

OWNER'S CERTIFICATE

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS: HOLMC, Inc. is the owner of a tract of land situated in the T.R. Bailey Survey, Abstract No. 30 in the City of Rockwall, Rockwall County, Texas, also being part of that certain tract of land conveyed to Julie Harlan Hudson from Harry Harlan et ux, by Deed filed for record January 5, 1962, and recorded January 10, 1962, in the Deed Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found at the most Northerly South East corner of Harlan Park Phase One, an addition to the City of Rockwall recorded in Slide B, Page 226, Plat Records, Rockwall County, Texas, said point being located on the West line of State Highway 205, a 100.00 foot right-of-way, said point being on a curve to the right having a central angle of 06 degrees 22' 21", a radius of 2815.03 feet, and a chord that bears South 08 degrees 46' 18" East a distance of 312.93 feet;
THENCE: Along said curve and with said West line an arc distance of 313.09 feet to a 1/2" iron rod set for a corner;
THENCE: South 89 degrees 35' 27" West a distance of 436.72 feet to a 1/2" iron rod set for a corner at the Point of Curve of a curve to the left having a central angle of 90 degrees 34' 01", a radius of 40.00 feet; and a chord that bears South 44 degrees 18' 27" West a distance of 56.85 feet;
THENCE: Along said curve an arc distance of 63.23 feet to a 1/2" iron rod set for a corner at the Point of Tangency of said curve;
THENCE: South 89 degrees 35' 27" West a distance of 584.68 feet to a 1/2" iron rod set for a corner at the beginning of a curve to the left having a central angle of 90 degrees 34' 01", a radius of 35.00 feet; and a chord that bears South 44 degrees 18' 27" West a distance of 49.74 feet;
THENCE: Along said curve an arc distance of 55.32 feet to a 1/2" iron rod found for a corner on the East line of said Harlan Park, Phase One.
THENCE: North 00 degrees 58' 34" West a distance of 599.99 feet, with said East line, to a 1/2" iron rod found for a corner;
THENCE: Along the most Northerly South lines of said Addition; all to 1/2" iron rods found for a corner, as follows: North 89 degrees 01' 26" East a distance of 170.00 feet; North 00 degrees 58' 34" West a distance of 4.88 feet; North 89 degrees 01' 26" East a distance of 125.00 feet; South 00 degrees 58' 34" East a distance of 102.16 feet; North 89 degrees 01' 26" East a distance of 20.00 feet to an intersecting curve to the right having a central angle of 106 degrees 44' 40", a radius of 40.00 feet, and a chord that bears North 52 degrees 23' 46" East a distance of 64.20 feet; Along said curve an arc distance of 74.52 feet to the Point of Compound Curve of a curve to the right having a central angle of 32 degrees 50' 39", a radius of 190.00 feet; and a chord that bears South 57 degrees 48' 34" East a distance of 107.43 feet; Along said curve an arc distance of 108.92 feet to the Point of Tangency of said curve; South 41 degrees 23' 15" East a distance of 56.21 feet to an intersecting curve to the left having a central angle of 01 degrees 26' 46", a radius of 200.00 feet, and a chord that bears South 45 degrees 01' 24" West a distance of 5.05 feet; Along said curve an arc distance of 5.05 feet to the Point of Tangency of said curve; South 45 degrees 41' 59" East a distance of 50.00 feet to an intersecting curve to the right having a central angle of 16 degrees 35' 29", a radius of 150.00 feet, and a chord that bears North 52 degrees 35' 46" East a distance of 43.28 feet; Along said curve an arc distance of 43.44 feet to the Point of Tangency of said curve; North 60 degrees 53' 30" East a distance of 43.14 feet; South 29 degrees 06' 30" East a distance of 140.00 feet; North 60 degrees 53' 30" East a distance of 57.00 feet to the Point of Curve of a curve to the right having a central angle of 28 degrees 41' 57", a radius of 150.00 feet; and a chord that bears North 75 degrees 14' 29" East a distance of 74.35 feet; Along said curve an arc distance of 75.13 feet to the Point of Tangency of said curve; North 89 degrees 35' 27" East a distance of 165.55 feet; North 00 degrees 24' 33" West a distance of 10.00 feet; and North 89 degrees 35' 27" East a distance of 103.21 feet to the Point of Beginning and containing 10.319 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT HOLMC, INC., Owner of said tract does hereby adopt this plat designating the hereinabove described property as Harlan Park Phase Two, an Addition to the City of Rockwall, Texas, and does hereby dedicate for public use, forever, the streets shown hereon and does reserve the easement utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other growths or improvements which in any way endanger or interfere with construction, maintenance, or efficiency of their respective system on any of these easements strips; and any public utility shall have the right to public ingress or egress to, from and upon the said easement strips for the purpose of construction, reconstruction, inspecting, patrolling, maintaining and either adding to or removing all or part of their respective system without the necessity of, at any time, procuring the permission of anyone. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasioned by the establishment of grade of streets in this subdivision.

No house, dwelling unit, or other structure shall be constructed on any lot in this addition by the owner or any other person until such time as the developer has complied with all requirements of the Platting Ordinance of the City of Rockwall regarding improvements with respect to the entire block on the street or streets on which property abuts, including the actual installation of streets with the required base and paving, curb and gutter, drainage structures, and storm sewers, all according to the specifications of the City of Rockwall.

It shall be the policy of the City of Rockwall to withhold issuing building permits until all streets, water, sewer and storm drainage systems have been accepted by the City. The approval of a plat by the City does not constitute any representation, assurance or guarantee that any building within such plat shall be approved, authorized or permit therefore issued, nor shall such approval constitute any representation, assurance or guarantee by the City of the adequacy and availability of water for personal use and fire protection within such plat, as required under Ordinance 83-54.

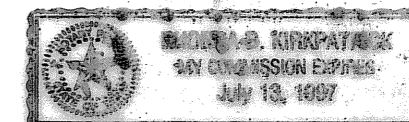
WITNESS MY HAND, at Rockwall, Texas, this the 26th day of January, 1994 95

HOLMC, INC.
BY Joe Holt
JOE HOLT

STATE OF TEXAS
COUNTY OF ROCKWALL

This instrument was acknowledged before me on the 26th day of January, 1994⁵ by, Joe Holt, the President of HOLMC, INC., a Texas Corporation, on behalf of said corporation.
Gronda D. Sumpalutin
Notary Public

SURVEYOR'S CERTIFICATE



NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Harold L. Evans, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.

Harold L. Evans
HAROLD L. EVANS, P.E., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2146
STATE OF TEXAS
COUNTY OF DALLAS

This instrument was acknowledged before me on the 29 day of January, 1994 by Harold L. Evans.

Gary Whitmore
Notary Public



RECOMMENDED FOR FINAL APPROVAL

Case I. Ramsey
Chairman Planning & Zoning Commission

DATE: 9 Feb 95

APPROVED

I hereby certify that the above and foregoing plat of Harlan Park Phase Two, an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 14th day of December, 1994.

Alma K. Williams
Mayor, City of Rockwall

Shirley R. Robb
City Secretary, City of Rockwall



HAROLD L. EVANS
CONSULTING ENGINEER
P.O. BOX 28355
2331 GUS THOMASSON ROAD, SUITE 102
DALLAS, TEXAS 75228, (214) 328-8133

SCALE	DATE	JOB No.
1" = 100'	11/14/94	98144

HARLAN PARK - PHASE TWO

T.R. BAILEY SURVEY, ABSTRACT NO. 30
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS
HOMAC ~ OWNER
P.O. BOX 536 - ROCKWALL, TEXAS 75089 (214) 384-5517

Harlan Park 2