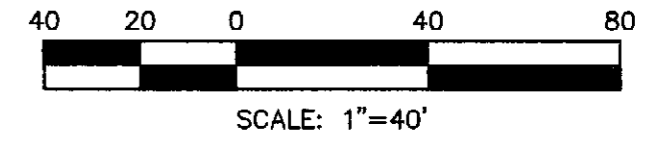
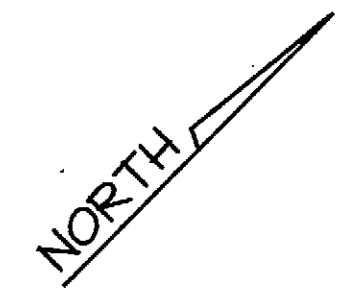


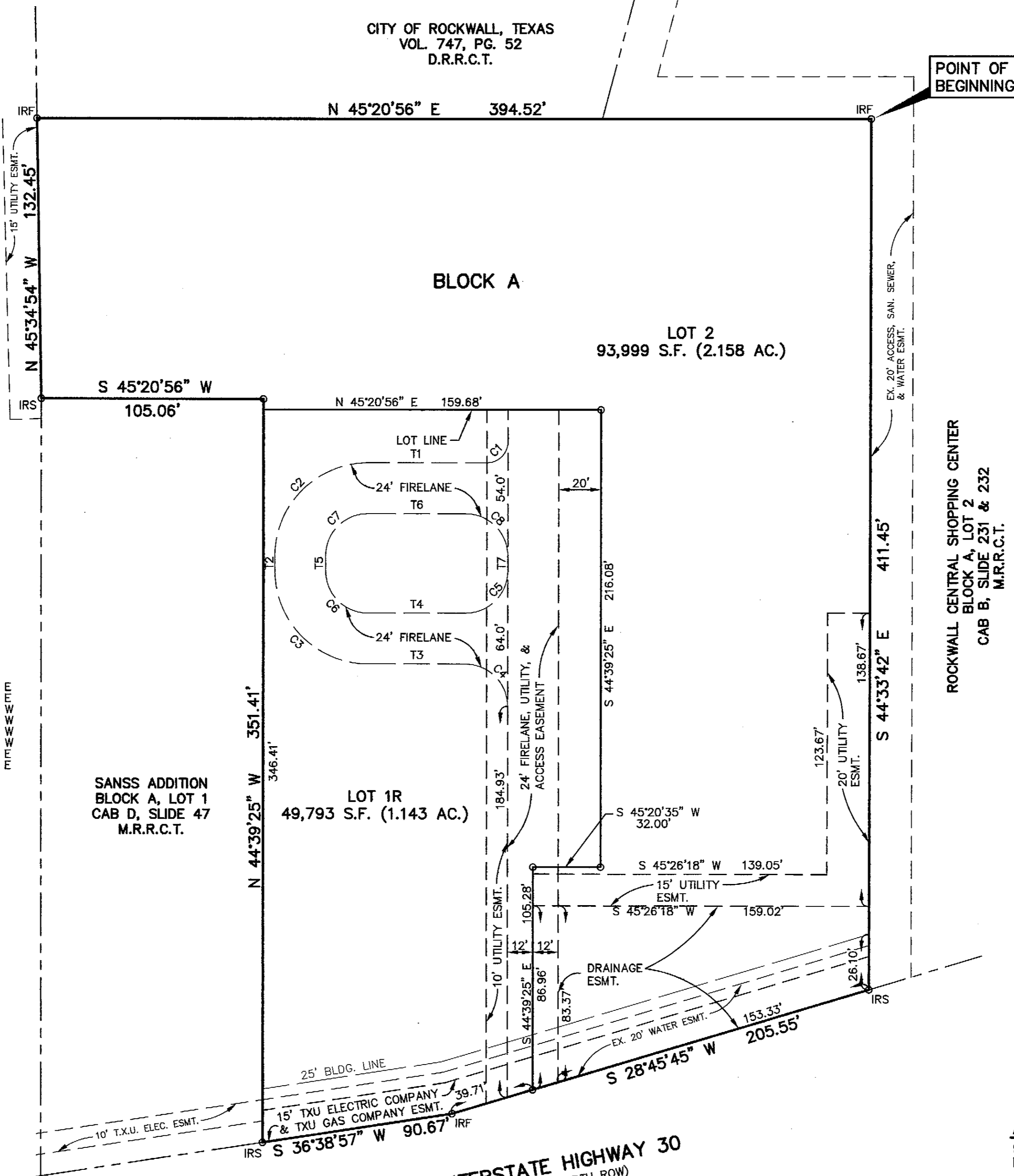
LOCATION MAP
NO SCALE

ROCKWALL LAND COMPANY, L.P.
VOL. 01375, PG. 00301
D.R.R.C.T.

CITY OF ROCKWALL, TEXAS
VOL. 747, PG. 52
D.R.R.C.T.



Newman Center



LINE TABLE

TANGENT	BEARING	LENGTH
T1	N 45°20'35" E	56.18'
T2	N 44°39'25" W	7.00'
T3	S 45°20'35" W	46.18'
T4	S 45°20'35" W	46.18'
T5	N 44°39'25" W	7.00'
T6	N 45°20'35" E	46.18'
T7	S 44°39'25" E	7.00'

CURVE TABLE

CURVE	RADIUS	DELTA	TANGENT LENGTH	CHORD	BEARING
C1	10.00'	90°00'00"	10.00'	15.71'	N 00°20'35" E
C2	44.00'	90°00'00"	44.00'	69.11'	00°20'35" E
C3	44.00'	90°00'00"	44.00'	69.12'	89°39'25" W
C4	20.00'	90°00'00"	20.00'	31.42'	89°39'25" W
C5	20.00'	90°00'00"	20.00'	31.42'	00°20'35" W
C6	20.00'	90°00'00"	20.00'	31.42'	89°39'25" W
C7	20.00'	90°00'00"	20.00'	31.42'	00°20'35" E
C8	20.00'	90°00'00"	20.00'	31.42'	89°39'25" E

LEGEND

- IRS 1/2" IRON ROD SET
- IRF 1/2" IRON ROD FOUND

FILED FOR RECORD
ROCKWALL COUNTY, TEXAS

01 DEC -3 AM 11:24

HALETTE BURKS
CO. CLERK

BY: _____ DEPUTY

REPLAT #244418
E-141

**NEWMAN CENTER NO. ONE
LOTS 1R & 2, BLOCK A**

3.301 ACRES / 2 LOTS ZONED C-COMMERCIAL
BEING A REPLAT OF LOT 1, BLOCK A, NEWMAN CENTER NO. ONE
JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

ALRF, L.L.C. OWNER
9311 LBJ FREEWAY 972-238-7148
DALLAS, TEXAS 75243

TEXAS GEOMATICS SURVEYOR
P.O. BOX 430 972-475-4466
ROWLETT, TEXAS 75030-0430

26

AUGUST 2001

Basis of Bearing: Northeast line of Lot 1, Block A Newman Center No. One as recorded in Cabinet C, Slide 15 M.R.R.C.T.

