

EROSION HAZARD EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L40	S69°26'59"E	212.09'
L41	S47°09'45"E	29.02'
L42	S62°42'41"E	40.01'
L43	N87°57'23"W	110.79'
L44	S86°45'18"E	126.00'
L45	S22°59'40"E	23.10'
L46	N48°49'23"E	41.73'
L47	N66°23'59"E	223.84'
L48	N09°51'21"E	67.15'

ELECTRIC EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L50	S53°39'32"E	79.76'
L51	S03°54'15"E	16.74'
L52	N86°05'45"E	45.00'
L53	N03°54'15"W	23.70'
L54	N53°39'32"W	71.71'
L55	N36°20'28"E	69.83'
L56	N87°07'25"E	319.01'
L57	N02°52'35"W	8.03'
L58	S87°07'25"W	291.70'

ACCESS & UTILITY ESMT. LINE / CURVE TABLE

LINE	CHORD BRG.	LENGTH	RADIUS	DELTA
C1	S70°30'10"E	16.34'	20.00'	46°48'08"
L1	N86°05'45"E	26.80'		
C2	N41°06'03"E	47.12'	30.00'	89°59'25"
L2	N03°53'40"W	112.97'		
L3	S86°10'42"W	7.28'		
L4	N03°49'18"W	10.00'		
L5	N86°10'42"E	8.21'		
C3	N46°26'10"E	74.76'	54.00'	79°19'11"
C4	S68°10'00"E	48.51'	54.00'	51°28'29"
L7	N03°54'15"W	13.90'		
L8	S33°54'03"E	9.04'		
C5	S18°54'09"E	28.27'	54.00'	29°59'48"
L9	S03°54'15"E	216.15'		
C6	S11°35'50"W	29.22'	54.00'	31°00'10"
C7	S11°35'50"W	16.23'	30.00'	31°00'10"
L10	S03°54'15"E	6.42'		
C8	S15°58'17"E	12.64'	30.00'	24°08'05"
C9	S10°40'02"W	15.26'	30.00'	29°08'33"
L11	N03°54'15"W	2.63'		
C10	N11°35'50"E	29.22'	54.00'	31°00'10"
C11	N11°35'50"E	16.23'	30.00'	31°00'10"
L12	N03°54'15"W	19.36'		
C12	N48°54'15"W	47.12'	30.00'	90°00'00"
L13	S86°05'45"W	162.77'		
C13	S67°12'09"W	19.79'	30.00'	37°47'12"
C14	S67°12'09"W	39.57'	60.00'	37°47'12"
L14	S86°05'45"W	35.65'		
C15	S72°47'32"W	9.29'	20.00'	26°36'27"
L15	S03°53'40"E	92.08'		
C16	N41°06'03"E	47.12'	30.00'	89°59'25"
L16	N86°05'45"E	8.80'		
L17	S03°54'15"E	8.43'		
L18	N86°05'57"E	10.00'		
L19	N03°54'15"W	8.43'		
L20	N86°05'45"E	109.41'		
C17	S67°18'10"E	27.86'	30.00'	53°12'09"
L21	S86°05'54"W	7.77'		
L22	S03°54'05"E	10.00'		
L23	N86°05'54"E	12.67'		
C18	S11°36'24"E	8.07'	30.00'	15°24'20"
L24	S03°54'15"E	92.08'		
C19	S41°05'45"W	47.12'	30.00'	90°00'00"
L25	S86°05'45"W	127.92'		
C20	N48°53'57"W	47.13'	30.00'	90°00'35"

LEGAL DESCRIPTION

Being a 4.63 acre tract situated in the J.R. Gray Survey, Abstract No. 343, City of McKinney, Collin County, Texas and being 0.11 of Parcel 506 Phase 2 (Parcel 506), an addition to the City of McKinney as recorded in Volume 2006, Page 81, Map Records Collin County, Texas (MRCCT), and being more particularly described by metes and bounds as follows:

Beginning at a found 1/2 inch iron rod in the south line of the Stonebridge Ranch Community Association, Inc. tract (Parcel 515) as recorded in Volume 2006, Page 81, Map Records Collin County, Texas (MRCCT), and being more particularly described by metes and bounds as follows:

Thence South 61°57'47" East with the Parcel 506/ Parcel 515 common line a distance of 168.59 feet to a set 1/2 inch iron rod;

Thence South 81°25'58" East, continuing with the Parcel 506/ Parcel 515 common line a distance of 255.53 feet to a set 1/2 inch iron rod;

Thence North 83°16'03" East, continuing with the Parcel 506/ Parcel 515 common line a distance of 154.88 feet to a set 1/2 inch iron rod;

Thence South 06°41'18" East, continuing with the Parcel 506/ Parcel 515 common line a distance of 93.45 feet to a set 1/2 inch iron rod;

Thence South 60°05'20" West, continuing with the Parcel 506/ Parcel 515 common line a distance of 109.62 feet to a set 1/2 inch iron rod;

Thence South 71°48'41" West, continuing with the Parcel 506/ Parcel 515 common line a distance of 225.23 feet to a set 1/2 inch iron rod;

Thence South 36°23'25" West, continuing with the Parcel 506/ Parcel 515 common line a distance of 164.72 feet to a set 1/2 inch iron rod in the north line of Virginia Parkway for the beginning of a curve to the left having a radius of 2360.00 feet, a central angle of 0°57'15", and a long chord that bears South 86°08'42" West, 313.68 feet;

