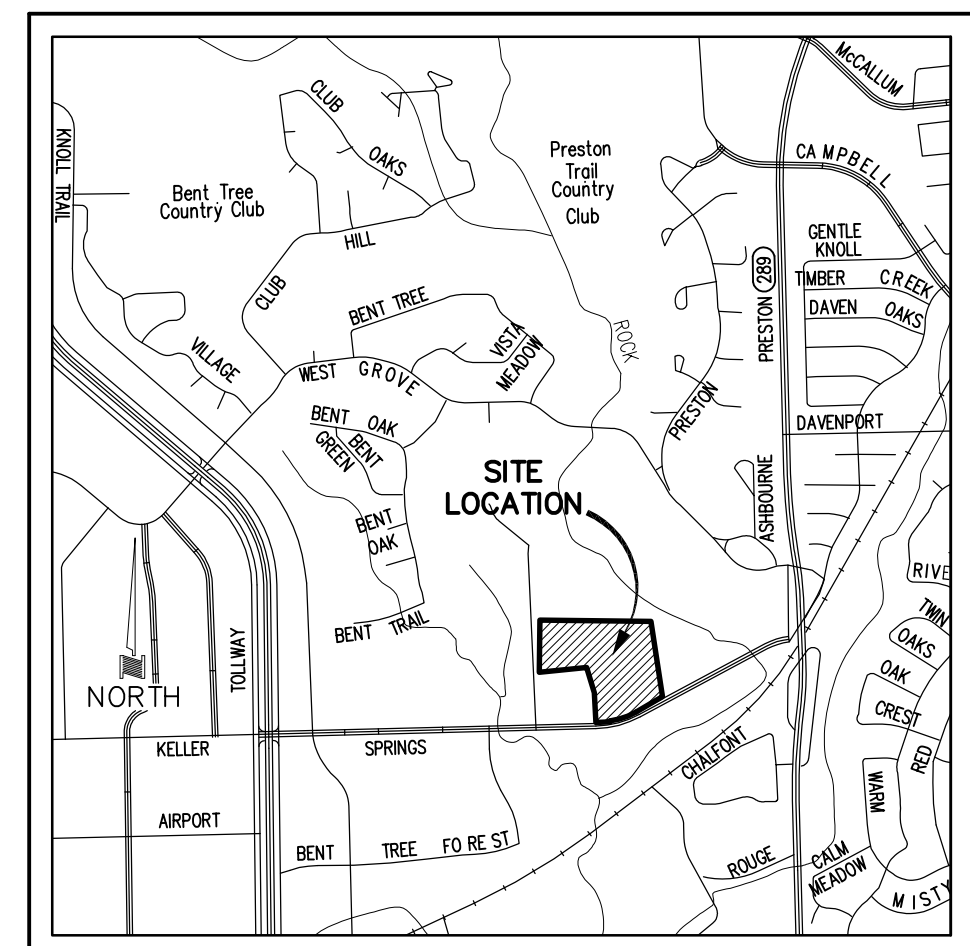


- NOTES:**
- NO LOT TO LOT DRAINAGE WILL BE PERMITTED WITHOUT PROPER APPROVAL (I.E. APPROVED ENGINEERING PLANS).
 - BASIS OF BEARING IS DERIVED FROM THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83, AS DERIVED FROM THE NATIONAL GEODETIC SURVEY CONTINUOUSLY OPERATING REFERENCE STATIONS (C.O.R.S.) TXDA, TXCO, TXDE. CONTROL MONUMENTS USED FOR BASIS OF BEARING AND BOUNDARY SOLUTIONS ARE NOTED AS <CM>.
 - ALL LOT CORNERS ARE MONUMENTED WITH A 1/2 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "DAA" UNLESS OTHERWISE NOTED.
 - MAINTENANCE OF AREAS 1X, 2X, & 3X BLOCK 2/8213, AREAS 1X-8X, BLOCK 3/8213, & AREA 1X, BLOCK 4/8213, IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION, NOT THE CITY OF DALLAS.
 - IT IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION TO PROVIDE ADEQUATE ACCESS FOR CITY SANITATION COLLECTION. IF UNMANNED GATES ARE USED, THE GATES WILL REMAIN OPEN TO ALLOW ACCESS. CURRENTLY, COLLECTION HOURS MAY BE ANYTIME BETWEEN 7 A.M. AND 7 P.M., MONDAY THROUGH SATURDAY.
 - THE HOMEOWNERS ASSOCIATION WILL BE REQUIRED TO SIGN AN INDEMNITY AGREEMENT WITH THE CITY SANITATION DIVISION, AS APPROVED BY THE CITY ATTORNEY'S OFFICE, FOR DAMAGE TO THE PRIVATE STREETS.
 - IF THE PRIVATE SUBDIVISION CONTAINS AREAS REQUIRING CITY OF DALLAS ACCESS TO DRAINAGE STRUCTURES OR IF THE SUBDIVISION POSSES A RESTRICTION TO THE DRAINAGE OF STORM WATER, PROVISIONS FOR IMMEDIATE ACCESS BY CITY FORCES MUST BE PROVIDED AT ALL TIMES.
 - THE SHARED ACCESS EASEMENTS ARE RECORDED AS DOCUMENT NO. 201400162535, DEED RECORDS, DALLAS COUNTY, TEXAS.



