

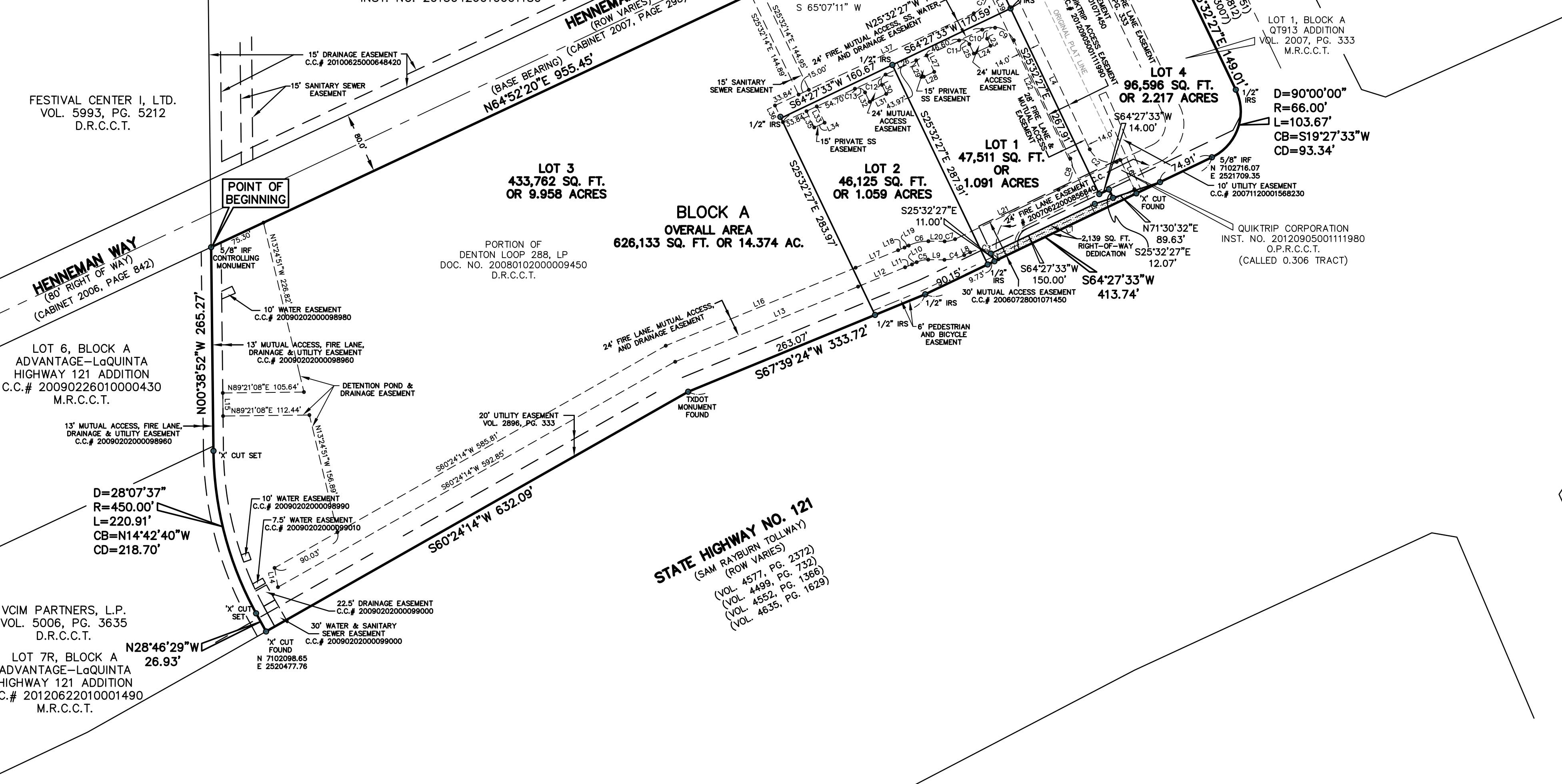
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	14.27'	S 64°33'58" W	L21	149.39'	S 64°27'33" W
L2	73.91'	N 25°32'27" W	L22	170.82'	S 25°32'27" W
L3	NOT USED	NOT USED	L23	10.22'	N 25°32'14" W
L4	262.12'	S 25°32'27" E	L24	24.00'	S 65°07'11" W
L5	NOT USED	NOT USED	L25	13.52'	N 25°32'14" W
L6	48.00'	S 25°32'27" E	L26	286.11'	N 65°07'11" E
L7	199.06'	S 64°27'33" W	L27	23.50'	N 24°52'49" W
L8	8.54'	N 64°27'33" E	L28	15.00'	N 65°07'11" E
L9	21.13'	N 89°24'51" W	L29	23.50'	N 24°52'49" W
L10	6.79'	S 64°27'33" W	L30	13.11'	N 25°32'14" W
L11	9.67'	S 67°39'24" W	L31	24.00'	N 64°27'46" E
L12	66.22'	S 67°39'24" W	L32	13.62'	N 25°32'14" W
L13	259.34'	S 67°39'24" W	L33	23.50'	S 25°32'14" W
L14	25.48'	N 09°58'20" W	L34	14.75'	N 65°07'11" E
L15	30.00'	S 00°38'52" E	L35	23.50'	N 25°32'14" E
L16	267.29'	S 67°39'24" W	L36	24.00'	N 25°32'14" W
L17	59.78'	S 67°39'24" W	L37	285.42'	S 65°07'11" W
L18	9.00'	S 67°39'24" W	L38	14.75'	N 64°52'20" E
L19	6.12'	S 64°27'33" W	L39	84.01'	S 25°32'27" E
L20	21.13'	N 89°24'51" W	L40	7.28'	S 25°32'27" E
			L41	7.87'	S 25°35'13" E
			L42	8.58'	S 25°32'27" E
			L43	42.00'	N 64°27'33" E

