

HITT FAMILY LIMITED PARTNERSHIP
VOL. 1875, PG. 238
D.R.R.C.T.

N 7021786.0844
E 2606316.8582

N 89°30'15" E 229.25'
20' DRAINAGE AND UTILITY EASEMENT
CAB. E, SLIDES 215-216
P.R.R.C.T.

7' SIDEWALK EASEMENT
N 89°08'57" E 131.00'
STREET EASEMENT

24' FIRE LANE AND UTILITY EASEMENT
S 89°08'57" W 130.99'

7' SIDEWALK EASEMENT
380.66'

J. M. ALLEN SURVEY
ABSTRACT NO. 2

ROCKWALL ECONOMIC DEVELOPMENT CORPORATION
VOL. 1410, PAGE 247
D.R.R.C.T.
LOT 1, BLOCK 'C'
ROCKWALL TECHNOLOGY PARK
CAB. E, SLIDES 215-216
P.R.R.C.T.

LOT 1, BLOCK 'C'
2.109 ACRES
(91,883 S.F.)

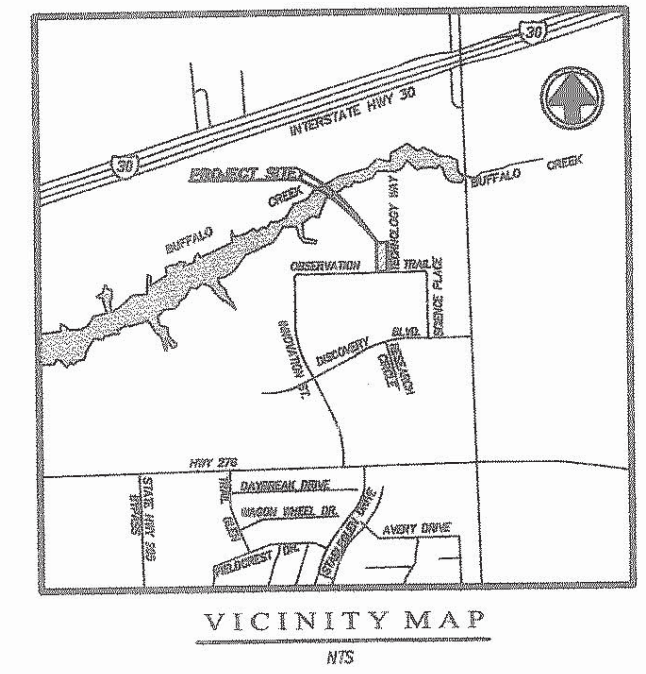
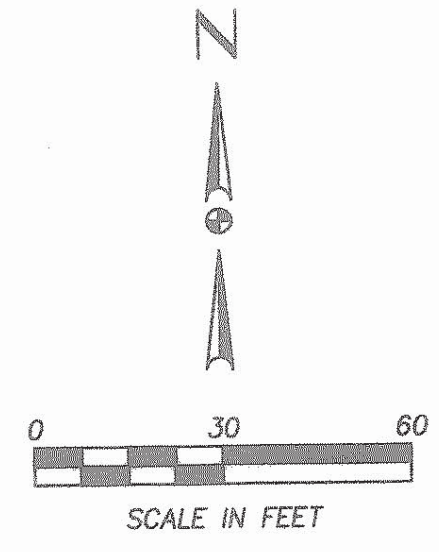
25' BUILDING SETBACK LINE
CAB. E, SLIDES 215-216
P.R.R.C.T.

20' LANDSCAPE, PEDESTRIAN & UTILITY EASEMENT
CAB. E, SLIDES 215-216
P.R.R.C.T.

TECHNOLOGY WAY
(60' PUBLIC RIGHT-OF-WAY)

CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	25.00'	44°33'49"	10.29'	18.52'	19.03'	S 58°12'31" W
C-2	32.00'	33°43'44"	9.70'	18.84'	18.57'	S 52°42'29" W
C-3	35.00'	11°44'12"	3.60'	7.17'	7.16'	S 77°11'01" W
C-4	31.73'	10°02'09"	2.79'	5.56'	5.55'	N 44°36'19" E
C-5	53.27'	10°32'47"	4.92'	9.81'	9.79'	N 44°21'00" W
C-6	31.73'	32°23'51"	9.22'	17.94'	17.70'	S 55°16'32" E
C-7	24.73'	48°50'02"	11.23'	21.08'	20.45'	S 25°12'24" E
C-8	60.27'	10°32'47"	5.56'	11.09'	11.08'	N 44°21'00" W
C-9	24.73'	43°35'12"	9.89'	18.81'	18.36'	S 60°52'12" E
C-10	35.00'	11°43'08"	3.59'	7.16'	7.15'	S 79°11'56" E
C-11	59.00'	90°00'00"	59.00'	92.88'	83.44'	N 44°12'27" E
C-12	35.00'	90°00'00"	35.00'	54.88'	49.50'	N 44°12'27" E
C-13	35.00'	35°12'53"	11.11'	21.51'	21.17'	N 18°24'00" W
C-14	59.00'	36°09'29"	18.17'	37.08'	36.47'	S 18°00'13" E
C-15	59.00'	35°12'53"	18.72'	36.28'	35.69'	N 18°24'00" W
C-16	35.00'	80°27'14"	29.61'	49.15'	45.21'	S 04°13'10" E
C-17	50.00'	105°5'56"	65.30'	91.73'	79.39'	S 00°47'33" E

