

Z2018-030 - THE ENCLAVE (AG, C & HC to PD)
 ZONING - LOCATION MAP =



City of Rockwall

Planning & Zoning Department
 385 S. Goliad Street
 Rockwall, Texas 75032
 (P): (972) 771-7745
 (W): www.rockwall.com

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.

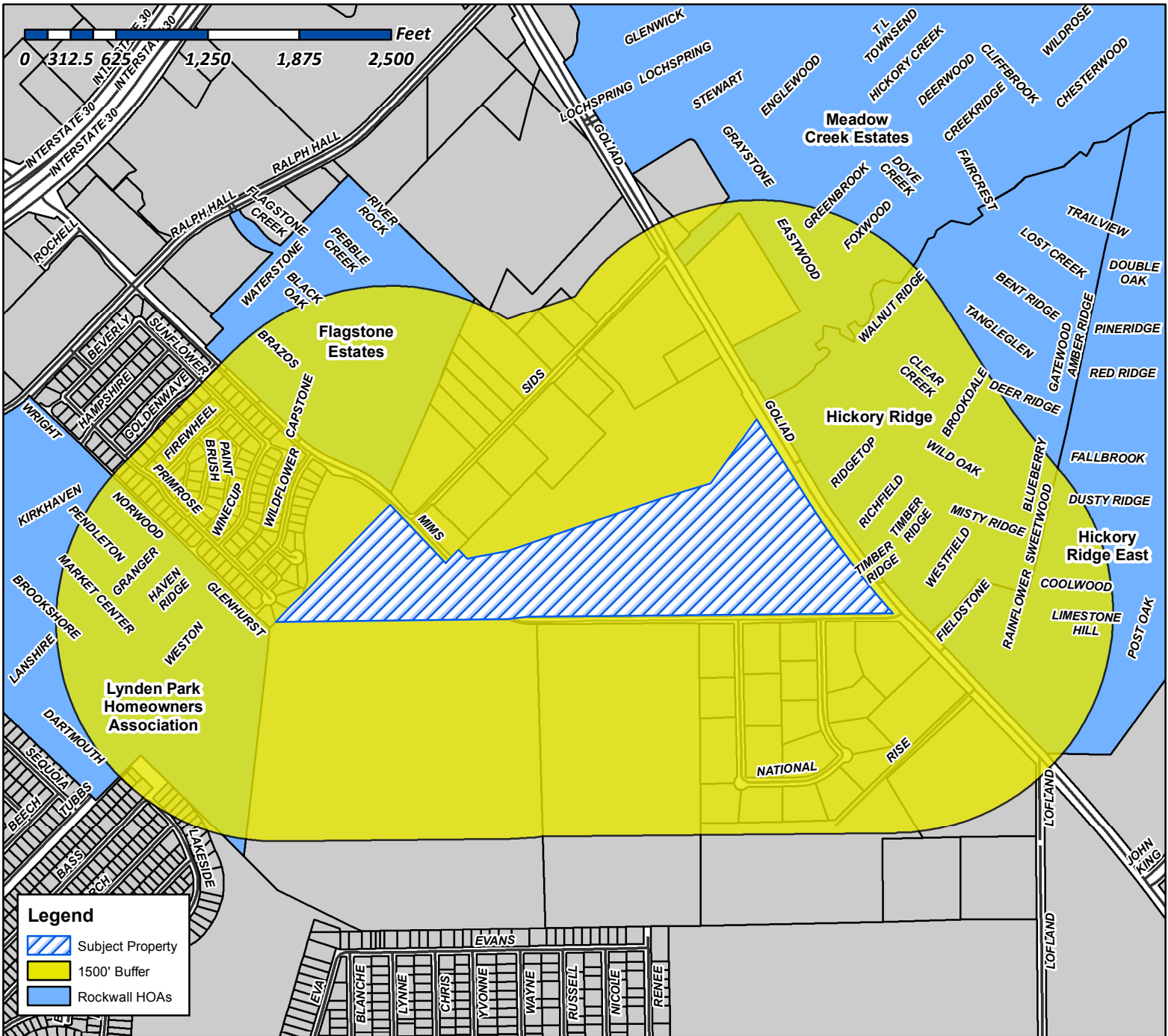




City of Rockwall

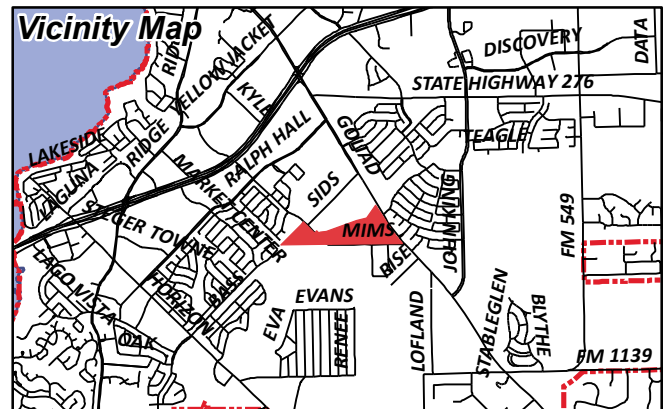
Planning & Zoning Department
385 S. Goliad Street
Rockwall, Texas 75087
(P): (972) 771-7745
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Case Number: Z2018-030
Case Name: Zoning Change (AG, C & HC to PD)
Case Type: Zoning
Zoning: AG, C & HC District
Case Address: Northwest Corner of S. Goliad Street and Mims Road

