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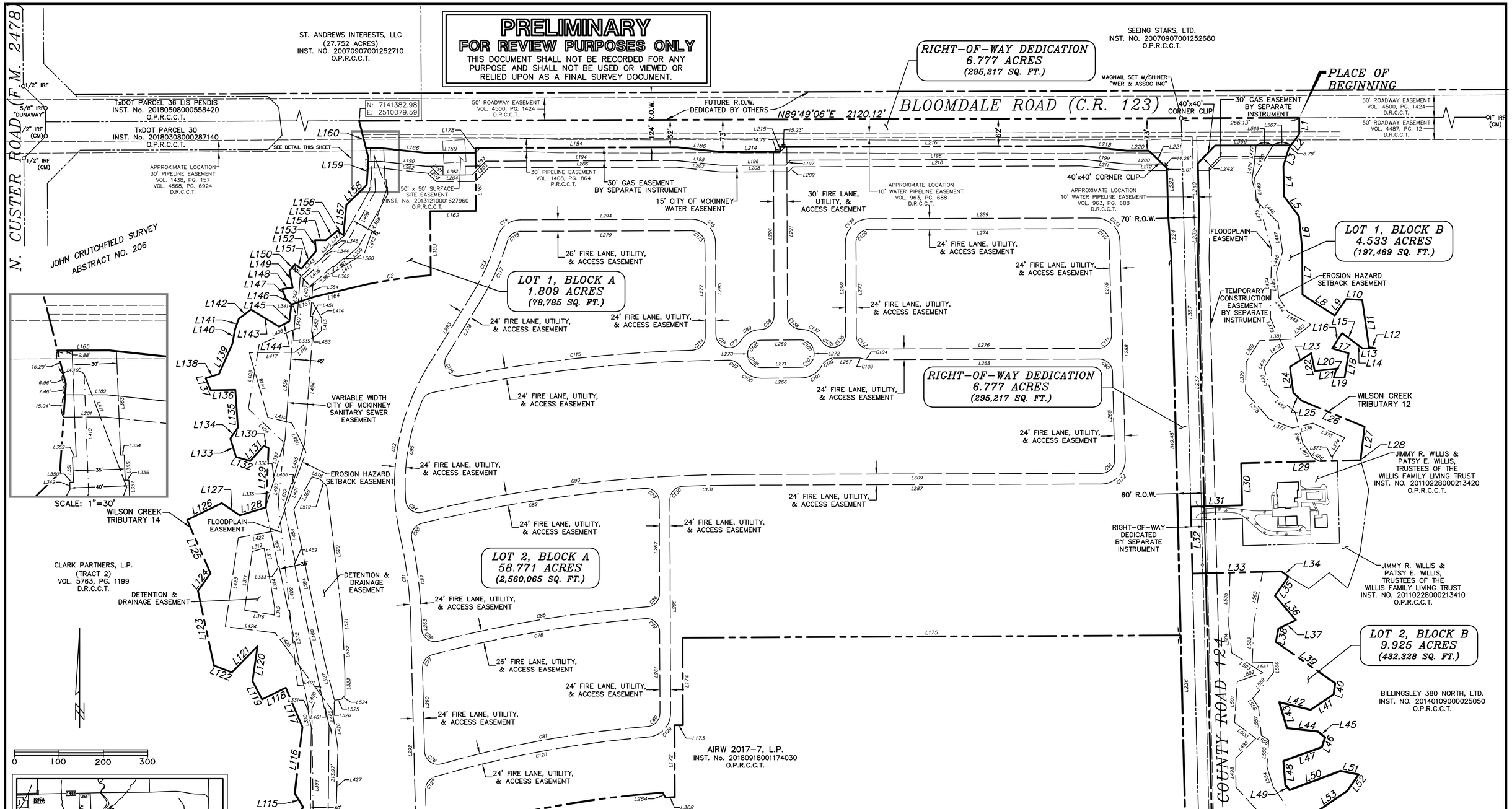
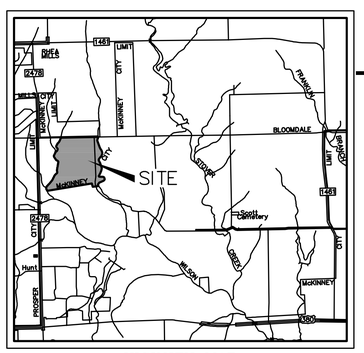


MATCH LINE — SEE SHEET 2



VICINITY MAP
NOT TO SCALE

* L E G E N D *

IRF	IRON ROD FOUND
IRS	IRON ROD SET
(CM)	CONTROLLING MONUMENT
XF	"X"-CUT FOUND
"WIER"	WIER & ASSOC INC
D.R.C.C.T.	DEED RECORDS, COLLIN COUNTY, TEXAS
P.R.C.C.T.	PLAT RECORDS, COLLIN COUNTY, TEXAS
O.P.R.C.C.T.	OFFICIAL PUBLIC RECORDS, COLLIN COUNTY, TEXAS
L1	LINE IDENTIFIED IN LINE TABLE
C1	CURVE IDENTIFIED IN CURVE TABLE

NOTES:

THE PURPOSE OF THIS PROPOSED PRELIMINARY-FINAL PLAT IS TO SUBDIVIDE A PREVIOUSLY UNPLATTED TRACT OF LAND.

ALL PROPOSED LOTS SITUATED ENTIRELY OUTSIDE THE CITY'S CORPORATE LIMITS AND WITHIN THE CITY'S EXTRATERRITORIAL JURISDICTION COMPLY WITH THE SUBDIVISION ORDINANCE.

SEE SHEET 3 FOR ADDITIONAL NOTES

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

OWNER
AIRW 2017-7, L.P.
2505 N STATE HWY 360, SUITE 800
GRAND PRAIRIE, TEXAS 76050
CONTACT: MATTHEW HILES
PH: (972) 471-8700

OWNER
GEORGE LEIGH, ET AL
8352 COUNTY RD 124
MCKINNEY, TEXAS 75071

DEVELOPER
WESTERN RIM INVESTMENT ADVISORS, INC.
2505 N STATE HWY 360, SUITE 800
GRAND PRAIRIE, TEXAS 76050
CONTACT: MATTHEW HILES
PH: (972) 471-8700

ENGINEER / SURVEYOR
WIER & ASSOCIATES, INC.
2201 E. LAMAR BLVD., SUITE 200E
ARLINGTON, TEXAS 76006
CONTACT: RANDY EARDLEY, P.E.
PH: (817) 467-7700
FAX: (817) 467-7713
EMAIL: RandyE@WierAssociates.com

PRELIMINARY-FINAL PLAT
MANSIONS ADDITION
BLOCK A, LOTS 1-3
BLOCK B, LOTS 1-2

AN ADDITION TO THE CITY OF MCKINNEY ETJ, COLLIN COUNTY, TEXAS
BEING 154.788 ACRES OF LAND LOCATED IN THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT No. 206, COLLIN COUNTY, TEXAS

PREPARED BY:
WIER & ASSOCIATES, INC.
ENGINEERS SURVEYORS LAND PLANNERS
2201 E. LAMAR BLVD., SUITE 200E ARLINGTON, TEXAS 76006 METRO (817) 467-7700
Texas Firm Registration No. F-2776 www.WierAssociates.com
Texas Board of Professional Land Surveying Registration No. 10033900

DATE: 3/25/2019
W.A. No. 17164

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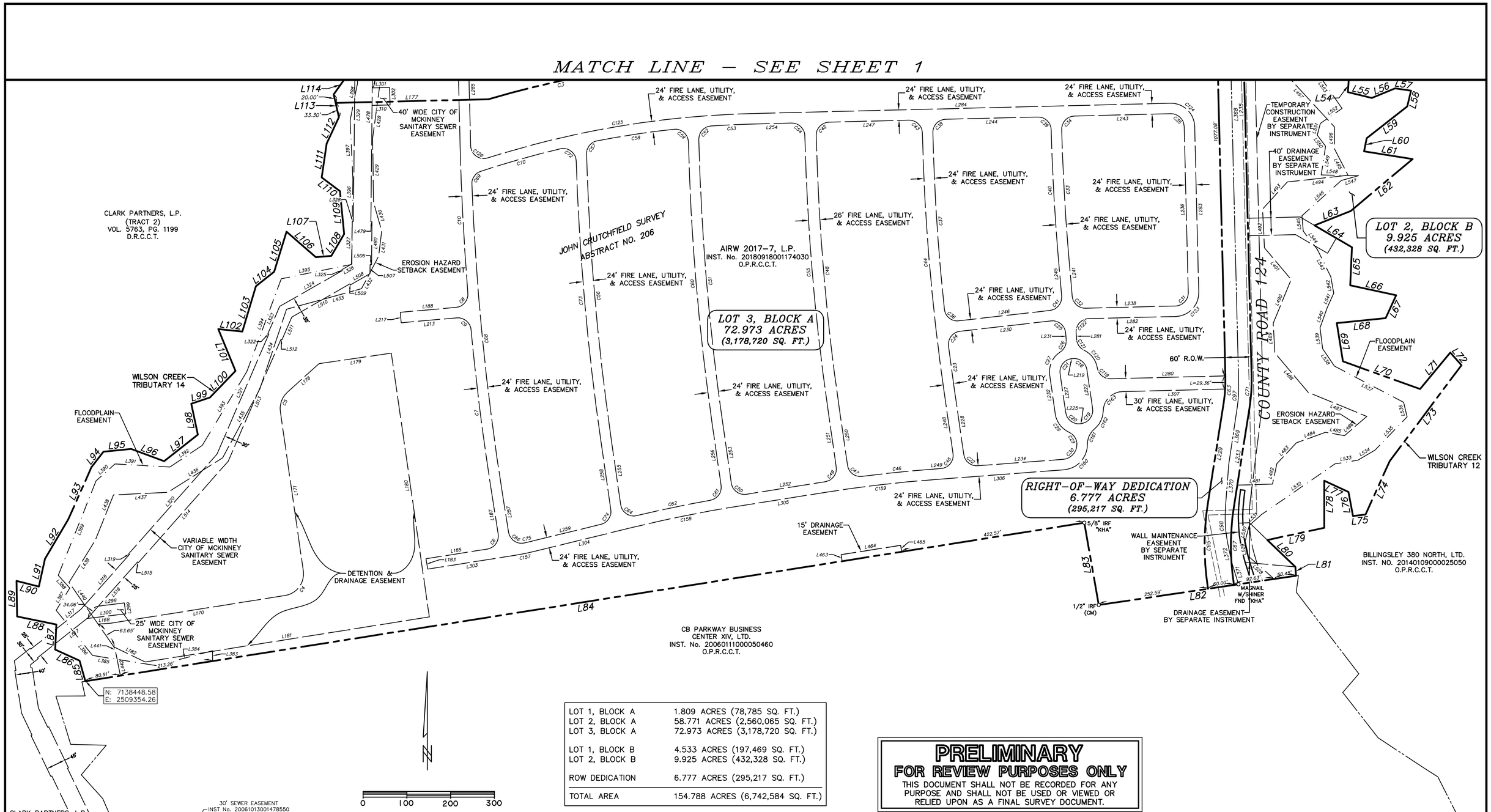