WHEREAS, ALRF, L.L.C. is the owner of a tract of land situated in the Joseph Cadle Survey, Abstract No. 65, City of Rockwall, Rockwall County, Texas, and being all of Lot 1, Block A, Newman Center No. One, an addition to the City of Rockwall, Texas as recorded in Cabinet C, Slide 15, Map Records of Rockwall County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod found at the north corner of said Newman Addition, and being an ell corner in the southerly line of Rockwall Central Shopping Center, an addition to said City of Rockwall as recorded in Cabinet B, Slide 231 & 232, said map records;

THENCE, along the common line of said Newman Addition and said Rockwall Central Shopping Center Addition, South 44 degrees 33 minutes 42 seconds East a distance of 411.45 feet to a 1/2 inch iron rod with plastic cap marked "tg prop cor" set at the most easterly corner of said Newman addition, the same being the most easterly southeast corner of said Rockwall Central Shopping Center addition and being in the northwesterly right of way line of Interstate Highway No. 30 (a variable width right of way), a 1/2 inch iron rod found being situated South 44 degrees 33 minutes 42 seconds East, a distance of 0.26 feet from said set iron rod;

THENCE, along said northwesterly right of way and the southeasterly line of said Newman Addition, South 28 degrees 45 minute 06 seconds West, a distance of 205.55 feet to an angle point in the common line of said Newman Addition and said right of way line from which a 1/2 inch iron rod found is situated North 06 degrees East a distance of 0.7 feet;

THENCE, continuing along said common line, South 36 degrees 38 minutes 57 seconds West a distance of 90.67 feet to a 1/2 inch iron rod with plastic cap marked "tg prop cor" set at the most southerly corner of said Newman Addition, the same being the most easterly corner of Sanss Addition, an addition to the City of Rockwall as recorded in Cabinet D, Slide 47, aforesaid map records, from which a 1/2 inch iron rod found is situated South 40 degrees East a distance of 0.77 feet;

THENCE departing said right of way and along the common property line of said Newman addition and said Sanss Addition North 44 degrees 39 minutes 25 seconds West a distance of 351.41 feet to a 1/2 inch iron rod with plastic cap marked "tg prop cor" set at the north corner of said Sanss addition and being an ell corner of said Newman addition, from which a 1/2 inch iron rod found disturbed is situated South 50 degrees West a distance of 0.25 feet;

THENCE continuing along said common line, South 45 degrees 20 minutes 56 seconds West a distance of 105.08 feet to a 1/2 inch iron rod with plastic cap marked "tg prop cor" set at the most southerly west corner of said Newman Addition and the west corner of said Sanss addition and in the northeasterly line of a 10.587 acre tract of land described in deed to Rockwall Land Company, L.P. recorded in Volume 01375, Page 00301, deed records Rockwall County, Texas;

THENCE along the common line of said Newman Addition and said Rockwall Land Company tract, North 45 degrees 34 minutes 54 seconds West, a distance of 132.45 feet to a 1/2 inch iron rod found at the westerly corner of said Newman addition in the northeasterly line of said Rockwall Land Company tract, the same being the most southerly corner of a 7.624 acre tract of land described in deed to the City of Rockwall, Texas recorded in Volume 747, Page 52, of said deed records;

THENCE along the common line of said Newman tract and said City of Rockwall tract, North 45 degrees 20 minutes 56 seconds East passing the most easterly corner of said City of Rockwall tract and the most westerly corner of aforesaid Rockwall Central Shopping Center Addition, a distance of 411.45 feet to the POINT OF BEGINNING and containing 3.301 acres of land, more or less.

SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

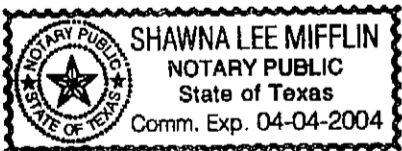
THAT I, Jack L. Lyle, R.P.L.S., do hereby certify that this plat was prepared from an actual and accurate survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.



Jack L. Lyle
Jack L. Lyle,
Registered Professional Land Surveyor No. 2511

STATE OF TEXAS
COUNTY OF ROCKWALL

This instrument was acknowledged before me on the 20th day of November, 2001.
By: JACK L. LYLE



Shawna Lee Mifflin
Notary Public in and for the State of Texas
My Commission Expires: 4-4-04

RECOMMENDED FOR FINAL APPROVAL

Ron L. Ramsey
Planning and Zoning Commission

27 Nov 2001
Date

APPROVED

I hereby certify that the above and foregoing plat of addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 1st day of October, 2001.

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 twenty (120) days from said date of approval.

Said addition shall be subject to all the requirements of the Subdivision Regulations of the City of Rockwall.

WITNESS OUR HANDS, this 27 day of November, 2001.

Raymond
Mayor, City of Rockwall

Cheryl Austin
City Secretary, City of Rockwall



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 therefore 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.

We the undersigned owner of the land shown on this plat, and designated herein as the NEWMAN CENTER NO. ONE 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, water courses, 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 NEWMAN CENTER NO. ONE subdivision have been notified and signed this plat.

We 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. We 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 the 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 drainage 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.

We further acknowledge that the dedications and/or exactions 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; us, our successors and assigns hereby waive any claim, damage, or cause of action that we may have as a result of the dedication of exactions made herein.

Inwood National Bank, a national banking association.

By: *Anderson*
Title: S.R.V.P.

ALRF, L.L.C.

By: *Alan P. Lamb*
Alan P. Lamb, sole member.

ROCKWALL HONDA REAL ESTATE, L.P., a Texas limited partnership

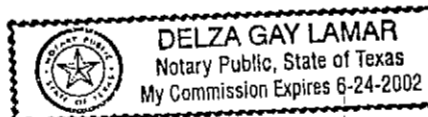
By: *Michael Worrell*
General partner

By: *Michael Worrell*
Michael Worrell, President

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, on this day personally appeared Alan R. Lamb, 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 14th day of November, 2001.

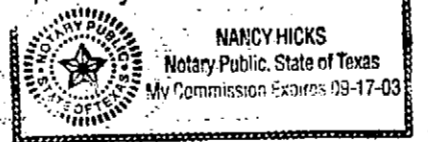


Delza Gay Lamar
Notary Public in and for the State of Texas
My Commission Expires: _____

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, on this day personally appeared Micheal Worrell, 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 14th day of November, 2001.

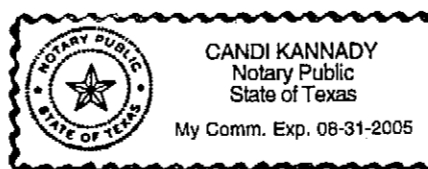


Nancy Hicks
Notary Public in and for the State of Texas
My Commission Expires: _____

STATE OF TEXAS
COUNTY OF Dallas

BEFORE ME, the undersigned authority, on this day personally appeared J.P. Jensen Sr. v.p., 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 13th day of November, 2001.

