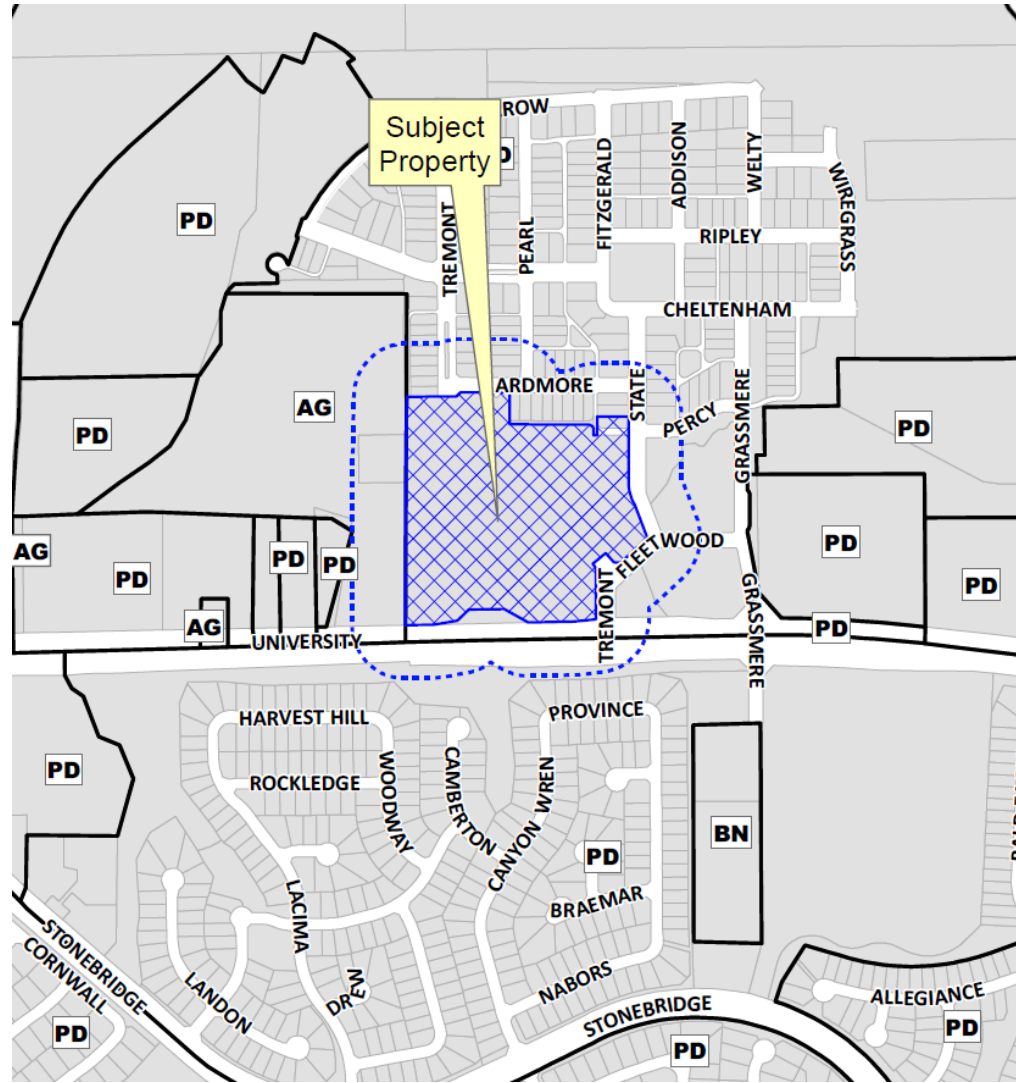


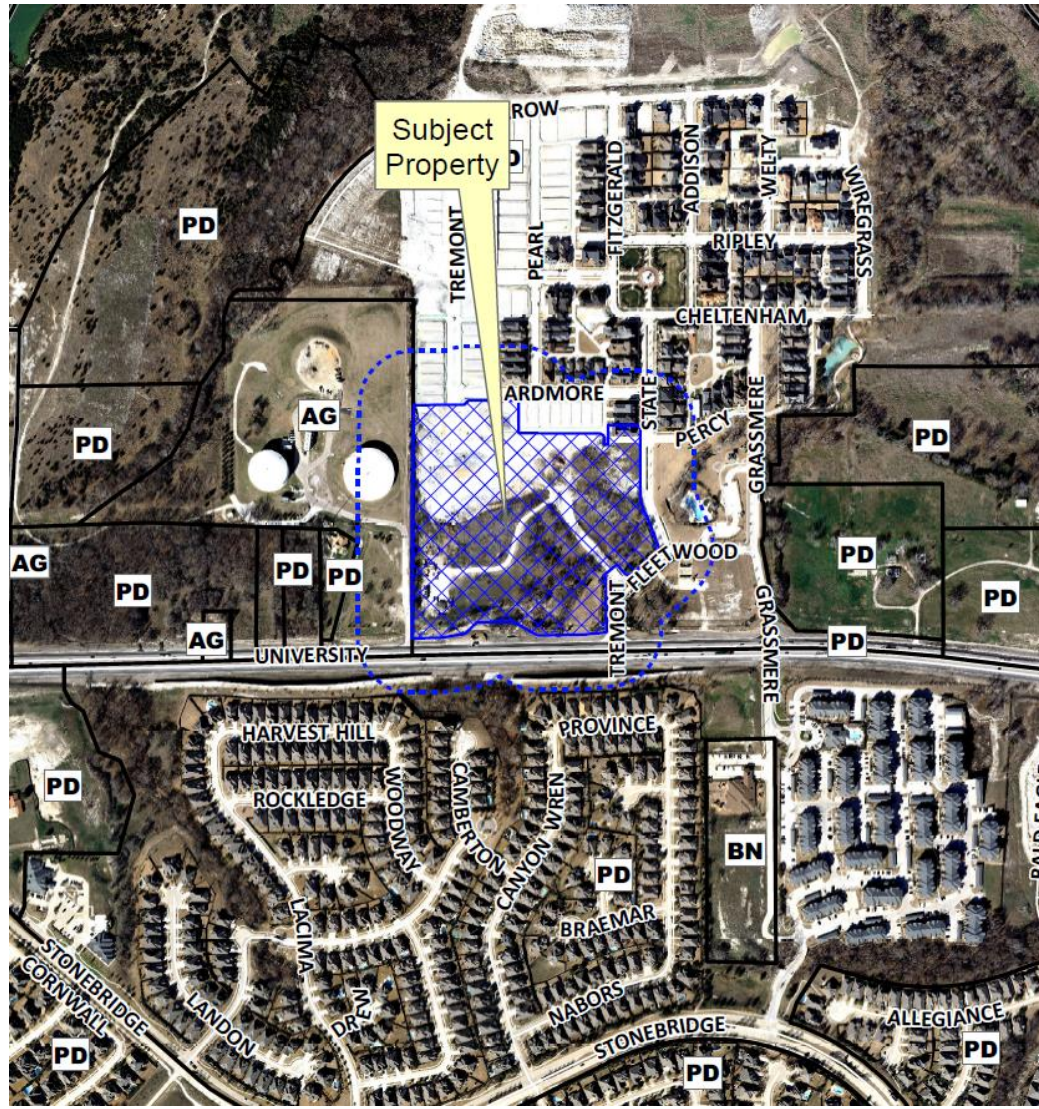
Tucker Hill Phase 3
Preliminary-Final Replat
14-251PFR



