

LINE TABLE

Line	Bearing	Distance
1	85°04'07"E	20.00'
2	85°04'11"E	19.81'
3	85°04'11"E	32.49'
4	85°04'11"E	20.13'

CURVE TABLE

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	99°11'02"	41.50	71.94	48.75	63.20	N 45°04'36"E
2	14°05'18"	68.50	21.76	10.94	21.71	N 2°55'00"E
3	40°21'08"	41.50	29.23	15.25	28.63	N 74°29'33"E
4	27°36'45"	41.50	20.00	10.20	19.81	N 40°30'37"E
5	31°13'09"	41.50	22.61	11.59	22.33	N 11°05'40"E

OWNER:
CHAD HUDSON
HUDSON PROPERTIES
3922 W. HWY 80
TERRELL, TEXAS 75160
214-477-3177



ROCKWALL SURVEYING CO., INC. LAND SURVEYING
1984 S. FM 551 ROYSE CITY, TX 75189 972-772-5434 PHONE 972-772-5443 FAX

FINAL PLAT
INDEPENDENCE PASS

1.47 ACRES (3 LOTS)
BEING A REPLAT OF
LOT 2 SCENIC ESTATES
LOT 6, PHASE 19
CHANDLERS LANDING

A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

SHEET 1 OF 2

SURVEY DATE FEB 2, 2007
SCALE 1" = 40' FILE #0050733RP2
CLIENT HUDSON

FILED FOR RECORD
ROCKWALL COUNTY CLERK
LISA CONSTANT
COUNTY CLERK
07 AUG - 3 PM 4:15
DEPUTY

OWNER'S CERTIFICATE
(Public Dedication)

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS HUDSON PROPERTIES, INC., BEING THE OWNER OF A TRACT OF land in the E. TEAL SURVEY, ABSTRACT NO. 207, County of Rockwall, State of Texas, said tract being described as follows:

All that certain lot, tract or parcel of land situated in the EDWARD TEAL SURVEY, ABSTRACT NO. 207, City of Rockwall, Rockwall County, Texas, and being all of Lot 2, SCENIC ESTATE SUBDIVISION, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet A, Slide 42 of the Plat Records of Rockwall County, Texas, and also being all of Lot 6, of CHANDLERS LANDING, PHASE 19, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet B, Slide 285 of the Plat Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found for corner at the Northeast corner of said Lot 6, said point being in the West right-of-way line of F.M. Highway 740 Ridge Road (Variable width R.O.W.) and also being at the Southeast corner of Lot 7, of Phase 19;

THENCE S. 06 deg. 09 min. 48 sec. W. along the West line of said F.M. Highway 740 Ridge Road, a distance of 70.02 feet to a 1/2" iron rod found for corner at the Southeast corner of Lot 6 and being in the North boundary line of Lot 2;

THENCE S. 85 deg. 04 min. 07 sec. E. along the north line of said Lot 2, a distance of 20.00 feet to a 1/2" iron rod found for corner at the Northeast corner of same;

THENCE S. 06 deg. 09 min. 48 sec. W. along the West right-of-way line of F.M. Highway 740 Ridge Road, a distance of 139.44 feet to a 1/2" iron rod found for corner at the Southeast corner of said Lot 2;

THENCE N. 85 deg. 06 min. 24 sec. W. at 20.00 feet pass the Northeast corner of Lot 17, of CHANDLERS LANDING, PHASE TEN, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet A, Slide 193 of the Plat Records of Rockwall County, Texas, and continuing along the South line of said Lot 2, a total distance of 372.51 feet to a 1/2" iron rod found for corner at the Southwest corner of said Lot 2 and the Northwest corner of Lot 20, in said Phase Ten;

THENCE N. 01 deg. 36 min. 44 sec. E. a distance of 139.89 feet to a 1/2" iron rod found for corner at the Northwest corner of said Lot 2 and the Southwest corner of Lot 5, in Phase 19;

THENCE S. 85 deg. 04 min. 07 sec. E. a distance of 169.15 feet to a 1/2" iron rod found for corner in the curving South right-of-way line of Independence Place (41.5' radius);

THENCE in a Northeasterly direction along a curve to the left having a central angle of 99 deg. 11 min. 02 sec., a radius of 41.50 feet, a tangent of 48.75 feet, a chord of N. 45 deg. 04 min. 36 sec. E., 63.20 feet, along said right-of-way line, an arc distance of 71.84 feet to a 1/2" iron rod found for corner;

THENCE in a Northeasterly direction along a curve to the right having a central angle of 14 deg. 05 min. 18 sec., a radius of 88.50 feet, a tangent of 10.94 feet, a chord of N. 02 deg. 55 min. 00 sec. E., 21.71 feet along said right-of-way line, an arc distance of 21.76 feet to a 1/2" iron rod found for corner at the Northwest corner of said Lot 6 and the Southwest corner of said Lot 7;

THENCE S. 85 deg. 04 min. 07 sec. E. along the common line between said Lot 6 and Lot 7, a distance of 155.98 feet to the POINT OF BEGINNING and containing 63,926 square feet or 1.47 acres of land.

NOW, THEREFORE, 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 INDEPENDENCE PASS, an Addition to the City of Rockwall, Texas and whose name is subscribed hereto, hereby dedicated to the use of 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 or lien interest in the subdivision 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 growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective system 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.
3. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasional 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 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 and 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's 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 to 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.

Chad J. Hudson
CHAD HUDSON
FOR HUDSON PROPERTIES, INC.

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared CHAD HUDSON, 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 17th day of July, 2007

Jenell Lee Strickland
Jenell Lee Strickland
Notary Public in and for the State of Texas

2-16-08
My Commission Expires:



NOTE: 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 therefore 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.

SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Harold D. Fetty, III, R.P.L.S. No. 5034, 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.

Harold D. Fetty, III
Harold D. Fetty, III
Registered Professional Land Surveyor No. 5034



RECOMMENDED FOR FINAL APPROVAL

W. Bricker
Planning and Zoning Commission

Date

APPROVED

I hereby certify that the above and foregoing plat of INDEPENDENCE PASS, an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 18th day of June, 2007.

This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, County, Texas, within one hundred eighty (180) days from said date of final approval.

Said addition shall be subject to all the requirements of the Subdivision Regulations of the City of Rockwall.

