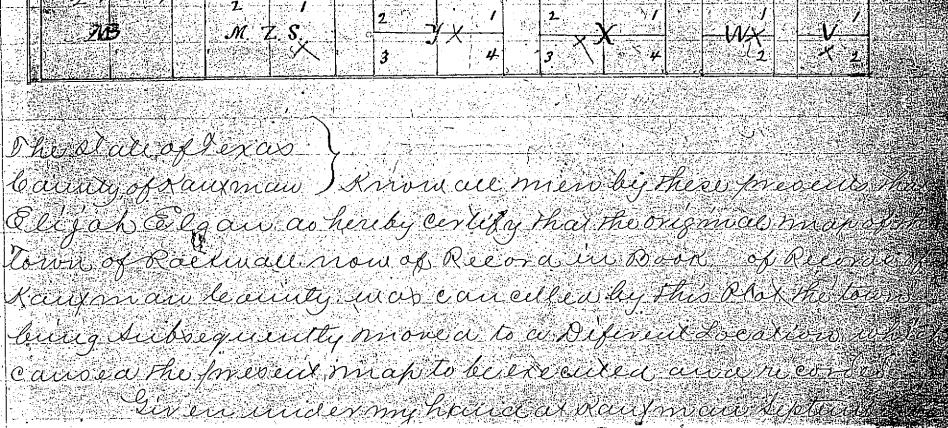
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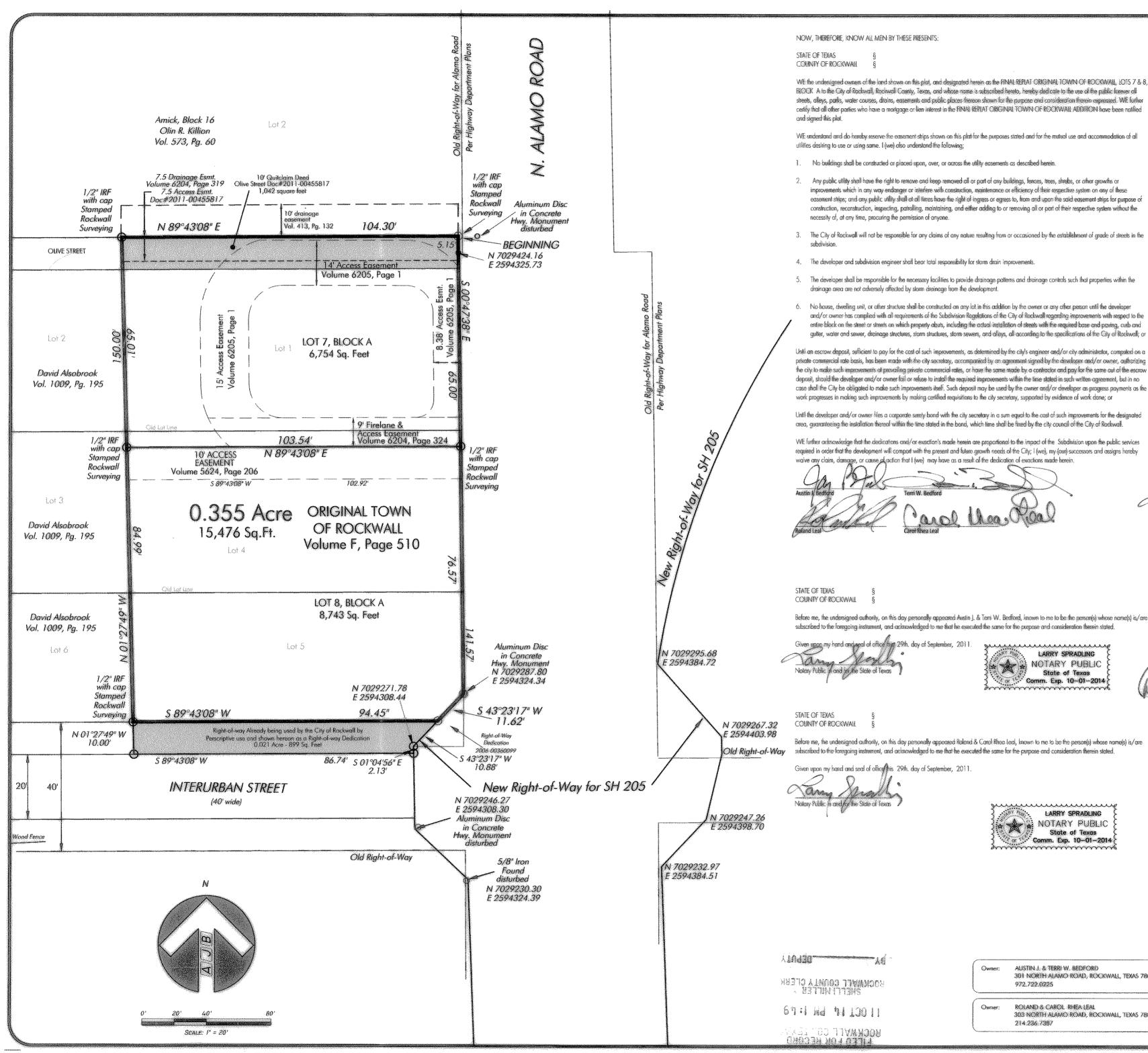


