

VICINITY MAP  
(SCALE 1"=2000')

DEVELOPER: TYLER BUILDING SYSTEMS CO.  
719 N. COWAN  
LEWISVILLE, TEXAS 75067  
(214) 221 2739

ENGINEER: GILBREATH, McDILL & ASSOCIATES INC.  
P. O. BOX 84  
LEWISVILLE, TEXAS 75067  
(214) 436 9712

OWNER'S CERTIFICATE AND DEDICATION

STATE OF TEXAS :  
COUNTY OF DENTON : WHEREAS, WE, Kealy Street Joint Venture, are the owners of a tract or parcel of land situated in the A.G. King Survey, Abstract Number 698, City of Lewisville, Denton County, Texas and being all of a 0.609 acre tract of land conveyed by C.A. Ellis, and wife, to J.H. Thomas and recorded in Volume 315, Page 505 of the Deed Records of Denton County, Texas and being more particularly described as follows:

BEGINNING at an iron rod found for corner in the west line of said A.G. King Survey, at 210 feet N 00°40' E, from the southwest corner of said survey, said iron rod being in the east right-of-way line of Kealy Avenue at the southwest corner of the tract herein described:

THENCE N 0°40' E, 133.40 feet with the east right-of-way line of Kealy Avenue (50' right-of-way) to an iron rod set for corner;

THENCE N 44°55'34" E, 10.74 feet to an iron rod set for corner in the south right-of-way line of Thomas Street (50' right-of-way);

THENCE N 89°11'07" E, 177.44 feet with the said south right-of-way line of Thomas Street to an iron rod found for corner;

THENCE S 00°01'31" E, 145.56 feet to an iron rod found for corner;

THENCE N 89°22'28" W, 186.64 feet to the PLACE OF BEGINNING and containing approximately 0.610 acres of land.

That WE, the aforesaid do hereby adopt this plat designating the hereinabove tract as Thomas Addition, an addition to the City of Lewisville, Denton County, Texas and do hereby dedicate to the public use forever all utility easements, drainage easements, and streets as shown hereon. All and any public utilities shall have the full right to remove and keep removed all or parts of any buildings, fences, trees, shrubs or other improvements or growths which may endanger or interfere with the construction, maintenance or efficiency of its respective system on the utility easement for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, and adding to or removing all or part of its respective systems without the necessity at any time of procuring the permission of anyone.

WITNESS MY HAND, this \_\_\_\_ day of \_\_\_\_\_, 1985.

Mark Smith

STATE OF TEXAS :  
COUNTY OF DENTON : BEFORE ME, the undersigned authority, on this day personally appeared Mark Smith, 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 purpose and consideration therein expressed, and in the capacity therein state.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the \_\_\_\_ day of \_\_\_\_\_, 1985.

NOTARY PUBLIC, STATE OF TEXAS

R18745  
Qb 698 TR43 0.620ac ALL  
G01, S09, C12

DEC: 6 1985

SURVEYOR'S CERTIFICATE  
The plat hereon correctly represents a survey made by me, and all the lot corners and boundary markers are correctly placed as shown.

*W. Steven Gilbreath*  
W. Steven Gilbreath, Registered Public Surveyor #2777  
P.O. Box 84, Lewisville, Texas 75067

All Variances from Subdivision Ordinance Approved by City Council

APPROVED AND ACCEPTED:

Larry Smith, Chairman  
Planning and Zoning Commission  
City of Lewisville, Texas

THE UNDERSIGNED, The City Secretary of Lewisville, Texas, hereby certifies that the foregoing final plat of Thomas Addition, an addition to the City of Lewisville, was submitted to the appropriate Planning and Zoning Commission or City Council as required by the ordinances of the City of Lewisville on the \_\_\_\_ day of \_\_\_\_\_, 1985, and such body by formal action, then and there accepted the dedication of streets, alleys, parks, easements, public places, and water and sewer lines, as shown and set forth in and upon said plat, and said body further authorized the acceptance thereof by signing as hereinabove subscribed in the capacity stated.

WITNESS MY HAND this \_\_\_\_ day of \_\_\_\_\_, A.D., 1985.

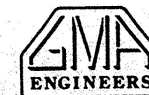
*Betty Harris*  
Betty Harris  
City Secretary  
City of Lewisville, Texas

## FINAL PLAT

THOMAS ADDITION  
LOT I, BLOCK A  
0.610 ACRES

IN THE  
A. G. KING SURVEY A-698  
CITY OF LEWISVILLE  
DENTON COUNTY, TEXAS

SCALE: 1" = 30'



Gilbreath, McDill & Associates, Inc.  
CONSULTING ENGINEERS — LAND SURVEYORS  
P.O. Box 84 200 N. 13th, Suite 206 115 E. 7th  
Lewisville, Texas 75067 Corsicana, Texas 75110 Georgetown, Texas 78626  
(214) 436-9712 (214) 872-3975 (512) 863-9862

DRAWN BY: KSB DATE: DEC. 11, 1985 JOB NO.: 251031