LOT 1, BLOCK A	1.809 ACRES (78,785 SQ. FT.)
LOT 2, BLOCK A	58.771 ACRES (2,560,065 SQ. FT.)
LOT 3, BLOCK A	72.973 ACRES (3,178,720 SQ. FT.)
LOT 1, BLOCK B	4.533 ACRES (197,469 SQ. FT.)
LOT 2, BLOCK B	9.925 ACRES (432,328 SQ. FT.)
ROW DEDICATION	6.777 ACRES (295,217 SQ. FT.)
TOTAL AREA	154.788 ACRES (6,742,584 SQ. FT.)

PRELIMINARY
FOR REVIEW PURPOSES ONLY
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PRELIMINARY-FINAL PLAT
MANSIONS ADDITION
BLOCK A, LOTS 1-3
BLOCK B, LOTS 1-2

AN ADDITION TO THE CITY OF MCKINNEY ETJ, COLLIN COUNTY, TEXAS
BEING 154.788 ACRES OF LAND LOCATED IN THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT No. 206, COLLIN COUNTY, TEXAS

NOTES:

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SEE SHEET 3 FOR ADDITIONAL NOTES

PRELIMINARY–FINAL PLAT FOR REVIEW PURPOSES ONLY

*** LEGEND ***

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IRS	IRON ROD SET
(CM)	CONTROLLING MONUMENT
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OVERALL SUBJECT TRACT

LINE TABLE		
LINE	BEARING	DIST
L1	S00°21'01"E	36.38'
L2	S36°01'41"W	40.53'
L3	S16°34'50"W	41.79'
L4	S01°16'19"E	68.54'
L5	S37°10'33"E	55.49'
L6	S05°35'38"E	73.98'
L7	S00°22'15"E	103.53'
L8	S57°04'26"E	86.38'
L9	N35°00'03"E	45.40'
L10	S86°42'18"E	36.17'
L11	S08°08'12"E	107.52'
L12	S80°43'04"E	14.68'
L13	S88°57'04"W	28.63'
L14	N53°58'49"W	21.76'
L15	N53°06'03"W	36.21'
L16	S32°47'10"W	41.12'
L17	S73°50'42"E	38.73'
L18	S09°31'48"W	55.64'
L19	S89°37'48"W	24.34'
L20	N16°14'51"E	20.86'

LINE TABLE		
LINE	BEARING	DIST
L21	S83°57'35"W	49.03'
L22	N11°13'32"W	41.14'
L23	S56°57'57"W	57.36'
L24	S07°45'35"E	58.42'
L25	S45°54'26"E	26.39'
L26	S67°31'01"E	153.18'
L27	S06°49'50"W	74.52'
L28	S14°55'04"E	1.63'
L29	S88°35'04"W	270.02'
L30	S01°24'56"E	95.25'
L31	S88°35'04"W	115.80'
L32	S01°24'56"E	151.08'
L33	N88°35'04"E	200.88'
L34	S52°42'51"E	19.47'
L35	S35°01'03"W	52.77'
L36	S40°30'06"E	72.29'
L37	S63°59'26"W	43.47'
L38	S10°37'42"W	30.82'
L39	S55°11'55"E	162.56'
L40	S07°07'08"W	25.60'

LINE TABLE		
LINE	BEARING	DIST
L41	S56°20'44"W	62.70'
L42	N76°27'09"W	72.72'
L43	S16°43'33"E	60.99'
L44	S83°40'58"E	69.87'
L45	S50°43'25"E	21.14'
L46	S18°10'39"W	22.88'
L47	S70°07'33"W	92.19'
L48	S04°36'44"E	54.25'
L49	S39°08'17"E	14.54'
L50	N69°30'12"E	122.78'
L51	S79°04'35"E	41.83'
L52	S34°35'30"W	45.52'
L53	S55°50'03"W	80.71'
L54	S04°13'41"W	30.94'
L55	S76°25'31"E	56.38'
L56	N67°33'44"E	57.74'
L57	S81°37'23"E	36.66'
L58	S13°30'58"W	37.18'
L59	S51°54'16"W	117.73'
L60	S11°27'22"W	30.40'

LINE TABLE		
LINE	BEARING	DIST
L61	S80°59'16"E	112.38'
L62	S49°58'43"W	184.54'
L63	S68°17'48"W	89.41'
L64	S59°48'45"E	99.46'
L65	S02°40'38"W	87.03'
L66	S77°42'34"E	107.51'
L67	S24°53'09"W	57.57'
L68	S84°07'14"W	112.01'
L69	S09°05'35"E	88.38'
L70	S70°13'04"E	187.25'
L71	N39°32'55"E	108.17'
L72	S41°40'52"E	38.69'
L73	S36°49'32"W	273.58'
L74	S24°18'29"W	134.38'
L75	S83°21'22"W	28.95'
L76	N10°34'58"W	56.26'
L77	N65°16'15"W	60.81'
L78	S00°02'29"E	107.56'
L79	S77°53'37"W	133.03'
L80	S46°10'03"E	88.72'

LINE TABLE		
LINE	BEARING	DIST
L81	S03°55'19"E	20.39'
L82	S81°34'49"W	455.68'
L83	N09°55'36"W	190.79'
L84	S80°58'57"W	2311.13'
L85	N15°51'44"W	48.89'
L86	N65°40'11"W	61.20'
L87	N02°32'08"E	57.67'
L88	N78°37'49"W	91.42'
L89	N00°48'45"W	81.60'
L90	S75°35'01"E	52.65'
L91	N12°12'08"E	64.94'
L92	N30°39'11"E	104.35'
L93	N23°59'49"E	130.63'
L94	N37°23'40"E	45.02'
L95	N84°28'20"E	63.84'
L96	S69°46'15"E	80.30'
L97	N51°47'48"E	97.83'
L98	N11°49'22"W	72.28'
L99	N71°18'46"E	44.76'
L100	N43°54'11"E	84.17'

LINE TABLE		
LINE	BEARING	DIST
L101	N22°14'08"W	103.36'
L102	S84°02'18"E	55.25'
L103	N16°36'41"E	108.29'
L104	N51°42'54"E	53.24'
L105	N17°01'56"E	95.84'
L106	S48°59'53"E	88.93'
L107	N85°12'44"E	35.45'
L108	N30°25'28"E	58.09'
L109	N05°37'39"W	98.38'
L110	N53°03'55"W	52.35'
L111	N08°27'50"E	78.13'
L112	N24°56'49"E	66.51'
L113	N13°07'12"W	53.30'
L114	N35°20'06"E	55.43'
L115	N31°41'23"W	36.17'
L116	N06°34'41"E	150.81'
L117	N22°57'35"W	96.10'
L118	S63°46'40"W	59.61'
L119	N27°28'23"W	46.80'
L120	N08°08'02"E	79.44'

LINE TABLE		
LINE	BEARING	DIST
L121	S44°29'59"W	82.72'
L122	N68°46'50"W	43.24'
L123	N12°01'50"W	172.10'
L124	N35°39'22"E	48.57'
L125	N23°40'58"W	131.42'
L126	N63°52'29"E	86.86'
L127	S55°46'47"E	49.24'
L128	N73°16'25"E	61.59'
L129	N02°34'42"E	133.95'
L130	N63°46'25"W	11.95'
L131	S41°49'51"W	45.83'
L132	N74°21'07"W	33.38'
L133	N17°17'40"W	43.57'
L134	N34°35'34"E	29.97'
L135	N03°47'51"W	85.25'
L136	S89°17'58"W	55.71'
L137	N22°38'27"W	29.00'
L138	N71°53'36"E	31.32'
L139	N23°59'20"E	74.94'
L140	N10°31'48"E	32.96'

LINE TABLE		
LINE	BEARING	DIST
L141	N19°17'49"E	25.07'
L142	N53°26'08"E	34.63'
L143	S58°43'38"E	73.87'
L144	N62°50'27"E	25.92'
L145	N07°35'33"E	38.70'
L146	N45°46'12"W	18.49'
L147	N20°21'29"W	23.06'
L148	N81°27'21"E	24.17'
L149	N11°17'48"W	37.82'
L150	N39°13'38"E	19.72'
L151	S54°37'17"E	17.37'
L152	N39°49'49"E	51.43'
L153	N04°04'56"W	25.08'
L154	N89°57'26"E	24.97'
L155	N49°29'26"E	32.55'
L156	S55°45'11"E	17.32'
L157	N05°24'32"E	68.44'
L158	N45°30'17"E	64.61'
L159	N03°51'25"E	60.20'
L160	N14°09'27"W	87.14'

