

| CURVE DATA   |              |                        |                    |                         |                  |  |  |
|--------------|--------------|------------------------|--------------------|-------------------------|------------------|--|--|
| No.          |              | DELTA                  | RADIUS             | LENGTH 237 07           | 128.30           |  |  |
|              | Inner        | 54 20 00               | 250.00<br>275.00   | 260.78                  | 141.13           |  |  |
| ١ .          | <del></del>  | 54 20 00               | 300.00             | 284 49                  | 153 96           |  |  |
|              | Outer        | 16'30'00"              | 725.00             | 208.79                  | 105.12           |  |  |
| _            | Inner        | 16.30.00               | 750.00             | 215.98                  | 108.74           |  |  |
| 2 }          | Outer        | 16.30.00               | 775.00             | 223 18                  | 112 37           |  |  |
|              | Inner        | 27 05 16 1             | 225.00             | 106 37                  | 54 20            |  |  |
| , l          | ₹ 1          | 27 05 16               | 250.00             | 118.19                  | 60. 22           |  |  |
| - 1          | Outer        | 27 ' 05' 16"           | 275. 00            | 130 01                  | 66. 24           |  |  |
|              | Inner        | 36'05'16"              | 225. 00            | 141.72                  | 73, 30           |  |  |
| 4            | 4            | 36 05 16               | 250.00             | 157.46                  | 81.44            |  |  |
|              | Outer •      | 36 05 16               | 275.00             | 173. 21                 | 89. 59<br>90. 03 |  |  |
|              | Inner        | 27 00 00               | 375.00             | 176 71                  | 96 03            |  |  |
| 5            | <b>t</b>     | 27 00 00               | 400.00             | 188 50<br>200 28        | 102 03           |  |  |
|              | Outer        | 27 00 00               | 425. 00            | 200. 28<br>511 03       | 266 81           |  |  |
|              | Inner        | 40' 40' 00"            | 720 00             | 528 78                  | 276.08           |  |  |
| 6            | 4            | 40, 40, 00,            | 770.00             | 546 52                  | 285 34           |  |  |
|              | Outer        | 40' 40' 00'            | 25. 00             | 39 27                   | 25.00            |  |  |
| _            | Inner        | 80,00,00,              | 50.00              | 78.54                   | 50.00            |  |  |
| 7            | <b>Q</b>     | 90'00'00'              | 50. 00             | 144.07                  | 382.02           |  |  |
|              | Outer        | 17 30 00               | 225.00             | 68.72                   | 34.63            |  |  |
| •            | Inner        | 17 30 00               | 250.00             | 76 36                   | 38. 48           |  |  |
| 8            | Outer        | 17.30.00               | 275.00             | 83.99                   | 42 33            |  |  |
|              | Outer        | 46, 30, 00,            | 225. 00            | 182.61                  | 96 67            |  |  |
| •            | inner        | 46 30 00               | 250.00             | 202 89                  | 107. 41          |  |  |
| 3            | Outer        | 46,30,00°              | 275.00             | 223 18                  | 118 15           |  |  |
|              | Inner        | 9' 49' 48'             | 225. 00            | 38 60                   | 19.35            |  |  |
| ю            | £            | 9 49 48                | 250.00             | 42 89                   | 21 50            |  |  |
| l '          | Outer        | 9 49 48                | 275.00             | 47 18                   | 23.65            |  |  |
| <del> </del> | Inner        | 90,00,00               | 25.00              | 39 27                   | 25.00            |  |  |
| l u          | 4            | 90'00'00'              | 50.00              | 78 54                   | 50.00            |  |  |
| 1 ''         | Outer        | 165 05 12              | 50.00              | 144.07                  | 382 02<br>138.70 |  |  |
| <b>-</b>     | Inner        | 46 13 26               | 325. 00            | 262.20                  | 138.70           |  |  |
| 12           | <            | 46 13 26               | 350.00             | 282 37                  | 160.04           |  |  |
| <u> </u>     | Outer        | 46 13 26               | 375.00             | 302 53<br>449 85        | 227 49           |  |  |
|              | Inner        | 5: 05 56               | 1225.00            | 449 85<br>459. 03       | 232 13           |  |  |
| 13           | \$           | 21 02 26               | 1250.00            | 468 21                  | 236.77           |  |  |
|              | Outer        | 21 02 26               | 1275.00            | 149.73                  | 77.76            |  |  |
|              | Inner        | 38'07'45"              | 225, 00<br>250, 00 | 166 37                  | 86 40            |  |  |
| 14           | 0.4          | 38'07'45'              | 275.00             | 183 01                  | 95.04            |  |  |
| <b></b>      | Outer        | 15'07'45"              | 225. 00            | 59 41                   | 29 88            |  |  |
|              | inner        | 15'07' 45'             | 250.00             | 66. 01                  | 33 20            |  |  |
| 15           | Outer        | 15'07'45"              | 275.00             | 72.61                   | 36.52            |  |  |
| <b>}</b>     | Inner        | 43'30'00"              | 225.00             | 170.82                  | 89 77            |  |  |
| 16           | 4            | 43'30'00'              | 250.00             | 189.80                  | 99 74            |  |  |
| "            | Outer        | 43'30'00"              | 275.00             | 208.79                  | 109.71           |  |  |
|              | Inner        | 56'05'22'              | 225.00             | 220. 26                 | 119.86           |  |  |
| 17           | 4            | 56'05'22"              | 250.00             | 244. 74                 | 133.18           |  |  |
|              | Outer        | 56'05'22"              | 275.00             | 269. 21                 | 1 46. 50         |  |  |
|              | Inner        | 17'16'22'              | 1300.00            | 391.90                  | 201.25           |  |  |
| 18           | 4            | 17'16' 22"             | 1325.00            | 399. 44<br>406. 98      | 205.04           |  |  |
| <b></b>      | Outer        | 17'16'22'              | 95. 00             | 93.00                   | 50 61            |  |  |
|              | Inner        | 56.05.22               | 102.50             | 100.34                  | \$4.60           |  |  |
| 19           | Outer        | 26.02.55               | 110.00             | 107.68                  | 58.60            |  |  |
| }            | Inner        | 9'40'54'               | 1465.00            | 247.55                  | 124.07           |  |  |
| 20           | \$           | 9'40'54'               | 1472.50            | 248.82                  | 124.71           |  |  |
|              | Outer        | 9 40 54                | 1 480. 00          | 250.08                  | 125.34           |  |  |
|              | Inner        | 15 59 29               | 275.00             | 76.75                   | 38.63            |  |  |
| 21           | 4            | 15 59 12               | 282.50             | 78.82<br>80.94          | 39.67            |  |  |
|              | Outer        | 15,20,00               | 290.00             | 170.82                  | 89.77            |  |  |
| 1            | Inner        | 43 30 00               | 232.50             | 176.52                  | 92.76            |  |  |
| SS           | Cuter        | 43 30 00               | 240.00             | 182 21                  | 95.75            |  |  |
| -            | Inner        | 13.22.16.              | 185.00             | 44 95                   | 22 59            |  |  |
| 23           | 1            | 13.22.16.              | 192.50             | 46. 77                  | 23 50            |  |  |
| 1            | Outer        | 13'55'16"              | 200.00             | 48 59                   | 24.42            |  |  |
| -            | Inner        | 42 24 21               | 390.00             | 288 65                  | 151 29           |  |  |
| 24           | 4            | 42'21'39"              | 397.50             | 293 89                  | 154.02           |  |  |
| 1            | Outer        | 42'17'35"              | 405.00             | 298.95                  | 1 56. 65         |  |  |
|              | Inner        | 34'53'14"              | 195 00             | 118.73                  | 61 27            |  |  |
| <b>=</b>     | 3            | 46'34'11"              | 202. 50            | 164 59                  | 87.15            |  |  |
| 25           | Outer        | 32'45'21"              |                    | 120 06                  | 61.72            |  |  |
| 25           | <del>-</del> | 90,00,00,              | 40.00              | 62 83                   | 40 00            |  |  |
|              | Inner        |                        |                    | <b>→</b> A -> A         |                  |  |  |
| 26           | •            | <u> 90,00,00,</u>      | 47. 50             | 74 61                   |                  |  |  |
|              | Inner        | 90'00'00'<br>78'15'15' | 47.50<br>40.00     | 74 61<br>54 63<br>60 96 | 32 54<br>38 17   |  |  |

34136 4108

STATE OF TEXAS COUNTY OF DALLAS)