TANGENT	BEARING	LENGTH
T1	S 54°08'22" E	2.00'
T2	S 00°47'33" E	8.36'
T3	S 35°50'38" W	16.88'
T4	N 35°50'38" E	23.61'
T5	N 00°47'33" W	10.08'
T6	S 00°47'33" E	3.17'
T7	S 00°47'33" E	18.88'
T8	S 00°47'33" E	3.44'
T9	N 00°47'33" W	10.34'
T10	N 00°47'33" W	9.20'



NOTES:
THE BASIS OF BEARINGS FOR THIS PLAT IS THE AMENDED PLAT OF ROCKWALL TECHNOLOGY PARK RECORDED IN CABINET E, SLIDE 215, PLAT RECORDS OF ROCKWALL COUNTY, TEXAS.
THE STATE PLANE COORDINATES SHOWN ON THIS PLAT ARE BASED ON CITY OF ROCKWALL MONUMENT R016.

SURVEYORS CERTIFICATE

I, HEREBY CERTIFY, THAT I PREPARED THIS SURVEY PLAT SHOWN HEREON FROM AN ACTUAL SURVEY ON THE GROUND BY ME AND THAT ALL CORNERS ARE MARKED, AND THAT ALL DIMENSIONS SHOWN THEREON ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND FURTHERMORE THERE ARE NO ENCROACHMENTS, PROTRUSIONS, IMPROVEMENTS, EASEMENTS, RIGHT-OF-WAY, OR 100 YEAR FLOOD PLAIN AFFECTING THE PROPERTY EXCEPT AS SHOWN THEREON.

WITNESS UNDER MY HAND THIS THE 13th DAY OF August, 2012.
Brian J. Maddox
BRIAN J. MADDOX, R.P.L.S. NO. 5430



RECOMMENDED FOR FINAL APPROVAL

Paul Sweet July 31, 2012
Planning and Zoning Commission Date

APPROVED

I hereby certify that the above and foregoing plat of Nolan Power Building to the City of Rockwall, Texas was approved by the City Council of the City of Rockwall on the 14th day of August, 2012.
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 the 5th day of September, 2012.
Paul Sweet Mayor, City of Rockwall
Kristy Robinson City Secretary
Chuck Todd 8-17-2012 City Engineer



Replat of Lot 1, Block C
Rockwall Technology Park being known as
NOLAN POWER BUILDING
BEING A 2.109 AC. TRACT OF LAND SITUATED IN THE
J.M. ALLEN SURVEY, ABST. NO. 2
IN THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Owner: KRT Enterprises, Inc.
P.O. Box 103
Rockwall, Texas 75087
(214) 247-5155
Surveyor: MADDOX SURVEYING
P.O. Box 2109
Forney, Texas 75126
(972) 564-4416
Engineer: F.C. CUNY CORP.
#2 Horizon Ct.
Heath, Texas 75032
(469) 402-7700

August 8, 2012

1"=30'

Sheet 1 of 2

THE PURPOSE OF THIS REPLAT IS TO ADD ADDITIONAL EASEMENTS TO LOT 1, BLOCK C.

FILED FOR RECORD
ROCKWALL CO. TEXAS
12 SEP -7 AM 10:22
SHELLY MILLER
ROCKWALL COUNTY CLERK
BY *[Signature]* DEPUTY

PRECISION SHEET METAL SHOP, INC.
VOL. 2569, PAGE 270
D.R.R.C.T.
LOT 2, BLOCK 'C'
ROCKWALL TECHNOLOGY PARK
CAB. E, SLIDES 215-216
P.R.R.C.T.

402.34'
N 00°47'55" W

24' FIRE LANE AND UTILITY EASEMENT
N 00°47'33" W 220.44'
S 00°47'33" E 220.44'

10' ONCOR ELECTRIC ESMT.
89°12'27" W 20.00'
N 89°12'27" E 15.82'
N 00°47'33" W 20.00'

25' BUILDING SETBACK LINE
CAB. E, SLIDES 215-216 P.R.R.C.T.

20' LANDSCAPE, PEDESTRIAN & UTILITY EASEMENT
CAB. E, SLIDES 215-216
P.R.R.C.T.

S 89°12'27" W 208.70'
S 44°12'27" W 28.99'

OBSERVATION TRAIL
(60' PUBLIC RIGHT-OF-WAY)

Point of Beginning
N 7021383.7755
E 2606093.2262