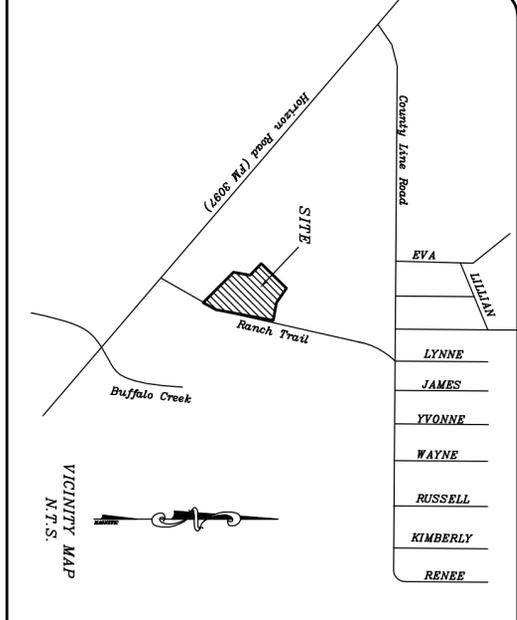


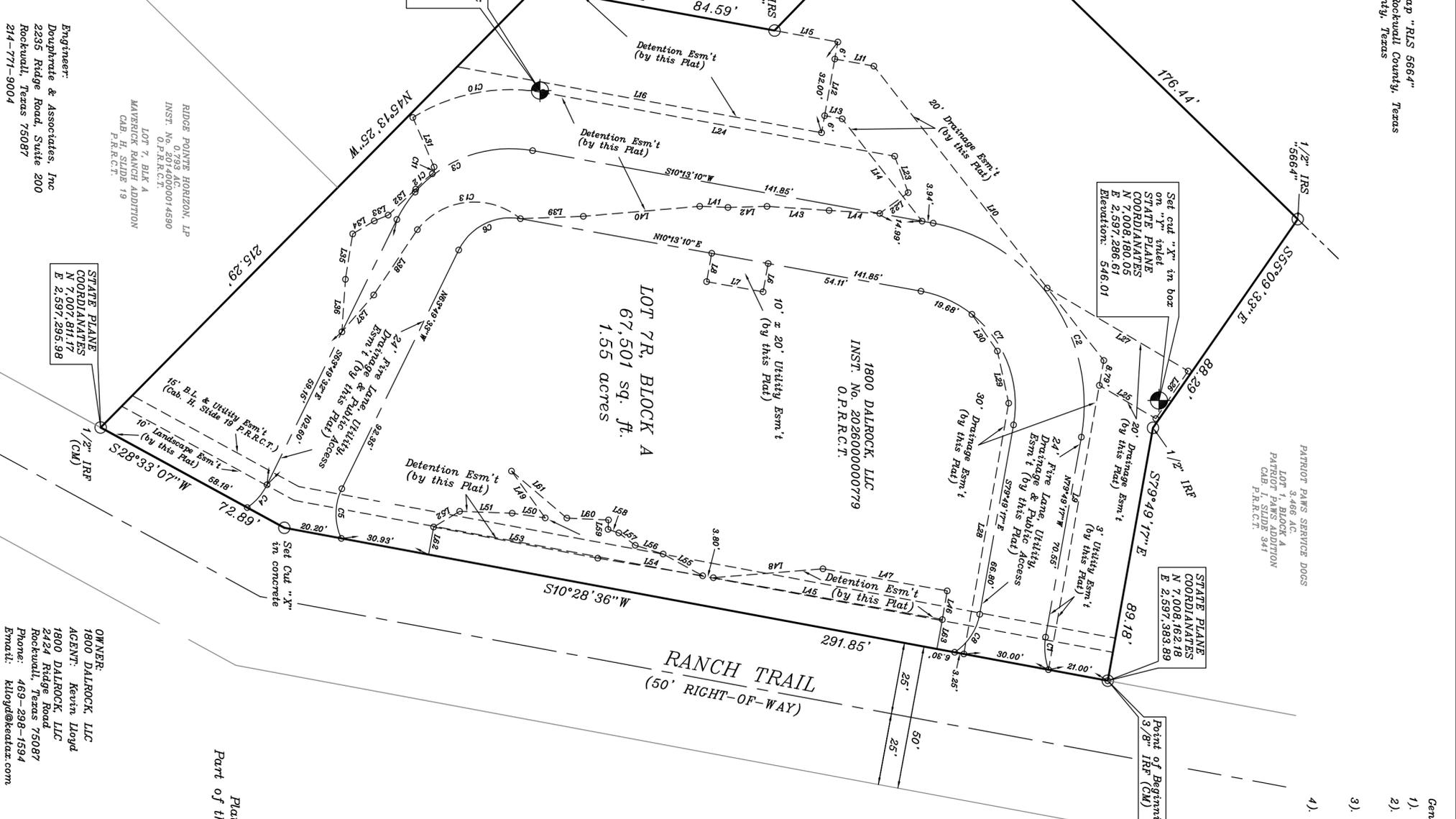
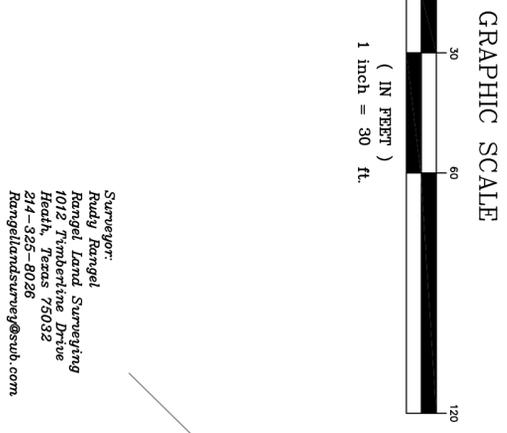
ILLIAN
 LYNNE
 JAMES
 YVONNE
 WAYNE
 RUSSELL
 KIMBERLY
 RENEE