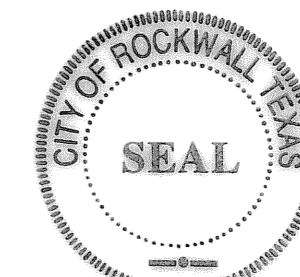
WITNESS OUR HANDS, this 20th day of July, 2007

William R. Cecil
Mayor, City of Rockwall

Dorothy Brooks
City Secretary City of Rockwall

Chuck Todd 8-3-07
City Engineer

Date



FINAL PLAT

INDEPENDENCE PASS

1.47 ACRES (3 LOTS)
BEING A REPLAT OF
LOT 2 SCENIC ESTATES
LOT 6, PHASE 19
CHANDLERS LANDING

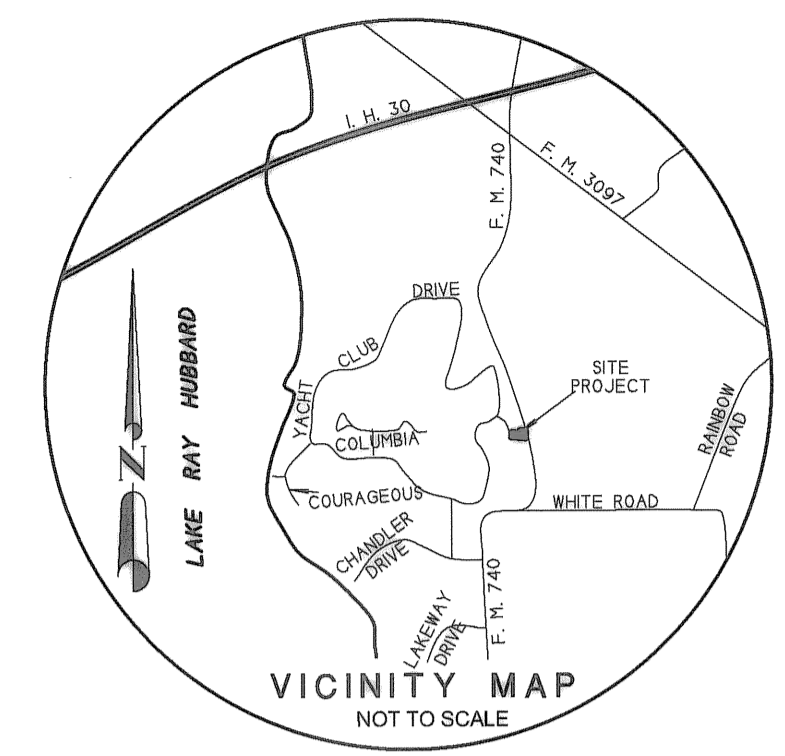
A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

OWNER:
CHAD HUDSON
HUDSON PROPERTIES
3922 W. HWY 80
TERRELL, TEXAS 75160
214-477-3177

R.S.C.I.
ROCKWALL SURVEYING CO., INC. LAND SURVEYING

SHEET 2 OF 2

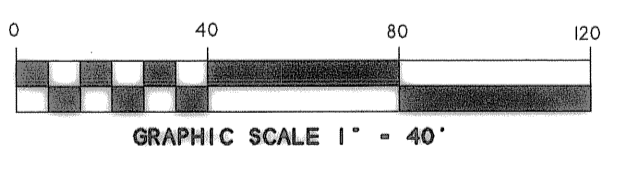
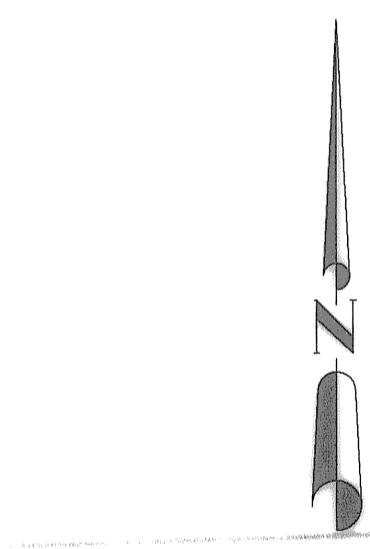
SURVEY DATE FEB 2, 2007
SCALE 1" = 40' FILE # 20050733RP2
CLIENT HUDSON



Independence Pass
Lot 4, Block A
Residential Replat

YACHT CLUB DRIVE

FM ROAD 740
RIDGE ROAD



LINE TABLE

Line	Bearing	Distance
1	S 85°04'07"E	20.00'

CURVE TABLE

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	99°11'02"	41.50	71.84	48.75	63.20	N 45°04'36"E
2	14°05'18"	88.50	21.76	10.94	21.71	N 2°55'00"E
3	67°57'53"	41.50	49.23	27.97	46.39	N 60°41'11"E
4	31°13'09"	41.50	22.61	11.59	22.33	N 11°05'40"E

CITY MON COORD
N 7009509.1
E 2590302.9

CITY MON COORD
N 7009477.3
E 2590674.0

REPLAT
**INDEPENDENCE PASS
LOT 4, BLOCK A**

1.42 ACRES (1 LOT)
BEING A REPLAT OF
LOTS 1,2,3 IN BLOCK A
INDEPENDENCE PASS

A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

SHEET 1 OF 2

OWNER:
CHAD HUDSON
HUDSON PROPERTIES
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

H.D. Fetty Land Surveyor, LLC
6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE 972-635-9979 FAX

SURVEY DATE JUNE 15, 2009
SCALE 1" = 40' FILE #0050733RP4
CLIENT HUDSON

H-39

OWNER'S CERTIFICATE
(Public Dedication)

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS HUDSON PROPERTIES, INC., BEING THE OWNER OF A TRACT OF land in the E. TEAL SURVEY, ABSTRACT NO. 207, County of Rockwall, State of Texas, said tract being described as follows:

All that certain lot, tract or parcel of land situated in the EDWARD TEAL SURVEY, ABSTRACT NO. 207, City of Rockwall, Rockwall County, Texas, and being all of Lots 1, 2, AND 3, Block A, Independence Pass, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet G, Slide 179 of the Plat Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found for corner at the Northeast corner of said Lot 6, said point being in the West right-of-way line of F.M. Highway 740 Ridge Road (Variable width R.O.W.) and also being at the Southeast corner of Lot 7, of Phase 19;

