PARCEL CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	CH. BEARING
C1	12°10'16"	375.00'	79.66'	79.51'	N85°00'59"W
C2	3°28'52"	725.00'	44.05'	44.04'	N80°40'17"W
C3	10°45'16"	275.01'	51.62'	51.54'	S87°26'16"W
C4	21°47'35"	125.00'	47.54'	47.26'	N58°42'59"W
C5	0°39'49"	1055.00'	12.22'	12.22'	N59°39'05"W
C6	0°39'49"	1005.00'	11.64'	11.64'	S59°39'05"E
C7	12°10'16"	350.00'	74.35'	74.21'	N85°00'59"W
C8	24°42'04"	750.00'	323.34'	320.84'	S88°43'07"W
C9	18°31'52"	650.00'	210.23'	209.31'	S85°38'01"W
C10	12°50'19"	300.00'	67.22'	67.08'	S88°28'47"W
C11	12°50'19"	300.00'	67.22'	67.08'	S88°28'47"W
C12	51°40'32"	250.00'	225.48'	217.91'	S69°03'40"W
C13	15°37'47"	2000.00'	545.58'	543.89'	S69°29'14"W
C14	17°35'49"	500.00'	153.56'	152.96'	S86°06'02"W
C15	35°46'16"	510.00'	318.41'	313.26'	N18°59'15"W
C16	12°10'16"	250.00'	53.11'	53.01'	S4°59'01"W
C17	17°58'18"	247.31'	77.57'	77.26'	S10°05'16"E
C18	10°39'10"	650.00'	120.85'	120.68'	S3°28'34"W
C19	36°15'39"	150.00'	94.93'	93.35'	S79°48'28"E
C20	12°14'57"	1496.00'	319.82'	319.22'	N75°56'15"E
C21	73°18'50"	150.00'	191.94'	179.11'	S73°31'48"E
C22	13°19'12"	1550.00'	360.34'	359.53'	S69°47'12"W
C23	71°32'52"	250.00'	312.19'	292.29'	S40°40'22"W
C24	64°05'55"	150.00'	167.81'	159.19'	S26°49'46"W
C25	20°47'48"	350.00'	127.04'	126.34'	S48°28'50"W
C26	51°49'01"	150.00'	135.66'	131.08'	S63°59'26"W
C27	17°34'44"	300.00'	92.04'	91.68'	N81°18'41"W
C28	12°32'20"	1500.00'	328.26'	327.61'	N66°15'09"W
C29	12°32'20"	1496.00'	327.39'	326.74'	S66°15'09"E
C30	14°34'44"	450.00'	114.50'	114.19'	S5°11'19"W
C31	20°14'39"	500.00'	176.66'	175.75'	S40°08'20"W
C32	13°23'45"	500.00'	116.90'	116.63'	S43°33'47"W
C33	25°30'58"	500.00'	222.67'	220.84'	S48°07'59"E
C34	11°37'51"	1790.00'	363.36'	362.74'	S66°42'24"E
C35	12°34'44"	400.00'	87.82'	87.64'	S11°11'19"W
C36	26°50'12"	750.00'	351.29'	348.09'	S46°33'54"E
C37	4°16'14"	2080.00'	155.04'	155.00'	S64°41'01"E
C38	12°34'44"	150.00'	32.93'	32.87'	S78°48'41"E
C39	10°03'31"	2660.00'	466.98'	466.38'	S64°19'15"E
C40	0°39'49"	1030.00'	11.93'	11.93'	S59°39'05"E
C41	12°32'20"	2370.00'	518.66'	517.62'	S66°15'09"E
C42	32°57'33"	150.00'	86.29'	85.10'	S56°02'33"E
C43	38°12'48"	20.00'	13.34'	13.09'	N84°31'31"W
C44	90°00'00"	20.00'	31.42'	28.28'	S43°53'53"W
C45	6°33'46"	325.00'	37.23'	37.21'	S87°49'14"E

