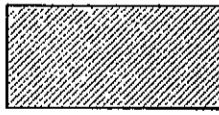
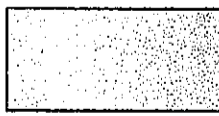

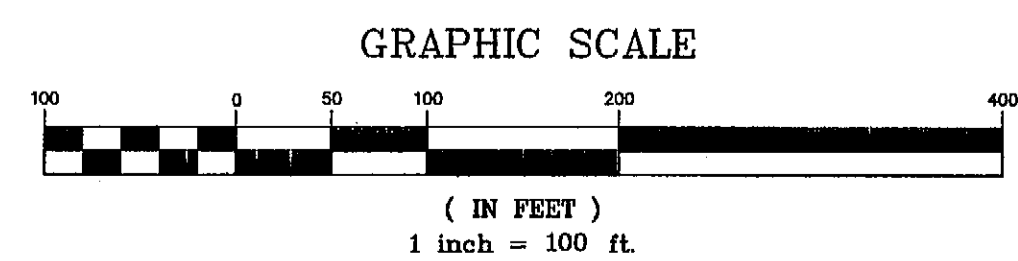


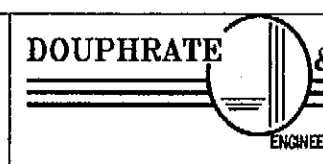
- LEGEND**
-  APPROX. LIMITS OF FUTURE 100 YEAR FLOOD
 -  OPEN SPACE/Common Areas TO BE MAINTAINED BY H.O.A.
 -  STREET NAME CHANGE



OWNER/DEVELOPER:
D.R. HORTON-TEXAS, LTD.
 310 E. I.H. 30, SUITE 280
 GARLAND, TEXAS 75043
 (972) 226-4333

ENGINEER/SURVEYOR
DOUPHRADE & ASSOC., INC.
 2235 RIDGE ROAD, SUITE 200
 ROCKWALL, TEXAS 75087
 (972) 771-9004

FINAL PLAT
PROMENADE HARBOR
PHASE II
 9.788 AC. - 16 LOTS
 THOMAS DEAN SURVEY, ABSTRACT NO. 69
 CITY OF ROCKWALL
 ROCKWALL COUNTY, TEXAS

PROJECT:	Q050PH2FPLT	 DOUPHRADE & ASSOCIATES, INC. <small>ENGINEERING • PROJECT MANAGEMENT • SURVEYING</small> P.O. BOX 1336 ROCKWALL, TEXAS 75087 PHONE: (972)771-9004 FAX: (972)771-9005	
DATE:	OCT. 2002		
SCALE:	1"=100'		
DRAWN:	D.L.B./T.A.D.		
CHK'D:	W.L.D.		

SHEET 1 OF 2

FILED FOR RECORD
 ROCKWALL, TEXAS
 04-OCT-20 PM 1:13
 COUNTY CLERK
 PENNY

F 113-114

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 PROMENADE HARBOR, PHASE II, subdivision an addition to the City of Rockwall, Rockwall County, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the 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 PROMENADE HARBOR, PHASE II, 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:

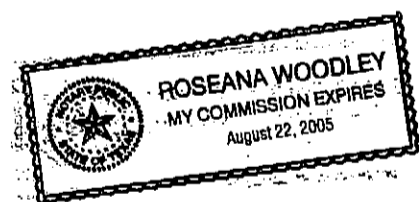
- No buildings shall be constructed or placed upon, over, or across the utility easements as described herein.
- Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other growths or improvements which in any way endanger or interfere 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.
- No fences, buildings or other improvements in drainage easements without City approval.
- 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 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 that 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.

