

HILLWOOD SHORES, L.P.  
VOL. 1755, PG. 118  
D.R.R.C.T.

A=87°24'45"  
R=1689.89'  
L=243.12'  
T=124.25'  
ChB=S86°37'19"E  
Ch=247.89'

A=22°21'08"  
R=400.00'  
L=156.05'  
T=79.03'  
ChB=S71°14'22"E  
Ch=155.06'

A=38°46'33"  
R=250.00'  
L=169.19'  
T=87.98'  
ChB=S79°27'04"E  
Ch=165.98'

A=17°29'54"  
R=725.00'  
L=221.42'  
T=111.58'  
ChB=S15°36'44"E  
Ch=220.56'

LINE	BEARING	LENGTH
T11	S85°38'19"W	25.54'
T12	S15°25'39"E	59.82'
T13	S09°55'32"W	39.12'
T14	S02°09'32"W	59.18'
T15	N11°23'47"E	17.63'
T16	N22°28'31"E	34.68'
T17	S34°37'19"E	49.29'
T18	N26°42'01"W	19.99'
T19	S38°44'41"E	21.00'
T110	N49°02'38"E	16.01'
T111	S88°47'56"W	9.43'

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD
C1	101°5'38"	275.00'	49.25'	24.69'	S60°30'30"W
C2	53°14'04"	300.00'	27.874'	16.034'	N81°59'45"E
C3	19°24'26"	1044.89'	354.53'	178.99'	N81°06'28"W
C4	77°24'02"	45.00'	60.79'	36.05'	S52°07'20"E
C5	12°35'58"	425.00'	93.46'	46.92'	S07°07'40"E
C6	38°41'09"	275.00'	185.68'	106.54'	S79°24'31"E
C7	22°41'08"	375.00'	145.30'	74.09'	N71°42'22"W
C8	8°24'45"	1664.89'	224.45'	122.44'	N86°37'19"W
C9	79°14'48"	40.00'	55.32'	33.12'	S49°32'55"W
C10	74°6'00"	1025.00'	138.94'	169.58'	S06°02'32"W
C11	92°59'13"	40.00'	164.92'	42.14'	S44°20'04"E
C12	10°22'56"	1354.89'	243.51'	123.09'	N85°38'15"W
C13	88°09'28"	45.00'	69.24'	43.58'	N55°28'31"E
C14	18°12'04"	250.00'	79.42'	40.05'	N02°17'45"E
C15	29°16'48"	250.00'	127.76'	65.31'	S07°50'07"W
C16	20°37'22"	225.00'	180.97'	40.93'	S24°18'45"E
C17	15°18'39"	195.00'	178.25'	37.25'	N84°32'22"E
C18	40°24'18"	400.00'	71.04'	37.40'	S01°26'26"E
C19	24°24'26"	50.00'	215.29'	75.96'	S75°33'30"W
C20	31°53'11"	400.00'	54.56'	27.98'	N32°09'58"W
C21	18°05'07"	250.00'	47.81'	39.79'	S25°34'26"E
C22	15°21'29"	450.00'	34.97'	17.57'	N20°01'17"W
C23	76°02'46"	40.00'	53.09'	31.28'	N64°32'44"W
C24	38°07'18"	150.00'	99.80'	51.83'	S07°38'22"E
C25	84°59'56"	40.00'	59.34'	36.65'	N37°29'51"E
C26	55°55'28"	496.69'	47.203'	38.05'	N08°27'34"E
C27	88°29'05"	40.00'	61.77'	38.96'	N58°42'41"W
C28	18°25'11"	150.00'	21.50'	10.77'	N87°05'39"W
C29	16°22'49"	150.00'	141.79'	32.49'	N55°46'00"E
C30	26°25'28"	260.00'	119.91'	61.04'	S89°32'03"E
C31	14°30'22"	1189.89'	301.26'	151.24'	N83°43'00"W
C32	22°24'39"	1499.89'	57.88'	28.94'	N89°43'21"W
C33	45°10'825"	50.00'	131.89'	194.37'	S52°07'40"E

Shores North 4A



ENGLE HOMES/TEXAS, INC.  
VOL. 2000, PG. 295  
D.R.R.C.T.

ROCKWALL MONUMENTATION TABLE				
NO.	BEARING	LENGTH	BEARING	LENGTH
1	N 70°38'09" E	258.81	N 70°38'09" E	258.81
2	N 70°38'09" E	258.81	N 70°38'09" E	258.81
3	N 70°38'09" E	258.81	N 70°38'09" E	258.81
4	N 70°38'09" E	258.81	N 70°38'09" E	258.81
5	N 70°38'09" E	258.81	N 70°38'09" E	258.81

- LEGEND**
- BL = BUILDING LINE
  - HOA = HOMEOWNER'S ASSOCIATION
  - LE = LANDSCAPE EASEMENT
  - SSE = SANITARY SEWER EASEMENT
  - SVE = SIDEWALK AND VISIBILITY EASEMENT
  - SW = SIDEWALK EASEMENT
  - TXU = TXU ELECTRIC EASEMENT
  - VE = VISIBILITY EASEMENT
  - ⊗ = 10'x10' (Typical) TXU ELECTRIC TRANSFORMER EASEMENT
  - ⊙ = 1/2" IRON ROD FOUND (OR AS NOTED)
  - = 1/2" IRON ROD SET W/ PLASTIC CAP STAMPED "DAA"

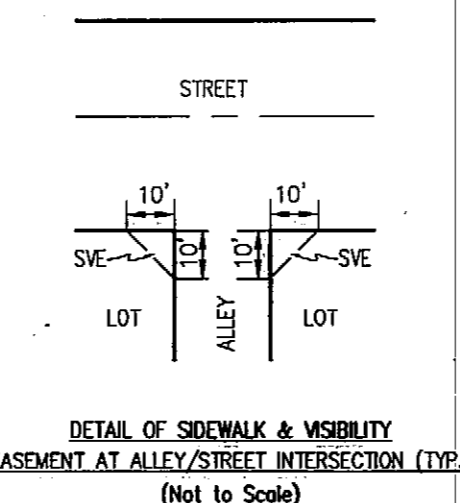
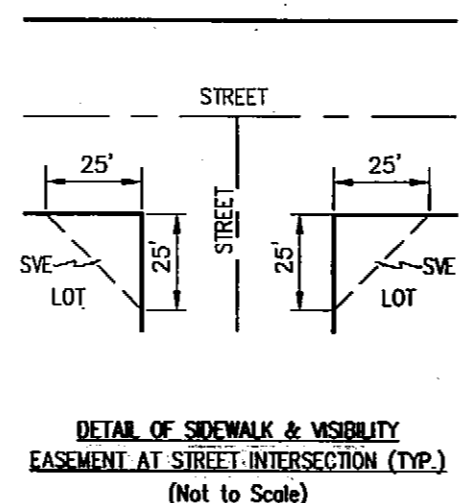
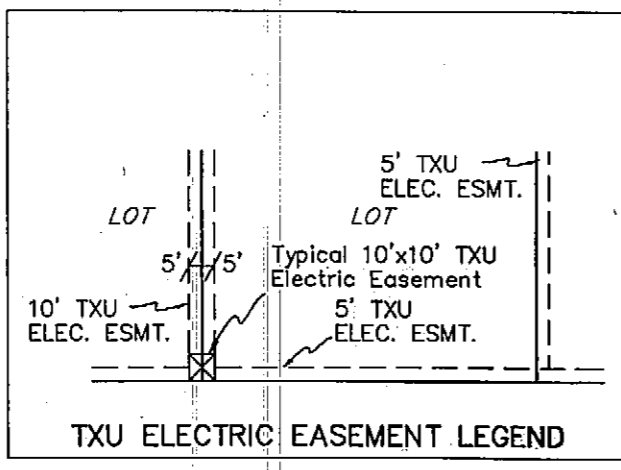
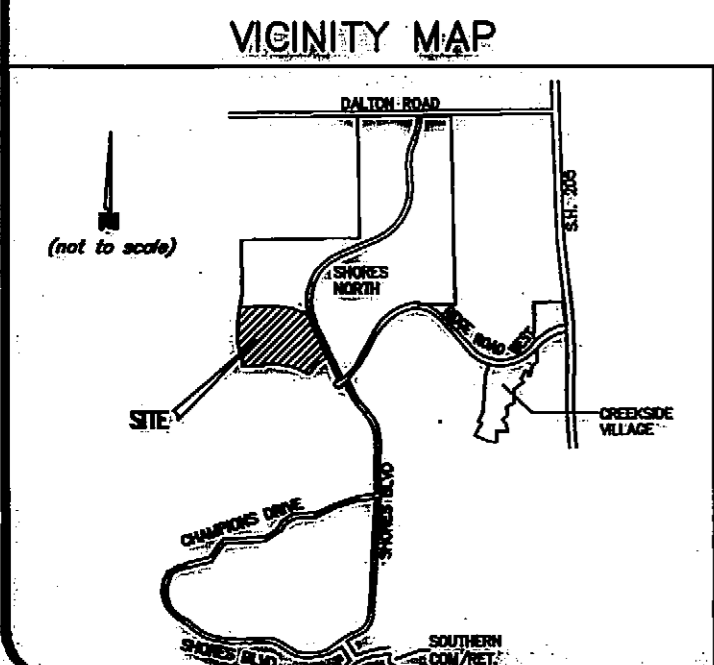
- NOTE:**
- ALL SVE'S AT STREET INTERSECTIONS ARE 25'x25' UNLESS NOTED OTHERWISE.
  - ALL SVE'S AT ALLEY/STREET INTERSECTIONS ARE 10'x10' UNLESS NOTED OTHERWISE.
  - BASIS OF BEARING DERIVED FROM DEED TO SHORES INVESTORS, L.P., RECORDED IN VOL. 1755, PG. 118, D.R.R.C.T.
  - ALL LOT CORNERS ARE MONUMENTED WITH A 1/2 INCH IRON ROD WITH A PLASTIC CAP STAMPED "DAA".
  - "X" CUTS SET IN CONCRETE STREET PAVING AT ALL INTERSECTIONS AND POINTS OF CURVATURE.