PARCEL CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	CH. BEARING
C46	26°46'57"	30.00'	14.02'	13.90'	N4°35'20"W
C47	67°33'56"	20.00'	23.58'	22.24'	S42°35'07"W
C48	94°20'53"	50.00'	82.33'	73.34'	S29°11'38"W
C49	115°41'00"	50.00'	100.95'	84.66'	N56°44'22"E
C50	25°59'07"	565.00'	256.24'	254.05'	S14°05'36"E
C51	20°57'30"	1350.00'	493.82'	491.07'	S71°01'36"W
C52	22°06'46"	1330.00'	512.91'	509.74'	N71°15'18"E
C53	92°11'00"	20.00'	32.18'	28.82'	S68°55'47"E
C54	92°03'52"	20.00'	32.14'	28.79'	S9°09'33"W
C55	21°44'15"	545.00'	206.77'	205.53'	N11°58'10"W
C56	32°09'01"	280.00'	157.12'	155.06'	N75°41'19"E
C57	27°20'31"	175.00'	83.51'	82.72'	S58°51'04"E
C58	91°00'26"	21.00'	33.36'	29.96'	N66°09'16"E
C59	90°18'16"	21.00'	33.10'	29.78'	S15°08'07"E
C60	1°54'38"	1330.00'	44.35'	44.34'	S56°39'30"E
C61	77°25'16"	15.50'	20.94'	19.39'	N33°48'41"W
C62	77°25'16"	30.00'	40.54'	37.52'	N33°48'41"W
C63	2°44'43"	1350.00'	64.69'	64.68'	N57°07'29"W
C64	30°10'27"	1330.00'	700.43'	692.36'	S77°39'19"E
C65	88°57'30"	25.00'	38.82'	35.03'	S72°11'47"W
C67	96°14'25"	30.00'	50.39'	44.67'	S30°38'32"E
C68	15°26'15"	1350.00'	363.74'	362.64'	S71°02'36"E
C69	119°28'33"	50.00'	104.26'	86.37'	N12°47'03"W
C70	41°10'48"	20.00'	14.37'	14.07'	S26°21'50"W
C71	82°08'35"	20.50'	29.39'	26.94'	N31°27'02"W
C72	44°03'37"	90.50'	69.59'	67.89'	S36°23'26"W
C73	19°34'48"	112.50'	38.45'	38.26'	S4°34'13"W
C74	89°02'44"	25.00'	38.85'	35.06'	S36°58'59"W
C75	90°00'00"	20.00'	31.42'	28.28'	S81°52'24"E
C76	17°31'01"	662.55'	202.56'	201.77'	S38°46'31"W
C77	85°17'20"	2.00'	2.98'	2.71'	N17°20'19"W
C78	4°42'40"	150.00'	12.33'	12.33'	S27°39'41"W
C79	180°00'00"	5.00'	15.71'	10.00'	N59°59'00"W
C80	15°40'08"	150.00'	41.02'	40.89'	N37°51'05"E
C81	74°19'51"	2.00'	2.59'	2.42'	S82°51'05"W
C82	13°57'46"	150.00'	36.55'	36.46'	N21°20'29"E
C83	89°02'42"	5.00'	7.77'	7.01'	N32°04'21"W
C84	17°40'11"	145.00'	44.72'	44.54'	N3°36'55"E
C85	180°00'00"	5.00'	15.71'	10.00'	N84°46'49"E
C86	17°40'11"	155.00'	47.80'	47.61'	S3°36'55"W
C87	90°57'18"	5.00'	7.94'	7.13'	S57°55'39"W
C88	93°31'11"	5.00'	8.16'	7.28'	S10°27'58"W
C89	181°04'06"	5.00'	15.80'	10.00'	N33°18'26"W
C90	86°28'51"	5.00'	7.55'	6.85'	S79°32'03"E

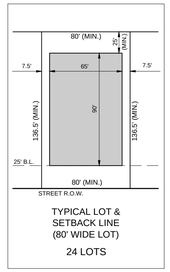
LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S85°38'49"E	44.40'
L2	N89°43'55"E	48.80'
L3	N85°06'38"E	48.80'
L4	N80°27'50"E	48.80'
L5	N76°22'05"E	49.37'
L6	N76°31'45"E	54.84'
L7	N81°36'23"E	57.24'
L8	N85°19'00"E	57.23'
L9	N89°26'21"E	57.23'
L10	S86°26'45"E	55.95'
L11	S84°36'35"E	50.00'
L12	S85°06'04"E	45.00'
L13	S40°06'04"E	21.21'
L14	S76°22'05"W	46.69'
L15	S11°04'09"W	52.29'
L16	S1°06'07"E	42.26'
L17	S76°22'05"W	23.39'
L18	N13°37'55"W	10.00'
L19	S8°48'09"W	20.27'
L20	S81°11'51"E	16.42'
L21	S1°51'01"E	47.96'
L22	S61°40'38"E	7.11'
L23	S36°52'24"E	20.79'
L24	S63°07'36"W	16.24'
L25	S5°13'11"E	52.69'
L26	S38°04'56"W	88.85'
L27	S89°53'56"W	71.93'
L28	N59°59'00"W	31.64'
L29	S12°28'41"W	16.57'
L30	N78°28'33"W	10.00'
L31	S36°51'55"W	23.21'
L32	S35°22'30"E	90.76'
L33	S72°31'19"E	41.43'
L34	S56°11'19"W	6.41'
L35	S17°28'41"W	58.01'
L36	S59°59'00"E	10.00'
L37	N30°01'00"E	24.90'
L38	S20°39'04"W	25.02'
L39	N69°20'56"W	10.00'
L40	S59°59'00"E	38.63'
L41	S59°59'00"E	32.01'
L42	S39°33'46"E	26.30'
L43	S43°53'55"W	28.28'
L44	N88°53'53"E	80.85'
L45	S36°04'16"E	20.40'
L46	N56°04'09"E	21.21'
L47	S48°13'31"E	13.80'

