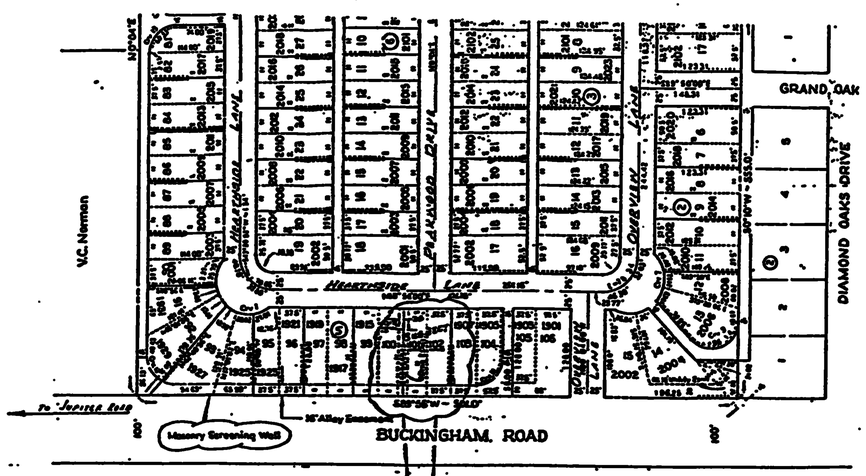
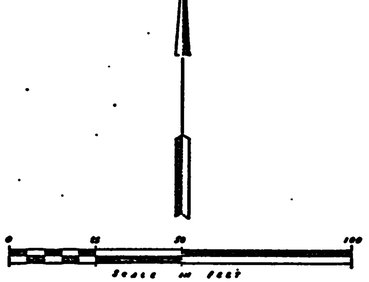
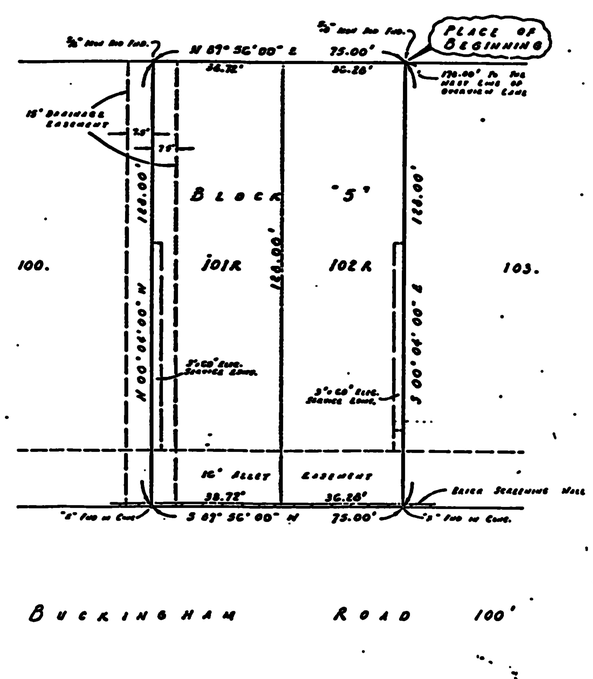


NOTE:

ALL EXPENSE FOR THE MAINTENANCE AND/OR COST OF THE REPLACEMENT OF THE MASONRY SCREENING WALL IS THE RESPONSIBILITY OF THE PROPERTY OWNER.





CERTIFICATE AND DESCRIPTION

STATE OF TEXAS :
COUNTY OF DALLAS :

WHEREAS, MICHAEL JEZARI, is the owner of Lot Nos. 101 and 102, Block No. 5, of OAKRIDGE NO. 10, an addition to the City of Garland, Texas as recorded in Volume 83005, Page 1434, of the Map Records of Dallas County, Texas and being more particularly described as follows:

THE POINT OF BEGINNING is the common North corner of Lot Nos. 102 and 103, of said Block No. 5, said point lying in the South right-of-way line of Hearthside Lane (a 50' wide right-of-way) and being evidenced by a 5/8" diameter steel pin found for corner;

