

Surveyed By:



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Ordered By:



CHICAGO TITLE

Chicago Title  
5000 Legacy Drive  
Suite 150  
Plano, TX 75024  
Phone: 972-378-9990  
Fax: 972-378-9777

Property Address:  
1908 Kirby Lane, Allen, TX 75013

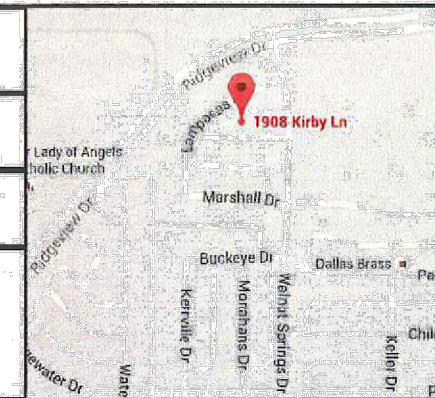
TerraCorp Order No:  
TX16031122

Client Order Number:  
8000961600244

Completed Date:  
03/22/2016

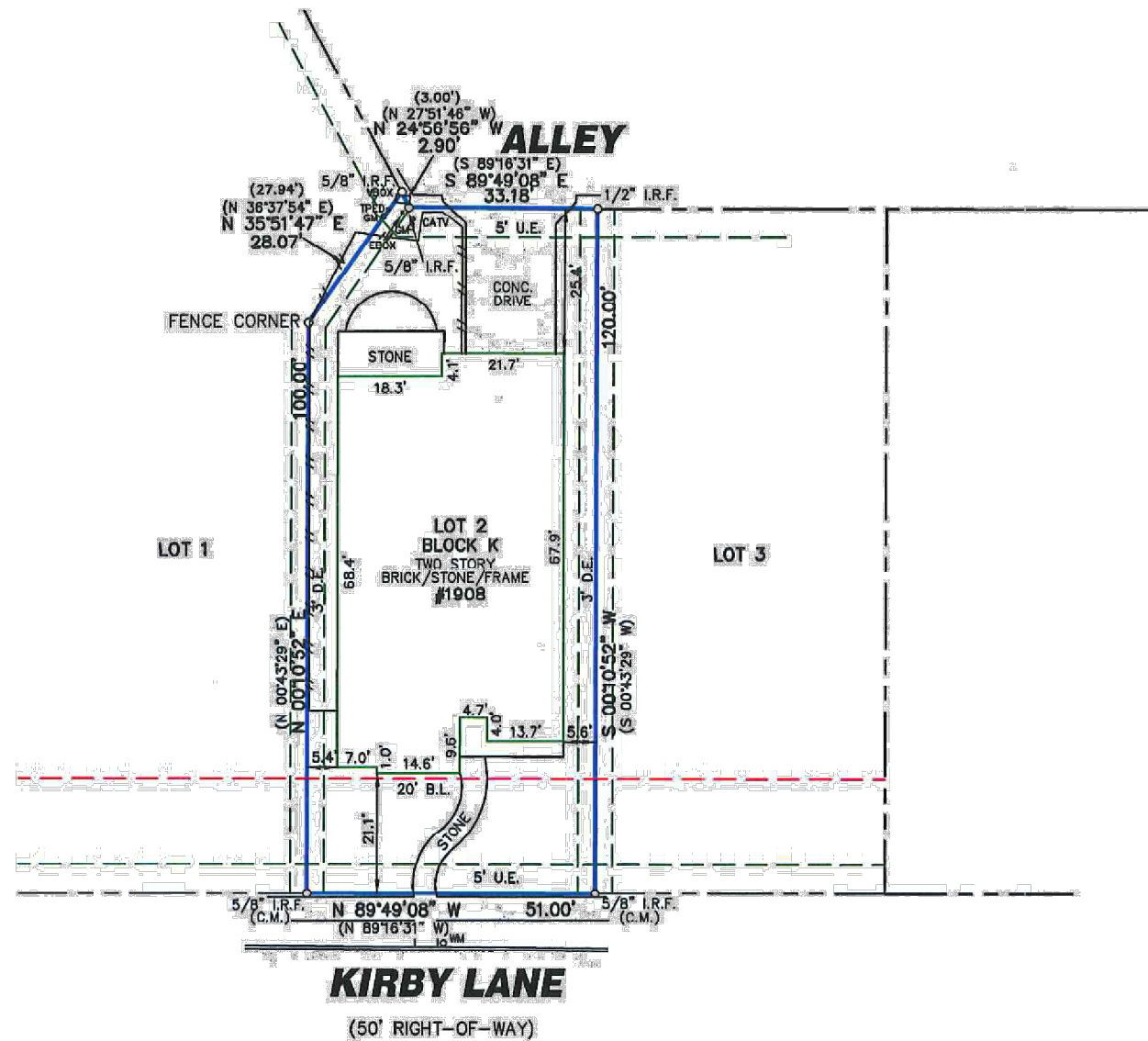
Certified To:  
Jackie Y. Chen, Chicago Title

