

APPLICATION AND
FINAL PLAT CHECKLIST

Date: 6-1-84

Name of Proposed Subdivision Revised Grady Rash Subdivision

Name of Subdivider Robert Rash, James M.Rash, Grady Rash & Joan R.Pappa

Address No. 1 Soapberry Lane Rockwall Phone 494-3322

Owner of Record same

Address _____ Phone _____

Name of Land Planner/Surveyor/Engineer Brown Land Surveyors

Address 304 W.Rusk, P.O.Box 65, Rockwall Phone 722-3036

Total Acreage 4.683 ac. Current Zoning S.F.10

Number of Lots/Units 5 Signed [Signature]

The final Plat shall generally conform to the Preliminary Plat, as approved by the City Council and shall be drawn to legibly show all data into a satisfactory scale, usually not smaller than one inch equals 100 feet.

The following Final Plat Checklist is a summary of the requirements listed under Section VIII of the Rockwall Subdivision Ordinance. Section VIII should be reviewed and followed when preparing a Final Plat. The following checklist is intended only as a reminder and a guide for those requirements.

INFORMATION

Provided or Not
Shown on Plat Applicable

- | | | |
|-------|-------|--|
| _____ | _____ | 1. Title or name of subdivision, written and graphic scale, north point, date of plat, and a key map |
| _____ | _____ | 2. Location of the subdivision by City, County and State |
| _____ | _____ | 3. Location of subdivision tied to a USGS monument, Texas highway monument, or other approved benchmark |
| _____ | _____ | 4. Accurate boundary survey and property description with tract boundary lines indicated by heavy lines. |
| _____ | _____ | 5. Accurate plat dimensions with all engineering information necessary to reproduce plat on the ground |

18. Plan profiles for streets and
utilities

Taken by _____

File No. 84-75-FP

Date 6/1/84

Fee \$ 35.00

Receipt _____

CITY OF ROCKWALL
OFFICIAL RECEIPT

DATE 6-5-84

NAME Bob Brown

ADDRESS _____

Cash Check Other

GARBAGE		
LAND FILL PERMIT		
GARAGE SALES		
SOLICATORS PERMIT		
RENT		
MISCELLANEOUS WATER SALES		
<u>Grady Park Plat</u>		<u>35 00</u>

Received By Km

2583

FORM G-1

FACT SHEET

Applicant: Robert Rash

Name of Proposed Development: Grady Rash Subdivision

Acreage: 4.683

Number of Lots: 5

Current Zoning: SF-10

Surrounding Zoning: SF-10

Description: Replat of Grady Rash Subdivision naming cul-de-sac Soapberry Lane instead of Rash Drive, revising the eastern end of Soapberry Lane to abandon easement, and redesigning the turnaround on the cul-de-sac