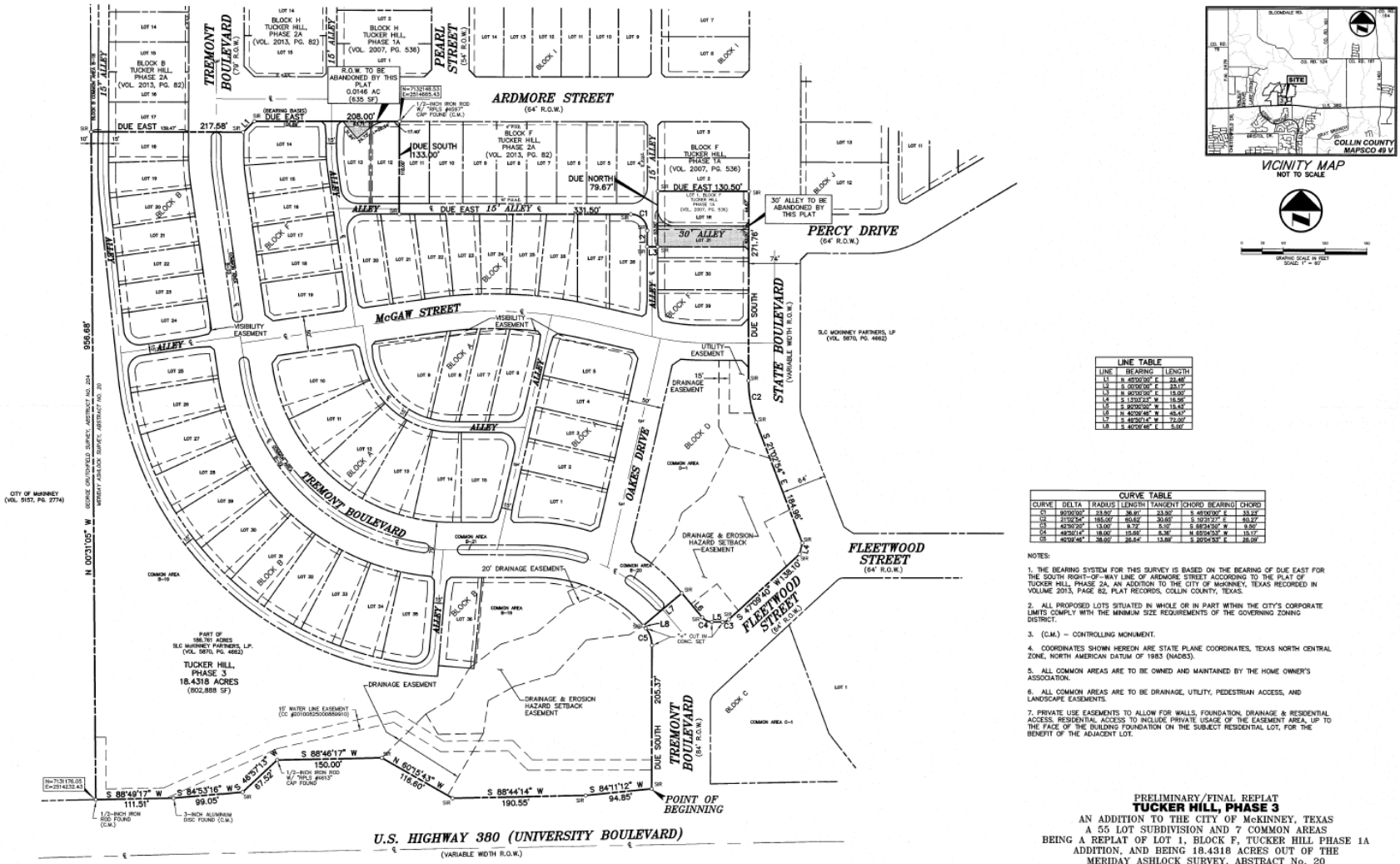
Location Map



Aerial Exhibit



Proposed Preliminary-Final Replat



LINE TABLE

LINE	BEARING	LENGTH
L1	S 45°00'00" E	31.46'
L2	S 00°00'00" E	23.17'
L3	S 90°00'00" W	19.50'
L4	S 133°22'22" W	18.58'
L5	S 200°00'00" W	18.44'
L6	S 40°28'48" E	45.47'
L7	S 45°00'00" E	73.00'
L8	S 40°28'48" E	5.00'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	BEARING	CHORD
C1	90°00'00"	118.87'	36.87'	118.87'	0.000000'	E	33.27'
C2	113°22'22"	188.00'	60.62'	30.65'	0.102122'	E	60.27'
C3	43°28'48"	13.00'	8.72'	5.00'	0.007454'	W	8.95'
C4	49°26'14"	18.00'	13.68'	8.36'	0.028432'	W	15.17'
C5	40°28'48"	38.00'	26.44'	13.80'	0.102854'	E	26.00'

- NOTES:
1. THE BEARING SYSTEM FOR THIS SURVEY IS BASED ON THE BEARING OF DUE EAST FOR THE SOUTH RIGHT-OF-WAY LINE OF ARDMORE STREET ACCORDING TO THE PLAT OF TUCKER HILL, PHASE 2A, AN ADDITION TO THE CITY OF MCKINNEY, TEXAS RECORDED IN VOLUME 2013, PAGE 82, PLAT 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. (C.M.) - CONTROLLING MONUMENT.
 4. COORDINATES SHOWN HEREON ARE STATE PLANE COORDINATES, TEXAS NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 (NAD83).
 5. ALL COMMON AREAS ARE TO BE OWNED AND MAINTAINED BY THE HOME OWNER'S ASSOCIATION.
 6. ALL COMMON AREAS ARE TO BE DRAINAGE, UTILITY, PEDESTRIAN ACCESS, AND LANDSCAPE EASEMENTS.
 7. PRIVATE USE EASEMENTS TO ALLOW FOR WALLS, FOUNDATION, DRAINAGE & RESIDENTIAL ACCESS. RESIDENTIAL ACCESS TO INCLUDE PRIVATE USAGE OF THE EASEMENT AREA, UP TO THE FACE OF THE BUILDING FOUNDATION ON THE SUBJECT RESIDENTIAL LOT, FOR THE BENEFIT OF THE ADJACENT LOT.

PRELIMINARY/FINAL REPLAT
TUCKER HILL, PHASE 3
 AN ADDITION TO THE CITY OF MCKINNEY, TEXAS
 A 55 LOT SUBDIVISION AND 7 COMMON AREAS
 BEING A REPLAT OF LOT 1, BLOCK F, TUCKER HILL PHASE 1A
 ADDITION, AND BEING 18.4318 ACRES OUT OF THE
 MERIDAY ASHLOCK SURVEY, ABSTRACT No. 20
 COLLIN COUNTY, TEXAS
 SHEET 1 OF 4

U.S. HIGHWAY 380 (UNIVERSITY BOULEVARD)
 (VARIABLE WIDTH R.O.W.)