

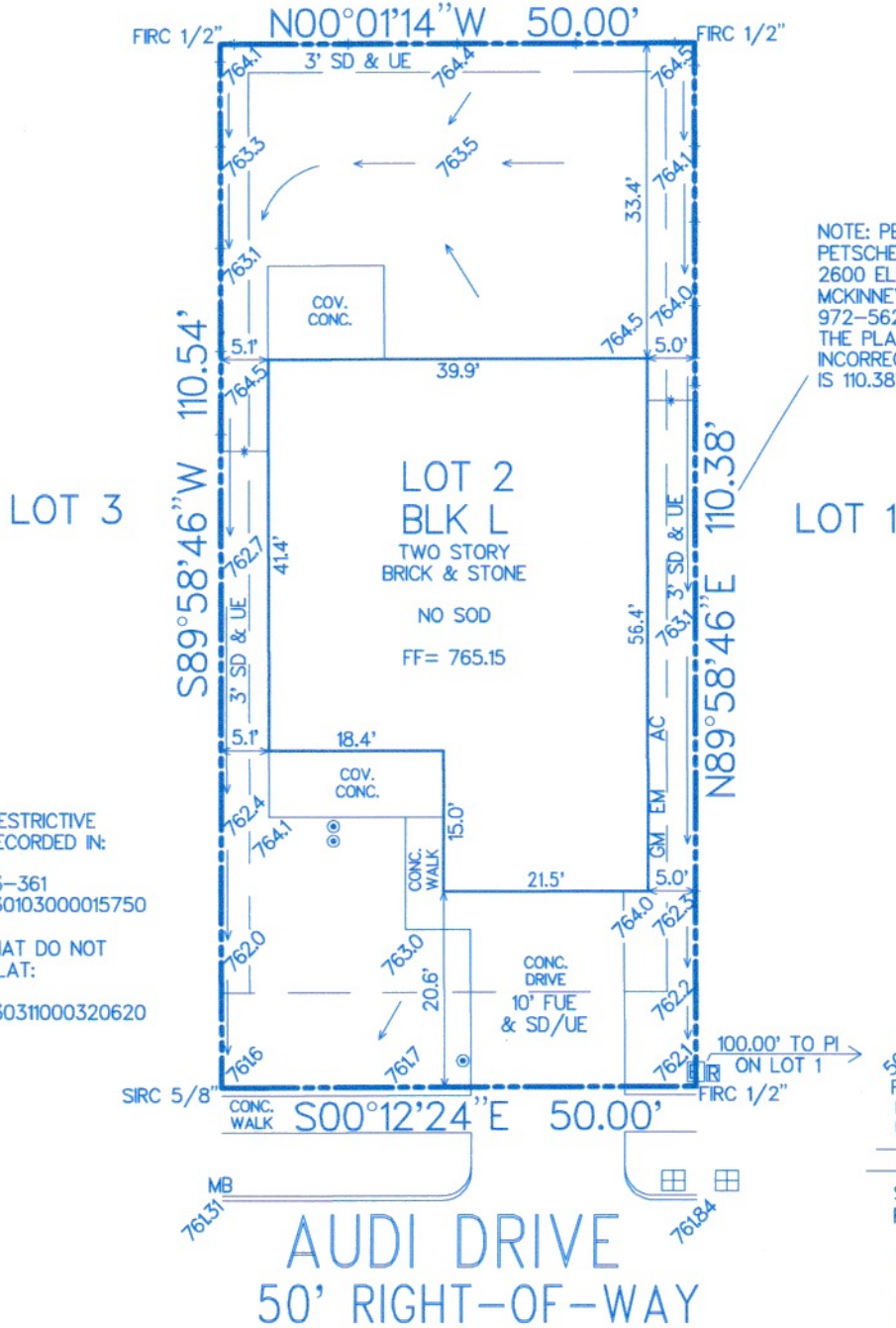
FINAL SURVEY WITH GRADES

This is to certify that I have this date, made a careful and accurate survey on the ground of the property located at: 1201 AUDI DRIVE, in the City of MCKINNEY, Texas. Lot No. 2 Block No. L, City Block No. _____, of PARCEL 1704, PHASE 1, an addition to the City of MCKINNEY, COLLIN County, Texas, according to the MAP OR PLAT THEREOF, recorded in CLERK'S FILE NO. 2013-361, of the MAP Records, COLLIN County, Texas.



THE REMAINING PORTION OF LOT, BLOCK A
PARCEL 1704 ADDITION
VOLUME 2012, [AGE 146, PRCT

LENNAR HOMES OF TEXAS
LAND AND CONSTRUCTION, LTD.
CLERK'S FILE NUMBER
20120308000273540, LRCCT



NOTE: PER BILL KISINGER WITH PETSCHKE AND ASSOCIATES 2600 ELDORADO PARKWAY, STE. 240 MCKINNEY, TEXAS 75070 972-562-9606 THE PLATTED DIMENSION OF 100.38' IS INCORRECT. THE CORRECT DIMENSION IS 110.38'

SUBJECT TO RESTRICTIVE COVENANTS RECORDED IN:
C.C.F. NO. 2013-361
C.C.F. NO. 20130103000015750
EASEMENTS THAT DO NOT AFFECT PER PLAT:
C.C.F. NO. 20130311000320620

- LEGEND**
- 509.1 FINISHED GRADE
 - FF= FINISHED FLOOR
 - B.L. BUILDING LINE
 - U.E. UTILITY EASEMENT
 - FENCE
 - GRADE ARROW
 - SIRC Set Iron Rod with Cap
 - FIRC Found Iron Rod with Cap
 - ☐ Electric Box
 - MB Mail Box
 - AC Air Conditioner
 - EM Electric Meter
 - GM Gas Meter
 - ☒ Telephone Riser
 - ☒ Water Meter
 - ⊙ Cleanout
 - COV. Covered Concrete

FLOOD CERTIFICATION
AS DETERMINED BY THE FLOOD INSURANCE RATE MAPS FOR COLLIN COUNTY, TEXAS, BY GRAPHIC PLOTTING, THE ABOVE PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD ZONE AREA. MAP DATE: 06/02/2009, Zone: X Panel No. 48085 C0235J

The plat hereon is an accurate representation of said property on the date of survey. The lines and dimensions of said property being indicated by said plat. The size, location, and type of buildings and improvements are shown on said plat. The building set back lines are at the distance indicated. The distance to the nearest intersecting street, road, or point of curve are indicated on said plat. There are no apparent visible easements, encroachments, conflicts, or protrusions except those shown on said plat. Said plat is intended for client use only.

Date: 07/16/2014
Job No.: LEN 90176
G.F. No.: 14706-13-00875
Scale: 1"=20'
Drawn By: GF/MR

THIS IS NOT AN OFFICIAL DOCUMENT WITHOUT AN ORIGINAL SIGNATURE.



Benchmark Group
of Texas, Inc.

899 E. Arapaho Road Richardson, Texas 75081
PHONE: (972)680-3037 FAX: (972)680-3052
LAND SURVEYORS

BEARINGS BASED ON RECORDED SUBDIVISION PLAT SHOWN ABOVE UNLESS OTHERWISE NOTED