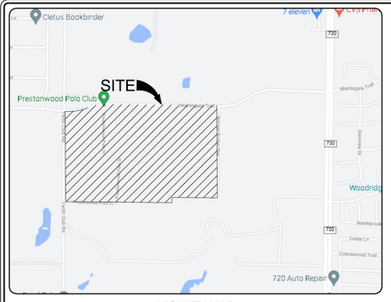

AVAILABLE
Sold / Under Contract
Reserve Lots (not available)

PRESTONWOOD POLO & COUNTRY CLUB
Est. 1968
OAK POINT, TEXAS

CURVE DATA
L = 286.79'
R = 670.00'
CHB = N 78°17'15" E
CHD = 284.61'

CURVE DATA
L = 299.87'
R = 730.00'
CHB = N 77°47'49" E
CHD = 297.76'

N:7116225.688
E:2429978.800
CAP/IRF
POB

100.17'
N 89°36'07" E
CAP/IRF "2437"

MARTINGALE TRAIL
60' R.O.W.

S 89°26'28" E 1885.79'

LOT 14
HUNTER'S RIDGE ADDITION
CAB. M, PG. 322
P.R.D.C.T.

LOT 5
HUNTER'S RIDGE ADDITION
CAB. M, PG. 322
P.R.D.C.T.

521 Martingale
LOT 1
BLOCK A
2.53 ACRES
Lot 1
SOLD

514 Martingale
Lot 2
LOT 2
BLOCK A
2.53 ACRES
SOLD

402 Prestonwood Pkwy
LOT 3
BLOCK A
2.54 ACRES
Lot 3
SOLD

401 Prestonwood Pkwy
LOT 9
BLOCK A
2.51 ACRES
Lot 9
SOLD

351 Martingale
421
LOT 10
BLOCK A
2.51 ACRES
Lot 10
SOLD

341 Martingale
411
LOT 11
BLOCK A
2.51 ACRES
Lot 11
SOLD

331 Martingale
401
LOT 12
BLOCK A
2.51 ACRES
lot 12
SOLD

321 Martingale
321
LOT 13
BLOCK A
2.51 ACRES
lot 13
SOLD

311 Martingale
311
LOT 14
BLOCK A
2.51 ACRES
lot 14
SOLD

410 Norman Brinker Way
LOT 15
BLOCK A
2.54 ACRES
lot 15
SOLD

420 Norman Brinker Way
LOT 16
BLOCK A
2.50 ACRES
lot 16
SOLD

430 Norman Brinker Way
LOT 17
BLOCK A
2.50 ACRES
lot 17
SOLD

440 Norman Brinker Way
LOT 18
BLOCK A
2.50 ACRES
lot 18
SOLD

500 Norman Brinker Way
LOT 19
BLOCK A
2.58 ACRES
lot 19
SOLD

510 Norman Brinker Way
LOT 20
BLOCK A
2.52 ACRES
lot 20
SOLD

520 Norman Brinker Way
LOT 21
BLOCK A
2.51 ACRES
lot 21
SOLD

530 Norman Brinker Way
LOT 22
BLOCK A
2.52 ACRES
lot 22
SOLD

411 Prestonwood Pkwy
LOT 8
BLOCK A
2.51 ACRES
Lot 8
SOLD

421 Prestonwood Pkwy
LOT 7
BLOCK A
2.51 ACRES
Lot 7
SOLD

431 Prestonwood Pkwy
LOT 6
BLOCK A
2.51 ACRES
Lot 6
SOLD

500 Prestonwood Pkwy
LOT 5
BLOCK A
2.51 ACRES
Lot 5

510 Prestonwood Pkwy
LOT 4
BLOCK A
2.51 ACRES
Lot 4

LOT 23
BLOCK A
39.60 ACRES
POLO FIELD #1

LOT 23
BLOCK A
39.60 ACRES

PRESTONWOOD POLO DRIVE (PRIVATE)
YACHT CLUB DRIVE
60' R.O.W.
NORMAN BRINKER WAY
45' R.O.W.
MARTINGALE TRAIL
60' R.O.W.

