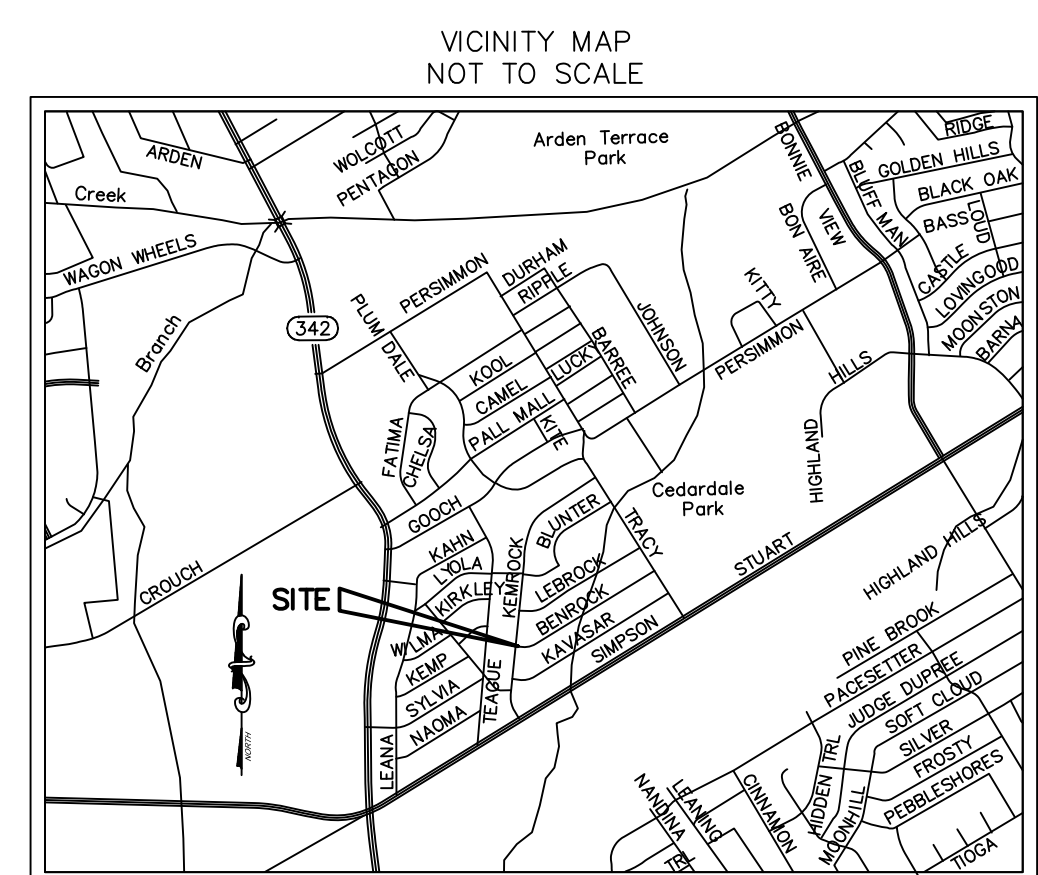


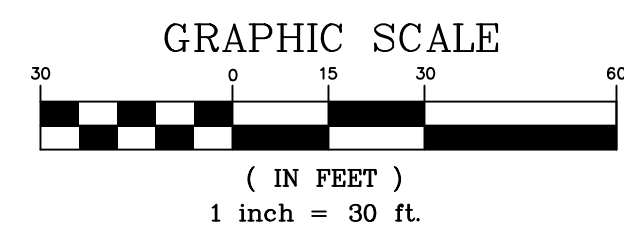


LINETYPE TABLE	
---	BOUNDARY LINE
---	ADJOURNER LINE
---	CONTOUR LINE
---	WATER LINE
---	OVERHEAD SERVICE LINE
---	SEWER LINE
---	COMMUNICATIONS LINE
---	EASEMENT LINE
---	STREET CENTERLINE

GENERAL NOTES:
1. BASIS OF BEARING - STATE PLANE COORDINATE SYSTEM, NORTH TEXAS CENTRAL ZONE (4202), NORTH AMERICAN DATUM OF 1983 ADJUSTMENT REALIZATION 2011.
2. LOT TO LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT CITY OF DALLAS PAVING & DRAINAGE ENGINEERING SECTION APPROVAL.
3. THE PURPOSE OF THIS PLAT IS TO CREATE TWO LOTS FROM ONE PLATTED LOT FOR RESIDENTIAL USE.
4. COORDINATES SHOWN ARE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202), NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.

LEGEND
IRS - IRON ROD SET W/ "FEISER & MANKIN SURV" RED PLASTIC CAP
IRF - IRON ROD FOUND
IPF - IRON PIPE FOUND
RCIRF - IRON ROD FOUND WITH "FEISER & MANKIN SURV" RED PLASTIC CAP
YICRF - IRON ROD FOUND WITH "CBG SURVEYING" YELLOW PLASTIC CAP
YICRF - IRON ROD FOUND WITH "BURNS" YELLOW PLASTIC CAP
D.R.D.C.T. - DEED RECORDS, DALLAS COUNTY, TEXAS
O.P.R.D.C.T. - OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS
INST. NO. - INSTRUMENT NUMBER
VOL. - VOLUME
PG. - PAGE
M.R.D.C.T. - MAP RECORDS, DALLAS COUNTY, TEXAS

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 31°14'23" W	125.00'



PRELIMINARY PLAT
FELICIA AT ADAMS ADDITION
LOTS 16R1 & 16R2, BLOCK 18/6890
A REPLAT OF LOT 16, BLOCK 18
CARVER HEIGHTS ADDITION NO. 2
LEWIS HORST SURVEY, ABSTRACT NO. 556
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. S223-043
ENGINEERING PLAN NO. _____

LEGEND			
	GAS METER		FIRE HYDRANT
	IRR. CONTROL VALVE		WATER MANHOLE
	TELEPHONE PEDESTAL		TRAFFIC SIGNAL POLE
	POWER POLE		TELEPHONE MANHOLE
	DOWN GUY		SWB MANHOLE
	S.S. MANHOLE		TRANSFORMER PAD
	CLEAN OUT		ELECTRIC METER
			STORM DRAIN MANHOLE
			SIGN
			LIGHT POLE
			TYPICAL FENCE
			CONCRETE
			BOLLARD
			VAULT
			COVERED AREA
			A/C PAD

	PECAN
	COTTONWOOD
	HACKBERRY

OWNER:
FELICIA ADAMS
214-960-7759
DALLASHAIRSTUDIO1022@GMAIL.COM

ENGINEER:
OKM ENGINEERING, INC.
112 S. MADISON AVE.
DALLAS, TEXAS 75208
214-941-9412
SHOLAM@OKM-ENGINEERING.COM

JOB NO.: 21-1015		PEISER & MANKIN SURVEYING, LLC		SHEET
DATE: 11/2/2022		www.peisersurveying.com		
FIELD DATE: 3/15/2022			1604 HART STREET SOUTHLAKE, TEXAS 76092 817-481-1806 (O)	1
SCALE: 1" = 30'			COMMERCIAL RESIDENTIAL BOUNDARIES TOPOGRAPHY MORTGAGE	OF
FIELD: J.D.H.				2
DRAWN: J.M.N.				
CHECKED: T.R.M.		tmankin@peisersurveying.com FIRM No. 100999-00 Member Since 1877		