet whose chord bears South 17 degrees 48 minutes 56 seconds West, a distance of 103.70 feet;

THENCE Southerly, with the westerly boundary lines of said Phase Three B, the following courses:

- Southwesterly, with said curve to the left, through a central angle of 11 degrees 13 minutes 43 seconds, an arc distance of 103.87 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the end of said curve;
South 50 degrees 20 minutes 12 seconds West, a distance of 23.33 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 89 degrees 16 minutes 58 seconds West, a distance of 10.27 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 50.00 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 48 degrees 25 minutes 41 seconds East, a distance of 22.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the beginning of a non-tangent curve to the left having a radius of 530.00 feet whose chord bears South 01 degrees 23 minutes 10 seconds West, a distance of 38.91 feet;
Southwesterly, with said curve to the left, through a central angle of 04 degrees 12 minutes 24 seconds, an arc distance of 38.91 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the end of said curve;
South 00 degrees 43 minutes 02 seconds East, a distance of 181.18 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 44 degrees 16 minutes 58 seconds West, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 50.00 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 45 degrees 43 minutes 02 seconds East, a distance of 21.21 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
South 00 degrees 43 minutes 02 seconds East, a distance of 110.00 feet to a 1/2 inch iron rod with "JBI" cap found for the southeast corner of said 62.949 acre tract, the northwest corner of Heatherwood, Phase 3A, an addition to the City of McKinney, as recorded in Cabinet 2010, Page 323 of said Plat Records and the northeast corner of a 10.070 acre tract of land described in deed to the City of McKinney, as recorded in Instrument 20071010001392590 of said Deed Records;

THENCE Westerly, with the common boundary lines of said 62.949 acre tract and said 10.070 acre tract, the following courses:

- South 89 degrees 16 minutes 58 seconds West, a distance of 15.00 feet to a 60d Nail found for the beginning of a tangent curve to the right having a radius of 1375.00 feet whose chord bears North 83 degrees 35 minutes 35 seconds West, a distance of 341.05 feet;
Northwesterly, with said curve to the right, through a central angle of 14 degrees 14 minutes 53 seconds, an arc distance of 341.93 feet to a PK Nail found for the beginning of a reverse curve to the left having a radius of 1175.00 feet whose chord bears North 83 degrees 35 minutes 35 seconds West, a distance of 291.44 feet;
Northwesterly, with said curve to the left, through a central angle of 14 degrees 14 minutes 53 seconds, an arc distance of 292.19 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the end of said curve;
South 89 degrees 16 minutes 58 seconds West, passing the northwest corner of said 10.070 acre tract at a distance of 438.57 feet and continuing a total distance of 660.17 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for the southwest corner of said 62.949 acre tract, said corner being in the easterly boundary line of a called 59.686 acre tract of land described in deed to Gehan Homes, Ltd, as recorded in Instrument 20120302000248700 of said Deed Records;

THENCE North 25 degrees 33 minutes 31 seconds West, with the common boundary line of said 62.949 acre tract and said 59.686 acre tract, a distance of 22.44 feet to a point for corner from which a 3/8-inch iron rod found for reference bears North 89 degrees 00 minutes 26 seconds East, a distance of 0.46 feet;

THENCE North 00 degrees 20 minutes 41 seconds West, with the common boundary line of said 62.949 acre tract and said 59.686 acre tract, passing a 1/2-inch iron rod found for the northeast corner of said 59.686 acre tract and the southeast corner of said 54.615 acre tract at a distance of 17.71 feet and continuing a total distance of 121.67 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;

THENCE Northerly, with the common boundary lines of said 62.949 acre tract and said 54.615 acre tract, the following courses and distances:

