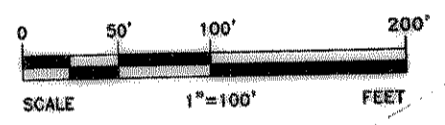


ALL CORNER MONUMENTS SHOWN AS 1/2" IRS ARE 1/2" IRON ROD SET WITH RED PLASTIC CAP STAMPED "W.A.I." UNLESS OTHERWISE NOTED

15' WATERLINE ESMT. BY SEP. INST.

TEMP. TURN AROUND ESMT. BY SEP. INST.



MIN. FINISHED FLOOR NOTE
* = MIN. F.F. = 495.39

PROPOSED 50' LSG ESMT. BY SEP. INST.

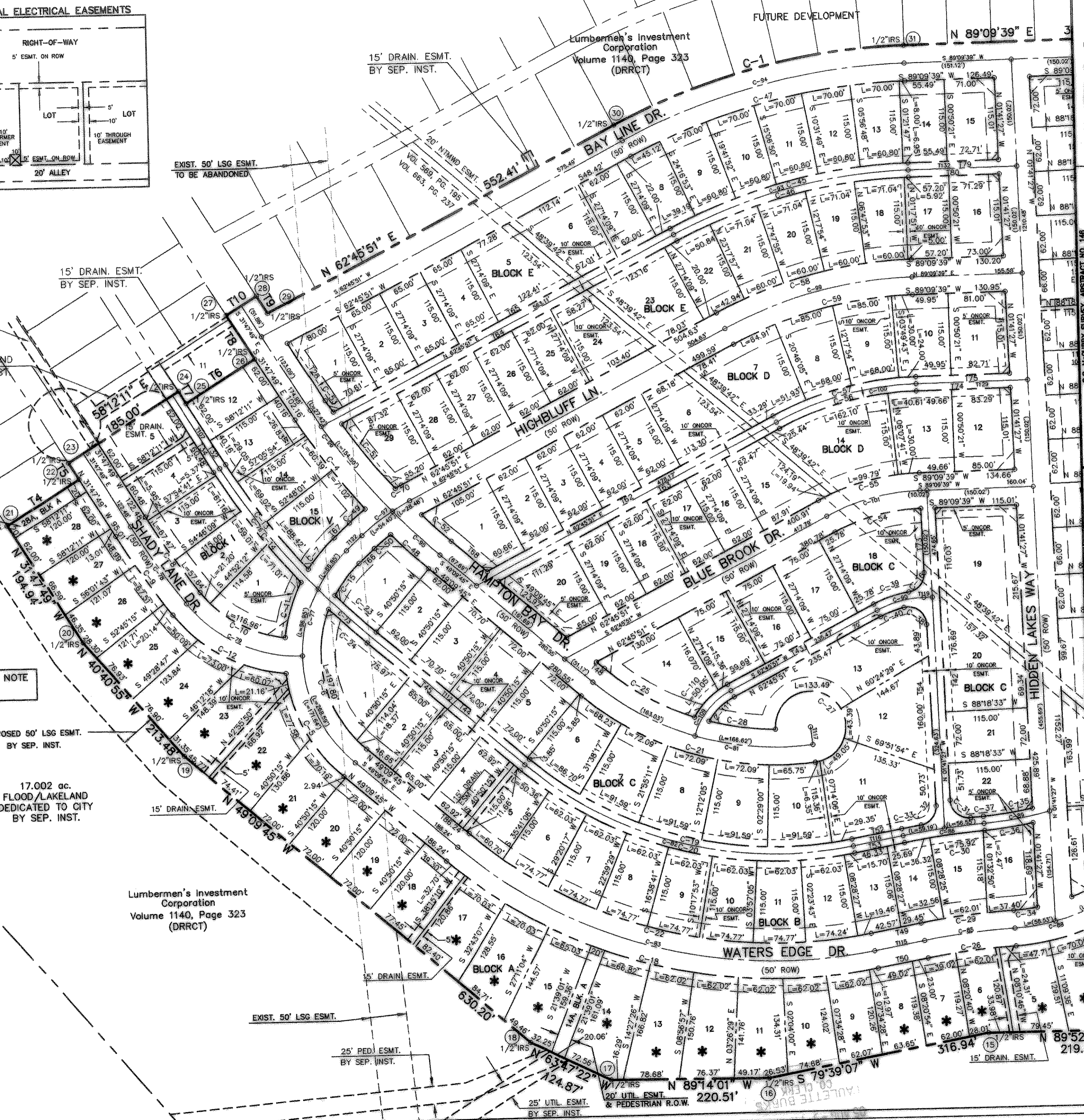
17.002 ac. FLOOD/LAKELAND DEDICATED TO CITY BY SEP. INST.