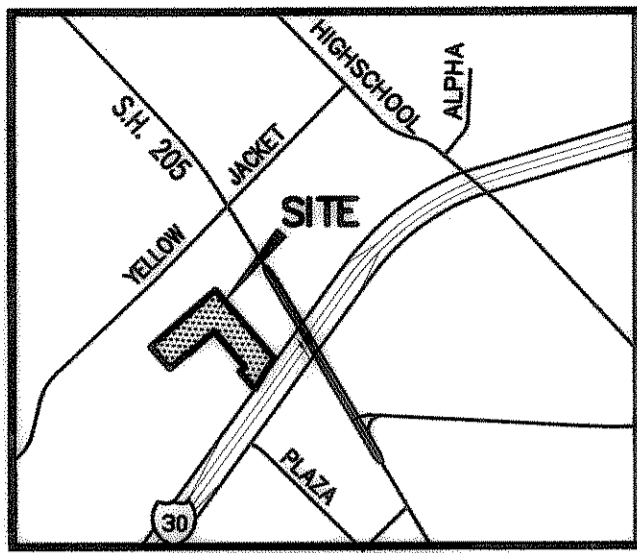


Candi Kannyady
Notary Public in and for the State of Texas
My Commission Expires: 8/31/05

ALRF, L.L.C. OWNER
9311 LBJ FREEWAY 972-238-7148
DALLAS, TEXAS 75243

TEXAS GEOMATICS SURVEYOR
P.O. BOX 430 972-475-4466
ROWLETT, TEXAS 75030-0430

26
AUGUST 2001



LOCATION MAP
N.T.S.

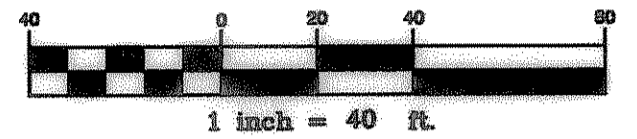
CITY OF ROCKWALL
VOL. 747, PG. 52

LEGEND

- 1/2" I.R.S. IRON ROD SET
- 1/2" I.R.F. IRON ROD FOUND
- P.K. P.K. NAIL FOUND

NOTE: BEARINGS BASED ON THE NORTHEAST
LINE NEWMAN CENTER ADDITION AS RECORDED
IN CABINET E, PAGE 141, M.R.R.C.T.

GRAPHIC SCALE



N 7,019,888.15'
E 2,596,874.66'
ELEV.=570.72'

LOT 4
93,588 S.F.
(2.148 ACRES)
BLOCK A, LOT 2
NEWMAN CENTER NO. ONE
2.156 ACRES

ROCKWALL CENTRAL SHOPPING CENTER
BLOCK A, LOT 2
CAB. B, SLIDE 231

BLOCK A, LOT 1
ALBRITTON ADDITION 26
CAB. B, SLIDE 233

LOT 3
50,198 S.F.
(1.152 ACRES)
BLOCK A, LOT 1R
NEWMAN CENTER NO. ONE
CAB. E, SLIDE 141

SANSS ADDITION
BLOCK A, LOT 1
CAB. D, SLIDE 47

ROCKWALL FORD ADDITION
CAB. D, SLIDE 355

LINE	BEARING	DISTANCE
L1	S45°20'56"W	4.01'
L2	N44°33'42"W	0.59'
L3	S45°26'08"W	19.79'
L4	S45°26'08"W	15.27'
L5	N45°26'08"E	15.25'
L6	N45°26'08"E	15.25'
L7	N45°20'35"E	11.66'
L8	N44°39'25"W	28.16'
L9	N45°26'18"E	27.02'
L10	N74°33'42"W	13.00'
L11	N44°33'42"W	13.07'
L12	N45°26'18"E	11.25'
L13	N44°39'04"W	10.00'

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHD. BEARING	CHORD
C1	41.62'	39.00'	61°08'25"	23.04'	N15°47'25"E	39.67'
C2	61.26'	39.00'	90°00'07"	39.00'	N89°33'48"W	55.16'
C3	99.30'	63.00'	90°18'31"	63.34'	S00°16'53"W	89.34'
C4	61.53'	39.00'	90°23'32"	39.27'	S00°14'22"W	55.34'
C5	98.96'	63.00'	90°00'01"	63.00'	S89°33'52"E	89.10'
C6	61.26'	39.00'	90°00'03"	39.00'	S89°33'53"E	55.15'
C7	61.26'	39.00'	90°00'11"	39.00'	N89°33'46"W	55.16'
C8	61.26'	39.00'	89°59'47"	39.00'	N00°26'15"E	55.15'

REPLAT
NEWMAN CENTER ADDITION
LOTS 3 & 4, BLOCK A

3.301 ACRES / 2 LOTS ZONED C-COMMERCIAL

BEING A REPLAT OF LOT 1R & LOT 2,
BLOCK A, NEWMAN CENTER NO. ONE

JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

QUANAH HOSPITALITY PARTNERS, LP. OWNER
16610 Dallas Parkway, Suite 1300 (214)368-8780
Dallas, Texas 75248

ROCKWALL HONDA REAL ESTATE, L.P. OWNER
1030 I-30 (972)771-6686
ROCKWALL, TEXAS 75087

JONES & BOYD, INC. SURVEYOR/ENGINEER
17090 Dallas Parkway, Suite 200 (972)248-7676
Dallas, Texas 75248

Newman Center Addition
Replat Lots 3 & 4

Plotted by: bjohnson Plot Date: 10/30/2006 10:56 AM
Drawing: H:\Projects\QUA003\dwg\XQU003PT.DWG Saved By: bjohnson Save Time: 10/30/2006 10:50 AM

G63

OWNER'S CERTIFICATION

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS QUANAH HOSPITALITY PARTNERS, LP. and ROCKWALL HONDA REAL ESTATE, L.P. are the owners of a tract of land in the City of Rockwall, Rockwall County, Texas, a part of the Joseph Cadle Survey, Abstract No. 65, and being all of Lot 1R and Lot 2, Block A, Newman Center No. One, an addition to the City of Rockwall as recorded in Cabinet E, Slide 141, Rockwall County Map Records, and being further described as follows:

BEGINNING at a one-half inch iron rod found at the east corner of said Lot 2, said point being the south corner of Lot 2, Block A, Rockwall Central Shopping Center, an addition to the City of Rockwall as recorded in Cabinet B, Slide 231, Rockwall County Map Records, and said point being in the northwest line of Interstate Highway No. 30 (a variable width right-of-way);

THENCE along the northwest line of Interstate Highway No. 30 as follows:
South 28 degrees 45 minutes 45 seconds West, 205.55 feet to a one-half inch iron rod set for corner;
South 36 degrees 38 minutes 57 seconds West, 90.67 feet to a one-half inch iron rod found for corner, being the south corner of said Lot 1R, and the east corner of SANSS Addition to the City of Rockwall as recorded in Cabinet D, Slide 47, Rockwall County Plat Records

THENCE along the southwest line of said Newman Center No. One Addition as follows:
North 44 degrees 39 minutes 25 seconds West, 351.41 feet to a one-half inch iron rod found for corner;
South 45 degrees 20 minutes 56 seconds West, 105.06 feet to a one-half inch iron rod found at the west corner of said SANSS Addition, and said point being in the northeast line of Rockwall Ford Addition, an addition to the City of Rockwall as recorded in Cabinet D, Slide 335, Rockwall County Map Records;
North 45 degrees 34 minutes 54 seconds West, 132.45 feet along the northeast line of said Rockwall Ford Addition to a one-half inch iron rod found at the west corner of said Lot 2, said point being the south corner of a tract of land conveyed to the City of Rockwall as recorded in Volume 747, Page 52, Rockwall County Deed Records;

THENCE North 45 degrees 20 minutes 57 seconds East, at 266.99 feet passing the east corner of said City of Rockwall tract of land, said point being in the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center, in all a total distance of 394.51 feet to a one-half inch iron rod set at the north corner of said Lot 2 and said point being in the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center;

THENCE South 44 degrees 33 minutes 42 seconds East, 411.45 feet along the northeast line of said Lot 2 and along the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center to the POINT OF BEGINNING and containing 143,785 square feet or 3.301 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

I (we) the undersigned owner(s) of the land shown on this plat, and designated herein as the NEWMAN CENTER NO. ONE 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, water courses, drains, easements and public places thereon shown on the purpose and consideration therein expressed. I (we) further certify that all other parties who have a mortgage or lien interest in the NEWMAN CENTER NO. ONE subdivision have been notified and signed this plat.