68 LOTS TOTAL  
LOTS 14X, 15X, BLOCK F  
(LANDSCAPE BUFFERS)  
AND  
66 RESIDENTIAL LOTS

**FINAL PLAT**  
**SHORES NORTH PHASE 4A**  
20.470 ACRES OUT OF THE  
THOMAS DEAN SURVEY ~ ABSTRACT NO. 69  
CITY OF ROCKWALL  
ROCKWALL COUNTY, TEXAS  
MAY, 2001 SCALE: 1" = 100'

OWNER/DEVELOPER  
**HILLWOOD SHORES, L.P.**  
17480 DALLAS PARKWAY, Suite 200  
Dallas, Texas 75287 972-713-2000

ENGINEER  
**DOWDEY, ANDERSON AND ASSOCIATES, INC.**  
5225 Village Creek Drive Suite 200  
Plano, Texas 75093 972-951-0694



STATE OF TEXAS §
COUNTY OF ROCKWALL §

WHEREAS, HILLWOOD SHORES, L.P., a Texas limited partnership is the owner of a tract of land situated in the Thomas Dean Survey, Abstract No. 69 in the City of Rockwall, Rockwall County, Texas and being a part of a called 121.267 acre tract of land described as Tract 3 and a called 31.973 acre tract of land described as Tract 4 described in Deed to Hillwood Shores, L.P., a Texas Limited Partnership, recorded in Volume 1755, Page 118, Deed Records, Rockwall County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod found at the Southwest corner of said Tract 4 and the Northwest corner of Lot 33 in Block A of The Shores, Phase One, an Addition to the City of Rockwall, Rockwall County, Texas, according to the Plat thereof recorded in Cabinet A, Slide 299, Plat Records, Rockwall County, Texas, said point also being on the City of Dallas Take Line of Lake Ray Hubbard;
THENCE Northerly, along said City of Dallas Take Line and the West line of said Tract 4 the following four (4) courses and distances:
THENCE North 00 deg. 15 min. 30 sec. East, a distance of 59.89 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;
THENCE North 13 deg. 25 min. 39 sec. West, a distance of 275.70 feet to an "X" on a 3 inch diameter brass disk in concrete stamped "City of Dallas Water Department, CC 56-3" found for corner;
THENCE North 02 deg. 09 min. 32 sec. East, a distance of 330.18 feet to an "X" on a 3 inch diameter brass disk in concrete stamped "City of Dallas Water Department, CC 56-4" found for corner;
THENCE North 09 deg. 55 min. 32 sec. East, a distance of 164.22 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;
THENCE North 89 deg. 10 min. 19 sec. East, a distance of 407.57 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner at the beginning of a curve to the right having a central angle of 08 deg. 24 min. 45 sec., a radius of 1689.89 feet and a chord bearing and distance of South 86 deg. 37 min. 19 sec. East, 247.89 feet;
THENCE Easterly, along said curve to the right, an arc distance of 248.12 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" found for corner at the beginning of a curve to the right having a central angle of 22 deg. 21 min. 08 sec., a radius of 400.00 feet and a chord bearing and distance of South 71 deg. 14 min. 22 sec. East, 155.06 feet;
THENCE Easterly, along said curve to the right, an arc distance of 156.05 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" found for corner at the beginning of a curve to the left having a central angle of 38 deg. 46 min. 33 sec., a radius of 250.00 feet and a chord bearing and distance of South 79 deg. 27 min. 04 sec. East, 165.98 feet;
THENCE Easterly, along said curve to the left, an arc distance of 169.19 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" found for corner in the West line of Shores Boulevard, a 60 foot public right-of-way, said point being in a non-tangent curve to the left having a central angle of 17 deg. 29 min. 54 sec., a radius of 725.00 feet and a chord bearing and distance of South 15 deg. 36 min. 44 sec. East, 220.56 feet;
THENCE Southerly, along said curve to the left and said West line, an arc distance of 221.42 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;
THENCE South 24 deg. 21 min. 41 sec. East, continuing along said West line, a distance of 459.98 feet to a 1/2 inch iron rod found corner in the North line of said Addition;
THENCE along the said North line the following seven (7) courses and distances: South 65 deg. 38 min 19 sec. West, a distance of 15.00 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the left having a central angle of 30 deg. 57 min. 14 sec., a radius of 555.00 feet and a chord bearing and distance of South 50 deg. 09 min. 42 sec. West, 296.20 feet;
THENCE Southwesterly, along said curve to the left, an arc distance of 299.84 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the right having a central angle of 87 deg. 26 min. 54 sec., a radius of 50.00 feet and a chord bearing and distance of South 78 deg. 24 min. 32 sec. West, 69.12 feet;
THENCE Westerly, along said curve to the right, an arc distance of 76.31 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the left having a central angle of 32 deg. 57 min. 40 sec., a radius of 889.89 feet and a chord bearing and distance of North 74 deg. 20 min. 51 sec. West, 504.91 feet;
THENCE Northwesterly, along said curve to the left, an arc distance of 511.94 feet to a 1/2 inch iron rod found for corner;
THENCE South 89 deg. 10 min. 19 sec. West, a distance of 107.69 feet to a 1/2 inch iron rod found for corner;
THENCE South 00 deg. 49 min. 41 sec. East, a distance of 20.00 feet to an "X" set for corner in concrete driveway paving;
THENCE South 89 deg. 10 min. 19 sec. West, a distance of 288.72 feet to the POINT OF BEGINNING and containing 20.470 (891,673 square feet) of land.

STATE OF TEXAS §
COUNTY OF ROCKWALL §

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

WE the undersigned owners of the land shown on this plat, and designated herein as SHORES NORTH PHASE 4A, an addition 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 for the purpose and consideration therein expressed. We further certify that all other parties who have a mortgage or lien interest in SHORES NORTH PHASE 4A 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 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 fences can be built within the 10'x10' Sidewalk and Visibility Easements at all alley intersections.
7. No retaining walls exceeding 2.0' in height shall be built within the 10'x10' Sidewalk and Visibility Easements at all alley intersections.
8. 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 exactions 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 exactions made herein.

HILLWOOD SHORES, L.P., a Texas limited partnership

By: RLD Shores, LLC, a Texas limited liability company, its general partner

By: Hillwood RLD, L.P., a Texas limited partnership, its manager

By: Hillwood Operating, L.P., a Texas limited partnership, its general partner

By: Hillwood Development Corporation, a Texas corporation, its general partner

By: Fred J. Balda, Vice President

FILED FOR RECORD
ROCKWALL CO. TEXAS
01 MAY 15 PM 2:12
PAULETTE BURKS
CO. CLERK
BY: DEPUTY

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on May 2001, by Fred J. Balda, V.P. of Hillwood Development Corporation, a Texas Corporation, on behalf of said corporation, in its capacity as general partner of Hillwood Operating, L.P., a Texas limited partnership, on behalf of said limited partnership, in its capacity as general partner of Hillwood RLD, L.P., a Texas limited partnership, on behalf of said limited partnership, in its capacity as manager of RLD Shores, LLC, a Texas limited liability company, on behalf of said limited liability company, in its capacity as general partner of Hillwood Shores, L.P., a Texas limited partnership, on behalf of said limited partnership.

JANET A. STEELE
NOTARY PUBLIC
State of Texas
Comm. Exp. 10-26-2001

Janet A. Steele
Notary Public in and for the State of Texas
My Commission Expires

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

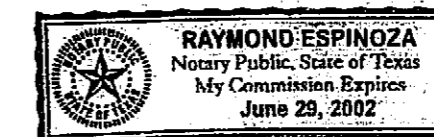
THAT I, V.L. MATOCHA, a Registered Professional Land Surveyor, do hereby certify that I prepared this from an actual and accurate survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.



V.L. MATOCHA
R.P.L.S. 1816

STATE OF TEXAS §
COUNTY OF COLIN §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared V.L. Matocha, 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 considerations therein expressed, and in the capacity therein stated.



Notary Public in and for the State of Texas
My Commission Expires 6-29-02

RECOMMENDED FOR FINAL APPROVAL

David Tappan, 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 10 day of Jan, 2001.

This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, 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 15th day of May, 2001.

Scott L. Self, Mayor, City of Rockwall

Cheryl Austin, City Secretary, City of Rockwall



68 LOTS TOTAL
LOTS 14X, 15X, BLOCK F
(LANDSCAPE BUFFERS)
AND
66 RESIDENTIAL LOTS

FINAL PLAT
SHORES NORTH PHASE 4A
20.470 ACRES OUT OF THE
THOMAS DEAN SURVEY ~ ABSTRACT NO. 69

CITY OF ROCKWALL
ROCKWALL COUNTY, TEXAS
MAY, 2001 SCALE: 1" = 100'

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 therefor 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.

OWNER/DEVELOPER
HILLWOOD SHORES, L.P.
17480 DALLAS PARKWAY, Suite 200
Dallas, Texas 75287 972-713-2000
DOWDEY, ANDERSON AND ASSOCIATES, INC.
5225 Village Creek Drive Suite 200
Plano, Texas 75093 972-931-0694
CABINET E SLIDE 29-30 W.O. 99013

Shores North 4A

ROCKWALL MONUMENTATION TABLE  
NAD 83 (HGN) - TEXAS STATE PLANE, NORTH CENTRAL ZONE

1	N 7036789.906 E 2588159.521	6	N 7037621.129 E 2588531.563	11	N 7036907.092 E 2589348.819	16	N 7036818.407 E 2588447.490
2	N 7036849.786 E 2588158.893	7	N 7037610.235 E 2588779.184	12	N 7036900.698 E 2589335.255	17	N 7036798.416 E 2588448.080
3	N 7037116.932 E 2588090.855	8	N 7037562.579 E 2588926.717	13	N 7036707.571 E 2589110.716		
4	N 7037446.980 E 2588098.342	9	N 7037534.645 E 2589090.314	14	N 7036692.678 E 2589043.230		
5	N 7037609.126 E 2588124.218	10	N 7037323.166 E 2589152.837	15	N 7036821.572 E 2588555.122		

HILLWOOD SHORES, L.P.  
VOL. 1755, PG. 118  
D.R.R.C.T.