Lumbermen's Investment Corporation
Volume 1140, Page 323 (DRRCT)

CITY OF ROCKWALL
VOL. 2770, PG. 153 (DRRCT)

BENCHMARK:
"X" CHISELED IN C OF ALLEY EAST OF MORNINGSTAR DRIVE WITHIN 3RD LOT NORTH OF MIDNIGHT PASS.
ELEV. 513.26

BENCHMARK:
PK NAIL IN C OF CARUTH LANE & ALLEY INTERSECTION 150'± EAST OF MORNINGSTAR DRIVE.
ELEV. 491.68



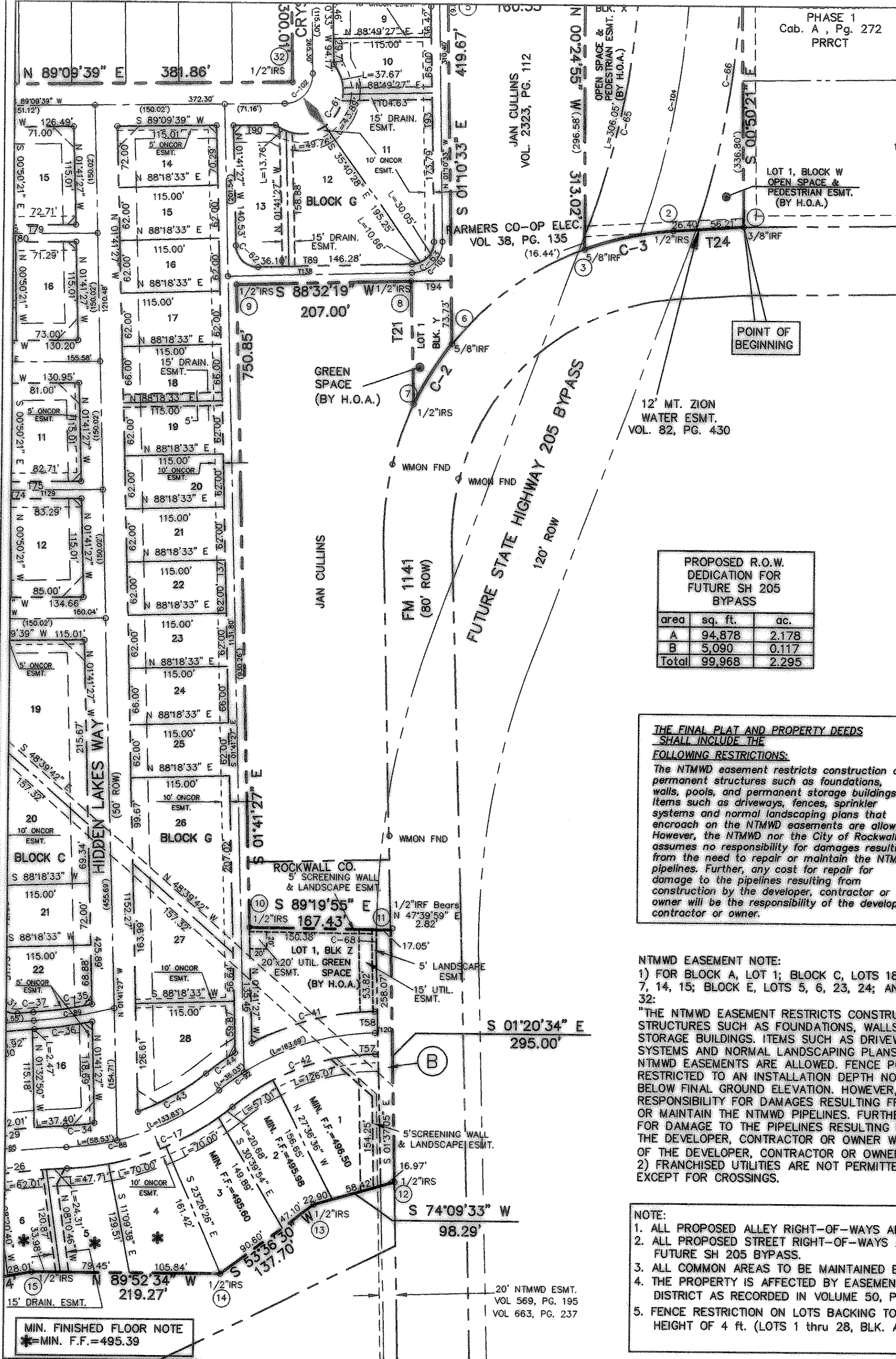
Winkelmann & Associates, Inc.
CONSULTING CIVIL ENGINEERS & SURVEYORS
CARUTH LAKE 6