Date Created: 7/11/2018
For Questions on this Case Call (972) 771-7745

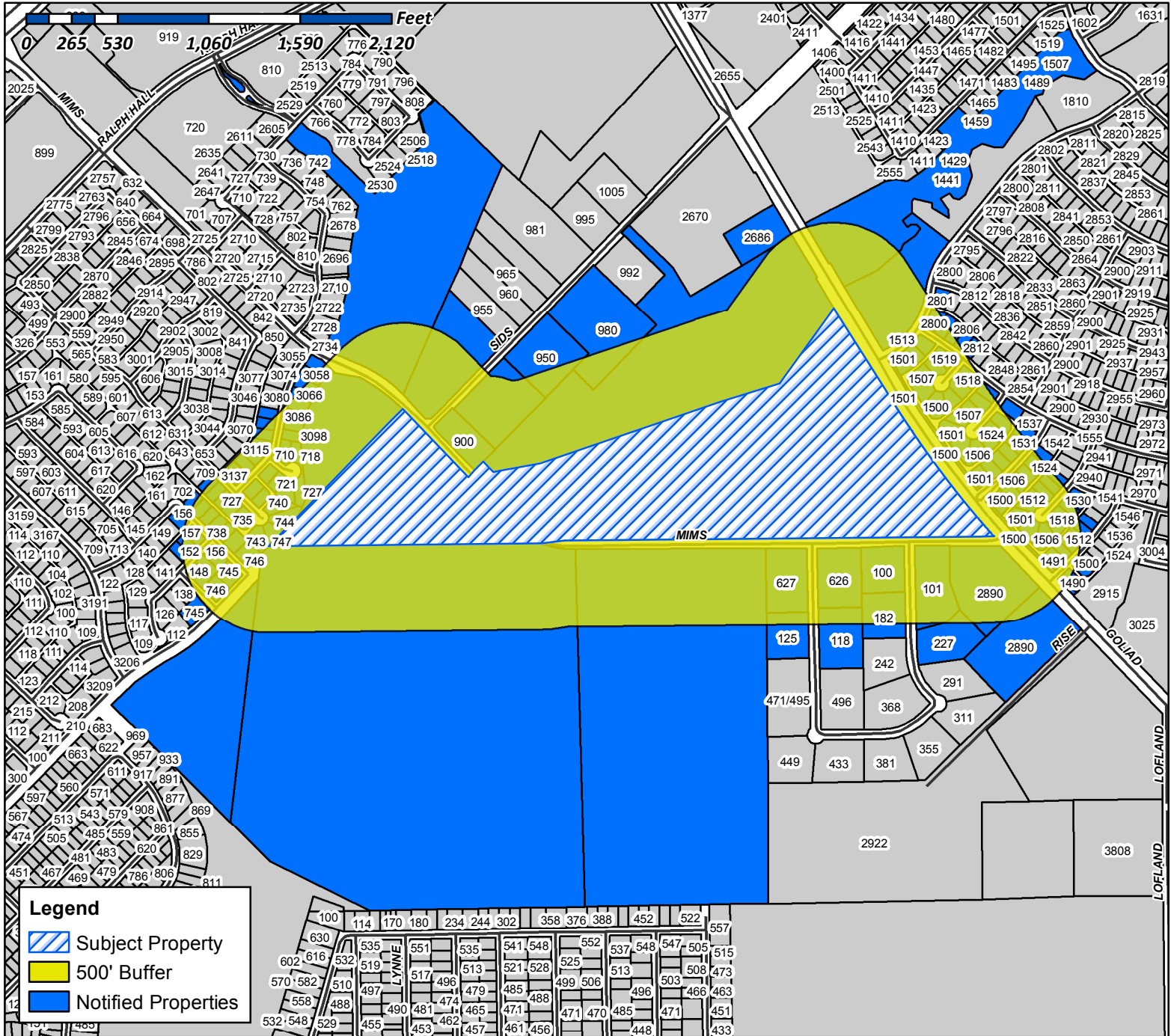




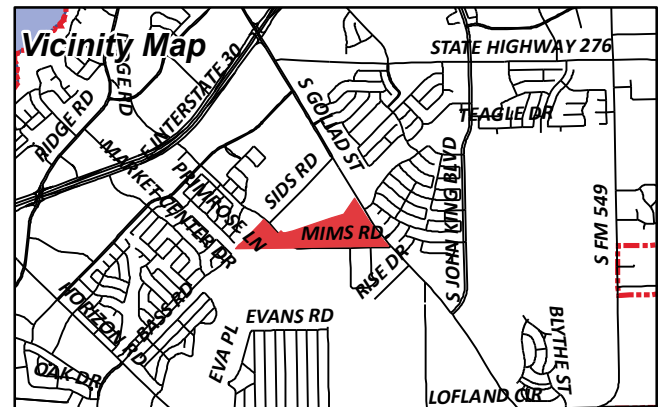
City of Rockwall

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Date Created: 07/11/2018
For Questions on this Case Call (972) 771-7745

CURRENT RESIDENT
100 NATIONAL DR
ROCKWALL, TX 75032

CURRENT RESIDENT
101 NATIONAL DR
ROCKWALL, TX 75032

BCL REAL ESTATE LLC
103 GROSS RD BLDG A
MESQUITE, TX 75149

LEMMOND BRENTON & KIMBERLY
10349 S STATE HIGHWAY 205
ROCKWALL, TX 75032

VICMAR I LTD &
E LOFLAND
105 KAUFMAN ST
ROCKWALL, TX 75087

SCOTTFREE INVESTMENTS LP
118 NATIONAL DR
ROCKWALL, TX 75032

CURRENT RESIDENT
125 NATIONAL DR
ROCKWALL, TX 75032

MOORE LEE OSCAR & SHRYL ANN
1251 MARLIN AVENUE
SEAL BEACH, CA 90740

DING CHENG LIANG AND LUH LUH TING
1406 ROSALIA AVE
SAN JOSE, CA 95130

CURRENT RESIDENT
1441 FOXWOOD LN
ROCKWALL, TX 75032

MCSWAIN BILLY
148 NATIONAL DR
ROCKWALL, TX 75032

PEACOCK JAY C & ROBYN M
148 WESTON CT
ROCKWALL, TX 75032

CURRENT RESIDENT
149 WESTON CT
ROCKWALL, TX 75032

ZIYADEH MUNEEB R ABU
1490 FIELDSTONE DR
ROCKWALL, TX 75032

REYES JULIO CESAR & URANIA S
1491 FIELDSTONE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1500 RICHFIELD CT
ROCKWALL, TX 75032

CURRENT RESIDENT
1500 WESTFIELD LN
ROCKWALL, TX 75032

CONFIDENTIAL
1500 FIELDSTONE DR
ROCKWALL, TX 75032

PEWICK JAMES & SHANNA PEWICK
1500 RIDGETOP CT
ROCKWALL, TX 75032

LUSK DERRICK L
1500 TIMBER RIDGE DR
ROCKWALL, TX 75032

NICKERSON TELISA A
1501 FIELDSTONE DR
ROCKWALL, TX 75032

GARY SHAWN
1501 RICHFIELD CT
ROCKWALL, TX 75032

HOWERTON RICKY D & CHRISTINE A
1501 RIDGETOP COURT
ROCKWALL, TX 75032

SAHLOU WALIYE BESHAH
1501 TIMBER RIDGE DRIVE
ROCKWALL, TX 75032

MARTINEZ JOSUE
1501 WALNUT RIDGE DR
ROCKWALL, TX 75032

JONES MYRON D
1501 WESTFIELD LN
ROCKWALL, TX 75032

DOUGLAS LEANNE AND JAMES
1506 RICHFIELD CT
ROCKWALL, TX 75032

TATOM DANNY & TRACI
1506 RIDGETOP CT
ROCKWALL, TX 75032

GARDNER AALIYAH DEJANE TRUST NUMBER
TWO
AMBER GARDNER & HER SUCCESSORS TRUSTEE
1506 TIMBER RIDGE
ROCKWALL, TX 75032

HOGAN CHAD & STEFANIE
1506 WESTFIELD LN
ROCKWALL, TX 75032

CURRENT RESIDENT
1507 FIELDSTONE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1507 TIMBER RIDGE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1507 WALNUT RIDGE DR
ROCKWALL, TX 75032

HOYL ROBERT & DARLA
1507 RICHFIELD CT
ROCKWALL, TX 75032

TORRES JOSLYN NOEL & ANDREW
1507 RIDGETOP COURT
ROCKWALL, TX 75032

MORITZ GREG AND BIANCA MARTINEZ
1507 WESTFIELD LN
ROCKWALL, TX 75032

AMIN DEVESHCHANDRA A AND
MANISHA D AMIN
1512 RICHFIELD CT
ROCKWALL, TX 75032

AMIN DEVESHCHANDRA A AND MANISHA D
1512 RICHFIELD CT
ROCKWALL, TX 75032

LOPEZ ANDREW T & LAUREL L
1512 RIDGETOP COURT
ROCKWALL, TX 75032

DAVIDSON ANTHONY D
1512 TIMBER RIDGE DRIVE
ROCKWALL, TX 75032

LIM KATCHHAUY & MONY KROUCH
1512 WESTFIELD LN
ROCKWALL, TX 75032

CURRENT RESIDENT
1513 TIMBER RIDGE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1513 WALNUT RIDGE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1513 WESTFIELD LN
ROCKWALL, TX 75032