$\Delta=8^{\circ}24'45''$   
 $R=1689.89'$   
 $L=248.12'$   
 $T=124.28'$   
 $ChB=S86^{\circ}37'19''E$   
 $Ch=247.89'$

$\Delta=22^{\circ}21'08''$   
 $R=400.00'$   
 $L=156.05'$   
 $T=79.03'$   
 $ChB=S71^{\circ}14'22''E$   
 $Ch=155.06'$

$\Delta=38^{\circ}46'33''$   
 $R=250.00'$   
 $L=169.19'$   
 $T=87.98'$   
 $ChB=S79^{\circ}27'04''E$   
 $Ch=165.98'$

$\Delta=17^{\circ}29'54''$   
 $R=725.00'$   
 $L=221.42'$   
 $T=111.58'$   
 $ChB=S15^{\circ}36'44''E$   
 $Ch=220.56'$

LINE TABLE

LINE	BEARING	LENGTH
T1	S85°38'19"W	25.54'
T2	S13°25'39"E	59.82'
T3	S09°55'32"W	39.12'
T4	S02°09'32"W	59.18'
T5	N11°23'47"E	17.63'
T6	N22°28'31"E	34.68'
T7	S34°37'19"E	49.29'
T8	N26°42'01"W	13.99'
T9	S38°44'41"E	21.00'
T10	N49°02'38"E	6.01'
T11	S88°47'56"W	9.43'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD
C1	10°15'38"	275.00'	49.25'	24.69'	S60°30'30"W 49.1'
C2	53°14'04"	300.00'	278.74'	150.34'	N81°39'43"E 268.8'
C3	19°26'28"	1044.89'	354.53'	178.99'	N81°06'28"W 352.8'
C4	77°24'02"	45.00'	60.79'	36.05'	S52°07'40"E 56.2'
C5	12°35'58"	425.00'	93.46'	46.92'	S07°07'40"E 93.2'
C6	38°41'09"	275.00'	185.68'	96.54'	S79°24'23"E 182.1'
C7	22°21'08"	375.00'	146.30'	74.09'	N71°14'22"W 145.3'
C8	8°24'45"	1664.89'	244.45'	122.44'	N86°37'19"W 244.2'
C9	79°14'48"	40.00'	55.32'	33.12'	S49°32'55"W 51.0'
C10	74°8'00"	1025.00'	138.94'	69.58'	S06°02'32"W 138.8'
C11	92°59'13"	40.00'	64.92'	42.14'	S44°20'04"E 58.0'
C12	10°22'56"	1354.89'	245.51'	123.09'	N85°38'13"W 245.1'
C13	88°09'28"	45.00'	69.24'	43.58'	N55°28'31"E 62.6'
C14	18°12'04"	250.00'	79.42'	40.05'	N02°17'45"E 79.0'
C15	29°16'48"	250.00'	127.76'	65.31'	S07°50'07"W 126.3'
C16	20°37'12"	225.00'	80.97'	40.93'	S24°18'43"E 80.54'
C17	15°18'39"	19.50'	51.50'	26.25'	N69°43'22"E 37.78'
C18	40°42'18"	100.00'	71.04'	37.10'	S01°26'26"E 69.56'
C19	246°42'26"	50.00'	215.29'	75.96'	S76°33'30"W 83.53'
C20	31°15'31"	100.00'	54.56'	27.98'	N32°09'58"W 53.88'
C21	18°05'07"	250.00'	78.91'	39.79'	S25°34'46"E 78.58'
C22	13°21'29"	150.00'	34.97'	17.57'	N20°01'17"W 34.89'
C23	76°02'46"	40.00'	53.09'	31.28'	N64°43'24"W 49.28'
C24	38°07'18"	150.00'	99.80'	51.83'	S07°38'22"E 97.97'
C25	84°59'56"	40.00'	59.34'	36.65'	N37°29'51"E 54.05'
C26	5°55'26"	696.69'	72.03'	36.05'	N08°27'34"E 72.00'
C27	88°29'05"	40.00'	61.77'	38.96'	N38°44'41"W 55.82'
C28	8°12'51"	150.00'	21.50'	10.77'	N87°05'39"W 21.49'
C29	162°28'49"	50.00'	141.79'	324.49'	N55°46'00"E 98.83'
C30	26°25'28"	260.00'	119.91'	61.04'	S89°32'03"E 118.85'
C31	14°30'22"	1189.89'	301.26'	151.44'	N83°34'30"W 300.45'
C32	21°23'39"	1499.89'	57.88'	28.94'	N89°43'21"W 57.87'
C33	151°08'25"	50.00'	131.89'	194.32'	S52°07'40"E 96.85'

SHORES NORTH 4A



ENGLE HOMES/TEXAS, INC.  
VOL. 2000, PG. 295  
D.R.R.C.T.

- LEGEND**
- BL = BUILDING LINE
  - HOA = HOMEOWNER'S ASSOCIATION
  - LE = LANDSCAPE EASEMENT
  - SSE = SANITARY SEWER EASEMENT
  - SVE = SIDEWALK AND VISIBILITY EASEMENT
  - SW = SIDEWALK EASEMENT
  - TXU = TXU ELECTRIC EASEMENT
  - VE = VISIBILITY EASEMENT
  - ⊠ = 10'x10' (Typical) TXU ELECTRIC TRANSFORMER EASEMENT
  - ⊙ = 1/2" IRON ROD FOUND (OR AS NOTED)
  - = 1/2" IRON ROD SET W/ PLASTIC CAP STAMPED "DAA"

- NOTE:**
1. ALL SVE'S AT STREET INTERSECTIONS ARE 25'x25' UNLESS NOTED OTHERWISE.
  2. ALL SVE'S AT ALLEY/STREET INTERSECTIONS ARE 10'x10' UNLESS NOTED OTHERWISE.
  3. BASIS OF BEARING DERIVED FROM DEED TO SHORES INVESTORS, L.P., RECORDED IN VOL. 1755, PG. 118, D.R.R.C.T.
  4. ALL LOT CORNERS ARE MONUMENTED WITH A 1/2 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "DAA".
  5. "X" CUTS SET IN CONCRETE STREET PAVING AT ALL INTERSECTIONS AND POINTS OF CURVATURE.

THE PURPOSE OF THIS AMENDED PLAT IS TO CORRECT DIMENSIONS FOR THE FOLLOWING LOTS:  
LOT 13, BLOCK E  
LOTS 14, 15X, 17, 18, 20, 25, 27, BLOCK F  
LOTS 13-16, BLOCK G

68 LOTS TOTAL  
LOTS 14X, 15X, BLOCK F  
(LANDSCAPE BUFFERS)  
AND  
66 RESIDENTIAL LOTS. #268913

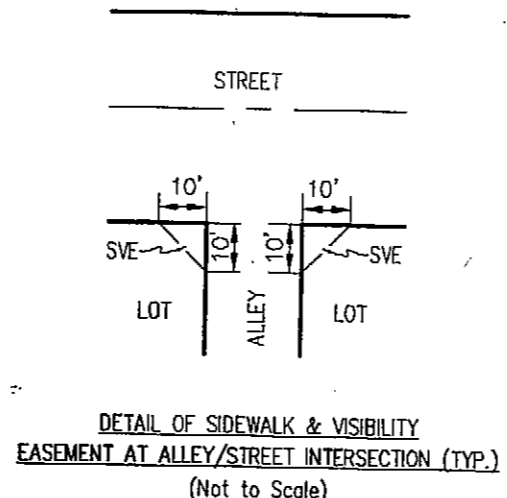
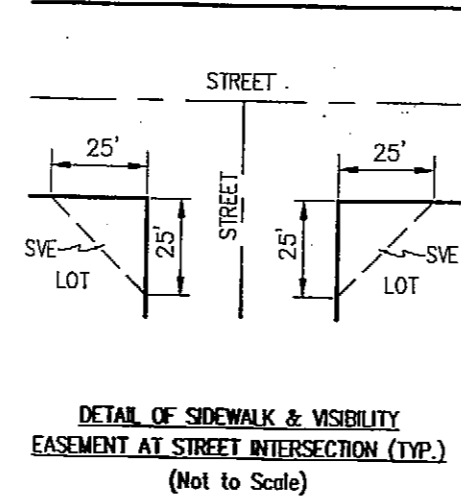
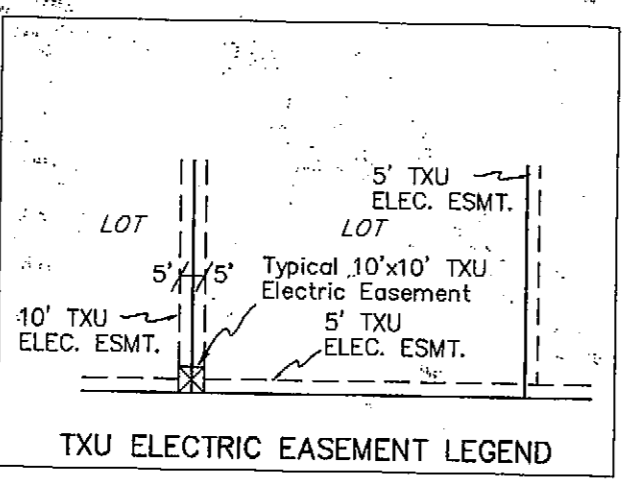
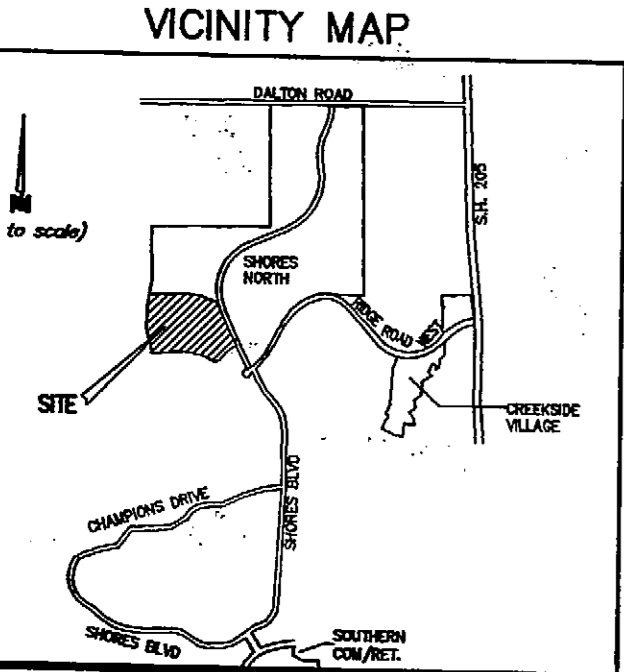
**AMENDED PLAT**  
**SHORES NORTH PHASE 4A E-257**  
20.470 ACRES OUT OF THE  
THOMAS DEAN SURVEY ~ ABSTRACT NO. 69  
CITY OF ROCKWALL  
ROCKWALL COUNTY, TEXAS  
NOVEMBER 18, 2002 SCALE: 1" = 100'