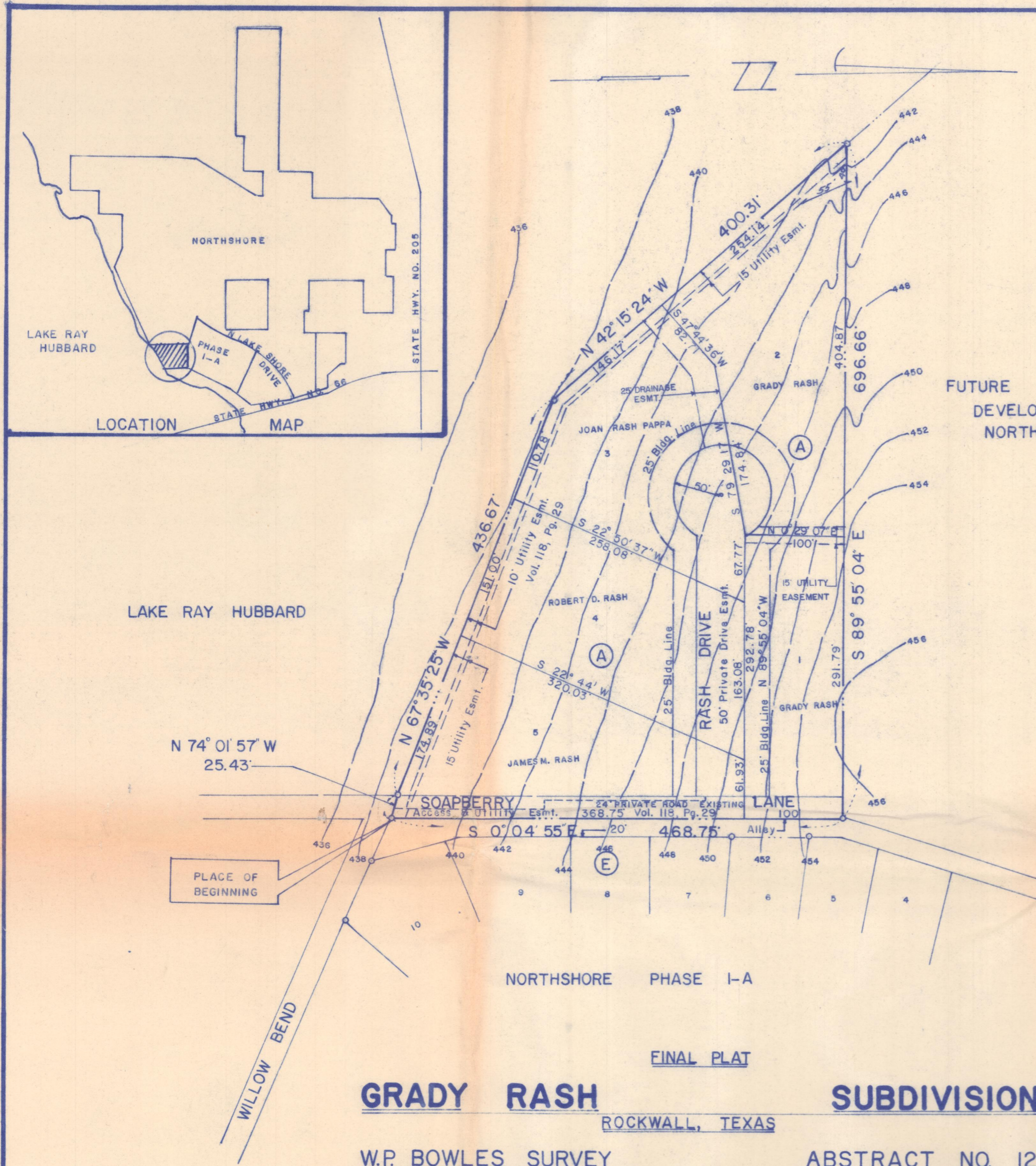
Staff Comments: Since the Rash lots will be getting new water line from Northshore, they do not need the utility easement any longer and want to abandon it north of the cul-de-sac.

Planning and Zoning Commission Recommendations:

/12/84 - Approval

City Council Decision:

8/6/84 - Approve



GRADY RASH SUBDIVISION

ROCKWALL, TEXAS
 W.P. BOWLES SURVEY ABSTRACT NO. 12
 ROCKWALL COUNTY, TEXAS
 OWNERS

GRADY RASH JAMES M. RASH
 ROBERT D. RASH JOAN RASH PAPPA
 NO. 1 SOAPBERRY LANE ROCKWALL, TEXAS 75087

BROWN LAND SURVEYORS
 304 W. RUSK P.O. BOX 65 ROCKWALL, TEXAS 75087
 SCALE 1"=100' OCTOBER 19, 1983

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 therefor 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.

Notice is hereby given that the streets described and depicted are not in compliance with the codes and ordinances of the City of Rockwall, and that said streets have not been accepted by nor will be accepted by the City of Rockwall until such time as the developer and/or property owners improve the streets such that there are in compliance with the applicable codes and ordinances of the City of Rockwall. Until said streets have dedicated to and accepted by the City of Rockwall, the City of Rockwall shall not maintain or improve said streets.