THENCE, along the common property line of said Lot Nos. 102 and 103, S 00° 04' 00" E, 126.00 feet, to the common South property corner of said Lot Nos. 102 and 103, said point lying in the North right-of-way line of Buckingham Road (a 100' wide right-of-way) and being evidenced by a "x" cut in concrete for corner;

THENCE, along the North right-of-way line of Buckingham Road; S 89° 56' 00" W, 75.00 feet, to an "x" cut in concrete for corner, said point also being the common South corner of Lot Nos. 100 and 101 of the above referenced Block 5;

THENCE, along the common property line of said Lot Nos. 100 and 101, N 00° 04' 00" W, 126.00 feet, to the common North corner of said Lot Nos. 100 and 101, said point also lying in the above referenced South right-of-way line of Hearthside Lane and being evidenced by a 5/8" diameter steel pin found for corner;

THENCE, along the South right-of-way line of Hearthside Lane, N 89° 56' 00" E, 75.00 feet to the POINT OF BEGINNING AND CONTAINING 9,600 feet of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, MICHAEL JEZARI, does hereby adopt this plat designating the hereinabove described property as "REVISION OF LOT NOS. 101 AND 102, BLOCK NO. 5, OAKRIDGE NO. 10", an addition to the City of Garland, Texas and does hereby dedicate to the City and to public use forever the streets and easements shown hereon.

WITNESS MY HAND AT DALLAS, TEXAS, this the 20th day of July 1994.

MICHAEL JEZARI

STATE OF TEXAS :
COUNTY OF DALLAS :

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

GIVEN UNDER MY HAND AND SEAL, this the 20th day of July 1994.

GALE MILLIGAN, Notary Public
Dallas County, Texas
My Commission Expires 4-15-98

Gale Milligan
Notary Public, Dallas County, Texas

SURVEYOR'S CERTIFICATE

STATE OF TEXAS :
COUNTY OF DALLAS :

KNOW ALL MEN BY THESE PRESENTS:

THAT I, NORMAN L. NEAL, do hereby certify that I have prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were properly placed under my personal supervision in accordance with the Subdivision Regulations of the City of Garland, Texas.

DATED this the 14th day of July, 1994.

NORMAN L. NEAL
1436
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS

Norman L. Neal
Registered Professional Land Surveyor,
Texas, 1436

STATE OF TEXAS :
COUNTY OF DALLAS :

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Norman L. Neal, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same in the capacity therein stated and for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL, this the 14th day of July, 1994.

PAT MASSINGILL
Notary Public, State of Texas
My Commission Expires 10-10-97

Pat Massingill
Notary Public, Dallas County, Texas

APPROVED AND ACCEPTED for the City of Garland, Texas on this the 11th day of July, 1994.

CITY SECRETARY

CHAIRMAN, CITY PLANNING COMMISSION

The approval of this plat is contingent upon the plat being filed with the County Clerk of Dallas County, Texas, within 180 days from the above date.

