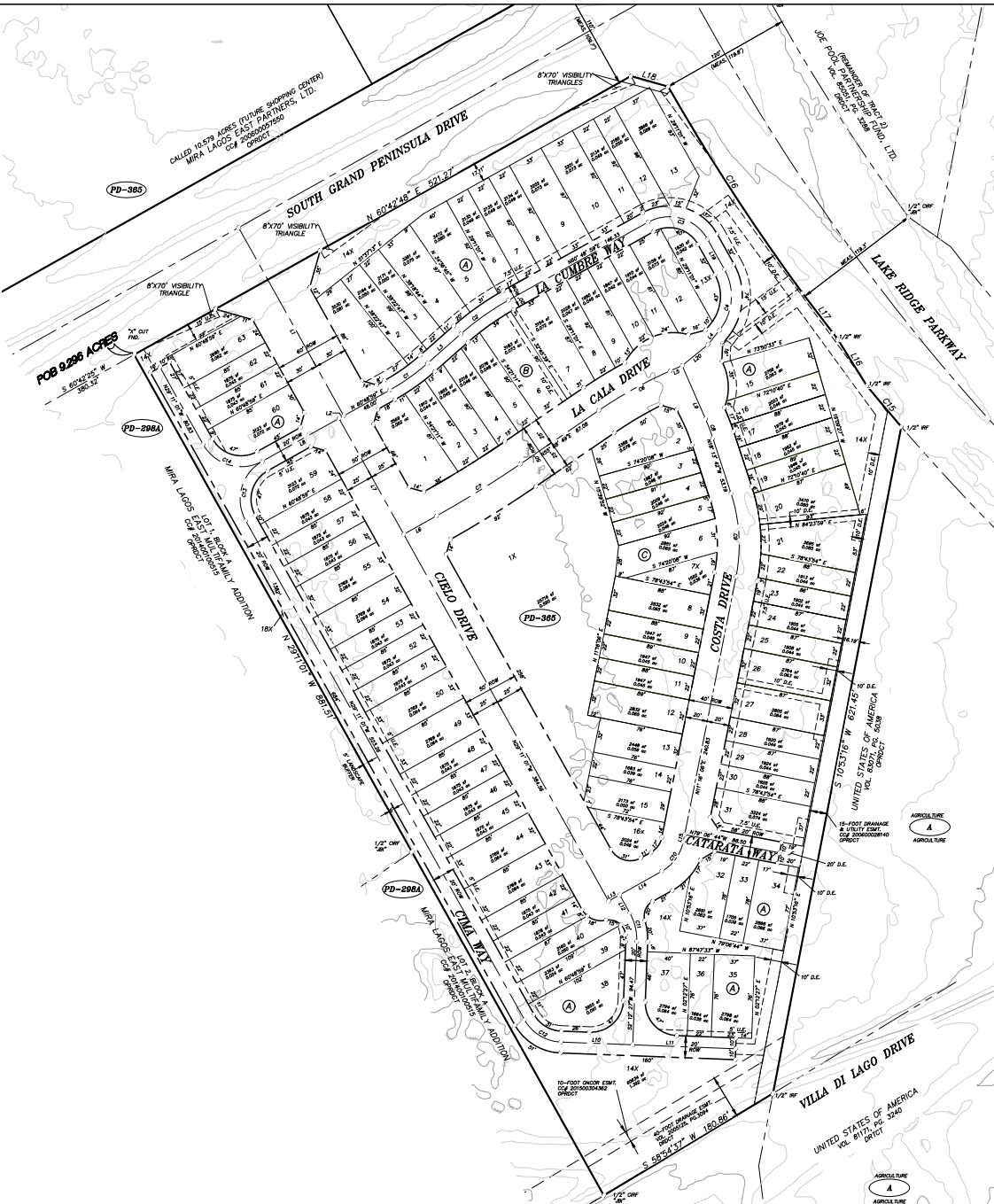


Exhibit A - Preliminary Plat
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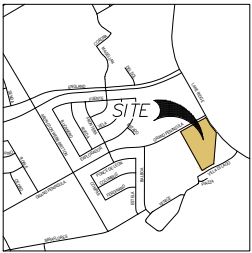


Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	42.80'	200.00'	12.26°	N54° 41' 11"E	42.71'
C2	53.49'	250.00'	12.26°	S54° 41' 11"W	53.39'
C3	62.83'	40.00'	90.00°	N74° 11' 01"W	56.57'
C4	59.31'	50.00'	67.96°	N4° 47' 52"E	55.89'
C6	74.77'	400.00'	10.71°	S61° 00' 06"W	74.66'
C7	90.22'	1000.00'	5.17°	N58° 13' 54"E	90.19'
C8	18.90'	200.00'	5.42°	S20° 56' 10"E	18.90'
C9	77.22'	150.00'	29.50°	N3° 28' 48"W	76.37'
C10	34.59'	40.00'	49.55°	N36° 02' 33"E	33.52'
C11	27.39'	50.00'	31.39°	N13° 29' 17"W	27.05'
C12	40.92'	40.00'	58.61°	S58° 29' 17"E	39.16'
C13	62.83'	40.00'	90.00°	S15° 48' 59"W	56.57'
C14	62.83'	40.00'	90.00°	S74° 11' 01"E	56.57'
C15	48.80'	2728.33'	1.02°	S40° 04' 13"E	48.80'
C16	225.68'	1969.86'	6.56°	S33° 02' 26"E	225.56'

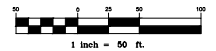
Line Table		
Line #	Length	Direction
L1	197.33'	N29° 11' 00.72"W
L2	4.95'	N60° 48' 59.28"E
L3	40.60'	S48° 33' 23.03"W
L4	16.75'	N38° 46' 44.97"E
L5	11.94'	S66° 21' 23.30"W
L6	34.42'	S60° 48' 59.28"W
L7	121.44'	N29° 11' 00.72"W
L8	80.21'	N60° 48' 59.28"E
L9	53.18'	N23° 38' 36.70"W
L10	65.82'	N87° 47' 32.86"W
L11	94.24'	N87° 47' 32.86"W
L12	19.01'	N29° 11' 00.72"W
L13	11.67'	S60° 48' 59.28"W
L14	44.00'	S60° 48' 59.28"W
L15	6.71'	S11° 16' 06.09"W
L16	50.38'	N31° 59' 44.66"E
L17	53.17'	S37° 21' 56.90"E
L18	35.40'	S74° 11' 46.68"E
L19	31.91'	N29° 11' 00.72"W
L20	30.43'	S50° 50' 56.25"W

LAND USE TABLE			
LAND USE	ACERAGE	SQUARE FEET	# OF LOTS
RIGHT-OF-WAY	2.512	109,410	N/A
RESIDENTIAL	4.805	209,287	87
PRIVATE OPEN SPACE	2.107	91,786	5
TOTAL	9.424	410,483	92

ZONING CASE NUMBER: Z170802 / CP170801
PRELIMINARY PLAT CASE NUMBER: P171205
CASE NAME: MIRA LAGOS EAST TOWNHOMES SOUTH



VICINITY MAP
NO SCALE



LEGEND/ABBREVIATIONS	
CIRS	5/8" CAPPED IRON ROD SET STAMPED
CIRF	CAPPED IRON ROD FOUND
DRDCT	DEED RECORDS DALLAS COUNTY, TEXAS
PRDCT	PLAT RECORDS DALLAS COUNTY, TEXAS
OPRDCT	OFFICIAL PUBLIC RECORDS DALLAS COUNTY, TEXAS
VOL	VOLUME
PG	PAGE
UE	UTILITY EASEMENT
BL	BUILDING LINE
DE	DRAINAGE EASEMENT
SSE	SANITARY SEWER EASEMENT
POB	POINT OF BEGINNING
FND	FOUND
IRF	IRON ROD FOUND
MFF	MINIMUM FINISHED FLOOR ELEVATION
*	FEMA ELEVATION CERTIFICATE NOT REQUIRED
CC#	COUNTY CLERK'S INSTRUMENT NO.
(PD-298A)	ZONING CLASSIFICATION

PRELIMINARY PLAT
MIRA LAGOS
EAST TOWNHOMES
SOUTH

LOTS 1-13 AND 14X, & 15-63 BLOCK A;
LOTS 1-13X, BLOCK B;
LOTS 1X, & 2-6, 7X, 8-15, 16X, BLOCK C;
AN ADDITION TO THE CITY OF GRAND PRAIRIE, DALLAS
BEING 9.296 ACRES OF LAND SITUATED IN THE
SBB&C RR CO SURVEY - ABSTRACT NO. 1700,
CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS.

DECEMBER 10, 2017
ENGINEER/SURVEYOR:

mma
michael m. mason
REGISTERED PROFESSIONAL ENGINEER

OWNER/DEVELOPER:
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3001 KNOX STREET, SUITE 207
DALLAS, TX 75205
TEL: 214-445-2200
CONTACT: BEN LUEDTKE

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