

AMENDED PLAT
MEADOWCREEK ESTATES PHASE I
CAB. D, SLIDE 259

AMENDED PLAT
MEADOWCREEK ESTATES PHASE II
CAB. D, SLIDE 325

STATE HIGHWAY NO. 276 (120' ROW)

State Plane Coordinates
(1983 Datum)
N-7,017,787.6
E-2,601,174.5



1" = 100'

Bearings based on the subject tract
Special Warranty Deed recorded in
Vol. 1668, Pg. 131(LRRCT)

STATE PLANE COORDINATES based
on City of Rockwall monument
numbers 2,3,5 and 7.

205/276 INVESTMENT
CO. LTD.
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CENTEX HOMES
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R = 1035.00'
D = 30°50'06"
T = 285.43'
L = 557.01'
CH = 550.31'
CB = S 29°00'06" E

LEGEND

- (F) = 1/2" iron pin found
- (S) = 1/2" iron pin with cap stamped "Tipton Eng., Inc." set
- (CM) = Control Monument
- ◇ = Street name change
- TXU = Texas Utilities & Gas Company easement
- DE = Drainage Easement

FINAL PLAT
MEADOWCREEK ESTATES PHASE III
JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

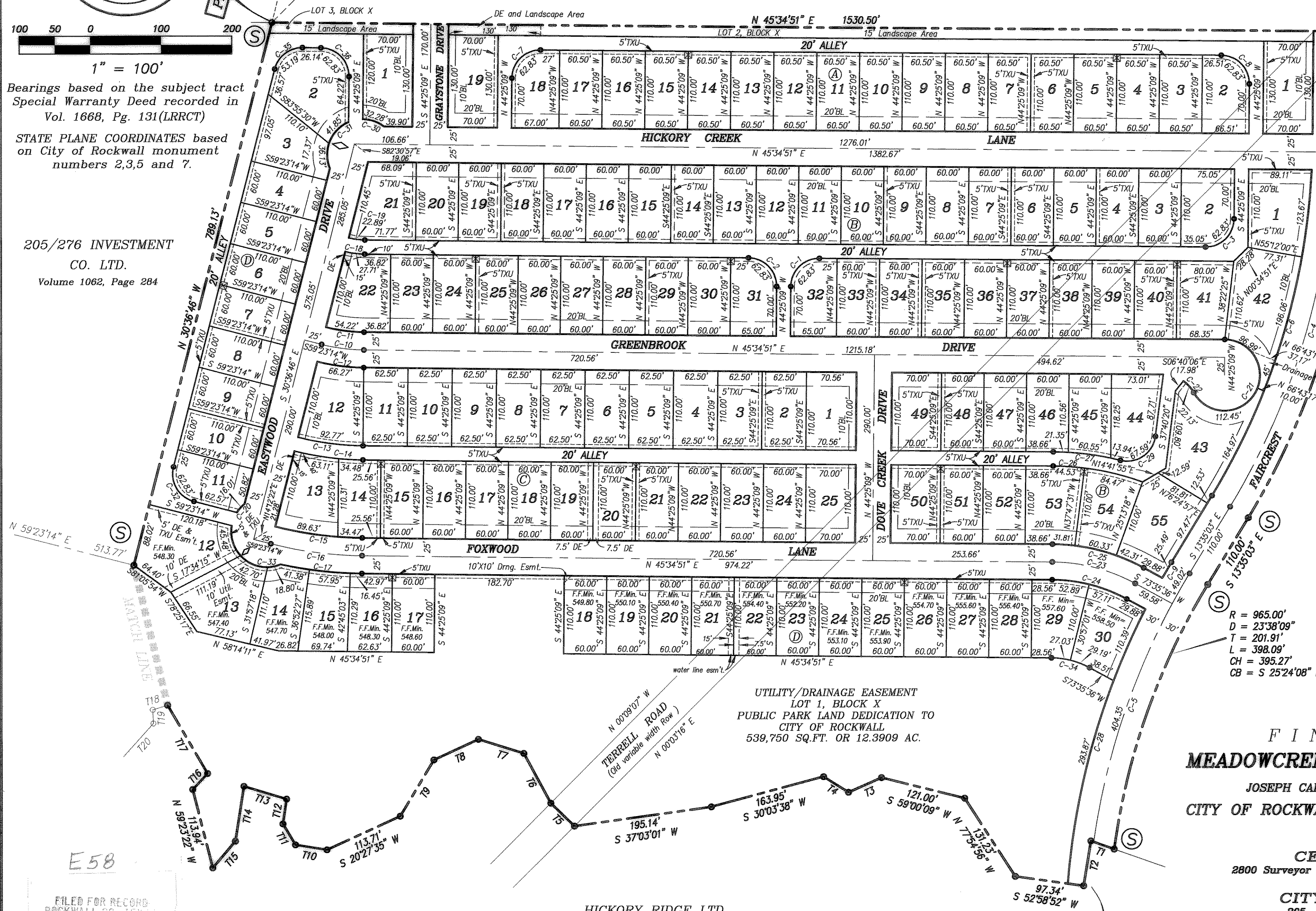
OWNERS
CENTEX HOMES
2800 Surveyor Boulevard ~ Carrollton, Texas 75006
972-417-3562
CITY OF ROCKWALL
205 W. Rusk ~ Rockwall, Texas
972-771-7700