Thence along said curve to the left and north line of Virginia Parkway an arc distance of 313.95 feet to a found 1/2 inch iron rod for the most easterly southeast corner of said Lot 1, Block A, Stonebridge Ranch Apartments;

Thence North 53°02'17" West with the Parcel 506/ Lot 1 common line a distance of 35.03 feet to a found 1/2 inch iron rod;

Thence North 08°15'17" West, continuing with the Parcel 506/ Lot 1 common line a distance of 15.29 feet to a found 1/2 inch iron rod for the beginning of a curve to the right having a radius of 225.00 feet, a central angle of 19°15'59", and a long chord that bears North 01°53'41" East, 75.30 feet;

Thence along said curve to the right and Parcel 506/ Lot 1 common line an arc distance of 75.66 feet to a found 1/2 inch iron rod;

Thence North 11°09'23" East, continuing with the Parcel 506/ Lot 1 common line a distance of 155.48 feet to a found 1/2 inch iron rod;

Thence North 36°20'28" East, continuing with the Parcel 506/ Lot 1 common line a distance of 255.89 feet to the Point of Beginning and Containing 201,530 square feet, 4.63 acres of land, more or less.

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY NOT TO BE FILED FOR ANY PURPOSE

**PRELIMINARY-FINAL PLAT
LOTS 1 & 2, BLOCK A
SALONS OF VOLTERRA ADDITION**

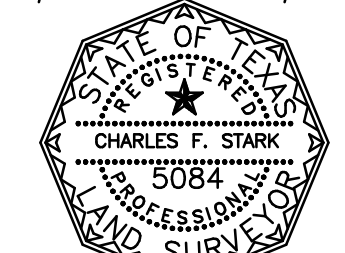
BEING 4.63 ACRES SITUATED IN THE J.R. GRAY SURVEY, ABSTRACT NO 343, CITY OF MCKINNEY, COLLIN COUNTY, TEXAS AND BEING A REPLAT OF PARCEL 506, PHASE 2, AN ADDITION TO THE CITY OF MCKINNEY AS RECORDED IN VOLUME 2006, PAGE 81, MAP RECORDS COLLIN COUNTY, TEXAS

SURVEYOR'S CERTIFICATION

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:

I, Charles F. Stark, do hereby certify that this survey was made on the ground by me or under my personal supervision and the plat hereon is a true, correct and accurate representation of the property as determined by survey. The lines, dimensions and corners of said property being as indicated by the plat. There are no visible or apparent easements, encroachments conflicts or protrusions except as shown hereon.

Charles F. Stark, RPLS
Texas Registration No. 5084



STATE OF TEXAS)
COUNTY OF COLLIN)

BEFORE me, the undersigned authority, a Notary Public in and for the State of Texas on this day personally appeared Charles F. Stark, know 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 the _____ day of _____, 2012.

STATE OF TEXAS)
COUNTY OF COLLIN)

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, Liberty Federal Savings Bank, does hereby adopt this plat designating the herein described property as a final plat of Lots 1 and 2, Block A, Salons of Volterra Addition, an addition to the City of McKinney, Collin County, Texas and do hereby dedicate to the public use forever, the streets, alleys and public use areas shown hereon, the easements, as shown for mutual use and accommodation of the City of McKinney and all public utilities desiring to use or using same. All and any public utility and the City of McKinney shall have the right to remove and keep removed all or parts of any building, fences, shrubs, trees or other improvements of growths which in any way, endanger or interfere with the construction, maintenance or efficiency of its respective systems on said easements, and the City of McKinney and all public utilities construction, 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. This plat approved subject to all existing ordinances, rules, regulations and resolutions of the City of McKinney, Texas.

WITNESS MY HAND, this _____ day of _____, 2012.

Liberty Federal Savings Bank

Name: _____
Title: _____

STATE OF TEXAS)
COUNTY OF COLLIN)

BEFORE me, the undersigned authority, a Notary Public in and for the State of Texas on this day personally appeared _____, know 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 the _____ day of _____, 2012.

APPROVED AND ACCEPTED

CHAIRMAN, PLANNING & ZONING COMMISSION
CITY OF MCKINNEY, TEXAS

DATE: _____

OWNER

Liberty Federal Savings Bank
700 Preston Road
Frisco, Texas 75034

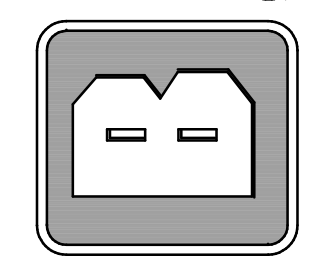
APPLICANT

The McKinney Salons of Volterra, LLC
600 N. Carroll Avenue, Suite 150
Southlake, Texas 76092

NO.	REVISIONS	DESCRIPTION	DATE

HAIRSON - STARK
CONSULTING ENGINEERS, LLP
CIVIL ENGINEERING • LAND SURVEYING

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Fort Worth, Texas 76132
(817) 231-1444
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PROJECT No.	155-1106
DESIGN:	
DRAWN:	
CHECKED:	
DATE:	JANUARY 2012
SHEET	C1.0