D.R. Horton - Texas, Ltd. David L. Booth
OWNER: by David L. Booth

STATE OF TEXAS
COUNTY OF ROCKWALL
Before me, the undersigned authority, on this day personally appeared _____ 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 7 day of September, 2003-2004

Roseana Woodley
Notary Public in and for the State of Texas
Expires: _____ My Commission Expires: _____



SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

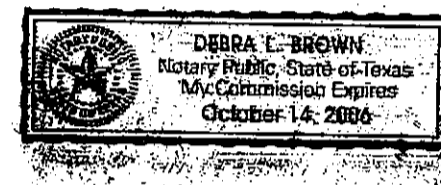
THAT I, KENNETH E. BROWN, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.

Kenneth E. Brown
KENNETH E. BROWN, R.P.L.S. NO. 2062



STATE OF TEXAS
COUNTY OF ROCKWALL
Before me, the undersigned authority, on this day personally appeared KENNETH E. BROWN 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 6 day of February, 2004
Debra L. Brown
Notary Public in and for the State of Texas
Expires: _____ My Commission Expires: 10-14-06



RECOMMENDED FOR FINAL APPROVAL

[Signature] 2/6/2004
Planning and Zoning Commission Date

APPROVED

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

20th day of January, 2004

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 twenty (120) 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 11th day of March, 2004
[Signature] Mayor, City of Rockwall
[Signature] City Secretary of Rockwall
Chuck Todd 3-11-04
City Engineer



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	DELTA	CH. BEARING	CH. LENGTH
C1	225.00	125.44	64.40	31°56'37"	N30°20'29"W	123.82
C2	175.00	200.00	112.52	65°28'51"	N79°03'13"W	189.29
C3	75.00	27.13	13.72	20°43'43"	N78°34'13"E	26.99
C4	30.00	47.04	29.91	89°49'58"	S45°58'37"E	42.36
C5	30.00	47.12	30.00	90°00'00"	S43°56'22"W	42.43
C6	225.00	178.17	94.05	45°22'11"	N68°22'33"W	173.55

LINE TABLE		
LINE	LENGTH	BEARING
L1	61.03	N46°18'48"W
L2	100.35	S68°12'21"W
L3	90.76	S88°56'04"W
L4	126.88	S89°06'24"W
L5	42.59	N01°03'38"W
L6	166.32	N88°56'22"E

LEGAL DESCRIPTION

BEING, A TRACT OF LAND SITUATED IN THE THOMAS DEAN SURVEY, ABSTRACT NO. 69, ROCKWALL COUNTY, TEXAS, AND BEING PART OF THAT TRACT AS CONVEYED TO CHESTER R. GREEN, ET UX, DORIS M. GREEN AS RECORDED IN VOLUME 216, PAGE 169 OF THE DEED RECORDS OF ROCKWALL COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING, AT A POINT AT THE SOUTHWEST CORNER OF SAID GREEN TRACT, SAME BEING THE NORTHWEST CORNER OF A CALLED 31.973 ACRE TRACT AS CONVEYED TO HILLWOOD SHORES CORP. AS RECORDED IN VOLUME 556, PAGE 54 OF SAID DEED RECORDS;

THENCE, NORTH 01°03'38" WEST, ALONG THE WESTERLY LINE OF SAID GREEN TRACT, A DISTANCE OF 539.08 FEET TO A POINT;

THENCE, NORTH 59°14'26" EAST, A DISTANCE OF 119.83 FEET TO A POINT;

THENCE, SOUTH 83°29'35" EAST, A DISTANCE OF 365.86 FEET TO A POINT;

THENCE, SOUTH 47°23'26" EAST, A DISTANCE OF 746.93 FEET TO A POINT;

THENCE, SOUTH 17°15'06" EAST, A DISTANCE OF 36.39 FEET TO A POINT AT THE NORTHEAST CORNER OF SAID HILLWOOD TRACT AND ON THE SOUTH LINE OF SAID GREEN TRACT;

THENCE, ALONG THE NORTH LINE OF SAID HILLWOOD TRACT, THE FOLLOWING:

SOUTH 88°58'04" WEST, A DISTANCE OF 663.44 FEET TO A POINT;