LINE TABLE		
LINE	DIRECTION	LENGTH
L48	S44°31'29"W	13.80'
L49	N37°37'59"E	15.60'
L50	S63°38'57"E	14.25'
L51	N25°30'07"E	14.25'
L52	S71°42'16"E	20.95'
L53	N17°16'28"E	17.34'
L54	S77°46'26"E	26.12'
L55	N88°15'33"W	51.86'
L56	N12°13'34"E	26.40'
L57	S3°22'53"E	18.23'
L58	S79°09'06"E	17.66'
L59	S14°29'08"W	20.01'
L60	N42°45'02"W	13.47'
L61	N49°53'56"E	14.14'
L62	S40°06'04"E	21.21'
L63	S49°53'56"W	14.14'
L64	N40°06'04"W	14.14'
L65	S49°53'56"W	14.14'
L66	S40°06'04"E	14.14'
L67	N49°53'56"E	21.21'
L68	S40°06'04"E	14.14'
L69	N40°06'04"W	14.14'
L70	N47°30'05"E	14.72'
L71	S45°09'07"E	12.84'
L72	S49°53'56"W	14.14'
L73	N40°06'04"W	21.21'
L74	S49°53'56"W	14.14'
L75	N40°06'04"W	14.14'
L76	S48°50'29"W	14.40'
L77	S82°19'38"E	23.11'
L78	S27°31'19"E	14.14'
L79	N62°28'41"E	14.14'
L80	N65°17'32"E	14.23'
L81	N23°59'24"W	14.23'
L82	N75°51'39"W	47.87'
L83	N15°17'09"E	52.12'
L84	S75°00'41"W	14.14'
L85	S14°59'20"E	14.14'
L86	S75°00'37"W	14.14'
L87	N16°15'10"W	14.47'
L88	N40°06'04"W	14.14'
L89	S49°53'56"W	14.14'
L90	N48°40'17"W	15.62'
L91	S84°38'50"E	15.92'
L92	S19°10'10"E	14.34'
L93	N71°40'04"E	13.73'
L94	S8°51'53"E	16.45'
L95	S83°32'21"W	16.74'

LINE TABLE		
LINE	DIRECTION	LENGTH
L96	N20°34'16"W	15.81'
L97	S54°08'49"E	15.51'
L98	S2°20'41"W	22.79'
L99	S88°47'02"W	18.78'
L100	N18°06'51"W	14.60'
L101	S70°56'16"W	13.91'
L102	N47°57'01"W	15.68'
L103	S85°47'43"E	16.03'
L104	S3°29'55"E	26.37'
L105	S88°45'17"E	22.14'
L106	S75°01'05"W	16.98'
L107	S15°01'49"E	16.97'
L108	S74°24'16"W	21.44'
L109	N14°29'40"W	17.77'
L110	N75°30'20"E	14.02'
L111	N15°54'30"W	20.87'
L113	N14°00'16"W	28.76'
L114	N73°56'23"E	28.81'
L115	N46°06'04"W	21.58'
L116	N43°53'56"E	20.84'
L117	N42°36'04"W	20.27'
L118	N47°23'56"E	14.75'
L119	S42°36'04"E	13.51'
L120	N37°09'37"E	25.36'
L121	S32°09'43"E	87.79'
L122	S14°21'37"W	26.85'
L123	S36°52'24"E	82.67'
L124	S49°11'47"E	28.78'
L125	N38°45'25"E	28.78'
L126	N45°50'35"W	22.76'
L127	S73°53'49"W	24.42'
L128	N83°47'52"W	21.91'
L129	S8°07'36"W	21.21'
L130	S8°07'36"W	28.28'
L131	N81°52'24"W	28.28'
L132	N76°11'34"W	12.71'
L133	N13°28'32"E	12.76'
L134	S76°41'46"E	15.36'
L135	S30°01'00"W	40.85'
L136	N30°01'00"E	13.03'
L137	N5°13'11"W	38.69'
L138	S5°13'11"E	38.69'
L139	S57°06'57"E	45.09'
L140	S57°13'34"W	112.13'
L141	S57°13'34"W	112.22'

