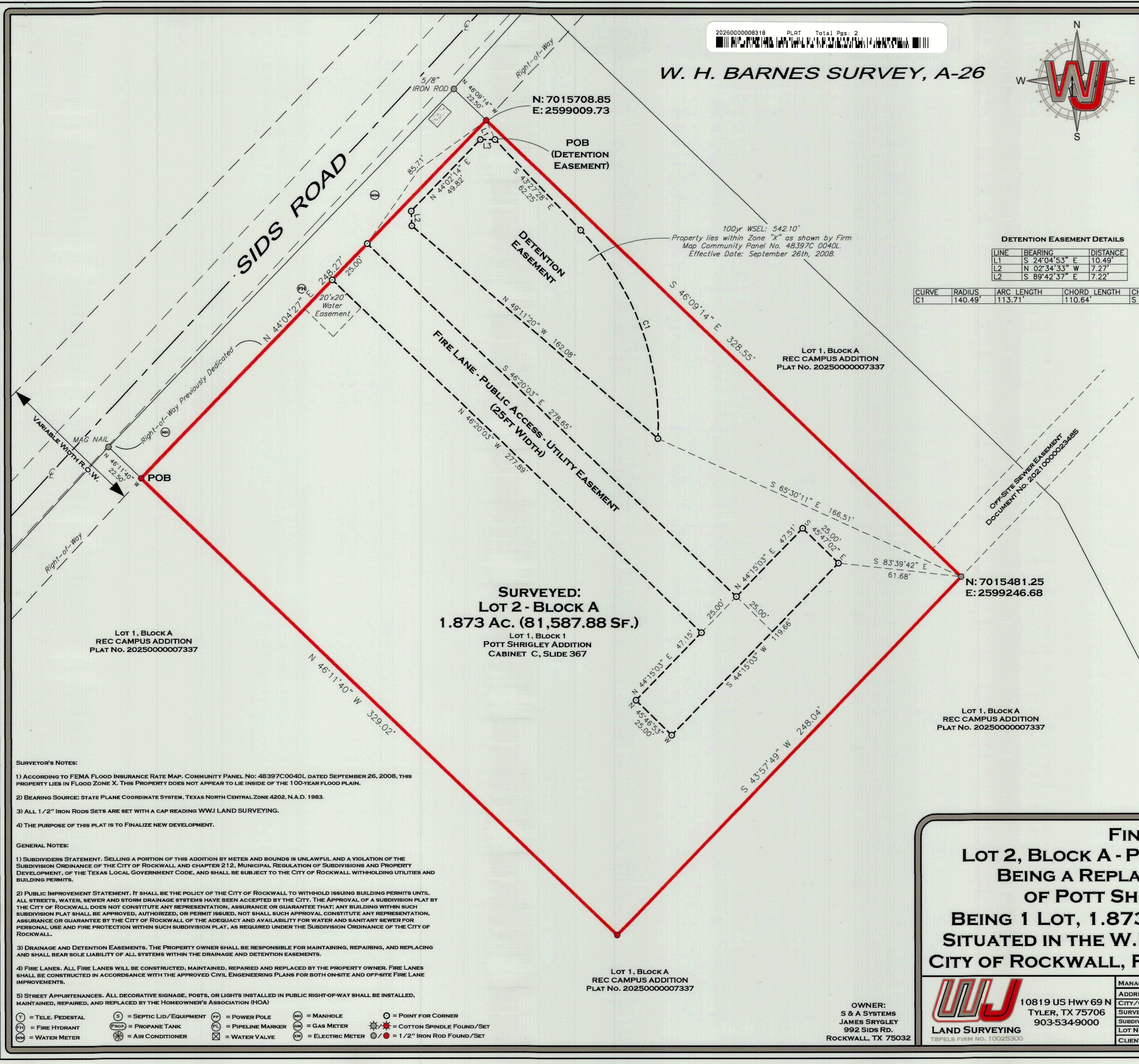
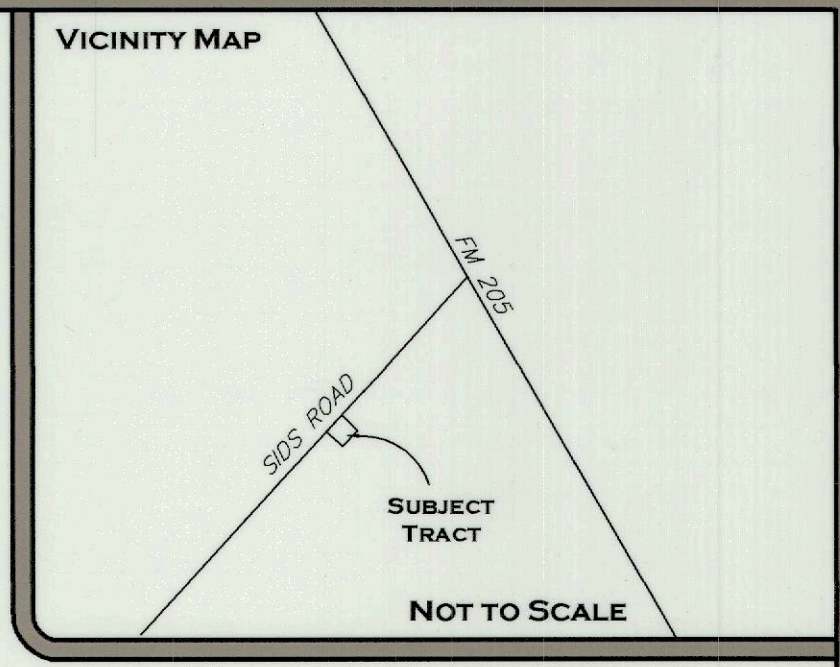
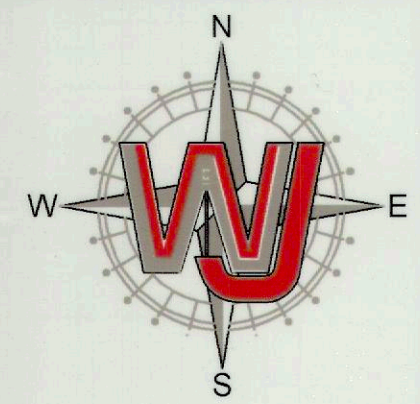