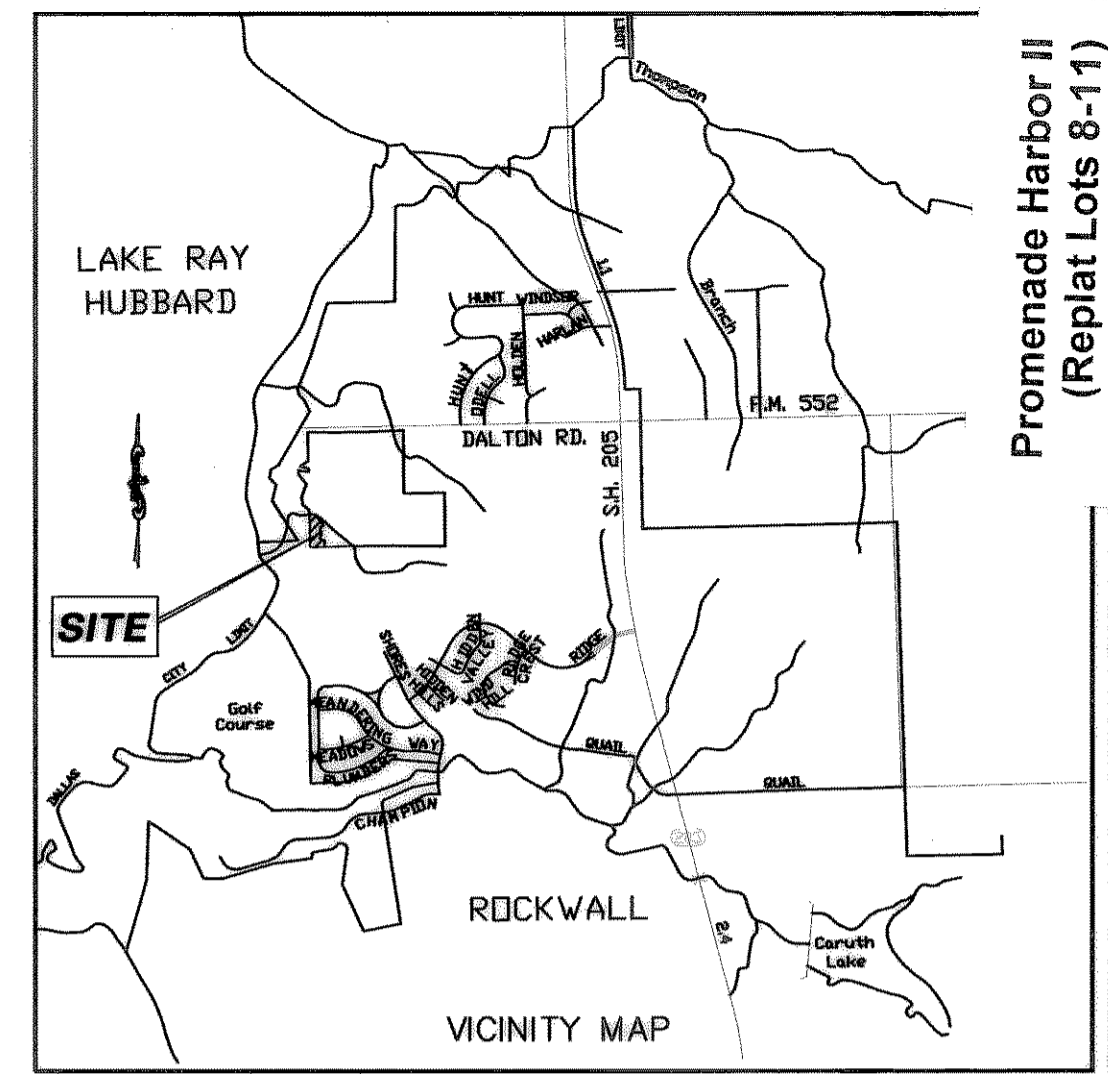
SOUTH 89°06'23" WEST, A DISTANCE OF 286.81 FEET TO THE POINT OF BEGINNING AND CONTAINING 9.788 ACRES OF LAND, MORE OR LESS.