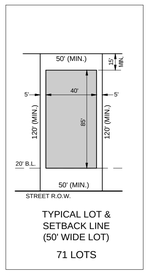
TYPICAL LOT & SETBACK LINE (60' WIDE LOT)

185 LOTS



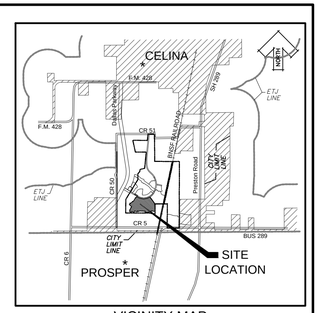
TYPICAL LOT & SETBACK LINE (80' WIDE LOT)

24 LOTS



TYPICAL LOT & SETBACK LINE (50' WIDE LOT)

71 LOTS



VICINITY MAP

N

SCALE IN FEET
0 50 100 150 200
SCALE: 1"=100'

BASIS OF BEARING: THE BEARINGS SHOWN ARE ON N.A.D. 1983, TIED TO TEXAS STATE PLANE COORDINATE SYSTEM OF 1983, NORTH CENTRAL TEXAS ZONE (4202)

LEGEND

- IRF — IRON ROD FOUND
- IRF (HZ) — 5/8" IRON ROD FOUND WITH PLASTIC CAP STAMPED "HUITT-ZOLLARS"
- IRS — 5/8" IRON ROD SET W/ "HUITT-ZOLLARS" CAP
- MIN. F.F — MINIMUM FINISH FLOOR
- WME — WALL MAINTENANCE EASEMENT
- UE — UTILITY EASEMENT
- B.L. — BUILDING LINE
- ◆ — DENOTES STREET NAME CHANGE
- L.R.C.C.T. — LAND RECORDS, COLLIN COUNTY, TEXAS
- P.R.C.C.T. — PLAT RECORDS, COLLIN COUNTY, TEXAS

NOTES:

1. SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW, AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.

2. THE CARE, OWNERSHIP, AND MAINTENANCE OF ALL COMMON AREA LOTS 1-X, 2-X, 3X, 4X, 5X, 6X, 7X, 8X, 9X, 10X, 11X & 12X IS THE RESPONSIBILITY OF THE H.O.A.

3. FOR LOTS 40', 50', OR 60' WIDE WITH J-DRIVE, FRONT YARD SETBACK MAY BE REDUCED BY FIVE (5) FEET.

PROPOSED 100 YEAR FLOOD ELEVATIONS ARE PER HUITT-ZOLLARS, INC.-DRAINAGE REPORT FOR TRIBUTARY "C" DATED 3-30-2015

CONSTRUCTION PLAT

LIGHT FARMS

PHASE 5

THE HAWTHORNE NEIGHBORHOOD
THE HAZEL NEIGHBORHOOD
THE LAKEVIEW NEIGHBORHOOD

CONTAINING

278 RESIDENTIAL LOTS, 16 OPEN SPACES
1 DAY SCHOOL SITE LOT
TOTALING 80.10 ACRES

SITUATED IN THE

JOHN RAGSDALE SURVEY, ABST. No. 734
COLLIN COUNTY, TEXAS
APRIL, 2015

DEVELOPER

LFC LAND COMPANY, LLC.
8401 North Central Expressway, Suite 350, Dallas, TX 75225
Phone 214-292-3410 Fax 214-292-3411

PREPARED BY:
HUITT-ZOLLARS
Huitt-Zollars, Inc. Dallas
1717 McKinney Avenue, Suite 1400, Dallas, TX 75202
Phone (214) 871-3311 Fax (214) 871-0757

1/3

DWG: I:\proj\01390501\01390546_\08_DesignCADD\C3D\SHEETS\01390546_CONST-PLAT.dwg USER: jgan
DATE: May 28, 2015 3:52pm XREFS: 01390546_CONST-PLT-BD 01390546-C-SP-A 01390546_EXIST-CONTOURS 01390546_EXIST-BASE