MACFOY THEODORE P & EASTERLINE V
1513 FIELDSTONE DR
ROCKWALL, TX 75032

UNDERWOOD STEPHEN GREGORY AMANDA
BETH RYAN
1513 RICHFIELD COURT
ROCKWALL, TX 75032

HROMATKA EDWARD J & MARIA L
1513 RIDGETOP CT
ROCKWALL, TX 75032

CURRENT RESIDENT
1518 RIDGETOP CT
ROCKWALL, TX 75032

JIMENEZ SANTIAGO & MARIA D
1518 RICHFIELD CT
ROCKWALL, TX 75032

KORDI KIOMARS AND ELICIA
1518 TIMBER RIDGE DR
ROCKWALL, TX 75032

GRAEF DAVID R & DIANE J
1518 WESTFIELD LN
ROCKWALL, TX 75032

ACOSTA CORAZON
1519 FIELDSTONE DR
ROCKWALL, TX 75032

JACKSON SHANNON D AND
VANCE R EKQUIST
1519 RICHFIELD CT
ROCKWALL, TX 75032

THOMAS BROOKE M
1519 RIDGETOP CT
ROCKWALL, TX 75032

ATTARDI JENNIFER LEIGH & GINO AND
SHARLE L CAMP
1519 TIMBER RIDGE DRIVE
ROCKWALL, TX 75032

AL-GHAZAWI OMAR AND SAMAH ALMALKAWIE
1519 WESTFIELD LN
ROCKWALL, TX 75032

CURRENT RESIDENT
152 WESTON CT
ROCKWALL, TX 75032

CURRENT RESIDENT
1524 WESTFIELD LN
ROCKWALL, TX 75032

BURRISS ELWOOD & DOROTHY L
1524 RICHFIELD CT
ROCKWALL, TX 75032

MEBRATU GEZI
1524 TIMBER RIDGE DR
ROCKWALL, TX 75032

SAWYER CHARLENE &
DANNY & CHARLOTTE SAWYER
1525 FIELDSTONE DR
ROCKWALL, TX 75032

PATRICK RICHARD & BRANDY
1525 RICHFIELD CT
ROCKWALL, TX 75032

WHALEN DANIEL & KYONG SUK
1525 TIMBER RIDGE DR
ROCKWALL, TX 75032

SHAH MURTAZA & MARIA
1525 WESTFIELD LN
ROCKWALL, TX 75032

RICHARDS NINA R
153 WESTON CT
ROCKWALL, TX 75032

CURRENT RESIDENT
1530 WESTFIELD LN
ROCKWALL, TX 75032

LABLANK CORTLIN AND ASHLEY
1530 RICHFIELD CT
ROCKWALL, TX 75032

CHODUN ERIC
1530 TIMBER RIDGE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
1531 WESTFIELD LN
ROCKWALL, TX 75032

SHAHER LORI E
1531 TIMBER RIDGE DR
ROCKWALL, TX 75032

RYSZARD PROPERTIES LLC
1536 TIMBER RIDGE DR
ROCKWALL, TX 75032

CURRENT RESIDENT
156 WESTON CT
ROCKWALL, TX 75032

PENA YOAMY G & JOAQUIN S
156 HAVEN RIDGE DRIVE
ROCKWALL, TX 75032

EISENSTEIN JENNIPHER
157 WESTON CT
ROCKWALL, TX 75032

DOS HILLS INC
1701 SHERBURNE DR
KELLER, TX 76262

HICKORY RIDGE EAST HOMEOWNERS ASSOC
1800 PRESTON PARK BLVD STE 101
PLANO, TX 75093

CURRENT RESIDENT
182 NATIONAL DR
ROCKWALL, TX 75032

WATTS KYLA & CALE
218 STANFORD CT
HEATH, TX 75032

CURRENT RESIDENT
227 NATIONAL DR
ROCKWALL, TX 75032

NGUYEN JENNIFER
2608 SANTA ROSA AVE
ODESSA, TX 79763

CURRENT RESIDENT
2686 S HWY205
ROCKWALL, TX 75032

CROSS RONALD D & EMMA R
2800 MISTY RIDGE LN
ROCKWALL, TX 75032

HARDMAN MARK
2801 WILD OAK LN
ROCKWALL, TX 75032

GRANGER MATTHEW P AND LEAH K
2806 MISTY RIDGE LN
ROCKWALL, TX 75032

TOMAJ ENGIELL AND LAURA
2812 MISTY RIDGE LANE
ROCKWALL, TX 75032

CONFIDENTIAL
2818 MISTY RIDGE LN
ROCKWALL, TX 75032

DABNEY TERESA AND
WILBERT HANEY
2824 MISTY RIDGE LN
ROCKWALL, TX 75032

AXUM MARC R & DEBRA S
2849 WILD OAK LN
ROCKWALL, TX 75032

CURRENT RESIDENT
2890 S GOLIAD
ROCKWALL, TX 75032

STAEV GHINICA
299 PHEASANT HILL DR
ROCKWALL, TX 75032

LLC SERIES G
RONALD SPENCER FAMILY INVESTMENTS
3021 RIDGE RD SUITE A-277
ROCKWALL, TX 75032

RACK PARTNERS LTD
3021 RIDGE RD SUITE A PMB #131
ROCKWALL, TX 75032

CHRISTIAN LARRY N
3058 WILDFLOWER WAY
ROCKWALL, TX 75032

AMH 2014-1 BORROWER LLC
30601 AGOURA RD SUITE 200
AGOURA HILLS, CA 91301

MARKS WESLEY & AMY E
3066 WILDFLOWER WAY
ROCKWALL, TX 75032

MCFARLAND RODERIC B
3074 WILDFLOWER WAY
ROCKWALL, TX 75032

BARNETT VIRGINIA M
3080 WILDFLOWER WAY
ROCKWALL, TX 75032