Filed 3/27/84
 B-100

Love
 3/28/84

OWNERS CERTIFICATE

STATE OF TEXAS
 COUNTY OF ROCKWALL

WHEREAS, Grady Rash, James M. Rash, Robert D. Rash, and Joan Rash Pappa, are the owners of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING, a tract of land situated in the Watson P. Bowles Survey, Abstract No. 12, Rockwall County, Texas, and also being those tracts as recorded in Volume 47, Page 14, Volume 125, Page 103, Volume 125, Page 101, and Volume 125, Page 565, Deed Records of Rockwall County, Texas, and being more particularly described as follows;

BEGINNING, at the Southwest Corner of Northshore Phase I-A, recorded in Slide A, Page 381, 382, 393, 394, a concrete monument for corner;
 THENCE, along the Take Line of Lake Ray Hubbard, the following:
 N. 74° 01' 57" W., a distance of 25.43 feet to a concrete monument for corner;
 N. 67° 35' 25" W., a distance of 436.67 feet to a concrete monument for corner;
 N. 42° 15' 24" W., a distance of 400.31 feet to a concrete monument for corner;
 THENCE, S. 89° 55' 04" E., a distance of 696.66 feet to a iron stake for corner;
 THENCE, S. 0° 04' 55" E., along the West Line of Northshore Phase I-A, a distance of 468.75 feet to the PLACE OF BEGINNING, and containing 4.683 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:
 That, Grady Rash, James M. Rash, Robert D. Rash, and Joan Rash Pappa, being owners do hereby adopt this plat designating the herein above described property as Grady Rash Subdivision, to the City of Rockwall, Rockwall County, Texas, and does hereby dedicate to the public use forever the streets and alleys shown thereon and does hereby reserve the right-of-way and easement strips shown on this plat for the purposes stated and for the mutual use and accommodation of all utilities desiring to use or using same, any public 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 systems on any of the right-of-way and easement strips, and any public utility shall have the right of ingress and egress to, from and upon the said right-of-way and easement strips for the purpose of construction, reconstruction, patrolling, maintaining and either adding to or removing all or part of their respective systems without the necessity of at any time procuring the permission of anyone. The City of Rockwall will not be responsible for any claim of any nature resulting from or occasioned by the establishments of grades of streets in this addition.

WITNESS my hand at Rockwall, Texas this 9 day of March A.D. 1984
 By Grady Rash Owner Grady Rash
 By James M. Rash Owner James M. Rash
 By Robert D. Rash Owner Robert D. Rash
 By Joan Rash Pappa Owner Joan Rash Pappa

STATE OF TEXAS
 COUNTY OF ROCKWALL

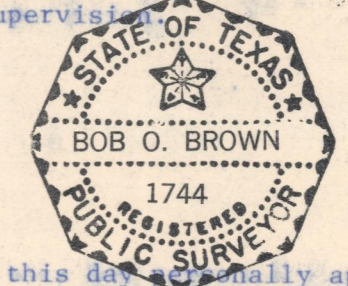
Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Grady Rash, James M. Rash, Robert D. Rash, and Joan Rash Pappa, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purpose and consideration herein expressed.

GIVEN under my hand and seal of office this, 9 day of Mar. A.D. 1984
Chris Williams
 Notary Public for the State of Texas
 My Commission Expires 9/20/85

SURVEYORS CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:
 That I, Bob O. Brown, 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.

Bob O. Brown
 Bob O. Brown, Registered Public Surveyor No. 1744
 STATE OF TEXAS
 COUNTY OF ROCKWALL



Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Bob O. Brown, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and consideration therein expressed.

