

LOT 13-R
REPLAT OF LOT 13 AND
PART OF LOT 14,
BLOCK 22 OF ORIGINAL
RAILROAD TOWNSITE,
VOLUME J, PAGE 918

LOT 2A, BLOCK 22
BEING A REPLAT OF
LOT 2, BLOCK 22,
RAILROAD ADDITION

LOT 2B, BLOCK 22
BEING A REPLAT OF
LOT 2, BLOCK 22,
RAILROAD ADDITION

LOT 3, BLOCK 22

4312.5 SQUARE
FEET
0.10 ACRE

4312.5 SQUARE
FEET
0.10 ACRE

ALLEY
(20' R.O.W.)

FOURTH STREET
(70' R.O.W.)

LEGEND:
DRCCT - DEED RECORDS, COLLIN COUNTY, TEXAS
IRF - IRON ROD FOUND
IRS - IRON ROD SET
R.O.W. - RIGHT-OF-WAY

NOTES:
1. No more than one single family detached dwelling shall be located on each tract of land.

2. None of this property is within the Special Flood Hazard Area According to the Flood Insurance Rate Map, Map Number 48085C0415J dated June 2, 2009.

All lot corners are marked with 1/2 inch iron rods found and set with cap stamped "RPLS 4568".

CITY OF WYLIE BENCH MARKS:
CM1 -
STATE PLANE COORDINATE LOCATION
NORTHING: 7060922.94
EASTING: 2576974.07
ELEVATION: 530.55

CM3 -
STATE PLANE COORDINATE LOCATION
NORTHING: 7053976.54
EASTING: 2559122.00
ELEVATION: 510.77

"Recommended for Approval"

Chairman, Planning and Zoning Commission
City of Wylie, Texas

Date

"Approved for Construction"

Mayor, City of Wylie, Texas

Date

"ACCEPTED"

Mayor, City of Wylie, Texas

Date

The undersigned, The City Secretary of the City of Wylie, Texas, hereby certifies that the foregoing final plat of RAILROAD ADDITION, LOT 3A AND LOT 3B, BLOCK 22, was submitted to the City Council on the _____ day of _____, 2021, and the Council, by formal action, then and there accepted the dedication of street, alley, parks, easement, public places, and water and sewer lines as shown and set forth in and upon said plat and said Council further authorized the Mayor to note the acceptance thereof by signing his name as herein above subscribed.

Witness my hand this _____ day of _____, A.D., 2021

City Secretary
City of Wylie, Texas

Notary Public in and for the State of Texas

My Commission Expires On: _____

SURVEYOR'S CERTIFICATE:

I, Xavier Chapa, Registered Professional Land Surveyor, State of Texas, hereby certify that the description and plat hereon are taken from actual measurements upon the ground and are true and correct to the best of my knowledge and belief, the _____ day of _____, 2021.

Xavier Chapa
RPLS No. 2568



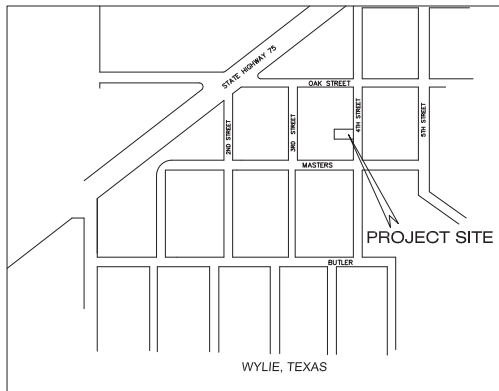
STATE OF TEXAS
COUNTY OF COLLIN

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Xavier Chapa, Registered Public Land Surveyor, 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 considerations therein expressed.

Given under my hand and seal of office, this _____ day of _____, 2021.

Notary Public in and for the State of Texas

My Commission Expires On: _____



VICINITY MAP

N.T.S.



OWNER:
MYTRI PROPERTIES, LLC
345 PRAIRIE RIDGE LANE
LEWISVILLE, TEXAS 75056-4542
FEBRUARY, 2021

SURVEY SOLUTIONS OF TEXAS
FIRM NO. 10194375
Xavier Chapa Engineering/Surveying
A MARANOT SUBSIDIARY
1425 W. PIONEER, SUITE 107
IRVING, TEXAS 75061
FIRM REGISTRATION NUMBER F-9156
TELEPHONE 214-869-9539

FINAL PLAT
RAILROAD ADDITION
LOT 3A AND LOT 3B
BLOCK 22
0.20 ACRES
BEING A REPLAT OF LOT 3, BLOCK 22,
RAILROAD ADDITION
FRANCISCO DE LA PINA SURVEY, ABSTRACT 688
CITY OF WYLIE, COLLIN COUNTY TEXAS.