ENGINEERING/SURVEYING/PLANNING
TIPTON ENGINEERING, INC.
6330 Broadway Blvd. ~ Suite C ~ Garland, Texas 75043
972-226-2967

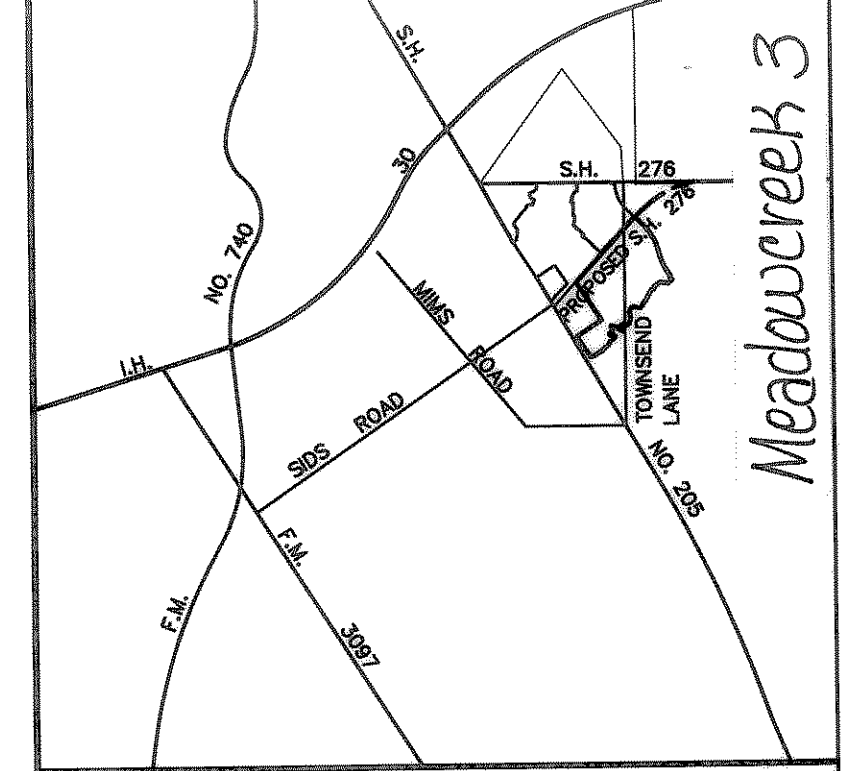
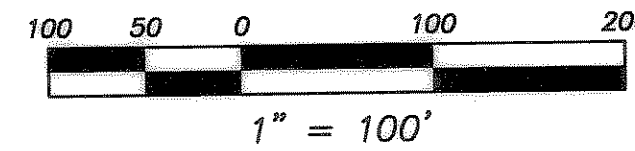
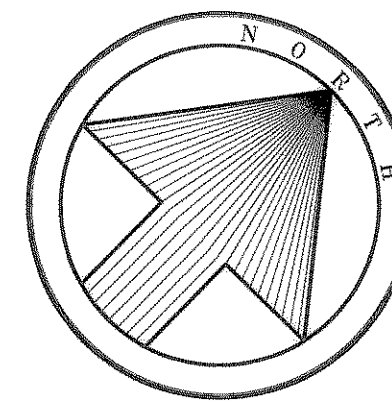
State Plane Coordinates
(1983 Datum)
N-7,016,743.4
E-2,601,766.1