CITY OF GARLAND
TEXAS

FILED
94 AUG -2 AM 10:56
EARL BULLOCK
COUNTY CLERK
DALLAS COUNTY

AUG 2 1994
Earl Bullock
COUNTY CLERK, Dallas County, Texas

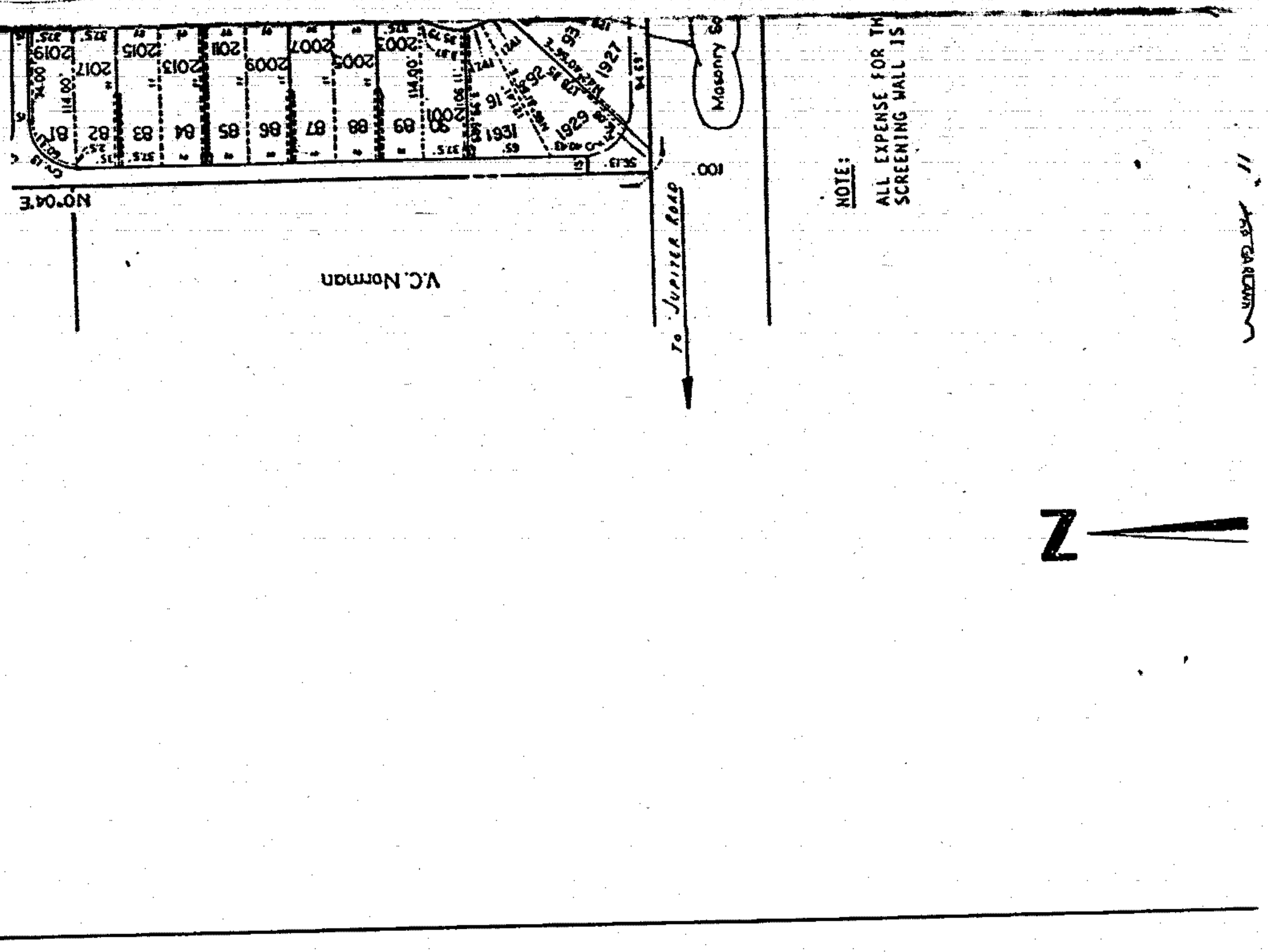
RETURN TO:
NAME Bill Gandle
ADDRESS P.O. Box 1297
CITY Frisco, TX. 75034

REPLAT OF
LOTS 101 & 102, BLOCK 5
OAKRIDGE NO. 10
ADDITION TO THE CITY OF GARLAND
DALLAS COUNTY, TEXAS.