CURVE	LENGTH	RADIUS	DELTA	CB	CD
C1	47.12'	30.00'	90°0'0"	S 19°27'33" W	42.43'
C2	47.12'	30.00'	90°0'0"	S 70°32'27" E	42.43'
C3	41.23'	30.00'	78°44'59"	N 76°39'57" W	38.06'
C4	26.68'	56.20'	2°21'58"	N 76°57'51" E	26.43'
C5	15.50'	34.00'	26°7'36"	S 77°31'21" W	15.37'
C6	26.45'	58.00'	26°7'36"	S 77°31'21" W	26.22'
C7	14.07'	32.20'	25°2'10"	N 78°02'45" E	13.96'
C8	49.12'	30.11'	93°3'16"	N 21°18'24" E	43.86'
C9	46.78'	30.00'	89°20'22"	N 70°12'38" W	42.18'
C10	21.81'	10.78'	115°56'51"	S 34°52'33" W	18.27'
C11	15.69'	10.00'	89°53'52"	N 69°55'50" W	14.13'
C12	15.82'	10.00'	90°39'28"	S 19°47'30" W	14.22'
C13	15.59'	10.00'	89°20'34"	N 70°12'28" W	14.06'
C14	47.47'	30.00'	90°39'38"	N 19°47'22" E	42.67'
C15	34.11'	30.00'	85°9'3"	N 06°07'43" E	32.30'
C16	11.74'	30.00'	22°24'55"	N 56°44'54" W	11.66'
C17	60.55'	54.00'	64°14'42"	S 06°34'54" W	57.43'

LEGEND:
 C.C.# = COUNTY CLERK'S FILE NUMBER
 D.R.C.C.T. = DEED RECORDS, COLLIN COUNTY, TEXAS
 M.R.C.C.T. = MAP RECORDS, COLLIN COUNTY, TEXAS
 IRF = IRON ROD FOUND
 IRS = IRON ROD SET WITH "PEISER & MANKIN SURV" RED PLASTIC CAP
 SS = SANITARY SEWER

NOTES:
 1. Basis of Bearing - Based on the North line (North 64 deg. 52 min. 20 sec. East) of that certain tract of land to Denton Loop 288, LP by Special Warranty Deed with Vendor's Lien, recorded in Instrument No. 2008010200009450, Official Public Records, Collin County, Texas.
 2. 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.
 3. The purpose of this Preliminary Final Replat is to replat Lot 1, Block A, of the QT 913 Addition and to create 3 lots from a 12.157 acre tract of land, and to dedicate easements and right-of-way necessary for development.