INTERIOR LOTS

LINE TABLE		
LINE	BEARING	DIST
L161	S00°18'11"E	131.32'
L162	S89°41'49"W	102.57'
L163	S00°18'11"E	144.18'
L164	S76°21'05"W	89.34'
L165	N89°49'06"E	34.91'
L166	S83°54'16"E	100.60'
L167	S71°32'40"W	52.34'
L169	N89°49'06"E	112.00'
L172	N00°10'54"W	162.39'
L173	N89°49'06"E	18.77'
L174	N00°10'54"W	197.30'
L175	N89°43'42"E	1123.35'
L177	N88°35'04"E	349.03'
L178	N00°18'11"W	11.00'
L184	N89°49'06"E	454.93'
L186	S83°54'16"E	100.60'
L214	N89°49'06"E	132.02'
L215	N00°18'11"W	11.00'
L216	N89°49'06"E	681.88'
L218	S83°54'16"E	100.60'

LINE TABLE		
LINE	BEARING	DIST
L220	N89°49'06"E	49.43'
L221	S45°47'55"E	57.17'
L223	S01°24'56"E	104.64'
L224	S04°16'40"E	100.12'
L226	S01°24'56"E	1926.55'
L229	S08°56'10"W	229.53'
L233	N08°56'10"E	229.53'
L235	N01°24'56"W	1215.64'
L237	N01°24'56"W	559.83'
L239	N01°26'49"E	100.12'
L240	N01°24'56"W	114.13'
L242	N44°12'05"E	55.96'
L264	S31°30'08"E	13.64'
L308	N86°29'13"E	20.65'
L366	N89°49'06"E	171.14'
L367	S01°24'56"E	876.73'
L368	S01°24'56"E	1235.69'
L369	S08°27'23"W	133.28'
L370	S04°22'26"W	97.12'
L371	S16°55'29"E	52.50'

LINE TABLE		
LINE	BEARING	DIST
L372	S11°52'40"E	41.62'

CURVE TABLE					
CURVE	ARC	RADIUS	DELTA	BEARING	DIST.
C2	179.76'	1137.00'	9°03'31"	S80°52'51"W	179.58'
C3	497.79'	2366.29'	12°03'11"	N79°41'40"E	496.87'
C63	62.33'	345.00'	10°21'05"	S03°45'37"W	62.25'
C65	197.88'	630.00'	17°59'46"	S00°03'43"E	197.06'
C67	179.70'	570.00'	18°03'48"	N00°05'45"W	178.96'
C71	73.17'	405.00'	10°21'05"	N03°45'37"E	73.07'
C97	50.83'	295.00'	9°52'19"	S03°31'14"W	50.77'
C98	86.53'	305.00'	16°15'22"	S03°45'14"E	86.24'

NOTES (CONTINUED):

THE OWNERS OF LOTS 2 & 3, BLOCK A OF THIS PLAT SHALL BE SOLELY RESPONSIBLE FOR THE MAINTENANCE OF THE STORM WATER DETENTION SYSTEM AS WELL AS THE MAINTENANCE OF THE CREEK (INCLUDING ALL EROSION CONTROL) TRAVERSING SAID LOT. THE OWNER SHALL FURTHER HOLD THE CITY OF MCKINNEY HARMLESS FROM ANY DAMAGES TO PERSONS, TO THE OWNER'S LOT OR ANY AFFECTED LOT ARISING FROM SUCH MAINTENANCE RESPONSIBILITY. THE DRAINAGE EASEMENT SHOWN HEREUNDER SHALL NOT CREATE ANY AFFIRMATIVE DUTY TO THE CITY TO REPAIR, MAINTAIN, OR CORRECT ANY CONDITION THAT EXISTS OR OCCURS DUE TO THE NATURAL FLOW OF STORM WATER RUNOFF, INCLUDING BUT NOT LIMITED TO, STORM WATER OVERFLOW, BANK EROSION AND SLOUGHING, LOSS OF VEGETATION AND TREES, BANK SUBSIDENCE, AND INTERFERENCE WITH STRUCTURES. THE CITY RETAINS THE RIGHT TO ENTER UPON THESE EASEMENTS FOR PUBLIC PURPOSES. ALTERATION OF NATURAL FLOW OF WATER SHALL BE SUBJECT TO THE REGULATIONS AND ORDINANCES OF THE CITY OF MCKINNEY, THE STATE OF TEXAS, AND THE UNITES STATES OF AMERICA.

WATER AND SEWER SYSTEMS LOCATED WITHIN PUBLIC RIGHT-OF-WAY OR "CITY OF MCKINNEY" EASEMENTS SHALL BE OPERATED AND MAINTAINED BY THE CITY OF MCKINNEY. THE OWNERS OF LOTS 1, 2, & 3, BLOCK A OF THIS PLAT SHALL BE SOLELY RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF THE WATER AND SEWER SYSTEMS WITHIN SAID LOTS. THE OWNER SHALL FURTHER HOLD THE CITY OF MCKINNEY HARMLESS FROM ANY DAMAGES TO PERSONS OR PROPERTY ARISING FROM SUCH MAINTENANCE RESPONSIBILITY.

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PRELIMINARY-FINAL PLAT
MANSIONS ADDITION
BLOCK A, LOTS 1-3
BLOCK B, LOTS 1-2

AN ADDITION TO THE CITY OF MCKINNEY ETJ, COLLIN COUNTY, TEXAS
BEING 154.788 ACRES OF LAND LOCATED IN THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT No. 206, COLLIN COUNTY, TEXAS

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Texas Board of Professional Land Surveying Registration No. 10033900

DATE: 3/25/2019
W.A. No. 17164

EASEMENTS

LINE TABLE		
LINE	BEARING	DIST
L168	S86°05'34"W	29.43'
L170	S80°58'54"W	403.09'
L171	S08°12'38"E	367.61'
L176	S47°55'26"W	97.96'
L179	S81°48'03"W	166.70'
L180	N08°11'57"W	609.13'
L181	N80°58'54"E	657.51'
L182	S64°08'43"E	79.28'
L183	N09°01'03"W	24.00'
L185	N80°58'57"E	141.72'
L187	N09°01'03"W	91.84'
L188	N84°58'13"E	127.72'
L189	N89°49'06"E	28.17'
L190	S83°54'16"E	113.55'
L191	S45°10'54"E	26.28'
L192	N89°49'06"E	74.62'
L193	N44°49'06"E	43.84'
L194	N89°49'06"E	429.83'
L195	S83°54'16"E	100.60'
L196	N89°49'06"E	146.09'
L197	N44°49'06"E	15.56'
L198	N89°49'06"E	656.79'
L199	S83°54'16"E	100.60'
L200	N89°49'06"E	81.73'
L201	N89°49'06"E	28.41'
L202	S83°54'16"E	107.45'
L203	S45°10'54"E	27.22'
L204	N89°49'06"E	87.05'
L205	N44°49'06"E	43.84'
L206	N89°49'06"E	422.80'
L207	S83°54'16"E	100.60'
L208	N89°49'06"E	153.13'
L209	N44°49'06"E	15.56'
L210	N89°49'06"E	649.75'
L211	S83°54'16"E	100.60'
L212	N89°49'06"E	92.87'
L213	S84°58'13"W	127.69'
L217	N05°01'47"W	24.00'
L219	S81°48'03"W	2.00'
L222	N08°11'57"W	90.00'
L225	N81°48'03"E	2.00'
L227	S08°11'57"E	90.00'
L228	S08°11'57"E	150.79'
L230	S83°28'05"W	209.05'
L231	N04°47'37"W	16.08'
L232	N08°11'57"W	90.00'
L234	N85°40'46"E	196.42'
L236	N01°24'56"W	379.60'
L238	N88°35'04"E	205.51'
L241	S04°47'37"E	105.69'
L243	S88°35'04"W	219.98'
L244	S88°35'04"W	210.50'
L245	N04°47'37"W	103.90'
L246	N83°28'05"E	209.63'
L247	S88°35'04"W	182.50'
L248	N08°11'57"W	145.10'
L249	N85°40'46"E	19.03'
L250	S08°11'57"E	137.14'
L251	N08°11'57"W	137.16'
L252	N80°58'57"E	182.52'
L253	S08°11'57"E	139.77'
L254	S88°35'04"W	90.03'
L255	S08°11'57"E	155.89'
L256	N08°11'57"W	141.58'
L257	S09°01'03"E	91.28'
L258	N08°11'57"W	163.96'
L259	N76°17'09"E	164.40'
L260	S01°24'56"E	188.53'
L261	N00°10'51"W	183.54'
L262	N00°10'51"W	207.49'
L263	S01°24'56"E	17.98'
L265	N01°24'56"W	198.21'
L266	S89°41'49"W	90.00'
L267	S89°49'06"W	55.22'
L268	S89°49'06"W	517.48'