W. H. BARNES SURVEY, A-26



DETENTION EASEMENT DETAILS

LINE	BEARING	DISTANCE
L1	S 24°04'53" E	10.49'
L2	N 02°34'33" W	7.27'
L2	S 89°42'37" E	7.22'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	140.49'	113.71'	110.64'	S 20°16'12" E

**SURVEYED:**  
**LOT 2 - BLOCK A**  
**1.873 AC. (81,587.88 SF.)**  
 Lot 1, Block 1  
 POTT SHRIGLEY ADDITION  
 CABINET C, SLIDE 367

LOT 1, BLOCK A  
 REC CAMPUS ADDITION  
 PLAT No. 2025000007337

LOT 1, BLOCK A  
 REC CAMPUS ADDITION  
 PLAT No. 2025000007337

- SURVEYOR'S NOTES:**
- 1) ACCORDING TO FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No: 48397C0040L DATED SEPTEMBER 26, 2008, THIS PROPERTY LIES IN FLOOD ZONE X. THIS PROPERTY DOES NOT APPEAR TO LIE INSIDE OF THE 100-YEAR FLOOD PLAIN.
  - 2) BEARING SOURCE: STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, N.A.D. 1983.
  - 3) ALL 1/2" IRON RODS SETS ARE SET WITH A CAP READING WWJ LAND SURVEYING.
  - 4) THE PURPOSE OF THIS PLAT IS TO FINALIZE NEW DEVELOPMENT.

