

PAUL D. KELLY
 COUNTY CLERK
 COUNTY OF COLLIN
 CC# 2010031500050810
 2nd pg 57

JAMES E. JONES
 COUNTY CLERK
 COUNTY OF COLLIN
 CC# 97-0026489
 2nd pg 57

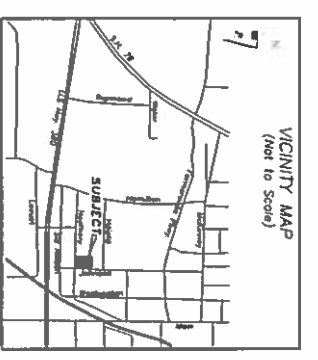
MARGUERITE FISHER ELLIS
 COUNTY CLERK
 COUNTY OF COLLIN
 CC# 20110802000591110
 2nd pg 57

USA A. REDNINE
 VOL. 5041, PG. 2088
 2nd pg 57

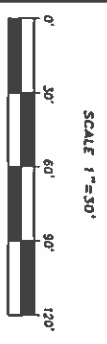
W.B. WILLIAMS SURVEY, A-952
 VOL. 5237, PG. 4131
 2nd pg 57

UTILITIES TO BE PROVIDED BY:
WATER: City of Farmersville, CENG 13009
SEWER: City of Farmersville, CENG 13009
STREET: City of Farmersville, CENG 13009
CAS: Atmos

Notes:
 1) Purpose of this plat is to create 3 platted lots.
 2) Subdivision is located in Farmersville, TX.
 3) Subject tract located within Zone X as coded from F.R.M. Parcel 48095034501, dated June 2, 2008. Zone X being defined as "areas determined to be outside the 0.25 annual chance floodplain."
 4) The purpose of this subdivision is to create 3 platted lots.
 5) Bearings based on East line of Gray tract (CC# 20130507000529830).



Subject tract is located within the Farmersville Independent School District (F.I.S.D.).
 Property is located in City of Farmersville, Texas.
 Current zoning of subject tract is S72.



NOTICE: Setting a portion of this addition by ordinance and State law, and is subject to these and withstanding of utility and building permits.

SURVEYOR'S CERTIFICATE
 KNOW ALL MEN BY THESE PRESENTS:
 That I, Matthew Busby, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as set were properly placed under my personal supervision in accordance with the subdivision requirements of the City of Farmersville.

_____, 20____
 PRELIMINARY AND FOR REVIEW ONLY.
 THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE.
 R.I.C.S. No. 5751

APPROVAL BLOCK:
"RECOMMENDED FOR APPROVAL"
 _____, Chairman, Planning & Zoning Commission
 City of Farmersville, Texas _____ Date _____

"APPROVED FOR CONSTRUCTION"
 _____, Mayor, City of Farmersville, Texas _____ Date _____

"ACCEPTED"
 _____, Mayor, City of Farmersville, Texas _____ Date _____

The undersigned, the City Secretary of the City of Farmersville, Texas, hereby certifies that the foregoing plat is a true and correct copy of the original plat as approved by the Council, by formal action, and thereupon accepted the dedication of streets, alleys, parks, easements, public places, and water and sewer lines as shown and stated on the plat, and I hereby certify that the same have been accepted by the Mayor to the satisfaction of the City of Farmersville, Texas, as hereinafter subscribed.

Witness my hand this _____ day of _____, A.D., 20____

 City Secretary
 City of Farmersville, Texas

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared _____, 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 considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ day of _____, 20____.

 Notary Public in and for the State of Texas
 My Commission Expires On: _____

FINAL PLAT

LOTS 1, 2, & 3, BLOCK 1 NEATHERY JOHNSON ADDITION
 W.B. WILLIAMS SURVEY, A-952 CITY OF FARMERSVILLE
 COLLIN COUNTY, TEXAS

(Being all of that tract of land described in a deed to Cody Gray as recorded under CC# 20150507000529830 of the Official Public Records of Collin County, Texas.)

OWNER: Cody Gray 17135 C.R. 605 Farmersville, TX 75442	BOUNDARY SOLUTIONS INC. Professional Land Surveyors COMMERCIAL AND RESIDENTIAL BOUNDARY, TOPOGRAPHIC, & ALTA/ACSM LAND TITLE SURVEYS P.O. BOX 250 CADDO MILLS, TX 75135 OFFICE: 214-499-8472 FAX: 972-782-7611 EMAIL: mbusby.bs@yahoo.com
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SURVEYOR:
 Boundary Solutions
 P.O. Box 250
 Caddo Mills, TX
 75135
 972-782-8082

DRAWN BY: MB
DATE: 5-14-16