OWNER'S CERTIFICATE

WHEREAS, DAKRIDGE DEVELOPMENT COMPANY, a Partnership, a Texas corporation, is the owner of a tract of land situated in the Levi Turner Survey, Abstract No. 1427, City of Garland. Dallas County, Texas, and being more particularly described as follows:

← FEGINNING at a penet or the North line of Buckingham Road (a 100' R.O.W.), said point being the Southeast corner of Oakridge No. 9, an addition to the City of Garland, Texas, an iron stake for corner:

THENCE N C' 10' E, leaving said North line of Buckingham Road and along the East line of said Oakridge No. 9, a distance of 421.00 feet to an iron stake for corner;

THENCE, continuing along the Easterly line of said Oakridge No. 9, the following:

S 89° 50' E, a distance of 295.0 feet to an iron stake for corner; NO 13' E, a distance of 133.39 feet to the beginning of a curve to the left, having a central angle of 7° 53' 01", and a radius of 1090.00

feet, an iron stake for corner; Northerly, around said curve, a distance of 149.98 feet to the heginning of a curve to the right, having a central angle of 72 52 05", and a radius of 40.0 feet, an iron stake for corner;

Acrtheasterly, around said curve, a distance of 50.87 feet to the beginning of a curve to the left, having a central angle of of 26 10' 04", and a radius of 1185.0 feet, an iron stake for corner; Northeasterly, around said curve, a distance of 541.20 feet to an iron

stake for corner; N 35 Ec. E. a distance of 64.56 feet to an iron stake for corner;

# 51 2" W. a distance of 30.10 feet to an iron stake for corner; N 35 Eg' E, a distance of 125.0 feet to an iron stake for corner;

THENCE, S 51 01' E. leaving said Easterly line of Oakridge No. 9, a distance of 137.10 feet to the beginning of a curve to the left, having a central angle of 22° 48' 09, and a radius of 1100.00 feet, an iron stake for corner;

THENCE Southeasterly, around said curve, a distance of 437.78 feet to an iron stake for

THENCE N 67. 00' E a distance of 249.60 feet to an iron stake for corner;

THENCE N 25" 50' W a distance of 40.05 feet to an iron stake for corner;

THENCE S 67° 00' W a distance of 125.15 feet to an iron stake for corner;

THENCE N 25. 50' W, a distance of 18.44 feet to the beginning of a curve to the left, having a central angle of 40° 40°, and a radius of 595.0 feet, an iron stake for corner;

THENCE Northwesterly, around said curve, a distance of 422.31 feet to an iron stake for

THENCE N 66° 30' W. a distance of 33.32 feet to the beginning of a curve to the right, having a central angle of 27 00', and a radius of 550.0 feet, an iron stake for corner:

THENCE Northwesterly, around said curve, a distance of 259.18 feet to an iron stake for

THENCE IN 39' 30' W, a distance of 215.0 feet to the beginning of a curve to the left, having a central angle of 36 05' 16", and a radius of 100.0 feet, an iron stake for

THENCE Northwesterly, around said curve, a distance of £2.99 feet to the beginning of a curve to the right, having a central angle of 27° C5' 16', and a radius of 400.0 feet. an iron stake for corner;

THENCE Northwesterly, around said curve, a distance of 189.11 feet to an aron stake for

THENCE N 48 30' W, a distance of 131.21 feet to the beginning of a curve to the left, having a central angle of 21 '41' 14", and a radius of 600.0 feet, an iron stake for

THENCE Northwesterly, around said curve, a distance of 227.11 feet to an iron stake for

THENCE N 1' 07' 20" E, a distance of 115.99 feet to the beginning of a curve to the left. having a back tangent bearing of N 88° 52' 42" W, a central angle of 30° 27' 20", and a radius of 250.0 feet, an iron stake for corner;

THENCE Southwesterly, around said curve, a distance of 132.89 feet to a point on the Easterly line of above-mentioned Oakridge No. 9, an iron stake for corner;

THENCE N 79- 20' W. along said Easterly line of Oakridge No. 9, a distance of 50.9 feet to a point on the Southwesterly line of Oakridge Country Club, an iron stake for corner;

THENCE Southeasterly, around a curve to the right, leaving said Easterly line of Cakridge No. 9 and along the said Southwesterly line of Cakridge Country Club, said curve having a central angle of 54 20' 00", and a radius of 300.0 feet, a distance of 284.49 feet to the beginning of a curve to the right, having a central angle of 16° 30' 00", and a radius of 775.0 feet, an iron stake for corner;

THENCE Southeasterly, around said curve and along said Southwesterly line of Gakridge Country Ciub. a distance of 223.18 feet to an iron stake for corner;

THENCE, continuing along said Southwesterly line of Oakridge Country Club, the following: # 41' 30' E, a distance of 125.0 feet to an iron stake for corner: S 48 30' E, a distance of 131.21 feet, to the beginning of a curve to the left, having a central angle of 27" O5' 16", and a radius of 100.0 feet,

an iron stake for corner; Southeasterly, around said curve, a distance of 47.28 feet to the beginning of a curve to the right, having a central angle of 36' 05' 16", and a radius of 400.0 feet, an iron stake for corner;

Southeasterly, around said curve, a distance of 251.94 feet to an iron stake 5 35 E, a distance of 218.0 feet to the beginning of a curve to the left,

having a central angle of 27° 00', and a radius of 250.0 feet. an iron stake for corner: Southeasterly, around said curve, a distance of 117.81 feet to an iron stake

S 66. 30° E, a distance of 33.32 feet to the beginning of a curve to the right, having a central angle of 40° 40° and a radius of 895.0 feet, an iron

stake for corner; Southeasterly, around said curve, a distance of 635.24 feet to an iron stake

egg 50' E. a distance of 33.29 feet to an iron stake for corner;

\$ 67' 00' m, a distance of 125.15 feet to an iron stake for corner; ings some, a distance of 40.05 feet to an iron stame for connert

4 67' OC' E. a distance of 125.15 feet to an iron stake for corner; 1 25° 50° E. a distance of 460.0 feet to an iron stake for corner.

5 26' 50' w, a distance of 80.0 feet to an iron stake for corner;

feet to the PLACE OF BEGINAING and containing 42.693 acres of land.

THENCE, along the most Southerly Northwest line of said Dakridge Country Club, the fellowings

( EF 37' 32" W, a distance of 227.90 feet to an iron stake for corner; : 67 20' m. a distance of 240.0 feet to ar iron stake for corner;

1 60 20' w. a distance of 335.0 feet to an iron stake for corner; 30 000 k. a distance of 300.0 feet to a scint or the above-hertiched North line of Buckingham Poid, at incr stake for corner; Turning the some he along the said worth line of Euckingham Road, a distance of idition

MOM, THEREFORE, KNOW ALL MEN BY THIST PRESENTS:

THAT, OXECTIVAL DEVELOPMENT COMPANY, a Partnership, a Toxas Corporation, does hereby adopt this plat designating the soreinabove described property as OAYPIIGE NO. II, an addition to the City of Garland, Dallas County, Texas on does hereby dedicate to the fitz and public use forever the streets and easements shown

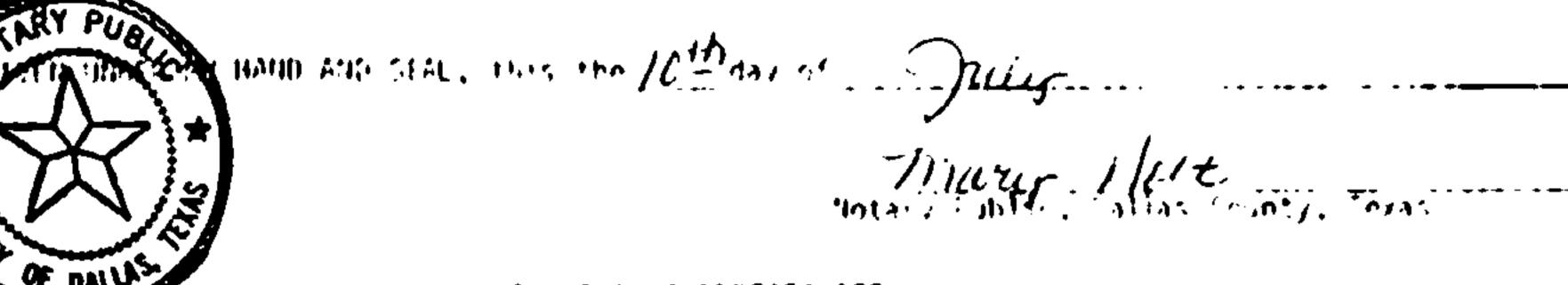
> CARPTRICE OF VELOPMENT COMPANY Hurry Oversyment Company, a General Partner

