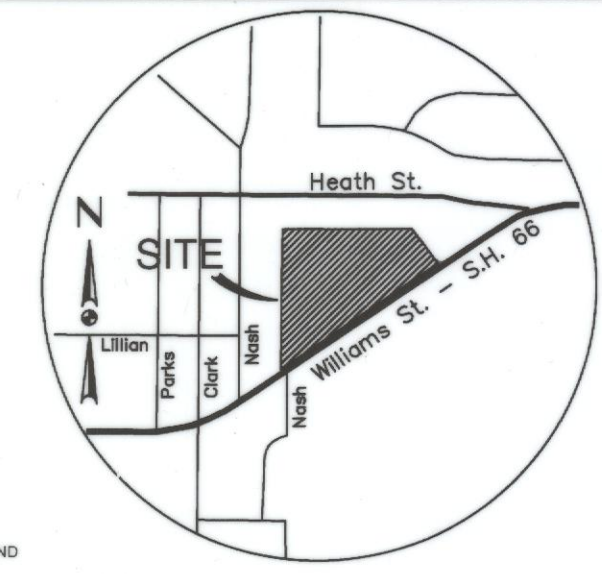


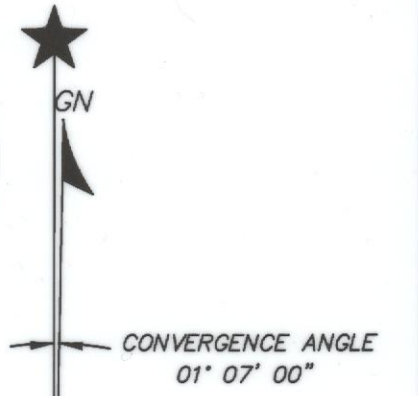


2014000017898 1/2 PLAT 12/12/2014 10:55:09 AM

HEATH STREET



VICINITY MAP N.T.S.



SCALE- 1"= 50'



ABST. 29 (UNPLATTED) FIFTY GREEN HOMES CALLED 2504 AC. C.C. FILE NO. 2010000498757 O.P.R.R.C.T.

LOT 1 BLOCK A 270,522 SQ. FT. 6.210 ACRES

GREEN MEADOWS ADDITION REPLAT OF BLOCKS B AND C, (NO LOT & BLOCK NUMBER GIVEN BY REPLAT OF RECORD) CAB. A, SLIDE 195 O.P.R.R.C.T. 6.210 AC.

BASIS OF BEARINGS & COORDINATES:

Bearings and coordinates shown hereon are based on Grid North of the Texas Coordinate System of 1983 (North Central Zone 4202, NAD83) via connection to Geomatic Resources VRS, and to City of City of Rockwall, Tx. geodetic monuments R003 & R004

NOTES:

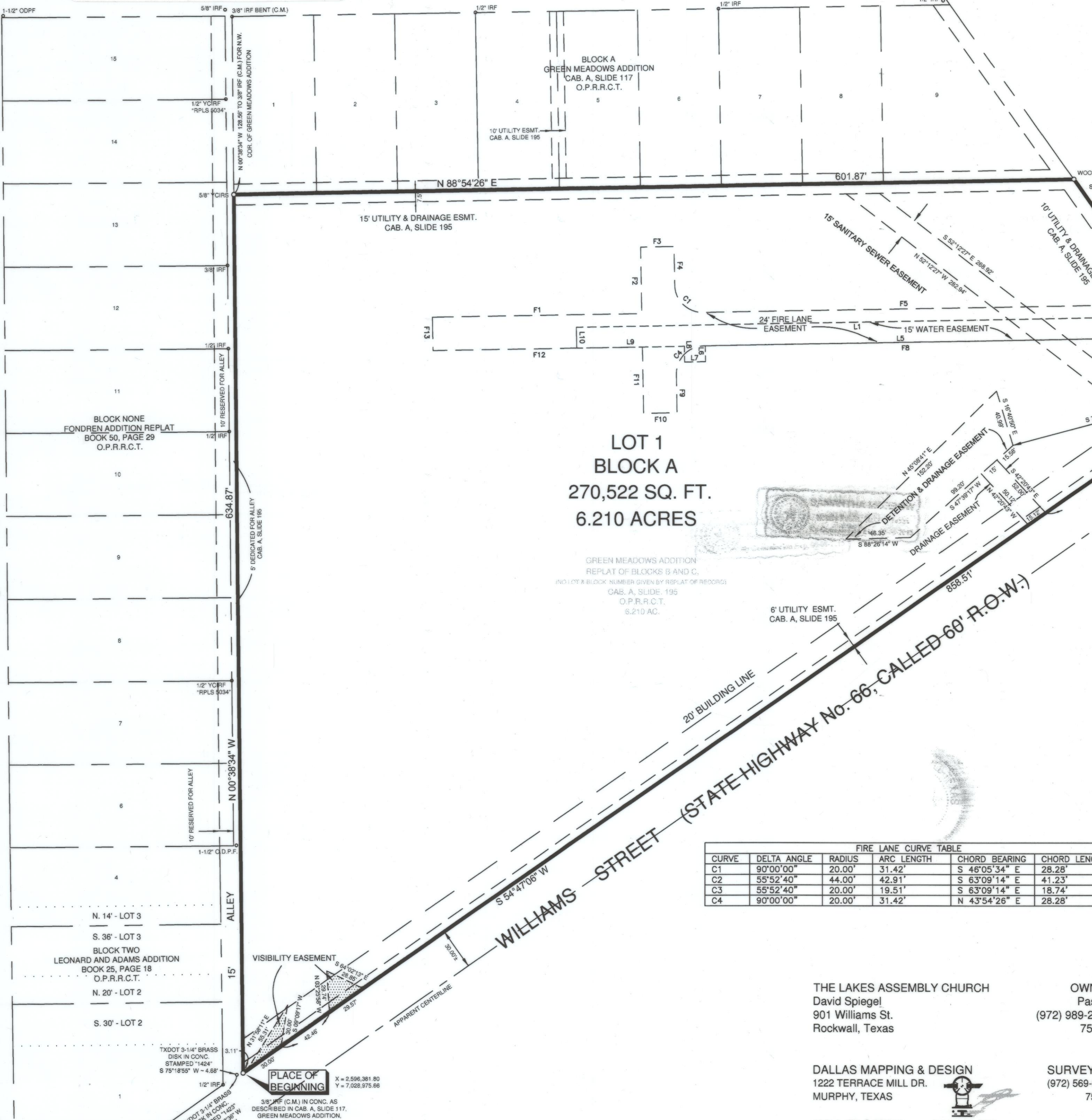
This subdivision replat was prepared without the benefit of a title report or search of the public record and is subject to any and all easements, reservations and restrictions of record. For all information regarding title, easements, and encumbrances of record, Dallas Mapping & Design relied upon information provided by the client or property owner. This replat does not represent warranty of title or guarantee of ownership, nor provide a determination or opinion concerning the location or existence of wetlands, faultlines, toxic or hazardous waste areas, subsidence, subsurface and environmental conditions or geological issues. No statement is made concerning the suitability of the subject tract for any intended use, purpose, or development. Except as specifically shown hereon, this replat does not purport to reflect any of the following which may be applicable to the subject tract: unrecorded easements; other building setback lines; restrictive covenants; subdivision restrictions; zoning or other land use regulations; Agreements; Lease Agreements. Use of this replat by any other parties and/or for other purposes shall be at user's own risk and any loss resulting therefrom shall not be the responsibility of the undersigned.

NOTE: 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 therefor issued, nor shall such approval constitute any representation, assurance or guarantee by the City of the adequacy and availability for water for personal use and fire protection within such plat, as required under Ordinance 83-54.

FIRE LANE LINE TABLE		
LINE	BEARING	DISTANCE
F1	N 88°54'26" E	150.00'
F2	N 01°05'34" W	48.00'
F3	N 88°54'26" E	24.00'
F4	S 01°05'34" E	28.00'
F5	N 88°54'26" E	287.47'
F6	S 35°12'54" E	62.01'
F7	S 35°12'54" E	62.01'
F8	N 88°54'26" E	287.47'
F9	N 01°05'34" W	28.00'
F10	N 88°54'26" E	24.00'
F11	S 01°05'34" E	48.00'
F12	N 88°54'26" E	150.00'
F13	S 01°05'34" W	24.00'

15' WATER ESMT.		
LINE	BEARING	DISTANCE
L1	N 88°54'26" E	397.00'
L2	S 35°12'54" E	80.57'
L3	S 54°47'06" W	15.00'
L4	S 35°12'54" E	72.62'
L5	N 88°54'26" E	297.04'
L6	N 01°05'34" W	11.47'
L7	N 88°54'26" E	15.00'
L8	N 01°05'34" W	11.47'
L9	N 88°54'26" E	77.00'
L10	N 01°05'34" W	15.00'