FINAL PLAT
PROMENADE HARBOR
PHASE II
9.788 AC. - 16 LOTS
THOMAS DEAN SURVEY, ABSTRACT NO. 69
CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS

PROJECT: 0050PH2-VERB
DATE: OCT. 2002
SCALE: 1"=100'
DRAWN: T.A.D.
CHK'D: W.L.D.
DOUPHRAE & ASSOCIATES, INC.
ENGINEERING • PROJECT MANAGEMENT • SURVEYING
P.O. BOX 1336 ROCKWALL, TEXAS 75087
PHONE: (972)771-9004 FAX: (972)771-9005

F 113-114

Promenade Harbor 2



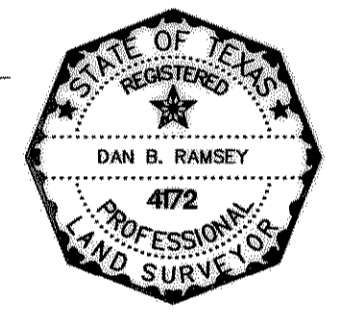
SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Dan B. Ramsey, do hereby certify that I prepared this plat and the field notes made a part thereof from an actual and accurate survey of the land and that the corner monuments shown therein were properly placed under my personal supervision.

DATED THIS 19th DAY of January, 2006.

Dan B. Ramsey
Registered Professional Land Surveyor #4172
JONES & BOYD, INC.
17090 Dallas Parkway, Ste. 200 Dallas, Texas 75248
(972) 248-7676

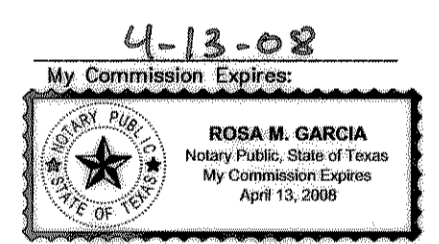


STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Dan B. Ramsey, 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 19th day of January, 2006.

Rosa M. Garcia
Notary public in and for the State of Texas



CW Bricker
Planning and Zoning Commission

1-31-06
Date

I hereby certify that the above and foregoing plat of an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 17 day of January, 2006.

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.

WITNESS OUR HANDS, this 2nd day of February, 2006.

William R. Cass
Mayor, City of Rockwall

Wendy Brooks
City Secretary

Chad Todd
City Engineer

NOTE: REASON FOR REPLAT IS TO CHANGE THE 35 FOOT BUILDING LINE TO A 20 FOOT BUILDING LINE.

REPLAT

PROMENADE HARBOR, PHASE II
LOTS 8,9,10, AND 11

1.121 ACRES OUT OF THOMAS DEAN SURVEY
ABSTRACT NO. 69;
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

D.R. HORTON-TEXAS, LTD OWNER/DEVELOPER
4306 Miller Road, Suite A Rowlett, Texas 75088 (214) 607-4244

JONES & BOYD, INC. SURVEYOR/ENGINEER
17090 Dallas Parkway, Suite 200 Dallas, Texas 75248 (972)248-7676

OWNER'S DEDICATION

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS, D.R. HORTON-TEXAS, LTD., is the owner of all that tract of land in the City of Rockwall, Rockwall County, Texas and being a part of the THOMAS DEAN SURVEY, ABSTRACT NO. 69, and being all of Lots 8, 9, 10, and 11, Promenade Harbor, Phase II, an addition to the City of Rockwall as recorded in Cabinet "F", Page 113, Map Records Rockwall County, and being further described as follows:

BEGINNING at a one-half inch iron rod found for the southwest corner of said Lot 8;

THENCE North 01 degrees 03 minutes 38 seconds West, 327.10 feet along the west line of said Promenade Harbor, Phase II to a one-half inch iron rod found for corner, said point being the northwest corner of said Lot 10;