CITY PROJECT NUMBER: P-201503-01 PROJECT NUMBER: 01-3905-46

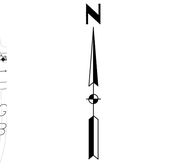
PARCEL CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	CH. BEARING
C1	12°10'16"	375.00'	79.66'	79.51'	N85°00'59"W
C2	3°28'52"	725.00'	44.05'	44.04'	N80°40'17"W
C3	10°45'16"	275.01'	51.62'	51.54'	S87°26'16"W
C4	21°47'35"	125.00'	47.54'	47.26'	N58°42'59"W
C5	0°39'49"	1055.00'	12.22'	12.22'	N59°39'05"W
C6	0°39'49"	1005.00'	11.64'	11.64'	S59°39'05"E
C7	12°10'16"	350.00'	74.35'	74.21'	N85°00'59"W
C8	24°42'04"	750.00'	323.34'	320.84'	S88°43'07"W
C9	18°31'52"	650.00'	210.23'	209.31'	S85°38'01"W
C10	12°50'19"	300.00'	67.22'	67.08'	S88°28'47"W
C11	12°50'19"	300.00'	67.22'	67.08'	S88°28'47"W
C12	51°40'32"	250.00'	225.48'	217.91'	S69°03'40"W
C13	15°37'47"	2000.00'	545.58'	543.89'	S69°29'14"W
C14	17°35'49"	500.00'	153.56'	152.96'	S86°06'02"W
C15	35°46'16"	510.00'	318.41'	313.26'	N18°59'15"W
C16	12°10'16"	250.00'	53.11'	53.01'	S4°59'01"W
C17	17°58'18"	247.31'	77.57'	77.26'	S10°05'16"E
C18	10°39'10"	650.00'	120.85'	120.68'	S3°28'34"W
C19	36°15'39"	150.00'	94.93'	93.35'	S79°48'28"E
C20	12°14'57"	1496.00'	319.82'	319.22'	N75°56'15"E
C21	73°18'50"	150.00'	191.94'	179.11'	S73°31'48"E
C22	13°19'12"	1550.00'	360.34'	359.53'	S69°47'12"W
C23	71°32'52"	250.00'	312.19'	292.29'	S40°40'22"W
C24	64°05'55"	150.00'	167.81'	159.19'	S26°49'46"W
C25	20°47'48"	350.00'	127.04'	126.34'	S48°28'50"W
C26	51°49'01"	150.00'	135.66'	131.08'	S63°59'26"W
C27	17°34'44"	300.00'	92.04'	91.68'	N81°18'41"W
C28	12°32'20"	1500.00'	328.26'	327.61'	N66°15'09"W
C29	12°32'20"	1496.00'	327.39'	326.74'	S66°15'09"E
C30	14°34'44"	450.00'	114.50'	114.19'	S5°11'19"W
C31	20°14'39"	500.00'	176.66'	175.75'	S40°08'20"W
C32	13°23'45"	500.00'	116.90'	116.63'	S43°33'47"W
C33	25°30'58"	500.00'	222.67'	220.84'	S48°07'59"E
C34	11°37'51"	1790.00'	363.36'	362.74'	S66°42'24"E
C35	12°34'44"	400.00'	87.82'	87.64'	S11°11'19"W
C36	26°50'12"	750.00'	351.29'	348.09'	S46°33'54"E
C37	4°16'14"	2080.00'	155.04'	155.00'	S64°41'01"E
C38	12°34'44"	150.00'	32.93'	32.87'	S78°48'41"E
C39	10°03'31"	2660.00'	466.98'	466.38'	S64°19'15"E
C40	0°39'49"	1030.00'	11.93'	11.93'	S59°39'05"E
C41	12°32'20"	2370.00'	518.66'	517.62'	S66°15'09"E
C42	32°57'33"	150.00'	86.29'	85.10'	S56°02'33"E
C43	38°12'48"	20.00'	13.34'	13.09'	N84°31'31"W
C44	90°00'00"	20.00'	31.42'	28.28'	S43°53'53"W
C45	6°33'46"	325.00'	37.23'	37.21'	S87°49'14"E