SCALE 1" = 10' DATE: JUNE 1994

SURVEYOR:
FIELD AID INC.
3010 CAVALIER DR.
GARLAND, TEXAS 75042

OWNER
MICHAEL JEZARI



94147 01918

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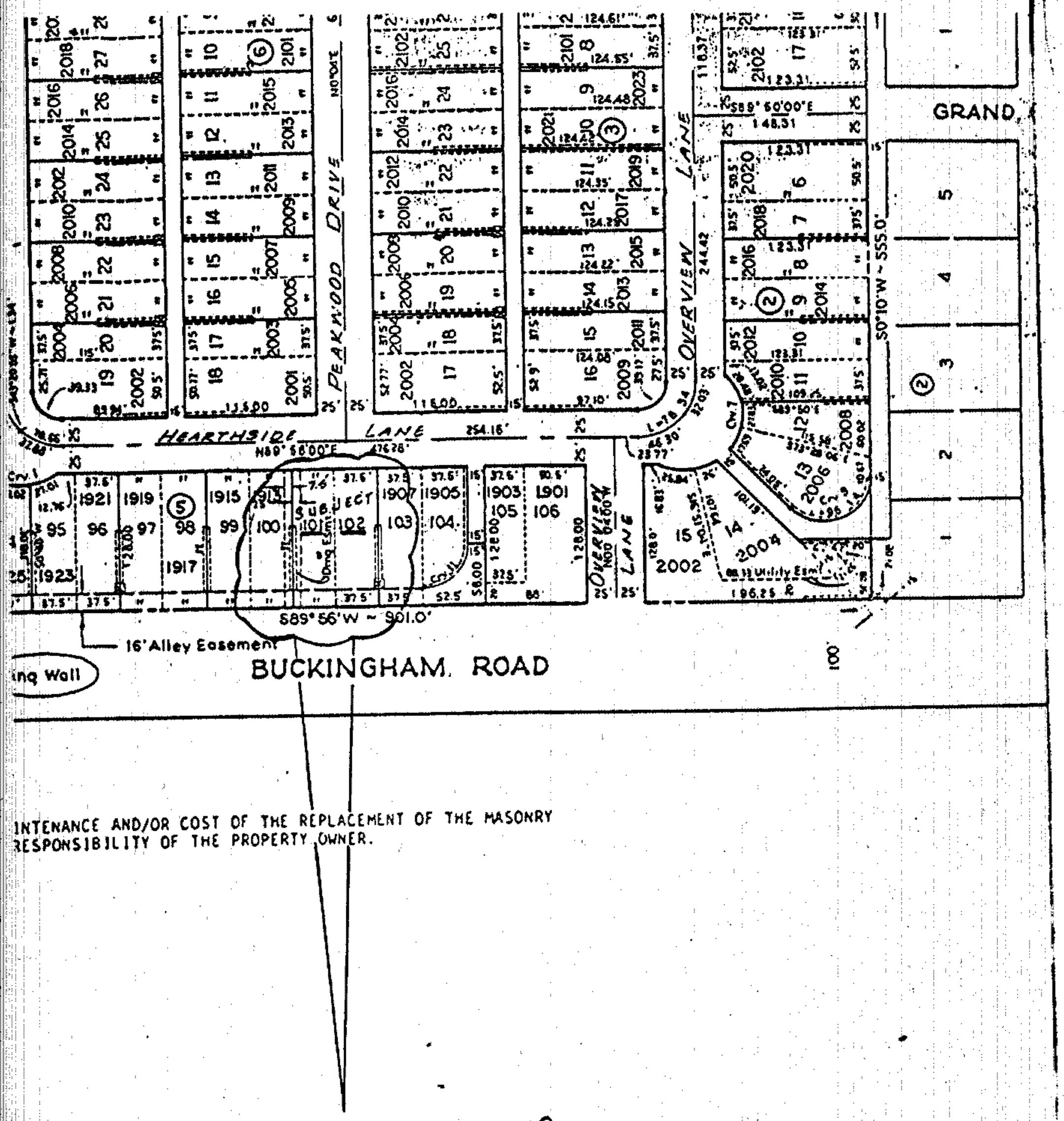
TOTL 24.00



INTENANCE AND/OR COST OF THE REPLACEMENT OF THE MASONRY
RESPONSIBILITY OF THE PROPERTY OWNER.