THENCE North 58 degrees 53 minutes 13 seconds East, at 32.81 feet passing a one-half inch iron rod found for the most northerly northeast corner of said Lot 10, in all a total distance of 157.00 feet to a one-half inch iron rod found for corner, said point being the northeast corner of said Lot 11;

THENCE South 16 degrees 39 minutes 27 seconds East, 133.52 feet along the east line of said Lot 11 to a one-half inch iron rod found for the southeast corner of said Lot 11, said point being the southwest corner of Lot 12 of said Promenade Harbor, Phase II, and said point being in the north line of Mirage Lane (a 50 foot right-of-way);

THENCE Southwesterly, 123.64 feet along a curve to the left having a central angle of 141 degrees 41 minutes 02 seconds, a radius of 50.00 feet, a tangent of 143.92 feet, and whose chord bears South 43 degrees 56 minutes 22 seconds West, 94.46 feet to a one-half inch iron rod found for corner, said point being the southeast corner of said Lot 10, said point being the northeast corner of said Lot 9, and said point being in the west line of Mirage Lane;

THENCE South 01 degrees 03 minutes 38 seconds East, 18.84 feet along the east line of said Lot 9 and along the west line of Mirage Lane to a one-half inch iron rod found for corner;

THENCE Southeasterly, 100.08 feet along a curve to the left having a central angle of 114 degrees 40 minutes 58 seconds, a radius of 50.00 feet, a tangent of 78.01 feet, and whose chord bears South 32 degrees 33 minutes 36 seconds East, 84.19 feet to a one-half inch iron rod found for corner, said point being the northeast corner of said Lot 8, said point being the southwest corner of Lot 7 of said Promenade Harbor, Phase II, and said point being in the south line of Desert Falls Lane (a 50 foot right-of-way);

THENCE South 00 degrees 05 minutes 55 seconds West, 120.16 feet to a one-half inch iron rod found for corner, said point being the southeast corner of said Lot 8, and said point being the southwest corner of said Lot 7;

THENCE South 89 degrees 06 minutes 23 seconds West, 146.56 feet along the south line of said Promenade Harbor, Phase II to the POINT OF BEGINNING and containing 48,819 square feet or 1.121 acres of land.

OWNER'S CERTIFICATE

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF DALLAS

I, D.R. Horton-Texas, Ltd., the undersigned owner of the land shown on this plat, and designated herein as the Replat of Promenade Harbor, Phase II, Lots 8, 9, 10 and 11, subdivision to the City of Rockwall, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the 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 Replat of Promenade Harbor, Phase II, Lots 8, 9, 10, and 11, 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 building, 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 occasioned 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 that 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 exactions made herein.

