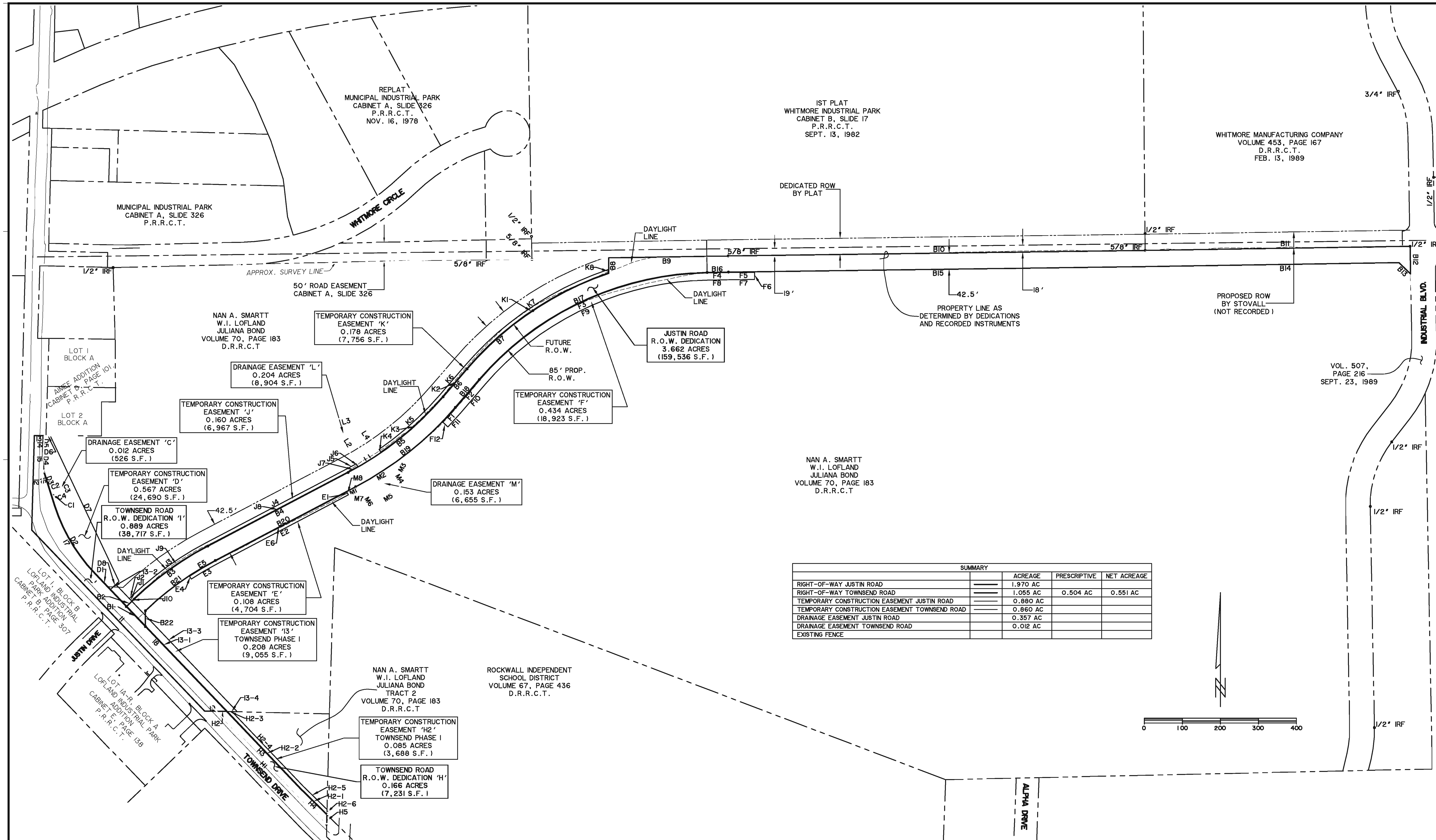

SUMMARY		ACREAGE	PRESCRIPTIVE	NET ACREAGE
RIGHT-OF-WAY JUSTIN ROAD		1.970 AC		
RIGHT-OF-WAY TOWNSEND ROAD		1.055 AC	0.504 AC	0.551 AC
TEMPORARY CONSTRUCTION EASEMENT JUSTIN ROAD		0.880 AC		
TEMPORARY CONSTRUCTION EASEMENT TOWNSEND ROAD		0.860 AC		
DRAINAGE EASEMENT JUSTIN ROAD		0.357 AC		
DRAINAGE EASEMENT TOWNSEND ROAD		0.012 AC		
EXISTING FENCE				

'H'
TOWNSEND RIGHT-OF-WAY
0.166 ACRES (7,231 SQ. FT.)