EARTHSIDE DRIVE

CERTIFICATE AND DESCRIPTION

STATE OF TEXAS :
COUNTY OF DALLAS :

WHEREAS, MICHAEL JEZARI, is the owner of Lot Nos. 101 and 102, Block No. 5, of OAKRIDGE NO. 10, an addition to the City of Garland, Texas as recorded in Volume 85005, Page 1454, of the Map Records of Dallas County, Texas and being more particularly described as follows:

THE POINT OF BEGINNING is the common North corner of Lot Nos. 102 and 103, of said Block No. 5, said point lying in the South right-of-way line of Hearthside Lane (a 50' wide right-of-way) and being evidenced by a 5/8" diameter steel pin found for corner;

THENCE, along the common property line of said Lot Nos. 102 and 103, S 00° 04' 00" E, 128.00 feet, to the common South property corner of said Lot Nos. 102 and 103, said point lying in the North right-of-way line of Buckingham Road (a 100' wide right-of-way) and being evidenced by a "x" cut in concrete for corner;

THENCE, along the North right-of-way line of Buckingham Road, S 89° 56' 00" W, 75.00 feet, to an "x" cut in concrete for corner, said point also being the common South corner of Lot Nos. 100 and 101 of the above referenced Block 5;

THENCE, along the common property line of said Lot Nos. 100 and 101, N 00° 04' 00" W, 128.00 feet, to the common North corner of said Lot Nos. 100 and 101, said point also lying in the above referenced South right-of-way line of Hearthside Lane and being evidenced by a 5/8" diameter steel pin found for corner;

THENCE, along the South right-of-way line of Hearthside Lane, N 89° 56' 00" E, 75.00 feet to the POINT OF BEGINNING AND CONTAINING 9,600 feet of land.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT, MICHAEL JEZARI, does hereby adopt this plat designating the hereinabove described property as "REVISION OF LOT NOS. 101 AND 102, BLOCK NO. 5, DAKRIDGE NO. 10", an addition to the City of Garland, Texas and does hereby dedicate to the City and to public use forever the streets and easements shown hereon.

WITNESS MY HAND AT DALLAS, TEXAS, this the 20, day of July 1994.

MICHAEL JEZARI

STATE OF TEXAS :
COUNTY OF DALLAS :

BEFORE ME, the undersigned authority, a Notary Public for the State of Texas on this day personally appeared Michael Jezari, known to me to be the person whose name is subscribed to the

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the County Cl
date.

SURVEYOR'S CERTIFICATE

STATE OF TEXAS |
COUNTY OF DALLAS |

KNOW ALL MEN BY THESE PRESENTS:

THAT I, NORMAN L. NEAL, do hereby certify that I have prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were property placed under my personal supervision in accordance with the Subdivision Regulations of the City of Garland, Texas.

DATED this the 19th day of July, 1994.

STATE OF TEXAS REGISTERED NORMAN L. NEAL 1436 PROFESSIONAL LAND SURVEYOR

Norman L. Neal
Norman L. Neal
Registered Professional Land Surveyor,
Texas, 1436

STATE OF TEXAS |
COUNTY OF DALLAS |

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Norman L. Neal, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same in the capacity therein stated and for the purposes and considerations therein expresed.

GIVEN UNDER MY HAND AND SEAL, this the 19th, day of July, 1994.