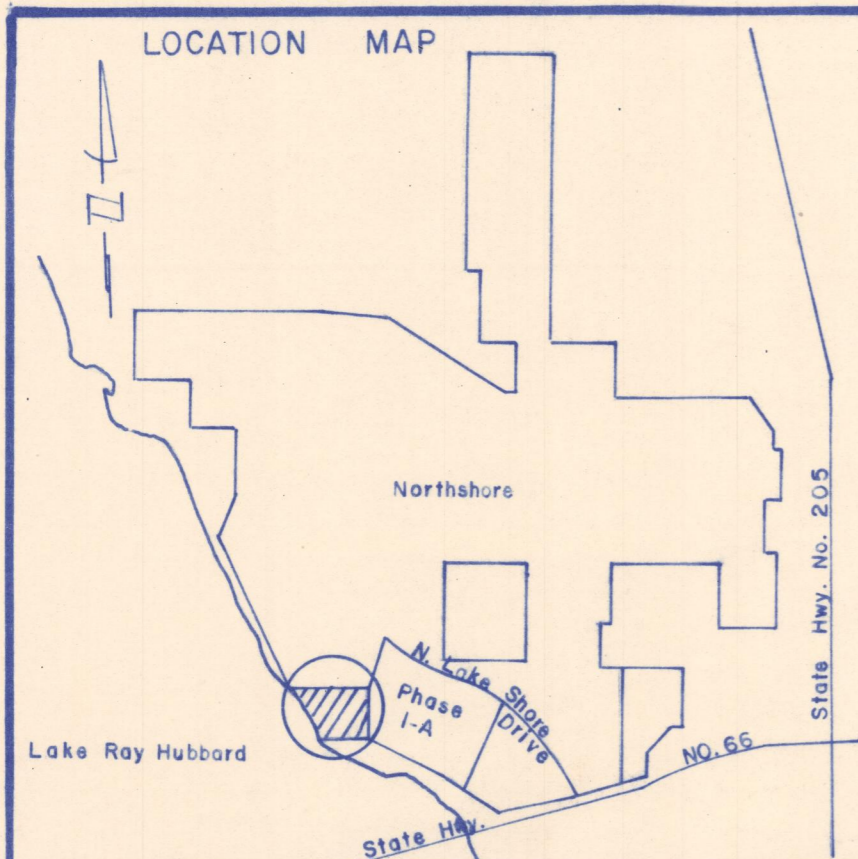
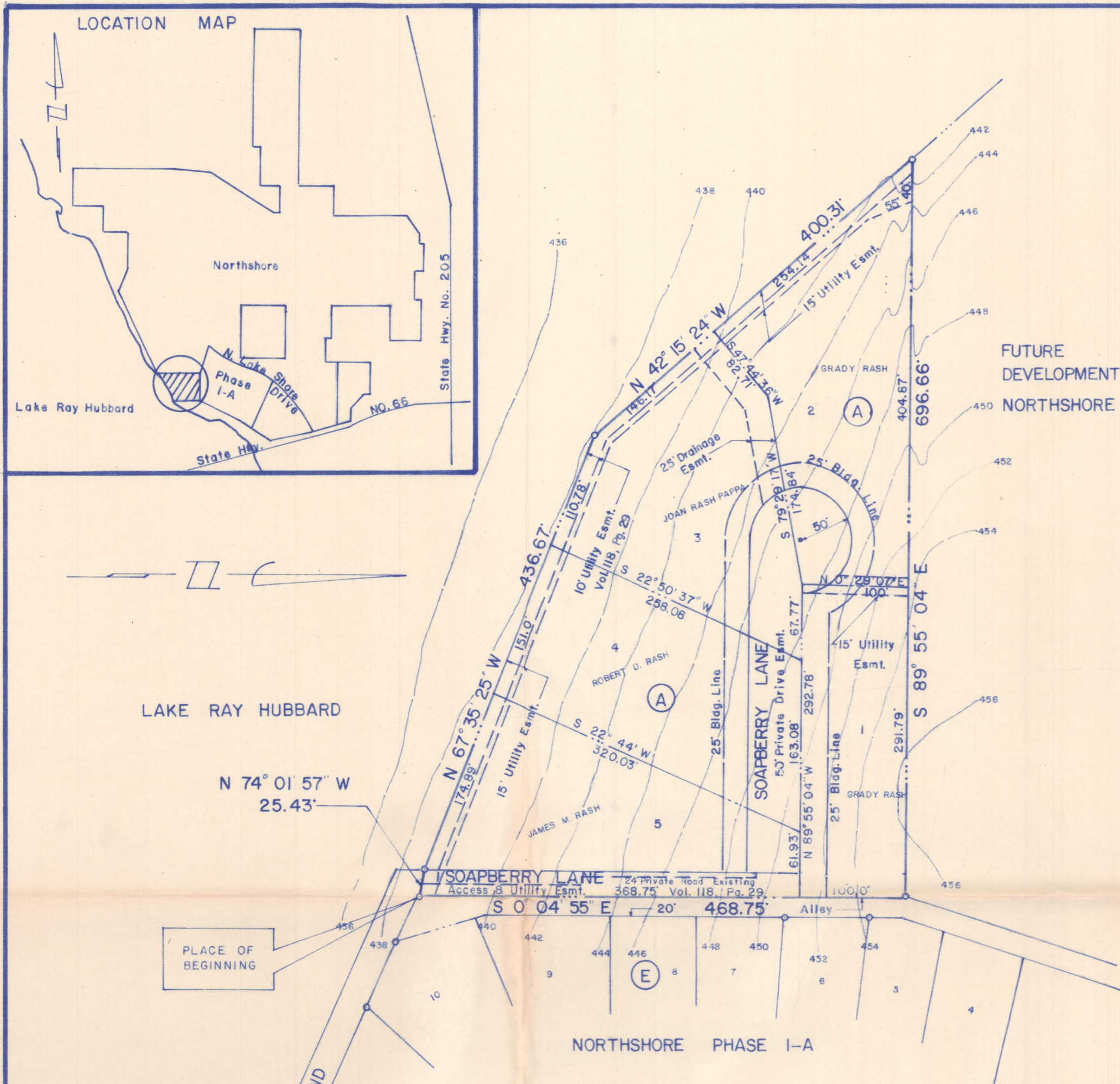
GIVEN under my hand and seal of office this, 12 day of March A.D. 1984
Debra L. Brown
 Notary Public for the State of Texas
 My Commission Expires 6/7/87