LINE TABLE		
LINE	BEARING	DIST
L269	N89°41'49"E	90.00'
L270	N00°18'11"W	2.00'
L271	S89°41'49"W	90.00'
L272	S00°18'11"E	2.00'
L273	S00°12'18"E	210.17'
L274	S89°49'06"W	511.26'
L275	N01°24'56"W	210.22'
L276	N89°49'06"E	515.70'
L277	N00°12'08"W	209.41'
L278	S31°32'28"W	149.65'
L279	S89°49'06"W	386.59'
L280	N88°35'04"E	262.42'
L281	S04°47'37"E	15.36'
L282	S88°35'04"W	198.55'
L283	S01°24'56"E	379.60'
L284	N88°35'04"E	957.01'
L285	S01°24'56"E	201.46'
L286	S00°10'51"E	481.64'
L287	S89°49'06"W	831.41'
L288	S01°24'56"E	492.45'
L289	N89°49'06"E	511.26'
L290	N00°12'18"W	206.13'
L291	S00°10'54"E	381.57'
L292	N01°24'56"W	585.27'
L293	N31°32'28"E	190.53'
L294	N89°49'06"E	385.99'
L295	S00°12'08"E	206.21'
L296	N00°10'54"W	370.76'
L297	N02°12'24"W	71.89'
L298	N83°03'55"E	60.00'
L299	S06°56'05"E	25.00'
L300	S83°03'55"W	89.43'
L301	N88°35'04"E	39.62'
L302	S01°31'22"E	40.00'
L303	S80°58'57"W	203.06'
L304	S76°17'09"W	234.16'
L305	S80°58'57"W	206.13'
L306	S85°40'46"W	299.90'
L307	S88°35'04"W	234.82'
L309	N89°49'06"E	831.41'
L310	S88°35'04"W	41.10'
L311	N07°14'50"E	133.39'
L312	N73°50'23"E	27.65'
L313	S11°59'58"E	30.65'
L314	S09°34'46"E	106.68'
L315	S01°55'10"W	15.74'
L316	N80°45'58"W	67.86'
L317	N51°30'50"E	72.37'
L318	N41°31'56"E	167.47'
L319	N48°28'04"W	2.50'
L320	N41°31'56"E	304.17'
L321	N23°24'35"E	299.05'
L322	N66°35'25"W	2.50'
L323	N23°24'35"E	68.00'
L324	N60°16'40"E	164.66'
L325	N29°43'20"W	2.50'
L326	N60°16'40"E	26.61'
L327	N00°31'36"E	96.90'
L328	N89°55'58"E	2.50'
L329	N00°35'25"E	515.60'
L330	N11°39'48"W	36.14'
L331	N78°20'12"E	2.50'
L332	N11°39'48"W	334.03'
L333	S78°20'12"W	2.50'
L334	N11°39'48"W	137.68'
L335	N16°54'54"E	67.51'
L336	N73°05'06"W	2.50'
L337	N16°54'54"E	89.73'
L338	N04°09'05"E	246.69'
L339	S85°50'55"E	2.50'
L340	N04°09'05"E	35.54'
L341	S85°50'55"E	5.00'
L342	N04°09'05"E	86.26'
L343	N48°50'43"E	73.08'
L344	N41°09'17"W	2.50'

LINE TABLE		
LINE	BEARING	DIST
L345	N48°50'43"E	29.00'
L346	N41°09'17"W	2.50'
L347	N48°50'43"E	34.95'
L348	N29°01'56"E	118.01'
L349	N02°12'24"W	4.78'
L350	N87°55'53"E	2.50'
L351	N02°12'24"W	17.10'
L352	N87°47'36"E	2.50'
L353	S02°12'24"E	70.28'
L354	N87°47'36"E	2.50'
L355	S02°12'24"E	17.19'
L356	N87°55'53"E	2.50'
L357	S02°12'24"E	15.86'
L358	S29°01'56"W	136.17'
L359	S48°50'43"W	41.94'
L360	N41°09'17"W	2.50'
L361	S48°50'43"W	29.00'
L362	N41°09'17"W	2.50'
L363	S48°50'43"W	60.74'
L364	S04°09'05"W	73.92'
L365	N29°10'51"E	84.03'
L373	N11°33'06"E	11.98'
L374	N33°21'58"E	48.29'
L375	N65°18'44"W	78.82'
L376	S76°36'38"W	47.35'
L377	N68°40'01"W	56.16'
L378	N41°16'44"W	81.55'
L379	N01°38'52"E	67.60'
L380	N32°09'21"E	56.69'
L381	N87°10'25"E	74.26'
L382	N51°43'00"E	52.91'
L383	N00°01'19"W	23.72'
L384	S75°07'25"W	132.55'
L385	N81°00'59"W	148.19'
L386	N38°48'08"W	132.29'
L387	N31°17'46"E	59.81'
L388	N42°19'56"W	39.10'
L389	N21°49'53"E	232.47'
L390	N48°03'14"E	58.11'
L391	S86°47'12"E	125.53'
L392	N56°12'55"E	89.01'
L393	N31°07'56"E	197.14'
L394	N20°23'06"E	226.18'
L395	N78°25'46"E	163.54'
L396	N01°00'33"E	193.84'
L397	N02°41'33"W	135.38'
L398	N11°09'34"E	87.05'
L399	N00°40'01"W	241.61'
L400	N22°49'16"E	52.98'
L401	N86°26'02"W	52.89'
L402	N05°59'12"W	417.25'
L403	N06°01'23"E	132.97'
L404	N46°34'56"W	112.24'
L405	N09°36'44"E	146.59'
L406	N66°34'50"E	98.11'
L407	N05°02'52"E	110.01'
L408	N48°50'43"E	136.06'
L409	N29°01'56"E	123.68'
L410	N02°12'24"W	81.19'
L411	S20°35'20"E	81.82'
L412	S19°08'34"W	152.59'
L413	S58°11'00"W	156.70'
L414	S29°08'58"E	74.32'
L415	S01°19'13"W	27.89'
L416	S51°06'52"W	77.05'
L417	S89°23'32"W	102.28'
L418	S15°58'33"E	151.63'
L419	S76°34'59"E	55.62'
L420	S25°54'40"E	72.92'
L421	S20°05'25"W	188.17'
L422	S79°24'37"W	89.52'
L423	S08°21'17"W	202.36'
L424	S82°35'00"E	113.67'
L425	S36°20'59"E	217.13'
L426	S08°29'45"E	86.24'

LINE TABLE		
LINE	BEARING	DIST
L427	S01°35'35"W	149.69'
L428	S07°43'09"W	129.39'
L429	S00°48'43"E	145.91'
L430	S15°43'07"E	68.56'
L431	S06°56'58"W	58.39'
L432	S27°40'10"W	83.67'
L433	S74°39'10"W	177.68'
L434	S18°32'28"W	192.32'
L435	S28°23'15"W	178.68'
L436	S57°46'10"W	147.64'
L437	S87°13'16"W	124.64'
L438	S21°56'25"W	112.71'
L439	S32°01'38"W	112.43'
L440	S34°51'23"E	179.79'
L441	S17°57'30"E	13.23'
L442	S11°21'52"E	54.29'
L443	N61°07'09"W	59.90'
L444	N31°57'52"W	38.14'
L445	N04°59'14"W	57.52'
L446	N16°57'18"E	48.11'
L447	N08°56'23"W	66.60'
L448	N45°24'30"W	69.47'
L449	N03°41'36"W	52.77'
L450	N29°32'52"E	83.23'
L451	S85°50'55"E	5.00'
L452	S04°09'05"W	35.54'
L453	S85°50'55"E	2.50'
L454	S04°09'05"W	251.72'
L455	S16°54'54"W	94.76'
L456	N73°05'06"W	2.50'
L457	S16°54'54"W	57.32'
L458	S11°39'48"E	127.49'
L459	S78°20'12"W	2.50'
L460	S11°39'48"E	334.03'
L461	N78°20'12"E	2.50'
L462	S11°39'48"E	40.43'
L463	N09°01'03"W	15.00'
L464	N80°58'57"E	137.57'
L465	S09°01'03"E	15.00'
L466	N60°58'16"W	16.62'
L467	N34°40'40"W	39.79'
L468	N13°56'22"W	72.65'
L469	N49°10'42"W	72.40'
L470	N16°16'56"W	54.20'
L471	N32°26'47"E	32.26'
L472	N54°47'06"E	32.64'
L473	N24°05'29"W	72.52'
L474	N00°56'07"E	156.15'
L475	N15°49'52"W	161.94'
L476	N08°15'52"E	34.31'
L477	N05°48'28"E	43.99'
L478	S00°35'25"W	519.89'
L479	S89°53'47"E	2.50'
L480	S00°31'36"W	97.98'
L481	N88°14'18"E	80.52'
L482	N12°11'06"E	47.71'
L483	N43°05'57"E	65.10'
L484	N69°57'55"E	70.61'
L485	S80°00'43"E	44.27'
L486	N49°23'10"E	67.41'
L487	N67°43'51"W	144.82'
L488	N40°10'39"W	118.00'
L489	N03°24'49"W	68.23'
L490	N22°30'50"E	107.91'
L491	N40°07'37"W	94.75'
L492	N02°55'23"W	88.90'
L493	N42°30'16"E	83.94'
L494	N83°42'38"E	139.63'
L495	N27°15'34"W	67.03'
L496	N00°00'00"E	50.34'
L497	N42°37'26"W	224.01'
L498	N00°14'29"W	65.30'
L499	N45°19'45"E	63.71'
L500	N53°10'35"W	60.34'
L501	N03°51'19"E	92.19'