S.S. MCCLURE SURVEY, ABSTRACT NO. 146
M.B. JONES SURVEY, ABSTRACT NO. 122
CITY OF ROCKWALL
LUMBERMEN'S INVESTMENT CORPORATION
5495 BELLINE ROAD #225
DALLAS, TEXAS 75240

FINAL PLAT
CARUTH LAKE, PHASE 6
47.893 ACRES - 152 RES. LOTS

Scale: 1"=100'
Designed By: MK
Drawn By: MK
Checked By: BJE
File: 14654P6P6A.DWG
Project No.: 14654.02

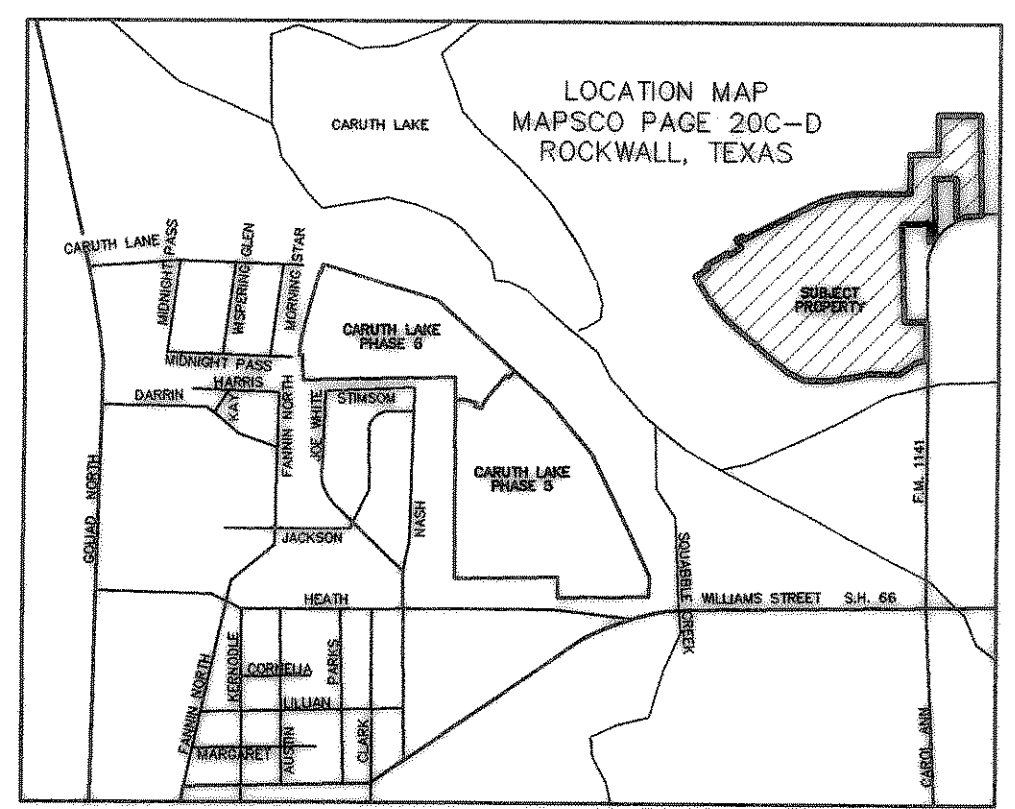
Date: 6-10-04
SHEET 1 OF 4



PHASE 1
Cab. A, Pg. 272
PRRCT

COORDINATE TABLE

NUMBER	NORTHING	EASTING
1	7033383.8126	2600194.9418
2	7033378.5538	2600112.5036
3	7033368.3511	2600009.1854
4	7033669.3653	2600006.9166
5	7033664.1093	2599846.6501
6	7033244.5231	2599855.2622
7	7033173.4742	2599811.0329
8	7033317.0386	2599806.7950
9	7033311.7594	2599599.8623
10	7032561.2363	2599622.0171
11	7032559.2841	2599789.4357
12	7032264.3652	2599796.3487
13	7032237.5343	2599701.7887
14	7032155.8348	2599590.9409
15	7032156.3085	2599371.6700
16	7032099.3761	2599059.8815
17	7032102.3259	2598839.3931
18	7032157.4751	2598727.3669
19	7032569.5721	2598250.5778
20	7032731.4619	2598111.4190
21	7032897.1414	2598008.7057
22	7032960.3706	2598110.6963
23	7032983.7160	2598096.2232
24	7033081.1944	2598253.4586
