

RECEIVED

OCT 29 2014

PLANNING DEPARTMENT

FINAL PLAT

MIRA LAGOS NO. D-2

BLOCK C, 25-42,
BLOCK D, 1-30 and CA-D2,
BLOCK E, 1-34, BLOCK F, 1-2, 43-48
BEING 27.050 ACRES OUT OF THE
D. CURRY SURVEY ABSTRACT NO. 335;
R.T. Mc COY SURVEY, ABSTRACT NO. 1104;
AND A PART OF THE
WAF. WASH SURVEY, ABSTRACT NO. 1945;
LAND PRAIRIE, TARRANT COUNTY, TEXAS

FIRST TEXAS HOMES, INC.

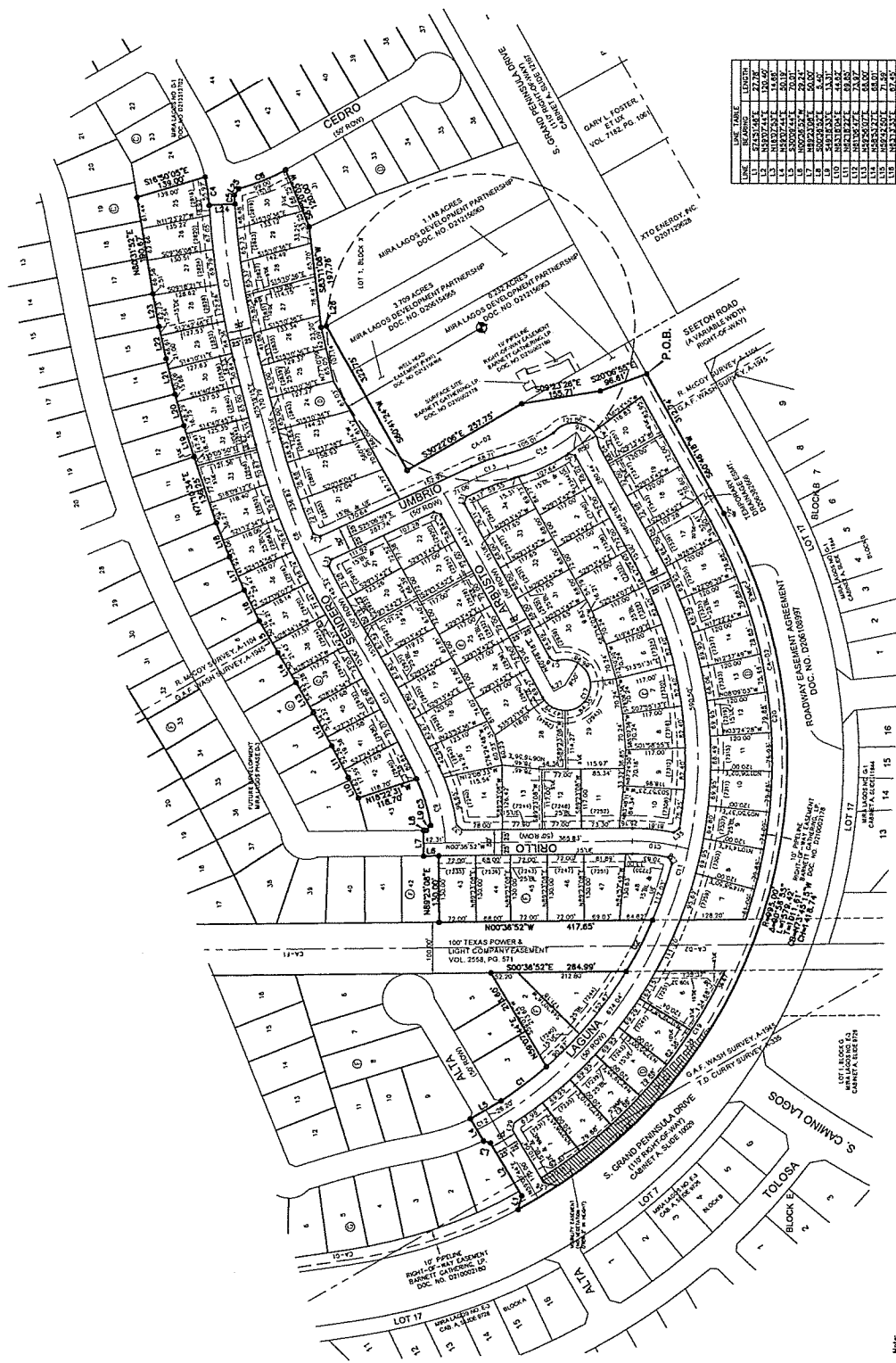
500 Crescent Court, #350
(214) 682-6234

JBI PARTNERS, INC.
SURVEYOR/ENGINEER16301 Quorum Drive, Suite 200 B
(672) 248-7676

