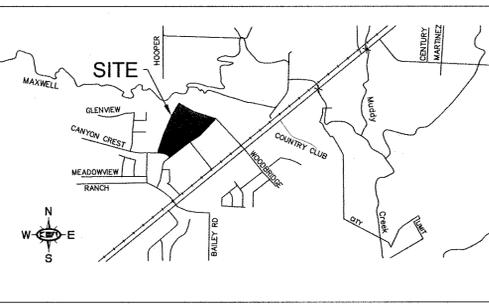


VICINITY MAP



LINE TYPE LEGEND

---	BOUNDARY LINE
---	EASEMENT LINE
---	BUILDING LINE
---	WATER LINE
---	SANITARY SEWER LINE
---	STORM SEWER LINE
---	GAS
---	UNDERGROUND GAS LINE
---	OHIP
---	OVERHEAD UTILITY LINE
---	UNDERGROUND ELECTRIC LINE
---	UGT
---	UNDERGROUND TELEPHONE LINE
---	FENCE
---	CONCRETE PAVEMENT
---	ASPHALT PAVEMENT

LEGEND

⊠	ROOF DRAIN	⊠	MAIL BOX
⊠	CABLE TV BOX	⊠	SANITARY SEWER CLEAN OUT
⊠	CABLE TV HANDHOLE	⊠	SANITARY SEWER MANHOLE
⊠	CABLE TV MANHOLE	⊠	SANITARY SEWER MARKER FLAG
⊠	CABLE TV MARKER SIGN	⊠	SANITARY SEWER MARKER SIGN
⊠	CABLE TV VAULT	⊠	SANITARY SEWER VAULT
⊠	COMMUNICATIONS BOX	⊠	STORM SEWER BOX
⊠	COMMUNICATIONS HANDHOLE	⊠	STORM SEWER CLEAN OUT
⊠	COMMUNICATIONS MANHOLE	⊠	STORM SEWER MANHOLE
⊠	COMMUNICATIONS MARKER FLAG	⊠	STORM SEWER VAULT
⊠	COMMUNICATIONS MARKER SIGN	⊠	TRAFFIC BARRIERS
⊠	COMMUNICATIONS VAULT	⊠	TRAFFIC BOLLARD
⊠	ELEVATION BENCHMARK	⊠	TRAFFIC BOX
⊠	FIBER OPTIC BOX	⊠	CROSS WALK SIGNAL
⊠	FIBER OPTIC HANDHOLE	⊠	TRAFFIC HANDHOLE
⊠	FIBER OPTIC MANHOLE	⊠	TRAFFIC MANHOLE
⊠	FIBER OPTIC MARKER FLAG	⊠	TRAFFIC MARKER SIGN
⊠	FIBER OPTIC MARKER SIGN	⊠	TRAFFIC SIGNAL
⊠	FIBER OPTIC VAULT	⊠	TRAFFIC VAULT
⊠	MONITORING WELL	⊠	UNIDENTIFIED BOX
⊠	GAS HANDHOLE	⊠	UNIDENTIFIED HANDHOLE
⊠	GAS METER	⊠	UNIDENTIFIED METER
⊠	GAS MANHOLE	⊠	UNIDENTIFIED MANHOLE
⊠	GAS MARKER FLAG	⊠	UNIDENTIFIED MARKER FLAG
⊠	GAS SIGN	⊠	UNIDENTIFIED MARKER SIGN
⊠	GAS TANK	⊠	UNIDENTIFIED POLE
⊠	GAS VALVE	⊠	UNIDENTIFIED TANK
⊠	GAS VALVE	⊠	UNIDENTIFIED VAULT
⊠	TELEPHONE BOX	⊠	UNIDENTIFIED VAULT
⊠	TELEPHONE HANDHOLE	⊠	UNIDENTIFIED VALVE
⊠	TELEPHONE MANHOLE	⊠	WATER BOX
⊠	TELEPHONE VAULT	⊠	FIRE DEPT. CONNECTION
⊠	PIPELINE MARKER SIGN	⊠	FIRE HYDRANT
⊠	FLOOD LIGHT	⊠	WATER METER
⊠	GUY ANCHOR	⊠	WATER MARKER FLAG
⊠	GUY ANCHOR POLE	⊠	WATER MARKER SIGN
⊠	ELECTRIC HANDHOLE	⊠	WATER VALVE
⊠	LIGHT STANDARD	⊠	AIR RELEASE VALVE
⊠	ELECTRIC METER	⊠	WATER WELL
⊠	ELECTRIC MANHOLE	⊠	C.M. CONTROLLING MONUMENT
⊠	ELECTRIC MARKER FLAG	⊠	IRSC 5/8" IRON ROD W/ "KHA" CAP SET
⊠	ELECTRIC MARKER SIGN	⊠	IRSC IRON ROD WITH CAP FOUND
⊠	UTILITY POLE	⊠	PKS PK NAIL SET
⊠	ELECTRIC TRANSFORMER	⊠	PKF PK NAIL FOUND
⊠	TELEPHONE VAULT	⊠	IRF IRON ROD FOUND
⊠	HANDICAPPED PARKING	⊠	IRP IRON PIPE FOUND
⊠	ADP	⊠	ALUMINUM DISK FOUND
⊠	MARKER BILLBOARD	⊠	XS "X" CUT IN CONCRETE SET
⊠	BORE LOCATION	⊠	XF "X" CUT IN CONCRETE FOUND
⊠	FLAG POLE	⊠	P.O.B. POINT OF BEGINNING
⊠	GREASE TRAP	⊠	P.O.C. POINT OF COMMENCING

