



WHEREAS, The Meadows, Limited is the owner of a tract of land situated in the E. P. Chisum Survey, Abstract No. 61, City of Rockwall, Rockwall County, Texas and being that 5.52 acre tract of land called Peoples Addition Part Four as recorded in Slide B, Page 53, Deed Records, Rockwall County, Texas and being more particularly described as follows:

BEGINNING at the West corner of said tract of land;  
THENCE: North 45° 00' East, a distance of 906.93 feet along the North line of said tract to an iron rod in the center line of a county road;  
THENCE: South 45° 00' East, a distance of 265.16 feet along the center line of said county road to an iron rod for the East corner;  
THENCE: South 45° 00' West a distance of 906.93 feet along the East line of said tract to an iron rod for the South corner;  
THENCE: North 45° 00' West, a distance of 265.16 feet to the Point of Beginning containing 5.52 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT, THE MEADOWS, LIMITED does hereby adopt this plat designating the herein above described property as THE MEADOWS an addition to the City of Rockwall, Rockwall County, Texas, also being a re-plat of said tract of land called Peoples Addition Part Four, and hereby dedicated to the public use forever the streets shown thereon, and does 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. 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 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 occasioned by the establishment of grade of streets in this subdivision.

No house, dwelling unit, or other structure shall be constructed on any lot in this addition by the owner or any other person until such time as the developer has complied with all requirements of the Platting Ordinance 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, drainage structures, and storm sewers, all according to the specifications of the City of Rockwall.

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 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 of water for personal use and fire protection within such plat, as required under Ordinance 83-54.

The approval and filing of this addition as THE MEADOWS shall vacate the original plat Peoples Addition Part Four which shall be null and void.

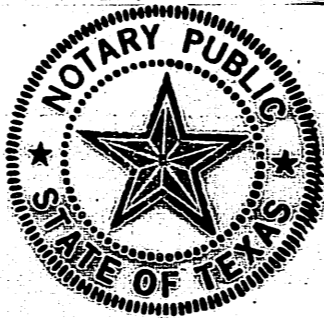
WITNESS MY HAND, at DALLAS, Texas, this the 13th day of NOVEMBER, 1986

STATE OF TEXAS  
COUNTY OF Dallas

THE MEADOWS, LIMITED: Ross Wilcox  
ROSS WILCOX

This instrument was acknowledged before me on the 13th day of November, 1986, by Ross Wilcox.

Rita Whitman  
Notary Public  
Commission Expires 11-12-89

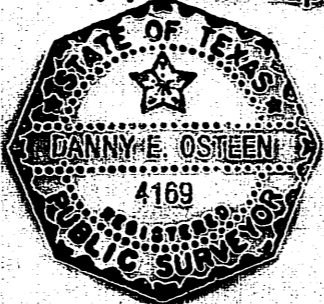


SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Danny E. Osteen, 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.

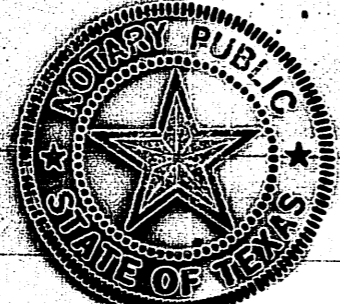
Danny E. Osteen  
Registered Public Surveyor No. 4169



STATE OF TEXAS  
COUNTY OF DALLAS

This instrument was acknowledged before me on the 13 day of November, 1986, by Danny E. Osteen.

R. White  
Notary Public  
Commission Expires 3-26-89



William Egan  
City Manager

Nov 13 1986  
Date

Ross Wilcox  
Chairman, Planning and Zoning Commission

12/11/86  
Date

I hereby certify that the above and foregoing plat of THE MEADOWS, an addition to the City of Rockwall, Texas was approved by the City Council of the City of Rockwall on day of October, 1986

John D. ...  
Mayor, City of Rockwall



Julie ...  
City Secretary, City of Rockwall

This approval shall be invalid unless the approval Plat for such addition is recorded in the office of the County Clerk of Rockwall County, Texas, within thirty (30) days from said date of final approval.



"FINAL PLAT"

HAROLD L. EVANS  
CONSULTING ENGINEER  
2331 GUS THOMASSON RD. SUITE 102  
DALLAS, TEXAS 75228  
PHONE (214) 328-8133

THE MEADOWS  
A RE-PLAT OF PEOPLES ADDITION - PART FOUR  
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Table with 3 columns: SCALE, DATE, JOB NO.

THE MEADOWS, LIMITED  
2255 RIDGE ROAD  
OWNER