HICKORY RIDGE LTD.
Volume 1856, Page 205

Meadowcreek 3

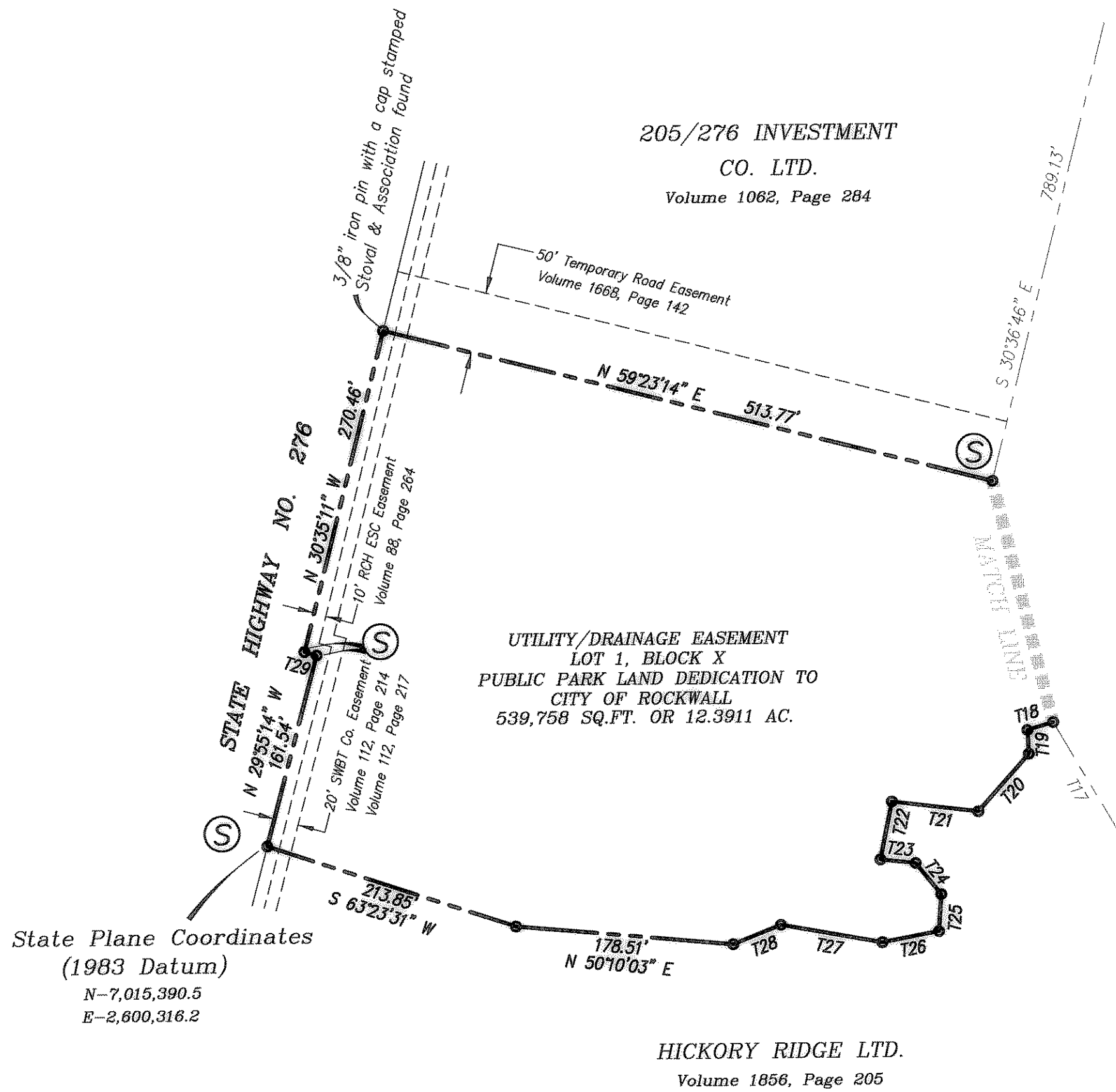


E58
FILED FOR RECORD
ROCKWALL CO. TEXAS
01 JUN 27 AM 9:54
PAULETTE BURKS
CO. CLERK
BY: _____ DEPUTY



Meadowcreek 3

205/276 INVESTMENT
CO. LTD.
Volume 1062, Page 284



Bearings based on the subject tract
Special Warranty Deed recorded in
Vol. 1668, Pg. 131(LRRCT)

STATE PLANE COORDINATES based on
City of Rockwall monument
numbers 2,3,5 and 7.

BOUNDARY LINE TABLE

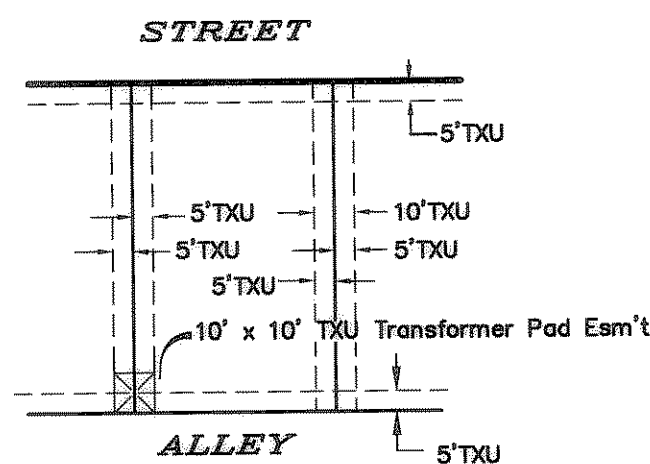
TANGENT	BEARING	LENGTH
T1	S 64°19'11" W	34.83'
T2	S 35°39'01" E	63.96'
T3	S 21°13'20" W	50.94'
T4	S 77°08'29" W	41.40'
T5	S 88°56'19" W	46.38'
T6	N 73°26'02" W	79.72'
T7	S 62°08'32" W	67.12'
T8	S 20°12'28" W	69.19'
T9	S 13°59'19" E	92.55'
T10	S 53°55'40" W	45.00'
T11	N 75°59'21" W	34.34'
T12	N 36°36'53" W	35.28'
T13	S 61°39'53" W	62.82'
T14	S 36°05'37" E	78.11'
T15	S 04°44'02" E	49.40'
T16	N 01°54'39" W	30.83'
T17	N 75°19'22" W	111.40'
T18	S 28°18'53" W	22.03'
T19	S 47°55'41" E	19.38'
T20	S 03°03'14" E	62.75'
T21	S 52°00'49" W	71.27'
T22	S 33°14'51" E	48.14'
T23	N 51°35'30" E	28.94'
T24	S 83°54'29" E	32.81'
T25	S 40°50'55" E	30.29'
T26	S 34°28'09" W	47.09'
T27	S 55°13'03" W	84.31'
T28	S 23°33'43" W	42.16'
T29	S 61°01'44" W	10.25'

