

STATE OF TEXAS
COUNTY OF DALLAS

WHEREAS, **ROLANDO ERAZO**, is the sole owner of a tract of land located in the Alex Mackrell Survey, Abstract No. 245, in the City of Grand Prairie, Dallas County, Texas, recorded in the deed recorded in Instrument No. 201400278894, of the Deed Records of Dallas County, Texas, and being all of Lot 2 and Lot 3, Block 1, Vela Addition Revised, an addition to the City of Grand Prairie, according to the plat thereof recorded in Instrument No. 201300102248, of the Deed or Map Records of Dallas County, Texas, and being more particularly described as follows:

COMMENCING at a 1/2 inch iron rod found in concrete at the southeast corner of Lot 1, Shirley's Addition, an addition to the City of Grand Prairie, according to the plat thereof recorded in Volume 68184, Page 479, of the Deed Records of Dallas County, Texas, and being in the west line of Hardy Road (100 foot wide right-of-way), also being the northeast corner of Lot 1-R, Block 1, said Vela Addition Revised;

THENCE S. 89°02'20" W., with the north line of said Lot 1-R, and the south line of at 1, said Shirley's Addition for a distance of 160.37 feet to a 5/8 inch iron rod found with cap marked "KSC4019" at the POINT OF BEGINNING of herein described tract of land;

THENCE S. 04°39'39" E., with the east line of Lot 2 and Lot 3, Block 1, said Vela Addition Revised and the west line of Lot 1-R, Block 1, said Vela Addition Revised, or a distance of 150.76 feet to a found 5/8 inch iron rod with cap marked "X53CA019" in the north line of Lot 1, Ford's Lakeside Addition, an addition to the city of Grand Prairie, according to the plot thereof recorded in Volume 13, Page 21, of the plot records of Dallas County, Texas;

THENCE S. 85°53'27" W., with the south line of said Lot 2, Block 1, Vela Addition Revised and the north line of said Lot 1, of Ford's Lakeview Addition, for a distance of 136.47 feet to a found 5/8 inch iron rod with cap marked "KSC4019" for corner therefrom which a 5/8 inch iron rod bears S. 85°53'27" W., for a distance of 1.10 feet, to said point for corner being in the east line of Avenue C (right-of-way varies at this point);

THENCE in a northeasterly direction with the east line of said Avenue C and with a non-tangent curve to the right having a radius of 1310.40 feet, for an arc length of 151.51 feet and having a chord that bears N. 02°15'28" E., 151.18 feet, to a found 5/8 inch iron rod with cap marked "KSC4019" for corner from which a 5/8 inch iron rod found bears N. 85°02'26" E., 5.28 feet;

THENCE N. 89°02'26" E., with the north line of said Yeld Addition Revised and the south line of Shirley's Addition, for a distance of 168.25 feet to the POINT OF BEGINNING and containing 26,947 square feet or 0.619 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.

"PRELIMINARY, NOT TO BE RECORDED
FOR ANY PURPOSES"

M.S. (Steve) Keeton
Registered Professional Land Surveyor
Texas Registration No. 4019

**FINAL PLAT
LOT 2--R, BLOCK 1
VELA ADDITION REVISED**

ONE LOT
AN ADDITION TO
THE CITY OF GRAND PRAIRIE,
DALLAS COUNTY, TEXAS
BEING A REPLAT OF
GRAND LOTS 2 AND 3, BLOCK 1
VELA ADDITION REVISED
CITY OF GRAND PRAIRIE
DALLAS COUNTY, TEXAS

DATE: MARCH 13, 2015
REVISED: APRIL 21, 2015
CASE NO. RP150531

RECEIVED

APR 23 2015

PLANNING DEPARTMENT

DEDICATION:

STATE OF TEXAS
COUNTY OF DALLAS

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

[illegible]

Witness my hand at _____ County Texas this ____ day
of _____, 2015.

"PRELIMINARY, NOT TO BE RECORDED"

ROLANDO ERAZO
(Owner)

ACKNOWLEDGMENT:

STATE OF TEXAS:
COUNTY OF DALLAS:

Before me the undersigned authority, a Notary Public, on this day personally appeared **ROLANDO ERAZO**, known to me 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.

Given under my hand and seal of office on the
day of _____, 2015.

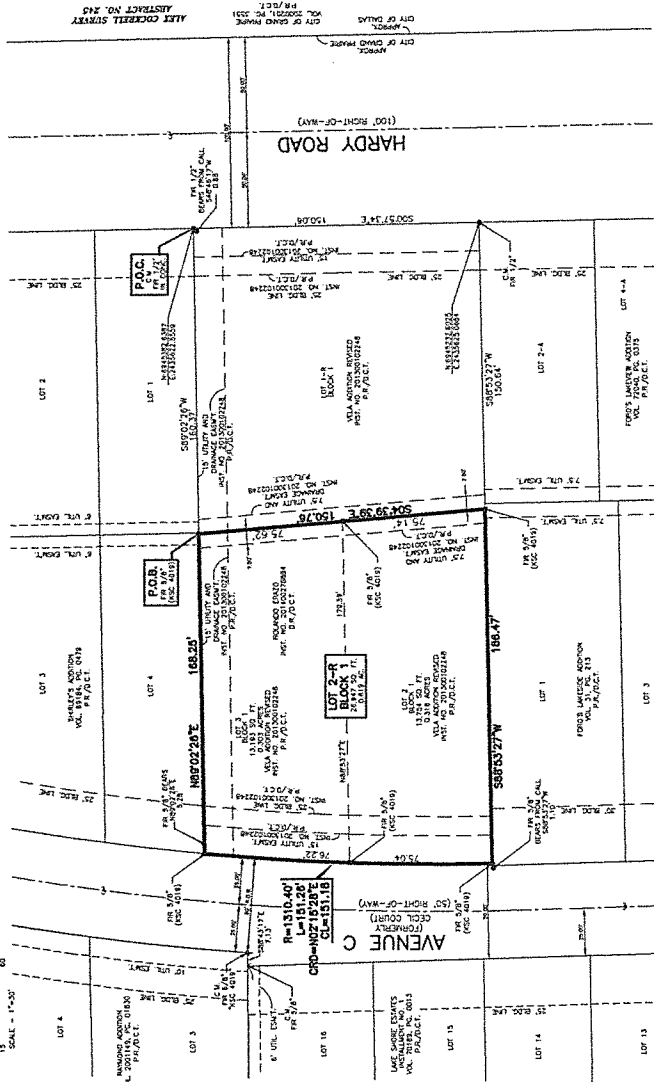
NOTARY PUBLIC
My Commission Expires

ACKNOWLEDGMENT:

STATE OF TEXAS:
COUNTY OF DALLAS:

Before me the undersigned authority, a Notary Public, on this _____ day of _____, 2015, _____ (Name) known to me 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.

NOTARY PUBLIC
My Commission Expires

[illegible]