LEGAL DESCRIPTION

BEING a tract of land situated in the H. Warnell Survey, Abstract No. 1031, H. J. Hardin Survey, Abstract No. 438 and the Richard Newman Survey, Abstract No. 660, City of Sachse, Collin County, Texas and being part of a tract of land described in Special Warranty Deed to Woodbridge Properties, L.L.C., recorded in Volume 5065, Page 4376, Land Records of Collin County, Texas and part of a tract of land described in Special Warranty Deed to Woodbridge Properties, L.L.C., recorded in Volume 4771, Page 7, Land Records of Collin County, Texas and being more particularly described as follows:

BEGINNING at a 5/8" iron rod with plastic cap stamped "KHA" set at the intersection of the north line of Canyon Crest Drive (a 60-foot wide street easement) and the northwest right-of-way line of Cody Lane (a 60-foot wide street easement);

THENCE with said north easement line, the following courses and distances:

North 32°42'23" West, a distance of 16.19 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the beginning of a tangent curve to the left having a central angle of 57°21'07", a radius of 280.00 feet, a chord bearing and distance of North 61°22'57" West, 268.72 feet;
 In a northerly direction, with said curve to the left, an arc distance of 280.27 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the end of said curve;
 South 89°56'30" West, a distance of 14.24 feet to a 5/8" iron rod with plastic cap stamped "KHA" set for corner;

THENCE departing said north easement line, the following courses and distances:

North 14°46'37" East, a distance of 58.13 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the beginning of a tangent curve to the right having a central angle of 12°16'15", a radius of 630.00 feet, a chord bearing and distance of North 20°54'45" East, 134.67 feet;
 In a northeasterly direction, with said curve to the right, an arc distance of 134.93 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the beginning of a reverse curve to the left having a central angle of 17°27'59", a radius of 400.00 feet, a chord bearing and distance of North 18°18'53" East, 121.47 feet;
 In a northeasterly direction, with said curve to the left, an arc distance of 121.94 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the end of said curve;
 North 44°16'54" East, a distance of 178.09 feet to a 5/8" iron rod with plastic cap stamped "KHA" set in the proposed south right-of-way line of Woodbridge Parkway (a proposed 100-foot wide right-of-way) at the beginning of a non-tangent curve to the left having a central angle of 30°00'13", a radius of 800.00 feet, a chord bearing and distance of South 65°27'04" East, 414.16 feet;

THENCE with said proposed south right-of-way line, the following courses and distances:

In a southeasterly direction, with said curve to the left, an arc distance of 418.93 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the end of said curve;
 South 80°27'10" East, a distance of 474.41 feet to a 5/8" iron rod with plastic cap stamped "KHA" found at the intersection of the south right-of-way line of Woodbridge Parkway (a 100-foot wide right-of-way) and the northwest right-of-way line of Cody Lane (a 60-foot wide right-of-way);

