



MARK V COMMERCIAL, INC.

**2441 PECAN STREET
CARROLLTON, TX 75010**

***FOR LEASE*
APPROXIMATELY 4,034sf**

Mapsco 654-V

**** SPACE AVAILABLE NOW****

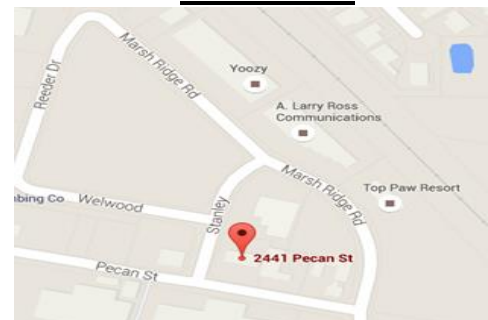


CARROLLTON, DALLAS COUNTY, TEXAS

BUILDING FEATURES:

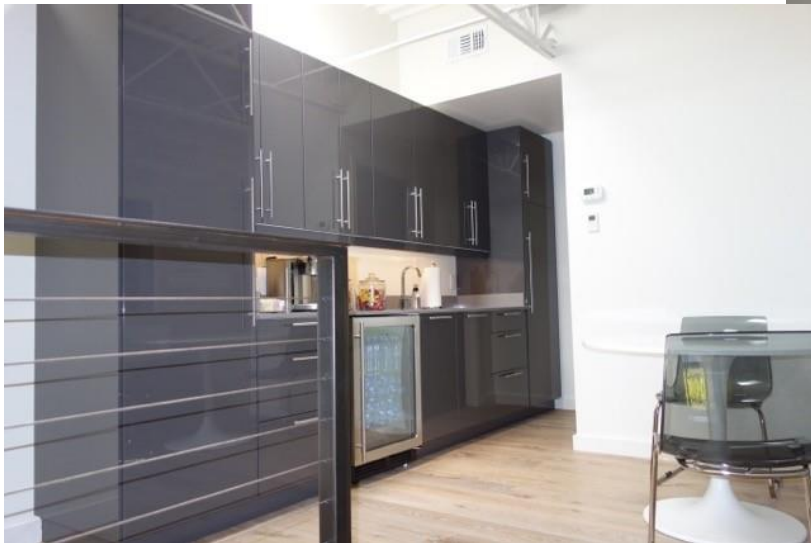
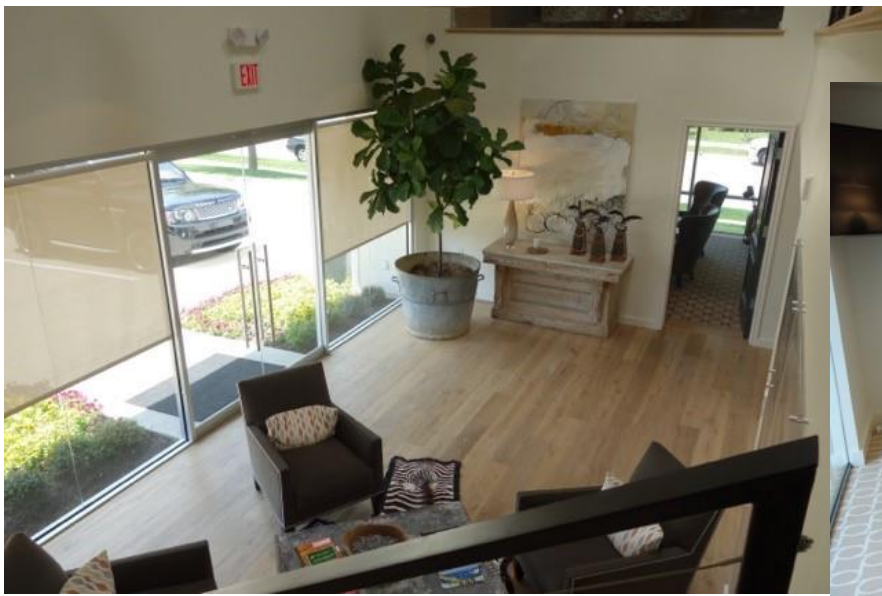
- *Total Project Size: 5,020 sf***
- *Available for Lease: 4,034sf 100% Office***
- *Built in 2003/ Remodeled in 2013***
- *Zoned: Commercial***
- *2 Story Loft Style Office space***
- *Private offices & open cubed space***
- *Large, open Reception Area and 2 Conference Rooms***
- *2 Kitchen areas with one upstairs***
- *Fenced in outside parking***
- *Security System in Place***