LINE	LENGTH	BEARING
H1	417.29'	N44°02'19"W
H2	26.82'	S88°40'19"E
H3	281.13'	S43°41'17"E
H4	97.53'	S45°38'17"E
H5	27.88'	S01°19'41"W

'I'
TOWNSEND RIGHT-OF-WAY
0.889 ACRES (38,717 SQ. FT.)

LINE	LENGTH	BEARING
I1	658.00'	N43°40'19"W
I2	248.45'	N01°34'41"E
I3	22.91'	S89°37'14"E
I4	34.86'	S01°25'05"W
I6	96.18'	S17°36'38"E
I8	502.07'	S43°41'17"E
I9	57.87'	N88°40'19"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
I5	58.39'	467.50'	07°09'24"	S02°09'37"E	58.36'
I7	208.23'	457.50'	26°04'39"	S30°38'57"E	206.43'

'B'
JUSTIN RIGHT-OF-WAY
3.662 ACRES (159,536 SQ.FT.)

LINE	LENGTH	BEARING
B1	72.50'	N43°41'17"W
B2	28.70'	N46°11'00"E
B4	416.38'	N62°17'59"E
B6	96.67'	N40°38'57"E
B8	40.20'	N00°59'41"W
B9	314.53'	N89°00'19"E
B10	1096.09'	N89°14'49"E
B11	696.46'	N89°06'09"E
B12	72.50'	S01°04'50"E
B13	42.49'	N45°59'21"W
B14	666.65'	S89°06'09"W
B15	1096.05'	S89°14'49"W
B16	56.13'	S89°00'19"W
B18	96.67'	S40°38'57"W
B20	416.38'	S62°17'59"W
B22	41.63'	S00°04'21"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
B3	239.09'	850.00	16°06'59"	N54°14'29"E	238.30
B5	321.19'	850.00	21°39'02"	N51°28'28"E	319.29
B7	454.91'	850.00	30°39'52"	N55°58'52"E	449.50
B17	681.51'	807.50	48°21'22"	S64°49'38"W	661.46
B19	337.25'	892.50	21°39'02"	S51°28'28"W	335.25
B21	227.14'	807.50	16°06'59"	S54°14'29"W	226.39

'C'
DRAINAGE EASEMENT
0.012 ACRES (526 SQ. FT.)

LINE	LENGTH	BEARING
C1	15.00'	N17°36'38"W
C2	34.95'	N71°29'41"E
C3	15.00'	S18°30'19"E
C4	35.19'	S71°29'41"W

'D'
TEMPORARY CONSTRUCTION EASEMENT
0.567 ACRES (24,690 SQ. FT.)

LINE	LENGTH	BEARING
D1	59.33'	N43°41'17"W
D3	96.18'	N17°36'38"W
D5	34.86'	N01°25'05"E
D6	18.73'	S89°37'14"E
D7	423.87'	S25°14'30"E
D8	31.57'	S46°18'43"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
D2	208.23'	457.50'	26°04'39"	N30°38'57"W	206.43'
D4	58.39'	467.50'	07°09'24"	N02°09'37"W	58.36'

'E'
TEMPORARY CONSTRUCTION EASEMENT
0.108 ACRES (4,704 SQ. FT.)

LINE	LENGTH	BEARING
E1	10.00'	S28°31'41"E
E2	391.10'	S62°17'59"W
E4	10.00'	N33°22'13"W
E6	390.96'	N62°17'59"E

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
E3	78.92'	797.50'	05°40'12"	S59°27'53"W	78.89'
E5	79.91'	807.50'	05°40'12"	N59°27'53"E	79.88'

'F'
TEMPORARY CONSTRUCTION EASEMENT
0.525 ACRES (22,886 SQ. FT.)

