



- LEGEND**
- PARCEL BOUNDARY
 - ⊙ SET 1/2" CAPPED IRON REBAR
 - ⊗ FOUND 1/2" CAPPED IRON REBAR (PETSCHKE & ASSOC., INC.)
 - ⊕ FOUND 1/2" CAPPED IRON REBAR (HUITT-ZOLLARS)
 - FOUND 1/2" IRON REBAR
 - ⊙ FOUND 5/8" CAPPED IRON REBAR (GEER)
 - ⊙ FOUND 5/8" IRON REBAR
 - ⊙ FOUND 1" IRON REBAR
 - FOUND 4"x4" CONCRETE RIGHT-OF-WAY MONUMENT
 - Δ CENTRAL ANGLE OF CURVE
 - R RADIUS OF CURVE
 - L ARC LENGTH OF CURVE
 - T TANGENT LENGTH OF CURVE
 - FIR FOUND IRON REBAR
 - FCIR FOUND CAPPED IRON REBAR
 - L.R.C.C.T. LAND RECORDS OF COLLIN COUNTY, TEXAS
 - P.R.C.C.T. PLAT RECORDS OF COLLIN COUNTY, TEXAS
 - R.O.W. RIGHT-OF-WAY

Bearings shown are relative to a line from a 1/2" iron rebar found at the intersection of the north right-of-way line of Virginia Parkway with the east right-of-way line of Custer Road to a 1/2" capped iron rebar (HUITT-ZOLLARS) found 305.03 feet east of the Northeast corner of Stonebridge Estates (Cabinet 1, Page 469, of the Plat Records of Collin County, Texas), having a record bearing of S89°40'52"E, a record distance of 11629.96 feet, and a measured length of 11630.02 feet, as shown on Sheets 1 and 11, of 23, Petschke & Associates Project Number 95200-21.

LINE#	BEARING	DISTANCE
L1	S88°50'07"E	375.00'
L2	S59°38'41"E	386.40'
L3	S25°53'38"E	784.60'
L4	N80°13'55"E	91.85'
L5	N21°43'58"E	458.93'
L6	S69°13'30"E	80.39'
L7	N89°38'13"E	160.00'
L8	S45°21'47"E	21.21'
L9	N89°38'13"E	14.97'
L10	S89°38'13"W	214.94'
L11	S00°21'47"E	199.74'
L12	S89°51'50"W	324.69'
L13	S00°08'10"E	270.31'
L14	N00°08'10"W	527.56'
L15	N81°03'45"W	123.45'
L16	N60°02'38"W	244.17'
L17	N44°36'39"W	99.92'
L18	N24°16'53"W	576.01'
L19	N48°58'01"W	544.03'
L20	S85°47'17"W	117.90'
L21	N08°25'31"W	283.52'
L22	N55°05'01"E	146.49'
L23	S55°23'27"E	503.98'
L24	N48°58'01"W	228.36'
L25	N00°47'40"E	406.30'
L26	N14°08'49"W	126.40'
L27	N34°50'38"W	165.08'
L28	N5°27'51"W	436.46'
L29	S89°44'44"W	717.83'
L30	S05°14'47"W	798.54'
L31	N81°34'30"E	480.81'
L32	S08°25'31"E	275.26'
L33	S51°58'19"W	126.88'
L34	N89°08'13"W	718.56'
L35	N08°25'31"W	179.61'
L36	N02°40'26"E	287.33'
L37	N41°30'46"W	117.15'
L38	N28°21'20"W	120.74'
L39	N55°07'23"W	180.59'
L40	N19°22'47"W	112.80'

RECEIVED
 JUN 28 2010
 PLANNING

**MASTER BOUNDARY PLAT
WEST OF CUSTER
ROAD DEVELOPMENT**

BEING 2088.238 ACRES SITUATED IN
THE F. M. ASHLOCK, ABSTRACT NUMBER 6,
THE E. T. BERRY SURVEY, ABSTRACT NUMBER 43,
THE G. S. BACCUS SURVEY, ABSTRACT NUMBER 119,
THE JOHN W. COX SURVEY, ABSTRACT NUMBER 160,
THE CHARLES CARTER SURVEY, ABSTRACT NUMBER 220,
THE WILLIAM McCARTY SURVEY, ABSTRACT NO. 575,
THE S. W. SULLIVAN SURVEY, ABSTRACT NUMBER 809,
THE HENRY SLACK SURVEY, ABSTRACT NUMBER 840,
THE GEORGE WHITE SURVEY, ABSTRACT NUMBER 1034 AND
THE A. S. YOUNG SURVEY, ABSTRACT NUMBER 1037,
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS.

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Drawn by: HAAS	Date: 2-25-08	SCALE: 1"=600'	JOB NUMBER: 07-207	SHEET 2	OF 2
Prepared by: PMV	Checked by: HAAS/PMV				