THENCE S. 06 deg. 09 min. 48 sec. W. along the West line of said F.M. Highway 740 Ridge Road, a distance of 209.47 feet to a 1/2" iron rod found for corner at the Southeast corner of said Lot 1 and at the Northeast corner of Lot 17, of CHANDLERS LANDING, PHASE TEN, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet A, Slide 193 of the Plat Records of Rockwall County, Texas;

THENCE N. 85 deg. 06 min. 24 sec. W. along the South line of said Lot 1, 2, and 3, Block A, a distance of 352.51 feet to a 1/2" iron rod found for corner at the Southwest corner of said Lot 3 and the Northwest corner of Lot 20, in said Phase Ten;

THENCE N. 01 deg. 36 min. 44 sec. E. a distance of 139.89 feet to a 1/2" iron rod found for corner at the Northwest corner of said Lot 3 and the Southwest corner of Lot 5, in Phase 19;

THENCE S. 85 deg. 04 min. 07 sec. E. a distance of 169.15 feet to a 1/2" iron rod found for corner in the curving South right-of-way line of Independence Place (41.5' radius);

THENCE in a Northeasterly direction along a curve to the left having a central angle of 99 deg. 11 min. 02 sec., a radius of 41.50 feet, a tangent of 48.75 feet, a chord of N. 45 deg. 04 min. 36 sec. E., 63.20 feet, along said right-of-way line, an arc distance of 71.84 feet to a 1/2" iron rod found for corner;

THENCE in a Northeasterly direction along a curve to the right having a central angle of 14 deg. 05 min. 18 sec., a radius of 88.50 feet, a tangent of 10.94 feet, a chord of N. 02 deg. 55 min. 00 sec. E., 21.71 feet along said right-of-way line, an arc distance of 21.76 feet to a 1/2" iron rod found for corner at the Northwest corner of said Lot 6 and the Southwest corner of said Lot 7;

THENCE S. 85 deg. 04 min. 07 sec. E. along the common line between said Lot 6 and Lot 7, a distance of 155.98 feet to the POINT OF BEGINNING and containing 81,136 square feet or 1.42 acres of land.

NOW, THEREFORE, 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 INDEPENDENCE PASS, LOT 4, BLOCK A, REPLAT OF LOTS 1, 2 & 3, BLOCK A, an Addition to the City of Rockwall, Texas and whose name is subscribed hereto, hereby dedicated to the use of 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 or lien interest in the subdivision 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:

- 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 system 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 occasional by the establishment of grade of streets in the subdivision.
- The developer and subdivision engineer shall bear total responsibility for storm drain improvements.
- The developer shall be responsible for the necessary facilities to provide drainage patterns and drainage controls such 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 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 and 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's 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 to 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.

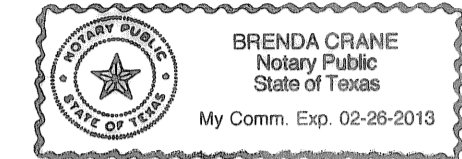
Chad Hudson
CHAD HUDSON
FOR HUDSON PROPERTIES, INC.

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared CHAD HUDSON, 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 20th day of Aug 2009.

Brenda Crane 2/26/13
Notary Public in and for the State of Texas My Commission Expires:



NOTE: 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 therefore 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.

SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Harold D. Fetty, III, R.P.L.S. No. 5034, 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.

Harold D. Fetty, III
Registered Professional Land Surveyor No. 5034



RECOMMENDED FOR FINAL APPROVAL

[Signature]
Planning and Zoning Commission

07-14-09
Date

APPROVED

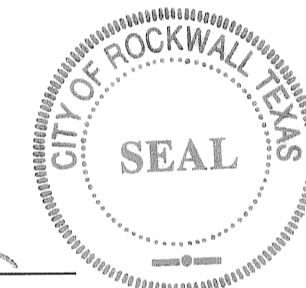
I hereby certify that the above and foregoing plat of INDEPENDENCE PASS, LOT 4, BLOCK A, REPLAT OF LOTS 1, 2 & 3, BLOCK A, an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 22 day of July, 2009.

This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, County, Texas, within one hundred eighty (180) days from said date of final approval.

Said addition shall be subject to all the requirements of the Subdivision Regulations of the City of Rockwall.

WITNESS OUR HANDS, this 8th day of September, 2009.

William R. Cecil Kristy Ashberry
Mayor, City of Rockwall City Secretary City of Rockwall



Chuck Todd 9-11-09
City Engineer Date

REPLAT

INDEPENDENCE PASS
LOT 4, BLOCK A

1.42 ACRES (1 LOT)
BEING A REPLAT OF
LOTS 1, 2, 3 IN BLOCK A
INDEPENDENCE PASS

A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

OWNER:
CHAD HUDSON
HUDSON PROPERTIES
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