FIRE LANE CURVE TABLE					
CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	90°00'00"	20.00'	31.42'	S 46°05'34" E	28.28'
C2	55°52'40"	44.00'	42.91'	S 63°09'14" E	41.23'
C3	55°52'40"	20.00'	19.51'	S 63°09'14" E	18.74'
C4	90°00'00"	20.00'	31.42'	N 43°54'26" E	28.28'



N. 14' - LOT 3  
S. 36' - LOT 3  
BLOCK TWO LEONARD AND ADAMS ADDITION BOOK 25, PAGE 18 O.P.R.R.C.T.  
N. 20' - LOT 2  
S. 30' - LOT 2

TXDOT 3-1/4" BRASS DISK IN CONC. STAMPED "1424" S 75°18'55" W - 4.68'  
TXDOT 3-1/4" BRASS DISK IN CONC. STAMPED "1420" S 58°58'32" W - 15.92'  
PLACE OF BEGINNING X = 2,596,381.80 Y = 7,028,975.68  
3/8" IRF (C.M.) IN CONC. AS DESCRIBED IN CAB. A, SLIDE 117, GREEN MEADOWS ADDITION, O.P.R.R.C.T.

THE LAKES ASSEMBLY CHURCH  
David Spiegel  
901 Williams St.  
Rockwall, Texas  
OWNER  
Pastor  
(972) 989-2539  
75087

DALLAS MAPPING & DESIGN  
1222 TERRACE MILL DR.  
MURPHY, TEXAS  
SURVEYOR  
(972) 569-0281  
75094

T.B.P.L.S. FIRM # 10093100 October 10, 2014

SHEET 1 OF 2  
REPLAT I-116  
LAKES ASSEMBLY ADDITION  
LOT 1 BLOCK A  
A REPLAT OF BLOCKS B & C, GREEN MEADOWS ADDITION  
SITUATED IN THE  
R. BALLARD SURVEY, ABSTRACT NO. 29  
IN THE  
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS  
CITY CASE No. P2014-024

OWNER'S CERTIFICATE

State of Texas
County of Rockwall

WHEREAS LAKES ASSEMBLY CHURCH, is the owner of a tract of land situated in the R. BALLARD SURVEY, ABSTRACT NO. 29, Rockwall, Rockwall County, Texas, and being all of Green Meadows Addition Replat of Blocks B and C, an addition to the City of Rockwall, Texas according to the plat thereof recorded in Cabinet A, Slide 195, of the Official Public Records of Rockwall County, Texas, and being that certain tract of land described in Warranty Deed from Ted Cain to Rockwall Assembly of God as recorded in Volume 119, Page, 973, of the Official Public Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 3/8 inch iron rod in concrete found for the southwest corner as described in said Green Meadows Addition, and being in the northwesterly right-of-way line of State Highway No. 66, a.k.a. Williams Street (called 60' R.O.W.), and also being in the east line of a 15' alley;

THENCE North 00 deg. 38 min. 34 sec. West with the west line of said Green Meadows Addition and east line of 15' alley a distance of 634.87 feet to a 5/8" iron rod with yellow plastic cap stamped "RPLS 5405" set for corner, from which a bent 3/8" iron rod found for the northwest corner of said Green Meadows Addition bears N 00°38'34" W a distance of 128.56';

THENCE North 88 deg. 54 min. 26 sec. East with the north line of said Green Meadows Replat of Blocks B and C and south line of Block A of Green Meadows Addition, an addition to the City of Rockwall, Texas, according to the plat thereof recorded in Cabinet A, Slide 117 a distance of 601.87 feet to wood fence post found for corner from which a 1/2" iron rod found bears S 36°34'18" W a distance of 1.18';

THENCE South 35 deg. 12 min. 54 sec. East with the northeast line of said Green Meadows Addition 185.14 feet to point for corner in said northwesterly right-of-way line, from which a 1/2" iron rod found bears S 35°12'54" E a distance of 0.27';

THENCE South 54 deg. 47 min. 06 sec. West with said northwesterly right-of-way line of State Highway No. 66, a.k.a. Williams Street (called 60' R.O.W.) a distance of 858.51 feet to the PLACE OF BEGINNING, and containing 270,522 square feet or 6.210 acres of land, more or less.

OWNER'S DEDICATION

NOW, THEREFORE, KNOW ALL BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

I the undersigned owner of the land shown on this plat, and designated herein as the LAKES ASSEMBLY ADDITION subdivision to the City of Rockwall, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, watercourses, drains, easements and public places thereon shown on the purpose and consideration therein expressed. I further certify that all other parties who have a mortgage or lien interest in the LAKES ASSEMBLY ADDITION subdivision have been notified and signed this plat.