PARCEL CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	CH. BEARING
C46	26°46'57"	30.00'	14.02'	13.90'	N4°35'20"W
C47	67°33'56"	20.00'	23.58'	22.24'	S42°35'07"W
C48	94°20'53"	50.00'	82.33'	73.34'	S29°11'38"W
C49	115°41'00"	50.00'	100.95'	84.66'	N56°44'22"E
C50	25°59'07"	565.00'	256.24'	254.05'	S14°05'36"E
C51	20°57'30"	1350.00'	493.82'	491.07'	S71°01'36"W
C52	22°05'46"	1330.00'	512.91'	509.74'	N71°15'18"E
C53	92°11'00"	20.00'	32.18'	28.82'	S68°55'47"E
C54	92°03'52"	20.00'	32.14'	28.79'	S9°09'33"W
C55	21°44'15"	545.00'	206.77'	205.53'	N11°58'10"W
C56	32°09'01"	280.00'	157.12'	155.06'	N75°41'19"E
C57	27°20'31"	175.00'	83.51'	82.72'	S58°51'04"E
C58	91°00'26"	21.00'	33.36'	29.96'	N66°09'16"E
C59	90°18'16"	21.00'	33.10'	29.78'	S15°08'07"E
C60	1°54'38"	1330.00'	44.35'	44.34'	S56°39'30"E
C61	77°25'16"	15.50'	20.94'	19.39'	N33°48'41"W
C62	77°25'16"	30.00'	40.54'	37.52'	N33°48'41"W
C63	2°44'43"	1350.00'	64.69'	64.68'	N57°07'29"W
C64	30°10'27"	1330.00'	700.43'	692.36'	S77°39'19"E
C65	88°57'30"	25.00'	38.82'	35.03'	S72°11'47"W
C67	96°14'25"	30.00'	50.39'	44.67'	S30°38'32"E
C68	15°26'15"	1350.00'	363.74'	362.64'	S71°02'36"E
C69	119°28'33"	50.00'	104.26'	86.37'	N12°47'03"W
C70	41°10'48"	20.00'	14.37'	14.07'	S26°21'50"W
C71	82°08'35"	20.50'	29.39'	26.94'	N31°27'02"W
C72	44°03'37"	90.50'	69.59'	67.89'	S36°23'26"W
C73	19°34'48"	112.50'	38.45'	38.26'	S4°34'13"W
C74	89°02'44"	25.00'	38.85'	35.06'	S36°58'59"W
C75	90°00'00"	20.00'	31.42'	28.28'	S81°52'24"E
C76	17°31'01"	662.55'	202.56'	201.77'	S38°46'31"W
C77	85°17'20"	2.00'	2.98'	2.71'	N17°20'19"W
C78	4°42'40"	150.00'	12.33'	12.33'	S27°39'41"W
C79	180°00'00"	5.00'	15.71'	10.00'	N59°59'00"W
C80	15°40'08"	150.00'	41.02'	40.89'	N37°51'05"E
C81	74°19'51"	2.00'	2.59'	2.42'	S82°51'05"W
C82	13°57'46"	150.00'	36.55'	36.46'	N21°20'29"E
C83	89°02'42"	5.00'	7.77'	7.01'	N32°04'21"W
C84	17°40'11"	145.00'	44.72'	44.54'	N3°36'55"E
C85	180°00'00"	5.00'	15.71'	10.00'	N84°46'49"E
C86	17°40'11"	155.00'	47.80'	47.61'	S3°36'55"W
C87	90°57'18"	5.00'	7.94'	7.13'	S57°55'39"W
C88	93°31'11"	5.00'	8.16'	7.28'	S10°27'58"W
C89	181°04'06"	5.00'	15.80'	10.00'	N33°18'26"W
C90	86°28'51"	5.00'	7.55'	6.85'	S79°32'03"E

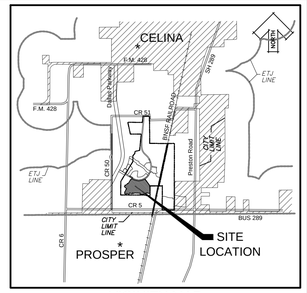
LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S85°38'49"E	44.40'
L2	N89°43'55"E	48.80'
L3	N85°06'38"E	48.80'
L4	N80°27'50"E	48.80'
L5	N76°22'05"E	49.37'
L6	N76°31'45"E	54.84'
L7	N81°36'23"E	57.24'
L8	N85°19'00"E	57.23'
L9	N89°26'21"E	57.23'
L10	S86°26'45"E	55.95'
L11	S84°36'35"E	50.00'
L12	S85°06'04"E	45.00'
L13	S40°06'04"E	21.21'
L14	S76°22'05"W	46.69'
L15	S11°04'09"W	52.29'
L16	S1°06'07"E	42.26'
L17	S76°22'05"W	23.39'
L18	N13°37'55"W	10.00'
L19	S8°48'09"W	20.27'
L20	S81°11'51"E	16.42'
L21	S1°51'01"E	47.96'
L22	S61°40'38"E	7.11'
L23	S36°52'24"E	20.79'
L24	S63°07'36"W	16.24'
L25	S5°13'11"E	52.69'
L26	S38°04'56"W	88.85'
L27	S89°53'56"W	71.93'
L28	N59°59'00"W	31.64'
L29	S12°28'41"W	16.57'
L30	N78°28'33"W	10.00'
L31	S36°51'55"W	23.21'
L32	S35°22'30"E	90.76'
L33	S72°31'19"E	41.43'
L34	S56°11'19"W	6.41'
L35	S17°28'41"W	58.01'
L36	S59°59'00"E	10.00'
L37	N30°01'00"E	24.90'
L38	S20°39'04"W	25.02'
L39	N69°20'56"W	10.00'
L40	S59°59'00"E	38.63'
L41	S59°59'00"E	32.01'
L42	S39°33'46"E	26.30'
L43	S43°53'55"W	28.28'
L44	N88°53'53"E	80.85'
L45	S36°04'16"E	20.40'
L46	N56°04'09"E	21.21'
L47	S48°13'31"E	13.80'

