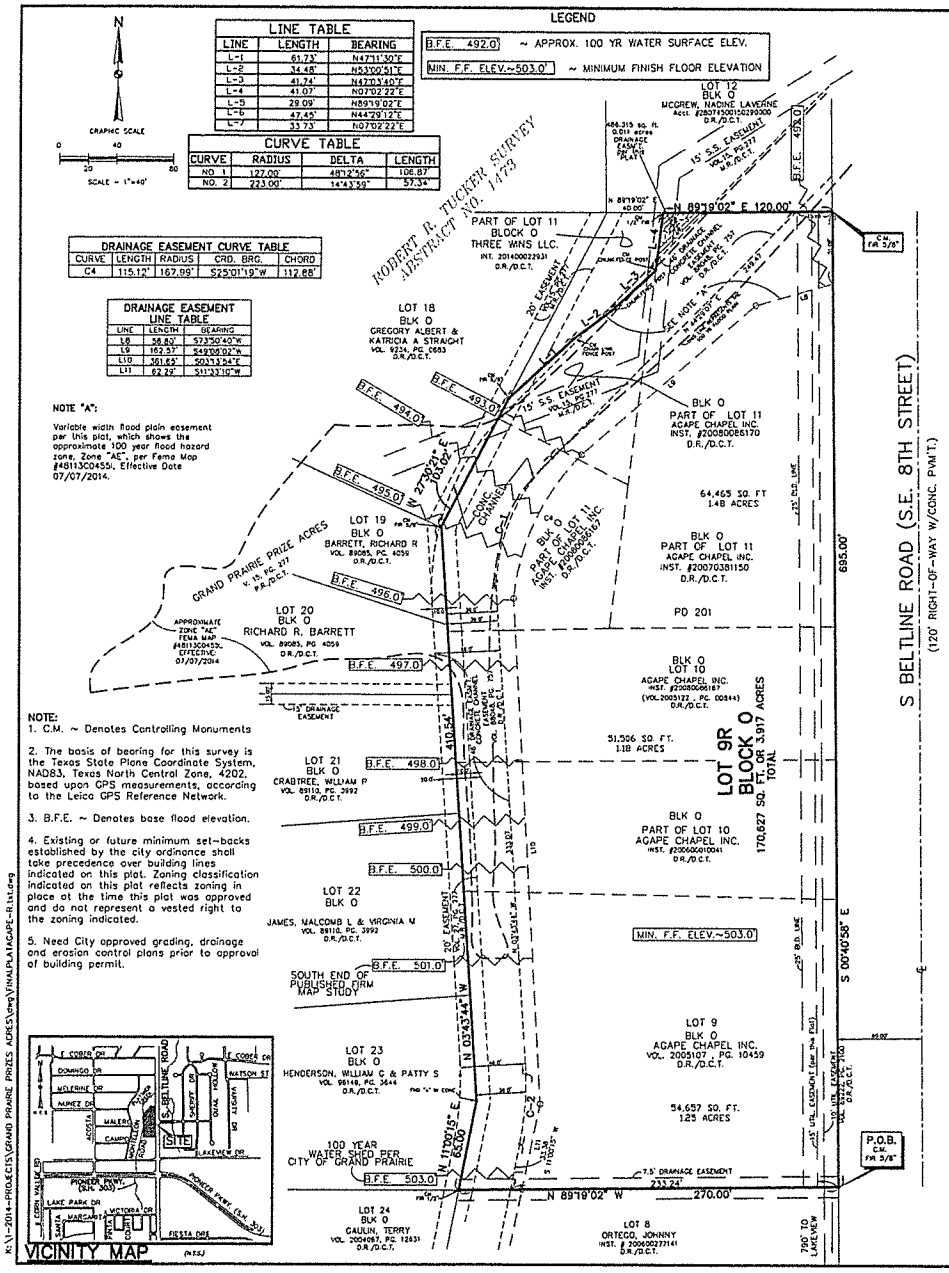

LINE TABLE		
LINE	LENGTH	BEARING
L-1	61.73'	N47°11'30"E
L-2	34.48'	N53°00'51"E
L-3	41.74'	N47°03'40"E
L-4	41.07'	N07°02'22"E
L-5	29.09'	N89°19'02"E
L-6	47.45'	N44°29'12"E
L-7	33.73'	N07°02'22"E

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
NO. 1	127.00'	48°12'56"	106.87'
NO. 2	223.00'	14°43'59"	57.34'

DRAINAGE EASEMENT CURVE TABLE				
CURVE	LENGTH	RADIUS	CRD. BRG.	CHORD
C4	115.12'	167.99'	S25°01'19"W	112.88'

DRAINAGE EASEMENT LINE TABLE		
LINE	LENGTH	BEARING
L8	58.80'	S73°50'40"W
L9	162.57'	S49°09'02"W
L10	361.69'	S03°33'34"E
L11	62.22'	S11°33'10"W

NOTE "A":

Variable width flood plain easement per this plat, which shows the approximate 100 year flood hazard zone, Zone "AE", per Fema Map #48113C0455J, Effective Date 07/07/2014.