**OWNER/DEVELOPER**  
**HILLWOOD SHORES, L.P.**  
17480 Dallas Parkway, Suite 200  
Dallas, Texas 75287 972-713-2000

**OWNER**  
**DREES CUSTOM HOMES, L.P.**  
6051 State Highway 161, Suite 200  
Irving, Texas 75038 (972) 953-4500

**OWNER**  
**STANDARD PACIFIC OF TEXAS, INC.**  
5525 MacArthur Blvd., Suite 580  
Irving, Texas 75038 (972) 550-0426

**ENGINEER**  
**DOWDEY, ANDERSON AND ASSOCIATES, INC.**  
5225 Village Creek Drive Suite 200  
Plano, Texas 75093 (972) 931-0694



OWNER'S CERTIFICATE AND DEDICATION

WHEREAS, HILLWOOD SHORES, L.P., a Texas limited partnership, STANDARD PACIFIC OF TEXAS, INC., a Delaware corporation, and DREES CUSTOM HOMES, L.P., a Texas limited partnership are the owners of a tract of land situated in the Thomas Dean Survey, Abstract No. 69 in the City of Rockwall, Rockwall County, Texas and being a part of a called 121.267 acre tract of land described as Tract 3 and a called 31.973 acre tract of land described as Tract 4 described in Deed to Hillwood Shores, L.P., a Texas Limited Partnership, recorded in Volume 1755, Page 118, Deed Records, Rockwall County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod found at the Southwest corner of said Tract 4 and the Northwest corner of Lot 33, Block A of The Shores, Phase One, an Addition to the City of Rockwall, Rockwall County, Texas, according to the Plat thereof recorded in Slide "A", Page 299, Plat Records, Rockwall County, Texas, said point also being on the;

THENCE along said City of Dallas Take Line and the West line of said Tract 4 the following courses and distances: North 00 deg. 15 min. 30 sec. East, a distance of 59.89 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;

THENCE North 13 deg. 25 min. 39 sec. West, a distance of 275.70 feet to an "X" on a 3 inch diameter brass disk in concrete stamped "City of Dallas Water Department, CC 56-3" found for corner;

THENCE North 02 deg. 09 min. 32 sec. East, a distance of 330.18 feet to an "X" on a 3 inch diameter brass disk in concrete stamped "City of Dallas Water Department, CC 56-4" found for corner;

THENCE North 09 deg. 55 min. 32 sec. East, a distance of 164.22 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;

THENCE North 89 deg. 10 min. 19 sec. East, a distance of 407.57 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner at the beginning of a curve to the right having a central angle of 08 deg. 24 min. 45 sec., a radius of 1689.89 feet and a chord bearing and distance of South 86 deg. 37 min. 19 sec. East, 247.89 feet;

THENCE Easterly, along said curve to the right, an arc distance of 248.12 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner at the beginning of a curve to the right having a central angle of 22 deg. 21 min. 08 sec., a radius of 400.00 feet and a chord bearing and distance of South 71 deg. 14 min. 22 sec. East, 155.06 feet;

THENCE Easterly, along said curve to the right, an arc distance of 156.05 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner at the beginning of a curve to the left having a central angle of 38 deg. 46 min. 33 sec., a radius of 250.00 feet and a chord bearing and distance of South 79 deg. 27 min. 04 sec. East, 165.98 feet;

THENCE Easterly, along said curve to the left, an arc distance of 169.19 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner in the West right-of-way line of Shores Boulevard, a 60 foot public right-of-way, said point being at the beginning of a non-tangent curve to the left having a central angle of 17 deg. 29 min. 54 sec., a radius of 725.00 feet and a chord bearing and distance of South 15 deg. 36 min. 44 sec. West, 220.56 feet;

THENCE Southerly, along said curve to the left and said West line, an arc distance of 221.42 feet to a 1/2 inch iron rod with a plastic cap stamped "DAA" set for corner;

THENCE South 24 deg. 21 min. 41 sec. East, continuing along said West line, a distance of 459.98 feet to a 1/2 inch iron rod found for corner in the North line of said The Shores, Phase One Addition;

THENCE Westerly, along said North line the following courses and distances: South 65 deg. 38 min 19 sec. West, a distance of 15.00 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the left having a central angle of 30 deg. 57 min. 14 sec., a radius of 555.00 feet and a chord bearing and distance of South 50 deg. 09 min. 42 sec. West, 296.20 feet;

THENCE Westerly, along said curve to the left, an arc distance of 299.84 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the right having a central angle of 87 deg. 26 min. 54 sec., a radius of 50.00 feet and a chord bearing and distance of South 78 deg. 24 min. 32 sec. West, 69.12 feet;

THENCE Westerly, along said curve to the right, an arc distance of 76.31 feet to a 1/2 inch iron rod found for corner at the beginning of a curve to the left having a central angle of 32 deg. 57 min. 40 sec., a radius of 889.89 feet and a chord bearing and distance of North 74 deg. 20 min. 51 sec. West, 504.91 feet;

THENCE Westerly, along said curve to the left, an arc distance of 511.94 feet to a 1/2 inch iron rod found for corner;

THENCE South 89 deg. 10 min. 19 sec. West, a distance of 107.69 feet to a 1/2 inch iron rod found for corner;

THENCE South 00 deg. 49 min. 41 sec. East, a distance of 20.00 feet to an "X" set for corner in concrete driveway paving;

THENCE South 89 deg. 10 min. 19 sec. West, a distance of 288.72 feet to the Point of Beginning and containing 20.470 acres of land.

STATE OF TEXAS § COUNTY OF ROCKWALL §

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

WE the undersigned owners of the land shown on this plat, and designated herein as SHORES NORTH PHASE 4A, an addition 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 for the purpose and consideration therein expressed. We further certify that all other parties who have a mortgage or lien interest in SHORES NORTH PHASE 4A 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 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 fences can be built within the 10'x10' Sidewalk and Visibility Easements at all alley intersections.
7. No retaining walls exceeding 2.0' in height shall be built within the 10'x10' Sidewalk and Visibility Easements at all alley intersections.
8. 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 exactions 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 exactions made herein.

HILLWOOD SHORES, L.P., a Texas limited partnership

By: RLD Shores, LLC, a Texas limited liability company, its general partner

By: Hillwood RLD, L.P., a Texas limited partnership, its manager

By: Hillwood Operating, L.P., a Texas limited partnership, its general partner

By: Hillwood Development Corporation, a Texas corporation, its general partner

By: Fred J. Balda, VP

STATE OF TEXAS § COUNTY OF DALLAS §

This instrument was acknowledged before me on 2 DEC 2002 by Fred J. Balda of Hillwood Development Corporation, a Texas Corporation, on behalf of said corporation, in its capacity as general partner of Hillwood Operating, L.P., a Texas limited partnership, on behalf of said limited partnership, in its capacity as general partner of Hillwood RLD, L.P., a Texas limited partnership, on behalf of said limited partnership, in its capacity as manager of RLD Shores, LLC, a Texas limited liability company, on behalf of said limited liability company, in its capacity as general partner of Hillwood Shores, L.P., a Texas limited partnership, on behalf of said limited partnership.

Notary Public in and for the State of Texas My Commission Expires

STANDARD PACIFIC OF TEXAS, INC. a Delaware corporation

By: Michael W. Brady, PRESIDENT

STATE OF TEXAS § COUNTY OF Dallas §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared Michael W. Brady known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same as the act of Standard Pacific of Texas, Inc., a Delaware corporation, for the purpose and consideration therein expressed, and in the capacity therein stated.

GIVEN UPON MY HAND AND SEAL OF OFFICE this, the 10 day of December 20 02

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

DREES CUSTOM HOMES, L.P. a Texas limited partnership

By: Drees Builders, Inc. an Ohio corporation its general partner

By: Michael J. Ruby, VICE PRESIDENT

STATE OF TEXAS § COUNTY OF Dallas §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared Michael J. Ruby known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same as the act of Drees Custom Homes, L.P., a Delaware corporation, for the purpose and consideration therein expressed, and in the capacity therein stated.