RESIDENTIAL: LOTS 1-9, BLOCK 2/8213
 LOTS 1-53, BLOCK 3/8213
 LOTS 1-15, BLOCK 4/8213
 HOA: LOTS 1X & 3X, BLOCK 2/8213,
 1X, 3X-6X, & 8X-11X, BLOCK 3/8213,
 LOT 1X, BLOCK 4/8213
 SHARED ACCESS: LOT 2X, BLOCK 2/8213,
 LOTS 2X & 7X BLOCK 3/8213
 RESIDENTIAL DEVELOPMENT
 12 HOA LOTS,
 3 SHARED ACCESS LOTS &
 77 RESIDENTIAL LOTS ~ 18.910 ACRES

FINAL PLAT
THE LAWN AT GLEN ABBEY
 THE CITY OF DALLAS
 DALLAS COUNTY, TEXAS
 EDWARD COOK SURVEY ~ ABSTRACT NO. 327
 MARCH 2014 SCALE: 1"=60'

CASE NO. S134-044
 OWNER
 LAGA, Ltd.
 16475 DALLAS PARKWAY, SUITE 800
 972-931-7400 ADDISON, TEXAS 75001

PLANNER/ENGINEER/SURVEYOR
DOWDEY, ANDERSON & ASSOCIATES, INC.
 5225 Village Creek Drive, Suite 200 Plano, Texas 75093 972-931-0694
 STATE REGISTRATION NUMBER: F-399

- LEGEND**
- BTP = BY THIS PLAT
 - DUE = DRAINAGE AND UTILITY EASEMENT
 - FADUE = FIRE ACCESS DRAINAGE EASEMENT
 - DE = DRAINAGE EASEMENT
 - SSE = SANITARY SEWER EASEMENT
 - BL = BUILDING LINE
 - PAE = PUBLIC ACCESS EASEMENT
 - WME = WALL MAINTENANCE EASEMENT
 - MAE = MUTUAL ACCESS EASEMENT
 - D.R.D.C.T. = DEED RECORDS, DALLAS COUNTY, TEXAS
 - P.R.D.C.T. = PLAT RECORDS, DALLAS COUNTY, TEXAS
 - ▶ DENOTES THE ZERO LOT LINE
 - ◊ DENOTES STREET NAME CHANGE
 - ⊙ = 1/2" IRON ROD FOUND W/ YELLOW PLASTIC CAP STAMPED "WEIR" (UNLESS OTHERWISE NOTED)
 - = 1/2" IRON ROD SET W/ YELLOW PLASTIC CAP STAMPED "DAA"
 - VE = VISIBILITY EASEMENT
 - HOA = HOME OWNERS ASSOCIATION

REVISED:

THIS DRAWING IS PRELIMINARY IN NATURE AND MAY NEED TO BE MODIFIED DURING CONSTRUCTION.