LINE TABLE		
LINE	BEARING	DIST
L502	N70°59'07"E	61.09'
L503	N57°07'55"W	83.53'
L504	N06°13'07"W	63.50'
L505	N01°26'06"E	117.46'
L506	N89°20'16"W	3.38'
L507	S00°39'44"W	21.00'
L508	S60°16'40"W	51.41'
L509	N29°43'20"W	2.50'
L510	S60°16'40"W	153.00'
L511	S23°24'35"W	56.34'
L512	N66°35'25"W	2.50'
L513	S23°24'35"W	303.83'
L514	S41°31'56"W	308.95'
L515	N48°28'04"W	2.50'
L516	S41°31'56"W	169.66'
L517	S51°30'50"W	96.30'
L518	S72°05'06"E	18.86'
L519	S45°01'20"E	21.27'
L520	S06°41'13"E	297.81'
L521	S03°30'16"E	32.42'
L522	S02°41'02"E	91.50'
L523	S00°10'39"E	53.15'
L524	S42°07'49"W	11.54'
L525	S82°29'38"W	15.11'
L526	N26°34'57"W	3.68'
L527	N14°06'12"W	97.67'
L528	N48°24'07"W	77.99'
L529	N12°27'19"W	36.17'
L530	N14°24'04"E	36.92'
L531	N48°58'53"E	37.80'
L532	N55°23'09"E	203.60'
L533	N80°57'22"E	52.96'
L534	N59°30'10"E	45.38'
L535	N43°58'46"E	105.55'
L536	N13°35'52"W	34.26'
L537	N62°21'52"W	178.10'
L538	N34°11'29"W	48.09'
L539	N07°27'33"W	48.28'
L540	N19°40'53"E	48.51'
L541	N24°16'30"E	36.51'
L542	N09°32'36"W	38.42'
L543	N26°31'16"W	69.88'
L544	N37°37'41"W	52.57'
L545	N04°54'21"W	35.13'
L546	N48°12'37"E	121.04'
L547	N74°11'57"E	40.81'
L548	N88°52'24"W	85.28'
L549	N08°34'49"E	66.38'
L550	N37°14'33"W	31.58'
L551	N14°35'50"E	27.82'
L552	N55°29'45"E	60.37'
L553	N34°32'14"W	148.99'
L554	N17°23'42"W	47.97'
L555	N03°52'34"E	60.56'
L556	N58°30'09"W	19.71'
L557	N05°35'13"W	63.09'
L558	N33°01'07"W	24.23'
L559	N38°57'23"E	74.49'
L560	N02°42'50"W	23.41'
L561	S88°24'03"W	46.92'
L562	N02°30'49"E	90.23'
L563	N09°33'03"E	117.06'
L564	N11°22'18"W	339.34'
L566	N89°49'06"E	37.82'
L567	N89°49'06"E	40.95'

CURVE TABLE					
CURVE	ARC	RADIUS	DELTA	BEARING	DIST.
C4	77.83'	50.00'	89°11'32"	S36°23'08"W	70.21'
C5	48.88'	50.00'	56°00'54"	S19°47'49"W	46.96'
C6	47.12'	30.00'	90°00'00"	N35°58'57"E	42.43'
C7	379.41'	6014.00'	3°36'53"	N07°12'36"W	379.35'
C8	46.90'	30.00'	89°34'36"	N40°10'55"E	42.27'
C9	46.93'	30.00'	89°37'37"	N50°12'58"W	42.29'
C10	334.93'	6014.00'	3°11'27"	N03°00'39"W	334.89'
C11	195.16'	986.00'	11°20'26"	N07°05'08"W	194.84'
C12	397.39'	514.00'	44°17'49"	N09°23'33"E	387.56'
C13	140.65'	527.50'	15°16'36"	N23°54'09"E	140.23'
C14	69.32'	54.00'	73°33'14"	N53°02'29"E	64.66'
C15	84.80'	54.00'	89°58'47"	S45°11'31"E	76.35'
C16	46.86'	30.00'	89°29'26"	S44°56'51"E	42.24'
C17	30.59'	30.00'	58°25'33"	N59°53'07"E	29.28'
C18	47.12'	30.00'	90°00'00"	N53°11'57"W	42.43'
C19	47.12'	30.00'	90°00'00"	N36°48'03"E	42.43'
C20	47.12'	30.00'	90°00'00"	S53°11'57"E	42.43'
C21	47.12'	30.00'	90°00'00"	S36°48'03"W	42.43'
C22	45.09'	30.00'	86°07'17"	S51°15'36"E	40.97'
C23	99.95'	4955.00'	1°09'21"	S07°37'17"E	99.94'
C24	47.39'	30.00'	90°30'42"	S38°12'44"W	42.62'
C25	48.03'	30.00'	91°44'17"	N50°39'46"W	43.07'
C26	32.36'	30.00'	61°48'38"	N26°06'42"E	30.82'
C27	61.46'	54.00'	65°12'58"	N24°24'32"E	58.20'
C28	54.74'	54.55'	57°29'51"	N37°06'17"W	52.48'
C29	35.98'	30.13'	68°24'56"	N31°29'15"W	33.88'
C30	48.85'	34.13'	82°01'22"	N43°17'22"E	44.79'
C31	47.12'	30.00'	90°00'00"	N43°35'04"E	42.43'
C32	45.36'	30.00'	86°37'18"	S48°06'16"E	41.16'
C33	275.99'	4775.50'	3°18'40"	S03°08'17"E	275.95'
C34	47.16'	30.00'	90°04'01"	S43°33'04"W	42.45'
C35	47.12'	30.00'	90°00'00"	N46°24'56"W	42.43'
C36	47.37'	30.00'	90°27'56"	S51°17'57"E	42.60'
C37	404.35'	4955.00'	4°40'32"	S03°43'43"E	404.23'
C38	47.11'	30.00'	89°58'31"	S43°35'49"W	42.42'
C39	47.09'	30.00'	89°56'03"	N46°26'54"W	42.40'
C40	277.47'	4799.50'	3°18'45"	N03°08'15"W	277.43'
C41	46.21'	30.00'	88°15'43"	N39°20'14"E	41.78'
C42	47.11'	30.00'	89°58'36"	S43°35'46"W	42.42'
C43	47.14'	30.00'	90°01'27"	N46°24'12"W	42.44'
C44	591.62'	4979.00'	6°48'29"	N04°47'43"W	591.27'
C45	49.15'	30.00'	93°52'43"	N38°44'24"E	43.84'
C46	162.05'	3010.00'	3°05'05"	N84°08'13"E	162.03'
C47	46.71'	30.00'	89°12'22"	S52°48'08"E	42.13'
C48	620.36'	5221.50'	6°48'26"	S04°47'44"E	619.99'
C49	46.70'	30.00'	89°10'55"	N36°23'30"E	42.12'
C50	47.55'	30.00'	90°49'05"	S53°36'30"E	42.73'
C51	650.11'	5490.00'	6°47'05"	S04°48'25"E	649.73'
C52	45.81'	30.00'	87°29'06"	S42°19'41"W	41.49'
C53	93.81'	2138.00'	2°30'51"	S87°19'39"W	93.81'
C54	47.14'	30.00'	90°01'23"	N46°24'14"W	42.43'
C55	623.41'	5247.50'	6°48'25"	N04°47'45"W	623.04'
C56	649.87'	5690.00'	6°32'38"	S04°55'38"E	649.52'
C57	42.25'	30.00'	80°41'22"	S38°41'22"W	38.84'
C58	177.19'	2138.00'	4°44'55"	S81°24'30"W	177.14'
C59	49.61'	30.00'	94°44'51"	N48°50'37"W	44.15'
C60	647.61'	5514.00'	6°43'45"	N04°50'05"W	647.23'
C61	46.09'	30.00'	88°02'04"	N35°49'05"E	41.69'
C62	171.99'	3010.00'	3°16'26"	N78°11'54"E	171.96'
C64	49.87'	30.00'	95°14'21"	S55°49'08"E	44.32'
C66	48.60'	30.00'	92°49'23"	S55°25'44"E	43.46'
C68	708.97'	5990.00'	6°46'53"	S05°37'36"E	708.56'
C69	38.70'	30.00'	73°54'08"	S34°42'55"W	36.07'
C70	188.30'	2138.00'	5°02'47"	S74°11'22"W	188.24'
C72	53.13'	30.00'	101°28'38"	N52°32'55"W	46.46'
C73	637.17'	5714.00'	6°23'21"	N05°00'17"W	636.84'
C74	44.24'	30.00'	84°29'06"	N34°02'36"E	40.34'
C75	16.02'	490.00'	1°52'25"	N77°13'22"E	16.02'