CURVE DATA

CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	40.00'	90°00'00"	40.00'	62.83'	56.57'	N 00°34'51" E
C-2	40.00'	90°00'00"	40.00'	62.83'	56.57'	S 89°25'09" E
C-3	40.00'	90°00'00"	40.00'	62.83'	56.57'	S 00°34'51" W
C-4	1005.00'	30°50'06"	277.15'	540.86'	534.36'	S 29°00'06" E
C-5	995.00'	23°17'00"	205.00'	404.34'	401.56'	N 25°13'33" W
C-6	975.00'	28°29'01"	247.47'	484.70'	479.73'	N 27°49'34" E
C-7	40.00'	90°00'00"	40.00'	62.83'	56.57'	S 00°34'51" E
C-8	40.00'	90°00'00"	40.00'	62.83'	56.57'	S 89°25'09" E
C-9	1025.00'	01°25'30"	12.75'	25.49'	25.49'	N 14°17'48" W
C-10	250.00'	13°48'23"	30.27'	60.24'	60.10'	S 52°29'03" W
C-11	225.00'	13°48'23"	27.24'	54.22'	54.09'	S 52°29'03" W
C-12	275.00'	13°48'23"	33.29'	66.27'	66.11'	S 52°29'03" W
C-13	385.00'	13°48'23"	46.61'	92.77'	92.55'	S 52°29'03" W
C-14	405.00'	13°48'23"	49.03'	97.59'	97.36'	S 52°29'03" W
C-15	515.00'	13°48'23"	62.35'	123.80'	123.80'	S 52°29'03" W
C-16	540.00'	13°48'23"	65.38'	130.12'	129.81'	S 52°29'03" W
C-17	565.00'	11°44'29"	58.10'	115.78'	115.58'	S 51°27'06" W
C-18	115.00'	13°48'23"	13.92'	27.71'	27.64'	S 52°29'03" W
C-19	95.00'	13°48'23"	11.50'	22.89'	22.84'	S 52°29'03" W
C-20	50.00'	18°25'36"	8.11'	16.08'	16.01'	N 02°57'22" E
C-21	50.00'	240°00'00"	86.60'	209.44'	86.60'	S 14°25'09" W
C-22	50.00'	25°21'52"	11.25'	22.13'	21.95'	S 87°06'05" E
C-23	250.00'	28°00'45"	62.36'	122.23'	121.01'	N 59°35'14" E
C-24	225.00'	28°00'45"	56.12'	110.00'	108.91'	N 59°35'14" E
C-25	275.00'	28°00'45"	68.60'	133.12'	134.45'	N 59°35'14" E
C-26	385.00'	19°11'51"	65.11'	128.99'	128.39'	N 55°10'46" E
C-27	405.00'	13°33'30"	48.14'	95.84'	95.61'	S 52°21'36" W
C-28	1025.00'	22°35'50"	204.79'	404.26'	401.64'	N 29°06'10" W
C-29	40.00'	96°48'41"	45.06'	67.59'	59.83'	S 10°44'00" W
C-30	50.00'	36°59'21"	16.72'	32.28'	31.72'	N 63°57'22" E
C-31	50.00'	89°21'18"	49.44'	77.98'	70.31'	N 22°48'18" W
C-32	40.00'	90°00'00"	40.00'	62.83'	56.57'	N 75°36'46" W
C-33	50.00'	122°35'17"	91.30'	106.98'	87.71'	S 83°17'45" W
C-34	115.00'	28°00'45"	28.69'	56.22'	55.67'	N 59°35'14" E
C-35	40.00'	78°11'37"	31.36'	49.36'	53.19'	N 07°29'03" E
C-36	40.00'	90°00'00"	40.00'	62.83'	56.57'	S 89°25'09" E

E59
LEGEND

- (F) = 1/2" iron pin found
- (S) = 1/2" iron pin with cap stamped "Tipton Eng., Inc." set
- (CM) = Control Monument
- ◇ = Street name change
- TXU = Texas Utilities & Gas Company easement
- DE = Drainage Easement



TYP. TEXAS UTILITIES & GAS CO. EASEMENTS

NO SCALE

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MEADOWCREEK ESTATES PHASE III
JOSEPH CADLE SURVEY, ABSTRACT NO. 65
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

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