STATE OF TEXAS

therein,

COUNTY OF DALLAS

BEFORE ME, the undersideed authority, a torary Public for the State of Texas on this day personally a Gororal Partner of GAYPINGE DEVELOPMENT appeared company, 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 curposes and considerations therein



SHARE HOR'S CERTIFICATE

KNUW ALL MEN BY THESE PRESENTS:

THAT I. DOM A. TIPION, do boreby contify that I have precaint titricial from an actual and accurate survey of the land and that the orner of commis shown thorons were to go to the lared under my personal supervision in accordance with the Subdivitacy is what ions of the fit of Suched. Texas. PATER this the 10 Man ...

s late of teras COMMENT OF DOLLARS

BEFORE ME, the underlighed, a futiry Public for the State of Texas, in this day persunally appeared CON A. TIPTON, known to me to be the person whose name is substribed to the firegoing instrument and acknowledged to me that he executed the same for the purposes contained third and for the capacity therein states.

and the And Accepted for the Cita of adriers, Teras, this die 🗩 📆 day 🕆 , the est, Planning Counts saw for the Stylet entials, "exast.

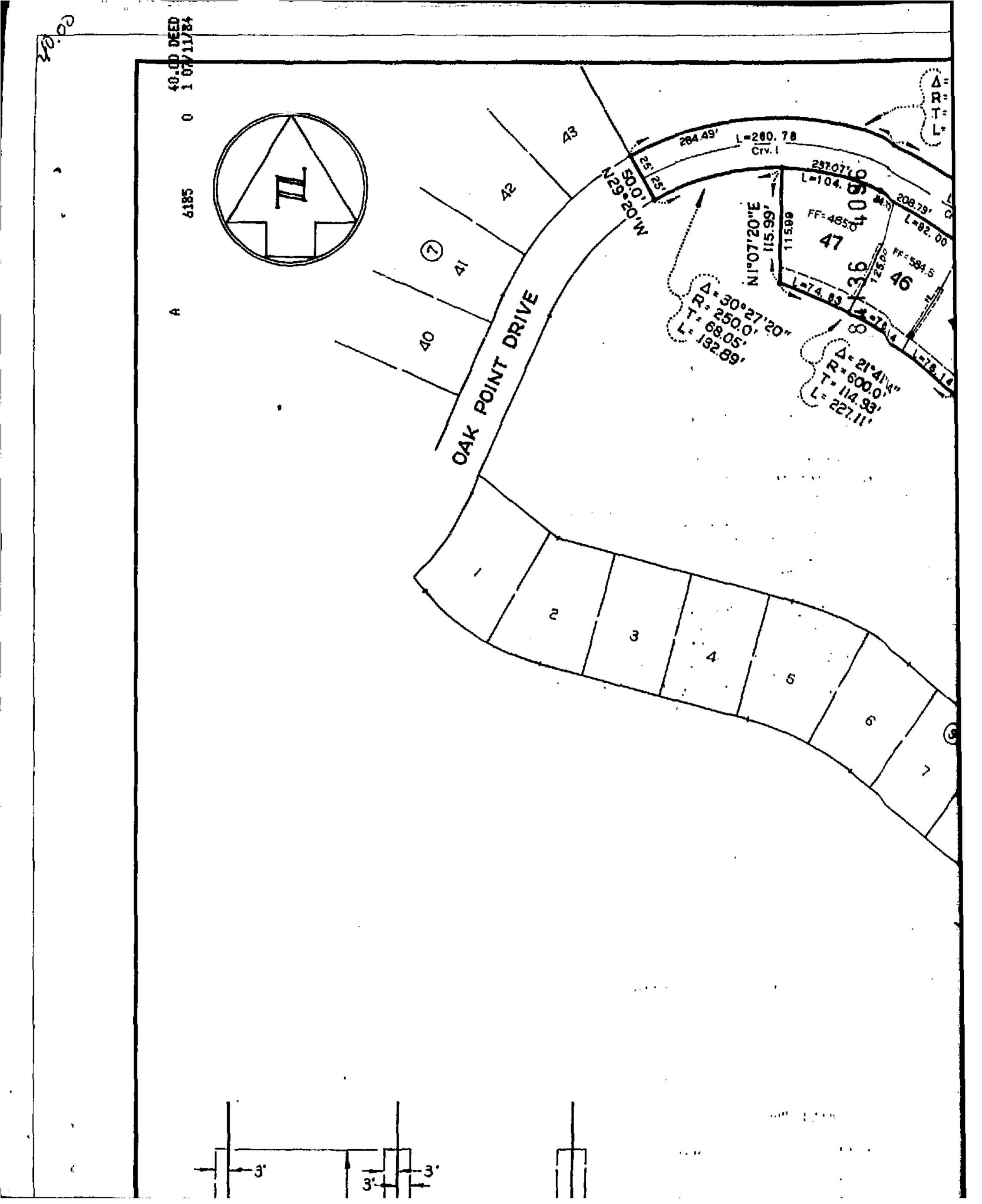
The approval of the plat is contriged and the plat terms of an arts from 1 ofter 500 for 135 county. Texas, tensive their dates on the at large within :80 days