PAT MASSINGILL
Notary Public, State of Texas
My Commission Expires 1-06-98

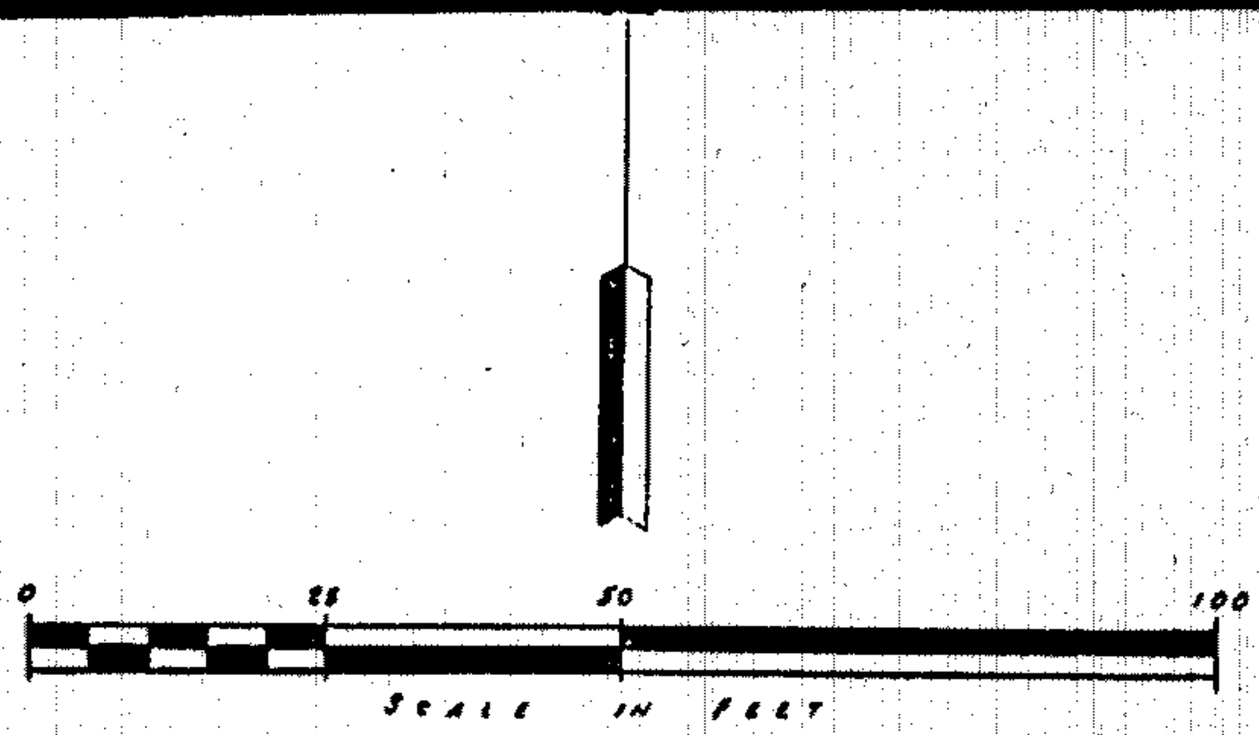
Pat Massingill
Notary Public, Dallas County, Texas