H.D. Fetty Land Surveyor, LLC

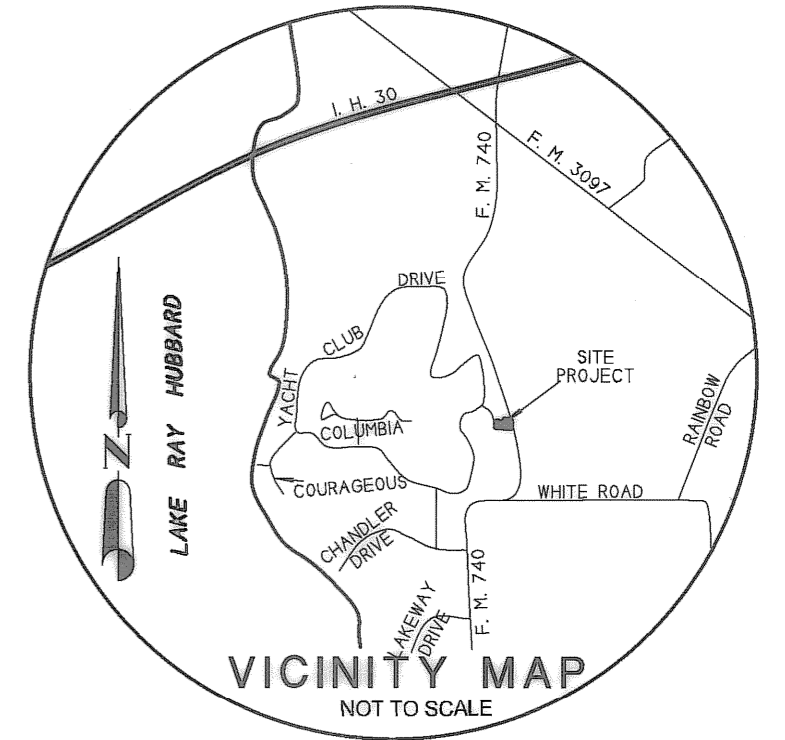
SHEET 2 OF 2

SURVEY DATE JUNE 15, 2009
SCALE 1" = 40' FILE # 20050733RP4
CLIENT HUDSON

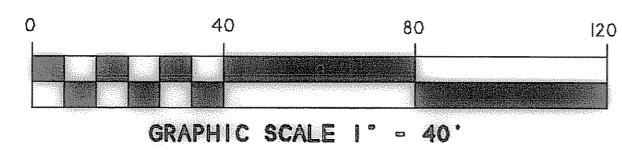
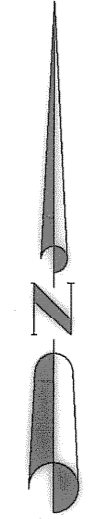
6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE 972-635-9979 FAX

H-40

Independence Pass
Lot 4, Block A
Residential Replat



YACHT CLUB DRIVE

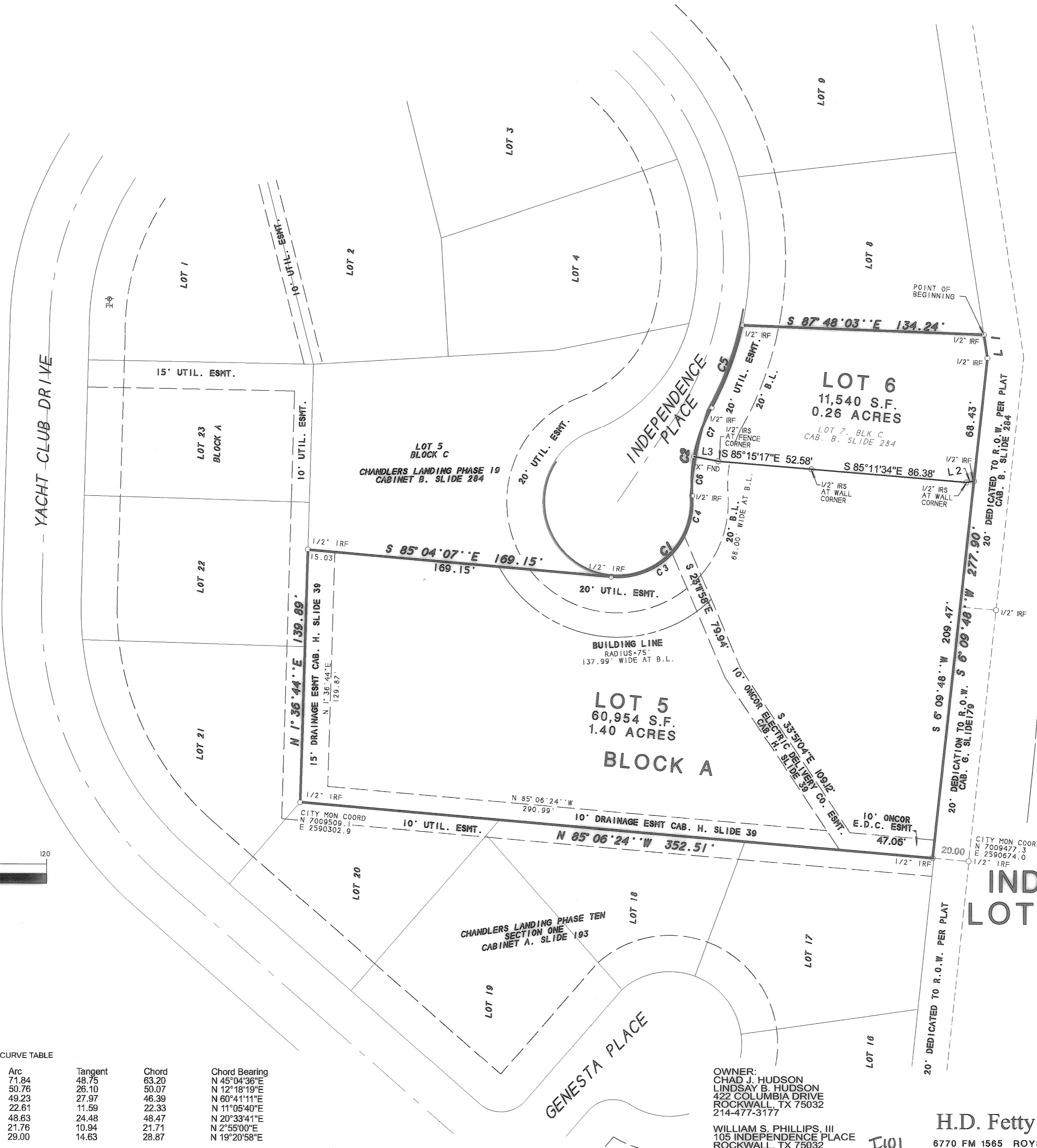


LINE TABLE

Line	Bearing	Distance
1	S 8°54'31"E	13.00'
2	N 80°18'23"E	4.26'
3	S 78°43'36"E	12.98'

CURVE TABLE

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	99°11'02"	41.50	71.84	48.75	63.20	N 45°04'36"E
2	32°51'56"	88.50	50.76	26.10	50.07	N 12°18'19"E
3	67°57'53"	41.50	49.23	27.97	46.39	N 60°41'11"E
4	31°13'09"	41.50	22.61	11.59	22.33	N 11°05'40"E
5	16°20'31"	170.50	48.63	24.48	48.47	N 20°33'41"E
6	14°05'18"	88.50	21.76	10.94	21.71	N 2°55'00"E
7	18°46'38"	88.50	29.00	14.63	28.87	N 19°20'58"E



FM ROAD 740
RIDGE ROAD

REPLAT
**INDEPENDENCE PASS
LOTS 5 & 6, BLOCK A**

1.66 ACRES 72,494 S.F.
(2 LOTS)
BEING A REPLAT OF
LOT 4, BLOCK A
INDEPENDENCE PASS
LOT 7, BLOCK C
CHANDLERS LANDING PHASE 19
A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

