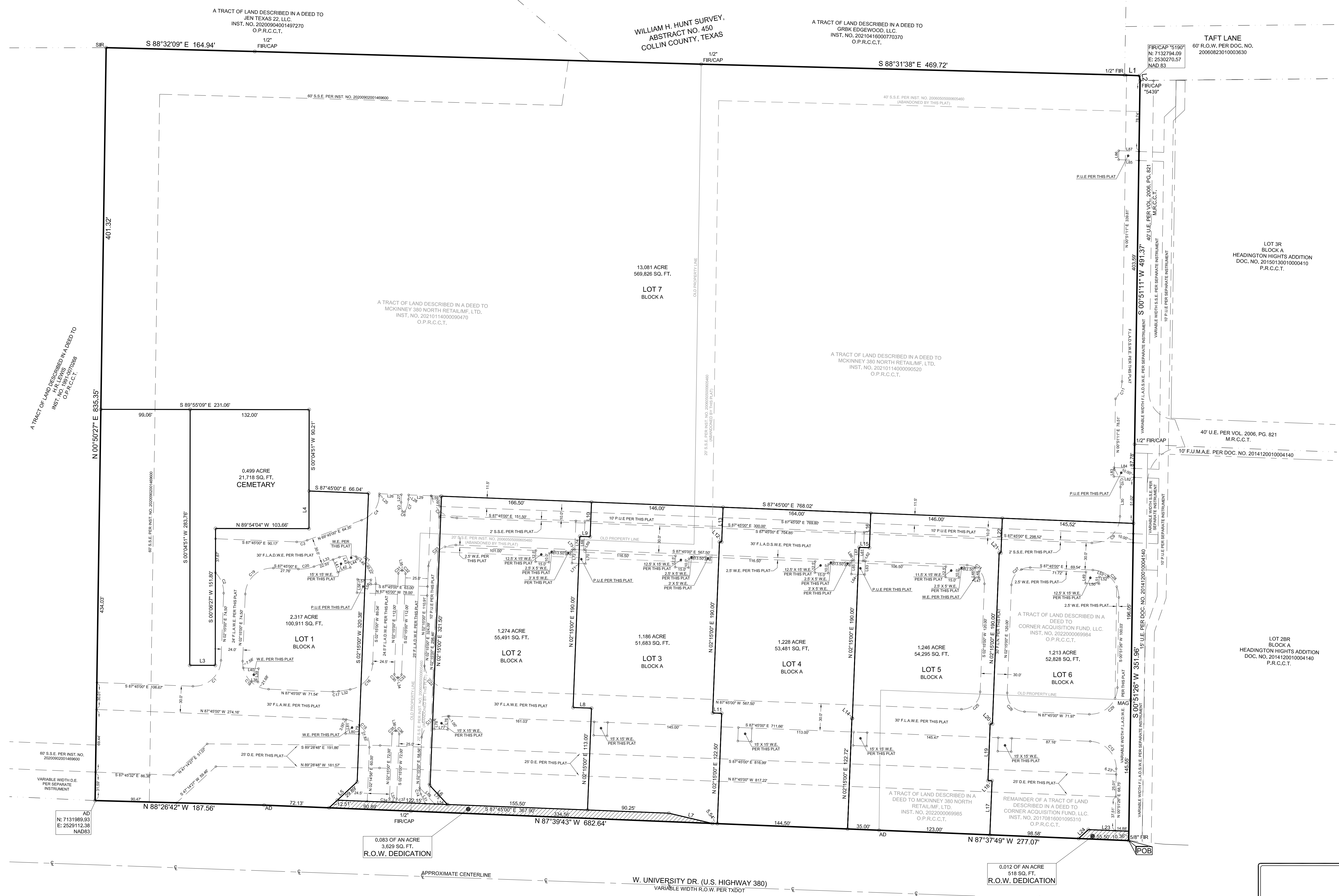


VICINITY MAP  
NOT TO SCALE

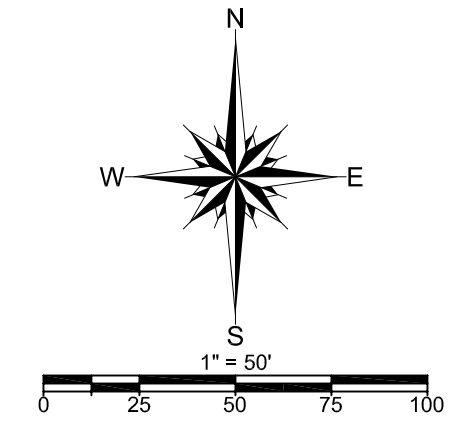
GENERAL NOTES:

- ALL CORNERS ARE MARKED WITH CAPPED 1/2" IRON RODS STAMPED "KAZ" UNLESS OTHERWISE NOTED.
- FLOOD STATEMENT: I HAVE REVIEWED THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR THE CITY OF MCKINNEY, COMMUNITY NUMBER 480135 EFFECTIVE DATE 6-7-2017 AND THAT MAP INDICATES AS SCALED, THAT THIS PROPERTY IS WITHIN "NON-SHADED ZONE X" DEFINED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD (500-YEAR)" AS SHOWN ON PANEL 260 K OF SAID MAP.
- THE PURPOSE OF THIS FINAL PLAT IS TO CREATE SEVEN (7) LOTS FROM THREE (3) PREVIOUSLY NON-PLATTED TRACTS OF LAND.
- NOTE: BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE (4202), AND ARE BASED ON THE NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT.
- 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 AND THE REQUIREMENTS OF THE SUBDIVISION ORDINANCE.
- PRELIMINARY-FINAL PLAT: FOR REVIEW PURPOSES ONLY.



**LEGEND**

R.O.W. = RIGHT-OF-WAY  
 POB = POINT OF BEGINNING  
 FR = IRON ROD FOUND  
 FRICAP = CAPPED IRON ROD FOUND  
 SIR = CAPPED IRON ROD SET  
 AD = ALUMINUM DISK  
 MAG = MAG NAIL FOUND  
 F.L.A.D.W.E. = FIRELANE, ACCESS, DRAINAGE & WATER EASEMENT  
 F.L.A.W.E. = FIRELANE, ACCESS & WATER EASEMENT  
 F.L.A.D.S.W.E. = FIRELANE, ACCESS, DRAINAGE, SEWER & WATER EASEMENT  
 D.E. = DRAINAGE EASEMENT  
 P.U.E. = PRIVATE UTILITY EASEMENT  
 W.E. = WATER EASEMENT  
 S.S.E. = SANITARY SEWER EASEMENT  
 U.E. = UTILITY EASEMENT  
 F.U.M.A.E. = FIRELANE, UTILITY & MUTUAL ACCESS EASEMENT  
 F.L.N. = FIRELANE EASEMENT  
 O.P.R.C.C.T. = OFFICIAL PUBLIC RECORDS, COLLIN COUNTY, TEXAS  
 M.R.C.C.T. = MAP RECORDS, COLLIN COUNTY, TEXAS  
 N = NORTHING  
 E = EASTING  
 NAD 83 = NORTH AMERICAN DATUM OF 1983  
 — = CENTERLINE OF R.O.W.



**SURVEYOR:**  
KAZ SURVEYING, INC.  
1720 WESTMINSTER STREET  
DENTON, TEXAS 76205  
PHONE: (940) 382-3446  
TBPLS FIRM #10002100

**OWNER:**  
MCKINNEY 380 NORTH RETAIL/MF, LTD.  
1110 COWAN  
CELINA, TX 75009

**OWNER:**  
CORNER ACQUISITION FUND, L.L.C.  
1300 S. UNIVERSITY DRIVE, SUITE 318  
FORT WORTH, TX 76107

**ENGINEER:**  
CABRE & ASSOCIATES  
LONG PRAIRIE ROAD #107-322  
FLOWER MOUND, TX 75022  
PHONE: (214) 513-9764

**KAZ SURVEYING**

1720 WESTMINSTER  
DENTON, TX 76205  
(940)382-3446

JOB NUMBER: 210124-04  
 DRAWN BY: DJJ  
 DATE: 07-11-2022  
 R.P.L.S.  
 KENNETH A. ZOLLINGER

TX FIRM REGISTRATION # 10002100

**PRELIMINARY-FINAL PLAT  
MCKINNEY 380 NORTH  
RETAIL ADDITION  
LOTS 1-7, BLOCK A**

BEING 22.141 ACRES IN THE  
WILLIAM H. HUNT SURVEY, ABSTRACT NUMBER 450, IN THE  
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