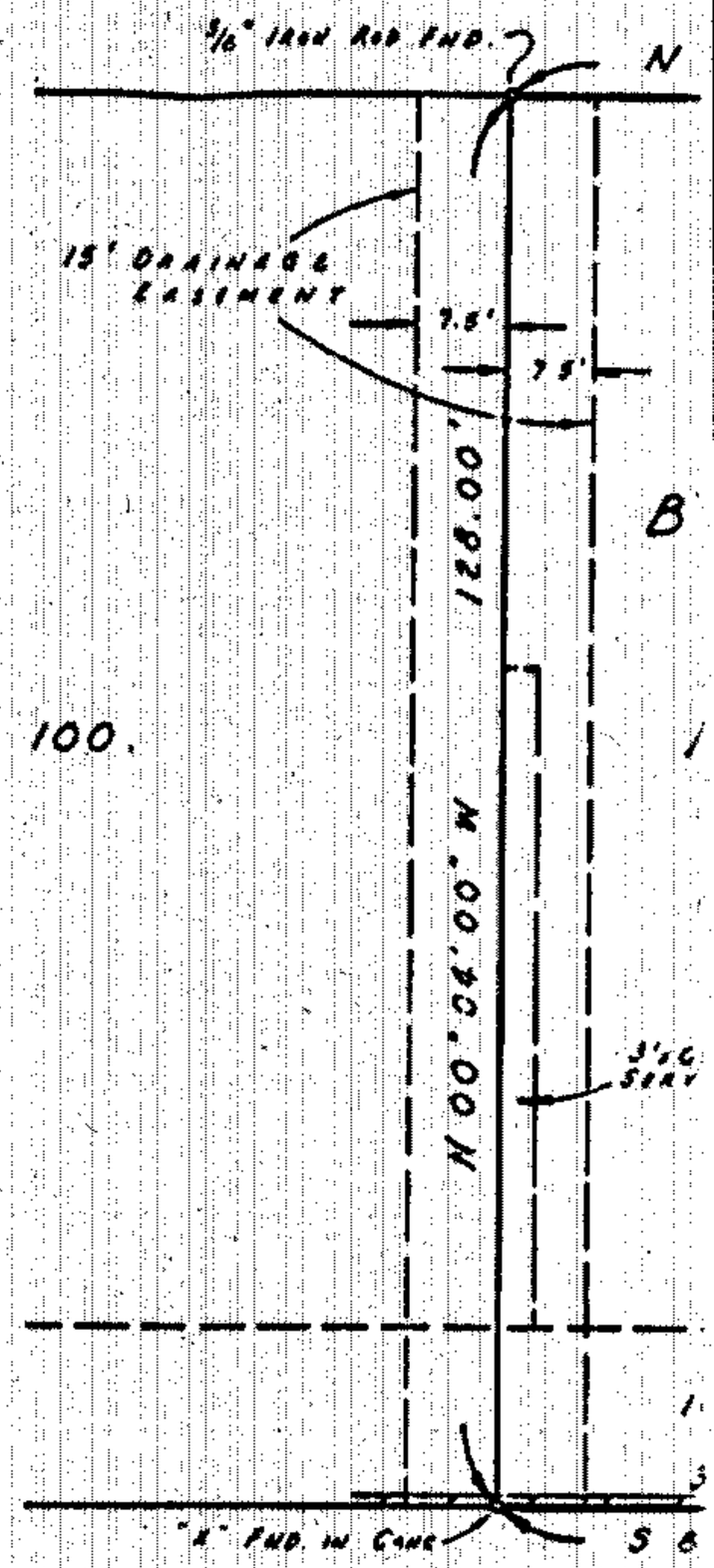
APPROVED AND ACCEPTED for the City of Garland, Texas on this the 11th, day of July, 1994.