GIVEN UPON MY HAND AND SEAL OF OFFICE this, the 21 day of NOV 20 02

Notary Public in and for the State of Texas My Commission Expires: 9-16-04

DIANA L. BATTON My Commission Expires September 16, 2004

KAREN K. LISLE Notary Public, State of Texas My Commission Expires October 21, 2003

HILLWOOD SHORES, L.P. 17480 Dallas Parkway, Suite 200 Dallas, Texas 75287 972-713-2000

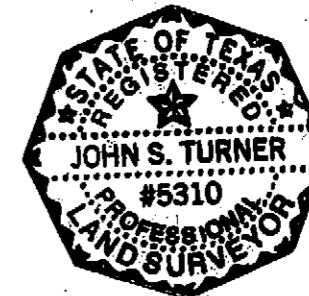
DREES CUSTOM HOMES, L.P. 6051 State Highway 161, Suite 200 Irving, Texas 75038 (972) 953-4500

SURVEYOR'S CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, JOHN S. TURNER, a Registered Professional Land Surveyor, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown hereon were properly placed under my personal supervision.

JOHN S. TURNER R.P.L.S. No. 5310



STATE OF TEXAS § COUNTY OF COLLIN §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared JOHN S. TURNER, 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 considerations therein expressed, and in the capacity therein stated.

RAYMOND ESPINOZA Notary Public, State of Texas My Commission Expires June 29, 2006

Notary Public in and for the State of Texas My Commission Expires: 6-29-06

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.

RECOMMENDED FOR FINAL APPROVAL

Ram J. Ramsay 17 Dec 2002 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 21 day of Dec 20 02

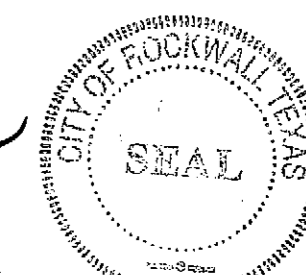
This approval shall be invalid unless the approved plat for such addition is recorded in the office of the County Clerk of Rockwall, Texas, within one hundred twenty (120) days from said date of final approval.

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

WITNESS OUR HANDS, this 17th day of December 20 02

Mayor, City of Rockwall City Secretary, City of Rockwall

Chad Todd 12-16-02



THE PURPOSE OF THIS AMENDED PLAT IS TO CORRECT DIMENSIONS FOR THE FOLLOWING LOTS:

LOT 13, BLOCK E LOTS 14, 15X, 17, 18, 20, 25, 27, BLOCK F LOTS 13-16, BLOCK G

68 LOTS TOTAL LOTS 14X, 15X, BLOCK F (LANDSCAPE BUFFERS) AND 66 RESIDENTIAL LOTS

AMENDED PLAT SHORES NORTH PHASE 4A E-258

20.470 ACRES OUT OF THE THOMAS DEAN SURVEY ~ ABSTRACT NO. 69

CITY OF ROCKWALL ROCKWALL COUNTY, TEXAS

NOVEMBER 18, 2002 SCALE: 1" = 100'

OWNER ENGINEER DREES CUSTOM HOMES, L.P. STANDARD PACIFIC OF TEXAS, INC. DOWDEY, ANDERSON AND ASSOCIATES, INC. 5051 State Highway 161, Suite 200 Irving, Texas 75038 (972) 953-4500 5525 MacArthur Blvd., Suite 580 Irving, Texas 75038 (972) 550-0426 5225 Village Creek Drive Suite 200 Plano, Texas 75093 972-931-0694

CABINET SLIDE W.O. 99013

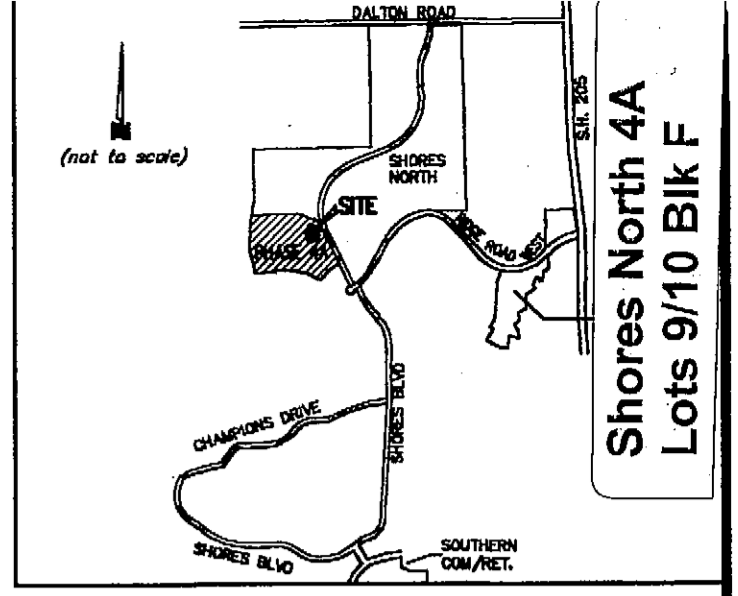
Shores North 4A

AMENDED PLAT  
SHORES NORTH PHASE 4A  
CAB. E, SL. 257-258  
P.R.R.C.T.

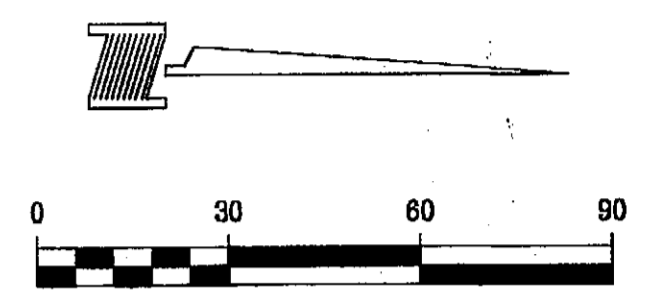
RIVERSIDE  
OAKS DR.

LA GRANDE DRIVE

GOLD COAST DRIVE



VICINITY MAP



SCALE IN FEET

FILED FOR RECORD  
ROCKWALL CO., TEXAS  
04 MAR 11 PM 2:50  
FAULETTE BURKS  
CO. CLERK  
RY: DEPUTY

APPROVED

I hereby certify that the above and foregoing plat of an addition to the City of Rockwall, Texas, was approved by the City Planning Director of the City of Rockwall on the 10<sup>th</sup> day of MARCH, 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 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.

*Robert Lavoie* *Chuck Bell* 3-11-04  
Director of Planning City Engineer

REPLAT  
LOT 9 AND LOT 10 BLOCK F  
SHORES NORTH PHASE 4A

THOMAS DEAN SURVEY ~ ABSTRACT NO. 69  
CITY OF ROCKWALL  
ROCKWALL COUNTY, TEXAS

FEBRUARY 04, 2004 SCALE: 1" = 30'

OWNER  
RICK AND SHERRY JANICH | STANDARD PACIFIC OF TEXAS, L.P.  
1350 Riverside Oaks Drive | 5525 MacArthur Blvd., Suite 580  
Rockwall, Texas 75087 | Irving, Texas 75038 (972) 550-0426

ENGINEER

DOWDEY, ANDERSON AND ASSOCIATES, INC.  
5225 Village Creek Drive Suite 200  
Plano, Texas 75093 (972) 931-0694

Being a Replat of Lot 9 and Lot 10, Block F in Shores North Phase 4A, according to the Amended Plat thereof recorded in Cab. E, Slide 257, 258 of the Plat Records of Rockwall County, Texas.  
The purpose of this Replat is the relocation of the common lot line of said Lot 9 and Lot 10, as shown hereon.  
The basis of bearings was derived from said Amended Plat of Shores North Phase 4A.

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS:

THAT I, SEAN SHROPSHIRE, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that I have prepared this plat from an actual survey of the land and that the corner monuments shown thereon were found and/or properly placed under my personal supervision in accordance with the platting rules and regulations of the City of Rockwall, Rockwall County, Texas.

WITNESS MY HAND AT PLANO, TEXAS this the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

*Sean Shropshire*  
Sean Shropshire  
Registered Professional Land Surveyor  
No. 5674



- ◇ = STREET NAME CHANGE
- = 1/2" IRON ROD FOUND (OR AS NOTED)
- ⊙ = 1/2" IRON ROD SET W/ PLASTIC CAP STAMPED "DAA"

STATE OF TEXAS §  
COUNTY OF ROCKWALL §

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, STANDARD PACIFIC OF TEXAS, L.P., a Delaware Corporation is the owner of said Lot 10, Block F and RICK and SHERRY JANICH are the owners of said Lot 9, Block F, and do hereby adopt this plat as a Replat of said Lot 9 and Lot 10, Block F, relocating the common lot line and designating the Replated lots as Lot 9A and Lot 10A, Block F, as shown hereon.

