

WHEREAS First Southwest Properties Management Company is THE OWNER of a 19.233 acres of land situated in the City of Grand Prairie, Tarrant County, Texas and being part of the C.M. Adams Survey, Abstract Number 38 and being all that tract of land conveyed to Eduardo S.Vorzeaso and wife, Janet Vorzeaso as recorded in Volume 7172, Page 421, of the Deed Records of Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a "P" nail found for the Southwest corner of said Vorseus tract of land, said point being in the East line of that tract of land conveyed to Doyle K. Landford and wife, Tommie E. Landford as recorded in Volume 8771, Page 1771 of the Deed Records of Tarrant County, Texas, said point being the most Westerly Northeast corner of that tract of land conveyed to the United States of America as recorded in Volume 7178, Page 443, of the Deed Records of Tarrant County, Texas, and being in the border line of Section nine (9) of township one (1) north of range 13A, 19th principal meridian, being for whereas bears North 52 degrees 20 minutes 38 seconds East 2 degrees 33.19 feet

[illegible]

THENCE North 66 degrees 35 minutes 13 seconds East, along the South line of said Center 5, acre tract of land a distance of 64.87 feet to a 1/2" iron rod found along the Northern boundary of said Debra Merrill Center tract of land and following along the Southern boundary of n 5.00 acre tract of land in a Texas to Bradley Page and Darcy Page as recorders in Document No. D20105577 of the Deed Records of Tarrant County, Texas.

THENCE North 88 degrees 44 minutes 40 seconds East, along the Southerly line of said Carter 5 acre tract of land a distance of 939.26 feet to a 1/2" Iron rod found for southeast corner of said Bradley Page tract and the Northeast corner of said Debra Murrell Carter tract of land said point being a Victory Lino of said United States of America tract of land,

PREFERENCE South 05 degrees 35 minutes 18 seconds West a distance of 201.60 feet being a Westerly line of said United States of America meet to a USA concrete monument found for the Southeast corner of said Veterans tract of land.

PREFERENCE South 08 degrees 40 minutes 51 seconds West a distance of 120.70 feet being a North line of said United States of America meet to a USA concrete monument found for the Northwest corner of said Veterans tract of land.

PREFERENCE South 02 degrees 02 minutes 05 seconds East a distance of 604.35 feet to a USA concrete monument found for corner.

REFERENCE along the South line of said Vorzens tract of land and along the West line of said United States of America tract the following calls;

South 21 degrees 55 minutes 17 seconds West a distance of 470.05 feet to a USA concrete monument found for corner,

concentration of 0.00–10.0 mg/L of total mercury of 1994.

Gary Romatz, R.P.L.S., No. 5018

BEFORE ME, the undersigned authority in and for the State of Texas, on this day personally appeared Gury Romatz, known to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

WITNESS MY HAND at _____ Texas, this _____ day of _____ 2015

Notary Public In and for the State of Texas

CASE NUMBER - P151203
PRELIMINARY PLAT
FOR INSPECTION PURPOSES ONLY

LAKESWAY ESTATES
BLOCK A, LOTS 1 - 7, BLOCK B, LOTS 1 - 14
BLOCK C, LOTS 1 - 28, BLOCK D, LOTS 1 - 10
15 COMMON HOA AREA LOT
19.258 ACRES

SITUATED IN THE
C.M. Adams Survey, Acreage Number 38
CITY OF GRAND PRairie,
TARRANT COUNTY, TEXAS

USA PROFESSIONAL SERVICES GROUP, INC.
TEAM LEADS OF PROFESSIONAL ENGINEERS LICENSED IN THE STATES OF TEXAS, CALIFORNIA, AND FLORIDA
AND LEADS OF PROFESSIONAL LAND SURVEYORS LICENSED IN THE STATES OF TEXAS, CALIFORNIA, AND FLORIDA
CIVIL ENGINEERS - SURVEYORS - PLANNING LANDSCAPE ARCHITECTS
1525 Victory Drive
Dallas, Texas 75225
(214) 654-3300 Fax (214) 634-3338
SHEET 2 OF 4
USA 201503.00

MANAGER/DEVELOPER
MR. WAYMON LEVELL
FIRST SOUTHWEST PROPERTIES MANAGEMENT COMPANY
331 DUS THOMSON, SUITE 128
DALLAS, TEXAS 75228
(214) 351-4151

RECEIVED

NOV 30 2015

PLANNING DEPARTMENT

NOV 30 2015

RECEIVED

Section Road
Frontage
Landscape Plan

19 09

Scale: 100%

1005-USA-Lakeway Estates
Grand Prairie Texas

by: checked

151005 DN
Inst No. 1

11 17 45

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Lakeway Estates
Seeton Road @ Lakeway Drive
Grand Prairie, Texas



www.cdpland.com

**LANDSCAPE
ARCHITECTS
& PLANNERS**
CREATING DESIGN GROUP INC.
Landscape Architects

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