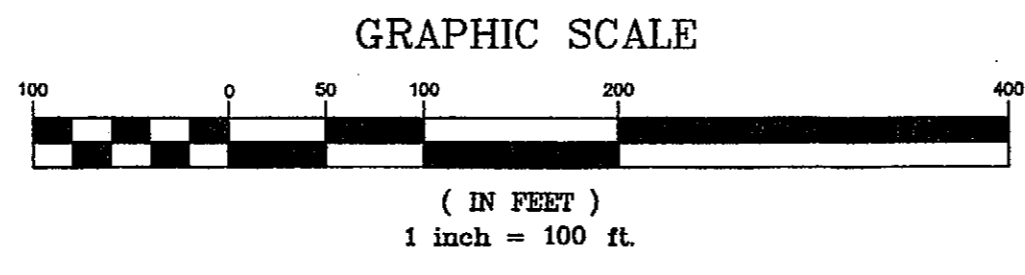


JOSEPH CADLE SURVEY,
 ABSTRACT NO. 65
 MCFARLAND SURVEY,
 ABSTRACT NO. 145



FILED RECORD
 ROCKWALL COUNTY CLERK
 01 JAN 10 PM 1:55
 CHARLOTTE DURKS
 CO. CLERK
 DEPUTY

4.979 AC.
 VOL. 1375, PG. 273
 D.R.R.C.T.

FOLSOM INVESTMENTS, INC.

6.6985 AC.
 VOL. 1375, PG. 282
 D.R.R.C.T.

LOT 1, BLOCK A
 NEWMAN CENTER ONE
 CAB. C, SLIDE 15
 3.30 AC.

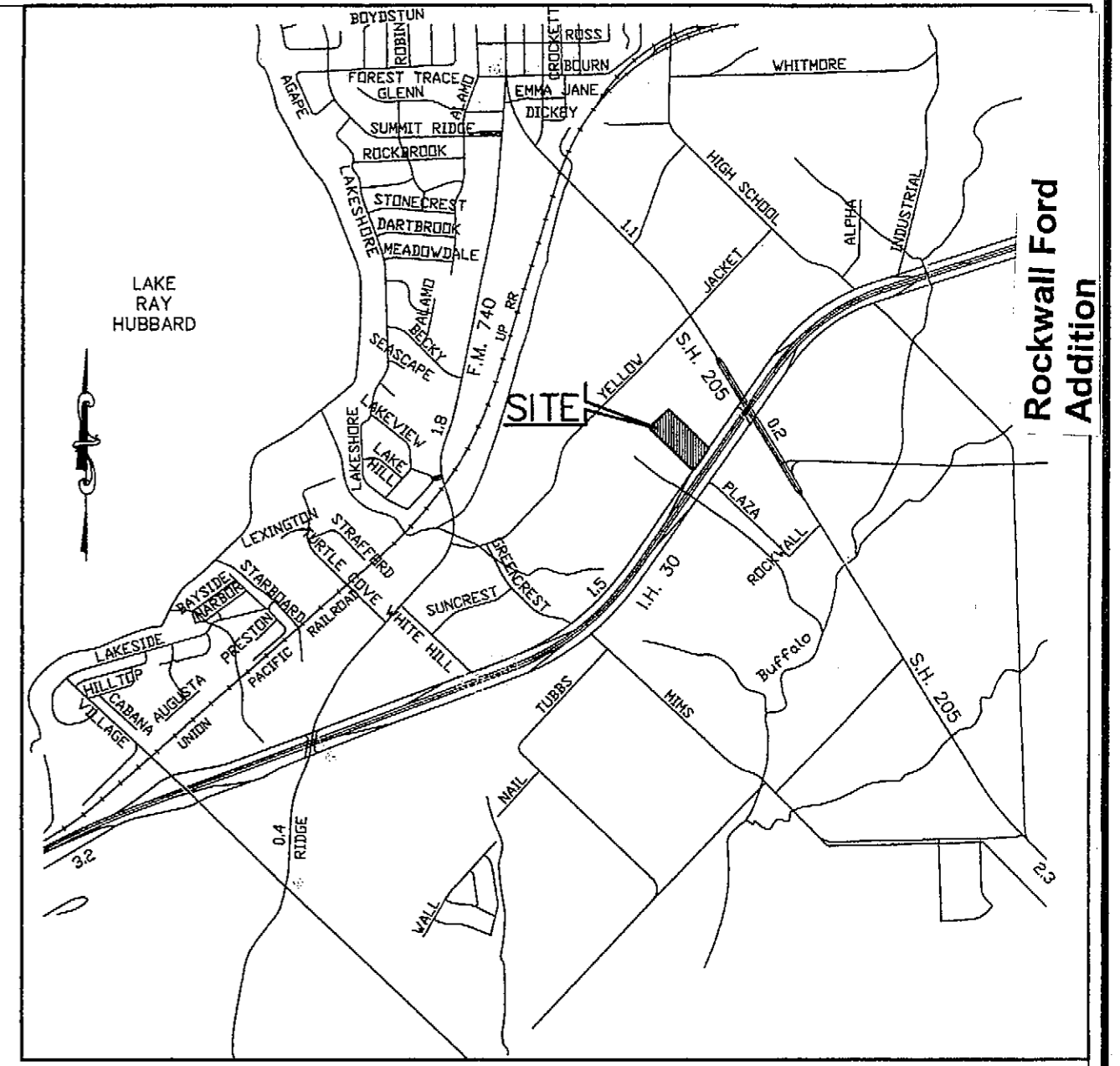
LOT 1, BLOCK A
 10.5855 AC.
 CALLED 10.587 AC.
 VOL. 1375, PG. 301
 D.R.R.C.T.