RECOMMENDED FOR FINAL APPROVAL:
[Signature] 2/9/84
 City Administrator Date
 APPROVED: [Signature] 2/9/84
 Chairman Planning and Zoning Commission Date

I hereby certify that the above and foregoing plat of the Grady Rash Subdivision, to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall, Texas, on the

5 day of March A.D. 1984
 WITNESS our hand this 13 day of March A.D. 1984

[Signature] Mayor
[Signature] City Secretary



REVISED FINAL PLAT

GRADY RASH SUBDIVISION

ROCKWALL, TEXAS

W.P. BOWLES SURVEY ABSTRACT NO. 12

ROCKWALL COUNTY, TEXAS

OWNERS

GRADY RASH	JAMES M. RASH
ROBERT D. RASH	JOAN RASH PAPPA
<u>NO. 1 SOAPBERRY LANE</u>	<u>ROCKWALL TEXAS 75087</u>

BROWN LAND SURVEYORS

304 W. RUSK P.O. BOX 65	ROCKWALL, TEXAS 75087
SCALE 1" = 100'	APRIL 4, 1984

Notice is hereby given that the streets described and depicted are not in compliance with the codes and ordinances of the City of Rockwall, and that said streets have not been accepted by nor will be accepted by the City of Rockwall until such time as the developer and/or property owners improve the streets such that they are in compliance with the applicable codes and ordinances of the City of Rockwall. Until said streets have dedicated to and accepted by the City of Rockwall, The City of Rockwall shall not maintain or improve said streets.