LINE TABLE		
LINE	DIRECTION	LENGTH
L48	S44°31'29"W	13.80'
L49	N37°37'59"E	15.60'
L50	S63°38'57"E	14.25'
L51	N25°30'07"E	14.25'
L52	S71°42'16"E	20.95'
L53	N17°16'28"E	17.34'
L54	S77°46'26"E	26.12'
L55	N88°15'33"W	51.86'
L56	N12°13'34"E	26.40'
L57	S3°22'53"E	18.23'
L58	S79°09'06"E	17.66'
L59	S14°29'08"W	20.01'
L60	N42°45'02"W	13.47'
L61	N49°53'56"E	14.14'
L62	S40°06'04"E	21.21'
L63	S49°53'56"W	14.14'
L64	N40°06'04"W	14.14'
L65	S49°53'56"W	14.14'
L67	S40°06'04"E	14.14'
L68	N49°53'56"E	21.21'
L69	S40°06'04"E	14.14'
L70	N47°30'05"E	14.72'
L71	S45°09'07"E	12.84'
L72	S49°53'56"W	14.14'
L73	N40°06'04"W	21.21'
L74	S49°53'56"W	14.14'
L75	N40°06'04"W	14.14'
L76	S48°50'29"W	14.40'
L77	S82°19'38"E	23.11'
L78	S27°31'19"E	14.14'
L79	N62°28'41"E	14.14'
L80	N65°17'32"E	14.23'
L81	N23°59'24"W	14.23'
L82	N75°51'39"W	47.87'
L83	N15°17'09"E	52.12'
L84	S75°00'41"W	14.14'
L85	S14°59'20"E	14.14'
L86	S75°00'37"W	14.14'
L87	N16°15'10"W	14.47'
L88	N40°06'04"W	14.14'
L89	S49°53'56"W	14.14'
L90	N48°40'17"W	15.62'
L91	S84°38'50"E	15.92'
L92	S19°10'10"E	14.34'
L93	N71°40'04"E	13.73'
L94	S8°51'53"E	16.45'
L95	S83°32'21"W	16.74'

LINE TABLE		
LINE	DIRECTION	LENGTH
L96	N20°34'16"W	15.81'
L97	S54°08'49"E	15.51'
L98	S2°20'41"W	22.79'
L99	S88°47'02"W	18.78'
L100	N18°06'51"W	14.60'
L101	S70°56'16"W	13.91'
L102	N47°57'01"W	15.68'
L103	S85°47'43"E	16.03'
L104	S3°29'55"E	26.37'
L105	S88°45'17"E	22.14'
L106	S75°01'05"W	16.98'
L107	S15°01'49"E	16.97'
L108	S74°24'16"W	21.44'
L109	N14°29'40"W	17.77'
L110	N75°30'20"E	14.02'
L111	N15°54'30"W	20.87'
L113	N14°00'16"W	28.76'
L114	N73°56'23"E	28.81'
L115	N46°06'04"W	21.58'
L116	N43°53'56"E	20.84'
L117	N42°36'04"W	20.27'
L118	N47°23'56"E	14.75'
L119	S42°36'04"E	13.51'
L120	N37°09'37"E	25.36'
L121	S32°09'43"E	87.79'
L122	S14°21'37"W	26.85'
L123	S36°52'24"E	82.67'
L124	S49°11'47"E	28.78'
L125	N38°45'25"E	28.78'
L126	N45°50'35"W	22.76'
L127	S73°53'49"W	24.42'
L128	N83°47'52"W	21.91'
L129	S8°07'36"W	21.21'
L130	S8°07'36"W	28.28'
L131	N81°52'24"W	28.28'
L132	N76°11'34"W	12.71'
L133	N13°28'32"E	12.76'
L134	S76°41'46"E	15.36'
L135	S30°01'00"W	40.85'
L136	N30°01'00"E	13.03'
L137	N5°13'11"W	38.69'
L138	S5°13'11"E	38.69'
L139	S57°06'57"E	45.09'
L140	S57°13'34"W	112.13'
L141	S57°13'34"W	112.22'