OWNER:
CHAD J. HUDSON
LINDSAY B. HUDSON
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

WILLIAM S. PHILLIPS, III
105 INDEPENDENCE PLACE
ROCKWALL, TX 75032

H.D. Fetty Land Surveyor, LLC
6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

SHEET 1 OF 2
SURVEY DATE: SEPTEMBER 19, 2014
SCALE: 1" = 40'
CLIENT: HUDSON

OWNER'S CERTIFICATE
(Public Dedication)

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS CHAD J. HUDSON, LINDSAY B. HUDSON and WILLIAM S. PHILLIPS, III, BEING THE OWNER OF A TRACT OF land in the E. TEAL SURVEY, ABSTRACT NO. 207, County of Rockwall, State of Texas, said tract being described as follows:

All that certain lot, tract or parcel of land situated in the EDWARD TEAL SURVEY, ABSTRACT NO. 207, City of Rockwall, Rockwall County, Texas, and being all of Lot 4, Block A, Independence Pass, an Addition to the City of Rockwall, Texas, according to the Replat thereof recorded in Cabinet 11, Slide 39, of the Plat Records of Rockwall County, Texas, and being all of Lot 7, Block C, Chandlers Landing Phase 19, an addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet B, Slide 284, of the Plat Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found for corner at the northeast corner of said Lot 7, Block C, said point being in the west right-of-way line of F.M. Highway 740 Ridge Road (Variable width R.O.W.) and also being at the southeast corner of Lot 8, of Phase 19;

THENCE S. 08 deg. 54 min. 31 sec. E. along the west line of said F.M. Highway 740 Ridge Road, a distance of 13.00 feet to a 1/2" iron rod found for corner;

THENCE S. 06 deg. 09 min. 48 sec. W. along the west line of said F.M. Highway 740 Ridge Road, a distance of 277.90 feet to a 1/2" iron rod found for corner at the southeast corner of said Lot 4 and at the Northeast corner of Lot 17, of CHANDLERS LANDING, PHASE TEN, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet A, Slide 193 of the Plat Records of Rockwall County, Texas;

THENCE N. 85 deg. 06 min. 24 sec. W. along the south line of said Lot 4, Block A, a distance of 352.51 feet to a 1/2" iron rod found for corner at the southwest corner of said Lot 4 and the northwest corner of Lot 20, in said Phase Ten;

THENCE N. 01 deg. 36 min. 44 sec. E. a distance of 139.89 feet to a 1/2" iron rod found for corner at the northwest corner of said Lot 4 and the southwest corner of Lot 5, in Phase 19;

THENCE S. 85 deg. 04 min. 07 sec. E. a distance of 169.15 feet to a 1/2" iron rod found for corner in the curving South right-of-way line of Independence Place (41.5' radius);

THENCE in a northeasterly direction along a curve to the left having a central angle of 99 deg. 11 min. 02 sec., a radius of 41.50 feet, a tangent of 48.75 feet, a chord of N. 45 deg. 04 min. 36 sec. E., 63.20 feet, along said right-of-way line, an arc distance of 71.84 feet to a 1/2" iron rod found for corner;

THENCE in a northeasterly direction along a curve to the right having a central angle of 32 deg. 51 min. 56 sec., a radius of 88.50 feet, a tangent of 26.10 feet, a chord of N. 12 deg. 18 min. 19 sec. E., 50.07 feet along said right-of-way line, an arc distance of 50.76 feet to a 1/2" iron rod found for corner;

THENCE in a northeasterly direction along a curve to the right having a central angle of 16 deg. 20 min. 31 sec., a radius of 170.50 feet, a tangent of 24.48 feet, a chord of N. 20 deg. 33 min. 41 sec. E., 48.47 feet along said right-of-way line, an arc distance of 48.63 feet to a 1/2" iron rod found for corner at the northwest corner of Lot 7, Block C;

THENCE S. 87 deg. 48 min. 03 sec. E. along the common line between said Lot 8 and Lot 7, a distance of 134.24 feet to the POINT OF BEGINNING and containing 72,494 square feet or 1.66 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

We the undersigned owner of the land shown on this plat, and designated herein as INDEPENDENCE PASS, LOTS 5 & 6, BLOCK A, an Addition to the City of Rockwall, Texas and whose name is subscribed hereto, hereby dedicated to the use of 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 or lien interest in the subdivision have been notified and signed this plat.

We 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.

We 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 growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective system 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.
3. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasional 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 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 and 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's 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 to 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.

We 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; We, our successors and assigns hereby waive any claim, damage, or cause of action that we may have as a result of the dedication of exaction's made herein.

Chad J. Hudson
CHAD J. HUDSON

Lindsay B. Hudson
LINDSAY B. HUDSON

William S. Phillips III
WILLIAM S. PHILLIPS, III

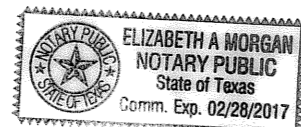
STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared CHAD J. HUDSON and LINDSAY B. HUDSON, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose and consideration therein stated.

Given upon my hand and seal of office this 31st day of Oct, 2014.

Elizabeth A. Morgan
Notary Public in and for the State of Texas

02-28-17
My Commission Expires:



STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared WILLIAM S. PHILLIPS, III, 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 28th day of October, 2014.

Brenda Crane
Notary Public in and for the State of Texas

2/26/17
My Commission Expires:



NOTE: 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 therefore 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.

SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Harold D. Fetty, III, R.P.L.S. No. 5034, 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.

Harold D. Fetty, III
Registered Professional Land Surveyor No. 5034



APPROVED:

I hereby certify that the above and foregoing plat of INDEPENDENCE PASS, LOTS 5 & 6, BLOCK A, an addition to the City of Rockwall, Texas, was approved by the City Planning Director of the City of Rockwall on the 17th day of October, 2014.

This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, County, Texas, within one hundred eighty (180) days from said date of final approval. Said addition shall be subject to all the requirements of the Subdivision Regulations of the City of Rockwall.

WITNESS OUR HANDS, this 17th day of November, 2014.

