



JOSEPH FUNK
VOL. 111, PAGE 931
D.R.R.C.T.

N. BUTLER SURVEY
ABSTRACT NO. 20

JOHN KING BLVD

MARY HALL KEENE
VOL. 172, PG. 202
D.R.R.C.T.

4.878 ACRES
212487 SQ FT

3.000 ACRES
130680 SQ FT

7.911 ACRES
344608 SQ FT

15.789 ACRES (REMAINING) OF
ROCKWALL PROPERTY CORPORATION
VOL. 4667, PG. 101
D.R.R.C.T.

CITY OF ROCKWALL
VOL. 5913, PG 123
D.R.R.C.T.

10' BLACKLAND W.S.C. ESMT.
VOL. 76, PG. 207
D.R.R.C.T.

AIRPORT ROAD

BM: 3/8" IRF with yellow cap.
ELEV. = 581.84

ROCKWALL SERVICE CENTER
CAB. B, PAGE 43
D.R.R.C.T.

BEARINGS are base on the Deed from Rockwall Property Corporation to the City of Rockwall as recorded in Volume 5913, Page 123, Deed Records, Rockwall County, Texas.

BM: 5/8" Iron rod with yellow cap found on south corner of the intersection of Industrial Blvd. and Airport Road. Elevation = 581.84

FIELD NOTES
BEING a tract or parcel of land situated in the N. Butler Survey, Abstract Number 20, in the City of Rockwall, Rockwall County, Texas; and being part of that tract of land conveyed to ROCKWALL PROPERTY CORPORATION by Deed recorded in Volume 4667, Page 101, Deed Records, Rockwall County Texas (D.R.R.C.T.); and being more particularly described as follows:

COMMENCING at a 1/2" iron rod found for the northwest corner of said ROCKWALL PROPERTY CORPORATION, being the northeast corner of a tract of land conveyed to Mary Hall Keene by Deed recorded in Volume 172, Page 202, D.R.R.C.T., and being in the south line of a tract of land conveyed to Joseph Funk by Deed recorded in Volume 111, Page 931, D.R.R.C.T.

THENCE South 89°16'03" East along the south line of said Funk tract a distance of 325.00 feet to a 5/8 inch iron rod set with a yellow cap marked (RPLS 4023) for the northwest corner of this tract and being the POINT OF BEGINNING;

THENCE South 89°16'03" East continuing along the south line of said Funk tract a distance of 74.30 feet to a 1/2 inch iron rod found for corner;

THENCE South 62°32'10" East continuing along the south line of said Funk tract a distance of 148.37 feet to a 5/8 inch iron rod with a yellow cap marked (RPLS 4023) set for corner;

THENCE South 00°22'33" West a distance of 588.05 feet to a 5/8 inch iron rod with a yellow cap marked (RPLS 4023) set for corner, being in the north line of Airport Road (a variable width right-of-way);

THENCE North 89°07'07" West along said line of Airport Road a distance of 206.40 feet to a 5/8 inch iron rod with a yellow cap marked (RPLS 4023) set for corner;

THENCE North 00°22'33" East a distance of 654.25 feet to the POINT OF BEGINNING and containing 3.000 acres of land, more or less.

STEWART TITLE FILE NO. 20124161
SCHEDULE B
EXCEPTIONS OF COVERAGE

- d) The Easement to Texas Power & Light Co., Vol. 57, Pg. 75, D.R.R.C.T. Does not affect this 3 acre tract.
- e) The Easement to Blackland Water, Vol. 76, Pg. 207, D.R.R.C.T. Does affect this 3 acre tract as shown.
- f) The Easement to Texas Power & Light Co., Vol. 198, Pg. 900, D.R.R.C.T. Does affect this 3 acre tract as shown.
- g) The Easement to North Texas Municipal Water District, Vol. 561, Pg. 252, D.R.R.C.T. Does affect this 3 acre tract as shown.
- h) The Warranty Deed to the City of Rockwall, Vol. 5913, Pg. 123, D.R.R.C.T. does not affect this 3 acre tract. (shown)

SURVEYOR'S CERTIFICATION
TO: ROCKWALL PROPERTY CORPORATION & HERITAGE TITLE COMPANY OF ROCKWALL
I the undersigned, hereby certify to the above that the plat and field notes represent an actual and accurate survey on the ground and that the corner monuments shown therein were properly placed under my supervision in accordance with Texas Society of Professional Surveyors Category IA, Condition II, and that there are no conflicts or protrusions EXCEPT as shown.

DATED THIS 14th DAY OF May, 2012.



SURVEYOR
COMPASS POINTS
PROFESSIONAL SERVICES
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