25	7033063.9253	2598264.1646
26	7033124.5199	2598361.9056
27	7033186.3802	2598323.5552
28	7033212.7257	2598366.0512
29	7033188.2715	2598381.2117
30	7033441.0819	2598272.3733
31	7033543.5367	2598282.1550
32	7033549.1292	2598663.9711
33	7033849.0712	2599657.8148
34	7033852.2977	2599878.0904
35	7034152.2655	2599873.6967
36	7034156.8050	2600183.6195



PROPOSED R.O.W. DEDICATION FOR FUTURE SH 205 BYPASS

area	sq. ft.	ac.
A	94,878	2.178
B	5,090	0.117
Total	99,968	2.295

THE FINAL PLAT AND PROPERTY DEEDS SHALL INCLUDE THE FOLLOWING RESTRICTIONS:

The NTMWD easement restricts construction of permanent structures such as foundations, walls, pools, and permanent storage buildings. Items such as driveways, fences, sprinkler systems and normal landscaping plans that encroach on the NTMWD easements are allowed. However, the NTMWD nor the City of Rockwall assumes no responsibility for damages resulting from the need to repair or maintain the NTMWD pipelines. Further, any cost for repair for damage to the pipelines resulting from construction by the developer, contractor or owner will be the responsibility of the developer, contractor or owner.