THENCE with said northwest right-of-way line, the following courses and distances:

South 9°32'50" West, a distance of 100.00 feet to a 5/8" iron rod with plastic cap stamped "KHA" found at the beginning of a tangent curve to the right having a central angle of 42°44'46", a radius of 220.00 feet, a chord bearing and distance of South 30°55'13" West, 160.35 feet;
 In a southwesterly direction, with said curve to the right, an arc distance of 164.13 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the end of said curve;
 South 52°17'37" West, a distance of 411.54 feet, a 5/8" iron rod with plastic cap stamped "KHA" found at the westernmost corner of the terminus of said right-of-way line and the northernmost corner of said street easement, continuing with said street easement, in all a total distance of 725.67 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the beginning of a tangent curve to the right having a central angle of 5°00'00", a radius of 1970.00 feet, a chord bearing and distance of South 54°47'37" West, 171.66 feet;

THENCE continuing with said easement line, the following courses and distances:

In a southwesterly direction, with said curve to the right, an arc distance of 171.91 feet to a 5/8" iron rod with plastic cap stamped "KHA" set at the end of said curve;
 South 57°17'37" West, a distance of 124.91 feet to the POINT OF BEGINNING and containing 15.823 acres of land.

The bearings for this description are based on a bearing of South 00°00'00" East, for the east line of Lot 30, Block L, Woodbridge, Phase 8, according to the plat recorded in Cabinet O, Page 455, Map Records of Collin County, Texas.

SURVEYS CERTIFICATION

To: ROBERT COLLEY DEVELOPMENT, LLC
 FIDELITY NATIONAL TITLE AGENCY, INC.
 WOODBRIDGE PROPERTIES, L.L.C.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and NSPS in 2011, and includes Items 1,2,3,4,7(a),8,9 and 11(a) of Table A thereof. The field work was completed on March 15, 2013.

Dana Brown
 Registered Professional Land Surveyor No. 5336
 Kimley-Horn and Associates, Inc.
 12750 Merit Drive Suite 1000
 Dallas, Texas 75251
 Ph. 972-770-1300
 dana.brown@kimley-horn.com



ALTA/ACSM LAND TITLE SURVEY
 15.823 ACRES
 H.J. HARDIN SURVEY, ABSTRACT NO. 438
 H. WARNELL SURVEY, ABSTRACT NO. 1031
 RICHARD NEWMAN SURVEY, ABSTRACT NO. 660
 CITY OF SACHSE, COLLIN COUNTY, TEXAS