- GENERAL NOTES:**
- 1) SUBDIVIDERS STATEMENT. SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS UNLAWFUL AND A VIOLATION OF THE SUBDIVISION ORDINANCE OF THE CITY OF ROCKWALL AND CHAPTER 212, MUNICIPAL REGULATION OF SUBDIVISIONS AND PROPERTY DEVELOPMENT, OF THE TEXAS LOCAL GOVERNMENT CODE, AND SHALL BE SUBJECT TO THE CITY OF ROCKWALL WITHHOLDING UTILITIES AND BUILDING PERMITS.
  - 2) PUBLIC IMPROVEMENT STATEMENT. 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 SUBDIVISION PLAT BY THE CITY OF ROCKWALL DOES NOT CONSTITUTE ANY REPRESENTATION, ASSURANCE OR GUARANTEE THAT: ANY BUILDING WITHIN SUCH SUBDIVISION PLAT SHALL BE APPROVED, AUTHORIZED, OR PERMIT ISSUED, NOT SHALL SUCH APPROVAL CONSTITUTE ANY REPRESENTATION, ASSURANCE OR GUARANTEE BY THE CITY OF ROCKWALL OF THE ADEQUACY AND AVAILABILITY FOR WATER AND SANITARY SEWER FOR PERSONAL USE AND FIRE PROTECTION WITHIN SUCH SUBDIVISION PLAT, AS REQUIRED UNDER THE SUBDIVISION ORDINANCE OF THE CITY OF ROCKWALL.
  - 3) DRAINAGE AND DETENTION EASEMENTS. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR MAINTAINING, REPAIRING, AND REPLACING AND SHALL BEAR SOLE LIABILITY OF ALL SYSTEMS WITHIN THE DRAINAGE AND DETENTION EASEMENTS.
  - 4) FIRE LANES. ALL FIRE LANES WILL BE CONSTRUCTED, MAINTAINED, REPAIRED AND REPLACED BY THE PROPERTY OWNER. FIRE LANES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPROVED CIVIL ENGINEERING PLANS FOR BOTH ON-SITE AND OFF-SITE FIRE LANE IMPROVEMENTS.
  - 5) STREET APPURTENANCES. ALL DECORATIVE SIGNAGE, POSTS, OR LIGHTS INSTALLED IN PUBLIC RIGHT-OF-WAY SHALL BE INSTALLED, MAINTAINED, REPAIRED, AND REPLACED BY THE HOMEOWNER'S ASSOCIATION (HOA)

- (T) = TELE. PEDESTAL
- (S) = SEPTIC LID/EQUIPMENT
- (PP) = POWER POLE
- (M) = MANHOLE
- (O) = POINT FOR CORNER
- (FH) = FIRE HYDRANT
- (PROP) = PROPANE TANK
- (PL) = PIPELINE MARKER
- (GM) = GAS METER
- (CS) = COTTON SPINDLE FOUND/SET
- (WM) = WATER METER
- (A/C) = AIR CONDITIONER
- (X) = WATER VALVE
- (EM) = ELECTRIC METER
- (R) = 1/2" IRON ROD FOUND/SET

**FINAL PLAT**  
**LOT 2, BLOCK A - POTT SHRIGLEY ADDITION**  
**BEING A REPLAT OF LOT 1, BLOCK 1**  
**OF POTT SHRIGLEY ADDITION**  
**BEING 1 LOT, 1.873 ACRES (81,587.88 SF)**  
**SITUATED IN THE W.H. BARNES SURVEY, A-26**  
**CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS**

OWNER:  
 S & A SYSTEMS  
 JAMES SRYGLEY  
 992 SIDS RD.  
 ROCKWALL, TX 75032

**WJ**  
**LAND SURVEYING**  
 TBP&L FIRM NO. 10025300  
 10819 US HWY 69 N  
 TYLER, TX 75706  
 903-534-9000

MANAGER: C.H.J. CREW CHIEF: JM  
 ADDRESS: 992 SIDS ROAD  
 CITY/COUNTY: ROCKWALL  
 SURVEY/ABSTRACT NO.: A-26  
 SUBDIVISION: POTT SHRIGLEY  
 LOT NO.: LOT 1 / BLK 1  
 CLIENT: BOBBY RUFFIN

REVISED BY: RAM ON DEC. 4TH, 2025  
**JOB No. 25-0781**  
 30 0 30  
 SCALE: 1" = 30'

OWNER'S CERTIFICATE  
(PUBLIC DEDICATION)  
STATE OF TEXAS  
COUNTY OF ROCKWALL

WHEREAS, S & A SYSTEMS, BEING THE OWNERS OF A TRACT OF LAND IN THE COUNTY OF ROCKWALL, STATE OF TEXAS, SAID TRACT BEING DESCRIBED AS FOLLOWS:

FIELD NOTE DESCRIPTION FOR A 1.873 ACRE TRACT OF LAND BEING LOCATED IN THE W. H. BARNES SURVEY, ABSTRACT No. 26, IN ROCKWALL COUNTY, TEXAS, AND BEING ALL OF LOT 1, BLOCK 1, OF THE POTT SHRIGLEY ADDITION AS RECORDED IN CABINET C, SLIDE 367 OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS, SAID 1.873 ACRE TRACT, BEING HEREON KNOWN AS LOT 2, BLOCK A OF POTT SHRIGLEY ADDITION, TO BE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, N.A.D. 1983.