ELLIOTT PAULA C
3086 WILDFLOWER WAY
ROCKWALL, TX 75032

HUDSON JOHN D & KATHY L
3092 WILDFLOWER WAY
ROCKWALL, TX 75032

CURRENT RESIDENT
3095 WILDFLOWER WAY
ROCKWALL, TX 75032

CURRENT RESIDENT
3098 WILDFLOWER WAY
ROCKWALL, TX 75032

CANETTY CHAYRA SANCHEZ
3101 WILDFLOWER WAY
ROCKWALL, TX 75032

CHRISTIAN LON K JR
3104 WILDFLOWER WAY
ROCKWALL, TX 75032

HENSON BRIAN COLE AND RAVEN SAVANNAH
3107 WILDFLOWER WAY
ROCKWALL, TX 75032

CURRENT RESIDENT
3115 WILDFLOWER WAY
ROCKWALL, TX 75032

PEREZ ELIZABETH
3120 W NORTHWEST HWY
DALLAS, TX 75220

COOPER TERESA L
3123 WILDFLOWER WAY
ROCKWALL, TX 75032

SHIVERS WAYNE A
3129 WILDFLOWER WAY
ROCKWALL, TX 75032

PRICE TIMOTHY F & DIANA M
3137 WILDFLOWER WAY
ROCKWALL, TX 75032

BODFORD ALVIN M
C/O EPES TRANSPORT SYSTEM
3400 EDGEFIELD COURT
GREENSBORO, NC 27409

FALLS DAVID & TERRI
3608 LAKESIDE DR
ROCKWALL, TX 75087

ISSAC PARAMPOTTIL T & LEELAMMA
4215 EDMONDSON AVENUE
HIGHLAND PARK, TX 75205

GREGORY COREY ALAN
500 BASTROP HWY #7
AUSTIN, TX 78741

CLARK RICHARD A II
5019 MERLIN DR
SAN ANTONIO, TX 78218

STAGLIANO FAMILY TRUST
5501 ST ANDRES CT
PLANO, TX 75093

JACOBS DAVID RAY
626 NATIONAL DR
ROCKWALL, TX 75032

CURRENT RESIDENT
627 NATIONAL DR
ROCKWALL, TX 75032

CHEN CHAI
708 GLENHURST DR
ROCKWALL, TX 75032

REECE EDDY P & JUDY
709 BLUEBELL CT
ROCKWALL, TX 75032

LEBLANC BRIAN E
709 PRIMROSE LN
ROCKWALL, TX 75032

TURNER LAQUITTA L
710 BLUEBELL CT
ROCKWALL, TX 75032

CLARK JEAN F & KRISTINE L
714 GLENHURST DR
ROCKWALL, TX 75032

RIDDLE RONALD E & LINDA K
715 BLUEBELL CT
ROCKWALL, TX 75032

GRIFFITH ALLYSON RENEE SCARBER
715 PRIMROSE LN
ROCKWALL, TX 75032

CURRENT RESIDENT
718 BLUEBELL CT
ROCKWALL, TX 75032

MISSELL KASSIE DANIELLE & KEVIN MICHAEL
720 GLENHURST DR
ROCKWALL, TX 75032

JONES JAMES & MARY
721 BLUEBELL CT
ROCKWALL, TX 75032

HARRIS CHAD &
MISTY PIERCE
721 PRIMROSE LN
ROCKWALL, TX 75032

CURRENT RESIDENT
726 GLENHURST DR
ROCKWALL, TX 75032

CURRENT RESIDENT
727 PRIMROSE LN
ROCKWALL, TX 75032

NUGENT GAYLEEN K
727 BLUEBELL CT
ROCKWALL, TX 75032

BRIDGMAN SHAWN AND RENEE
728 PRIMROSE LN
ROCKWALL, TX 75032

SOAITA MARIUS & DANIELA M
732 GLENHURST DR
ROCKWALL, TX 75032

GULICK ANNA C
734 PRIMROSE LN
ROCKWALL, TX 75032

TIPPING DORA MARIA
735 PRIMROSE LN
ROCKWALL, TX 75032

HUDDLESTON EMILY D AND
BRYON STEWART JR
738 GLENHURST DR
ROCKWALL, TX 75032

LEWIS GOMER J & CHARLSIE J
740 PRIMROSE LN
ROCKWALL, TX 75032

SITTER KAREEN RUTH
743 PRIMROSE LN
ROCKWALL, TX 75032

HEFFLER MICHAEL A
744 PRIMROSE LN
ROCKWALL, TX 75032

ROACH SHANE D AND LEANNE L
745 BRAEWICK DR
FATE, TX 75032

WINTERS KEVIN R & STELIANA V
745 GLENHURST DR
ROCKWALL, TX 75032

ORAVSKY JAMES S & GINGER L
746 BRAEWICK DR
ROCKWALL, TX 75032

CZARNOPYS BENJAMIN J & ROBIN K
746 GLENHURST DR
ROCKWALL, TX 75032

HOLLAND JON E
747 PRIMROSE LN
ROCKWALL, TX 75032

WHITE CODY
7828 OLD HICKORY DR
N RICHLAND HILLS, TX 76182

ROCKWALL HICKORY RIDGE HOMEOWNERS
ASSOC INC
C/O SBB MANAGEMENT COMPANY
8360 LBJ FRWY SUITE 300
DALLAS, TX 75243

CURRENT RESIDENT
900 SIDS RD
ROCKWALL, TX 75032

JS CUSTOM HOMES LLC
9091 FM 2728
TERRELL, TX 75161

CURRENT RESIDENT
950 SIDS RD
ROCKWALL, TX 75032

CURRENT RESIDENT
980 SIDS RD
ROCKWALL, TX 75032

AMERICAN RESIDENTIAL LEASING COMPANY LLC
ATTN: PROPERTY TAX DEPARTMENT 30601
AGOURA ROAD, SUITE 200PT
AGOURA HILLS, CA 91301