POLO FIELD #2
POLO FIELD #3
POLO EASEMENT
50' TEMPORARY STREET EASEMENT FOR TURNAROUND.
50' TEMPORARY STREET EASEMENT FOR TURNAROUND TO BE ABANDONED WHEN NORMAN BRINKER IS EXTENDED
IMPROVED ROAD FOR EMERGENCY ACCESS
10' P.W.E. PER SEPARATE EASEMENT
20' U.E. PER VOL. 666, PG. 403 D.R.D.C.T.
50' A.U. & D.E. & W.E.
40' A.U. & D.E. & W.E.
70' D.E. PER CAB. M, PG. 322 P.R.D.C.T.
A TRACT OF LAND DESCRIBED IN A DEED TO SRINVAS CHILAKAMARRI & RANI ROJA CHILAKAMARRI DOC. NO. 2021-152462 R.P.R.D.C.T.
A TRACT OF LAND DESCRIBED IN A DEED TO SAINAGE, LLC DOC. NO. 2021-152745 R.P.R.D.C.T.
A TRACT OF LAND DESCRIBED IN A DEED TO JIDEOFOR OJI DOC. NO. 2021-89269 R.P.R.D.C.T.
A TRACT OF LAND DESCRIBED IN A DEED TO KEVIN A. MOKAROW CC# 1998-36585 R.P.R.D.C.T.

GEORGE W. DANIELS SURVEY,
ABSTRACT # 331
DENTON COUNTY, TEXAS

LOT 17
HUNTER'S RIDGE ADDITION
CAB. M, PG. 322
P.R.D.C.T.

LOT 18
HUNTER'S RIDGE ADDITION
CAB. M, PG. 322
P.R.D.C.T.

LOT 11
HUNTER'S RIDGE ADDITION
CAB. M, PG. 322
P.R.D.C.T.

POINT IN WFCP

N 89°26'34" W 1803.92'
N 89°26'25" W 768.71'
S 00°26'19" E 89.84'

LEGEND

ESMT. = EASEMENT
B.L. = BUILDING LINE
L.B. = LANDSCAPE BUFFER
WFCP = WOOD FENCE CORNER POST
SQ. FT. = SQUARE FEET
R.E. = ROAD EASEMENT
W.E. = WATER EASEMENT (MUSTANG SPECIAL UTILITY DISTRICT)
P.W.E. = PRIVATE WATERLINE EASEMENT
POB = POINT OF BEGINNING
CAP/IRF = CAPPED IRON ROD FOUND
1/2"IRF = 1/2" IRON ROD FOUND
V.E. & M.E. = VISIBILITY EASEMENT & MECHANICAL EASEMENT
S.E. & A.E. = SIGN EASEMENT & ACCESS EASEMENT
A.U. & D.E. = ACCESS, UTILITY & DRAINAGE EASEMENT
S.D.E. = STORM DRAIN EASEMENT
P.S.D.E. = PRIVATE STORM DRAIN EASEMENT
CAP/IRF = CAPPED IRON ROD FOUND
CAP/IRS = CAPPED IRON ROD SET
R.P.R.D.C.T. = REAL PROPERTY RECORDS DENTON COUNTY TEXAS
D.R.D.C.T. = DEED RECORDS DENTON COUNTY TEXAS

NORTH
1" = 100'
GRAPHIC SCALE
0 50 100

PAGE 1 OF 2

SURVEYOR:
KAZ SURVEYING, INC.
1720 WESTMINSTER STREET
DENTON, TEXAS 76205
PHONE: (940) 382-3446
TBPLS FIRM #10002100

OWNER:
VCM PRESTONWOOD POLO DEVELOPMENT LTD.
25 HIGHLAND PARK VILLAGE, SUITE 100
DALLAS, TX 75205
PHONE: (214) 390-3444
CONTACT: VAUGHN MILLER

OWNER:
SAINAGE, LLC
7617 CHOCTAW LANE
MCKINNEY, TX 75070

OWNER:
JIDEOFOR OJI
311 MARTINGALE TRAIL
OAK POINT, TX 75068

OWNER:
SRINIVAS & RANI ROJA CHILAKAMARRI
7401 PRINCE COURT
IRVING, TX 75063

ENGINEER:
CIVIL POINT ENGINEERS, INC.
3102 MAPLE AVE. SUITE 400
DALLAS, TX 75201
(972) 554-1100
TBPE FIRM # 9723

KAZ SURVEYING
www.kazsurveying.com
1720 WESTMINSTER
DENTON, TX 76205
(940)382-3446
JOB NUMBER: 110608-AP
DRAWN BY: TK
DATE: 09-01-2021
R.P.L.S.
KENNETH A. ZOLLINGER

REPLAT
PRESTONWOOD POLO AND COUNTRY CLUB ADDITION
LOTS 1-23, BLOCK A,

BEING 95.46 ACERS OUT OF THE GEORGE W. DANIELS SURVEY, ABSTRACT NUMBER 331, IN THE CITY OF OAK POINT, DENTON COUNTY, TEXAS, AND BEING A REPLAT OF LOTS 1-23 OF PRESTONWOOD POLO AND COUNTRY CLUB ADDITION, AN ADDITION TO THE CITY OF OAK POINT ASRECORDED IN INST. NO. 2016-2235, PLAT RECORDS, DENTON COUNTY , TEXAS