- North 00 degrees 14 minutes 15 seconds West, a distance of 655.75 feet to a 5/8-inch iron rod with yellow cap stamped "RPLS 3963" set for corner;
North 00 degrees 25 minutes 30 seconds West, a distance of 422.25 feet to the POINT OF BEGINNING AND CONTAINING 1,669,398 square feet or 38.324 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT, ADG HEATHERWOOD, LLC, does hereby adopt this record plat designating the above described property as HEATHERWOOD, PHASE FOUR, an addition to the City of McKinney, Texas and does hereby dedicate to the public use forever the easements and rights-of-way as shown thereon. The easements shown hereon are hereby reserved for the purposes as indicated. No buildings, fences, trees, shrubs or other improvements or growth shall be constructed or placed upon, over or across the easements and rights-of-way as shown. Said utility easement being hereby reserved for the mutual use and accommodation of all public utilities desiring to use or using same. All and any public utility shall have the full right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which may in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on the utility easement and all public utilities shall at all times have the full right of ingress and egress to or from and upon the said utility easement for the purpose of removing all or part of its respective systems without the necessity at any time procuring the permission of anyone.

EXECUTED THIS ____ DAY OF _____, 2014.

FOR: ADG HEATHERWOOD, LLC

BY: Robert M. Roy, Manager

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this date personally appeared Robert M. Roy, 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 consideration therein expressed and in the capacity therein stated.

GIVEN MY HAND AND SEAL OF OFFICE THIS ____ DAY OF _____, 2014.

NOTARY PUBLIC FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: _____

SURVEYOR'S CERTIFICATE

STATE OF TEXAS
COUNTY OF COLLIN

THAT, I Robert C. Myers, do hereby certify that this plat was prepared under my supervision from an actual and accurate survey of the land and that the corner monuments shown thereon actually exist, their location, size and material are correctly shown and were properly placed under my supervision, in accordance with the platting rules and regulations of the City of McKinney, Texas.

GIVEN UNDER MY SEAL OF OFFICE, THIS 13th DAY OF NOVEMBER, 2014.

ROBERT C. MYERS
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 3963

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this date personally appeared Robert C. Myers, 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 consideration therein expressed and in the capacity therein stated.

GIVEN MY HAND AND SEAL OF OFFICE THIS 13th DAY OF NOVEMBER, 2014.

NOTARY PUBLIC FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 02/14/2015

AREA TABLE

- GROVE COVE DRIVE - 1.356 AC.
DATEWOOD LANE - 1.365 AC.
FRINGETREE DRIVE - 1.120 AC.
PINWOOD DRIVE - 1.147 AC.
ASHWOOD DRIVE - 0.693 AC.
BUCKEYE DRIVE - 0.410 AC.
COMMON AREA T-1 - 0.922 AC.
COMMON AREA T-2 - 5.151 AC.

"APPROVED AND ACCEPTED"

CITY MANAGER
CITY OF MCKINNEY, TEXAS

DATE

OWNER
ADG HEATHERWOOD, LLC
3308 PRESTON ROAD, SUITE 350-145
PLANO, TEXAS 75093
972-571-2545
FAX 972-767-4606

LAND SURVEYOR
R.C. MYERS SURVEYING, LLC
3400 OXFORD DRIVE
ROWLETT, TX 75088
(214) 532-0636
FAX (972) 412-4875
EMAIL: rcmsurveying@gmail.com
JOB NO. 195

NOTE:
All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district.

RECORD PLAT
HEATHERWOOD
PHASE FOUR

BEING

160 SINGLE FAMILY LOTS
2 COMMON AREA TRACTS
& 38.324 ACRES

SITUATED IN THE

ANDREW STAPP SURVEY, ABST. NO. 833
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

ENGINEERING CONCEPTS & DESIGN, L.P.
ENGINEERING/PROJECT MANAGEMENT/CONSTRUCTION SERVICES

201 WINDCO CIRCLE, SUITE 200, WYLE, TEXAS 75098
(972) 941-8400 FAX (972) 941-8401

DATE: NOVEMBER 13, 2014

SHEET 3 OF 3