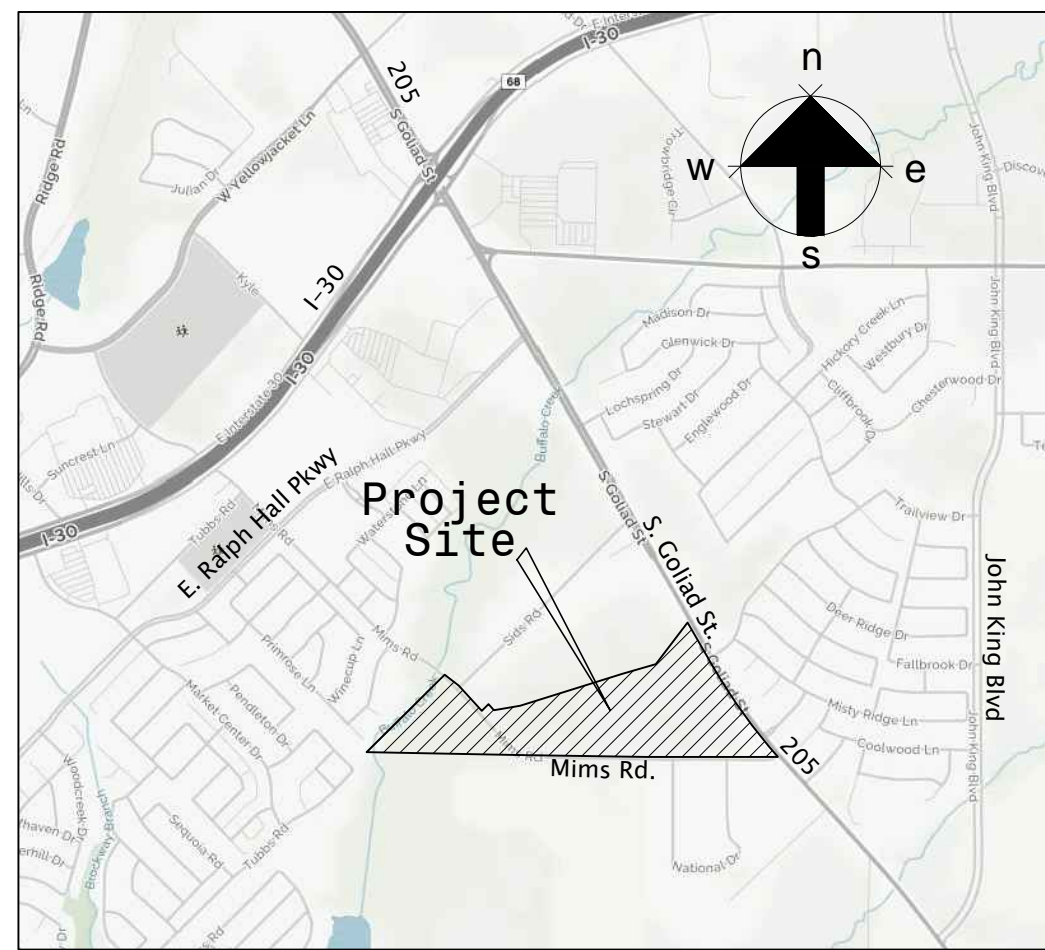
ASBURY MICHAEL & LEAANN
PO BOX 1012
ROCKWALL, TX 75087

SLAUGHTER RICHARD E JR
PO BOX 1717
ROCKWALL, TX 75087

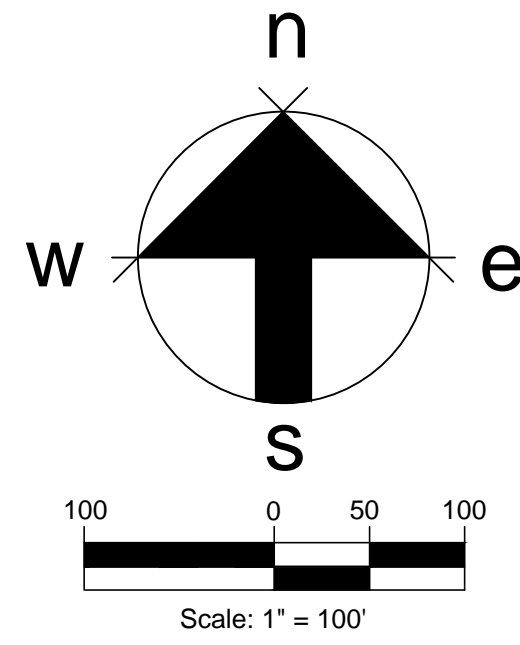
ESTEP KIP
PO BOX 2
ROCKWALL, TX 75087

RAYBURN COUNTRY ELECTRIC CORP INC
PO BOX 37
ROCKWALL, TX 75087

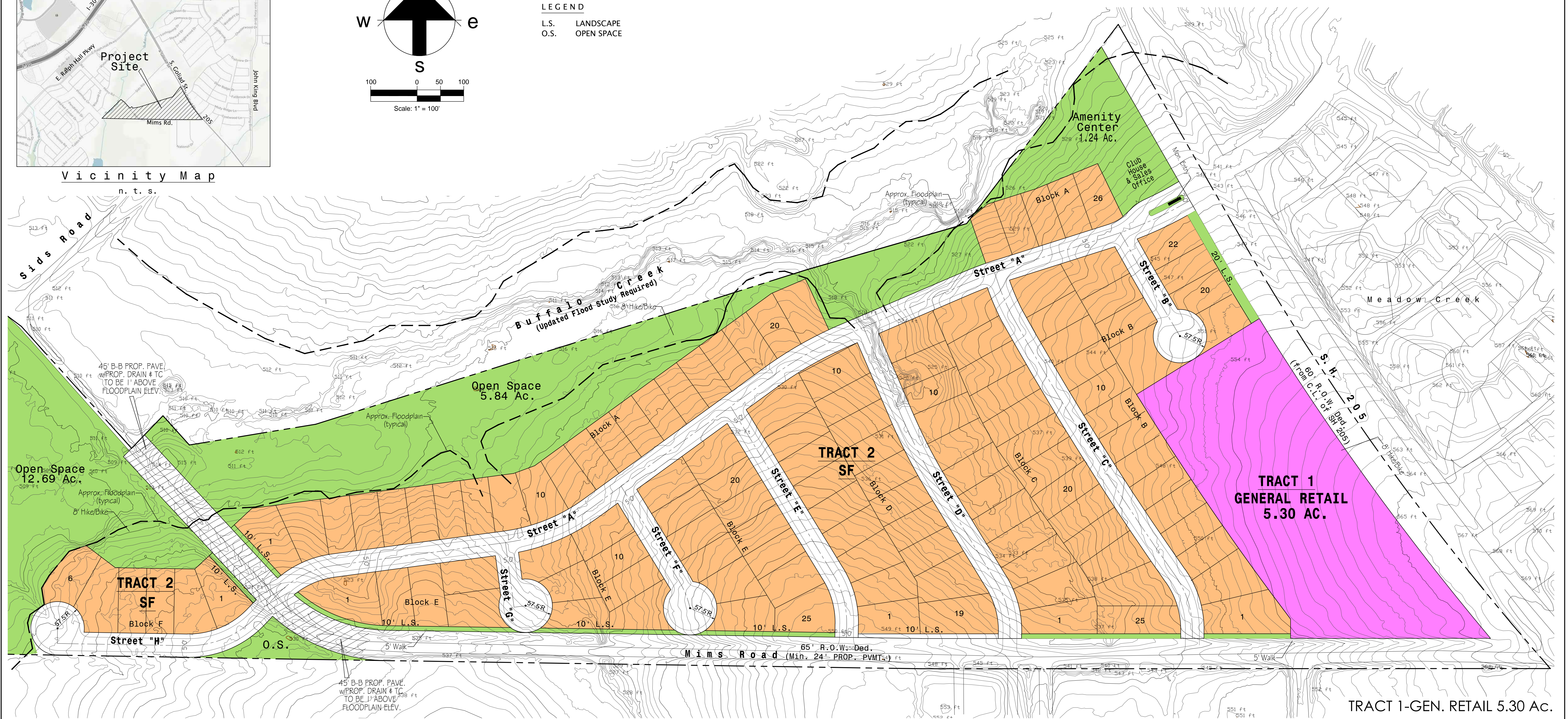
D & A REAL ESTATE PARTNERS LTD
PO BOX 850
ROCKWALL, TX 75087



Vicinity Map



LEGEND
 L.S. LANDSCAPE
 O.S. OPEN SPACE



NOTE:
 GARAGE ORIENTATION TO BE FRONT FACING WITH
 5' OFFSET FROM MAIN STRUCTURE WITH
 ARCHITECTURALLY DECORATIVE GARAGE DOORS