I (we) 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 (we) 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

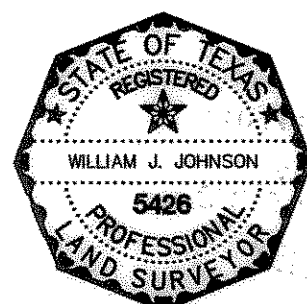
I (we) further acknowledge that the dedications and/or exactions made herein are proportional to the impact of the Subdivision upon the public services required in order that the development will comport with the present and future growth needs of the City; I (we), my (our) successors and assigns hereby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

SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, WILLIAM J. JOHNSON, do hereby certify that I prepared this plat from an actual survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.

Registered Professional Land Surveyor No. 5426



[Signature]
QUANAH HOSPITALITY PARTNERS, LP. (OWNER)

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared GARY L. WEBB, 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 31st day of OCTOBER, 2006.

Notary Public in and for the State of Texas
My Commission Expires: 02-26-2010



Signature of Party with Mortgage or Lien Interest (NRFC WA HOLDINGS II, LLC)

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared John Araki, 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 31st day of October, 2006.

Notary Public in and for the State of Texas
My Commission Expires: 02/17/2010

[Signature]
ROCKWALL HONDA REAL ESTATE LP. (OWNER)

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared Michael N. Worrell, 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 31 day of October, 2006.

Notary Public in and for the State of Texas
My Commission Expires: 7-23-07

[Signature]
Signature of Party with Mortgage or Lien Interest

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared J.P. Jensen, 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 1 day of November, 2006.

Notary Public in and for the State of Texas
My Commission Expires: 7-23-07

RECOMMENDED FOR FINAL APPROVAL

[Signature] 11-6-06
Planning and Zoning Commission 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 21st day of August, 2006.

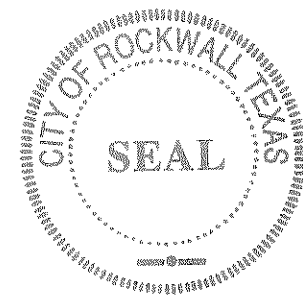
This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, County, Texas, within one hundred eighty (180) days from said date of final approval.

WITNESS OUR HANDS, this 7th day of November, 2006.

[Signature]
Mayor, City of Rockwall

[Signature]
City Secretary

[Signature] 11-10-06
City Engineer



REPLAT

**NEWMAN CENTER ADDITION
LOTS 3 & 4, BLOCK A**
3.301 ACRES / 2 LOTS ZONED C-COMMERCIAL
BEING A REPLAT OF LOT 1R & LOT 2,
BLOCK A, NEWMAN CENTER NO. ONE
JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

QUANAH HOSPITALITY PARTNERS, LP. OWNER
16610 Dallas Parkway, Suite 1300 (214)368-8780
Dallas, Texas 75248

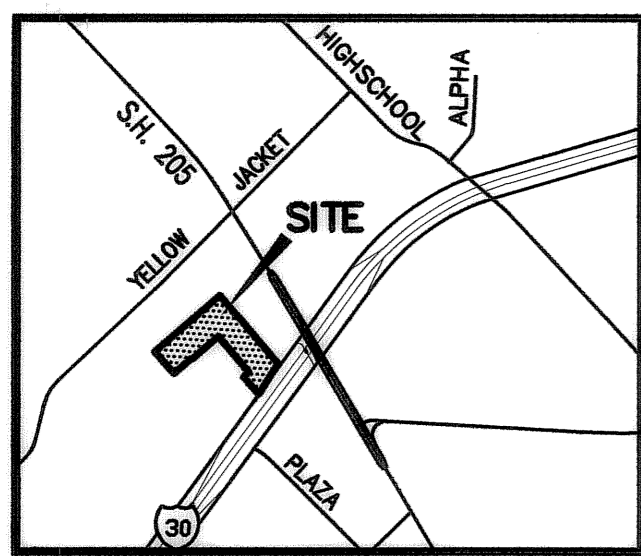
ROCKWALL HONDA REAL ESTATE, L.P. OWNER
1030 I-30 (972)771-6686
ROCKWALL, TEXAS 75087

JONES & BOYD, INC. SURVEYOR/ENGINEER
17090 Dallas Parkway, Suite 200 (972)248-7676
Dallas, Texas 75248 October 30, 2006 Sheet 2 of 2

Neuman Center
Replat Lots 3 & 4

Plotted by: bjohnson Plot Date: 10/30/2006 10:56 AM
Saved By: bjohnson Save Time: 10/30/2006 10:50 AM
Drawing: H:\Projects\QUA003\dwg\XQU003PT.DWG

664



LOCATION MAP
N.T.S.

CITY OF ROCKWALL
VOL. 747, PG. 52

N 7,019,888.15'
E 2,596,874.86'
ELEV.=570.72'

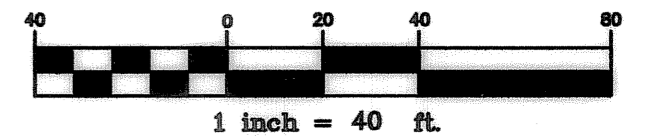
N 7,019,344.87'
E 2,597,021.37'
ELEV.=566.40'

LEGEND

- 1/2" IRON ROD SET
- 1/2" IRON ROD FOUND
- P.K. NAIL FOUND

NOTE: BEARINGS BASED ON THE NORTHEAST LINE NEWMAN CENTER ADDITION AS RECORDED IN CABINET E, PAGE 141, M.R.R.C.T.

