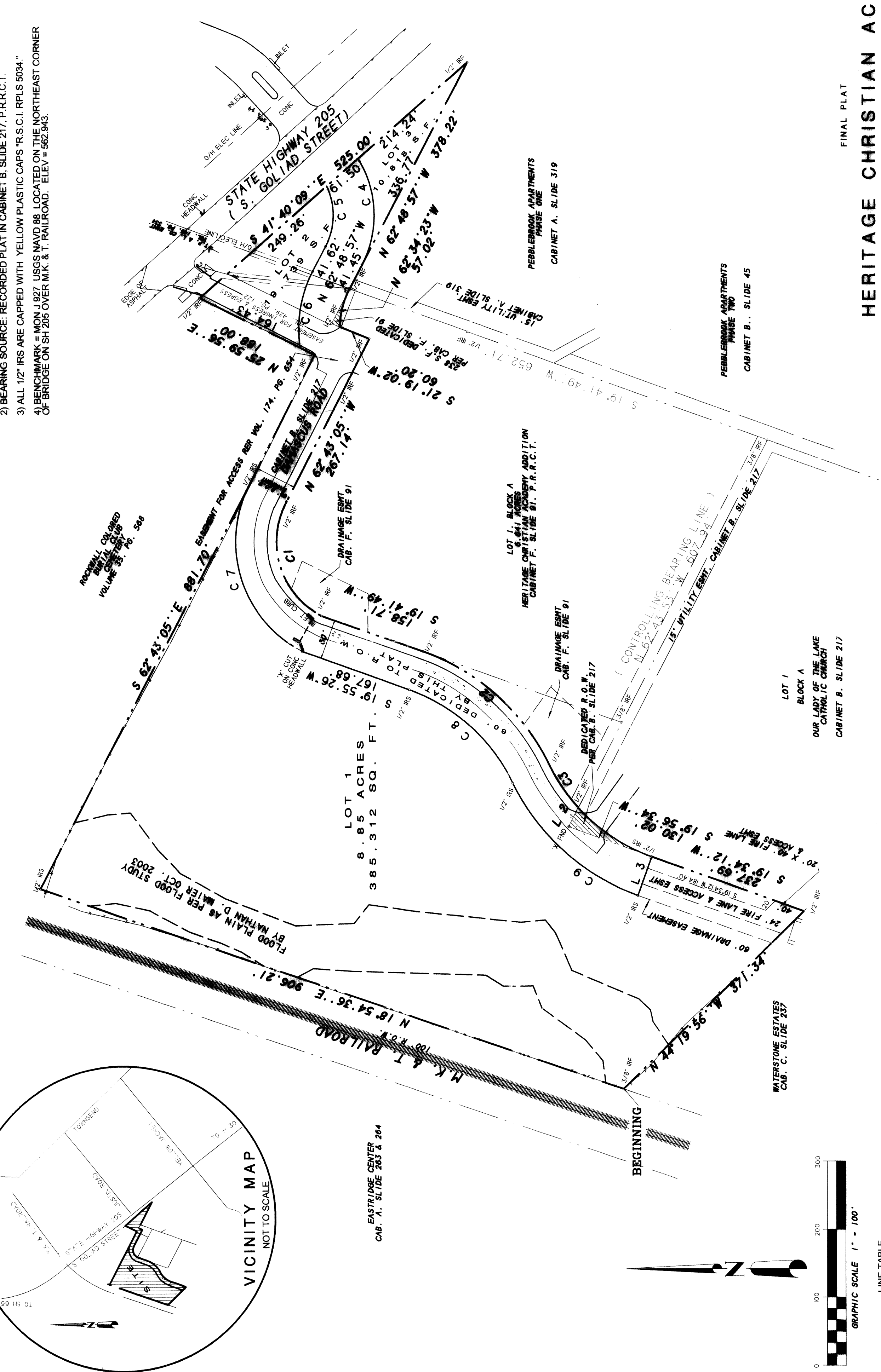


EASTRIDGE CENTER
CAB. A. SLIDE 263 & 264

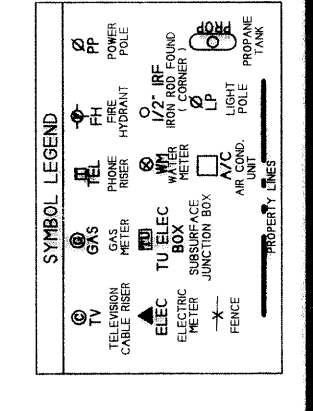
NOTES
1) According to F.E.M.A. Flood Insurance Rate Map, Community Panel No. 480547-0005, C dated June 16, 1992, this property lies in Zones A and X. Part of this property does appear to lie within Zone X.

2) BEARING SOURCE: RECORDED PLAT IN CABINET B, SLIDE 217, P.R.C.T.
3) ALL 1/2" IRS ARE CAPPED WITH YELLOW PLASTIC CAPS R.S.C.I. RPLS 5034.*
4) BENCHMARK = MON J 927 USGS NAVD 88 LOCATED ON THE NORTHEAST CORNER OF BRIDGE ON SH 205 OVER M.K. & T. RAILROAD. ELEV = 562.943.



Line	Bearing	Distance	Chord Bearing
1	S 42°22'14"E	55.78'	S 72°08'56"W
2	N 64°08'34"W	31.65'	S 41°48'22"W
3	S 70°08'27"E	60.00'	N 47°52'57"W
4	89°40'28"	125.00'	N 88°24'54"E
5	44°10'47"	330.00'	N 88°24'54"E
6	59°52'18"	150.00'	S 72°08'56"W
7	52°45'08"	100.00'	S 72°08'56"W
8	89°40'17"	185.00'	S 41°48'22"W
9	44°26'19"	270.00'	S 41°48'22"W
		43°55'12"	S 41°48'22"W

HERITAGE CHRISTIAN ACADEMY
1408 S. GOLIAD STREET
ROCKWALL, TEXAS 75087
BRANDY 214-212-6512



HERITAGE CHRISTIAN ACADEMY
PHASE TWO

3 LOTS 11.44 ACRES TOTAL
B.J.T. LEWIS SURVEY, A-225
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

R.S.C.I. LAND SURVEYING
ROCKWALL SURVEYING CO., INC.
1984 S. FM 551 ROYSE CITY, TX 75189 972-772-5434 PHONE 972-772-5443 FAX