LOCATION:



**For Information, Contact:
MIKE MCCARTAN
JEFF WHITE
972-250-2550**

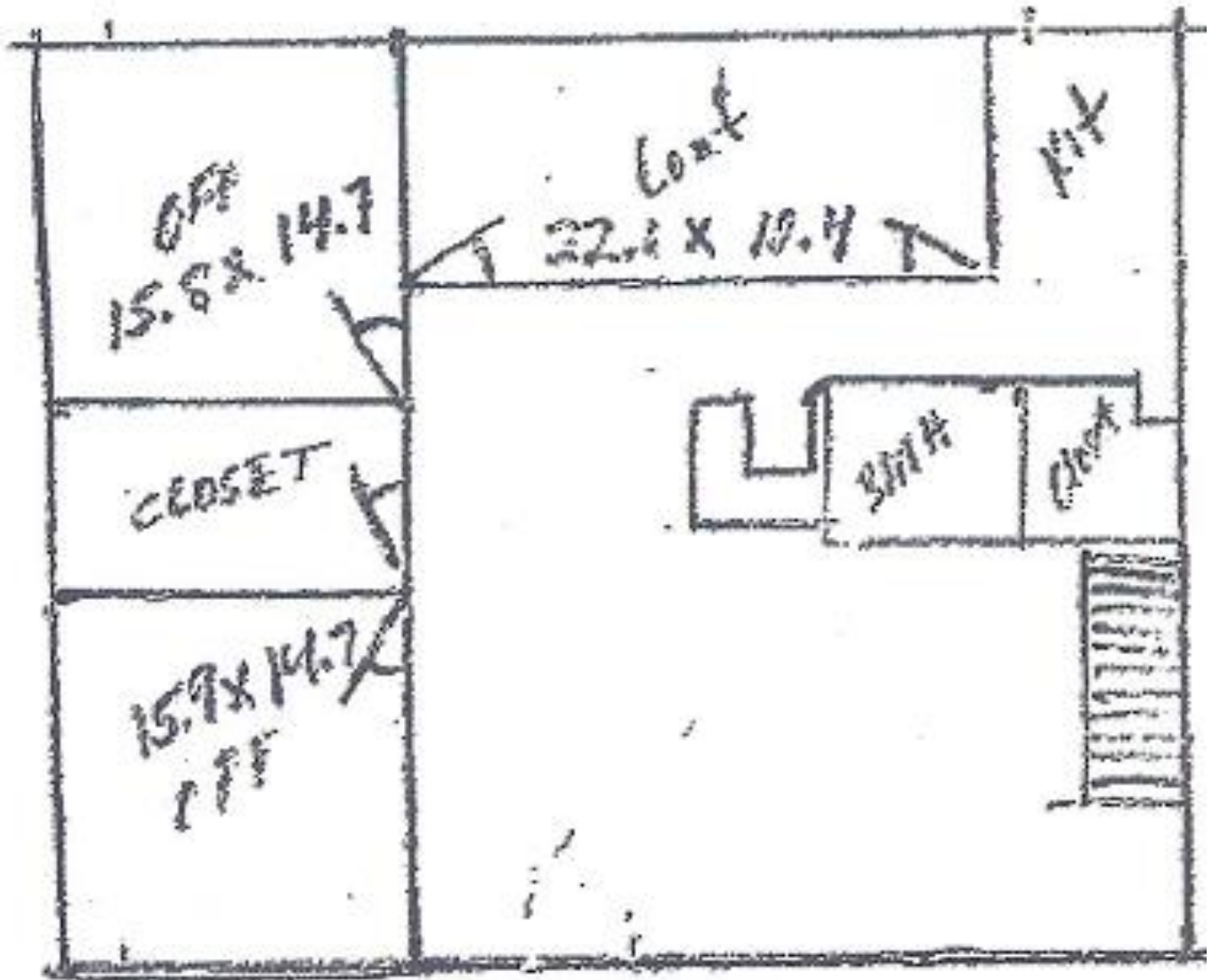




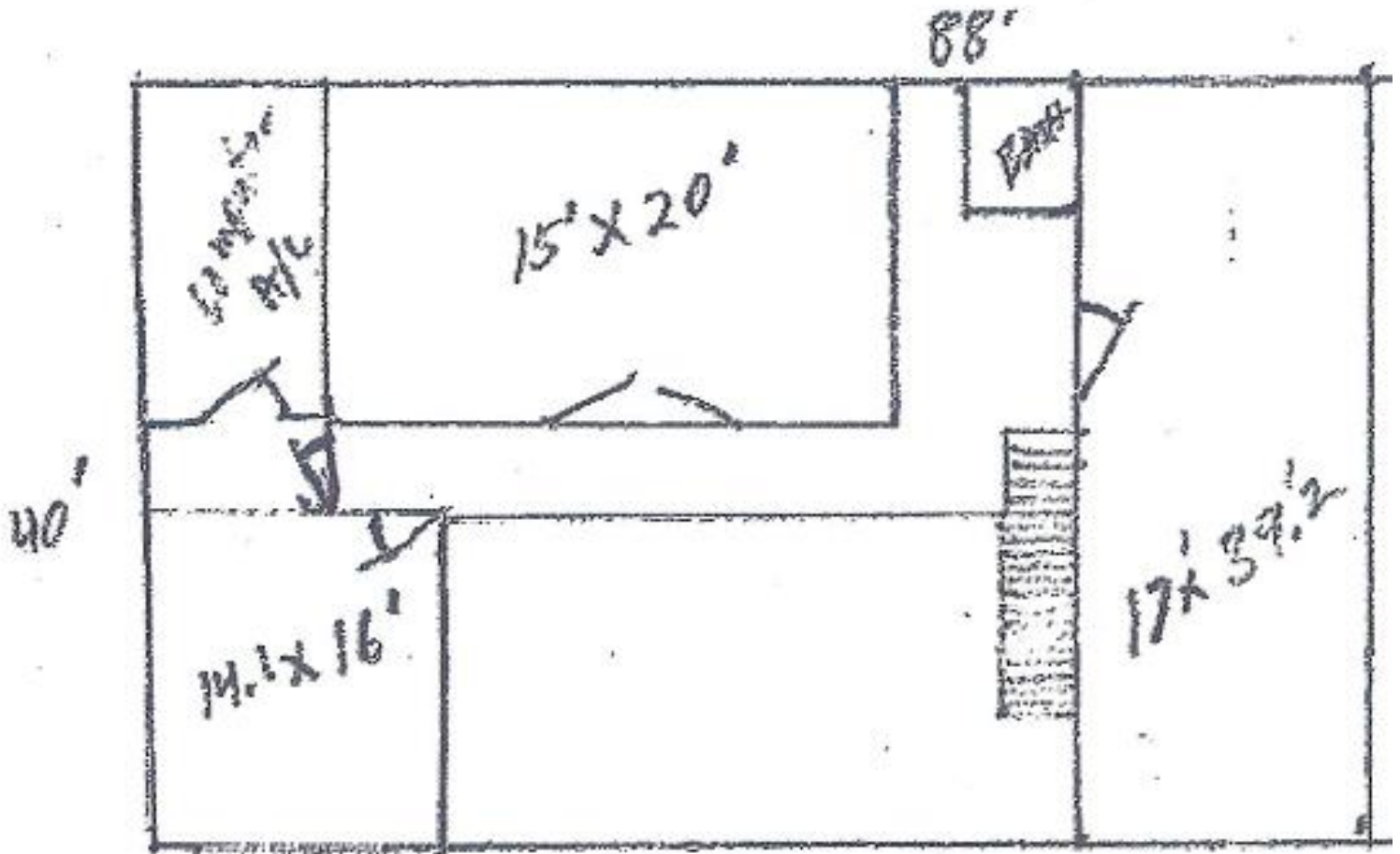


1320 VILLAGE CREEK DRIVE * SUITE 200 * PLANO, TX 75093 * PHONE: 972-250-2550 * FAX: 972-250-1015

FIRST FLOOR SPACE



SECOND FLOOR SPACE



SURVEY PLAT

State of Texas
County of Denton

To: Chicago Title in connection with G.F. 665739-KIM
Address of property surveyed: 2441 Pecan Street
Date: April 14, 2005; Revised in Office April 18, 2005