CURVE TABLE					
CURVE	ARC	RADIUS	DELTA	BEARING	DIST.
C76	54.68'	30.00'	104°25'29"	S53°37'40"E	47.42'
C77	40.10'	30.00'	76°35'23"	S36°52'46"W	37.18'
C78	487.79'	2683.00'	10°25'00"	S80°22'58"W	487.12'
C79	49.34'	30.00'	94°13'41"	N47°17'42"W	43.96'
C80	44.75'	30.00'	85°27'29"	N42°32'53"E	40.71'
C81	473.44'	2440.00'	11°07'02"	N79°43'07"E	472.70'
C82	510.70'	2976.00'	9°49'56"	S81°05'46"W	510.07'
C83	49.12'	30.00'	93°48'25"	N47°05'04"W	43.81'
C84	44.98'	30.00'	85°54'18"	N42°46'18"E	40.88'
C85	478.54'	2709.00'	10°07'16"	N80°39'48"E	477.92'
C86	53.92'	30.00'	102°58'54"	S52°54'23"E	46.95'
C87	185.81'	1010.00'	10°32'26"	S06°41'09"E	185.54'
C88	46.15'	30.00'	88°08'09"	S32°06'43"W	41.73'
C89	55.66'	54.00'	59°03'22"	N60°12'02"E	53.23'
C90	46.48'	30.00'	88°45'59"	N45°47'55"W	41.97'
C91	47.77'	30.00'	91°14'01"	N44°12'05"E	42.88'
C93	707.53'	3000.00'	13°30'46"	N83°04'04"E	705.89'
C94	52.17'	30.00'	99°38'00"	S53°52'18"E	45.84'
C95	230.35'	490.00'	26°56'06"	S09°24'45"W	228.24'
C96	47.08'	30.00'	89°54'37"	N44°46'24"E	42.39'
C99	31.10'	30.00'	59°23'53"	N60°36'31"W	29.73'
C100	55.98'	54.00'	59°23'36"	N60°36'23"W	53.50'
C101	58.57'	54.00'	62°08'29"	S58°37'35"W	55.74'
C102	32.60'	30.00'	62°15'46"	S58°41'13"W	31.02'
C103	9.30'	30.00'	17°45'10"	N81°18'19"W	9.26'
C104	16.73'	54.00'	17°45'10"	N81°18'19"W	16.66'
C105	47.12'	30.00'	90°00'00"	N44°41'49"E	42.43'
C106	47.12'	30.00'	90°00'00"	N45°18'11"W	42.43'
C107	47.12'	30.00'	90°00'00"	S44°41'49"W	42.43'
C108	47.12'	30.00'	90°00'00"	S45°18'11"E	42.43'
C109	47.14'	30.00'	90°01'24"	S44°48'24"W	42.44'
C110	46.48'	30.00'	88°45'59"	N45°47'55"W	41.97'
C111	47.77'	30.00'	91°14'01"	N44°12'05"E	42.88'
C112	47.11'	30.00'	89°58'36"	S45°11'36"E	42.42'
C113	47.11'	30.00'	89°58'47"	N45°11'31"W	42.42'
C114	46.32'	30.00'	88°27'21"	N44°01'33"E	41.85'
C115	526.66'	3280.00'	9°11'59"	N83°39'14"E	526.09'
C116	69.37'	30.00'	132°29'13"	S34°42'09"E	54.92'
C117	145.07'	551.50'	15°04'16"	S24°00'20"W	144.65'
C118	38.41'	30.00'	73°20'54"	S53°08'39"W	35.84'
C119	42.97'	30.00'	82°03'50"	S50°23'01"E	39.39'
C120	52.01'	54.00'	55°11'15"	S36°56'43"E	50.03'
C121	31.28'	30.00'	59°44'43"	S34°39'59"E	29.88'
C122	48.89'	30.00'	93°22'42"	S41°53'44"W	43.66'
C123	84.82'	54.00'	90°00'00"	S43°35'04"W	76.37'
C124	84.82'	54.00'	90°00'00"	S46°24'56"E	76.37'
C125	613.87'	2162.00'	16°16'06"	N80°27'02"E	611.81'
C126	55.64'	30.00'	106°16'05"	S54°32'58"E	48.00'
C127	39.30'	30.00'	75°03'21"	S36°06'45"W	36.55'
C128	490.68'	2416.00'	11°38'12"	S79°27'32"W	489.84'
C129	80.54'	54.00'	85°27'29"	S42°32'53"W	73.28'
C130	45.99'	30.00'	87°49'45"	S43°44'01"W	41.62'
C131	113.03'	2976.01'	2°10'34"	S88°44'10"W	113.03'
C132	85.99'	54.00'	91°14'01"	S44°12'05"W	77.19'
C133	83.66'	54.00'	88°45'59"	S45°47'55"E	75.54'
C134	84.84'	54.00'	90°01'24"	N44°48'24"E	76.38'
C135	46.61'	30.00'	89°00'55"	N44°18'10"E	42.06'
C136	30.51'	30.00'	58°16'37"	S60°02'07"E	29.22'
C137	55.96'	54.00'	59°22'28"	S60°35'03"E	53.49'
C138	47.17'	30.00'	90°05'22"	S45°13'35"E	42.46'
C157	42.13'	514.00'	4°41'48"	S78°38'03"W	42.12'
C158	244.77'	2986.00'	4°41'48"	S78°38'03"W	244.71'
C159	244.77'	2986.00'	4°41'48"	S83°19'51"W	244.71'
C160	86.39'	58.13'	85°09'35"	S42°02'36"W	78.66'
C161	40.10'	45.00'	51°03'12"	S24°59'24"W	38.78'
C162	46.74'	54.00'	49°35'52"	S25°43'04"W	45.30'
C163	68.85'	45.00'	87°39'57"	S44°45'06"W	62.33'

PRELIMINARY
FOR REVIEW PURPOSES ONLY
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

PRELIMINARY-FINAL PLAT
MANSIONS ADDITION
BLOCK A, LOTS 1-3
BLOCK B, LOTS 1-2

AN ADDITION TO THE CITY OF MCKINNEY ETJ, COLLIN COUNTY, TEXAS
BEING 154.788 ACRES OF LAND LOCATED IN THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT No. 206, COLLIN COUNTY, TEXAS

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GRAND PRAIRIE, TEXAS 76050
CONTACT: MATTHEW HILES
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OWNER
GEORGE LEIGH, ET AL
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Texas Board of Professional Land Surveying Registration No. 10033900

SHEET 4 OF 5

DATE: 3/25/2019
W.A. No. 17164

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BAR IS ONE INCH ON ORIGINAL FULL-SIZE PRINT

*O W N E R ' S C E R T I F I C A T E *

BEING A TRACT OF LAND LOCATED IN THE JOHN CRUTCHFIELD SURVEY, ABSTRACT NO. 206, COLLIN COUNTY, TEXAS, BEING ALL OF A TRACT OF LAND DESCRIBED IN DEEDS TO AIRW 2017-7, L.P., RECORDED IN INSTRUMENT NUMBERS 20180918001174030 AND 20181106001377360, OFFICIAL PUBLIC RECORDS, COLLIN COUNTY, TEXAS (O.P.R.C.C.T.), AND A PORTION OF A TRACT OF LAND DESCRIBED IN A DEED TO ALVIN LEIGH AND MARY LEIGH, RECORDED IN VOLUME 394, PAGE 156, DEED RECORDS, COLLIN COUNTY, TEXAS (D.R.C.C.T.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A MAGNAIL SET WITH A SHINER STAMPED "WIER & ASSOC INC" IN BLOOMDALE ROAD (COUNTY ROAD 123) (A 100' WIDE RIGHT-OF-WAY) AND IN THE CENTER OF WILSON CREEK TRIBUTARY 12, BEING THE NORTHEAST CORNER OF SAID LEIGH TRACT, THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED TO BILLINGSLEY 380 NORTH, LTD., RECORDED IN INSTRUMENT NUMBER 20140109000025050, O.P.R.C.C.T., AND BEING IN THE SOUTH LINE OF A TRACT OF LAND DESCRIBED IN A DEED TO SEEING STARS, LTD., RECORDED IN INSTRUMENT NUMBER 20070907001252680, O.P.R.C.C.T., FROM WHICH A MAGNAIL FOUND BEARS S 00°21'01" E, 1.28 FEET, AND ALSO FROM WHICH A 1" IRON ROD FOUND BEARS N 89°49'06" E, 1969.81 FEET, SAID IRON ROD BEING THE NORTHEAST CORNER OF SAID BILLINGSLEY 380 TRACT AND THE SOUTHEAST CORNER OF A CALLED 14.327 ACRE TRACT OF LAND DESCRIBED IN A DEED TO ST. ANDREWS INTERESTS, LLC, RECORDED IN INSTRUMENT NUMBER 20070907001252710, O.P.R.C.C.T.;

THENCE DEPARTING BLOOMDALE ROAD AND ALONG THE CENTER OF SAID CREEK, THE EAST LINE OF SAID LEIGH TRACT, AND THE WEST LINE OF SAID BILLINGSLEY 380 TRACT AS FOLLOWS:

1) S 00°21'01" E, 36.38 FEET TO A POINT;

2) S 36°01'41" W, 40.53 FEET TO A POINT;

3) S 16°34'50" W, 41.79 FEET TO A POINT;

4) S 01°16'19" E, 68.54 FEET TO A POINT;

5) S 37°10'33" E, 55.49 FEET TO A POINT;

6) S 05°35'38" E, 73.98 FEET TO A POINT;

7) S 00°22'15" E, 103.53 FEET TO A POINT;

8) S 57°04'26" E, 86.38 FEET TO A POINT;

9) N 35°00'03" E, 45.40 FEET TO A POINT;

10) S 86°42'18" E, 36.17 FEET TO A POINT;

11) S 08°08'12" E, 107.52 FEET TO A POINT;

12) S 80°43'04" E, 14.68 FEET TO A POINT;

13) S 88°57'04" W, 28.63 FEET TO A POINT;

14) N 53°58'49" W, 21.76 FEET TO A POINT;

15) N 53°06'03" W, 36.21 FEET TO A POINT;

16) S 32°47'10" W, 41.12 FEET TO A POINT;

17) S 73°50'42" E, 38.73 FEET TO A POINT;

18) S 09°31'48" W, 55.64 FEET TO A POINT;

19) S 89°37'48" W, 24.34 FEET TO A POINT;

20) N 16°14'51" E, 20.86 FEET TO A POINT;

21) S 83°57'35" W, 49.03 FEET TO A POINT;

22) N 11°13'32" W, 41.14 FEET TO A POINT;

23) S 56°57'57" W, 57.36 FEET TO A POINT;

24) S 07°45'35" E, 58.42 FEET TO A POINT;

25) S 45°54'26" E, 26.39 FEET TO A POINT;

26) S 67°31'01" E, 153.18 FEET TO A POINT;

27) S 06°49'50" W, 74.52 FEET TO A POINT;

28) S 14°55'04" E, 1.63 FEET TO A POINT, BEING THE NORTHEAST CORNER OF TWO TRACTS OF LAND DESCRIBED IN DEEDS TO JIMMY R. WILLIS AND PATSY E. WILLIS, TRUSTEES OF THE WILLIS FAMILY LIVING TRUST, RECORDED IN INSTRUMENT NUMBERS 20110228000213410 AND 20110228000213420, O.P.R.C.C.T.;

THENCE DEPARTING THE CENTER OF SAID CREEK, THE EAST LINE OF SAID LEIGH TRACT, AND THE WEST LINE OF SAID BILLINGSLEY 380 TRACT, AND ALONG THE NORTH LINE OF SAID WILLIS TRACT AS FOLLOWS:

1) S 88°35'04" W, 270.02 FEET TO A POINT;

2) S 01°24'56" E, 95.25 FEET TO A 3/8" IRON ROD FOUND;

3) S 88°35'04" W, AT A DISTANCE OF 85.80 FEET PASSING A 1/2" IRON ROD SET WITH A CAP STAMPED "WIER & ASSOC INC", AND CONTINUING IN ALL A TOTAL DISTANCE OF 115.80 FEET TO A POINT IN COUNTY ROAD 124 (A PRESCRIPTIVE RIGHT-OF-WAY) AND IN THE EAST LINE OF SAID AIRW TRACT, SAID POINT BEING THE MOST WESTERLY NORTHWEST CORNER OF SAID WILLIS TRACTS;