STANDARD PACIFIC OF TEXAS, L.P.  
a Delaware corporation

By: *Michael W. Brady*  
Name: MICHAEL W. BRADY, PRESIDENT  
Title:

STATE OF TEXAS §  
COUNTY OF DALLAS §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared *Michael W. Brady*, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same as the act of Standard Pacific of Texas, L.P., a Delaware corporation, for the purpose and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this, the 10 day of February, 2004



*Sherry Janich*  
Notary Public in and for the State of Texas  
My Commission Expires:

By: RICK JANICH  
Name: *Rick Janich*  
Title: OWNER

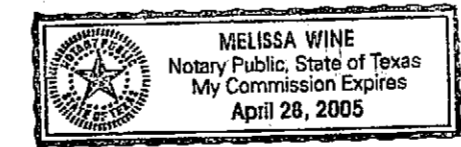
By: SHERRY JANICH  
Name: *Sherry Janich*  
Title: OWNER

STATE OF TEXAS §  
COUNTY OF DALLAS §

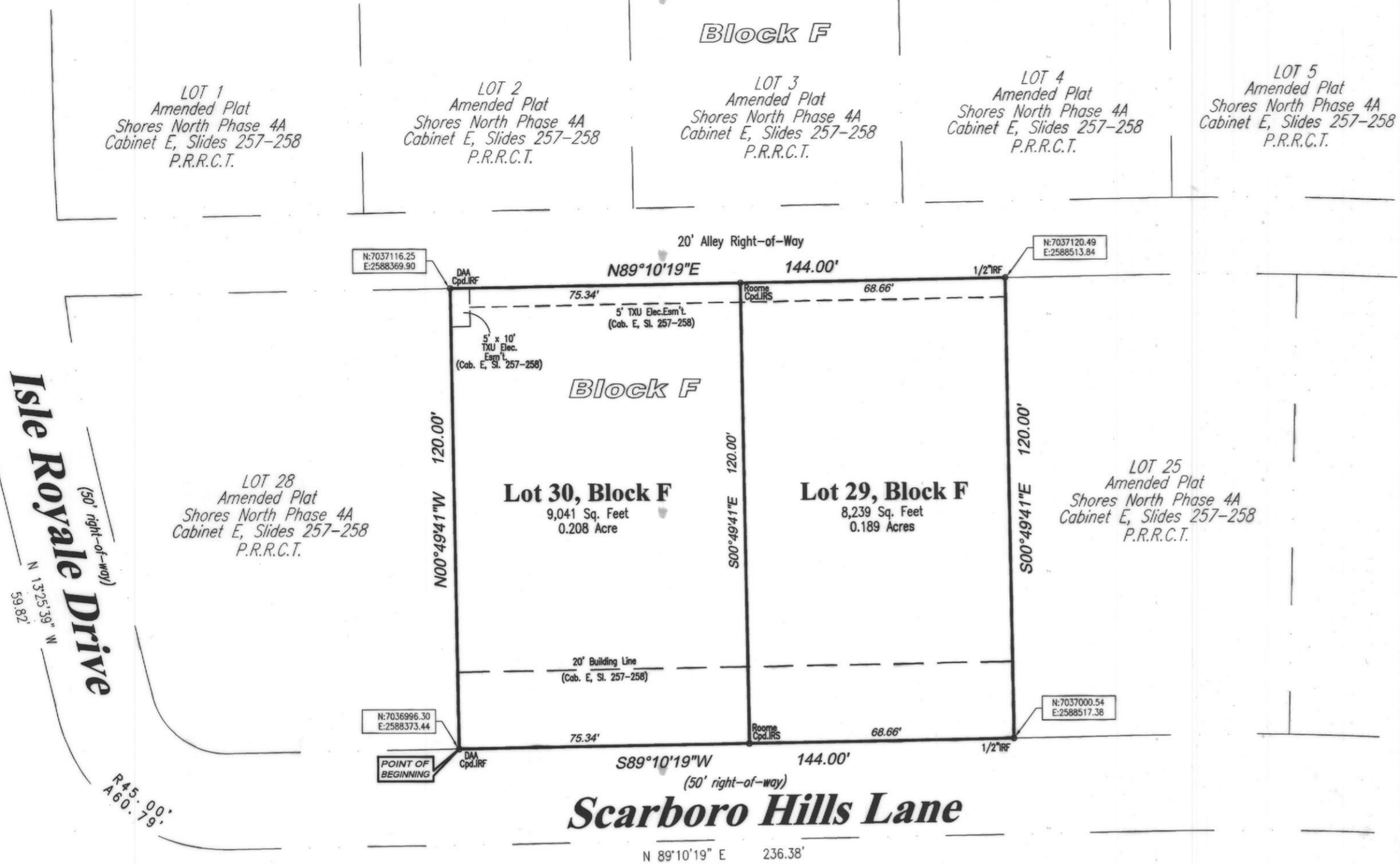
BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared *Rick and Sherry Janich*, known to me to be the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this, the 19 day of FEB, 2004

*Melissa Wine*  
Notary Public in and for the State of Texas  
My Commission Expires: 4-28-05



CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD
C1	42°16'17"	50.00'	36.89'	19.33'	N52°05'08"E 36.06'
C2	56°25'25"	50.00'	49.24'	26.82'	N02°44'17"E 47.27'
C3	2°57'57"	676.69'	35.03'	17.52'	S09°56'18"W 35.02'
C4	4°23'16"	170.00'	13.02'	6.51'	S09°13'39"W 13.02'
C5	12°02'07"	170.00'	35.71'	17.92'	S01°00'57"W 35.64'
C6	84°59'56"	40.00'	59.34'	36.65'	S37°29'51"W 54.05'
C7	18°12'41"	240.00'	76.28'	38.47'	S89°06'09"W 75.96'



STATE OF TEXAS  
COUNTY OF ROCKWALL

WHEREAS Christopher & Shannon Rohde and Nathan Starr, being the owners of a tract of land situated in the City of Rockwall, Rockwall County, Texas, being in the Thomas Dean Survey, Abstract No. 80, being all of Lots 26 and 27, Block F of Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas as recorded in Cabinet E, Slides 257 and 258 of the Plat Records of Rockwall County, Texas (P.R.R.C.T.), said tract being more particularly described as follows:

BEGINNING at a DAA capped iron rod found in the north line of Scarboro Hills Lane (50 foot right-of-way), marking the southwest corner of said Lot 27, the southeast corner of Lot 28, Block F of said Amended Plat Shores North Phase 4A and the southwest corner of the herein described premises;

THENCE departing the north line of said Scarboro Hills Lane, with the west line of said premises, said Lot 27 and the east line of said Lot 28, North 00°49'41" West, 120.00 feet to a DAA capped iron rod found in the south line of a 20 foot alley right-of-way, marking the northeast corner of Lot 28, the northwest corner of Lot 27 and the northwest corner of said premises;

THENCE with the south right-of-way of said alley, the north line of said premises and along the north line of said Lots 26 and 27, North 89°10'19" East, 144.00 feet to a 1/2-inch iron rod found marking the northeast corner of Lot 26, the northeast corner of the said premises and the northwest corner of Lot 25, Block F of aforementioned Amended Plat Shores North Phase 4A;

THENCE departing the south right-of-way of said alley, with the west line of said Lot 25, the east line of Lot 26 and the east line of said premises, South 00°49'41" East, 120.00 feet to a 1/2-inch iron rod found in the north line of aforementioned Scarboro Hills Lane, marking the southwest corner of Lot 25, the southeast corner of Lot 26 and the southeast corner of the said premises;

THENCE with the north line of said Scarboro Hills Lane, the south line of said premises and along the south line of said Lots 26 and 27, South 89°10'19" West, 144.00 feet to the place of beginning and containing 17,280 square feet or 0.397 acre of land.

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Chad Sledge, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown were properly placed under my personal supervision.

*Chad Sledge*  
Chad Sledge  
Registered Professional Land Surveyor  
Texas Registration No. 5733



NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:  
STATE OF TEXAS  
COUNTY OF ROCKWALL

We the undersigned owners of the land shown on this plat, and designated herein as the Shores North Phase 4A Lots 29-30, Block F 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. We further certify that all other parties who have a mortgage or lien interest in the Shores North Phase 4A, Lots 29-30, Block F 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:

- 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 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; 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 exactions made herein.

The purpose of this amended plat is to relocate the common line between Lots 26 & 27, Block F

Notice: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law and is subject to fines and withholding of utilities and building permits.

Owners Lot 29  
Christopher & Shannon Rohde  
1411 Scarboro Hills Lane  
Rockwall, TX 75087

Owners Lot 30  
Nathan Starr  
1421 Scarboro Hills Lane  
Rockwall, TX 75087

Surveyor  
Roome Land Surveying  
P.O. Box 941647  
Plano, TX 75094  
Attn: Chad Sledge  
(972) 423-4372  
chad@roomeinc.com

OWNERS LOT 29  
*Christopher Rohde*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Christopher Rohde, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Christopher Rohde, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

*Shannon Rohde*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Shannon Rohde, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Shannon Rohde, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

Signature of Party with Mortgage or Lien Interest  
*John Cottrell*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared John Cottrell, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

*John Cottrell*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared John Cottrell, 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 5th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

STACY L. ROBINSON  
Notary Public, State of Texas  
Comm. Expires 04-15-2022  
Notary ID 2287055

OWNERS LOT 30  
*Nathan Starr*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Nathan Starr, 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 10th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Nathan Starr, 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 10th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

*Melodie J. Manuel*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Melodie J. Manuel, 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 10th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Melodie J. Manuel, 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 10th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

*Melodie J. Manuel*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Melodie J. Manuel, 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 10th day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: February 7, 2021

MELODIE J. MANUEL  
Notary ID # 1482096  
My Commission Expires  
October 27, 2020

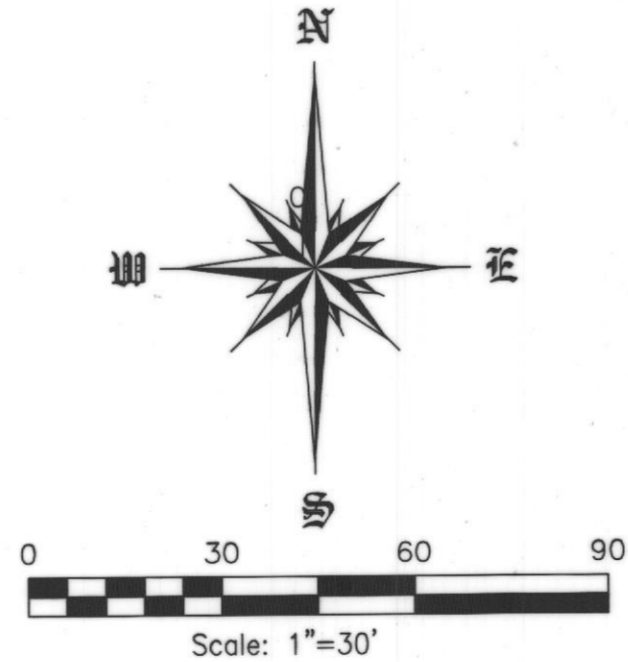
5306 Final Plat  
**Shores North Phase 4A**  
**Lots 29-30, Block F**  
2 Lots  
17,280 Sq. Ft. / 0.397 Acre  
Being an Amending Plat of  
Lots 26 and 27, Block F  
Shores North Phase 4A, an Addition  
to the City of Rockwall, Texas  
out of the  
Thomas Dean Survey, Abstract No. 80  
Rockwall County, Texas  
February 2018