Land Use Data

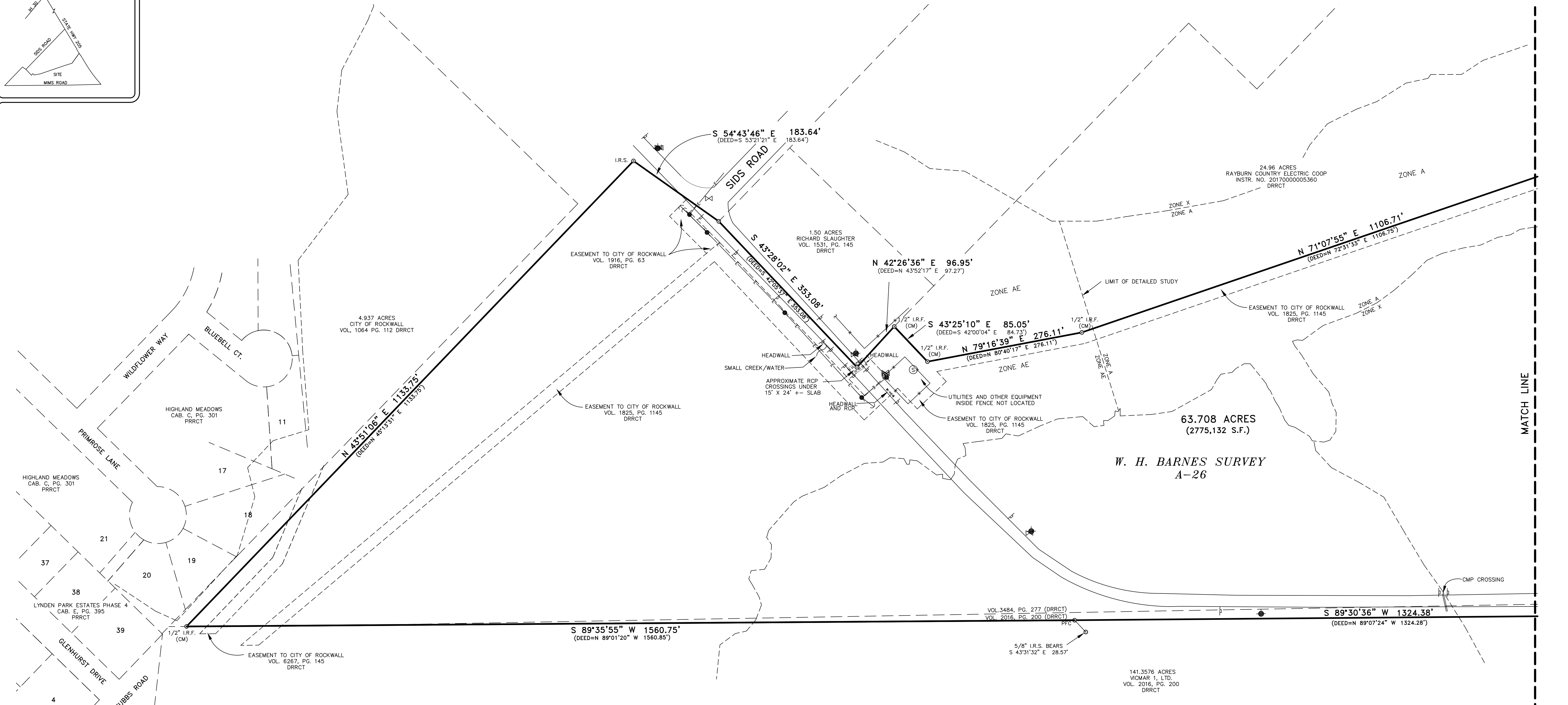
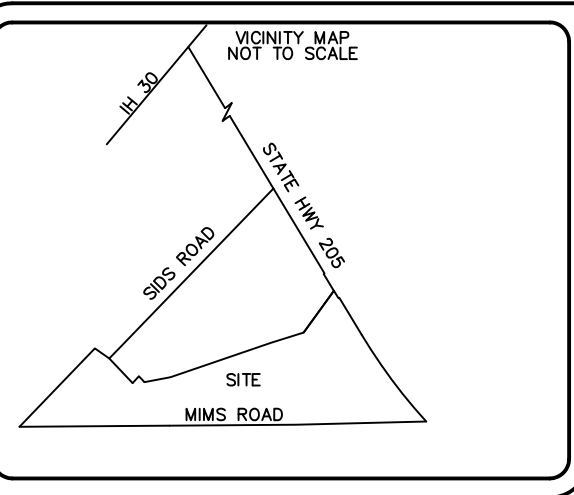
Prop. Zoning	SF-6-R
Total Area	63.72 Ac.
Heavy Comm.	5.30 Ac.
Floodplain	16.56 Ac.
Open Space	20.7 Ac. (32%)
Total # Lots	123
Density (du/ac)	2.10

NOTE:
 ALL OPEN SPACE, DRAINAGE, DETENTION AREAS
 TO BE MAINTAINED BY H.O.A.

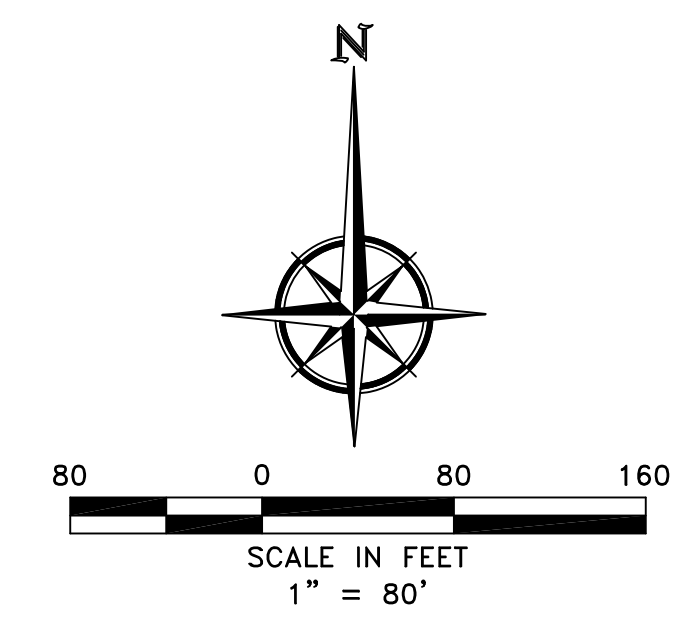
TRACT 1-GEN. RETAIL 5.30 Ac.
 TRACT 2 (SF)-123 LOTS (60'x120')
 63.72 Ac.

Z2017-052
 Concept Plan
 for
the enclave
 city of rockwall, rockwall county, texas





- NOTES:
- Bearings are based on Texas State Plane Coordinates. Projection: State Plane NAD83 Texas North Central Zone 4202, Lambert Conformal Conic, Feet (TX83-NCF).
 - This survey was prepared with the benefit of Title Commitment GF No. LT-19153-1901531700064, effective date of August 27, 2017, issued on September 6, 2017. No research of record easements has been performed on these tracts since the effective dates of the policy mentioned above.
 - By graphical plotting, part of the parcel described hereon lies within Special Flood Hazard Area (SFHA) Zone "AE" and "A" as delineated on the Rockwall County, Texas and Incorporated Areas, Flood Insurance Rate Map, Map Number 48397C0040L, dated September 26, 2008, as published by the Federal Emergency Management Agency. The Surveyor utilized the above referenced floodplain information for this determination and the Surveyor does not certify that revised floodplain information has or has not been published by the Federal Emergency Management Agency or some other source. This statement shall not create liability on the part of the surveyor.
 - (Deed=) references deed calls described in a deed to Stagliano Family Trust, recorded as Instrument No. 20150000018059 (DRRCT).
 - At the time of the survey there were no buildings located on the subject property.
 - Field work was completed on 11-20-17.
 - Per instructions from client, interior improvements were not located.