GRAPHIC SCALE



LINE TABLE

LINE	BEARING	DISTANCE
L1	S45°20'56"W	4.01'
L2	N44°33'42"W	0.59'
L3	S45°26'08"W	19.79'
L4	S45°26'08"W	15.27'
L5	N45°26'08"E	15.25'
L6	N45°26'08"E	15.25'
L7	N45°20'35"E	11.66'
L8	N44°39'25"W	28.16'
L9	N45°26'18"E	27.02'
L10	N74°33'42"W	13.00'
L11	N44°33'42"W	13.07'
L12	N45°26'18"E	11.25'
L13	N44°39'04"W	10.00'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHD. BEARING	CHORD
C1	41.62'	39.00'	61°08'25"	23.04'	N15°47'25"E	39.67'
C2	61.26'	39.00'	90°00'07"	39.00'	N89°33'48"W	55.16'
C3	99.30'	63.00'	90°18'31"	63.34'	S00°16'53"W	89.34'
C4	61.53'	39.00'	90°23'32"	39.27'	S00°14'22"W	55.34'
C5	98.96'	63.00'	90°00'01"	63.00'	S89°33'52"E	89.10'
C6	61.26'	39.00'	90°00'03"	39.00'	S89°33'53"E	55.15'
C7	61.26'	39.00'	90°00'11"	39.00'	N89°33'46"W	55.16'
C8	61.26'	39.00'	89°59'47"	39.00'	N00°26'15"E	55.15'

NOTE: THE SOLE PURPOSE OF THIS REPLAT IS TO ABANDON A PORTION OF THE DRAINAGE & DETENTION EASEMENT LOCATED ON LOT 5

REPLAT

**NEWMAN CENTER ADDITION
LOT 5 BLOCK A**
2.148 ACRES / 1 LOT ZONED C-COMMERCIAL

BEING A REPLAT OF LOT 4
BLOCK A, NEWMAN CENTER
CAB. G, SLIDE 63
P.R.R.C.T.

JOSEPH CADLE SURVEY, ABSTRACT NO. 65 CITY
OF ROCKWALL, ROCKWALL COUNTY, TEXAS

QUANAH HOSPITALITY PARTNERS, LP.

OWNER

16610 Dallas Parkway, Suite 1300
Dallas, Texas 75248

(214)368-8780

JONES & BOYD, INC.

SURVEYOR/ENGINEER

17090 Dallas Parkway, Suite 200
Dallas, Texas 75248

(972)248-7676

June 19, 2007

Sheet 1 of 2

G-175

Drawing: H:\Projects\QUA003\dwg\XQU003PT-REPLAT.DWG Saved By: bjohnson Save Time: 6/19/2007 2:10 PM
 FILED FOR RECORD
 ROCKWALL COUNTY
 07 AUG -3 PM 3:18
 LISA CONSTANT
 COUNTY CLERK
 DEPUTY

OWNER'S CERTIFICATION

WHEREAS QUANA HOSPITALITY PARTNERS, L.P. is the owner of a tract of land in the City of Rockwall, Rockwall County, Texas, a part of the Joseph Cadle Survey, Abstract No. 65, and being all of Lot 4, Block A, Newman Center Addition to the City of Rockwall as recorded in Cabinet G, Slide 64, Rockwall County Map Records, and being further described as follows:

BEGINNING at a one-half inch iron rod found at the east corner of said Lot 4, said point being the south corner of Lot 2, Block A, Rockwall Central Shopping Center, an addition to the City of Rockwall as recorded in Cabinet B, Slide 231, Rockwall County Map Records, and said point being in the northwest line of Interstate Highway No. 30 (a variable width right-of-way);

THENCE South 28 degrees 45 minutes 45 seconds West, 165.84 feet along the northwest line of Interstate Highway No. 30 to an "X" in concrete found for the south corner of said Lot 4;

THENCE along the southwest line of said Lot 4 as follows:

North 44 degrees 39 minutes 25 seconds West, 105.28 feet to an "X" cut found for corner;
North 45 degrees 20 minutes 35 seconds East, 32.00 feet to a one-half inch iron rod found for corner;
North 44 degrees 39 minutes 25 seconds West, 216.08 feet to an "X" cut found at the north corner of said Lot 4;
South 45 degrees 20 minutes 56 seconds West, 111.35 feet to a one-half inch iron rod found for corner, being the east corner of a 403 square foot tract of land described in Deed to Rockwall Honda Real Estate, L.P. as recorded in Volume 4652, Page 131, Rockwall County Deed Records;

THENCE following the boundary of said 403 square foot tract as follows:

North 44 degrees 39 minutes 04 seconds West, 8.30 feet to a one-half inch iron rod found for corner;
South 45 degrees 26 minutes 18 seconds West, 48.34 feet to a one-half inch iron rod found for corner;
South 44 degrees 39 minutes 25 seconds East, 3.38 feet to a one-half inch iron rod found for corner, said point being the north corner of Lot 1, Block A, SANSS Addition, an addition to the City of Rockwall as recorded in Cabinet D, Slide 47 Rockwall County Map Records;

THENCE South 45 degrees 20 minutes 56 seconds West, 105.06 feet to a one-half inch iron rod found at the west corner of said SANSS Addition, and said point being in the northeast line of Rockwall Ford Addition, an addition to the City of Rockwall as recorded in Cabinet D, Slide 335, Rockwall County Map Records, said point also being the most westerly south corner of Lot 4, Block A, said Newman Center Addition;

THENCE North 45 degrees 34 minutes 54 seconds West, 132.45 feet along the northeast line of said Rockwall Ford Addition to a one-half inch iron rod found at the west corner of said Lot 4, said point being the south corner of a tract of land conveyed to the City of Rockwall as recorded in Volume 747, Page 52, Rockwall County Deed Records;

THENCE North 45 degrees 20 minutes 57 seconds East, at 266.99 feet passing the east corner of said City of Rockwall tract of land, said point being in the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center, in all a total distance of 394.51 feet to a one-half inch iron rod found at the north corner of said Lot 4, Block A, Newman Center Addition and said point being in the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center;

THENCE South 44 degrees 33 minutes 42 seconds East, 411.45 feet along the northeast line of said Lot 4, Block A, Newman Center Addition, and along the southwest line of said Lot 2, Block A, Rockwall Central Shopping Center to the POINT OF BEGINNING and containing 93,588 square feet or 2.148 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

I (we) the undersigned owner(s) of the land shown on this plat, and designated herein as the NEWMAN CENTER 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, water courses, drains, easements and public places thereon shown on the purpose and consideration therein expressed. I (we) further certify that all other parties who have a mortgage or lien interest in the NEWMAN CENTER ADDITION subdivision have been notified and signed this plat.

I (we) 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 (we) 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

I (we) further acknowledge that the dedications and/or exactions 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 (we), my (our) successors and assigns hereby waive any claim, damage, or cause of action that I (we) may have as a result of the dedication of exactions made herein.

QUANA HOSPITALITY PARTNERS, LP. (OWNER)

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared GARY L. WEBB, 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 18th day of July, 2007.

Notary Public in and for the State of Texas

My Commission Expires:



Signature of Party with Mortgage or Lien Interest (NRFC WA HOLDINGS II, LLC)

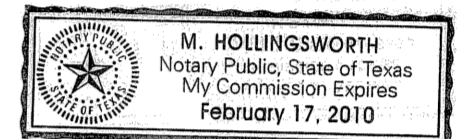
STATE OF TEXAS
COUNTY OF ROCKWALL Dallas

Before me, the undersigned authority, on this day personally appeared Jan Obren, 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 24th day of July, 2007.

Notary Public in and for the State of Texas

My Commission Expires:



SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, WILLIAM J. JOHNSON, do hereby certify that I prepared this plat from an actual survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.

Registered Professional Land Surveyor No. 5426



RECOMMENDED FOR FINAL APPROVAL

Planning and Zoning Commission 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 1st day of July, 2007.

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 30th day of July, 2007.