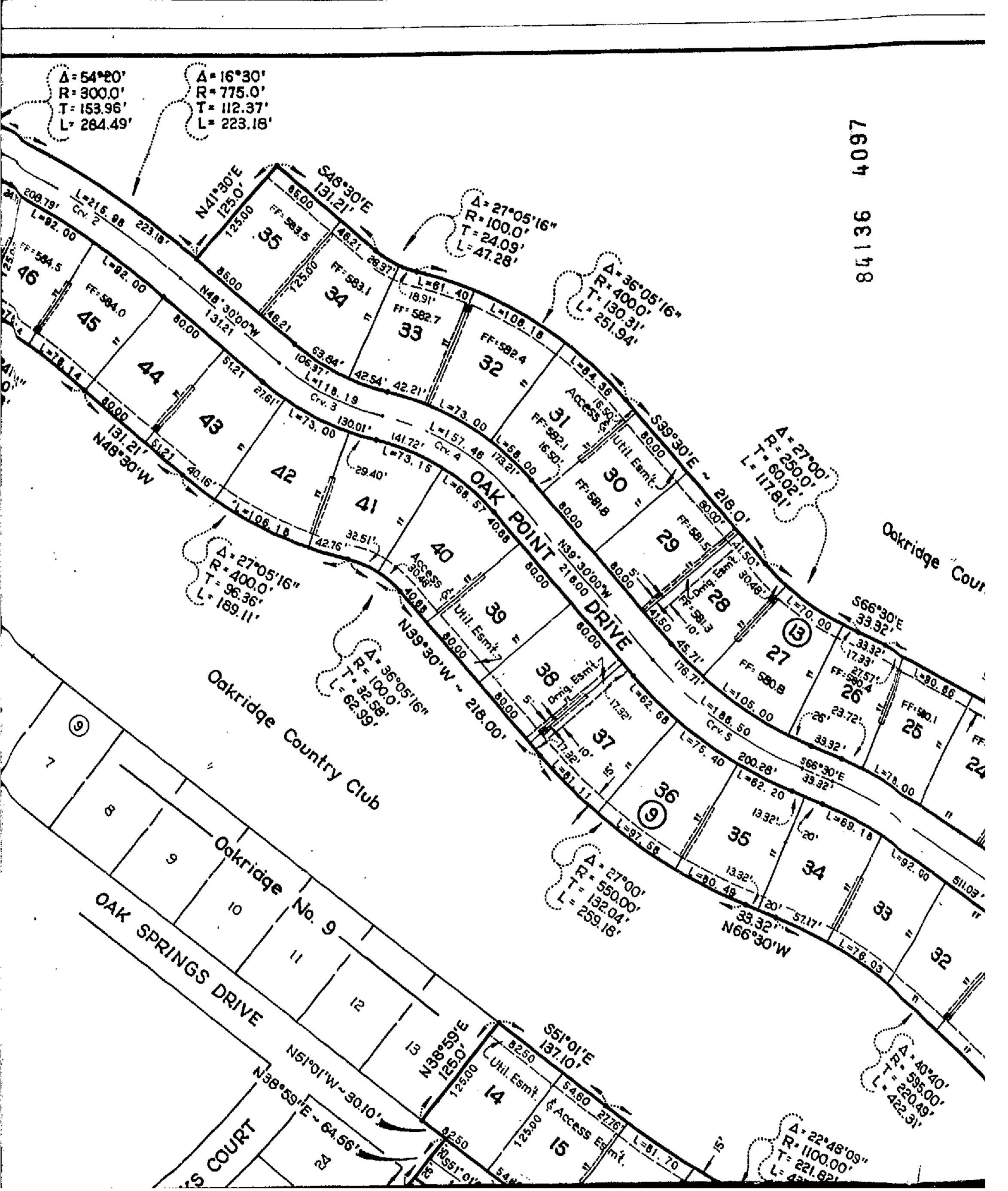
OWNERS CERTIFICATE OAKRIDGE NO. 11

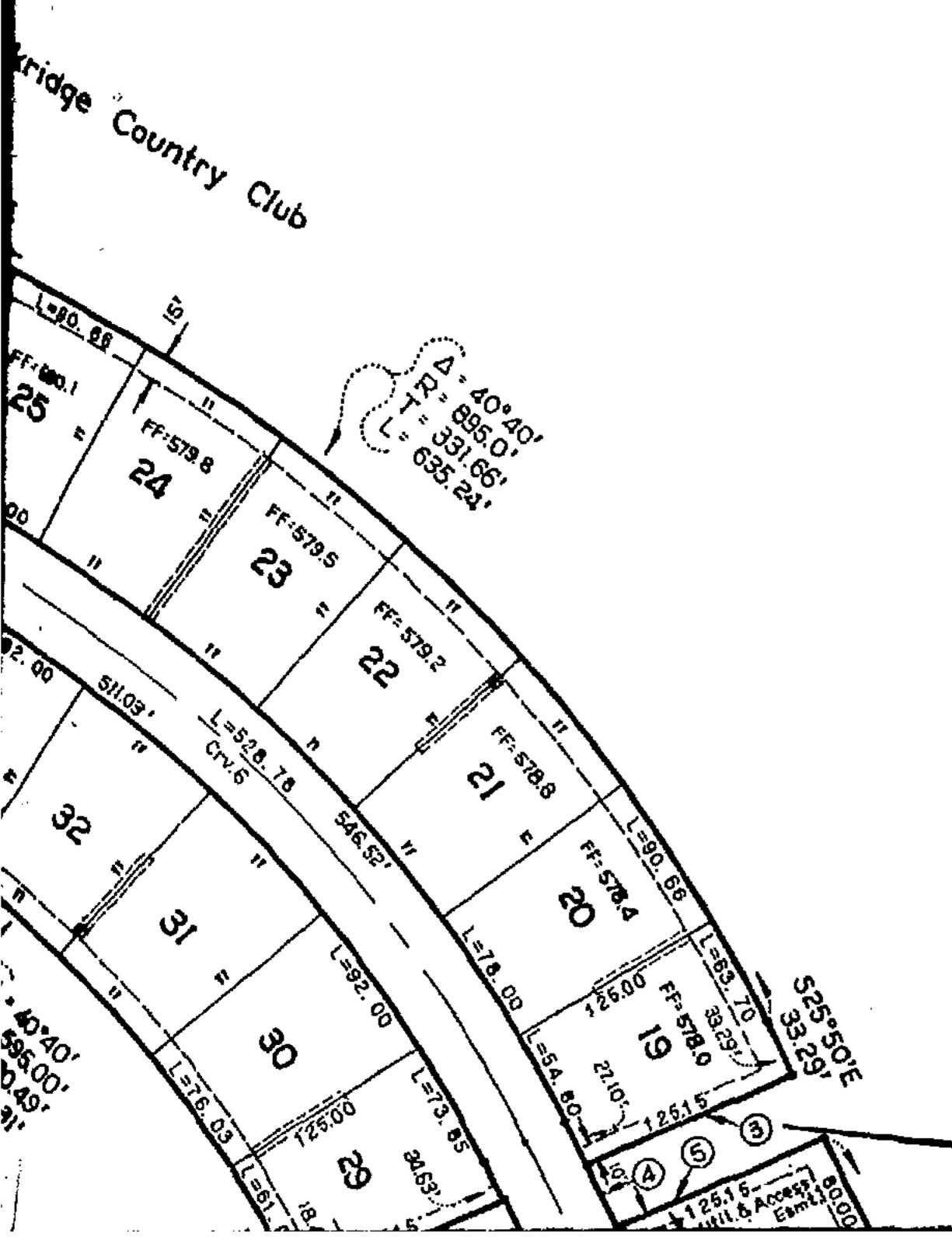
GARLAND, TEXAS DON A. TIPTON, INC. CONSULTING ENGINEERS

DESIGN DRAWN DATE SCALE NOTES

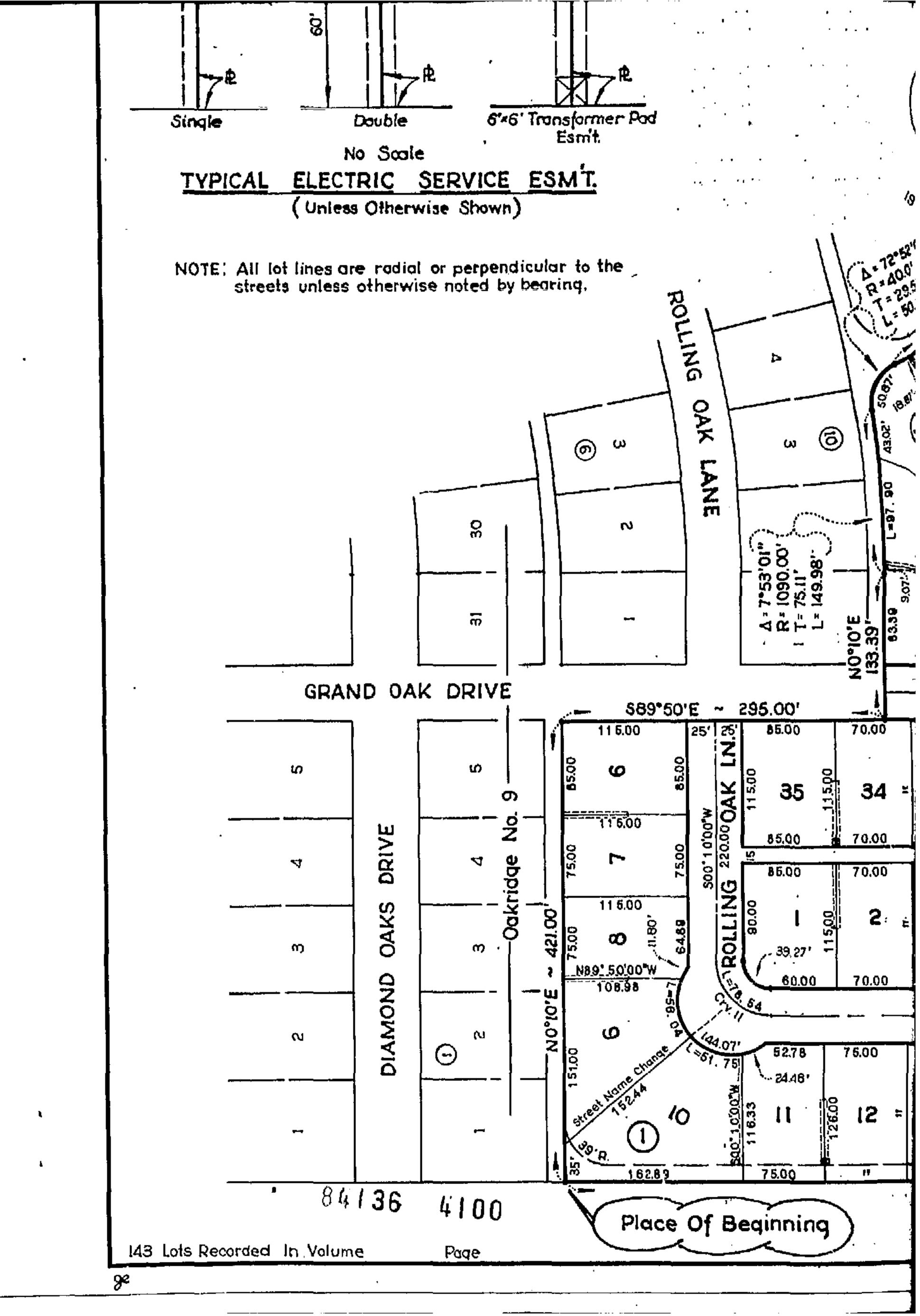
4109

