

ROLLING MEADOWS ESTATES
CAB. D, SLIDE 59

CITY OF ROCKWALL GRID SYSTEM COORDINATES	
X	Y
2605019.53	7027187.53
ELEV = 972.3	

S89° 18'40"E 954.47'

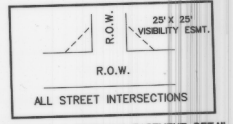
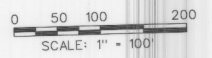
Δ = 03°15'38"
R = 732.50'
T = 20.85'
L = 41.63'
C = 41.68'
B = N89°24'02"W

CURVE TABLE

CURVE NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	BEARING
1.	89°10'11"	60.00'	283.61'	—	84.24'	N43°30'02"W
2.	25°37'24"	295.00'	131.93'	67.09'	130.83'	N13°58'10"E
3.	44°58'05"	305.00'	239.38'	126.24'	233.28'	N04°17'49"E
4.	18°52'33"	250.00'	82.36'	41.56'	81.39'	N08°44'57"W
5.	89°10'11"	60.00'	283.61'	—	84.24'	S44°43'35"E
6.	111°00'18"	250.00'	484.35'	363.79'	412.08'	S70°40'43"E
7.	90°49'49"	9.00'	14.27'	9.13'	12.82'	N45°16'25"E
8.	90°49'49"	9.00'	14.27'	9.13'	12.82'	N45°29'58"E
9.	45°29'46"	82.00'	65.11'	34.38'	63.42'	N32°22'35"W
10.	33°43'03"	152.00'	89.45'	46.06'	88.16'	N71°59'00"W

LINE TABLE

LINE NO.	BEARING	DISTANCE
1.	N 46°05'03" E	58.86'
2.	N 46°05'03" E	73.50'
3.	N 58°36'31" E	13.85'
4.	N 00°41'20" E	26.35'
5.	N 00°41'20" E	1.35'
6.	S 88°50'32" E	47.59'
7.	S 01°09'28" W	28.62'
8.	N 88°50'32" W	28.82'
9.	S 33°05'46" E	39.85'



VISIBILITY & SIDEWALK EASEMENT DETAIL
N.T.S.



LOCATION MAP
N.T.S.

NOTES

- Bearing are referenced to Greenlee Addition (Cab. A, Slide 15).
- All lot lines are radial or perpendicular to the street unless otherwise noted by bearing.
- 1/2" iron rods with "CORWIN ENGR. INC." cap set at all boundary corners, block corners, points of curvature, points of tangency, and angle points in public right-of-way unless otherwise noted.
- B.L. - Building Line.
U.E. - Utility Easements.
C.M. - Controlling Monument.
D.E. - Drainage Easement
F.F. - Finished Floor
S.S.E. - Sanitary Sewer Easement
V.A.M.S. - Visibility, Maintenance & Sidewalk Easement
- No fences or structures allowed in any Drainage Easements.
- H.O.A. to maintain all Drainage Easements.

JAMES DEVOLL
VOL. 1967, PG. 79

JEREMY EPTON
DOC.# 20150000014429

WHO FAMILY TRUST
VOL. 4788, PG. 282

CITY OF ROCKWALL GRID SYSTEM COORDINATES	
X	Y
2605019.23	7025872.53
ELEV = 590.8	

FINAL PLAT OF
RIDGECREST
45 LOTS, BEING 28.941 ACRES
BEING A REPLAT
LOT 1 & 2 BLOCK A
OF
ROCKWALL LAKESIDE CHURCH
OF CHRIST ADDITION
SITUATED IN THE
E.M. ELLIOTT SURVEY, ABSTRACT NO. 77
IN THE
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS
PREPARED BY
CORWIN ENGINEERING, INC.
200 W. BELMONT, SUITE E
ALLEN, TEXAS 75013
972-396-1200
OWNER
RIDGECREST SF, LTD.
8214 WESTCHESTER DRIVE, SUITE 710
DALLAS, TEXAS 75225
DECEMBER 2016 SCALE 1" = 100'
CASE # P2016-045

Ridgecrest
Lots & 2, Block A