BASIS OF BEARING: THE BEARINGS SHOWN ARE ON N.A.D. 1983, TIED TO TEXAS STATE PLANE COORDINATE SYSTEM OF 1983, NORTH CENTRAL TEXAS ZONE (4202)



VICINITY MAP

LEGEND

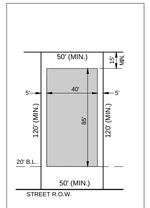
IRF	IRON ROD FOUND
IRF (HZ)	5/8" IRON ROD FOUND WITH PLASTIC CAP STAMPED "HUITT-ZOLLARS"
IRS	5/8" IRON ROD SET W/ "HUITT-ZOLLARS" CAP
MIN. F.F.	MINIMUM FINISH FLOOR
WME	WALL MAINTENANCE EASEMENT
UE	UTILITY EASEMENT
B.L.	BUILDING LINE
◆	DENOTES STREET NAME CHANGE
L.R.C.C.T.	LAND RECORDS, COLLIN COUNTY, TEXAS
P.R.C.C.T.	PLAT RECORDS, COLLIN COUNTY, TEXAS

NOTES:

1. SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW, AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.

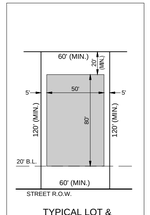
2. THE CARE, OWNERSHIP, AND MAINTENANCE OF ALL COMMON AREA LOTS 1-X, 2-X, 3X, 4X, 5X, 6X, 7X, 8X, 9X, 10X, 11X & 12X IS THE RESPONSIBILITY OF THE H.O.A.

3. FOR LOTS 40', 50', OR 60' WIDE WITH J-DRIVE, FRONT YARD SETBACK MAY BE REDUCED BY FIVE (5) FEET.



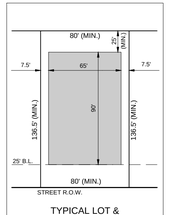
TYPICAL LOT & SETBACK LINE (50' WIDE LOT)

71 LOTS



TYPICAL LOT & SETBACK LINE (60' WIDE LOT)

185 LOTS



TYPICAL LOT & SETBACK LINE (80' WIDE LOT)

24 LOTS

PROPOSED 100 YEAR FLOOD ELEVATIONS ARE PER HUITT-ZOLLARS, INC. DRAINAGE REPORT FOR TRIBUTARY "C" DATED 3-30-2015

CONSTRUCTION PLAT

LIGHT FARMS

PHASE 5

THE HAWTHORNE NEIGHBORHOOD
THE HAZEL NEIGHBORHOOD
THE LAKEVIEW NEIGHBORHOOD

CONTAINING

278 RESIDENTIAL LOTS, 16 OPEN SPACES
1 DAY SCHOOL SITE LOT
TOTALING 80.10 ACRES

SITUATED IN THE

JOHN RAGSDALE SURVEY, ABST. No. 734
COLLIN COUNTY, TEXAS

APRIL, 2015

DEVELOPER

LFC LAND COMPANY, LLC.
8401 North Central Expressway, Suite 350, Dallas, TX 75225
Phone 214-292-3410 Fax 214-292-3411

PREPARED BY:
HUITT-ZOLLARS
Huitt-Zollars, Inc. Dallas
1717 McKinney Avenue, Suite 1400, Dallas, TX 75202
Phone (214) 871-3311 Fax (214) 871-0757

(2/3)

DWG: I:\proj\013905\01390546_\08_Design\CADD\C3D\SHEETS\01390546_CONST-PLAT.dwg USER: jgan
DATE: May 28, 2015 3:54pm XREFS: 01390546_CONST-PLT-BD 01390546-C-SP-A 01390546_EXIST-CONTOURS 01390546_EXIST-BASE

CITY PROJECT NUMBER: P-201503-01 PROJECT NUMBER: 01-3905-46