BEGINNING AT A 1/2" IRON ROD FOUND FOR THE NORTHWEST CORNER OF HEREIN DESCRIBED TRACT, SAME BEING A POINT ON A NORTHEAST LINE OF LOT 1, BLOCK A OF THE REC CAMPUS ADDITION RECORDED IN DOCUMENT No. 2025000007337 OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS, SAME POINT BEING ON THE SOUTHEAST LINE OF SIDS ROAD, SAME POINT HAVING A MAG NAIL FOUND FOR REFERENCE AT NORTH 46 DEG. 11 MIN. 40 SEC. WEST A DISTANCE OF 22.50 FEET, SAID REFERENCE POINT BEING NEAR THE SOUTHEAST PAYMENT LINE OF SIDS ROAD;

THENCE NORTH 44 DEG. 04 MIN. 27 SEC. EAST ALONG AND WITH THE SOUTHEAST LINE OF SIDS ROAD A DISTANCE OF 248.27 FEET TO A 1/2" IRON ROD FOUND FOR CORNER, SAME POINT BEING ON A SOUTHWEST LINE OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION SAME POINT BEING ON THE SOUTHEAST LINE OF SIDS ROAD, SAME POINT ALSO HAVING A 5/8" IRON ROD FOUND FOR REFERENCE AT NORTH 46 DEG. 09 MIN. 14 SEC. WEST A DISTANCE OF 22.50 FEET;

THENCE SOUTH 46 DEG. 09 MIN. 14 SEC. EAST ALONG AND WITH A SOUTHWEST LINE OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION A DISTANCE OF 328.55 FEET TO A 1/2" IRON ROD FOUND FOR CORNER, SAME POINT BEING AN INTERIOR CORNER OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION, SAME POINT BEING THE SOUTHEAST CORNER OF HEREIN DESCRIBED TRACT;

THENCE SOUTH 43 DEG. 57 MIN. 49 SEC. WEST ALONG AND WITH A NORTHWEST LINE OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION A DISTANCE OF 248.04 FEET TO A 1/2" IRON ROD FOUND FOR THE SOUTHWEST CORNER OF HEREIN DESCRIBED TRACT, SAME BEING AN INTERIOR CORNER OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION;

THENCE NORTH 46 DEG. 11 MIN. 40 SEC. WEST ALONG AND WITH A NORTHEAST LINE OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION A DISTANCE OF 329.02 FEET BACK TO THE POINT OF BEGINNING AND CONTAINING 1.873 ACRES OF LAND.

NOW, THEREFOR 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 LOT 2 - BLOCK A OF POTT SHRIGLEY ADDITION AN ADDITION IN THE CITY OF ROCKWALL, 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 LIEN INTEREST IN LOT 1 - BLOCK 1, POTT SHRIGLEY ADDITION, 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 GROUNDS OR IMPROVEMENTS WHICH IN ANY WAY ENDANGER OR INTERFERE WITH CONSTRUCTION, MAINTENANCE OR EFFICIENCY OF THEIR RESPECTIVE SYSTEM ON ANY OF THESE EASEMENTS 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 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, 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 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 OF 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.

I 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, MY SUCCESSORS AND ASSIGNS HEREBY WAIVE ANY CLAIM, DAMAGE, OR CAUSE OF ACTION THAT I MAY HAVE AS A RESULT OF THE DEDICATION OF EXACTION'S MADE HEREIN.