- Legend**
- RCIRF Roome Capped Iron Rod Found
  - PRRCT Plat Records, Rockwall County, Texas
  - IRF Iron Rod Found
  - Cpd.IRF Capped Iron Rod Found
  - CM Controlling Monument

Filed and Recorded  
Official Public Records  
Shelli Miller, County Clerk  
Rockwall County, Texas  
04/18/2018 08:47:18 AM  
\$50.00  
2018000006573

*Shelli Miller*

**COPY**



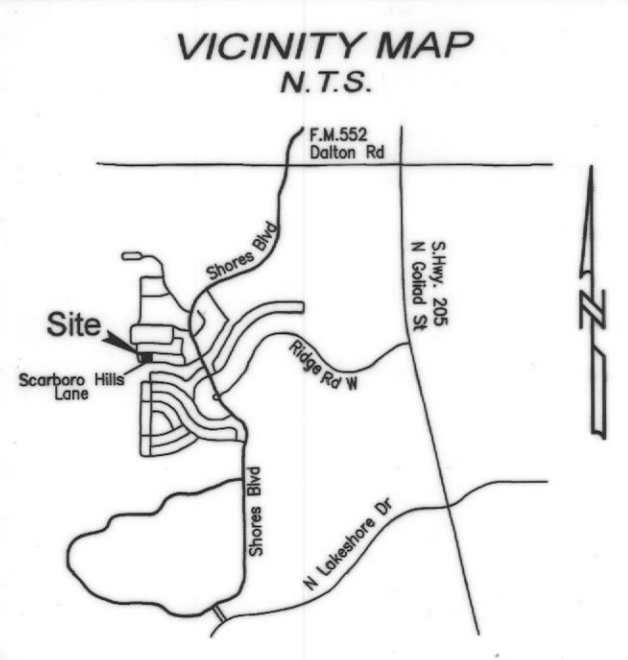
APPROVED

I hereby certify that the above and foregoing plat of an addition to the City of Rockwall, Texas, was approved by the City Planning Director of the City of Rockwall on the 22nd day of February, 2018.

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.

*Shelli Miller*  
Director of Planning

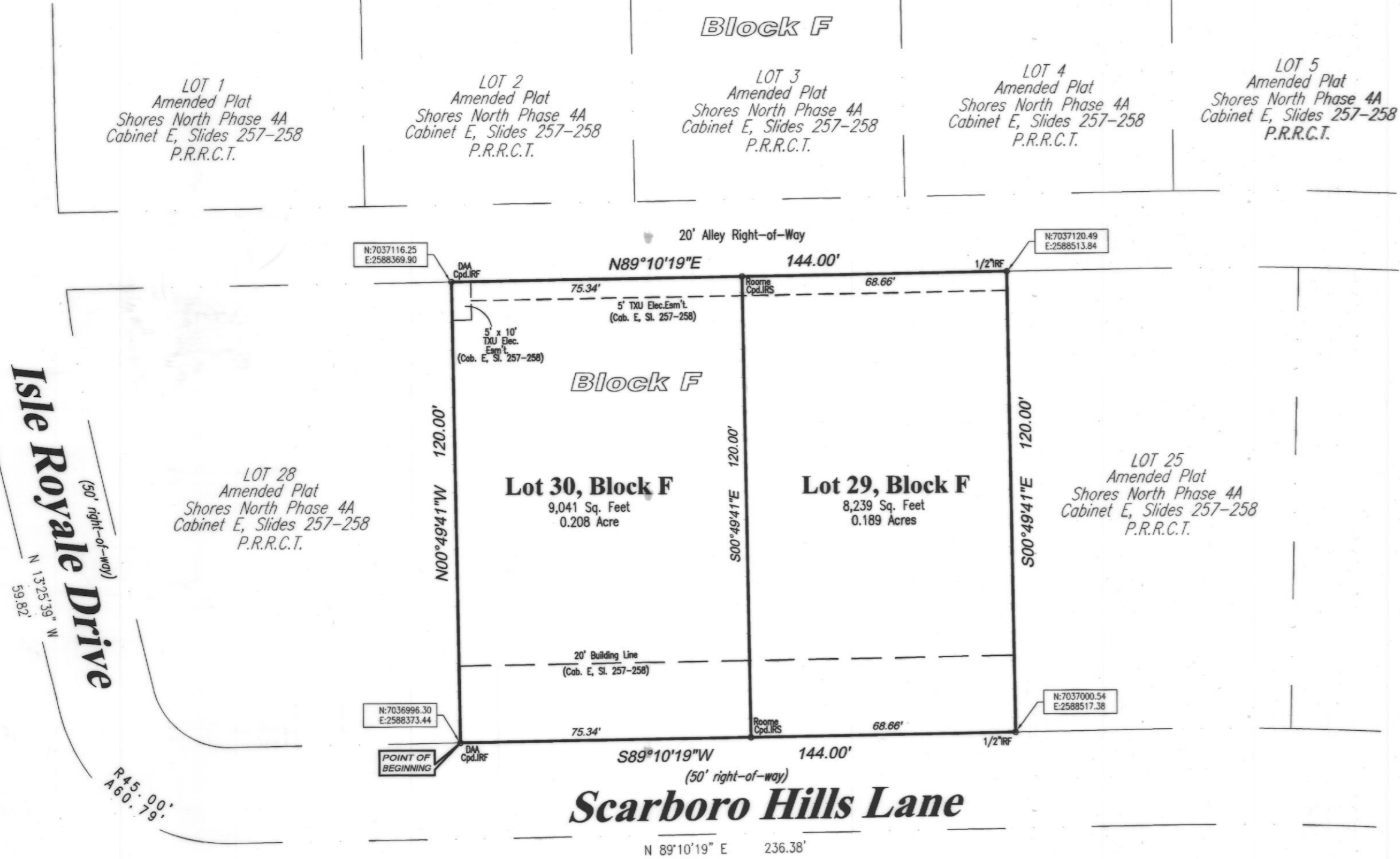
*Amy Williams*  
City Engineer



- NOTES**
- No part of subject property lies within a Special Flood Hazard Area inundated by 100-year flood per Flood Insurance Rate Map Number 48397C0030 L of F.E.M.A. Flood Insurance Rate Maps for Rockwall County, Texas and Incorporated Areas dated September 26, 2008 (Zone X).
  - Bearings are based on the Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas, as recorded in Cabinet E, Slides 257 and 258, of the Plat Records, Rockwall County, Texas.
  - State Plane Coordinates shown on this plat are per the Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas, as recorded in Cabinet E, Slides 257 and 258, of the Plat Records, Rockwall County, Texas.
  - 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.
  - The current zoning of the property is PD-3 (The Shores)

Shores North Pt. 4A  
Lots 29-30, Block F  
Final Plat

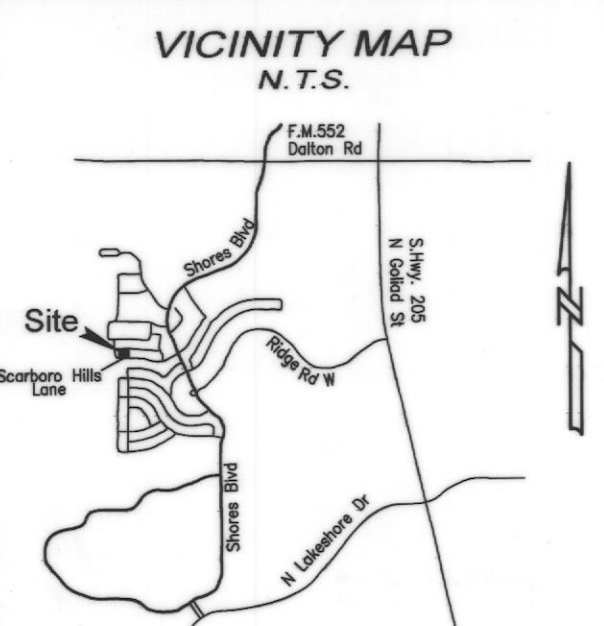
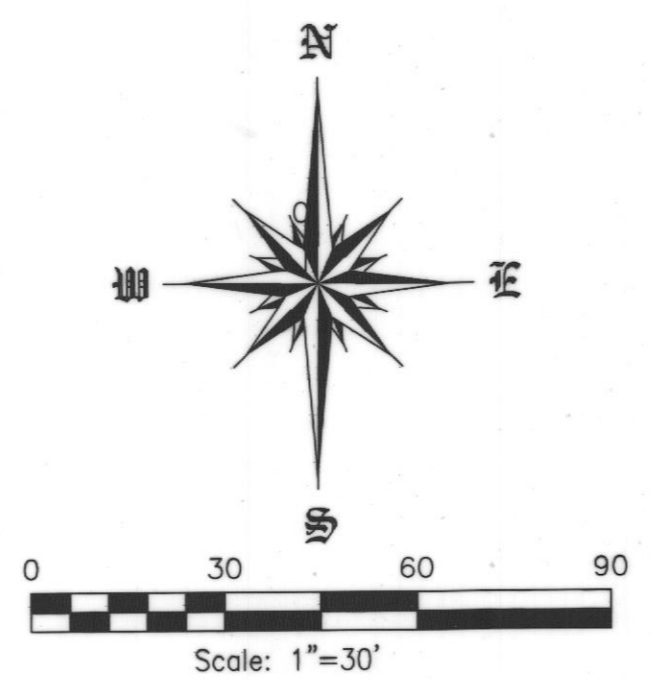
Roome Land Surveying  
2000 Avenue G, Suite 810  
Plano, Texas 75074  
Phone (972) 423-4372 / Fax (972) 423-7523  
www.roomeinc.com / Firm No. 10013100