LINE	LENGTH	BEARING
F2	96.67'	N40°38'57"E
F4	56.13'	N89°00'19"E
F5	68.82'	N89°14'49"E
F6	20.00'	S00°45'11"E
F7	68.78'	S89°14'49"W
F8	56.08'	S89°00'19"W
F10	96.67'	S40°38'57"W
F12	20.00'	N46°04'56"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
F1	50.92'	892.50	03°16'08"	N42°17'00"E	50.91
F3	681.51'	807.50	48°21'22"	N64°49'38"E	661.46
F9	664.63'	787.50	48°21'22"	S64°49'38"W	645.08
F11	52.06'	912.50	03°16'08"	S42°17'00"W	52.05

'H2'
TEMPORARY CONSTRUCTION EASEMENT
0.085 ACRES (3,688 SQ. FT.)

H2-1	N45°38'17"W	97.53'
H2-2	N43°41'17"W	281.13'
H2-3	S88°40'19"E	14.15'
H2-4	S43°41'17"W	271.12'
H2-5	S45°38'17"E	88.19'
H2-6	S01°19'41"W	13.68'

'L'
DRAINAGE EASEMENT
0.204 ACRES (8,904 SQ. FT.)

LINE	LENGTH	BEARING
L2	141.33'	N31°36'33"W
L3	72.09'	N76°44'30"E
L4	118.02'	S31°36'33"E

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
L1	68.44'	850.00	04°36'48"	S57°52'24"W	68.42

'I3'
TEMPORARY CONSTRUCTION EASEMENT
0.208 ACRES (9,055 SQ. FT.)

I3-1	N43°41'17"W	422.74'
I3-2	N46°18'43"E	20.00'
I3-3	S43°41'17"E	462.75'
I3-4	N88°40'19"W	28.29'

'M'
DRAINAGE EASEMENT
0.153 ACRES (6,655 SQ. FT.)

LINE	LENGTH	BEARING
M1	141.33'	N62°17'59"E
M3	63.09'	S29°48'06"W
M4	33.43'	S31°36'33"E
M5	83.27'	S58°23'27"E
M6	21.09'	N31°36'33"W
M7	53.83'	N86°11'38"W
M8	10.00'	N28°31'41"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
M2	156.87'	892.50	10°04'14"	N57°15'52"E	156.67

'J'
TEMPORARY CONSTRUCTION EASEMENT
0.160 ACRES (6,967 SQ. FT.)

LINE	LENGTH	BEARING
J1	10.00'	N43°41'17"W
J2	8.67'	N46°11'00"E
J4	416.38'	N62°17'59"E
J6	10.00'	S31°36'33"E
J8	416.38'	S62°17'59"W
J10	8.70'	S46°11'00"W

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
J3	241.90'	860.00'	16°06'59"	N54°14'29"E	241.11'
J5	30.76'	840.00'	02°05'54"	N61°15'02"E	30.76'
J7	31.44'	850.00'	02°07'11"	S61°14'23"W	31.44'
J9	239.09'	850.00'	16°06'59"	S54°14'29"W	238.30'

'K'
TEMPORARY CONSTRUCTION EASEMENT
0.127 ACRES (5,526 SQ. FT.)

LINE	LENGTH	BEARING
K2	96.67'	S40°38'57"W
K4	10.00'	N31°36'33"W
K5	96.67'	N40°38'57"E
K8	10.49'	S00°59'41"E

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG.	CHORD
K1	454.91'	850.00	30°39'52"	S55°58'52"W	449.50
K3	221.31'	850.00	14°55'03"	S48°06'28"W	220.68
K5	218.21'	840.00	14°53'02"	N48°05'28"E	217.60
K7	463.45'	860.00	30°52'36"	N56°05'15"E	457.87

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REVISIONS	DATE	BY

EXHIBIT SHOWING

PROPOSED RIGHT-OF-WAY AND EASEMENTS FOR THE JUSTIN ROAD EXTENSION

CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS.

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