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WE the undersigned owners of the land shown on this plat, and designated herein as the FINAL REPLAT ORIGINAL TOWIN OF ROCKWALL, LOTS 7 & 8, BLOCK A to the City of Rockwall, Rockwall County, Texas, and whose name is subscribed hereto, hereby dedicate to the public larever 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 FINAL REPLAT ORIGINAL TOWN OF ROCKWALL ADDITION have been notified

- 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, partolling, maintaining, and either adding to or removing all or part of their respective system without the

- 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

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 escrov 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

WE further acknowledge that the dedications and/or exaction's made herein are proportional to the impact of the Subdivision upon the public services requited 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

## OWNER'S CERTIFICATE STATE OF TEXAS COUNTY OF ROCKWALL

WHEREAS. We AUSTIN J. & TERRI W. BEDFORD, ROLAND & CAROL RHEA LEAL and the City of Rockwall are the owner of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING all that certain tract or parcel situated in the Original Town of Rackwall according to the plat orginally filed in Volume F, Page 510 of the Book Records of City of Kaufman County, Texas, and being all of LOTS 1,4, and a portion of LOT 5 and all of a 10 foot strip of land shown on the Orginal Town of Rockwall for the purpose of future right-of-way being more particularly described as follows:

IEGINNING at a ½ inch iron red with cap stamped Rockwall Surveying and being located in the north line of said 10 faot strip of land and being located north a listance of 10 feet from the northeast corner of soid Lot) and being located in the west line of the original alignment of Alamo Road;

THENCE along the west line of said Alomo Road, SOUTH 00° 4738 EAST a distance of 141.57 feet to a % inch iron rod set for the north corner of a right-o-way dedication for said Interurban Street, recorded in cc#200603360099 of the Dead Records of Callin County Texas,

THENCE along the said dedication, SOUTH 43'23'17' WEST a distance of 11.62 feet to a 5/2 inch iron rod set in present north line of Interurban Street (40' wide);

THENCE along said present line, SOUTH 89°43'08" WEST a distance of 94.44 feet to a ½ inch iron rad stamped Rockwall Surveying found in the west line of said

THENCE departing Interurban, NORTH 01°27'49" WEST a distance of 150:00 feet to a 1/2 inch iron rod with cap stamped Rochwall Surveying found in north line of said 10 foot strip of land and being located north a distance of 10 feet from the northwest comer of said Lot 1;

THENCE along the north line of said 10 foot strip, NORTH 89°43'08" EAST a distance of 104.30 feet to the POINT OF BEGINNING;

CONTAINING 0.355 acre or 15,476 square feet of land more or less.

SURVEYOR'S CENTRICATE

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 supe

AUSTIN J. BEDFO

4132

STATE OF TEXAS

APPROVED

of September, 2011

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 29st, day of September, 2011

lotary Public in and for the State of Texas

RECOMMENDED FOR EINAL APPROVA

unnere and LARRY SPRADLING NOTARY PUBLIC State of Texas Comm. Exp. 10-01-2014



Before me, the undersigned authority, on this day personally appeared Austin J. & Terri W. Bedford, known to me to be the person(s) whose name(s) is/are

Befere me, the undersigned outhority, on this day personally appeared Roland & Carol-Rhea Leal, known to me to be the person(s) whose name(s) is/are

This approval shall be invalid unless the approved plat for such addition is recorded in the univ Clerk of Ro all, County, Texas, within one hundred

hereby certify that the above and foregoing plot of an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the Ooth day

eighty (180) days from said date of final approval Solonder, 2011 SEAL ASU 1230-200 Moyor, City of Rockwall City Secretary

NOTE: It shall be the policy of the City of Rockwall to withhold issuing building permits until all streets, water, sever 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 r permit therefore issued, nor shall such approval constitute any representation, assurance or guarantee by the City of the adequacy and availability for water for per use and fire protection within such plat, as required under Ordinance 83-54.

> LOTS 7 & 8, BLOCK A **ORIGINAL TOWN OF ROCKWALL** 0.355 ACRE BEING A REPLAT OF ALL OF LOTS 1, 4 AND A PORTION OF LOT 5 AND ALL OF A 10 FOOT ROW ORIGINAL TOWN OF ROCKWALL

FINAL REPLAT

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

301 NORTH ALAMO ROAD, ROCKWALL, TEXAS 78087

303 NORTH ALAMO ROAD, ROCKWALL, TEXAS 78087

AD Bedford Group, Inc. Registered Professional Land Surveyors

H-179