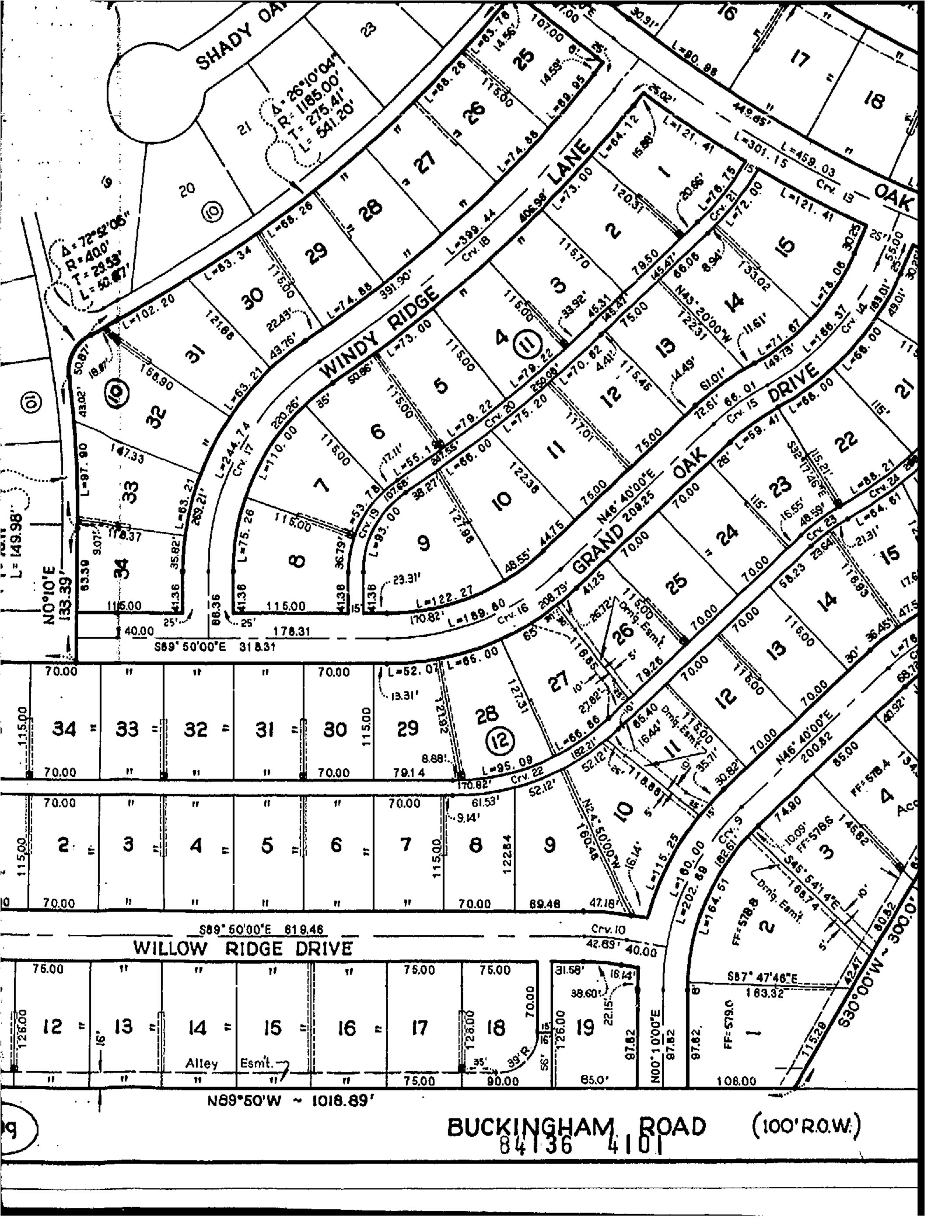


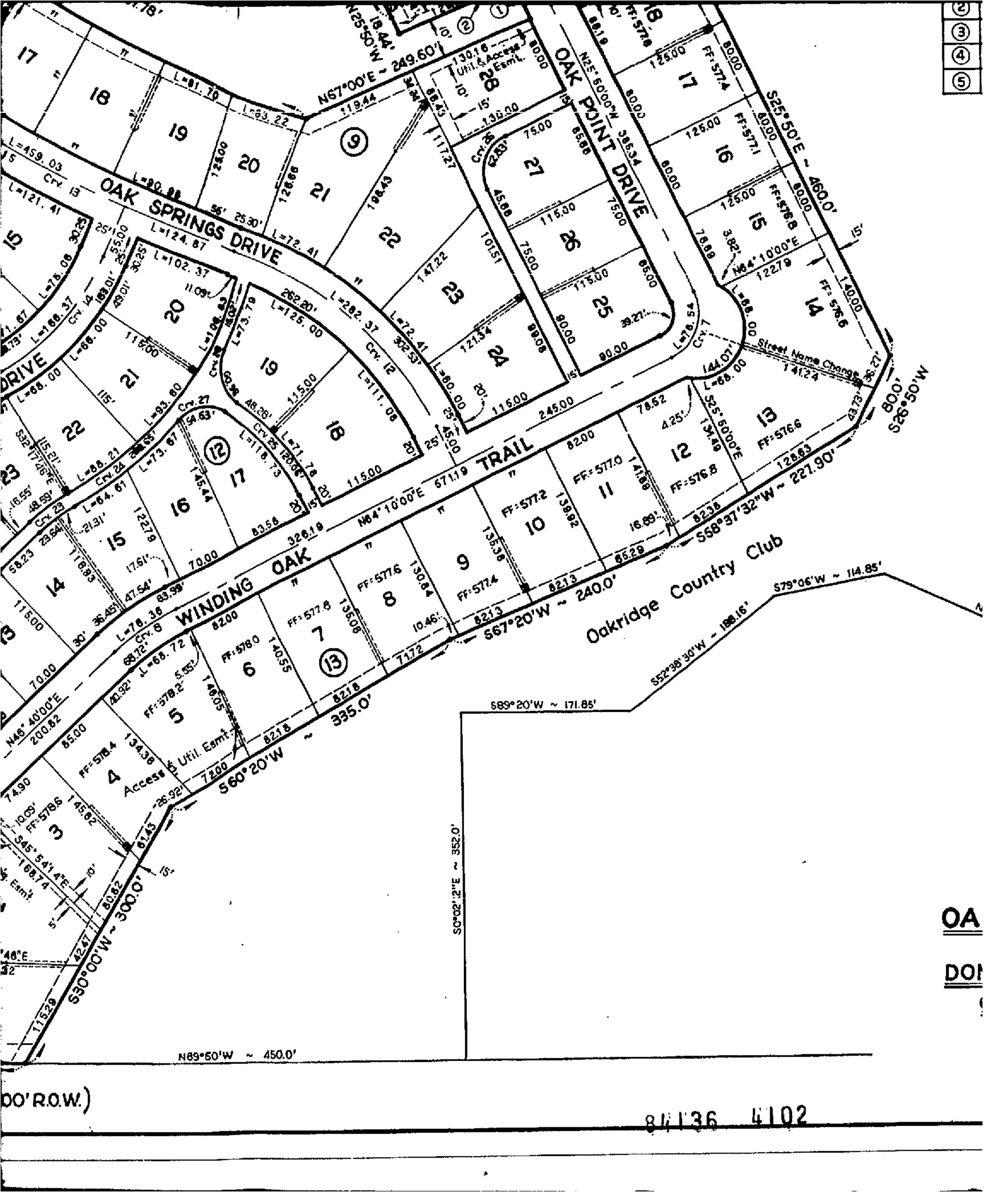




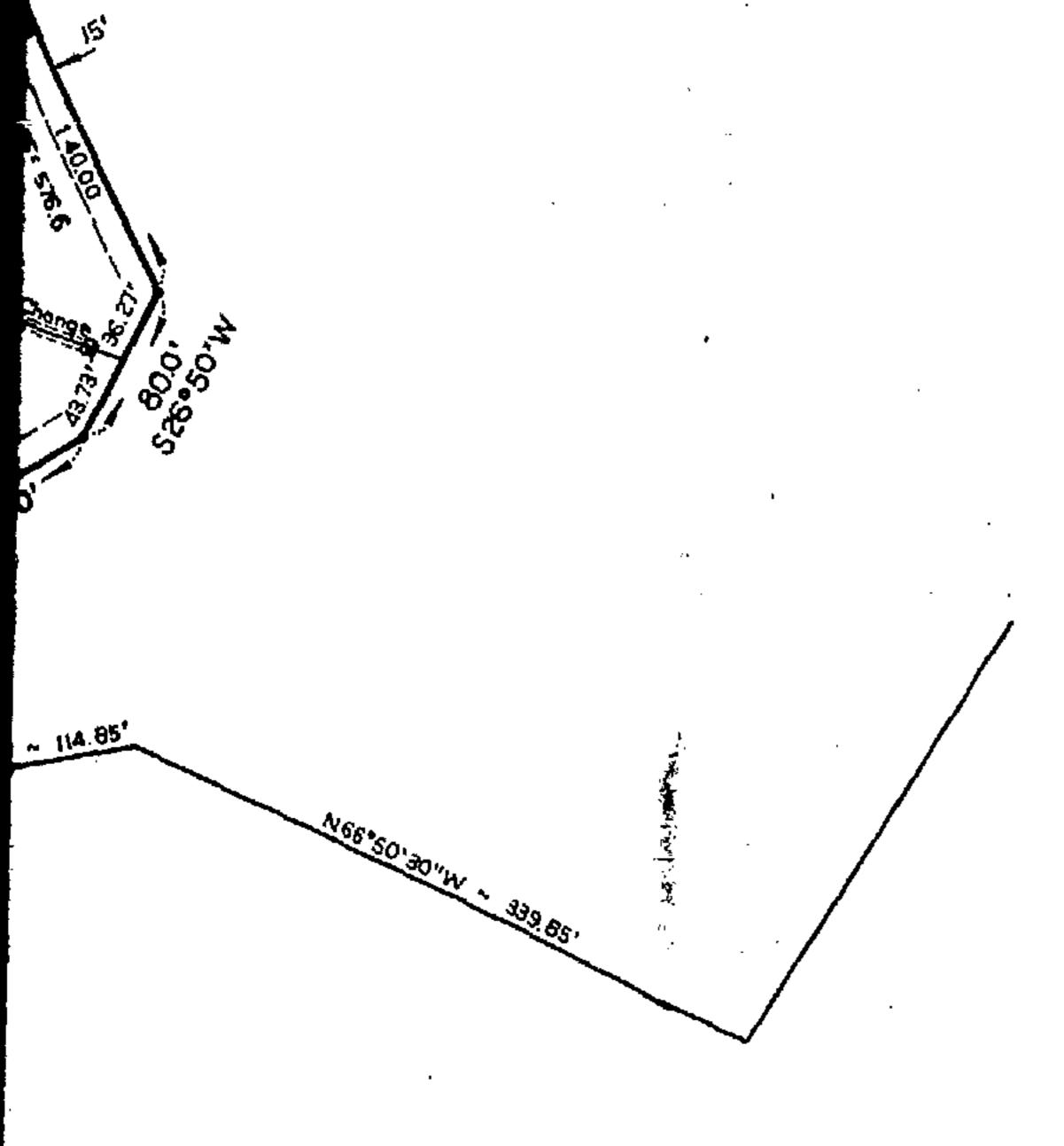
1 N 25°50'W ~ 40.05'







(3) S67°00'W ~ 125.5'
(4) S25°50'E ~ 40.0'
(5) N67°00'E ~ 125.5'



## OAKRIDGE NO. II GARLAND, TEXAS

LEVI TURNER SURVEY ~ ABST. NO. 1487
DALLAS COUNTY, TEXAS

## OAKRIDGE DEVELOPMENT COMPANY ~ OWNER

5580 L.B.J. Freeway

Dailas, Texas 75240

DON A. TIPTON , INC.

CONSULTING ENGINEERS

6330 Belt Line Road

Suite C

Garland, Texas 75043

Scale: 1"-100'