D.R. Horton-Texas, Ltd., a Texas Limited Partnership

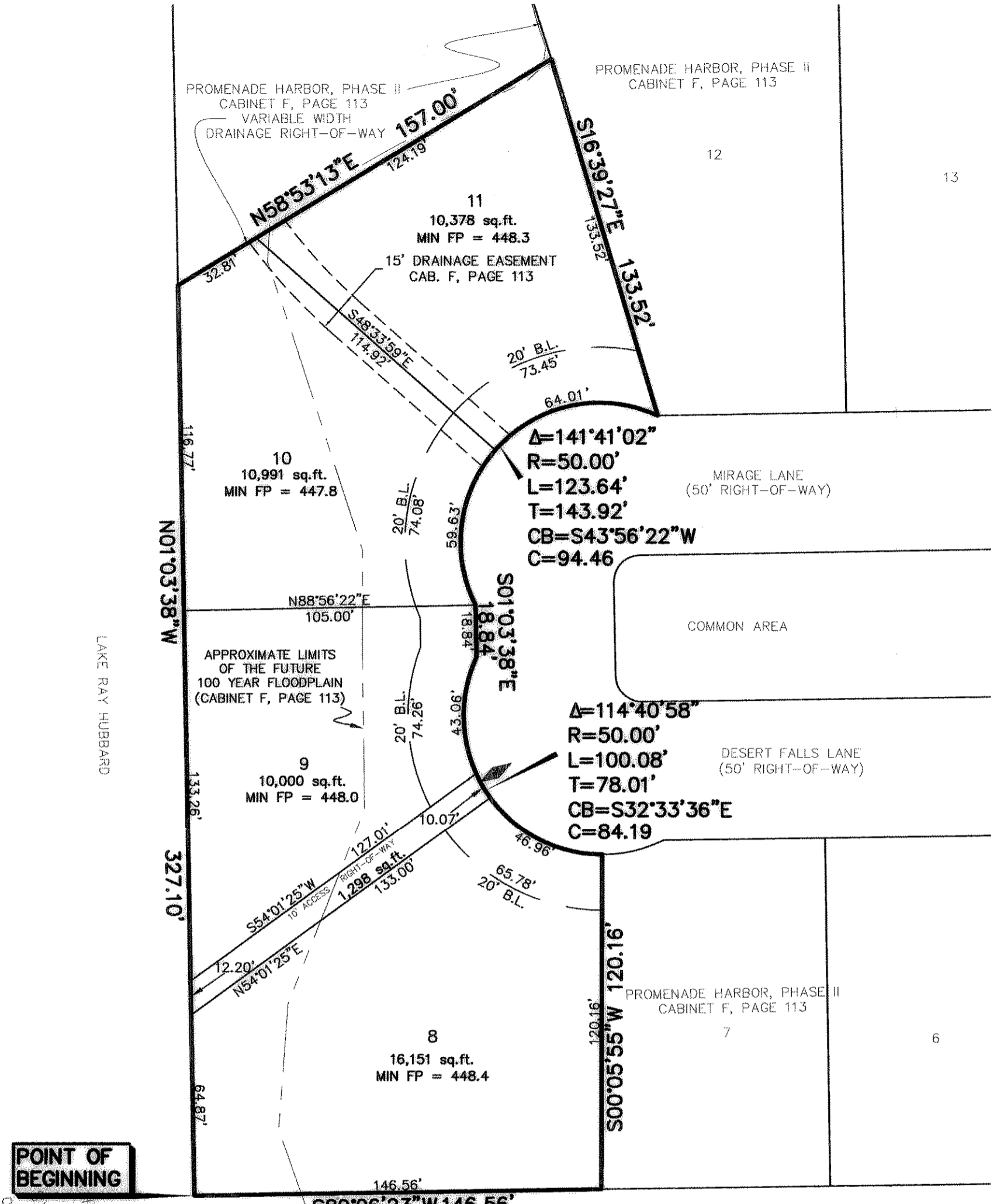
David L. Booth
David L. Booth, Chief Operations Officer

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared David L. Booth, known to me to be the person whose name is acknowledged to me that he executed the same for the purpose and consideration therein stated.

Given upon my hand and seal of office this 23rd day of January, 2006.

David L. Booth
Notary public in and for the State of Texas



POINT OF BEGINNING

FILED FOR RECORD
ROCKWALL COUNTY
06 FEB 13 AM 8:35
LAURETTE BURK
CO. CLERK

HILLWOOD SHORES CORP.
VOLUME 556, PAGE 54

- LEGEND**
- B.L. BUILDING LINE (SET BACK)
 - D.E. DRAINAGE EASEMENT
 - D&UE DRAINAGE & UTILITY EASEMENT
 - L.S.&U. LANDSCAPE, SCREENING, & UTILITY EASEMENT
 - F.E. FENCE EASEMENT
 - H.O.A. HOME OWNERS ASSOCIATION
 - I.R.F. IRON ROD FOUND
 - I.R.S. IRON ROD SET
 - OS OPEN SPACE
 - R.O.W. RIGHT-OF-WAY
 - SSE SANITARY SEWER EASEMENT
 - U.E. UTILITY EASEMENT
 - W.E. WATER EASEMENT
 - W.M.E. WALL MAINTENANCE EASEMENT
 - STREET NAME CHANGE