I understand and do hereby reserve the 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. I also understand the following:

- 1. No buildings shall be constructed or placed upon, over, or across the utility easements as described herein.
2. 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 system on any of these easement strips; and any public utility shall at all times have the right of ingress or egress to, from and upon the said easement strips for 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.
3. 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 the subdivision.
4. The developer and subdivision engineer shall bear total responsibility for storm drain improvements.
5. The developer shall be responsible for the necessary facilities to provide drainage patterns and drainage controls such that properties within the drainage area are not adversely affected by storm drainage from the development.
6. No house dwelling unit, or other structure shall be constructed on any lot in this addition by the owner or any other person until the developer and/or owner has complied with all requirements of the Subdivision Regulations 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, water and sewer drainage structures, storm structures, storm sewers, and alleys, all according to the specifications of the City of Rockwall; or

Until an escrow deposit, sufficient to pay for the cost of such improvements, as determined by the city's engineer and/or city administrator, computed on a private commercial rate basis, has been made with the city secretary, accompanied by an agreement signed by the developer and/or owner, authorizing the city to make such improvements at prevailing private commercial rates, or have the same made by a contractor and pay for the same out of the escrow deposit, should the developer and/or owner fail or refuse to install the required improvements within the time stated in such written agreement, but in no case shall the City be obligated to make such improvements itself. Such deposit may be used by the owner and/or developer as progress payments as the work progresses in making such improvements by making certified requisitions to the city secretary, supported by evidence of work done; or

Until the developer and/or owner files a corporate surety bond with the city secretary in a sum equal to the cost of such improvements for the designated area, guaranteeing the installation thereof within the time stated in the bond, which time shall be fixed by the city council of the City of Rockwall.

I further acknowledge that the dedications and/or exaction's made herein are proportional to the impact of the Subdivision upon the public services required in order that the development will comport with the present and future growth needs of the City; I, my successors and assigns hereby waive any claim, damage, or cause of action that I may have as a result of the dedication of exactions made herein.

Owner: David Spiegel, Pastor
Lakes Assembly Church

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STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared DAVID SPIEGEL, 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 stated.

Given upon my hand and seal of office this 6th Day of NOVEMBER, 2014

Notary Public in and for the State of Texas



MARCH 3RD, 2015
My Commission Expires:

SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL BY THESE PRESENTS:

THAT I, Glenn S. Breysacher, 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.

Glenn S. Breysacher Registered Professional Land Surveyor No. 5405



STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared Glenn S. Breysacher, 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 stated.

Given upon my hand and seal of office this 6th Day of November, 2014

Samantha Morrow Notary Public in and for the State of Texas



August 8, 2015
My Commission Expires:

RECOMMENDED FOR FINAL APPROVAL

Planning and Zoning Commission

9/30/2014
Date.

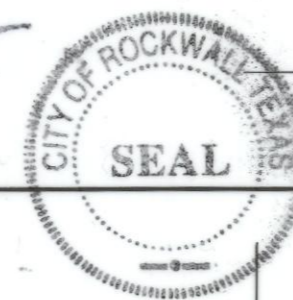
APPROVED

I hereby certify that the above and foregoing plat of an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 6th day of October, 2014.

This approval shall be invalid unless the approved plat for such addition is recorded in 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 26th day of November, 2014.

Paul Sweet Mayor, City of Rockwall



Kristy Asberry City Secretary

Timothy M. Peck PE City Engineer

THIS SPACE RESERVED FOR ROCKWALL COUNTY RECORDING LABEL

SHEET 2 OF 2

REPLAT I-117

LAKES ASSEMBLY ADDITION

LOT 1 BLOCK A

A REPLAT OF BLOCKS B & C, GREEN MEADOWS ADDITION

SITUATED IN THE

R. BALLARD SURVEY, ABSTRACT NO. 29

IN THE

CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

CITY CASE No. P2014-024

THE LAKES ASSEMBLY CHURCH
David Spiegel
901 Williams St.
Rockwall, Texas

OWNER
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DALLAS MAPPING & DESIGN
1222 TERRACE MILL DR.
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T.B.P.L.S. FIRM # 10093100 October 10, 2014

Filed and Recorded
Official Public Records
Shell Miller, County Clerk
Rockwall County, Texas
130723014 10:55:05 AM
20140000017888