Preliminary Final Replat: for review purposes only. LOT 4R, BLOCK A HENNEHAN-STACY ADDITION INST. NO. 20130426010001180



WINE'S PROPERTY TRUST
 INST. NO. 20130401000423000
 O.P.R.C.C.T.

STATE HIGHWAY NO. 121
 (SAM RAYBURN TOLLWAY)
 (ROW VARIES)
 (VOL. 4577 PG. 2372)
 (VOL. 499, PG. 732)
 (VOL. 4552, PG. 1366)
 (VOL. 4633, PG. 1629)

ENGINEER:
 GLENN CALVERT
 C/O MCC & ASSOCIATES, INC.
 2233 RIDGE ROAD, SUITE 101
 ROCKWALL, TX 75087
 TEL 469-402-0260

OWNER (LOTS 1, 2 & 3):
 DENTON LOOP 288, LP
 3318 FOREST LANE, SUITE 200
 DALLAS, TX 75234
 ATTN: LEGAL DEPARTMENT
 (972) 620-2287 X244

OWNER (PORTION OF LOT 4):
 QUIKTRIP CORPORATION
 1120 NORTH INDUSTRIAL BLVD.
 EULESS, TX 76039
 (817) 786.3186
 JOSEPH S. FAUST

OWNER (PORTION OF LOT 4):
 COMMUNITY BANK OF RAYMORE, AGENT FOR THE TRUSTEES OF THE ELIZABETH ANN BRANDON CHARITABLE LEAD TRUST, AS TO AN UNDIVIDED 20% INTEREST
 927 MILITARY
 BAXTER SPRINGS, KANSAS 66713
 CONTACT: JOHN T. ARCHER

OWNER (PORTION OF LOT 4):
 COMMUNITY BANK OF RAYMORE, AGENT FOR THE TRUSTEES OF THE WILLIAM L. ABERNATHY 2003 CHARITABLE LEAD TRUST, AS TO AN UNDIVIDED 80% INTEREST
 927 MILITARY
 BAXTER SPRINGS, KANSAS 66713
 CONTACT: JOHN T. ARCHER

WITNES MY HAND AND SEAL OF OFFICE on this the _____ day of _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

GRAPHIC SCALE
 1 inch = 100 ft.

RECEIVED
 By Kathy Wright at 4:50 pm, Jan 15, 2014

Whereas Denton Loop 288, LP, and Quiktrip Corporation are the owners of that certain tract of land situated in the John W. Roberts Survey, Abstract No. 762, in the City of McKinney, Collin County, Texas and being a portion of a 14.547 acre tract of land described in Deed records in Volume 5911, Page 5133, of the Deed Records of Collin County, Texas, and being all that certain tract of land to Denton Loop 288, LP by Special Warranty Deed with Vendor's Lien, recorded in Instrument No. 2008010200009450, Official Public Records, Collin County, Texas, and being all of that certain tract of land to Community Bank of Raymore, Agent for the Trustees of the ELIZABETH ANN BRANDON CHARITABLE LEAD TRUST, as to an undivided 20% interest, and to Community Bank of Raymore, Agent for the Trustees of the WILLIAM L. ABERNATHY 2003 CHARITABLE LEAD TRUST, as to an undivided 80% interest, by deed recorded in Instrument No. 2008032800370100, Official Public Records, and being that certain Lot 1, Block A, QT913 Addition, an Addition to the City of McKinney, as recorded in Volume 2007, Page 333, Map Records, Collin County, Texas, and being a called 0.306 acre tract of land to QUIKTRIP CORPORATION, recorded in Instrument No. 2012090500111980, Deed Records, Collin County, Texas and being more particularly described as follows:

BEGINNING at a 5/8 inch iron rod found for the northwest corner of said Denton Loop 288 tract, same being the Northeast corner of Lot 6, Block A, Advantage-LaQuinta Highway 121 Addition, an addition to the City of McKinney, Collin County, Texas according to the plat thereof recorded in Instrument No. 20090226010000430, Map Records, Collin County, Texas, same being in the South right-of-way line of Hennehan Way (a variable width right-of-way) by Cabinet 2007, Page 298, said Map Records;

THENCE North 64 deg. 52 min. 20 sec. East, along the common line of said Denton Loop 288 tract and the south right-of-way line of said Hennehan Way a distance of 955.45 feet to an "X" cut found for an angle point;