*[Signature]*  
FOR S & A SYSTEMS

STATE OF TEXAS  
COUNTY OF ROCKWALL

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Don Shrigley, 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 30 DAY OF April 2026

*[Signature]* My COMMISSION EXPIRES 9-28-29



DETENTION EASEMENT

STATE OF TEXAS  
COUNTY OF ROCKWALL

WHEREAS, S & A SYSTEMS, BEING THE OWNERS OF A TRACT OF LAND IN THE COUNTY OF ROCKWALL, STATE OF TEXAS, SAID DETENTION EASEMENT BEING DESCRIBED AS FOLLOWS:

FIELD NOTE DESCRIPTION FOR AN EASEMENT BEING LOCATED IN THE W. H. BARNES SURVEY, ABSTRACT No. 26, IN ROCKWALL COUNTY, TEXAS, AND BEING OVER AND ACROSS AND PART OF ALL OF LOT 1, BLOCK 1 OF THE POTT SHRIGLEY ADDITION AS RECORDED IN CABINET C SLIDE 367 OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS, BEING HEREON KNOWN AS LOT 2, BLOCK A OF POTT SHRIGLEY ADDITION, SAID EASEMENT TO BE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, N.A.D. 1983.

BEGINNING AT A POINT FOR CORNER NEAR THE NORTHEAST CORNER OF SAID LOT 2, BLOCK A, SAID POINT BEING SOUTH 24 DEG. 04 MIN. 53 SEC. EAST A DISTANCE OF 10.49 FEET FROM THE NORTHEAST CORNER OF SAID LOT 2, BLOCK A, SAME POINT ALSO BEING A NORTHEAST CORNER OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION;

THENCE SOUTH 43 DEG. 27 MIN. 28 SEC. EAST A DISTANCE OF 62.25 FEET TO A POINT FOR CORNER, SAME POINT BEING THE BEGINNING OF A CURVE TO THE RIGHT;

THENCE EAST AND WITH SAID CURVE TO THE RIGHT HAVING A RADIUS OF 140.49 FEET, SAID CURVE HAVING A CHORD BEARING OF SOUTH 20 DEG. 16 MIN. 12 SEC. EAST AND A CHORD DISTANCE OF 110.64 FEET, AND HAVING AN ARC LENGTH OF 113.71 FEET TO A POINT FOR CORNER, THE SOUTHEAST CORNER OF SAID LOT 2, BLOCK A BR5 SOUTH 65 DEG. 30 MIN. 11 SEC. EAST A DISTANCE OF 166.51 FEET;

THENCE NORTH 49 DEG. 11 MIN. 20 SEC. WEST A DISTANCE OF 162.08 FEET TO A POINT FOR CORNER;

THENCE NORTH 02 DEG. 34 MIN. 33 SEC. WEST A DISTANCE OF 7.27 FEET TO A POINT FOR CORNER;

THENCE NORTH 44 DEG. 02 MIN. 14 SEC. EAST A DISTANCE OF 49.82 FEET TO A POINT FOR CORNER;

THENCE SOUTH 89 DEG. 42 MIN. 37 SEC. EAST A DISTANCE OF 7.22 FEET BACK TO THE POINT OF BEGINNING.

FIRELANE EASEMENT - PUBLIC ACCESS - UTILITY EASEMENT (25FT WIDTH)

STATE OF TEXAS  
COUNTY OF ROCKWALL

WHEREAS, S & A SYSTEMS, BEING THE OWNERS OF A TRACT OF LAND IN THE COUNTY OF ROCKWALL, STATE OF TEXAS, SAID FIRELANE EASEMENT BEING DESCRIBED AS FOLLOWS:

FIELD NOTE DESCRIPTION FOR AN EASEMENT BEING LOCATED IN THE W. H. BARNES SURVEY, ABSTRACT No. 26, IN ROCKWALL COUNTY, TEXAS, AND BEING OVER AND ACROSS AND PART OF ALL OF LOT 1, BLOCK 1 OF THE POTT SHRIGLEY ADDITION AS RECORDED IN CABINET C SLIDE 367 OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS, BEING HEREON KNOWN AS LOT 2, BLOCK A OF POTT SHRIGLEY ADDITION, SAID EASEMENT TO BE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, N.A.D. 1983.