OWNERS CERTIFICATE

STATE OF TEXAS
 COUNTY OF ROCKWALL
 WHEREAS, Grady Rash, James M. Rash, Robert D. Rash, and Joan Rash Pappa, are the owners of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:
 BEING, a tract of land situated in the Watson P. Bowles Survey, Abstract No. 12, Rockwall County, Texas, and also being those tracts as recorded in Volume 47, Page 14, Volume 125, Page 103, Volume 125, Page 101, and Volume 125, Page 565, Deed Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING, at the Southwest Corner of Northshore Phase I-A, recorded in Slide A, Page 381, 382, 393, 394, a concrete monument for corner:
 THENCE, along the Take Line of Lake Ray Hubbard, the Following:
 N. 74° 01' 57" W., a distance of 25.43 feet to a concrete monument for corner;
 N. 67° 35' 25" W., a distance of 436.67 feet to a concrete monument for corner;
 N. 42° 15' 24" W., a distance of 400.31 feet to a concrete monument for corner;
 THENCE, S. 89° 55' 04" E., a distance of 696.66 feet to an iron stake for corner;
 THENCE, S. 0° 04' 55" E., along the West Line of Northshore Phase I-A, a distance of 468.75 feet to the PLACE OF BEGINNING, and containing 4.683 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:
 That, Grady Rash, James M. Rash, Robert D. Rash and Joan Rash Pappa, being owners does hereby vacate the PLAT OF GRADY RASH SUBDIVISION, including any easements, streets, alleys, or right of ways, as recorded in slide B, page 100, of the Map Records of Rockwall County, Texas, and does hereby adopt this PLAT designating the herein above described property as REVISED FINAL PLAT OF GRADY RASH SUBDIVISION, to the city of Rockwall, Rockwall County, Texas, and does hereby dedicate to the public use forever the streets and alleys shown thereon and does hereby reserve the right-of-way and easement strips shown on this plat for the purposes stated and for the mutual use and accommodation of all utilities desiring to use or using same, any public utility shall have the right to remove and keep removed all or part of any buildings, or fences, trees, shrubs or other growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective systems on any of the right-of-way and easement strips, and any public utility shall have the right of ingress and egress to, from and upon the said right-of-way and easement strips for the purpose of construction, reconstruction, patrolling, maintaining and either adding to or removing all or part of their respective systems without the necessity of at any time procuring the permission of anyone. The City of Rockwall will not be responsible for any claim of any nature resulting from or occasioned by the establishments of grades of streets in this addition. (A) 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. (B) 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 therefor 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.

WITNESS my hand at Rockwall, Texas this _____ day of _____ A.D. 1984.

By _____ Owner Grady Rash	By _____ Owner James M. Rash
By _____ Owner Robert D. Rash	By _____ Owner Joan Rash Pappa

STATE OF TEXAS
 COUNTY OF ROCKWALL
 Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Grady Rash, James M. Rash, Robert D. Rash, and Joan Rash Pappa, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purpose and consideration herein expressed.

GIVEN under my hand and seal of office this, _____ day of _____ A.D. 1984

Notary Public for the State of Texas
 My Commission Expires _____

SURVEYORS CERTIFICATE

NOW THEREFORE KNOW ALL MAN BY THESE PRESENTS:
 That I, Bob O. Brown, 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.

Bob O. Brown, Registered Public Surveyor No. 1744
 STATE OF TEXAS
 COUNTY OF ROCKWALL

Before me, the undersigned Notary Public, in and for the State of Texas on this day personally appeared Bob O. Brown known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and consideration therein expressed.