THENCE S 01°24'56" E, ALONG SAID COUNTY ROAD 124, THE EAST LINE OF SAID AIRW TRACT, AND THE WEST LINE OF SAID WILLIS TRACTS, 151.08 FEET TO A POINT, BEING THE SOUTHWEST CORNER OF SAID WILLIS TRACTS;

THENCE DEPARTING SAID COUNTY ROAD 124 AND THE EAST LINE OF SAID AIRW TRACT, AND ALONG THE SOUTH LINE OF SAID WILLIS TRACTS AS FOLLOWS:

1) N 88°35'04" E, AT A DISTANCE OF 30.00 FEET PASSING A 1/2" IRON ROD SET WITH A CAP STAMPED "WIER & ASSOC INC", AND CONTINUING IN ALL A TOTAL DISTANCE OF 200.88 FEET TO A POINT;

2) S 52°42'51" E, 19.47 FEET TO A POINT IN SAID CREEK, IN THE EAST LINE OF SAID LEIGH TRACT, AND IN THE WEST LINE OF SAID BILLINGSLEY 380 TRACT;

THENCE ALONG THE CENTER OF SAID CREEK, THE EAST LINE OF SAID LEIGH TRACT, AND THE WEST LINE OF SAID BILLINGSLEY 380 TRACT AS FOLLOWS:

1) S 35°01'03" W, 52.77 FEET TO A POINT;

2) S 40°30'06" E, 72.29 FEET TO A POINT;

3) S 63°59'26" W, 43.47 FEET TO A POINT;

4) S 10°37'42" W, 30.82 FEET TO A POINT;

5) S 55°11'55" E, 162.56 FEET TO A POINT;

6) S 07°07'08" W, 25.60 FEET TO A POINT;

7) S 56°20'44" W, 62.70 FEET TO A POINT;

8) N 76°27'09" W, 72.72 FEET TO A POINT;

9) S 16°43'33" E, 60.99 FEET TO A POINT;

10) S 83°40'58" E, 69.87 FEET TO A POINT;

11) S 50°43'25" E, 21.14 FEET TO A POINT;

12) S 18°10'39" W, 22.88 FEET TO A POINT;

13) S 70°07'33" W, 92.19 FEET TO A POINT;

14) S 04°36'44" E, 54.25 FEET TO A POINT;

15) S 39°08'17" E, 14.54 FEET TO A POINT;

16) N 69°30'12" E, 122.78 FEET TO A POINT;

17) S 79°04'35" E, 41.83 FEET TO A POINT;

18) S 34°35'30" W, 45.52 FEET TO A POINT;

19) S 55°50'03" W, 80.71 FEET TO A POINT;

20) S 04°13'41" W, 30.94 FEET TO A POINT;

21) S 76°25'31" E, 56.38 FEET TO A POINT;

22) N 67°33'44" E, 57.74 FEET TO A POINT;

23) S 81°37'23" E, 36.66 FEET TO A POINT;

24) S 13°30'58" W, 37.18 FEET TO A POINT;

25) S 51°54'16" W, 117.73 FEET TO A POINT;

26) S 11°27'22" W, 30.40 FEET TO A POINT;

27) S 80°59'16" E, 112.38 FEET TO A POINT;

28) S 49°58'43" W, 184.54 FEET TO A POINT;

29) S 68°17'48" W, 89.41 FEET TO A POINT;

30) S 59°48'45" E, 99.46 FEET TO A POINT;

31) S 02°40'38" W, 87.03 FEET TO A POINT;

32) S 77°42'34" E, 107.51 FEET TO A POINT;

33) S 24°53'09" W, 57.57 FEET TO A POINT;

34) S 84°07'14" W, 112.01 FEET TO A POINT;

35) S 09°05'35" E, 88.38 FEET TO A POINT;

36) S 70°13'04" E, 187.25 FEET TO A POINT;

37) N 39°32'55" E, 108.17 FEET TO A POINT;

38) S 41°40'52" E, 38.69 FEET TO A POINT;

39) S 36°49'32" W, 273.58 FEET TO A POINT;

40) S 24°18'29" W, 134.38 FEET TO A POINT;

41) S 83°21'22" W, 28.95 FEET TO A POINT;

42) N 10°34'58" W, 56.26 FEET TO A POINT;

43) N 65°16'15" W, 60.81 FEET TO A POINT;

44) S 00°02'29" E, 107.56 FEET TO A POINT;

45) S 77°53'37" W, 133.03 FEET TO A POINT;

46) S 46°10'03" E, 88.72 FEET TO A POINT;

47) S 03°55'19" E, 20.39 FEET TO A POINT, BEING THE SOUTHEAST CORNER OF LEIGH TRACT AND IN THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN A DEED TO CB PARKWAY BUSINESS CENTER XIV, LTD., RECORDED IN INSTRUMENT NUMBER 20060111000050460, O.P.R.C.C.T.;

THENCE S 81°34'49" W, DEPARTING SAID CREEK AND THE WEST LINE OF SAID BILLINGSLEY 380 TRACT AND ALONG THE SOUTH LINE OF SAID LEIGH TRACT AND A NORTH LINE OF SAID CB PARKWAY TRACT, AT A DISTANCE OF 132.95 FEET PASSING A MAGNAIL FOUND WITH A SHINER STAMPED "KHA", SAID MAGNAIL BEING THE SOUTHEAST CORNER OF SAID AIRW TRACT, THEN CONTINUING ALONG THE MOST EASTERLY SOUTH LINE OF SAID AIRW TRACT IN ALL A TOTAL DISTANCE OF 455.68 FEET TO A 1/2" IRON ROD FOUND, SAID IRON ROD BEING THE MOST EASTERLY SOUTHWEST CORNER OF SAID AIRW TRACT AND AN ELL CORNER OF SAID CB PARKWAY TRACT;

THENCE N 09°55'36" W, ALONG A SOUTH LINE OF SAID AIRW TRACT AND A NORTH LINE OF SAID CB PARKWAY TRACT, 190.79 FEET TO A 5/8" IRON ROD FOUND WITH A CAP STAMPED "KHA", SAID IRON ROD BEING THE MOST NORTHERLY NORTHEAST CORNER OF SAID CB PARKWAY TRACT AND AN ELL CORNER OF SAID AIRW TRACT;

THENCE S 80°58'57" W, ALONG THE MOST WESTERLY SOUTH LINE OF SAID AIRW TRACT AND THE MOST WESTERLY NORTH LINE OF SAID CB PARKWAY TRACT, 2311.13 FEET TO A POINT IN THE CENTER OF WILSON CREEK TRIBUTARY 14, BEING THE SOUTHWEST CORNER OF SAID AIRW TRACT, THE NORTHWEST CORNER OF SAID CB PARKWAY TRACT, AND IN THE EAST LINE OF A TRACT OF LAND DESCRIBED AS "TRACT 2" IN A DEED TO CLARK PARTNERS, L.P., RECORDED IN VOLUME 5763, PG. 1199, D.R.C.C.T.;

THENCE ALONG THE CENTER OF SAID CREEK, THE WEST LINE OF SAID AIRW TRACT, AND THE EAST LINE OF SAID CLARK PARTNERS TRACT AS FOLLOWS:

1) N 15°51'44" W, 48.89 FEET TO A POINT;

2) N 65°40'11" W, 61.20 FEET TO A POINT;

3) N 02°32'08" E, 57.67 FEET TO A POINT;

4) N 78°37'49" W, 91.42 FEET TO A POINT;

5) N 00°48'45" W, 81.60 FEET TO A POINT;

6) S 75°35'01" E, 52.65 FEET TO A POINT;

7) N 12°12'08" E, 64.94 FEET TO A POINT;

8) N 30°39'11" E, 104.35 FEET TO A POINT;

9) N 23°59'49" E, 130.63 FEET TO A POINT;

10) N 37°23'40" E, 45.02 FEET TO A POINT;

11) N 84°28'20" E, 63.84 FEET TO A POINT;

12) S 69°46'15" E, 80.30 FEET TO A POINT;

13) N 51°47'48" E, 97.83 FEET TO A POINT;

14) N 11°49'22" W, 72.28 FEET TO A POINT;

15) N 71°18'46" E, 44.76 FEET TO A POINT;

16) N 43°54'11" E, 84.17 FEET TO A POINT;

17) N 22°14'08" W, 103.36 FEET TO A POINT;

18) S 84°02'18" E, 55.25 FEET TO A POINT;

19) N 16°36'41" E, 108.29 FEET TO A POINT;

20) N 51°42'54" E, 53.24 FEET TO A POINT;

21) N 17°01'56" E, 95.84 FEET TO A POINT;

22) S 48°59'53" E, 88.93 FEET TO A POINT;

23) N 85°12'44" E, 35.45 FEET TO A POINT;

24) N 30°25'28" E, 58.09 FEET TO A POINT;

25) N 05°37'39" W, 98.38 FEET TO A POINT;

26) N 53°03'55" W, 52.35 FEET TO A POINT;

27) N 08°27'50" E, 78.13 FEET TO A POINT;

28) N 24°56'49" E, 66.51 FEET TO A POINT;

29) N 13°07'12" W, 53.30 FEET TO A POINT;

30) N 35°20'06" E, 55.43 FEET TO A POINT;

31) N 31°41'23" W, 36.17 FEET TO A POINT;

32) N 06°34'41" E, 150.81 FEET TO A POINT;

33) N 22°57'35" W, 96.10 FEET TO A POINT;

34) S 63°46'40" W, 59.61 FEET TO A POINT;

35) N 27°28'23" W, 46.80 FEET TO A POINT;

36) N 08°08'02" E, 79.44 FEET TO A POINT;

37) S 44°29'59" W, 82.72 FEET TO A POINT;

38) N 68°46'50" W, 43.24 FEET TO A POINT;

39) N 12°01'50" W, 172.10 FEET TO A POINT;