BEGINNING AT A POINT FOR CORNER ON THE NORTH LINE OF SAID LOT 2, BLOCK A, BEING NORTH 44 DEG. 04 MIN. 27 SEC. EAST A DISTANCE OF 85.71 FEET, SAME REFERENCE POINT ALSO BEING A NORTHEAST CORNER OF SAID LOT 1, BLOCK A OF THE REC CAMPUS ADDITION;

THENCE SOUTH 46 DEG. 06 MIN. 17 SEC. EAST A DISTANCE OF 278.65 FEET TO A POINT FOR CORNER;

THENCE NORTH 44 DEG. 15 MIN. 03 SEC. EAST A DISTANCE OF 47.51 FEET TO A POINT FOR CORNER;

THENCE SOUTH 45 DEG. 47 MIN. 02 SEC. EAST A DISTANCE OF 25.00 FEET TO A POINT FOR CORNER, THE SOUTHEAST CORNER OF SAID LOT 2 BLOCK A BR5 SOUTH 83 DEG. 39 MIN. 42 SEC. EAST A DISTANCE OF 61.68 FEET;

THENCE SOUTH 44 DEG. 15 MIN. 03 SEC. WEST A DISTANCE OF 119.66 FEET TO A POINT FOR CORNER;

THENCE NORTH 45 DEG. 46 MIN. 53 SEC. WEST A DISTANCE OF 25.00 FEET TO A POINT FOR CORNER;

THENCE NORTH 44 DEG. 15 MIN. 03 SEC. EAST A DISTANCE OF 47.15 FEET TO A POINT FOR CORNER;

THENCE NORTH 46 DEG. 20 MIN. 03 SEC. WEST A DISTANCE OF 277.89 FEET TO A POINT FOR CORNER;

THENCE NORTH 43 DEG. 06 MIN. 13 SEC. EAST A DISTANCE OF 25.00 FEET BACK TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE  
NOW, THEREFOR KNOW ALL MEN BY THESE PRESENTS:

I, CASEY JORDAN RPLS NO: 6789, DO HEREBY CERTIFY THAT THIS PLAT REPRESENTS AN ACCURATE AND ON-THE-GROUND SURVEY OF THE LAND, AND THE MONUMENTS SHOWN THEREON WERE FOUND AND OR PLACED UNDER MY DIRECT SUPERVISION ON SEPTEMBER 27TH, 2025.

*[Signature]*  
CASEY JORDAN  
REGISTERED PROFESSIONAL LAND SURVEYOR No. 6789

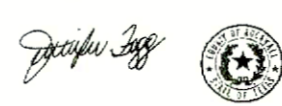


APPROVED:  
I, HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAT OF LOT 2, BLOCK A, POTT SHRIGLEY ADDITION, AN ADDITION TO THE CITY OF ROCKWALL, WAS REVIEWED BY THE PLANNING AND ZONING COMMISSION AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS FOR THE PREPARATION OF A FINAL PLAT ON THE 3 DAY OF November, 2025.

*[Signature]* Mayor, City of Rockwall  
*[Signature]* Planning and Zoning Chairman  
*[Signature]* City Engineer



THE STATE OF TEXAS  
COUNTY OF ROCKWALL  
I hereby certify that this instrument was FILED on the date and the time stamped hereon by me and was duly RECORDED in the Records of Rockwall County, Texas.  
2026000008318 PLAT  
05/04/2026 02:27:53 PM Total Fees: \$98.00  
Jennifer Fogg, County Clerk  
Rockwall County, TX



OWNER:  
S & A SYSTEMS  
JAMES SRYGLEY  
992 Sids Rd.  
Rockwall, TX 75032

**FINAL PLAT**  
**LOT 2, BLOCK A - POTT SHRIGLEY ADDITION**  
**BEING A REPLAT OF LOT 1, BLOCK 1**  
**OF POTT SHRIGLEY ADDITION**  
**BEING 1 LOT, 1.873 ACRES (81,587.88 SF)**  
**SITUATED IN THE W.H. BARNES SURVEY, A-26**  
**CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS**

MANAGER: C.H.J.	CREW CHIEF: JM	REVISED BY: RAM ON DEC. 4TH, 2025
ADDRESS: 992 SIDS ROAD		JOB No. 25 - 0781
CITY/COUNTY: ROCKWALL		
SURVEY/ABSTRACT NO.: A-26		30 0 30
SUBDIVISION: POTT SHRIGLEY		SCALE: 1" = 30'
LOT No.: Lot 1 / Blk 1		
CLIENT: BOBBY RUFFIN		

LAND SURVEYING  
TBPELS FIRM NO. 10025300

10819 US Hwy 69 N  
TYLER, TX 75706  
903-534-9000