Blas Salvo
Director of Planning & Zoning

Amy Williams
City Engineer

Filed and Recorded
Official Public Records
Shelli Miller, County Clerk
Rockwall County, Texas
11/18/2014 02:21:19 PM
\$100.00
20140000016817



Shelli

OWNER:
CHAD J. HUDSON
LINDSAY B. HUDSON
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

WILLIAM S. PHILLIPS, III
105 INDEPENDENCE PLACE
ROCKWALL, TX 75032

REPLAT
INDEPENDENCE PASS
LOTS 5 & 6, BLOCK A

1.66 ACRES 72,494 S.F.
(2 LOTS)

BEING A REPLAT OF
LOT 4, BLOCK A
INDEPENDENCE PASS
LOT 7, BLOCK C
CHANDLERS LANDING PHASE 19

A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

SHEET 2 OF 2

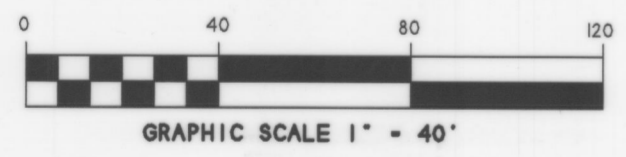
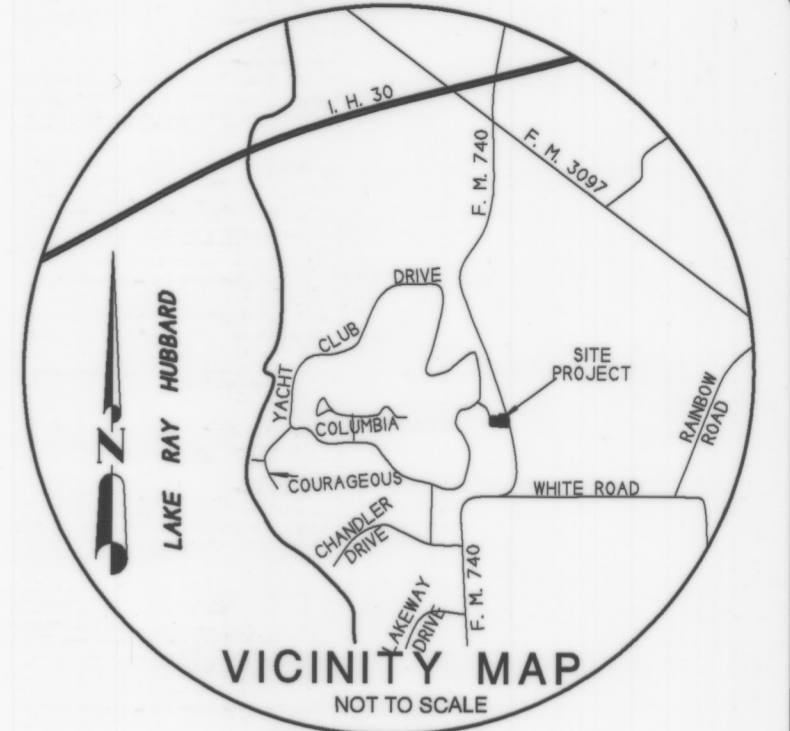
SURVEY DATE SEPTEMBER 19, 2014
SCALE 1" = 40' FILE #20050733RP4
CLIENT HUDSON

H.D. Fetty Land Surveyor, LLC

I102

6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

CITY CASE NO P2014-030



LINE TABLE

Line	Bearing	Distance
1	N 80°18'23"E	4.26'
2	S 78°43'36"E	12.98'

CURVE TABLE

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	99°11'02"	41.50	71.84	48.75	63.20	N 45°04'36"E
2	14°05'18"	88.50	21.76	10.94	21.71	N 02°55'00"E
3	69°12'51"	41.50	50.13	28.64	47.14	N 30°05'31"E
4	29°58'11"	41.50	21.71	11.11	21.46	N 79°41'02"E
5	14°05'18"	88.50	21.76	10.94	21.71	N 02°55'00"E

Independence Pass
Lots 7 & 8, Block A
Replat

J 037
REPLAT
**INDEPENDENCE PASS
LOTS 7 & 8, BLOCK A**

1.40 ACRES 60953 S.F.
(2 LOTS)
BEING A REPLAT OF
LOT 5, BLOCK A
INDEPENDENCE PASS
A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

OWNER:
CHAD J. HUDSON
LINDSAY B. HUDSON
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

H.D. Fetty Land Surveyor, LLC
6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

SHEET 1 OF 2
SURVEY DATE AUGUST 30, 2016
SCALE 1" = 40' FILE # 20050733RPS
CLIENT HUDSON

OWNER'S CERTIFICATE
(Public Dedication)

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS, CHAD J. HUDSON and LINDSAY B. HUDSON, BEING THE OWNER OF A TRACT OF land in the E. TEAL SURVEY, ABSTRACT NO. 207, County of Rockwall, State of Texas, said tract being described as follows:

All that certain lot, tract or parcel of land situated in the EDWARD TEAL SURVEY, ABSTRACT NO. 207, City of Rockwall, Rockwall County, Texas, and being all of Lot 5, Block A, Replat Independence Pass, Lots 5 & 6, Block A, an Addition to the City of Rockwall, Texas, according to the plat thereof recorded in Cabinet I, Slide 101, of the Plat Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found for corner at the northeast corner of said Lot 5, Block A, said point being in the west right-of-way line of F.M. Highway 740 Ridge Road (Variable width R.O.W.) and also being at the southeast corner of Lot 6, Block A;

THENCE S. 06 deg. 09 min. 48 sec. W. along the west line of said F.M. Highway 740 Ridge Road, a distance of 207.47 feet to a 1/2" iron rod found for corner at the southeast corner of said Lot 5 and at the Northeast corner of Lot 17, of CHANDLERS LANDING, PHASE TEN, an Addition to the City of Rockwall, Texas, according to the Plat thereof recorded in Cabinet A, Slide 193 of the Plat Records of Rockwall County, Texas;

THENCE N. 85 deg. 06 min. 24 sec. W. along the south line of said Lot 4, Block A, a distance of 352.51 feet to a 1/2" iron rod found for corner at the southwest corner of said Lot 4 and the northwest corner of Lot 20, in said Phase Ten;

THENCE N. 01 deg. 36 min. 44 sec. E. a distance of 139.89 feet to a 1/2" iron rod found for corner at the northwest corner of said Lot 4 and the southwest corner of Lot 5, in Phase 19;

