



CONVEYANCE PLAT
PARK STATION
LOT 1, BLOCK A

16.26 ACRES 708,108 S.F.
 1 LOT

BEING A REPLAT OF
 PART OF INDALLOY ADDITION AND
 TRACT 31 OF 98.319 ACRES TRACT
 R. BALLARD SURVEY, ABSTRACT NO. 29
 CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

SHEET 1 OF 2

SYMBOL LEGEND	
(C)	CONCRETE
(O)	WOOD
(S)	STEEL
(F)	FOUNDATION
(P)	PIPE
(E)	ELECTRICAL
(W)	WATER
(S)	SEWER
(L)	LANDSCAPE
(R)	ROAD
(B)	BUILDING
(I)	IRON
(G)	GRASS
(T)	TERRACE
(D)	DRAINAGE
(U)	UTILITY
(V)	VALVE
(M)	MATERIAL
(N)	NONE

OWNER:
 COLUMBIA EXTRUSION CORPORATION
 BILL BRICKER
 305 PARK PLACE BOULEVARD
 ROCKWALL, TEXAS 75087

H.D. Fetty Land Surveyor, LLC
 Firm Registration no. 101509-00
 6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

SURVEY DATE: JUNE 2022
 SCALE: 1" = 100' FILE # 20140274-RP
 CLIENT: CDC, LLC GF# NONE

CURVE DATA TABLE

CURVE	CENTRAL ANGLE	RADIUS	TANGENT	ARC LENGTH	CHORD	CHORD BEARING
C-1	55°07'56"	733.42'	382.87'	705.72'	678.81'	S 84°14'49"W

- NOTES
- 1) According to F.E.M.A. Flood Insurance Rate Map, Community Panel No. 48397C0040 L dated Sept. 26, 2008, this property lies in Zones A & X. Part of this property does appear to lie within a 100-year flood plain.
 - 2) BEARING SOURCE: CITY OF ROCKWALL CONTROL MONUMENT SYSTEM.
 - 3) ALL 1/2" IRS ARE CAPPED WITH YELLOW PLASTIC CAPS "RPLS 5034."
 - 4) Property owners are responsible for maintenance, repair and replacement of all retaining walls, the HOA and the owner are responsible for drainage and detention systems in easements.