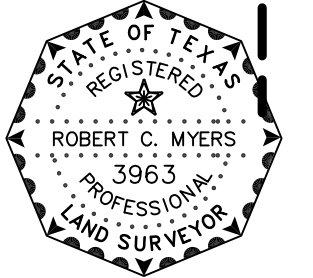


LEGEND	
ATT	ATT CABLE BOX
E	ELECTRIC VAULT
T	TRANSFORMER ON PAD
⊗	SANITARY SEWER CLEANOUT
⊕	WATER VALVE
⊙	FIRE HYDRANT
⊗	GAS MANHOLE
⊕	WATER METER
⊙	POWER POLE
⊗	SANITARY SEWER MANHOLE
T	TRAFFIC SIGN
—	GUY WIRE
—E—	OVERHEAD ELECTRIC LINE
—X—	CHAIN LINK FENCE
CMP	CORROGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
IRS	5/8" IRON ROD SET W/YELLOW CAP "3963"
IRF	IRON ROD FOUND
(CM)	CONTROL MONUMENT
DRRCT	DEED RECORDS, ROCKWALL COUNTY, TEXAS
PRRCT	PLAT RECORDS, ROCKWALL COUNTY, TEXAS

TITLE COMMITMENT NOTES:
The subject tract of land may be affected by the following:
Volume 51, Page 108 (10g)
This tract of land is subject to the following:
Volume 64, Page 174 (10h) shown hereon
Volume 1825, Page 145 (10i) shown hereon
Volume 1916, Page 63 (10k) shown hereon
Volume 6267, Page 145 (10l) shown hereon

I, Robert C. Myers, Registered Professional Land Surveyor, do hereby certify that this plat represents the results of a survey made on the ground under my supervision during month of July, 2017, and substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A Condition II Survey.

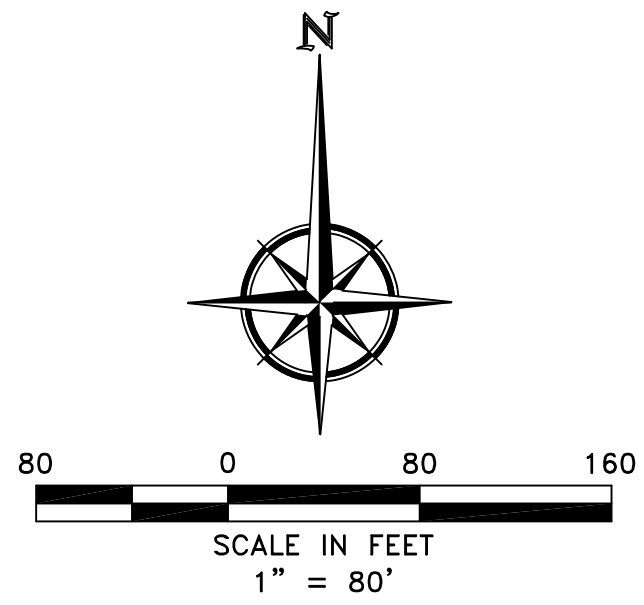
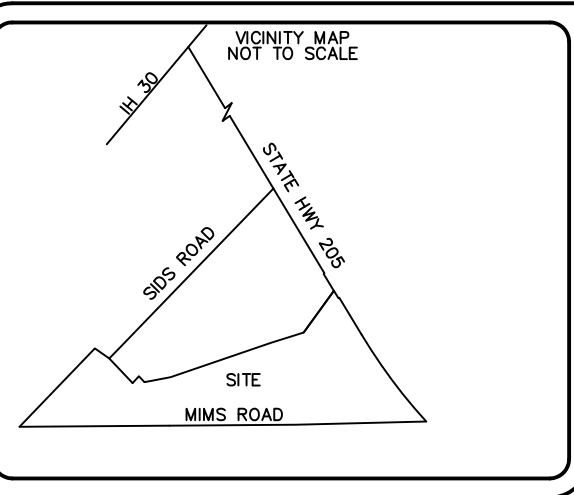
PRELIMINARY FOR REVIEW PURPOSES ONLY
NOT TO BE RECORDED FOR ANY PURPOSE
RELEASED 11-30-17
ROBERT C. MYERS R.P.L.S. NO. 3963



R.C. MYERS SURVEYING, LLC
"Registered Professional Land Surveyors"
488 ARROYO COURT (214) 532-0636 Voice
SUNNYVALE, TEXAS 75182 (972) 412-4875 Fax
Robert "Calvin" Myers, RPLS 3963
rcmsurveying@gmail.com Firm No. 10192300

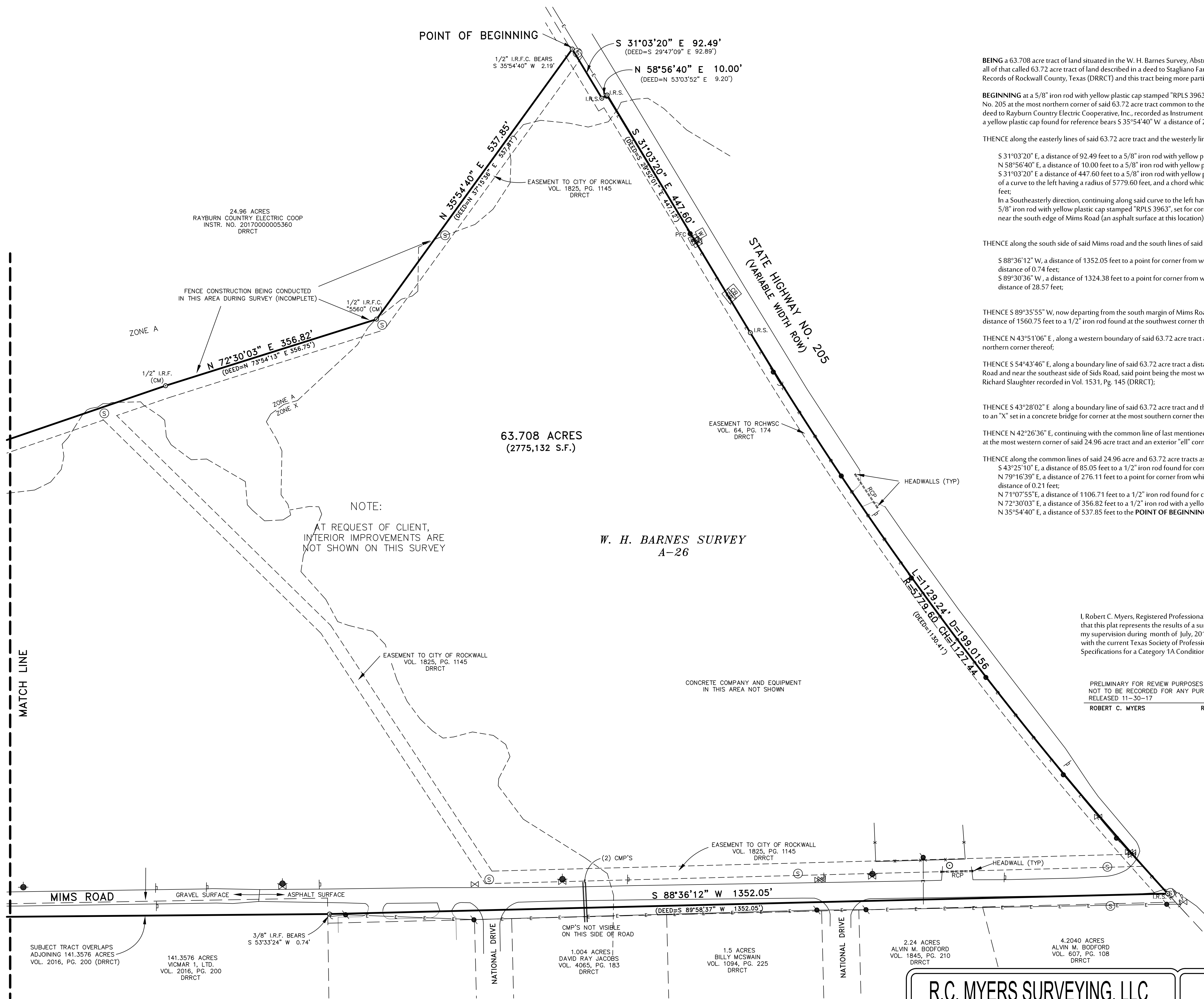
Client: ATKINS
Job No.: 427
Drawn by: RCM
Date: 11-18-17
Revised:
Sheet 2 of 2