GIVEN under my hand and seal of office this, _____ day of _____ A.D. 1984

Notary Public for the State of Texas
 My Commission Expires _____

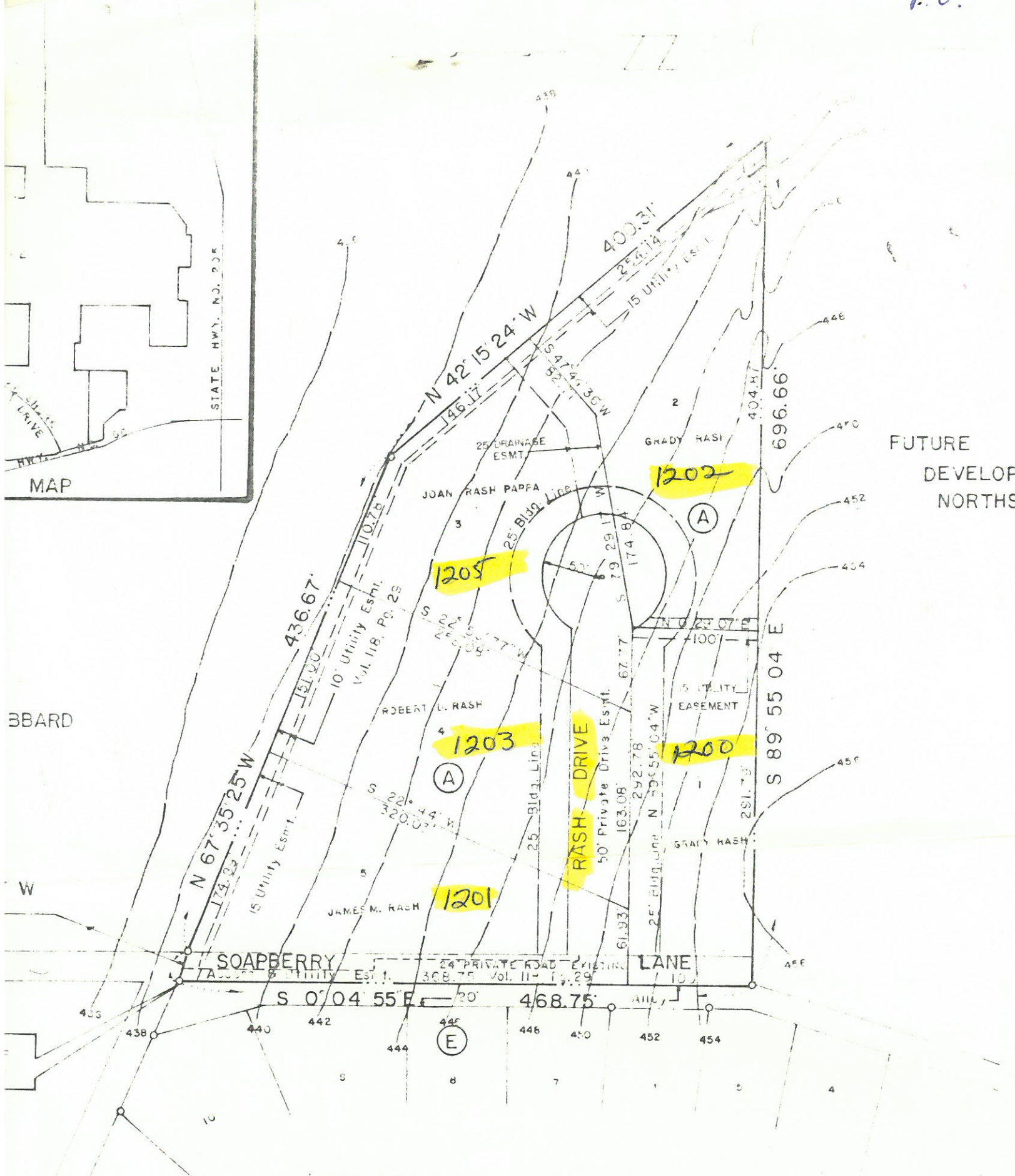
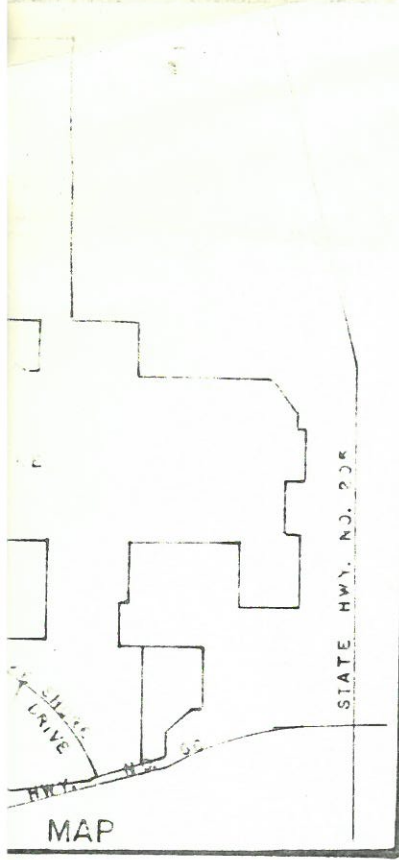
RECOMMENDED FOR FINAL APPROVAL:
 City Administrator _____ Date _____