CITY SECRETARY

Loleta Gandy
CHAIRMAN, CITY PLANNING COMMISSION

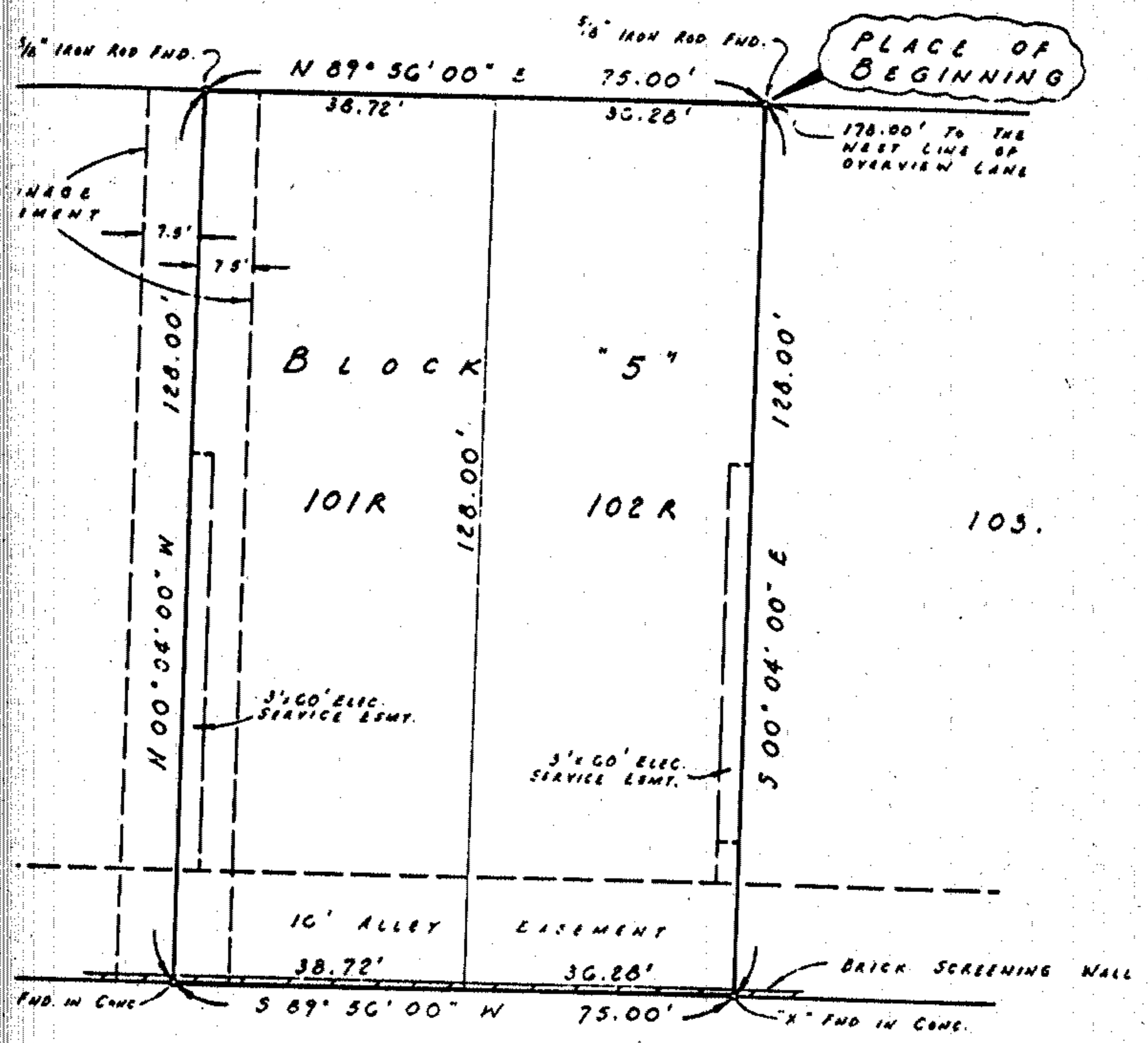
The approval of this plat is contingent upon the plat being filed with the County Clerk of Dallas County, Texas, within 180 days from the above date.





BUCKINGHA

94147 01522



KINGHAM ROAD 100'

94147 01923

foregoing instrument and acknowledged to me that he executed the same in the capacity therein stated and for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL, this the 20th day of July 1994.

Gale Milligan
Notary Public, Dallas County, Texas

GALE MILLIGAN, Notary Public
In and for the State of Texas
My Commission Expires 4-25-96

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Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

STATE OF TEXAS COUNTY OF DALLAS

I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of Dallas County, Texas as stamped hereon by me.

AUG 2 1994

Earl Bullock
COUNTY CLERK, Dallas County, Texas

FILED
94 AUG -2 AM 10:56
EARL BULLOCK
COUNTY CLERK
DALLAS COUNTY

RETURN TO:

NAME Bill George

ADDRESS P.O. Box 1297

CITY Frisco, TX. 75034

REPLAT OF
LOTS 101 & 102, BLOCK 5
OAKRIDGE NO. 10
ADDITION TO THE CITY OF GARLAND
DALLAS COUNTY, TEXAS.

SCALE: 1" = 20'

DATE: JUNE 1994

SURVEYOR:
FIELD AID INC.
3816 CAVALIER DR.
GARLAND, TEXAS 75042

OWNER
MICHAEL JEZARI

94147 01925