LAND TITLE SURVEY
OF
63.708 ACRES
SITUATED IN THE
W.H. BARNES SURVEY, ABST. NO. 26
CITY OF ROCKWALL,
ROCKWALL COUNTY, TEXAS



LEGEND	
ATT	ATT CABLE BOX
E	ELECTRIC VAULT
T	TRANSFORMER ON PAD
⊙	SANITARY SEWER CLEANOUT
⊗	WATER VALVE
●	FIRE HYDRANT
⊕	GAS MANHOLE
⊗	WATER METER
●	POWER POLE
⊙	SANITARY SEWER MANHOLE
+	TRAFFIC SIGN
—	GUY WIRE
—E—	OVERHEAD ELECTRIC LINE
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DRRCT	DEED RECORDS, ROCKWALL COUNTY, TEXAS
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 Volume 1916, Page 63 (10k) shown hereon
 Volume 6267, Page 145 (10l) shown hereon



BEING a 63.708 acre tract of land situated in the W. H. Barnes Survey, Abstract No. 26, City of Rockwall, Rockwall County, Texas, and being all of that called 63.72 acre tract of land described in a deed to Stagliano Family Trust recorded as Instrument No. 2015000018059, Deed Records of Rockwall County, Texas (DRRCT) and this tract being more particularly described as follows:

BEGINNING at a 5/8" iron rod with yellow plastic cap stamped "RPLS 3963" set for corner in the west right-of-way line of State Highway No. 205 at the most northern corner of said 63.72 acre tract common to the most eastern corner of a called 24.96 acre tract described in a deed to Rayburn Country Electric Cooperative, Inc., recorded as Instrument No. 2017000005360 (DRRCT), from which a 1/2" iron rod with a yellow plastic cap found for reference bears S 35°54'40" W a distance of 2.19 feet.

THENCE along the easterly lines of said 63.72 acre tract and the westerly lines of said Highway right-of-way as follows:
 S 31°03'20" E, a distance of 92.49 feet to a 5/8" iron rod with yellow plastic cap stamped "RPLS 3963", set for corner;
 N 58°56'40" E, a distance of 10.00 feet to a 5/8" iron rod with yellow plastic cap stamped "RPLS 3963", set for corner;
 S 31°03'20" E, a distance of 447.60 feet to a 5/8" iron rod with yellow plastic cap stamped "RPLS 3963" set for corner at the beginning of a curve to the left having a radius of 5779.60 feet, and a chord which bears South 36 deg. 39 min. 10 sec. East, a distance of 1129.24 feet;
 In a Southeasterly direction, continuing along said curve to the left having a central angle of 11°11'41", an arc distance of 1129.24 to a 5/8" iron rod with yellow plastic cap stamped "RPLS 3963", set for corner, at the southeast corner of said 63.72 acre tract and being near the south edge of Mims Road (an asphalt surface at this location);

THENCE along the south side of said Mims road and the south lines of said 63.72 acre tract as follows:
 S 88°36'12" W, a distance of 1352.05 feet to a point for corner from which a 3/8" iron rod found for reference bears S 53°33'24" W a distance of 0.74 feet;
 S 89°30'36" W, a distance of 1324.38 feet to a point for corner from which a 5/8" iron rod set for reference bears S 43°31'32" E a distance of 28.57 feet;

THENCE S 89°35'55" W, now departing from the south margin of Mims Road and continuing with a south line of said 63.72 acre tract a distance of 1560.75 feet to a 1/2" iron rod found at the southwest corner thereof;

THENCE N 43°51'06" E, along a western boundary of said 63.72 acre tract a distance of 1133.75 feet to a 1/2" iron rod set for corner at a northern corner thereof;

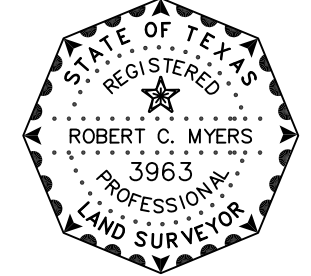
THENCE S 54°43'46" E, along a boundary line of said 63.72 acre tract a distance 183.64 feet to a point for corner near the center of Mims Road and near the southeast side of Sids Road, said point being the most western corner of a called 1.50 acre tract described in a deed to Richard Slaughter recorded in Vol. 1531, Pg. 145 (DRRCT);

THENCE S 43°28'02" E along a boundary line of said 63.72 acre tract and the southwest line of said 1.50 acre tract a distance of 353.08 feet to an "X" set in a concrete bridge for corner at the most southern corner thereof;

THENCE N 42°26'36" E, continuing with the common line of last mentioned tracts a distance of 96.95 feet to a 1/2" iron rod found for corner at the most western corner of said 24.96 acre tract and an exterior "ell" corner of said 63.72 acre tract;

THENCE along the common lines of said 24.96 acre and 63.72 acre tracts as follows:
 S 43°25'10" E, a distance of 85.05 feet to a 1/2" iron rod found for corner;
 N 79°16'39" E, a distance of 276.11 feet to a point for corner from which a 1/2" iron rod found for reference bears S 60°54'11" E, a distance of 0.21 feet;
 N 71°07'55" E, a distance of 1106.71 feet to a 1/2" iron rod found for corner;
 N 72°30'03" E, a distance of 356.82 feet to a 1/2" iron rod with a yellow cap stamped "5560" found for corner;
 N 35°54'40" E, a distance of 537.85 feet to the POINT OF BEGINNING and containing 63.708 acres or 2,775,132 square feet of land.

I, Robert C. Myers, Registered Professional Land Surveyor, do hereby certify that this plat represents the results of a survey made on the ground under my supervision during month of July, 2017, and substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A Condition II Survey.



PRELIMINARY FOR REVIEW PURPOSES ONLY
 NOT TO BE RECORDED FOR ANY PURPOSE
 RELEASED 11-30-17
 ROBERT C. MYERS R.P.L.S. NO. 3963

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Client: ATKINS
 Job No.: 427
 Drawn by: RCM
 Date: 11-18-17
 Revised:
 Sheet 1 of 2

LAND TITLE SURVEY
 OF
63.708 ACRES
 SITUATED IN THE
W.H. BARNES SURVEY, ABST. NO. 26
CITY OF ROCKWALL,
ROCKWALL COUNTY, TEXAS