NOTE:

1. C.M. ~ Denotes Controlling Monuments
2. The basis of bearing for this survey is the Texas State Plane Coordinate System, NAD83, Texas North Central Zone, 4202, based upon GPS measurements, according to the Leica GPS Reference Network.
3. B.F.E. ~ Denotes base flood elevation.
4. Existing or future minimum set-backs established by the city ordinance shall take precedence over building lines indicated on this plat. Zoning classification indicated on this plat reflects zoning in place at the time this plat was approved and do not represent a vested right to the zoning indicated.
5. Need City approved grading, drainage and erosion control plans prior to approval of building permit.

K:\1-2014-PROJECTS\GRAND PRAIRIE PRIZES ACRES\dwg\FINAL PLAT\AGAPE-R.lst.dwg

DEDICATION:

State of Texas:

County of Dallas:

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT **Agape Chapel, Inc.**, does hereby adopt this plat designating the hereon above described property as **LOT 9R, BLOCK O, GRAND PRAIRIE PRIZE ACRES ADDITION,** an addition to the City of Grand Prairie, Texas, and does hereby dedicate to the City of Grand Prairie in fee simple forever the streets, alleys and stormwater management areas shown thereon. The easements shown thereon are hereby dedicated and reserve for the purposes as indicated. The utility, access and fire lane easements shall be open to the public and private utilities for each particular use. The maintenance of paving on the utility, access and fire lane easements is the responsibility of the property owner. No buildings or other improvements or growths, except fences, vegetation, driveways, and sidewalks less than 6 feet in width shall be constructed or placed upon, over or across the easements as shown except as permitted by City Ordinances. No improvements that may obstruct the flow of water may be constructed or placed in drainage easements. Any public utility shall have the right to remove and keep removed all or parts of the encroachments allowed above which in any way endanger or interfere with the construction, maintenance or efficiency of its respective system on the easements, and all public utilities all at all times have the full right of ingress and egress to or from and upon the said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts of its respective systems without the necessity at any time of procuring the permission or anyone. Any public utility shall have the right of ingress and egress to private property for the purpose of reading meters on any maintenance and services required or ordinarily performed by that utility.

This plat approved subject to all platting ordinances, rules, regulation and resolutions of the City of Grand Prairie, Texas

Witness my hand at _____ County Texas this ____ day of _____, 2014.

_____

David Azenbor
(Pastor & Agent)

ACKNOWLEDGMENTS:

State of Texas

County of Dallas:

Before me the undersigned authority, a Notary Public, on this day personally appeared **David Azenbor**, known to me to be the persons 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.

Given under my hand and seal of office on the _____ Day of _____, 2014.

_____

Notary Public
My Commission Expires: _____

ACKNOWLEDGMENTS:

State of Texas

County of Dallas:

Before me the undersigned authority, a Notary Public, on this day personally appeared **M.S. Keeton**, known to me to be the persons 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.
Given under my hand and seal of office on the _____ Day of _____, 2014.

_____

Notary Public
My Commission Expires:

RECEIVED

SEP 29 2014

PLANNING DEPARTMENT

OWNER'S CERTIFICATE:

STATE OF TEXAS

COUNTY OF DALLAS

Whereas, Agape Chapel, INC. acting by and through the undersigned, it's duly authorized agent, is the sole owner of a tract of land located in the Robert R. Tucker Survey, Abstract No. 1473, in the City of Grand Prairie, Dallas County, Texas, and being a part of Lot 11, All of Lot 10 and Lot 9, Block O, Grand Prairie Prize Acres, an Addition to the City of Grand Prairie, according to the Plat Records thereof recorded in Volume 15, Page 277, of the Map Records of Dallas County, Texas, according to the Deed Recorded in Volume 2005107, Page 10459 for Lot 9, Instrument Number 20070381150, and Instrument Number 20060010041, and Instrument Number 20050086170, for Lot 10 and Instrument Numbers 20070381150, 20080086167 and 20080086170, for the parts of Lot 11, of the Deed Records of Dallas County, Texas and being more particularly described as follows:

Beginning at a 5/8" iron rod found at the Southeast Corner of said Lot 9 and the northeast corner of said Lot 8, Block O, and in the west line of S.E. 8th Street (120 foot wide right-of-way) (Beltline Road South, FM 1382 ,Mason Hayes Road);

THENCE N. 89°19'02" W., with the common north line of said Lot 9, and the North line of said Lot 8, for a distance of 270.00 feet to an 1/2 inch iron rod found for corner for the Southwest corner of said of said Lot 9, and being in the East line of Lot 23, said Block O.

THENCE N.11°00'15" E. with the West line of said Lot 9, and the East line of said Lot 23 for a distance of 65.00 feet to a "X" in concrete found for corner;

THENCE N. 03°43'44" W., with the West line of said Lot 9, and Lot 10 and Lot 11, said Block O and the East line of Lots 23, 22, 21, 20 and 19 said Block O, for a distance of 410.54 feet to a 5/8" inch iron rod found for corner;

THENCE N. 27°30'21" E., with the Northwesterly line of said Lot 11, and the Southeasterly line of Lot 18, Block O for a distance of 103.02 feet to a 5/8" inch iron rod found for corner;

THENCE N. 47°11'30" E., over and across said Lot 11, for a distance of 61.73 feet to a Chain link Fence Post for corner;

THENCE N. 53°00'51" E., over and across said Lot 11, for a distance of 34.48 feet to a Chain link Fence Post for corner;

THENCE N. 47°03'40" E., over and across said Lot 11, for a distance of 41.74 feet to a Chain link Fence Post for corner;

THENCE N. 07°02'22" E., over and across said Lot 11, for a distance of 41.07 feet to a 1/2" iron rod found for corner in the common North line of said Lot 11, and the South line of said Lot 11 and the South line of said Lot 12, said Block O;

THENCE N. 89°19'02" E., with the common north line of said Lot 11, and the south line of said Lot 12, for a distance of 120.0' feet to a 5/8" iron rod found in the West line said S.E. 8TH Street;

THENCE S. 00°40'58" E., with the West line of said S.E. 8TH Street and the the East line of said Lots 11, 10 and 9, Block O, for a distance of 695.00 feet to a Point of Beginning and containing 170,627 square feet or 3.917 of an acre of land more or less.

SURVEYORS CERTIFICATE:

Know All Men By These Presents:

I, **M.S. Keeton**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that I have prepared this plat from an actual on the ground survey of the land, and the monuments shown hereon were found and/or placed under my personal supervision in accordance with the rules and regulations of the City Plan Commission of the City of Grand Prairie, Texas.

"FOR REVIEW
NOT TO BE RECORDED FOR ANY PURPOSE"

M.S. Keeton
Registered Professional Land Surveyor
Registration No. 4019
State of Texas

FINAL PLAT OF GRAND PRAIRIE PRIZE ACRES ADDITION LOT 9R, BLOCK "O" BEING A REPLAT OF GRAND PRAIRIE PRIZE ACRES ADDITION LOT 9 AND LOT 10, AND A PART OF LOT 11, BLOCK "O" GRAND PRAIRIE PRIZE ACRES REVISED BEING 3.917 ACRES GRAND PRAIRIE, DALLAS COUNTY, TEXAS DALLAS COUNTY, TEXAS

MARCH 7, 2008

REVISED AUGUST 18, 2008
REVISED AUGUST 18, 2014
REVISED SEPTEMBER 24, 2014

CASE NO. RP 141003

FILE FOR RECORD: VOLUME_____,PAGE_____,D.R./D.C.T.

OWNER/DEVELOPER:
AGAPE CHAPEL INC.
PASTOR: DAVID AZENBOR
2309 MONTELEON ROAD
GRAND PRAIRIE, TX 75051
PHONE: (972) 262-4344
CELL: (214) 682-7656

PREPARED BY:
KEETON SURVEYING COMPANY
M.B. KEETON M.S. "STEVE" KEETON
2037 GALMORTH, GRAND PRAIRIE, TEXAS 75050
REGISTERED PROFESSIONAL LAND SURVEYORS
PHONE: (972) 641-0843 FAX: (972) 647-0154
E-MAIL: kse4019@sbcglobal.net