Willie R. Cecil, Mayor, City of Rockwall

Dorothy Brooks, City Secretary

Chuck Todd 8-3-07, City Engineer



REPLAT

NEWMAN CENTER ADDITION
LOT 5 BLOCK A
2.148 ACRES / 1 LOT ZONED C-COMMERCIAL

BEING A REPLAT OF LOT 4
BLOCK A, NEWMAN CENTER
CAB. G, SLIDE 63
P.R.R.C.T.

JOSEPH CADLE SURVEY, ABSTRACT NO. 65 CITY
OF ROCKWALL, ROCKWALL COUNTY, TEXAS

QUANA HOSPITALITY PARTNERS, LP. OWNER

16610 Dallas Parkway, Suite 1300
Dallas, Texas 75248

(214)368-8780

JONES & BOYD, INC. SURVEYOR/ENGINEER

17090 Dallas Parkway, Suite 200
Dallas, Texas 75248

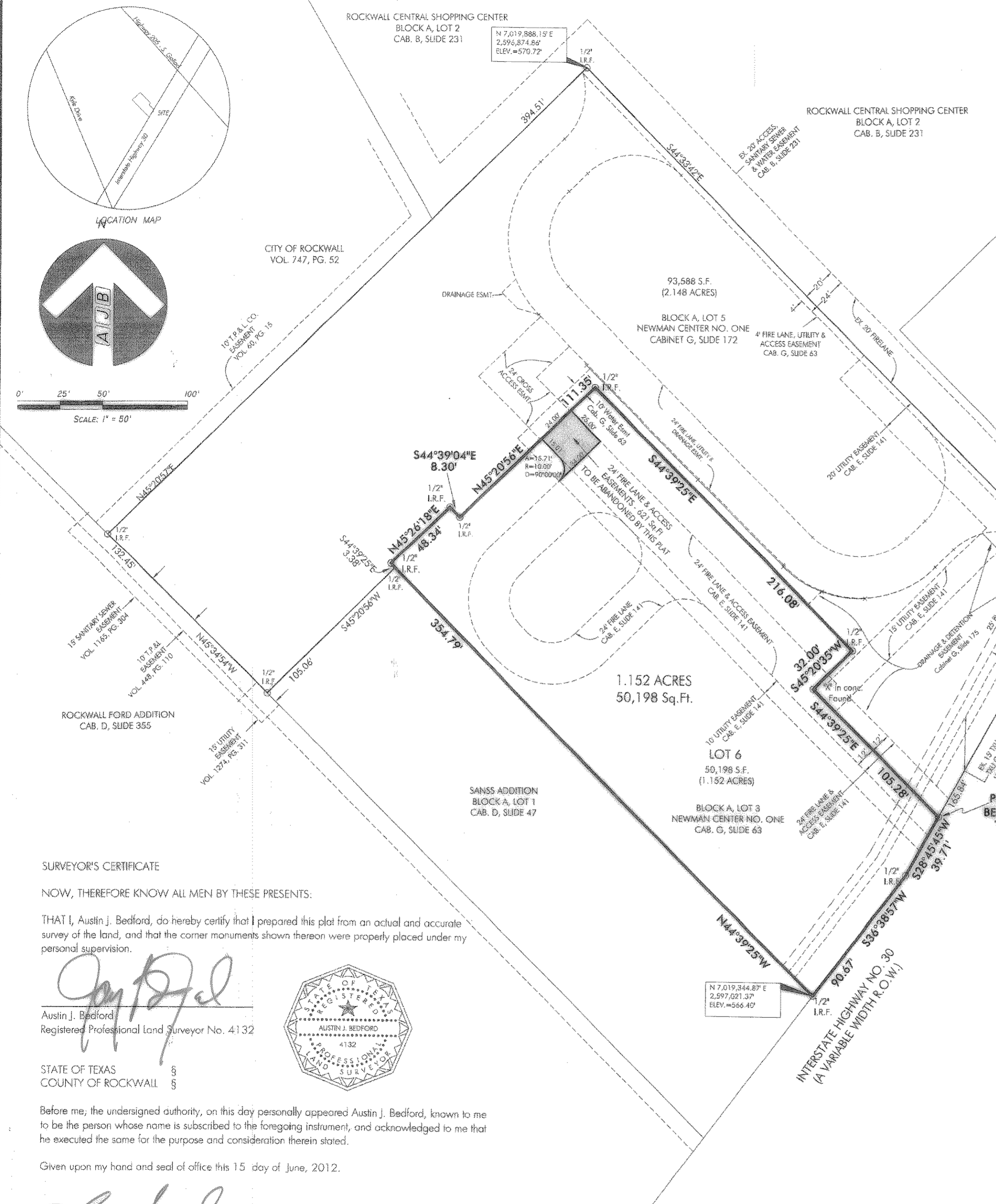
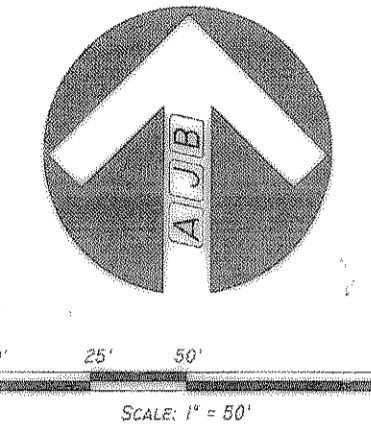
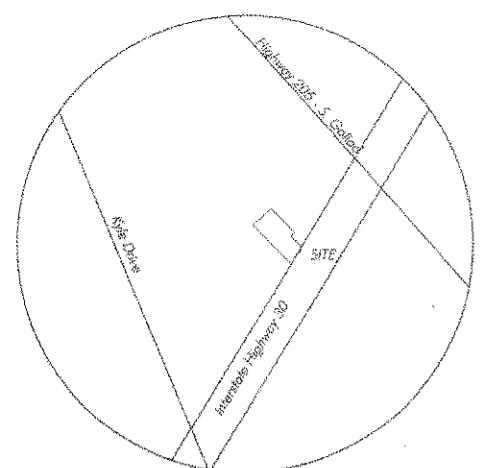
(972)248-7676

June 19, 2007

Sheet 2 of 2

G-176

Replat Newman Center
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SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:
 THAT I, Austin J. Bedford, 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.

Austin J. Bedford
 Austin J. Bedford
 Registered Professional Land Surveyor No. 4132

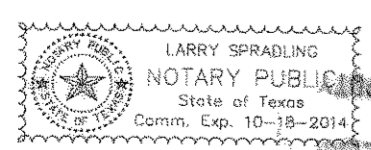


STATE OF TEXAS §
 COUNTY OF ROCKWALL §

Before me, the undersigned authority, on this day personally appeared Austin J. Bedford, 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 15th day of June, 2012.

Larry Spradling
 Notary Public in and for the State of Texas



FILED FOR RECORD
 ROCKWALL COUNTY, TEXAS
 12 JUN 27 PM 2:19

NOTES:
 BEARINGS ARE BASED ON THE NORTHEAST LINE OF NEWMAN CENTER ADDITION RECORDED IN CABINET E, SLIDE 141 OF THE PLAT RECORDS, ROCKWALL COUNTY, TEXAS.