THENCE North 66 deg. 28 min. 42 sec. East, along the common line of said Denton Loop 288 tract and the South right-of-way line of said Hennehan Way, and passing a 5/8 inch iron rod found at a distance of 131.87 feet for the northeast corner of said remainder of Denton Loop 288 tract, same being the northeast corner of aforesaid called 0.306 acre tract, continuing a total distance of 150.08 feet, to an "X" cut found for an angle point, same being the northeast corner of said called 0.306 acre tract, same being the northeast corner of aforesaid Lot 1, QT913 Addition;

THENCE North 64 deg. 34 min. 09 sec. East, continuing along the common line of said Lot 1, QT913 tract and the South right-of-way line of said Hennehan Way, a distance of 170.01 feet to an iron rod set for the north end of a corner clip at the intersection of said Hennehan Way and the west right-of-way line of Stacy Road, a variable right-of-way, according to deed records in County Clerk's No. 2005-0051451, Collin County, Texas;

THENCE South 70 deg. 29 min. 09 sec. East, along said corner clip, a distance of 21.23 feet to a 5/8 inch iron rod found for the south corner of said corner clip;

THENCE South 25 deg. 32 min. 27 sec. East, along the common line of said Lot 1, QT913 tract and said west line of Stacy Road, a distance of 48.68 feet to a 1/2 inch iron rod with "PEISER & MANKIN SURV" red plastic cap (hereinafter referred to as 1/2 inch iron rod set) set for angle point;

THENCE South 22 deg. 04 min. 21 sec. East, continuing along the common line of said Lot 1, QT913 tract and said west line of Stacy Road, a distance of 165.29 feet to a 1/2 inch iron rod set for angle point;

THENCE South 25 deg. 32 min. 27 sec. East, continuing along the common line of said Lot 1, QT913 tract and said west line of Stacy Road, a distance of 149.01 feet to a 1/2 inch iron rod set for beginning of a curve to the right having a radius of 66.00 feet and a delta angle of 90 deg. 00 min. 00 sec, same being in the intersection of the west line of said Stacy Road and the north line of State Highway No. 121 right-of-way, a variable right-of-way, according to deed records in Volume 4577, Page 2372, Collin County, Texas;

THENCE along said curve to the right in a southerly direction, an arc distance of 103.67 feet, and having a chord bearing and distance of South 19 deg. 27 min. 33 sec. West, 93.34 feet to a 5/8 inch iron rod found, for the end of said curve, same being in the North right-of-way line of said State Highway 121 Frontage Road;

South 64 deg. 27 min. 33 sec. West, along the common line of said Lot 1, QT913 Addition and said State Highway 121 Frontage Road, and passing an "X" cut found at a distance of 109.00 feet for the southeast corner of aforesaid called 0.306 acre tract, same being southwest corner of said Lot 1, QT913 Addition, and continuing a total distance of 413.74 feet to a 1/2 inch iron rod set for an angle point;

South 67 deg. 39 min. 24 sec. West, along the common line of aforesaid Denton Loop 288 tract and said State Highway 121 right-of-way, a distance of 333.72 feet to a TxDOT Monument found for an angle point;

South 60 deg. 24 min. 14 sec. West, continuing along the common line of said Denton Loop 288 tract and said State Highway 121 right-of-way, a distance of 632.09 feet to an "X" cut found for the Southwest corner of said Denton Loop 288 tract, same being the Southeast corner of that certain tract of land to VCM Partners, L.P., as recorded in Volume 5006, Page 3635, Deed Records, Collin County, Texas;

THENCE along the common line of said Denton Loop 288 tract and said VCM Partners, L.P. tract, as follows:

North 28 deg. 46 min. 29 sec. West a distance of 26.93 feet to an "X" cut set in concrete for the beginning of a curve to the right, having a radius of 450.00 feet, and a delta angle of 28 deg. 07 min. 37 sec. West;

In a northwesterly direction and along said curve to the right, an arc distance of 220.91 feet and a chord bearing and distance of North 14 deg. 42 min. 40 sec. West, 218.70 feet to an "X" cut set for the North corner of said VCM Partners, L.P. tract, same being in the East line of aforesaid Advantage-LaQuinta Highway 121 Addition;

THENCE North 00 deg. 38 min. 52 sec. West along the common line of said Denton Loop 288 tract and said Advantage-LaQuinta Highway 121 Addition, a distance of 265.27 feet to the POINT OF BEGINNING and containing 626.133 square feet or 14.374 acres of computed land more or less.