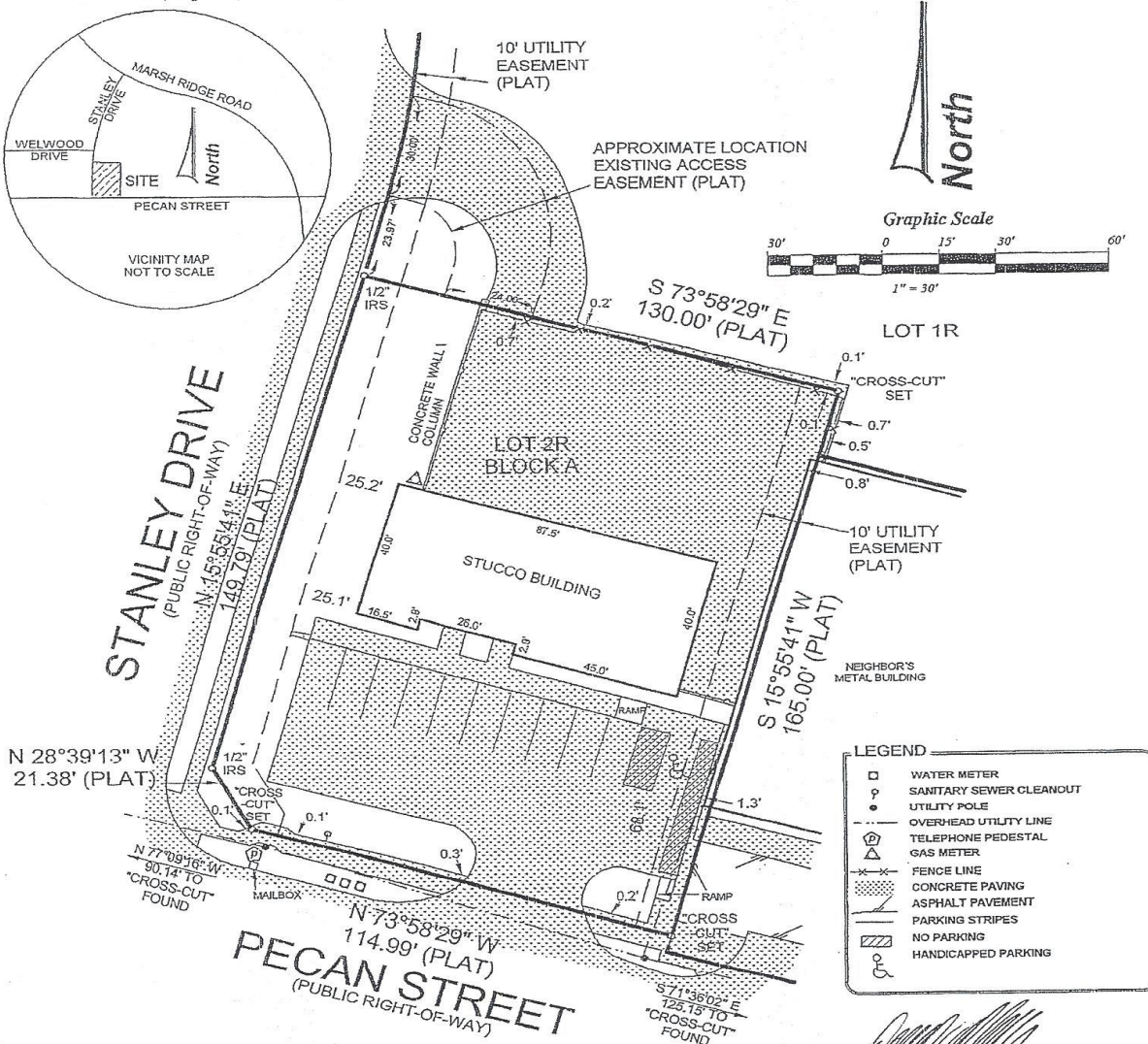
This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 1999, and includes items 1,2,3,4 (gross), 7(a), 8, 9, 10, and 11(e) of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS, and ACSM and in effect on the date of this certification, undersigned further certifies that proper field procedures, instrumentation and adequate survey personnel were employed in order to achieve results comparable to those outlined in the "Minimum Angle, Distance and Closure Requirements for Survey Measurements Which Control Land Boundaries for ALTA/ACSM Land Title Surveys."

According to the Community-Panel No. 48113C 0040J of the Federal Emergency Management Agency Flood Insurance Rate Map or Flood Hazard Boundary Map Dated August 23, 2001 the property shown hereon is not located in Zone "A" (Area of 100 Year Flood Plain). The Property is in Zone X.

This survey was performed exclusively for the parties in connection with the G. F. Number shown hereon and is licensed for a single use. This survey remains the property of the Surveyor. Unauthorized reuse is not permitted without the expressed written permission of the Surveyor. This survey is an original work protected by United States Copyright law and international treaties. All rights reserved. Do not make illegal copies.

Description of Property

Being Lot 2R, Block A of High Country Business Park Phase 1, an addition to the City of Carrollton; Denton County, Texas, according to the plat thereof recorded in Cabinet U, Page 901, Plat Records, Denton County, Texas.