APPROVED:
 Chairman Planning and Zoning Commission _____ Date _____

I hereby certify that the above and foregoing plat of the Revised Grady Rash Subdivision, to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall, Texas, on the _____ day of _____ A.D. 1984

WITNESS our hand this _____ day of _____ A.D. 1984

 Mayor City Secretary



GRADY RASH SUBDIVISION

ROCKWALL, TEXAS

W.P. BOWLES SURVEY ABSTRACT NO. 12
 ROCKWALL COUNTY, TEXAS

OWNERS

GRADY RASH
 ROBERT D. RASH
 JAMES M. RASH
 JOAN RASH PAPPAS
 ROCKWALL, TEXAS

stitute
 any
 rized

Bob Rash

First City Bank Building

Garland, Tx. 75042

CITY OF ROCKWALL
105 West Rusk Street
ROCKWALL, TEXAS 75087-3793
(214) 722-1111 • Dallas 226-7885

SUBJECT Grady Rash Subdivision

DATE

MESSAGE:

On July 12, 1984, the Planning and Zoning Commission recommended approval of your plat as presented. The City Council will consider this plat on their Consent Agenda at the August 6th meeting.

Karen Martin

ORIGINATOR-DO NOT WRITE BELOW THIS LINE

REPLY TO →

SIGNED

Karen Martin

REPLY

DATE

SIGNED

SEND PARTS 1 AND 3 INTACT-PART 1 WILL BE RETURNED WITH REPLY

RM-858-3

ORIGINATOR'S COPY

ORIGINATOR DETACH AND FILE FOR FOLLOW UP

TO

Grady Rash

P. O. Box 622

Rockwall, Texas 75087

FROM

CITY OF ROCKWALL
105 West Rusk Street
ROCKWALL, TEXAS 75087-3793
(214) 722-1111 • Dallas 226-7885

SUBJECT

Grady Rash Subdivision

DATE

August 8, 1984

MESSAGE:

On August 6, 1984, the Rockwall City Council voted to vacate your existing file plat and approve your revised plat. It must now be signed and filed with the County Clerk.

Karen Martin

ORIGINATOR-DO NOT WRITE BELOW THIS LINE

REPLY TO →

SIGNED

Karen Martin

REPLY

Plat was approved by the City Council on August 6, 1984. The City Council will be considering this plat on August 8, 1984. The City Council will be considering this plat on August 8, 1984.

DATE

SIGNED

SEND PARTS 1 AND 3 INTACT-PART 1 WILL BE RETURNED WITH REPLY

RM-858-3

ORIGINATOR'S COPY

ORIGINATOR DETACH AND FILE FOR FOLLOW UP