LOT 1, BLOCK A
 SANSS ADDITION
 CAB. D, SLIDE 47
 0.8834 AC.

16.00 AC.
 ROCKWALL PLACE APTS.
 CAB. D, SLIDES 53 & 54
 P.R.R.C.T.

ROCKWALL DIRT CO., L.C.
 6.874 AC.
 VOL. 1647, PG. 272
 D.R.R.C.T.

POINT OF BEGINNING



VICINITY MAP
 N.T.S.

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CH BRG	CH DIST	DELTA
C1	49.19	44.00	27.52	N76°41'02"W	46.67	64°03'10"
C2	49.19	44.00	27.52	S76°40'56"E	46.67	64°03'20"
C3	22.36	20.00	12.51	N76°40'56"W	21.21	64°03'20"
C4	74.97	44.00	50.28	S04°09'17"W	66.22	97°37'08"
C5	34.77	20.00	23.67	S05°09'09"W	30.56	99°36'51"
C6	22.36	20.00	12.51	S76°40'56"E	21.21	64°03'20"
C7	69.12	44.00	44.00	N00°20'43"E	62.23	90°00'00"
C8	31.42	20.00	20.00	N00°20'43"E	28.28	90°00'00"
C9	31.41	20.00	20.00	S00°20'50"W	28.28	89°59'46"
C10	69.11	44.00	44.00	S00°20'50"W	62.22	89°59'46"
C11	30.20	20.00	18.82	N87°54'30"W	27.41	86°30'26"
C12	66.43	44.00	41.40	N87°54'30"W	60.30	86°30'26"

OWNER/DEVELOPER

ROCKWALL LAND COMPANY, L.C.
 P.O. BOX 16305
 LUBBOCK, TEXAS 79490
 (806) 793-2727

FINAL PLAT

ROCKWALL FORD ADDITION
 J.D. McFARLAND SURVEY,
 ABSTRACT NO. 145
 CITY OF ROCKWALL
 ROCKWALL COUNTY, TEXAS

11/00 RESUBMIT PLAT
 8/11/99 REV. FIRELANE & ESMT.
 10/27/98 REV. FIRELANE
 10/21/98 REV. FIRELANE

PROJECT: 9838FPLT
 DATE: OCT 2000
 SCALE: 1"=100'
 DRAWN: D.L.B.
 CHK'D: W.L.D.

DOUPHRADE & ASSOCIATES, INC.
 ENGINEERING • PROJECT MANAGEMENT • SURVEYING
 P.O. BOX 1336 ROCKWALL, TEXAS 75087
 PHONE: (972)771-9004 FAX: (972)771-9005