FLOOD STATEMENT: ACCORDING TO COMMUNITY PANEL NO. 48397C0040L, DATED SEPTEMBER 26, 2008 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY, NATIONAL INSURANCE PROGRAM MAP THIS PROPERTY IS WITHIN FLOOD ZONE "X", WHICH IS NOT A SPECIAL FLOOD HAZARD AREA. IF THIS SITE IS NOT WITHIN AN IDENTIFIED SPECIAL FLOOD HAZARD AREA, THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

RECOMMENDED FOR FINAL APPROVAL
Paul Spradling 02-28-12
 Planning and Zoning Commission 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 5th day of March, 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 2nd day of June, 2012.

Paul Spradling Mayor, City of Rockwall
City Secretary
City Engineer

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 therefore 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.



NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
 STATE OF TEXAS §
 COUNTY OF ROCKWALL §
 WE the undersigned owners of the land shown on this plat, and designated herein as the REPLAT OF NEWMAN CENTER ADDITION, LOTS 6, BLOCK A to the City of Rockwall, Rockwall County, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed. WE further certify that all other parties who have a mortgage or lien interest in the REPLAT OF NEWMAN CENTER ADDITION, LOTS 6, BLOCK A have been notified of this Replat.

WE 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 (we) also understand the following:

- No buildings shall be constructed or placed upon, over, or across the utility easements as described herein.
- 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.
- 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.
- The developer and subdivision engineer shall bear total responsibility for storm drain improvements.
- 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.
- 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 of 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.

WE 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 (we), my (our) successors and assigns hereby waive any claim, damage, or cause of action that I (we) may have as a result of the dedication of exactions made herein.

ROCKWALL HONDA REAL ESTATE, L.P.

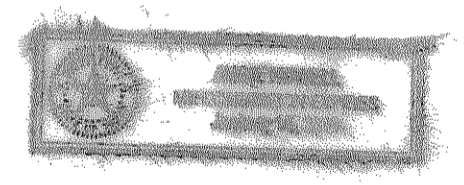
Michael Worrell
 BY: MICHAEL WORRELL
 TITLE: MANAGER/OWNER

STATE OF TEXAS §
 COUNTY OF ROCKWALL §

Before me, the undersigned authority, on this day personally appeared MICHAEL WORRELL of Rockwall Honda Real Estate, L.P., known to me to be the person(s) whose name(s) is/are 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 15th day of June, 2012.

Debi Howell
 Notary Public in and for the State of Texas



OWNERS DEDICATION

STATE OF TEXAS §
 COUNTY OF ROCKWALL §

WHEREAS ROCKWALL HONDA REAL ESTATE, L.P. being the owners of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING a 1.152 acre tract of land situated in the Joseph Cadle Survey, Abstract No. 65 in the City of Rockwall, Rockwall County, and being Lot 3 of the Newman Center Addition according to the plat recorded in Cabinet G, Slide 63 of the Plat Records of Rockwall, County Texas and being more particularly described as follows:

BEGINNING at a 9/8" in concrete found for the east corner of said Lot and being located in the northwest line of Interstate Highway No. 30 (variable width);

THENCE along said northwest line, SOUTH 28°45'45" WEST a distance of 39.71 feet to a 1/2" inch iron rod found for corner;

THENCE continuing with said northwest line, SOUTH 36°38'57" WEST a distance of 90.67 feet to a 1/2" inch iron rod found for the south corner of said Lot 3;

THENCE departing said northwest line, NORTH 44°39'25" WEST a distance of 354.79 feet to a 1/2" inch iron rod found for the west corner of said Lot 3;

THENCE NC RTH 45°26'18" EAST a distance of 48.34 feet to a 1/2" inch iron rod found for corner;

THENCE SOUTH 44°39'04" EAST a distance of 8.30 feet to a 1/2" inch iron rod found for corner;

THENCE NC RTH 45°20'56" EAST a distance of 111.35 feet to a 1/2" inch iron rod found for the north corner of said Lot 3;

THENCE SO JTH 44°39'25" EAST a distance of 216.08 feet to a 1/2" inch iron rod found for corner;

THENCE SO JTH 45°20'35" WEST a distance of 32.00 feet to an "X" cut in concrete found for corner;

THENCE SO JTH 44°39'25" EAST a distance of 105.28 feet to the POINT OF BEGINNING;

CONTAINING 1.152 acres or 50,198 square feet of land more or less.

JOSEPH CADLE SURVEY, ABSTRACT NO. 65
 CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

REPLAT
 NEWMAN CENTER ADDITION
 LOTS 6, BLOCK A
 1.152 ACRES - 1 LOT ZONE C-COMMERCIAL
 BEING A REPLAT OF LOT 3
 BLOCK A - NEWMAN CENTER ADDITION

Owner: ROCKWALL HONDA REAL ESTATE, LP
 1030 Interstate Hwy. 30
 ROCKWALL, TEXAS 75087 972-771-6686

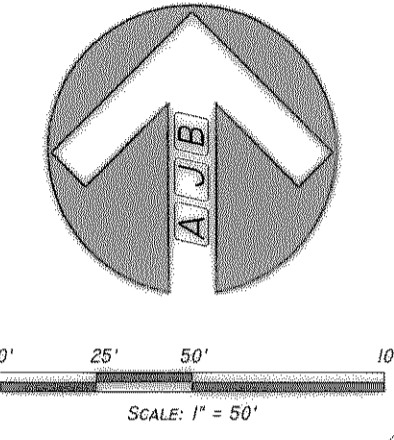
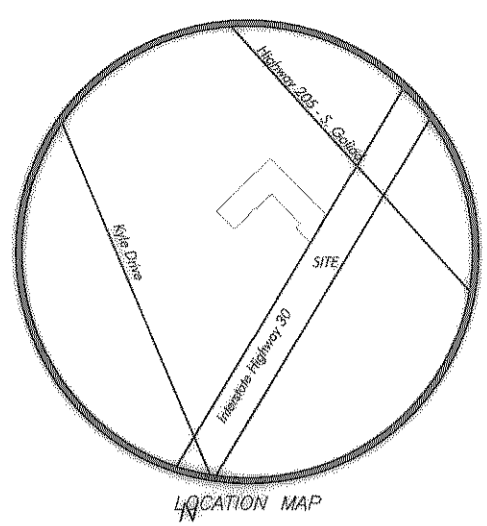
Scale: 1" = 50'	Checked By: A.J. Bedford
Date: APRIL 19, 2012	P.C.: D. Crier
Technician: L. Spradling	File: ROCKWALL HONDA
Drawn By: L. Spradling	Job No. 546-001
	GF No. N/A

301 N. Alamo Rd., Rockwall, Texas 75087
 (972) 722-0225, www.ajbedfordgroup.com

Sheet: 1
 Of: 1



H-226



ROCKWALL CENTRAL SHOPPING CENTER
BLOCK A, LOT 2
CAB. B, SLIDE 231

CITY OF ROCKWALL
VOL. 747, PG. 52

LOT 7
93,588 S.F.
(2.148 ACRES)

BLOCK A, LOT 5
NEWMAN CENTER NO. ONE
CABINET G, SLIDE 172

3.301 ACRES
143,785 Sq.Ft.

Lot 6, Block A
50,198 S.F.
(1.152 ACRES)
NEWMAN CENTER NO. ONE
CAB. H, SLIDE 226

SANSS ADDITION
BLOCK A, LOT 1
CAB. D, SLIDE 47

ROCKWALL FORD ADDITION
CAB. D, SLIDE 355

RECOMMENDED FOR FINAL APPROVAL

[Signature]
Planning and Zoning Commission

10/30/2012
Date

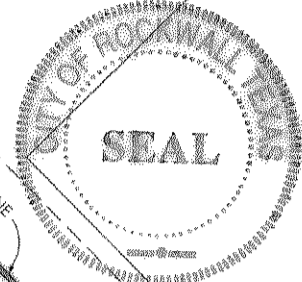
APPROVED

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 30th day of November, 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 14th day of December, 2012.