LEGEND:
 IRP = Iron Rod Found
 IRS = Iron Rod Set with yellow plastic cap "RIS 5664"
 O.P.R.C.T. = Official Public Records of Rockwall County, Texas
 P.R.C.T. = Plat Records of Rockwall County, Texas
 (CM) = Control Monument

LINE	LENGTH	BEARING
L6	10.00'	S79°46'50"E
L7	20.00'	N0°13'10"E
L8	10.00'	S79°46'50"E
L9	109.08'	N79°49'17"W
L10	129.88'	S51°53'58"W
L11	13.83'	S10°13'10"W
L12	20.00'	S79°46'50"E
L13	6.22'	N10°13'10"E
L14	45.11'	N57°53'58"E
L15	22.42'	N10°13'10"E
L16	129.05'	N10°13'10"E
L23	12.29'	N36°10'02"W
L24	13.50'	S89°32'59"W
L25	22.83'	N30°23'40"E
L26	20.00'	N55°43'40"W
L27	56.94'	S30°23'40"W
L28	88.46'	N79°49'17"W
L29	18.54'	S77°40'43"W
L30	15.54'	S55°10'43"W
L31	18.69'	N65°37'25"E
L32	13.17'	S43°08'33"E
L33	5.27'	S22°46'58"E
L34	8.76'	S30°49'47"E
L35	15.98'	S80°53'24"E
L36	18.28'	S86°09'17"E
L37	16.95'	N49°05'50"W
L38	27.32'	N65°07'38"W
L39	21.94'	N02°09'41"W
L40	40.73'	N04°53'11"W
L41	9.84'	N02°16'10"E
L42	13.61'	N01°35'07"E
L43	21.70'	N03°45'16"E
L44	17.65'	N03°27'20"E
L45	81.10'	N80°19'17"W
L46	10.10'	N80°19'17"W
L47	44.00'	S10°01'18"W
L48	38.29'	S04°37'40"E
L49	20.07'	N54°11'14"E
L50	11.64'	S08°11'08"W
L51	18.33'	S02°01'03"W
L52	10.56'	S30°58'01"E
L53	58.23'	N10°44'16"E
L54	37.06'	N03°28'22"E
L55	15.73'	S28°45'53"W
L56	10.16'	S17°13'48"W
L57	7.18'	S36°46'02"W
L58	3.93'	S18°25'30"W
L59	3.27'	N87°15'35"W
L60	14.55'	S02°36'49"W
L61	25.24'	S40°13'54"W
L62	9.75'	S79°31'24"E
L63	10.37'	S79°31'24"E

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD
C1	11.46'	23.08'	28°26'43"	S84°50'29"W	11.34'
C2	100.49'	64.00'	89°57'34"	S55°11'56"W	90.48'
C3	56.87'	44.00'	74°03'39"	S26°48'39"E	53.00'
C4	10.64'	20.50'	29°43'43"	S48°57'46"E	10.52'
C5	17.84'	20.00'	51°06'53"	N89°22'59"W	17.26'
C6	25.86'	20.00'	74°04'46"	N26°49'13"W	24.09'
C7	62.80'	40.00'	89°57'34"	N56°11'56"E	56.55'
C8	16.25'	20.00'	46°33'31"	S56°32'37"E	15.81'
C9	38.22'	64.50'	33°57'03"	S06°45'27"E	37.66'
C10	47.26'	64.36'	42°04'17"	S10°47'52"E	46.20'
C11	2.65'	2.00'	73°55'10"	N75°24'59"W	2.46'
C12	7.87'	42.57'	10°35'20"	S42°45'04"E	7.86'
C13	40.22'	25.24'	91°18'32"	S06°02'37"E	36.09'



FINAL PLAT
LOT 7R, BLOCK A
 A REPLAT OF
LOT 7, BLOCK A
MAVERICK RANCH ADDITION
 Document No. 2020000019968
 Records of Rockwall County, Texas
 Part of the William Ford Survey, Abstract No. 80
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

SHEET 1 OF 2
 Date: 02-16-2026
 CITY CASE No. _____

- General Notes:
- The purpose of this plat is to create easements.
 - The Coordinates (SIC TXNC 4202) shown hereon North American Datum of 1983 on Grid Coordinate Values, no scale and no projection.
 - According to the F.I.R.M. in Map No. 4839700401, This property does lie in Zone X and does not lie with the 100 year flood zone.
 - Property owner shall be responsible for all maintenance, Repair and Replacement of all Drainage and Detention Basements on site.

Note: Basis of Bearings
 Northern line of Lots 7 & 8
 Block A, Maverick Ranch Addition
 Inst. No. 2020000021169 O.P.R.C.T.

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 214-771-8004

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