

Rockwall Executive

STATE OF TEXAS §
COUNTY OF ROCKWALL §

WHEREAS, Paul Davis, being the owner of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING all of Lot 1, Block A, of ROCKWALL EXECUTIVE CENTER ADDITION, and addition to the City of Rockwall, Rockwall County, Texas as recorded in Slide "B", page 12 Records of Rockwall County, Texas, and also being a part of that tract of land in the E.P. Gaines Chisum Survey, Abstract No. 64 as described in the deed recorded in Volume 210, page the Rockwall County Deed Records and being more particularly described as follows;

BEGINNING at the point of intersection of the Northwest right-of-way of Ridge Road (Hwy No. 740) a 100.00 foot right-of-way at this point with the Northeast right-of-way line of Turtle Cove Drive a 60 foot right-of-way, a iron pin found for corner;

THENCE, North 44° 23' 34" West, with said Northeast right-of-way line of Turtle Cove Drive a distance of 480.12 feet to an iron pin for corner;

THENCE, North 43° 48' 57" East, departing said right-of-way of Turtle Cove Drive, a distance of 265.72 feet to an iron pin found for corner;

THENCE, South 45° 54' 26" East, a distance of 480.00 feet to an iron pin found for corner in said Northwest right-of-way line of Ridge Road; (Hwy No. 740)

THENCE, South 43° 50' 12" West, with said Northwest right-of-way line of Ridge Road, a distance of 278.40 feet to the POINT OF BEGINNING and containing 2.998 acres of land more or less: (130,576 square feet)

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That Paul Davis, being owner, does hereby adopt this plat designating the hereinabove described property as Replat of Rockwall Executive Center Addition to the City of Rockwall, Rockwall County, Texas, and does hereby dedicate to the public use forever the streets and alleys shown thereon and does hereby reserve the easement strips shown on this plat for the purpose stated and for the mutual use and accommodation of all utilities desiring to use or using same. 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 systems 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 this subdivision. The developer and subdivision engineer shall bear total responsibility for storm drainage 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 such time as the developer 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. 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.

WITNESS our hand at Rockwall, Texas this 17th day of Nov A.D. 1992.
Paul Davis, Owner
By Paul Davis

STATE OF TEXAS §
COUNTY OF ROCKWALL §

Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Paul Davis, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledge to me that he executed the same for the purpose and consideration herein expressed.

GIVEN under my hand and seal of office this 17th day of Nov A.D. 1992.

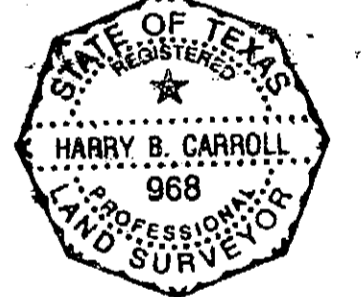
Jeanne Kozma
Notary Public in and for the State of Texas
My Commission Expires 2-26-94

SURVEYORS CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Harry B. Carroll, 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.

Harry B. Carroll
Harry B. Carroll Professional Land Surveyor No. 968

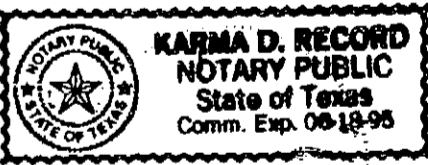


STATE OF TEXAS §
COUNTY OF ROCKWALL §

Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Harry B. Carroll, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledge to me that he executed the same for the purpose and consideration herein expressed.

GIVEN under my hand and seal of office this 14th day of Oct A.D. 1992.

Karma D. Record
Notary Public in and for the State of Texas
My Commission Expires 06-18-95



RECOMMENDED FOR FINAL APPROVAL:

William Ewin 11-17-92
City Administrator Date

APPROVED:

Neal B. Nelson 11-24-92
Chairman Planning and Zoning Commission Date

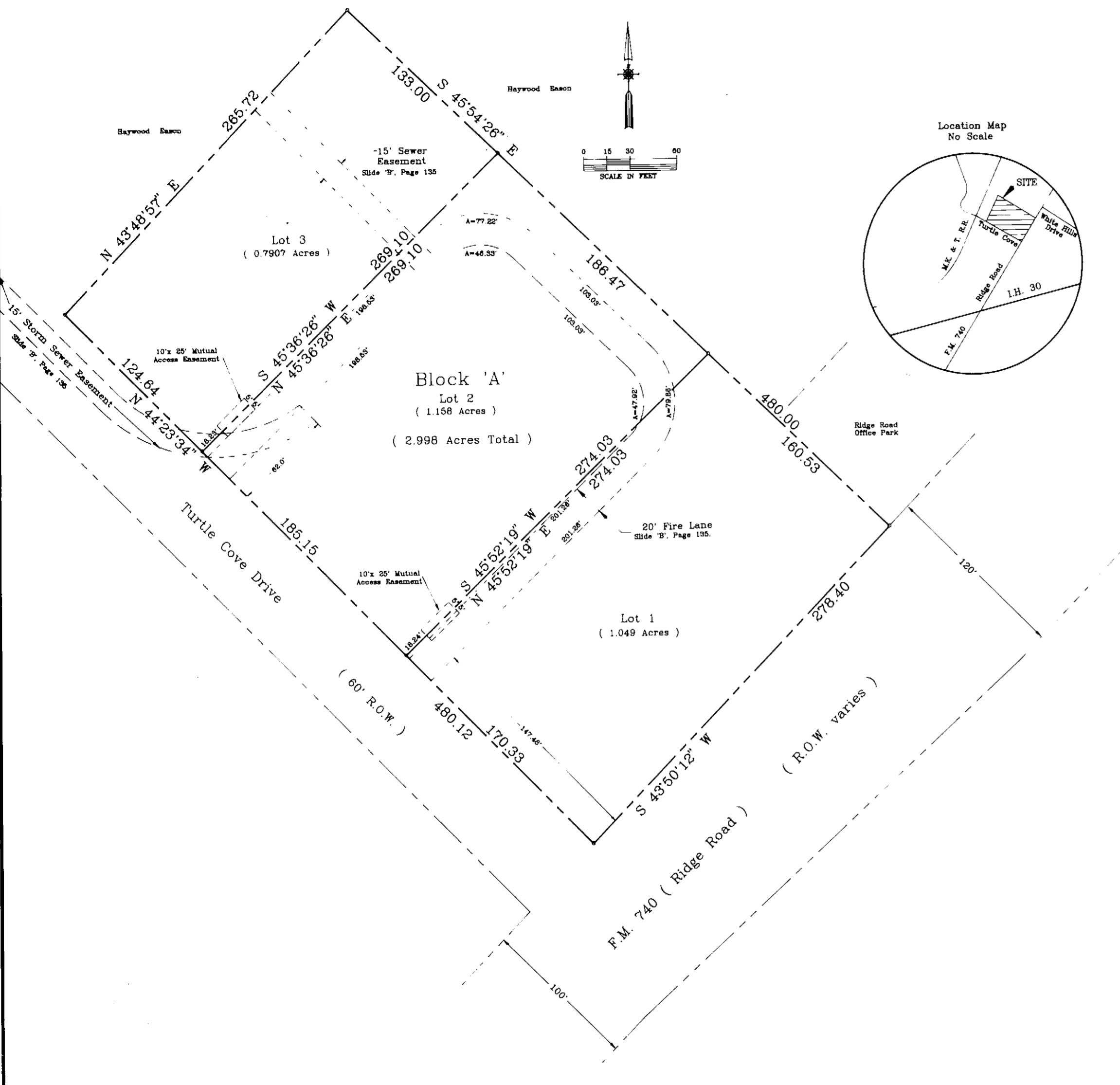
I hereby certify that the above and foregoing replat of the Rockwall Executive Center Addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall, Texas, on the 16 day of November A.D. 1992.

WITNESS our hand this 14th day of December A.D. 1992.

Paul Meier
Mayor

Helder Truoghe
City Secretary

C-163



REPLAT OF ROCKWALL EXECUTIVE CENTER

BEING ALL OF LOT 1, BLOCK A,
ROCKWALL EXECUTIVE CENTER ADDITION & PART OF
A TRACT RECORDED IN VOLUME 210, PAGE 458. D.R.R.C.T.
E.P. GAINES CHISUM SURVEY ABSTRACT No. 64
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

PAUL DAVIS OWNER
106 N. GOLIAD ROCKWALL, TEXAS 75087

HARRY B. CARROLL SURVEYORS, INC.

3321 BROADWAY SUITE 202 GARLAND, TEXAS 75043

Scale 1" = 50' October 14, 1992