

HUNTERS GLEN THREE  
 AN ADDITION TO THE CITY OF PLANO, TEXAS  
 OUT OF THE A. HARRINGTON SURVEY, ABSTRACT NO. 420  
 COLLIN COUNTY, TEXAS  
 ROBERT S. FOLSOM INVESTMENTS, INC.  
 4000 SPRING VALLEY ROAD  
 DALLAS, TEXAS  
 THREADGILL-DONDEY & ASSOCIATES  
 CONSULTING ENGINEERS  
 DALLAS, TEXAS  
 DATE: JUNE, 1974 SCALE 1" = 100'

This plat is approved by the City Engineer of the City of Plano and accepted by the Owners, subject to the following conditions which shall be binding upon the Owners, their heirs, grantees, successors and assigns: The existing creek or creeks traversing along Blocks 2 and 6 within the limits of this addition, will remain as an open channel at all times and will be maintained by the individual owners of the lot or lots that are traversed by or adjacent to the drainage courses in Blocks 2 and 6. The City of Plano will not be responsible for the maintenance and operation of said creek or creeks or for any damage to private property or person that results from the flow of water along said creek, or for the control of erosion. No obstruction to the natural flow of storm water run-off shall be permitted by filling or by construction of any type of dam, building, bridge, fence, walkway or any other structure within the floodway easement or the natural drainage channels, as hereinafter defined in Blocks 2 and 6. Provided, however, it is understood that in the event it becomes necessary for the City of Plano to erect any type of drainage structure in order to improve the storm drainage that may be occasioned by the streets and alleys in or adjacent to the subdivision, then in such event, the City of Plano shall have the right to enter upon the floodway easement at any point, or points, to erect, construct and maintain any drainage facility deemed necessary for drainage purposes. Each property owner shall keep the natural drainage channels traversing or adjacent to his property clean and free of debris, silt, and any substance which would result in unsanitary conditions or obstruct the flow of water and the City of Plano shall have the right of ingress and egress for the purpose of inspection and supervision of maintenance work by the property owner to alleviate any undesirable conditions which may occur. The natural drainage channels through Blocks 2 and 6, as in the case of all natural channels are subject to storm water overflow and natural bank erosion to an extent which cannot be definitely defined. The City of Plano shall not be held liable for any damages of any nature resulting from the occurrence of these natural phenomena, nor resulting from the failure of any structure or structures, within the natural drainage channels. The natural drainage channel crossing each lot is shown by the Floodway Easement line as shown on the plat. Building areas outside the Floodway Easement line should be filled to a minimum elevation as shown on the plat. The minimum floor elevations for each lot shall be as shown on the plat.

*Robert W. Pope*  
 Robert W. Pope, P. E., City Engineer

STATE OF TEXAS  
 COUNTY OF COLLIN

Before me, a Notary Public, on this day personally appeared ROBERT W. POPE, known to me to be the person whose mark is made on 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 the 26<sup>th</sup> day of August A.D., 1974.



*Betty Jansen*  
 Notary Public In and for Collin County, Texas

FILED FOR RECORD 29 DAY OF Aug A.D. 1974, at 3:15 P.M.  
 RECORDED 30 DAY OF Aug A.D. 1974.  
 JAS. R. WEBB, COUNTY CLERK, COLLIN COUNTY, TEXAS.  
 BY: *Anna Boren* DEPUTY.