12750 Merit Drive, Suite 1000 Dallas, Texas 75251 FIRM # 101155-00 Tel. No. (972) 770-1300 Fax No. (972) 239-3820

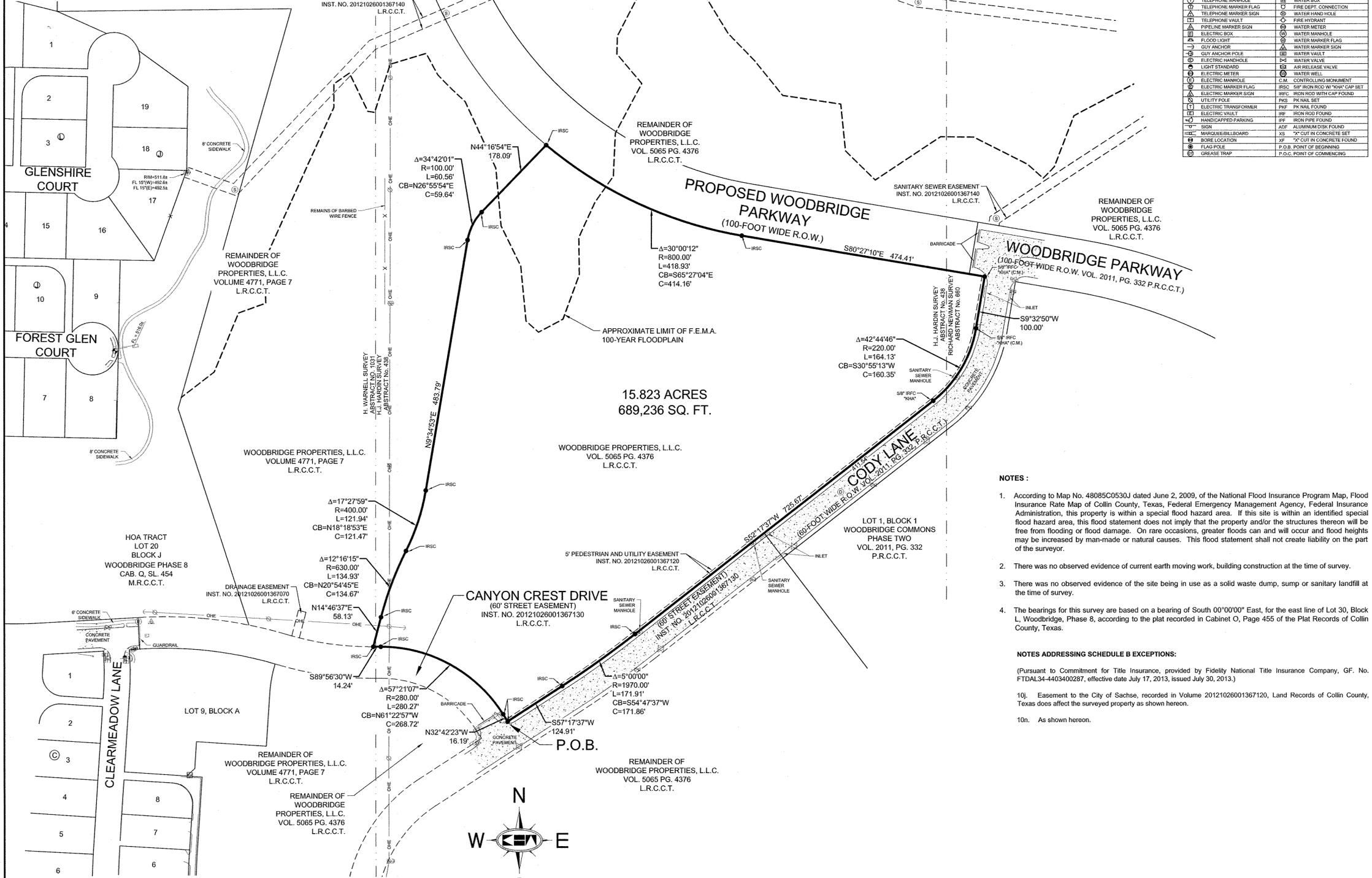
Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	SRD	DAB	JULY 2013	083564136	1 OF 1

NOTES :

- According to Map No. 48085C0530J dated June 2, 2009, of the National Flood Insurance Program Map, Flood Insurance Rate Map of Collin County, Texas, Federal Emergency Management Agency, Federal Insurance Administration, this property is within a special flood hazard area. If this site is within an identified special flood hazard area, this flood statement does not imply that the property and/or the structures thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of the surveyor.
- There was no observed evidence of current earth moving work, building construction at the time of survey.
- There was no observed evidence of the site being in use as a solid waste dump, sump or sanitary landfill at the time of survey.
- The bearings for this survey are based on a bearing of South 00°00'00" East, for the east line of Lot 30, Block L, Woodbridge, Phase 8, according to the plat recorded in Cabinet O, Page 455 of the Plat Records of Collin County, Texas.

NOTES ADDRESSING SCHEDULE B EXCEPTIONS:

- (Pursuant to Commitment for Title Insurance, provided by Fidelity National Title Insurance Company, GF. No. FTDAL34-4403400287, effective date July 17, 2013, issued July 30, 2013.)
- Easement to the City of Sachse, recorded in Volume 20110206001367120, Land Records of Collin County, Texas does affect the surveyed property as shown hereon.
 - As shown hereon.



DRAWN: DANA BROWN, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5336, STATE OF TEXAS. PLOTTED BY: BROWN, DANA, 04/23/2013 10:22:41 AM. LAST SAVER: BROWN, DANA, 04/23/2013 3:30 PM.