| No.   DELTA   PADIUS   LENGTH   TAN  |            | CURVE DATA  |   |  |   |  |  |  |  |
|--|------------|-------------|---|--|---|--|--|--|--|
| Inner   54 20 00   250 00   237 07   128 30  |            |             |   |  |   |  | TAN  |  |  |
| Section   Sect |            | ,           |   |  | 250.00  | 237.07   | **************************************   |  |  |
| Inner  |            | 1           |   |  |   | THE RESERVE THE PERSON NAMED IN COLUMN 2 I |  |  |  |
| 2  |            | <b> </b>    |   |  |   |  |  |  |  |
| Outer  | <u>'</u>   | 2           | €.  |  |   |  | <del></del>  |  |  |
| S  | j          | <del></del> | Outer   |  |   |  |  |  |  |
| S  | ]          | _           | ·- <del></del>                                    |  | 225.00  |  |  |  |  |
| Inner  | }          | 3           | }- <u>-</u>                                       | <del></del>  |   |  | 60. 22   |  |  |
| 4  | ŀ          | <del></del> | ·   |  |   |  |  |  |  |
| Outer   36 '05' 16'   275 00   173 21   89 59  |            | 4           | €   |  |   | <del></del>  |  |  |  |
| Section   Sect | Ĺ          |             | Outer .   | 36'05'16"  |   |  | The state of the s |  |  |
| Section  | ſ          |             | Inner   | 27'00'00"  |   |  |  |  |  |
| Solution   | - (        | 5           | £   |  | 400.00  |  |  |  |  |
| 6  | }          | <del></del> | ~~ <del>~</del> ~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~ | <del></del>  | ·   |  | 102.03   |  |  |
| Outer  | - {        | Æ           | d   |  |   |  |  |  |  |
| Inner  | - [        |             | Outer   |  |   | *  |  |  |  |
| 7  | Ī          | <del></del> | <del></del>                                       |  |   |  |  |  |  |
| Second  |            | 7           | ¢   | 90,00,00,  |   | The state of the s |  |  |  |
| Second Color   | -          |             | <u> </u>  |  | 50.00   |  |  |  |  |
| Outer   17'30'00"   275.00   83.99   42.33   | - {        | A           |   |  |   |  | 34.63  |  |  |
| Inner  | -          | J           |   | البارات والمستقل المستقل المستقل المستقل والمستقل والمست  |   |  |  |  |  |
| 9  | t          | <del></del> | ·   |  |   |  |  |  |  |
| Outer  | }          | 9           | <b>€</b>  |  |   |  |  |  |  |
| Inner  | L          |             | Outer   | 46'30'00"  | ~ <del>~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~</del> |  |  |  |  |
| C  |            |             | Inner   | 9'49'48"   | 225.00  | 38.60  |  |  |  |
| Inner  | 1          | IQ          | \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \             | <del></del>  |   | 42.89  | 21.50  |  |  |
| 11   | -          | <del></del> |   | - <del> </del>   |   |  |  |  |  |
| Outer  |            | 11          | d diner   |  | ,   |  |  |  |  |
| Inner  |            |             | Outer   |  | ·   |  |  |  |  |
| 12   |            |             |   | 46 13 26"  |   |  |  |  |  |
| Coter  |            | 15          | _   |  | 350,00  | 282.37   |  |  |  |
| 13   | +          | <del></del> |   |  | · · · · · · · · · · · · · · · · · · ·             |  | 160.04   |  |  |
| Outer 21 02 26 1275 00 468 21 236 77  Inner 36 07 45 225 00 149.73 77.76  4 38 07 45 225 00 149.73 77.76  Outer 38 07 45 250 00 166.37 86.40  Outer 38 07 45 275 00 183.01 95.04  Inner 15 07 45 225.00 59.41 29.88  4 15 07 45 250.00 66.01 33.20  Outer 15 07 45 275.00 72.61 36.52  Inner 43 30 00 225.00 170.82 89.77  4 43 30 00 250.00 189.80 99.74  Outer 43 30 00 275.00 208.79 109.71  Inner 56 05 22 255.00 220.26 119.86  Outer 56 05 22 255.00 244.74 133.18  Outer 56 05 22 255.00 244.74 133.18  Outer 56 05 22 255.00 250.00 197.45  Inner 17 16 22 1300.00 391.90 197.45  Outer 17 16 22 1325.00 399.44 201.25  Outer 17 16 22 1325.00 93.00 100.61  Inner 56 05 22 25 00 100.34 54.60  Outer 56 05 22 102.50 100.34 54.60  Outer 56 05 22 110.00 107.68 58.60  Inner 9 40 54 1465.00 247.55 124.07  Outer 9 40 54 1480.00 250.08 125.34  Inner 15 59 29 27 275.00 248.82 124.71  Outer 9 40 54 1480.00 250.08 125.34  | 1          | 13          |   |  |   |  |  |  |  |
| Inner   38 07 45 225 00 149 73 77.76   | - }        | •••         |   |  |   | <del></del>  |  |  |  |
| 14   |            | <del></del> | <del></del>                                       |  |   |  |  |  |  |
| Outer  |            | 14          | <b>Q</b>  | 38'07'45"  |   |  |  |  |  |
| Inner  | 1          | <del></del> | <b></b>   |  | 275.00  |  |  |  |  |
| Outer 15 07 45 275.00 72.61 36.52  Inner 43 30 00 250.00 170.82 89.77  4 43 30 00 250.00 189.80 99.74  Outer 43 30 00 275.00 208.79 109.71  Inner 56 05 22 250.00 220.26 119.86  Outer 56 05 22 250.00 244.74 133.18  Outer 56 05 22 275.00 269.21 146.50  Inner 17 16 22 1300.00 391.90 197.45  Quier 17 16 22 1325.00 399.44 201.25  Outer 17 16 22 1325.00 399.44 201.25  Outer 17 16 22 1350.00 406.98 205.04  Inner 56 05 22 250.00 100.34 54.60  Outer 56 05 22 100.50 100.34 54.60  Outer 56 05 22 1100.50 100.34 54.60  Outer 56 05 05 22 1100.50 100.34 54.60  Outer 56 05 05 05 05 05 05 05 05 05 05 05 05 05  | 1          | İE          |   | * <del></del>  |   |  | 29.88  |  |  |
| Inner  |            | 10          | <del></del>                                       |  |   |  |  |  |  |
| 16   | 十          |             | <del></del>                                       | <del> </del>   |   |  |  |  |  |
| Outer 43 30 00 275.00 208.79 109.71    Inner 56 05 22 25.00 220.26 119.86  | ł          | 16          | Œ   |  |   | <del></del>  |  |  |  |
| Inner  | _          |             | Outer   | 43 30 00   |   | **************************************   | · · · · · · · · · · · · · · · · · · ·  |  |  |
| 17    \$\frac{4}{\coloredge}  \frac{56}{\coloredge} \frac{05}{22}"  \frac{250}{275}, \text{ 00}   \frac{244}{269},   \q  |            | A           |   |  | 225.00  |  |  |  |  |
| Inner  |            | 17          | ····  | <del></del>  |   | 244.74   | 133.18   |  |  |
| 18   4   17   16   22   1325   00   399   44   201   25  | <b> </b> - | <b> </b>    |   |  |   |  |  |  |  |
| Outer 17 16 22" 1350.00 406.98 205.04  Inner 56 05 22" 95.00 93.00 .!j0.61  19 \$\frac{1}{4}\$ 56 05 22" 102.50 100.34 54.60  Outer 56 05 22" 110.00 107.68 58.60  Inner 9 40 54" 1465.00 247.55 124.07  20 \$\frac{1}{4}\$ 9 40 54" 1472.50 248.82 124.71  Outer 9 40 54" 1480.00 250.08 125.34  Inner 15 59 29" 275.00 76.75 38.63   |            | 18          |   |  | <del></del>                                       |  |  |  |  |
| Inner 56 05 22 95.00 93.00 100.61  4 56 05 22 102.50 100.34 54.60  Outer 56 05 22 110.00 107.68 58.60  Inner 9 40 54 1465.00 247.55 124.07  20 4 9 40 54 1472.50 248.82 124.71  Outer 9 40 54 1480.00 250.08 125.34  Inner 15 59 29 275.00 76.75 38.63   |            |             |   |  | ·   |  |  |  |  |
| 19   |            |             |   | 1  | <del></del>                                       |  |  |  |  |
| Outer         56 05 22"         110.00         107.68         58.60           Inner         9 40 54"         1465.00         247.55         124.07           20         9 40 54"         1472.50         248.82         124.71           Outer         9 40 54"         1480.00         250.08         125.34           Inner         15 59 29"         275.00         76.75         38.63   |            | 19          |   |  |   |  |  |  |  |
| 20   | <b> </b> _ |             |   | The state of the s |   | 107.68   | 58.60  |  |  |
| Outer         9'40'54"         1480.00         250.08         125.34           Inner         15'59'29"         275.00         76.75         38.63  |            | on l        | inner<br>#  |  |   |  |  |  |  |
| Inner 15 59 29 275.00 76.75 38.63  | 1          | ζU          | Outer   |  |   |  |  |  |  |
|  | 1          |             |   |  |   |  |  |  |  |
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### OWNER'S CERTIFICATE

WHEREAS, OAKRIDGE DEVELOPMENT COMPANY, a Partnership, a Texas corporation, is the owner of a tract of land situated in the Levi Turner Survey, Abstract No. 1487, City of Garland, Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a point on the North line of Buckingham Road (a 100' R.O.W.), said point being the Southeast corner of Oakridge No. 9, an addition to the City of Garland, Texas, an iron stake for corner;

THENCE N 0° 10' E, leaving said North line of Buckingham Road and along the East line of said Oakridge No. 9, a distance of 421.00 feet to an iron stake for corner;

IMENCE, continuing along the Easterly line of said Oakridge No. 9, the following:

S 89° 50' E, a distance of 295.0 feet to an iron stake for corner; N 0° 10' E, a distance of 133.39 feet to the beginning of a curve to the left, having a central angle of 7° 53' 01", and a radius of 1090.00 feet, an iron stake for corner;

Northerly, around said curve, a distance of 149.98 feet to the beginning of a curve to the right, having a central angle of 72° 52' 05", and a radius of 40.0 feet, an iron stake for corner;

Northeasterly, around said curve, a distance of 50.87 feet to the beginning of a curve to the left, having a central angle of of 26° 10' 04", and a radius of 1185.0 feet, an iron stake for corner;

Northeasterly, around said curve, a distance of 541.20 feet to an iron stake for corner;

N 38° 59' E, a distance of 64.56 feet to an iron stake for corner; N 51° 01' W, a distance of 30.10 feet to an iron stake for corner; N 38° 59' E, a distance of 125.0 feet to an iron stake for corner;

THENCE, S 51° 01' E, leaving said Easterly line of Oakridge No. 9, a distance of 137.10 feet to the beginning of a curve to the left, having a central angle of 22° 48' 09, and a radius of 1100.00 feet, an iron stake for corner;

THENCE Southeasterly, around said curve, a distance of 437.78 feet to an iron stake for corner;

THENCE N 67° 00' E a distance of 249.60 feet to an iron stake for corner;

THENCE N 25° 50' W a distance of 40.05 feet to an iron stake for corner;

THENCE S 67° 00' W a distance of 125.15 feet to an iron stake for corner;

THENCE N 25° 50' W, a distance of 18.44 feet to the beginning of a curve to the left, having a central angle of 40° 40', and a radius of 595.0 feet, an iron stake for corner;

THENCE Northwesterly, around said curve, a distance of 422.31 feet to an iron stake for corner;

THENCE N 66° 30' W, a distance of 33.32 feet to the beginning of a curve to the right, having a central angle of 27° 00', and a radius of 550.0 feet, an iron stake for corner;

THENCE Northwesterly, around said curve, a distance of 259.18 feet to an iron stake for corner;

THENCE N 39° 30' W, a distance of 218.0 feet to the beginning of a curve to the left, having a central angle of 36° 05' 16", and a radius of 100.0 feet, an iron stake for corner;

THENCE Northwesterly, around said curve, a distance of 62.99 feet to the beginning of a curve to the right, having a central angle of 27° 05' 16", and a radius of 400.0 feet,