NTMWD EASEMENT NOTE:

1) FOR BLOCK A, LOT 1; BLOCK C, LOTS 18, 19, 20; BLOCK D, LOTS 6, 7, 14, 15; BLOCK E, LOTS 5, 6, 23, 24; AND BLOCK G, LOTS 29, 30, 32:

"THE NTMWD EASEMENT RESTRICTS CONSTRUCTION OF PERMANENT STRUCTURES SUCH AS FOUNDATIONS, WALLS, POOLS AND PERMANENT STORAGE BUILDINGS. ITEMS SUCH AS DRIVEWAYS, FENCES, SPRINKLERS SYSTEMS AND NORMAL LANDSCAPING PLANS THAT ENCROACH ON THE NTMWD EASEMENTS ARE ALLOWED. FENCE POST FOUNDATIONS ARE RESTRICTED TO AN INSTALLATION DEPTH NO DEEPER THAN 18-INCHES BELOW FINAL GROUND ELEVATION. HOWEVER, THE NTMWD ASSUMES NO RESPONSIBILITY FOR DAMAGES RESULTING FROM THE NEED TO REPAIR OR MAINTAIN THE NTMWD PIPELINES. FURTHER, ANY COST FOR REPAIR FOR DAMAGE TO THE PIPELINES RESULTING FROM CONSTRUCTION BY THE DEVELOPER, CONTRACTOR OR OWNER WILL BE THE RESPONSIBILITY OF THE DEVELOPER, CONTRACTOR OR OWNER."

2) FRANCHISED UTILITIES ARE NOT PERMITTED IN NTMWD EASEMENT EXCEPT FOR CROSSINGS.

NOTE:

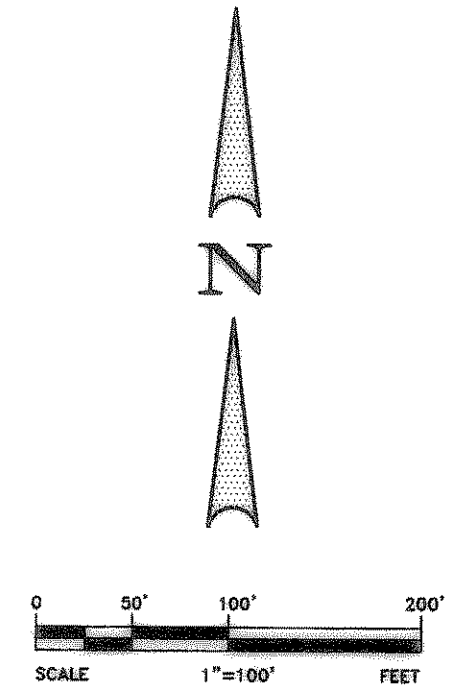
- ALL PROPOSED ALLEY RIGHT-OF-WAYS ARE A 20' DEDICATION.
- ALL PROPOSED STREET RIGHT-OF-WAYS ARE A 50' DEDICATION EXCEPT FOR FUTURE SH 205 BYPASS.
- ALL COMMON AREAS TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
- THE PROPERTY IS AFFECTED BY EASEMENTS TO KAUFMAN VAN ZANDT SOIL CONSERVATION DISTRICT AS RECORDED IN VOLUME 50, PAGES 116 & 127.
- FENCE RESTRICTION ON LOTS BACKING TO LAKE AREA - TUBULAR STEEL w/CONSISTENT HEIGHT OF 4 FT. (LOTS 1 thru 28, BLK. A)

Winkelmann & Associates, Inc.
CONSULTING CIVIL ENGINEERS & SURVEYORS
Caruth Lake 6

S.S. McJURRY SURVEY, ABSTRACT NO. 148
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CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS
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5465 BELTLINE ROAD #225
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**FINAL PLAT
CARUTH LAKE, PHASE 6
47.893 ACRES - 152 RES. LOTS**

Scale: 1"=100'
Date: 6-10-04
Designed By: MK
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File: I4654FFPGA.DWG
Project No.: I4654-02



MIN. FINISHED FLOOR NOTE
*MIN. F.F.=495.39

20' NTMWD ESMT.
VOL 569, PG. 195
VOL 663, PG. 237