[Signatures]
Mayor, City Secretary, City Engineer



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 therefore 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.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS §
COUNTY OF ROCKWALL §

WE the undersigned owners of the land shown on this plat, and designated herein as the REPLAT OF NEWMAN CENTER ADDITION, LOT 7, BLOCK A to the City of Rockwall, Rockwall County, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed. WE further certify that all other parties who have a mortgage or lien interest in the REPLAT OF NEWMAN CENTER ADDITION, LOT 5, BLOCK A have been notified of this Replat.

WE 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 (we) also understand the following:

- No buildings shall be constructed or placed upon, over, or across the utility easements as described herein.
- 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.
- 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.
- The developer and subdivision engineer shall bear total responsibility for storm drain improvements.
- 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.
- 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 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.

WE 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 (we), my (our) successors and assigns hereby waive any claim, damage, or cause of action that I (we) may have as a result of the dedication of exactions made herein.

I-30 AT 205, LLC

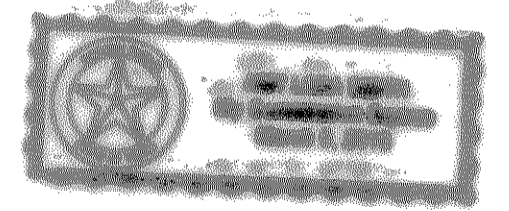
[Signature]
BY: Gary L. Webb
TITLE: Managing Member

STATE OF TEXAS §
COUNTY OF TARRANT §

Before me, the undersigned authority, on this day personally appeared Gary L. Webb, Managing Member of I-30 AT 205, LLC, known to me to be the person(s) whose name(s) is/are 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 31st day of November, 2012.

[Signature]
Notary Public in and for the State of Texas



JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

REPLAT
NEWMAN CENTER ADDITION
LOT 7, BLOCK A
2.148 ACRES - 1 LOT ZONE C-COMMERCIAL
BEING A REPLAT OF LOT 5
BLOCK A - NEWMAN CENTER ADDITION

Owner: I-30 AT 205, LLC
2600 E. Southlake Blvd., Suite 120-371
Southlake, Texas 76092 214-368-8780

Scale: 1" = 50'	Checked By: A.J. Bedford
Date: October 10, 2012	P.C.: D. Coyer
Technician: L. Spradling	File: HONDA VALLE PLACE
Drawn By: L. Spradling	Job. No. 546-001
	GF No. N/A

301 N. Alamo Rd. • Rockwall, Texas 75087
(972) 722-0225 • www.abedfordgroup.com

Sheet:
1
Of: 1

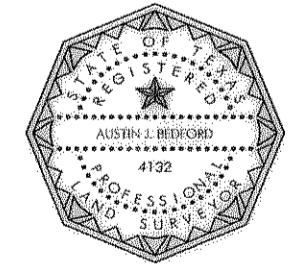


SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Austin J. Bedford, 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.

[Signature]
Austin J. Bedford
Registered Professional Land Surveyor No. 4132



FILED FOR RECORD
ROCKWALL CO. TEXAS
12 DEC 20 AM 10:53
SHELL MILLER
ROCKWALL COUNTY CLERK
BY: *[Signature]* DEPUTY

NOTES:

PURPOSE OF REPLAT IS TO ABANDON 24' CROSS ACCESS EASEMENT.

BEARINGS ARE BASED ON THE NORTHEAST LINE OF NEWMAN CENTER ADDITION RECORDED IN CABINET E, SLIDE 141 OF THE PLAT RECORDS, ROCKWALL COUNTY, TEXAS.

FLOOD STATEMENT: ACCORDING TO COMMUNITY PANEL NO. 48397C0040L, DATED SEPTEMBER 26, 2008 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY, NATIONAL FLOOD INSURANCE PROGRAM MAP THIS PROPERTY IS WITHIN FLOOD ZONE "X", WHICH IS NOT A SPECIAL FLOOD HAZARD AREA. IF THIS SITE IS NOT WITHIN AN IDENTIFIED SPECIAL FLOOD HAZARD AREA, THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

OWNERS DEDICATION

STATE OF TEXAS §
COUNTY OF ROCKWALL §

WHEREAS I-30 AT 205, LLC being the owners of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING a 2.148 acre tract of land situated in the Joseph Cadle Survey, Abstract No. 65 in the City of Rockwall, Rockwall County, and being Lot 5 of the Newman Center Addition according to the plat recorded in Cabinet G, Slide 172 of the Plat Records of Rockwall County, Texas and being more particularly described as follows:

BEGINNING at a ½ inch iron rod found for the east corner of said Lot 5 and being located in the northwest line of Interstate Highway No. 30 (variable width);

THENCE along said northwest line, SOUTH 28°45'45" WEST a distance of 165.84 feet to a "x" in concrete found for the south corner of said Lot 5 and being the east corner of Lot 6 of the Replat of Newman Center Addition according to the plat recorded in Cabinet H, Page 226 of the Plat Records of Rockwall County, Texas;

THENCE departing said northwest line of Interstate Highway No. 30 and following a common line between lots 5 & 6 as follows:

- NORTH 44°39'25" WEST a distance of 105.28 feet to an "x" in concrete found for corner;
- NORTH 45°20'35" EAST a distance of 32.00 feet to a 5/8 inch iron rod set for corner;
- NORTH 44°39'25" WEST a distance of 216.08 feet to a 5/8 inch iron rod set for corner;
- SOUTH 45°20'56" WEST a distance of 111.35 feet to a 5/8 inch iron rod set for corner;
- NORTH 44°39'04" WEST a distance of 8.30 feet to a 5/8 inch iron rod set for corner;
- SOUTH 45°26'18" WEST a distance of 48.34 feet to a 5/8 inch iron rod set for corner;
- SOUTH 44°39'25" EAST a distance of 3.38 feet to a 5/8 inch iron rod set for the west corner of said Lot 6;

THENCE SOUTH 45°20'56" WEST a distance of 105.06 feet to a ½ inch iron rod found for the westerly south corner of said Lot 5;

THENCE NORTH 45°34'54" WEST a distance of 132.45 feet to a ½ inch iron rod found for the west corner of said Lot 5;

THENCE NORTH 45°20'57" EAST a distance of 394.51 feet to a ½ inch iron rod found for the north corner of said Lot 5;

THENCE SOUTH 44°33'42" EAST a distance of 411.45 feet to the POINT OF BEGINNING;

CONTAINING 2.148 acres or 93,588 square feet of land more or less.