LINE TABLE		
LINE	LENGTH	BEARING
L1	579.98'	S44°39'03"E
L2	583.59'	S44°39'03"E
L3	635.37'	N44°39'44"W
L4	631.63'	N44°39'48"W
L5	24.30'	S36°29'18"W
L6	332.20'	N48°50'17"E
L7	333.23'	N48°50'17"E
L8	196.98'	N45°26'10"E
L9	196.99'	N45°26'10"E
L10	148.22'	N44°39'17"W
L11	15.00'	N44°39'17"W
L12	148.22'	N44°39'17"W
L13	169.16'	N45°20'43"E
L14	169.19'	S45°20'43"W
L15	20.00'	S45°20'43"W
L16	20.00'	S44°39'17"E
L17	15.00'	N44°42'03"W
L18	20.00'	N44°39'17"W
L19	20.00'	N45°20'43"E
L20	62.83'	S45°20'43"W
L21	62.83'	S45°20'43"W
L22	15.00'	N44°32'17"E
L23	136.76'	S44°39'17"E
L24	136.76'	S44°39'17"E
L25	24.27'	S36°46'56"W

DRAINAGE EASEMENT LINE TABLE		
LINE	LENGTH	BEARING
L1	13.16'	N53°49'13"W
L2	30.00'	S36°46'56"W
L3	49.43'	S28°37'56"W
L4	81.68'	S35°24'49"W
L5	15.00'	N53°35'40"W
L6	81.42'	S35°24'49"W
L7	775.30'	N44°39'17"W
L8	27.68'	N45°20'43"E
L9	30.00'	S44°39'17"E
L10	12.68'	S45°20'43"W
L11	144.18'	N44°39'17"W
L12	13.52'	N45°20'43"E
L13	30.00'	S44°39'17"E
L14	13.52'	S45°20'43"W
L15	190.22'	N44°39'17"W
L16	31.91'	S15°24'06"W
L17	16.43'	S02°06'06"W
L18	8.24'	N45°20'43"E
L19	30.00'	S44°39'17"E
L20	22.70'	S45°20'43"W
L21	29.03'	S15°24'06"W
L22	124.36'	S44°39'17"E
L23	13.39'	N45°20'43"E
L24	30.00'	S44°39'17"E
L25	13.39'	S45°20'43"W
L26	150.37'	S44°39'17"E
L27	13.70'	N45°20'43"E
L28	30.00'	S44°39'17"E
L29	13.70'	S45°20'43"W
L30	28.86'	N44°39'17"W
L31	61.28'	S56°13'05"W
L32	18.50'	S53°49'13"E
L33	34.82'	S56°13'05"W

DRAINAGE EASEMENT CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CH BRG	CH DIST	DELTA
C1	140.83	292.50	71.81	S42°25'31"W	139.47	27°35'08"
C2	50.58	107.50	25.77	N21°56'03"E	50.12	26°57'32"
C3	106.65	92.50	60.14	N02°22'57"E	100.84	66°03'44"
C4	68.16	107.50	35.27	N26°29'21"W	67.03	36°19'50"
C5	148.05	307.50	75.49	S42°25'31"W	146.62	27°35'08"

LEGAL DESCRIPTION

THAT, ROCKWALL LAND COMPANY, L.C., IS THE OWNER OF A TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING, A TRACT OF LAND SITUATED IN THE J.D. McFARLAND SURVEY, ABSTRACT NO. 145, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AND BEING THAT CALLED 10.587 ACRE TRACT AS CONVEYED TO ROCKWALL LAND COMPANY, L.C., AS RECORDED IN VOLUME 1375, PAGE 301, OF THE DEED RECORDS OF ROCKWALL COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, AT A 1/2" IRON ROD SET IN THE NORTHWEST LINE OF THE SERVICE ROAD OF INTERSTATE HIGHWAY NO. 30 (A VARIABLE WIDTH R.O.W.), SAID POINT BEING THE SOUTHEAST CORNER OF SAID 10.587 ACRE TRACT, AND ALSO BEING THE MOST SOUTHERLY CORNER OF LOT 1, BLOCK A OF SANSS ADDITION, AN ADDITION TO THE CITY OF ROCKWALL AS RECORDED IN CABINET D, SLIDE 47, OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS;

THENCE, ALONG THE NORTHWESTERLY LINE OF INTERSTATE HIGHWAY NO. 30, THE FOLLOWING:

SOUTH 36°46'56" WEST, A DISTANCE OF 266.85 FEET TO A RIGHT-OF-WAY MONUMENT FOUND FOR CORNER;

SOUTH 36°29'18" WEST, A DISTANCE OF 200.00 FEET TO A 1/2" IRON ROD FOUND FOR THE MOST SOUTHERLY CORNER OF SAID 10.587 ACRE TRACT, SAME BEING THE MOST EASTERLY CORNER OF A TRACT AS CONVEYED TO HENRY S. MILLER AS RECORDED IN VOLUME 105, PAGE 121, OF SAID DEED RECORDS;