SHEET 1 OF 2
DATE: NOVEMBER 7, 2006
SCALE: 1" = 100' FILES: 20060806P

637

OWNERS CERTIFICATE
(Public Dedication)

STATE OF TEXAS
COUNTY OF ROCKWALL
WHEREAS HERITAGE CHRISTIAN ACADEMY, BEING THE OWNERS OF A TRACT OF LAND IN THE County of Rockwall, State of Texas, said tract being described as follows:

All that certain lot, tract or parcel of land situated in the B.J.T. LEWIS SURVEY, ABSTRACT NO. 225, City of Rockwall, Rockwall County, Texas, and being a part of that 24.15 acres tract of land as shown on the plat of said survey, recorded in Volume 38, Page 117 of the G.C. Records of Rockwall County, Texas, and being recorded in Volume 38, Page 117 of the Deed Records of Rockwall County, Texas, and being all of Tract I and Tract II as shown on the plat of said survey, recorded in Volume 38, Page 117 of the Deed Records of Rockwall County, Texas, and being recorded in Volume 38, Page 117 of the Deed Records of Rockwall County, Texas; and being more particularly described as follows:

BEGINNING at a 3/8" iron rod found for corner in the Southeast right-of-way line of the M.K. & T. Railroad (100' R.O.W.) at the Southwest corner of the above cited 24.15 acres tract; THENCE N. 18 deg. 54 min. 36 sec. E. along the Southeast right-of-way line of said railroad, a distance of 267.14 feet to a 1/2" iron rod found for corner;