Legal Description:  
Lot 2, Block K, Twin Creeks Phase 7A-I, City of Allen, according to Map or Plat thereof recorded in Cabinet q, Slide 15, of the Plat Records of Collin County, Texas.



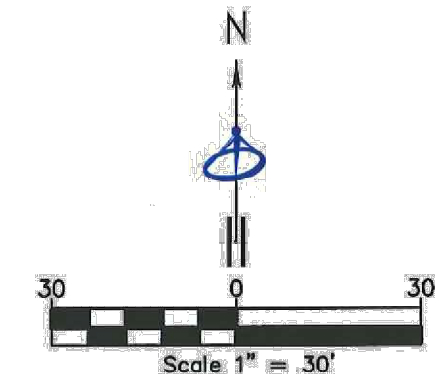
LEGEND

- A/C.....AIR CONDITION
- B.L.....BUILDING LINE
- CATV.....CABLE TV RISER
- (CM).....CONTROLLING MONUMENT
- EBOX.....ELECTRIC BOX
- EM.....ELECTRIC METER
- FO.....FIBER OPTIC VAULT
- GM.....GAS METER
- IRF.....IRON ROD FOUND
- TPED.....TELEPHONE PEDESTAL
- ( ).....PLAT/DEED CALLS
- U.E.....UTILITY EASEMENT
- VBOX.....VERIZON BOX
- WDF.....WOOD FENCE
- WM.....WATER METER
- W-F.....WOOD FENCE
- - - EASEMENT LINE
- - - BUILDING LINE



NOTES

1. Directional Control shown hereon is based on NAD83 (CORS96, EPOCH 2002) tied to the Texas Coordinate System of 1983, North Central Zone (4202).
2. The following items are from Schedule B, Commitment for Title Insurance, Chicago Title Insurance Company, GF No. ctdal96-8000961600244-KM, issued March 14, 2016.
  - 10e. A twenty foot building line along the front property line as set out on plat recorded in Cabinet Q, Slide 15 of the Plat Records of Collin County, Texas.
  - 10f. A five foot utility easement along the front and rear property lines, and three foot drainage easement along the side property lines as set forth in instrument recorded in Cabinet Q, Slide 15 of the Plat Records of Collin County, Texas.
  - 10g. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 467, Page 455 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)
  - 10h. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 468, Page 78 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)
  - 10i. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 467, Page 472 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)
  - 10j. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 467, Page 472 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)
  - 10k. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 467, Page 451 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)
  - 10l. A easement granted to Denton County Electric Cooperative, Inc. as set forth in instrument recorded in Volume 467, Page 276 of the Real Property Records of Collin County, Texas. Also as affected by instrument recorded in Volume 921, Page 721 and Volume 1016, Page 562, Real Property Records, Collin County, Texas. (Does not affect.)



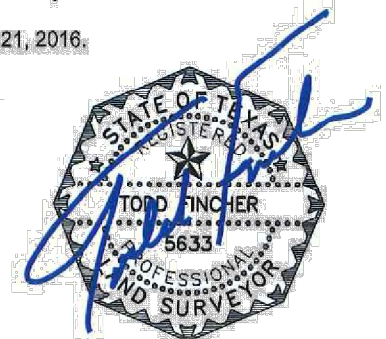
FLOOD NOTE

According to my interpretations of the Collin County, Texas and Incorporated Areas, Flood Insurance Rate Map Number 48085C0380J, dated June 2, 2009, the subject property lies within flood Zone "X" and is not shown to be within a Special Flood Hazard Area. This statement does not imply that the property and/or 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 statement shall not create liability on the part of the surveyor.

SURVEYOR'S CERTIFICATE

I hereby certify that this plat represents the results of a survey made on the ground on the March 21, 2016.

Signed: March 21, 2016.



*Ricky Adams*

*Christy Fincher*