Addison, Texas 75001
Contact: Daniel Dawey

TBPE NO. F-438 TBPLS NO. 10076000

90 RESIDENTIAL LOTS 1 COMMON AREA LOT SUBMITTED: DECEMBER 31, 2013



TIME	USE TABLE		
	REASON	LENGTH	
1	1	1	1
2	2	2	2
3	3	3	3
4	4	4	4
5	5	5	5
6	6	6	6
7	7	7	7
8	8	8	8
9	9	9	9
10	10	10	10
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91	91	91	91
92	92	92	92
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96	96	96	96
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99	99	99	99
100	100	100	100

	CURVE	LENGTH	RADIUS	CHORD	PATIENT	PHD	BEARING	CHORD
	C1	10.062	733.00	759.92	55.46	57.273	41.1	110.72
	C2	10.062	733.00	759.92	55.46	57.273	41.1	110.72
	C3	10.062	733.00	759.92	55.46	57.273	41.1	110.72
	C4	8.987	323.00	325.93	8.93	18.933	47.1	58.90
	C5	11.277	375.00	378.97	8.93	18.933	47.1	17.92
	C6	10.062	733.00	759.92	55.46	57.273	41.1	110.72
	C7	8.987	323.00	325.93	8.93	18.933	47.1	58.90
	C8	342.15	1300.00	1313.32	12.945	52.933	54.1	360.78
	C9	14.085	350.00	353.92	12.945	52.933	54.1	360.78
	C10	14.085	350.00	353.92	12.945	52.933	54.1	360.78
	C11	14.085	350.00	353.92	12.945	52.933	54.1	360.78
	C12	8.004	400.00	405.11	7.915	27.915	41.1	28.02
	C13	8.004	400.00	405.11	7.915	27.915	41.1	28.02
	C14	10.062	733.00	759.92	55.46	57.273	41.1	110.72
	C15	3.556	355.60	357.93	16.625	45.933	28.1	33.13
	C16	27.810	1300.00	1313.32	12.945	52.933	54.1	360.78
	C17	27.810	1300.00	1313.32	12.945	52.933	54.1	360.78
	C18	34.101	1300.00	1313.32	12.945	52.933	54.1	360.78
	C19	54.932	350.00	353.92	12.945	52.933	54.1	360.78
	C20	54.932	350.00	353.92	12.945	52.933	54.1	360.78

FORGET

- | | |
|--|---------------------------|
| | POINT OF BEGINNING |
| | IRON ROD FOUND |
| | RIGHT-OF-WAY |
| | COMMON AREA |
| | BUILDING LINE |
| | DRAINAGE EASEMENT |
| | WALL MAINTENANCE EASEMENT |
| | UTILITY EASEMENT |
| | TYPICAL STREET ADDRESS |

1. Suitable required along all street frontages of the Urban of this development per City of Sacramento and will be constructed 1" from curb to curb.
2. Sidewalk for PSY-214 (Subdivided) can be as narrow between front yard setback to 25' from street to street R.O.M. Minimum rear yard setback is 5', a minimum of 15 feet from dwelling or street R.O.M. Minimum rear yard setback is 10'.
3. (zoning classifications indicated on the plat reflect the zoning in place at the time the plat was approved and does not represent a matter right in the zoning regulations.)
4. (Suitable or better minimum set-back established by City Sacramento shall have precedence over building lines indicated on this plat.)
5. The following (a) is dedicated to and maintained by the Home Owners' Association and (b) is not incorporated as a Landscaping buffer and utility easement.
6. Cornerstone shown from GPS coordinates using the City of Grand Prairie TMS coordinates derived from GPS coordinates used in 2005.
7. All plat areas are one-half inch from two feet set easement
8. All portions of the premises are located within the 100-Year Flood Plain according to the Federal Emergency Management Agency's Insurance Data Map 4436302A0000.