40) N 35°39'22" E, 48.57 FEET TO A POINT;

41) N 23°40'58" W, 131.42 FEET TO A POINT;

42) N 63°52'29" E, 86.86 FEET TO A POINT;

43) S 55°46'47" E, 49.24 FEET TO A POINT;

44) N 73°16'25" E, 61.59 FEET TO A POINT;

45) N 02°34'42" E, 133.95 FEET TO A POINT;

46) N 63°46'25" W, 11.95 FEET TO A POINT;

47) S 41°49'51" W, 45.83 FEET TO A POINT;

48) N 74°21'07" W, 33.38 FEET TO A POINT;

49) N 17°17'40" W, 43.57 FEET TO A POINT;

50) N 34°35'34" E, 29.97 FEET TO A POINT;

51) N 03°47'51" W, 85.25 FEET TO A POINT;

52) S 89°17'58" W, 55.71 FEET TO A POINT;

53) N 22°38'27" W, 29.00 FEET TO A POINT;

54) N 71°53'36" E, 31.32 FEET TO A POINT;

55) N 23°59'20" E, 74.94 FEET TO A POINT;

56) N 10°31'48" E, 32.96 FEET TO A POINT;

57) N 19°17'49" E, 25.07 FEET TO A POINT;

58) N 53°26'08" E, 34.63 FEET TO A POINT;

59) S 58°43'38" E, 73.87 FEET TO A POINT;

60) N 62°50'27" E, 25.92 FEET TO A POINT;

61) N 07°35'33" E, 38.70 FEET TO A POINT;

62) N 45°46'12" W, 18.49 FEET TO A POINT;

63) N 20°21'29" W, 23.06 FEET TO A POINT;

64) N 81°27'21" E, 24.17 FEET TO A POINT;

65) N 11°17'48" W, 37.82 FEET TO A POINT;

66) N 39°13'38" E, 19.72 FEET TO A POINT;

67) S 54°37'17" E, 17.37 FEET TO A POINT;

68) N 39°49'49" E, 51.43 FEET TO A POINT;

69) N 04°04'56" W, 25.08 FEET TO A POINT;

70) N 89°57'26" E, 24.97 FEET TO A POINT;

71) N 49°29'26" E, 32.55 FEET TO A POINT;

72) S 55°45'11" E, 17.32 FEET TO A POINT;

73) N 05°24'32" E, 68.44 FEET TO A POINT;

74) N 45°30'17" E, 64.61 FEET TO A POINT;

75) N 03°51'25" E, 60.20 FEET TO A POINT;

76) N 14°09'27" W, 87.14 FEET TO A MAGNAIL SET WITH A SHINER STAMPED "WIER & ASSOC INC" IN SAID BLOOMDALE ROAD, SAID MAGNAIL BEING THE NORTHWEST CORNER OF SAID AIRW TRACT, THE NORTHEAST CORNER OF SAID CLARK PARTNERS TRACT, AND IN THE SOUTH LINE OF A CALLED 27.752 ACRE TRACT OF LAND DESCRIBED IN SAID DEED TO ST. ANDREWS INTERESTS, LLC, RECORDED IN INSTRUMENT NUMBER 20070907001252710, O.P.R.C.C.T., FROM WHICH A MAGNAIL FOUND WITH A SHINER STAMPED "KHA" BEARS N 09°07' W, 1.2 FEET, AND ALSO FROM WHICH A SECOND MAGNAIL FOUND BEARS S 16°36' W, 6.6 FEET;

THENCE N 89°49'06" E, DEPARTING THE CENTER OF SAID CREEK AND ALONG SAID BLOOMDALE ROAD, THE NORTH LINE OF SAID AIRW TRACT, THE SOUTH LINE OF SAID 27.752 ACRE ST. ANDREWS TRACT, THE SOUTH LINE OF SAID SEEING STARS TRACT, AND THE NORTH LINE OF SAID LEIGH TRACT, AT A DISTANCE OF 1853.99 FEET PASSING A MAGNAIL SET WITH A SHINER STAMPED "WIER & ASSOC INC", SAID MAGNAIL BEING THE NORTHEAST CORNER OF SAID AIRW TRACT, AND CONTINUING IN ALL A TOTAL DISTANCE OF 2120.12 FEET TO THE PLACE OF BEGINNING AND CONTAINING 154.788 ACRES (6,742,584 SQUARE FEET) OF LAND, MORE OR LESS.

*S U R V E Y O R ' S S T A T E M E N T *

KNOW ALL MEN BY THESE PRESENTS:

THAT I, AARON L. STRINGFELLOW, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT AND THE FIELD NOTES MADE A PART THEREOF FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF MCKINNEY, TEXAS.

DATED THIS THE _____ DAY OF _____, 2019.

"THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF REVIEW UNDER THE AUTHORITY OF AARON L. STRINGFELLOW, RPLS. NO. 6373 ON March 25, 2019. IT IS NOT TO BE USED FOR RECORDING, CONSTRUCTION, BIDDING, OR PERMIT PURPOSES. THIS DOCUMENT IS NOT TO BE RELIED UPON AS A COMPLETE SURVEY AND SHALL NOT BE RECORDED."

_____
AARON L. STRINGFELLOW, R.P.L.S.
STATE OF TEXAS No. 6373
E-MAIL: AaronL.S@WierAssociates.com

STATE OF TEXAS
COUNTY OF TARRANT

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED AARON L. STRINGFELLOW, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

PRELIMINARY
FOR REVIEW PURPOSES ONLY
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

ALL PROPOSED LOTS SITUATED ENTIRELY OUTSIDE THE CITY'S CORPORATE LIMITS AND WITHIN THE CITY'S EXTRATERRITORIAL JURISDICTION COMPLY WITH THE SUBDIVISION ORDINANCE.

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

*O W N E R ' S D E D I C A T I O N *

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT AIRW 2017-7, L.P., JEFF ISENSTADT, AS SUCCESSOR TRUSTEE OF THE ERNEST MAHARD, JR. ADMINISTRATIVE TRUST, AS CREATED UNDER THE ERNEST MAHARD JR. LIVING TRUST, WILLIAM J. EGAN, BRIAN LEIGH EGAN, TIMOTHY ADAM WILLIS, AS INDEPENDENT EXECUTOR OF THE ESTATE OF PATSY WILLIS, AND GEORGE LEIGH, ACTING HEREIN BY AND THROUGH THEIR DULY AUTHORIZED OFFICERS, DO HEREBY CERTIFY AND ADOPT THIS PLAT DESIGNATING THE HEREIN ABOVE DESCRIBED PROPERTY AS MANSIONS 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, ARE HEREBY DEDICATED FOR THE PURPOSE OF 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 BUILDINGS, FENCES, 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 SHALL AT ALL TIMES, HAVE THE FULL RIGHT OF INGRESS AND EGRESS TO OR FROM AND UPON SAID EASEMENTS FOR THE PURPOSE OF 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 PLATTING ORDINANCES, RULES, REGULATIONS, AND RESOLUTIONS OF THE CITY OF MCKINNEY, TEXAS.

WITNESS, MY HAND, THIS THE _____ DAY OF _____, 2019.

BY: _____ _____ MATTHEW HILES, EXECUTIVE VICE PRESIDENT
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

STATE OF TEXAS
COUNTY OF TARRANT

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED MATTHEW HILES, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

BY: _____ _____ JEFF ISENSTADT, TRUSTEE
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED JEFF ISENSTADT, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

BY: _____ _____ WILLIAM J. EGAN
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED WILLIAM J. EGAN, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

BY: _____ _____ BRIAN LEIGH EGAN
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

STATE OF CALIFORNIA
COUNTY OF MENDOCINO

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED BRIAN LEIGH EGAN, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

BY: _____ _____ TIMOTHY ADAM WILLIS
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED TIMOTHY ADAM WILLIS, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

BY: _____ _____ GEORGE LEIGH
AUTHORIZED SIGNATURE — PRINTED NAME & TITLE

COUNTY OF COLLIN
STATE OF TEXAS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED GEORGE LEIGH, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2019.

_____
NOTARY PUBLIC, STATE OF TEXAS

OWNER
AIRW 2017-7, L.P.
2505 N STATE HWY 360, SUITE 800
GRAND PRAIRIE, TEXAS 76050
CONTACT: MATTHEW HILES
PH: (972) 471-8700

DEVELOPER
WESTERN RIM INVESTMENT ADVISORS, INC.
2505 N STATE HWY 360, SUITE 800
GRAND PRAIRIE, TEXAS 76050
CONTACT: MATTHEW HILES
PH: (972) 471-8700

OWNER
GEORGE LEIGH, ET AL
8352 COUNTY RD 124
MCKINNEY, TEXAS 75071

ENGINEER / SURVEYOR
WIER & ASSOCIATES, INC.
2201 E. LAMAR BLVD., SUITE 200E
ARLINGTON, TEXAS 76006
CONTACT: RANDY EARDLEY, P.E.
PH: (817) 467-7700
FAX: (817) 467-7713
EMAIL: RandyE@WierAssociates.com

PRELIMINARY-FINAL PLAT
MANSIONS ADDITION
BLOCK A, LOTS 1-3
BLOCK B, LOTS 1-2

AN ADDITION TO THE CITY OF MCKINNEY ETJ, COLLIN COUNTY, TEXAS
BEING 154.788 ACRES OF LAND LOCATED IN THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT No. 206, COLLIN COUNTY, TEXAS

PREPARED BY:
WIER & ASSOCIATES, INC.
ENGINEERS SURVEYORS LAND PLANNERS
2201 E. LAMAR BLVD., SUITE 200E ARLINGTON, TEXAS 76006 METRO (817)467-7700
Texas Firm Registration No. F-2776 www.WierAssociates.com
Texas Board of Professional Land Surveying Registration No. 10033900

SHEET 5 OF 5

DATE: 3/25/2019
W.A. No. 17164