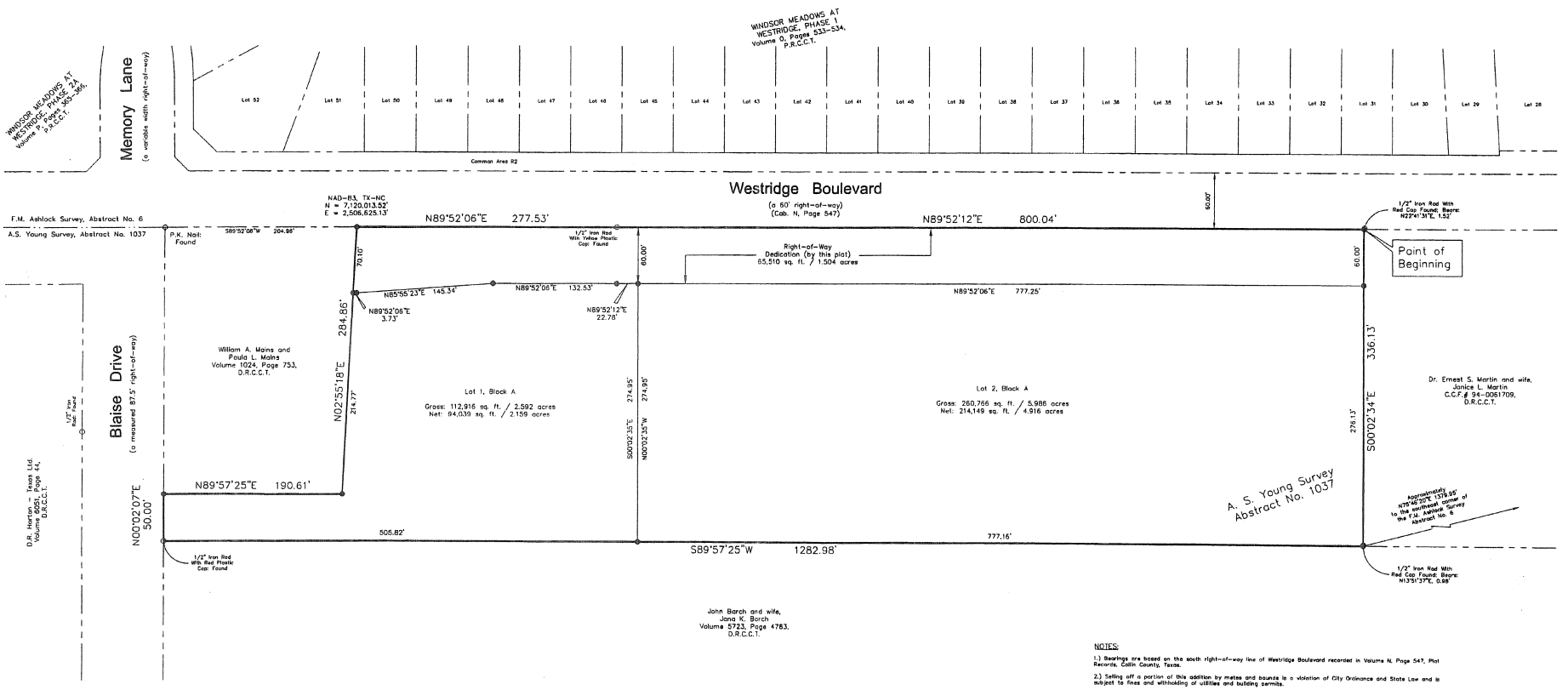


NOTES:

1.) Bearings are based on the south right-of-way line of Westridge Boulevard recorded in Volume N, Page 547, Plat Records, Collin County, Texas.

2.) Selling off a portion of this addition by metes and bounds is a violation of City Ordinance and State Law and is subject to fines and withholding of utilities and building permits.

3.) —●— 1/2" Iron Rod with Cap Stamped "LONE STAR". Set

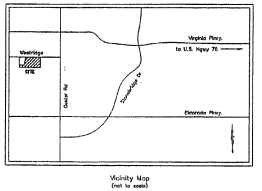
4.) A Conveyance Plat is a record of property approved by the City of Frisco for the purpose of sale or conveyance in its entirety or interests thereon defined. No building permit shall be issued nor permanent public utility service be provided until a final plat is approved, filed of record and public improvement accepted in accordance with the provisions of the subdivision ordinance of the City of Frisco. Selling a portion of this property by metes and bounds, except as shown on an approved, filed and accepted conveyance plat, final plat or replat is a violation of the city ordinance and state law and is subject to fines and withholding of utilities and building permits.

5.) No floodplain exists on this site.

GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = ft. 50



Vicinity Map
(not to scale)

P&Z Commission
Date: November 28, 2006
Approved / Denied

Owner
Baljeet K. Jawanda and
Daljit S. Hundle
4588 Penbrook Court
Frisco, Texas 75024

Surveyor
Lone Star Surveys, LLC.
205 Wilcox Street, Suite 102
McKinney, Texas 75069
(214) 544-2170

Engineer
Helmberger Associates, Inc.
124 Hooper Road
Wylie, Texas 75098
(972) 442-7459

CONVEYANCE PLAT of
Block A, Lots 1 & 2
WESTRIDGE ADDITION
373,682 sq. ft. / 8.579 acres
in the A.S. Young Survey ~ Abstract No. 1037
City of Frisco, Collin County, Texas

Dated: April, 2006 Scale: 1" = 50'

Page 1 of 2

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PREVIOUSLY APPROVED CONVEYANCE PLAT