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THENCE, a following

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NOW, THEREFORE, KNOW THAT, DAKRIDGE designating the here County, Texas and d N 48° 30' W, a distance of 131.21 feet to the beginning of a curve to the left, thereon. a central angle of 21° 41' 14", and a radius of 600.0 feet, an iron stake for WITNESS MY HAND Northwesterly, around said curve, a distance of 227.11 feet to an iron stake for 9 (L) אן op' 20" E, a distance of 115.99 feet to the beginning of a curve to the left,  $\infty$ a back tangent bearing of N 88° 52' 42" W, a central angle of 30° 27' 20", and a of 250.0 feet, an iron stake for corner; Southwesterly, around said curve, a distance of 132.89 feet to a point on the ly line of above-mentioned Oakridge No. 9, an iron stake for corner; STATE OF TEXAS N 29° 20' W, along said Easterly line of Oakridge No. 9, a distance of 50.0 feet wint on the Southwesterly line of Oakridge Country Club, an iron stake for corner; COUNTY OF DALLAS Southeasterly, around a curve to the right, leaving said Easterly line of Oakridge BEFORE ME, the and along the said Southwesterly line of Oakridge Country Club, said curve having a appeared l angle of 54° 20' 00", and a radius of 300.0 feet, a distance of 284.49 feet to COMPANY, known to m eginning of a curve to the right, having a central angle of 16° 30' 00", and a to me that he execu of 775.0 feet, an iron stake for corner; E Southeasterly, around said curve and along said Southwesterly line of Oakridge ry Club, a distance of 223.18 feet to an iron stake for corner; **k**, continuing along said Southwesterly line of Oakridge Country Club, the following: N 41° 30' E, a distance of 125.0 feet to an iron stake for corner; \$ 48° 30' E, a distance of 131.21 feet, to the beginning of a curve to the left, having a central angle of 27° 05' 16", and a radius of 100.0 feet, an iron stake for corner; Southeasterly, around said curve, a distance of 47.28 feet to the beginning KNOW ALL MEN BY THE of a curve to the right, having a central angle of 36° 05' 16", and a radius of 400.0 feet, an iron stake for corner; THAT I, DON A Southeasterly, around said curve, a distance of 251.94 feet to an iron stake survey of the land for corner; vision in accordand S 39° 30' E, a distance of 218.0 feet to the beginning of a curve to the left, DATED this the having a central angle of 27° 00', and a radius of 250.0 feet, an iron stake for corner; Southeasterly, around said curve, a distance of 117.81 feet to an iron stake for corner: S 66° 30' E, a distance of 33.32 feet to the beginning of a curve to the right, having a central angle of 40° 40' and a radius of 895.0 feet, an iron stake for corner; Southeasterly, around said curve, a distance of 635.24 feet to an iron stake STATE OF TEXAS for corner; S 25° 50' E, a distance of 33.29 feet to an iron stake for corner; S 67° 00' W, a distance of 125.15 feet to an iron stake for corner; COUNTY OF DALLAS 5 25° 50' E, a distance of 40.05 feet to an iron stake for corner; N 67° 00' E, a distance of 125.15 feet to an iron stake for corner; \$ 25° 50' E, a distance of 460.0 feet to an iron stake for corner; BEFORE ME, the S 26° 50' W, a distance of 80.0 feet to an iron stake for corner; DON A. TIPTON, know to me that he exect E, along the most Southerly Northwest line of said Oakridge Country Club, the WITNESS MY HA wing: S 58° 37' 32" W, a distance of 227.90 feet to an iron stake for corner: S 67° 20' W, a distance of 240.0 feet to an iron stake for corner;

S 60° 20' W, a distance of 335.0 feet to an iron stake for corner;

S 30° 00' W, a distance of 300.0 feet to a point on the above-mentioned

North line of Buckingham Road, an iron stake for corner;

sland the said North line of Buckingham Road, a distance of 1018.89

<u>APPRO</u>VED AND ACCEP

| KNOWALL MEN BY THESE PRESENTS                                      |   |  |
|--|---|--|
| hardinahove described property                                     | tnership, a Texas Corporation, as OAKRIDGE NO. 11, an addition to City and public use forever the | to the City of Garland, Dallas   |
| HAND AT DALLAS, TEXAS, this th                                     | ie 10th day of July   | ,1984.   |
|  | OAKRIDGE DEVELOPMENT C  | COMPANY  |
|  |   |  |
|  | Murray Development Com  | ipany, a General Partner   |
|  | right bevelopment our   |  |
|  |   |  |
| •  |   |  |
| S  | •   |  |
| the undersigned authority, a N                                     | Notary Public for the State of T  | Texas on this day personally   |
| to me to be the person whose na                                    | ame is subscribed to the foregot  | ner of OAKRIDGE DEVELOPMENT  ing instrument and acknowledged   and acknowledged   hereigness thereigness in the point in t |
| xecuted the same in the capacit                                    | ty therein stated and for the pu  | urposes and considerations therein   |
| CHURND AND SEAL this the Li  | $\Delta H_{\text{day of}}$  | , 198 <b>4</b> .   |
| HAND AND SEAL, this the  | y-day of july   |  |
|  | Motary Public, Dallas   | <u>e</u>   |
| SHIDNEAUDT   | Notary Public. Dallas   | County, Texas  |
| SURVEYOR':   | S CERTIFICATE   |  |
| THISE PRESENTS:  |   |  |
|  | that I have propared this plat  | from an actual and accurate  |
| and and that the corner monumes                                    | that I have prepared this platents shown thereon were properly                                    | placed under my personal super-  |
| dance with the Subdivision Regulary                                | ulations of the City of Gariand   | , rexas.<br>,1984.   |
|  | Day 1 Tietra  |  |
|  | DON A. TIPTON, Regist   | ered Public Surveyor   |
|  |   |  |
|  |   | -  |
| <b>(</b>   |   |  |
| ·<br>}   |   |  |
| <b>'</b> 1   |   |  |
| known to me to be the person wh<br>xecuted the same for the purpos | ses contained therein and for ci  | fol ego file Tils of differior data martine and  |
| HAND AND SEAL, this the 10 da                                      | ay of July  | , 1984.  |
| DOROTHEA J. RUST   |   |  |
| NOTARY PUBLIC, STATE OF TEXAS                                      | Notary Public, Dal  | Tas County, Texas  |

CCEPTED for the City of Garland, Texas, this the ond day of July

| <b>[</b> [ ] | L *   | 1 19 90 1 <u>1.</u> | EGE JO  | 10,04   |          |
|--------------|-------|---------------------|---------|---------|----------|
|              | Outer | 15 59 29            | 290.00  | 80. 94  | · 40. 73 |
| 55           | Inner | 43 30 00            | 225.00  | 170. B2 | 89.77    |
|              | Œ.    | 43 30 00"           | 232.50  | 176.52  | 92.76    |
| 1            | Outer | 43 30 00"           | 240.00  | 182.21  | 95. 75   |
|              | inner | 13 55 16            | 185.00  | 44. 95  | 22.59    |
| 23           | ₹     | 13'55'16"           | 192.50  | 46. 77  | 23.50    |
|              | Outer | 13 55 16            | 200.00  | 48.59   | 24, 42   |
|              | Inner | 42 24 21            | 390.00  | 288.65  | 151.29   |
| 24           | ¢     | 42 21 39"           | 397.50  | 293.89  | 154.02   |
|              | Outer | 42 17 35"           | 405.00  | 298. 95 | 156.65   |
| 25           | Inner | 34 53 14"           | 195.00  | 118.73  | 61.27    |
|              | 4     | 46 34 11"           | 202. 50 | 164.59  | 87.15    |
|              | Outer | 32 45 21            | 210.00  | 120.06  | 61.72    |
| 26           | Inner | 90'00'00"           | 40. 00  | 62.83   | 40.00    |
|              | É     | 90 00 00            | 47.50   | 74.61   | 47.50    |
| 27           | Inner | 78 15 15"           | 40, 00  | 54.63   | 32.54    |
| 28           | Inner | B7 19 22            | 40.00   | 60.96   | 3B. 17   |

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84136 4108

an tron Stake for Corner,

THENCE Northwesterly, around said curve, a distance of 189.11 feet to an iron stake for corner;

feet to the PLACE OF BEGINNING and containing 42.693 acres of land.

for

by the

CITYS

The ap within

CITY SECRETARY

my the cray is annimal solution the creation and land toward

CHAIRMAN, CITY PLANNING COMMISSION

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

STATE OF TEXAS

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.

JUL11, 1784



10:51

# CURVE DATA

## OWNERS CERTIFICATE

OAKRIDGE NO. 11 GARLAND, TEXAS



DON A. TIPTON, INC. CONSULTING ENGIN

6330 Belt Line Road · Suite C · Garland , Texas 7

| DESIGN          | DRAWN           | DATE        | SCALE     | NOTES   | FILE               |                                       |
|-----------------|-----------------|-------------|-----------|---------|--------------------|---------------------------------------|
| d.a.t.,<br>Inc. | d.a.t.,<br>inc. | June<br>198 | None<br>4 | ., d.b. | Oakridge<br>No. 11 | · · · · · · · · · · · · · · · · · · · |

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