OWNER'S DEDICATION
 NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, Denton Loop 288, LP, Quiktrip Corporation, Community Bank of Raymore, Agent for the Trustees of the Elizabeth Ann Brandon Charitable Lead Trust, as to an undivided 20% interest, and Community Bank of Raymore, Agent for the Trustees of the William L. Abernathy 2003 Charitable Lead Trust, as to an undivided 80% interest, by and through their duly appointed officers, do hereby adopt this plat designating the hereinabove described property as **DENTON LOOP 288 ADDITION, LOTS 1, 2, 3 AND 4, BLOCK A**, 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 area 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 or 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 constructing, 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 planning ordinances, rules, regulations and resolutions of the City of McKinney, Texas.

WITNES MY HAND at _____ (City), _____ (State), this the _____ day of _____, 2014.

DENTON LOOP 288, LP, a Texas Limited Partnership
 Name: Guillermo Perales
 Title: Owner

STATE OF TEXAS *
 COUNTY OF _____ *

BEFORE ME, the undersigned authority, on this day personally appeared Guillermo Perales, known to me to be the person whose name is subscribed to the foregoing instruments, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the _____ day of _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

WITNES MY HAND at _____ (City), _____ (State), this the _____ day of _____, 2014.

QUIKTRIP CORPORATION, an Oklahoma Corporation
 Name: Joseph S. Faust
 Title: Director of Real Estate

STATE OF TEXAS *
 COUNTY OF _____ *

BEFORE ME, the undersigned authority, on this day personally appeared Guillermo Perales, known to me to be the person whose name is subscribed to the foregoing instruments, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the _____ day of _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

WITNES MY HAND at _____ (City), _____ (State), this the _____ day of _____, 2014.

COMMUNITY BANK OF RAYMORE, AGENT FOR THE TRUSTEES OF THE WILLIAM L. ABERNATHY 2003 CHARITABLE LEAD TRUST, as to an undivided 80% interest
 By: _____
 Name: John T. Archer
 Title: Sr V.P.

STATE OF _____ *
 COUNTY OF _____ *

BEFORE ME, the undersigned authority, on this day personally appeared Guillermo Perales, known to me to be the person whose name is subscribed to the foregoing instruments, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the _____ day of _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF _____

WITNES MY HAND at _____ (City), _____ (State), this the _____ day of _____, 2014.

COMMUNITY BANK OF RAYMORE, AGENT FOR THE TRUSTEES OF THE ELIZABETH ANN BRANDON CHARITABLE LEAD TRUST, as to an undivided 20% interest
 By: _____
 Name: John T. Archer
 Title: Sr V.P.

STATE OF _____ *
 COUNTY OF _____ *

BEFORE ME, the undersigned authority, on this day personally appeared Guillermo Perales, known to me to be the person whose name is subscribed to the foregoing instruments, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the _____ day of _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF _____

**PRELIMINARY-FINAL REPLAT
 DENTON LOOP 288 ADDITION
 LOTS 1, 2, 3, AND 4, BLOCK A
 BEING A REPLAT LOT 1, BLOCK A, OF THE QT 913
 ADDITION AND 12.157 ACRES
 SITUATED IN THE JOHN W. ROBERTS SURVEY,
 ABSTRACT 762
 CITY OF MCKINNEY, COLLIN COUNTY, TEXAS
 AUGUST 2013**

JOB NO.:	121121		PEISER & MANKIN SURVEYING, LLC www.peisersurveying.com	SHEET
DATE:	1/25/2013			1
REV:	10/29/2013			OF
	01/13/2014			1
SCALE:	1" = 100'			
DRAWN BY:	T.K.			
CHECKED BY:	T.R.M.			

623 E. DALLAS ROAD
 GRAPEVINE, TEXAS 76051
 817-481-1806 (O)
 817-481-1809 (F)

COMMERCIAL
 RESIDENTIAL
 BOUNDARIES
 TOPOGRAPHY
 MORTGAGE

Member Since 1977