THENCE S. 85 deg. 04 min. 07 sec. E. a distance of 169.15 feet to a 1/2" iron rod found for corner in the curving South right-of-way line of Independence Place (41.5' radius);

THENCE in a northeasterly direction along a curve to the left having a central angle of 99 deg. 11 min. 02 sec., a radius of 41.50 feet, a tangent of 48.75 feet, a chord of N. 45 deg. 04 min. 36 sec. E., 63.20 feet, along said right-of-way line, an arc distance of 71.84 feet to a 1/2" iron rod found for corner;

THENCE in a northeasterly direction along a curve to the right having a central angle of 14 deg. 05 min. 18 sec., a radius of 88.50 feet, a tangent of 10.94 feet, a chord of N. 02 deg. 55 min. 00 sec. E., 21.71 feet along said right-of-way line, an arc distance of 21.76 feet to a "X" found chiseled in concrete for corner at the southwest corner of Lot 6;

THENCE in a easterly direction along the south boundary line of Lot 6 as follows:

S. 78 deg. 43 min. 36 sec. E. a distance of 12.98 feet;
S. 85 deg. 15 min. 17 sec. E. a distance of 52.58 feet;
S. 85 deg. 11 min. 34 sec. E. a distance of 86.38 feet;
N. 80 deg. 18 min. 23 sec. E. a distance of 4.26 feet the POINT OF BEGINNING and containing 60,953 square feet or 1.40 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

We the undersigned owner of the land shown on this plat, and designated herein as INDEPENDENCE PASS, LOTS 7 & 8, BLOCK A, an Addition to the City of Rockwall, Texas and whose name is subscribed hereto, hereby dedicated to the use of 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 or lien interest in the subdivision have been notified and signed this plat.

We 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.

We 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 growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective system 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.
3. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasional 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 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 and 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's 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 to 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.

We 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; We, our successors and assigns hereby waive any claim, damage, or cause of action that we may have as a result of the dedication of exaction's made herein.

Chad J. Hudson
CHAD J. HUDSON

Lindsay B. Hudson
LINDSAY B. HUDSON

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared CHAD J. HUDSON and LINDSAY B. HUDSON, to be the persons whose names are subscribed to the foregoing instrument, and they executed the same for the purpose and consideration therein stated.

Given upon my hand and seal of office this 30th day of Novem
2014
Brenda Crase
Notary Public in and for the State of Texas My Commission Expires: 2-26-17

Filed and Recorded
Official Public Records
Shelli Miller, County Clerk
Rockwall County, Texas
12/01/2016 03:07:48 PM
\$100.00
20160000021213



Shelli COPY

OWNER:
CHAD J. HUDSON
LINDSAY B. HUDSON
422 COLUMBIA DRIVE
ROCKWALL, TX 75032
214-477-3177

STATE OF TEXAS
COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared LINDSAY B. HUDSON, 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 30th day of November
2014
Brenda Crase
Notary Public in and for the State of Texas My Commission Expires: 2-26-17



NOTE: 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 therefore 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.

SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Harold D. Fetty, III, R.P.L.S. No. 5034, 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.

Harold D. Fetty, III
Registered Professional Land Surveyor No. 5034



RECOMMENDED FOR FINAL APPROVAL

Craig Kent
Planning and Zoning Commission Date 10/14/2014

APPROVED

I hereby certify that the above and foregoing plat of INDEPENDENCE PASS, LOTS 7 & 8, BLOCK A, an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 17 day of April, 2014.

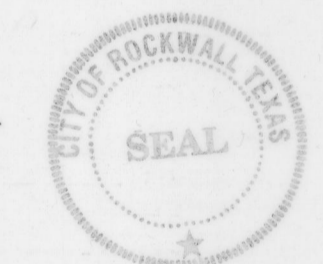
This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, County, Texas, within one hundred eighty (180) days from said date of final approval.

Said addition shall be subject to all the requirements of the Subdivision Regulations of the City of Rockwall.

WITNESS OUR HANDS, this 30th day of November, 2014.