THENCE, NORTH 44°39'17" WEST, LEAVING THE NORTHWEST LINE OF INTERSTATE HIGHWAY NO. 30, A DISTANCE OF 1047.81 FEET TO A 1/2" IRON ROD FOUND ON THE NORTHEAST LINE OF ROCKWALL PLACE APARTMENTS ADDITION, AN ADDITION TO THE CITY OF ROCKWALL, AS RECORDED IN CABINET D, SLIDES 53 AND 54 OF SAID PLAT RECORDS;

THENCE, NORTH 49°00'41" EAST, A DISTANCE OF 463.77 FEET TO A 1/2" IRON ROD FOUND AT THE MOST NORTHERLY CORNER OF SAID 10.587 ACRE TRACT;

THENCE, SOUTH 44°37'02" EAST, ALONG THE NORTHEAST LINE OF SAID 10.587 ACRE TRACT, A DISTANCE OF 433.04 FEET TO A 1/2" IRON ROD SET FOR CORNER;

THENCE, SOUTH 44°32'17" EAST, PASSING AT 14.40 FEET THE NORTHWEST LINE OF LOT 1, BLOCK A OF NEWMAN CENTER ONE ADDITION, AN ADDITION TO THE CITY OF ROCKWALL, AS RECORDED IN CABINET C, SLIDE 15, OF SAID PLAT RECORDS, IN ALL A TOTAL DISTANCE OF 514.60 FEET TO THE POINT OF BEGINNING AND CONTAINING 10.5855 ACRES OF LAND.

NOW, THEREFORE, KNOW ALL MEN 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 ROCKWALL FORD ADDITION subdivision on addition 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 on the purpose and consideration therein expressed. I further certify that all other parties who have a mortgage or lien interest in ROCKWALL FORD 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.

OWNER: ROCKWALL LAND COMPANY, L.C. GREGORY W. WESSELS

STATE OF TEXAS
COUNTY OF ROCKWALL
Before me, the undersigned authority, on this day personally appeared GREGORY W. WESSELS 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 4th day of December, 2000

C. Ammons Notary Public in and for the State of Texas My Commission Expires: 03-18-2002

Signature of Party with Mortgage or Lien Interest

STATE OF TEXAS
COUNTY OF ROCKWALL
Before me, the undersigned authority, on this day personally appeared Steve Alexander 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 4th day of December, 2000

Vickie M. Smith Notary Public in and for the State of Texas My Commission Expires:

VICKIE M. SMITH Notary Public, State of Texas My Commission Expires 2-20-2002

SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

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

KENNETH E. BROWN, R.P.L.S. NO. 2062

STATE OF TEXAS
COUNTY OF ROCKWALL

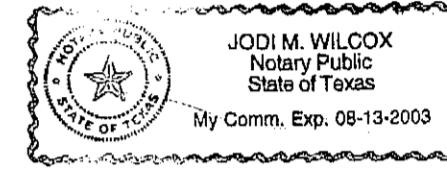
This instrument was acknowledged before me on the 6th day of December, 1998-2000

By Jodi M. Wilcox Notary Public in and for the State of Texas My Commission Expires:



RECOMMENDED FOR FINAL APPROVAL

Planning And Zoning Commission Date 1-9-01



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

30 day of November, 2000

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 final approval.

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

WITNESS OUR HANDS, this 5th day of January, 2001

Scott L. Self Mayor, City of Rockwall Belinda Page City Secretary City of Rockwall



County Judge

OWNER/DEVELOPER

ROCKWALL LAND COMPANY, L.C. P.O. BOX 16305 LUBBOCK, TEXAS 79490 (806) 793-2727

FINAL PLAT

ROCKWALL FORD ADDITION J.D. McFARLAND SURVEY, ABSTRACT NO. 145 CITY OF ROCKWALL ROCKWALL COUNTY, TEXAS

PROJECT: 9838VERB DOUPHRATE & ASSOCIATES, INC. DATE: OCT 2000 SCALE: 1"=100' ENGINEERING • PROJECT MANAGEMENT • SURVEYING DRAWN: D.L.B. P.O. BOX 1336 ROCKWALL, TEXAS 75087 CHK'D: W.L.D. PHONE: (972)771-9004 FAX: (972)771-9005