THENCE N. 25 deg. 59 min. 56 sec. E., a distance of 188.00 feet to a 1/2" iron rod found for corner in the Southwest right-of-way line of State Highway 205 S. Goliad Street; THENCE S. 41 deg. 40 min. 09 sec. E. along said right-of-way line, a distance of 525.00 feet to a 1/2" iron rod found for corner at the East corner of said Tract II;

THENCE N. 62 deg. 48 min. 57 sec. W. a distance of 376.22 feet to a 1/2" iron rod found for corner; THENCE N. 62 deg. 34 min. 23 sec. W. a distance of 57.02 feet to a 1/2" iron rod found for corner;

THENCE S. 21 deg. 19 min. 02 sec. W. a distance of 60.20 feet to a 1/2" iron rod found for corner; THENCE N. 62 deg. 43 min. 05 sec. W. along the South right-of-way line of Damascus Road, a distance of 267.14 feet to a 1/2" iron rod found for corner;

THENCE in a Southwesterly direction along a curve to the left having a central angle of 44 deg. 10 min. 47 sec., a radius of 330.00 feet, a tangent of 133.93 feet, a chord of 254.48 feet to a 1/2" iron rod found for corner; THENCE S. 19 deg. 49 min. 49 sec. W. along the East right-of-way line of Damascus Road, a distance of 153.71 feet to a 1/2" iron rod found for corner;

THENCE in a Southwesterly direction along a curve to the left having a central angle of 16 deg. 13 min. 04 sec., a radius of 270.00 feet, a tangent of 38.47 feet, a chord of 55.96 feet, a distance of 76.17 feet, along said right-of-way line, an arc distance of 164.48 feet to a 1/2" iron rod found for corner; THENCE in a Southwesterly direction along a curve to the left having a central angle of 55 deg. 59 min. 45 sec. W. a radius of 270.00 feet, a tangent of 38.47 feet, a chord of 55.96 feet, a distance of 76.17 feet, along said right-of-way line, an arc distance of 164.48 feet to a 1/2" iron rod found for corner;

THENCE N. 64 deg. 08 min. 34 sec. W. a distance of 31.65 feet to an "X" found chiseled in concrete street, at the Northwest corner of OUR LADY OF THE LAKE CATHOLIC CHURCH ADDITION, Cabinet B, Slide 217 of the Plat Records of Rockwall County, Texas; THENCE S. 19 deg. 58 min. 34 sec. W. along the West line of said Addition, a distance of 130.02 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner;

5. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

6. No house, dwelling unit, or other structure shall be constructed on any lot in this subdivision until the City of Rockwall has approved the final plat. The City of Rockwall shall have the right to inspect the construction of the subdivision and to require the developer to correct any deficiencies. The City of Rockwall shall have the right to require the developer to correct any deficiencies. The City of Rockwall shall have the right to require the developer to correct any deficiencies.

7. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

8. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

9. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

10. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

11. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

12. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

13. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

14. The developer shall be responsible for the necessary facilities to provide drainage, curbs and drainage easements such as procedures within the drainage area are not adversely affected by storm drainage from this development.

RECOMMENDED FOR FINAL APPROVAL
City Engineer
10-2-06
DATE

APPROVED
I hereby certify that the above and foregoing plat of HERITAGE CHRISTIAN ACADEMY, ROCKWALL SURVEYING CO., INC., was approved by the City Council of the City of Rockwall on the 16th day of October, 2006, at the office of the County Clerk of Rockwall County, Texas, within one hundred eighty (180) days from said date of final approval.

WITNESS OUR HANDS, this 16th day of October 2006
Mayor, City of Rockwall
City Secretary

SEAL
CITY OF ROCKWALL TEXAS

SURVEYORS CERTIFICATE
NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:
THAT I, Harold D. Feby, III, R.P.L.S. No. 5034, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the other monuments shown hereon were properly placed under my personal supervision.

Registered Professional Land Surveyor No. 5034

FINAL PLAT
HERITAGE CHRISTIAN ACADEMY
PHASE TWO
3 LOTS 11.44 ACRES TOTAL
B.J.T. LEWIS SURVEY, A-225
CITY OF ROCKWALL
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