**Legend**  
RCIRF Roome Capped Iron Rod Found  
PRRCT Plat Records, Rockwall County, Texas  
IRF Iron Rod Found  
Cpd.IRF Capped Iron Rod Found  
CM Controlling Monument

Filed and Recorded  
Official Public Records  
Shelli Miller, County Clerk  
Rockwall County, Texas  
04/18/2018 09:47:18 AM  
\$50.00  
2018000006573

**COPY**



**NOTES**  
1) No part of subject property lies within a Special Flood Hazard Area inundated by 100-year flood per Flood Insurance Rate Map Number 483970030 L of F.E.M.A. Flood Insurance Rate Maps for Rockwall County, Texas and Incorporated Areas dated September 26, 2008 (Zone X).  
2) Bearings are based on the Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas, as recorded in Cabinet E, Slides 257 and 258, of the Plat Records, Rockwall County, Texas.  
3) State Plane Coordinates shown on this plat are per the Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas, as recorded in Cabinet E, Slides 257 and 258, of the Plat Records, Rockwall County, Texas. North Central Zone.  
4) 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.  
5) The current zoning of the property is PD-3 (The Shores)

**APPROVED**  
I hereby certify that the above and foregoing plat of an addition to the City of Rockwall, Texas, was approved by the City Planning Director of the City of Rockwall on the 22nd day of April, 2018.  
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.  
*Chad Sledge*  
Director of Planning  
*Amey Williams*  
City Engineer

STATE OF TEXAS  
COUNTY OF ROCKWALL  
WHEREAS Christopher & Shannon Rohde and Nathan Starr, being the owners of a tract of land situated in the City of Rockwall, Rockwall County, Texas, being in the Thomas Dean Survey, Abstract No. 69, being all of Lots 26 and 27, Block F of Amended Plat Shores North Phase 4A, an addition to the City of Rockwall, Rockwall County, Texas as recorded in Cabinet E, Slides 257 and 258 of the Plat Records of Rockwall County, Texas (P.R.R.C.T.), said tract being more particularly described as follows:

BEGINNING at a DAA capped iron rod found in the north line of Scarboro Hills Lane (50 foot right-of-way), marking the southwest corner of said Lot 27, the southeast corner of Lot 26, Block F of said Amended Plat Shores North Phase 4A and the southwest corner of the herein described premises;

THENCE departing the north line of said Scarboro Hills Lane, with the west line of said premises, said Lot 27 and the east line of said Lot 26, North 00°49'41" West, 120.00 feet to a DAA capped iron rod found in the south line of a 20 foot alley right-of-way, marking the northeast corner of Lot 28, the northwest corner of Lot 27 and the northwest corner of said premises;

THENCE with the south right-of-way of said alley, the north line of said premises and along the north line of said Lots 26 and 27, North 89°10'19" East, 144.00 feet to a 1/2-inch iron rod found marking the northeast corner of Lot 26, the northeast corner of the said premises and the northwest corner of Lot 25, Block F of aforementioned Amended Plat Shores North Phase 4A;

THENCE departing the south right-of-way of said alley, with the west line of said Lot 25, the east line of Lot 26 and the east line of said premises, South 00°49'41" East, 120.00 feet to a 1/2-inch iron rod found in the north line of aforementioned Scarboro Hills Lane, marking the southwest corner of Lot 25, the southeast corner of Lot 26 and the southeast corner of the said premises;

THENCE with the north line of said Scarboro Hills Lane, the south line of said premises and along the south line of said Lots 26 and 27, South 89°10'19" West, 144.00 feet to the place of beginning and containing 17,280 square feet or 0.397 acre of land.

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Chad Sledge, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown were properly placed under my personal supervision

*Chad Sledge*  
Chad Sledge  
Registered Professional Land Surveyor  
Texas Registration No. 5733



NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:  
STATE OF TEXAS  
COUNTY OF ROCKWALL

We the undersigned owners of the land shown on this plat, and designated herein as the Shores North Phase 4A, Lots 29-30, Block F 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. We further certify that all other parties who have a mortgage or lien interest in the Shores North Phase 4A, Lots 29-30, Block F 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 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. 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 exactions made herein.

The purpose of this amended plat is to relocate the common line between Lots 26 & 27, Block F

Notice: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law and is subject to fines and withholding of utilities and building permits.

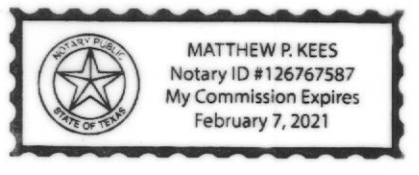
**Owners Lot 29**  
Christopher & Shannon Rohde  
1411 Scarboro Hills Lane  
Rockwall, TX 75087

**Owners Lot 30**  
Nathan Starr  
1421 Scarboro Hills Lane  
Rockwall, TX 75087

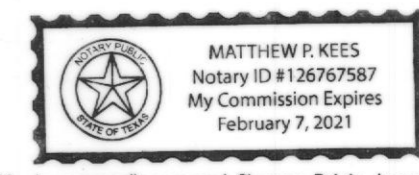
**Surveyor**  
Roome Land Surveying  
P.O. Box 941647  
Plano, TX 75094  
Attn: Chad Sledge  
(972) 423-4372  
chad@roomeinc.com

**Roome Land Surveying**  
2000 Avenue G, Suite 810  
Plano, Texas 75074  
Phone (972) 423-4372 / Fax (972) 423-7523  
www.roomesurveying.com / Firm No. 10013100

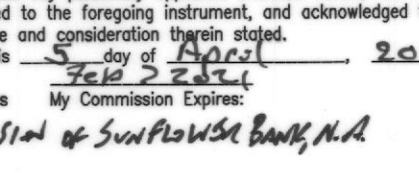
**OWNERS LOT 29**  
*Christopher Rohde*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Christopher Rohde, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 5 day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: Feb 7 2021



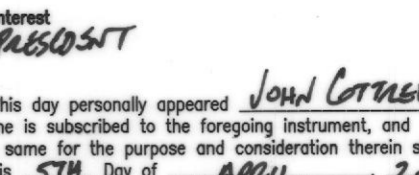
**OWNERS LOT 30**  
*Shannon Rohde*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Shannon Rohde, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 5 day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: Feb 7 2021



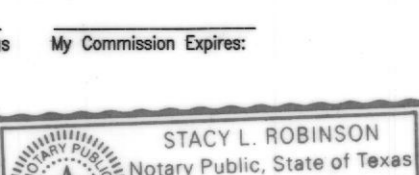
**OWNERS LOT 28**  
*Nathan Starr*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Nathan Starr, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 5 day of April, 2018.  
*Matthew P. Kees*  
Notary Public in and for the State of Texas My Commission Expires: Feb 7 2021



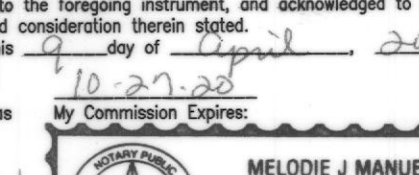
**OWNERS LOT 26 & 27**  
*John Cottrell*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared John Cottrell, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 5th day of April, 2018.  
*Stacy L. Robinson*  
Notary Public in and for the State of Texas My Commission Expires: April 15 2022



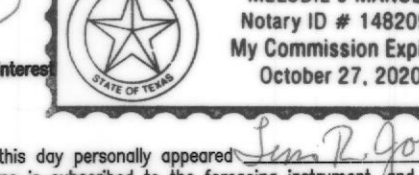
**OWNERS LOT 29 & 30**  
*Nathan Starr*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Nathan Starr, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 9 day of April, 2018.  
*Melodie J. Manuel*  
Notary Public in and for the State of Texas My Commission Expires: 10-27-20



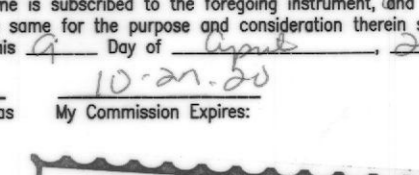
**OWNERS LOT 29 & 30**  
*Melodie J. Manuel*  
STATE OF TEXAS  
COUNTY OF ROCKWALL  
Before me, the undersigned authority, on this day personally appeared Melodie J. Manuel, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein stated.  
Given upon my hand and seal of office this 14 day of April, 2018.  
*Melodie J. Manuel*  
Notary Public in and for the State of Texas My Commission Expires: 10-27-20



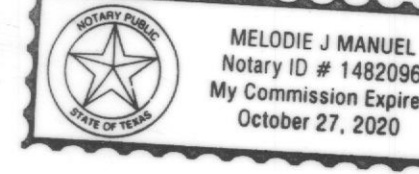
**OWNERS LOT 29 & 30**  
*Melodie J. Manuel*  
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COUNTY OF ROCKWALL  
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**J 306 Final Plat**  
**Shores North Phase 4A**  
**Lots 29-30, Block F**  
**2 Lots**  
**17,280 Sq. Ft. / 0.397 Acre**  
**Being an Amending Plat of**  
**Lots 26 and 27, Block F**  
**Shores North Phase 4A, an Addition**  
**to the City of Rockwall, Texas**  
**out of the**  
**Thomas Dean Survey, Abstract No. 80**  
**Rockwall County, Texas**  
**February 2018**

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Shores North Ph. 4A  
Lots 29-30, Block F  
Final Plat