Jim Pruitt
Mayor City of Rockwall

Kristy Cole
City Secretary City of Rockwall



Amy Williams
City Engineer

J 038
REPLAT

INDEPENDENCE PASS LOTS 7 & 8, BLOCK A

1.40 ACRES 60953 S.F.
(2 LOTS)
BEING A REPLAT OF
LOT 5, BLOCK A
INDEPENDENCE PASS

A PART OF THE E. TEAL
SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

SHEET 2 OF 2

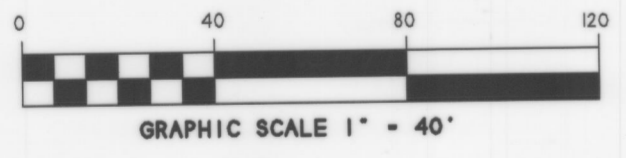
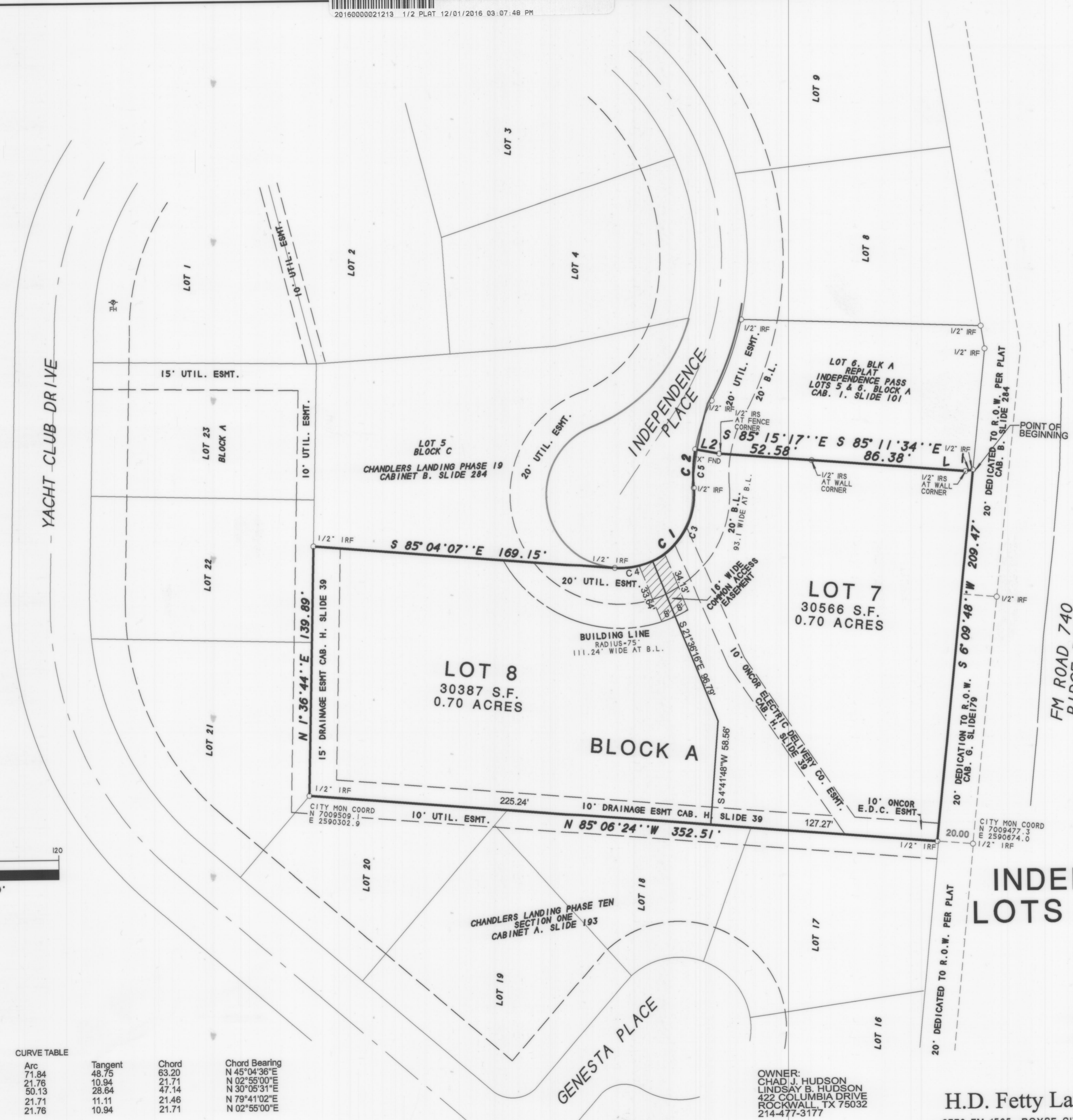
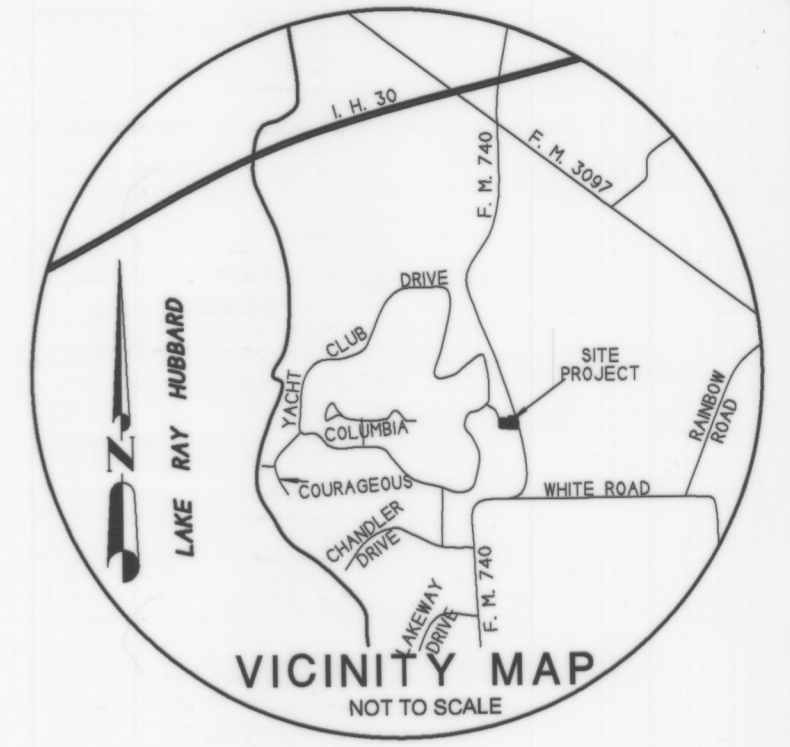
SURVEY DATE AUGUST 30, 2016
SCALE 1" = 40' FILE# 20050733RP5
CLIENT HUDSON

H.D. Fetty Land Surveyor, LLC

6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

CITY CASE NO P2016-040

Independence Pass
Lots 7 & 8, Block A
Replat



LINE TABLE

Line	Bearing	Distance
1	N 80°18'23"E	4.26'
2	S 78°43'36"E	12.98'

CURVE TABLE

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	99°11'02"	41.50	71.84	48.75	63.20	N 45°04'36"E
2	14°05'18"	88.50	21.76	10.94	21.71	N 02°55'00"E
3	69°12'51"	41.50	50.13	28.64	47.14	N 30°05'31"E
4	29°58'11"	41.50	21.71	11.11	21.46	N 79°41'02"E
5	14°05'18"	88.50	21.76	10.94	21.71	N 02°55'00"E

OWNER:
 CHAD J. HUDSON
 LINDSAY B. HUDSON
 422 COLUMBIA DRIVE
 ROCKWALL, TX 75082
 214-477-3177

J 037
 REPLAT

INDEPENDENCE PASS LOTS 7 & 8, BLOCK A

1.40 ACRES 60953 S.F.
 (2 LOTS)
 BEING A REPLAT OF
 LOT 5, BLOCK A
 INDEPENDENCE PASS

A PART OF THE E. TEAL
 SURVEY, ABSTRACT NO. 207
 CITY OF ROCKWALL
 ROCKWALL COUNTY, TEXAS

SHEET 1 OF 2

SURVEY DATE AUGUST 30, 2016
 SCALE 1" = 40' FILE # 20050733RPS
 CLIENT HUDSON

H.D. Fetty Land Surveyor, LLC
 6770 FM 1565 ROYSE CITY, TX 75189 972-635-2255 PHONE tracy@hdfetty.com

CITY CASE NO P2016-040

Independence Pass
 Lots 7 & 8, Block A
 Replat