To Chicago
GF NO. 665739-KIM
The plat shown hereon is a correct and accurate representation of the property, lines and dimensions are as shown; and EXCEPT AS SHOWN, all improvements are located within the boundaries the distances indicated, and EXCEPT AS SHOWN there are no visible and apparent easements, encroachments or protrusions on the ground.

SCALE 1"=30'
DATE 04/14/2005
JOB NO. 05-0717
DRAWN BY 002

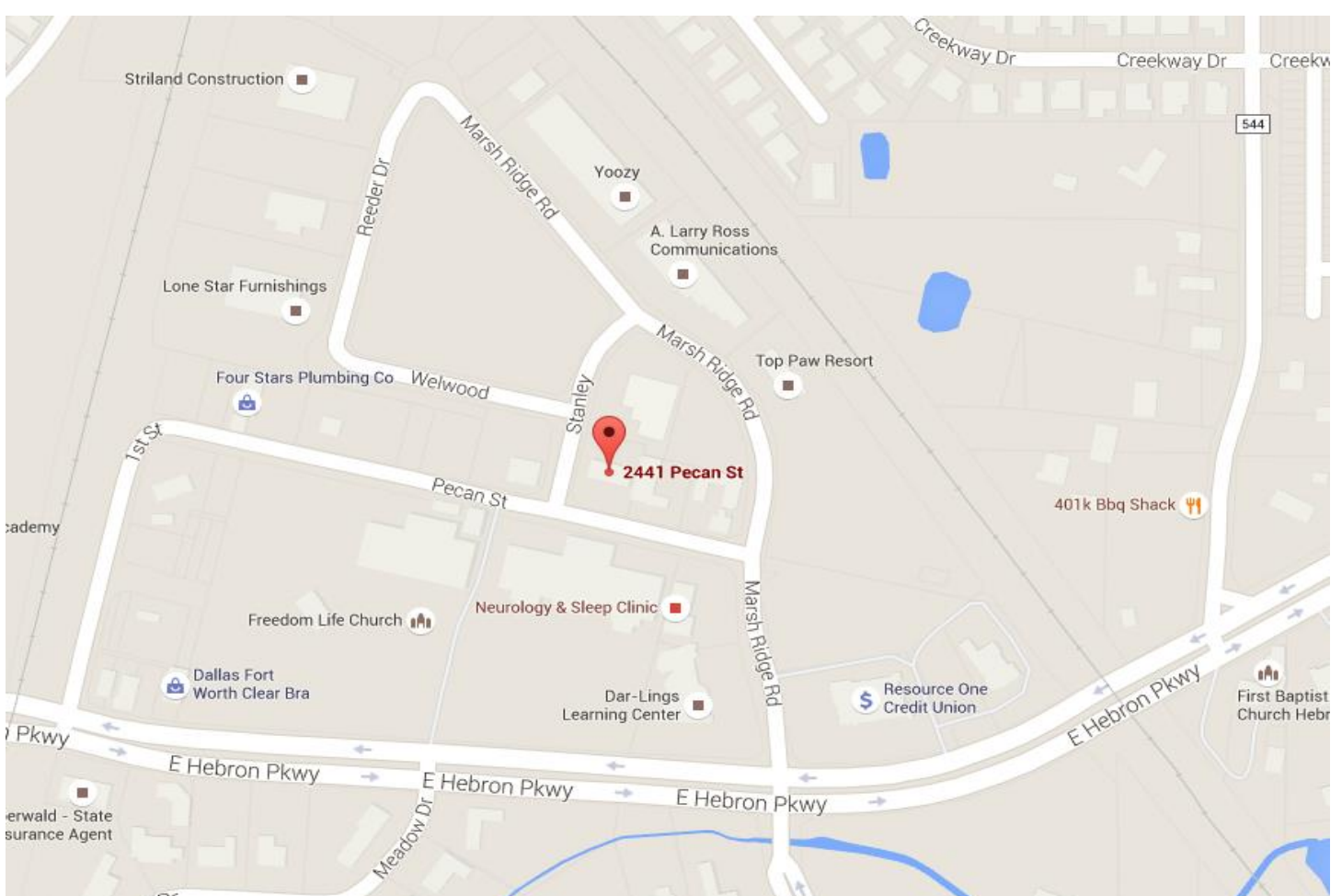


REVISED IN OFFICE
04/18/2005



Scott Phillip Anderson

Registered Professional
Land Surveyor No. 4888



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