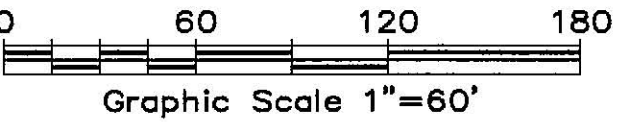


TEXAS STATE PLANE COORDINATES
NORTH: 7011985.78
EAST: 2587941.94

POINT OF BEGINNING

UTILITY EASEMENT
VOLUME 2329, PAGE 68
(SHADED)
SANITARY SEWER EASEMENT
VOLUME 245, PAGE 808

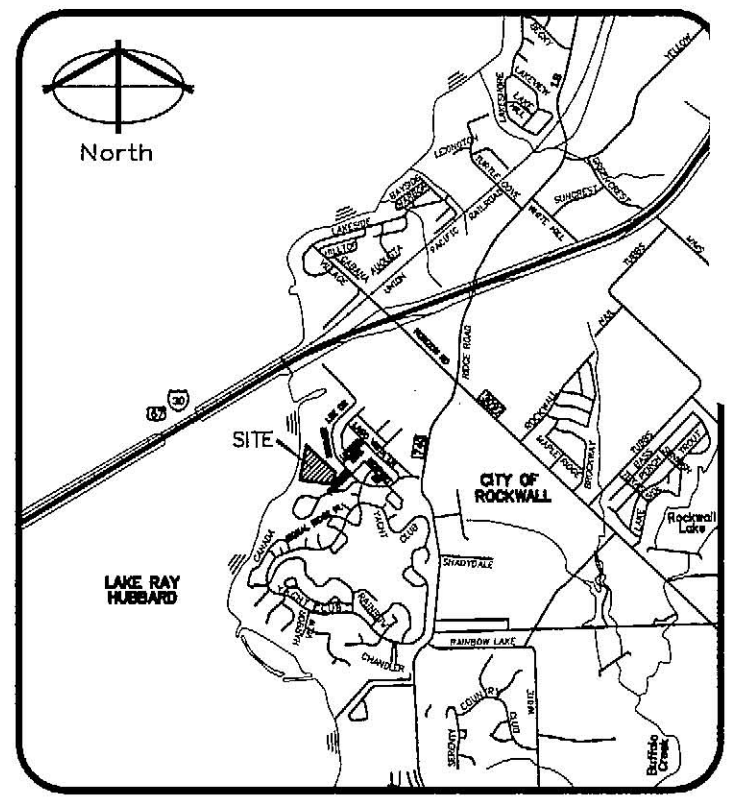


NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH
C1	18°11'42"	50.00	15.88	N 01°57'25" E	15.81
C2	90°00'00"	39.00	61.26	N 00°49'59" W	55.15
C3	91°43'24"	39.00	62.43	S 34°48'26" E	55.98
C4	63°00'14"	39.00	42.89	N 67°49'45" E	40.76
C5	116°59'46"	39.00	79.64	S 22°10'15" E	66.50
C6	71°21'47"	39.00	48.58	S 65°22'22" W	45.50
C7	30°23'27"	39.00	20.69	N 26°14'53" E	20.44
C8	30°23'21"	39.00	20.69	S 26°14'57" W	20.44
C9	11°45'08"	63.00	12.92	N 35°34'03" E	12.90
C10	30°23'21"	63.00	33.41	S 26°14'56" W	33.02
C11	66°16'55"	39.00	45.12	S 45°48'16" E	42.64
C12	06°40'17"	63.00	7.34	N 15°59'57" W	7.33
C13	30°23'22"	39.00	20.69	S 04°08'25" E	20.44
C14	30°23'16"	39.00	20.68	N 04°08'28" W	20.44
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C16	88°16'36"	39.00	60.09	N 55°11'34" E	54.32
C17	54°16'47"	47.00	44.53	N 72°11'28" E	42.88
C18	146°00'11"	12.00	30.58	S 61°56'50" E	22.95
C19	56°52'32"	63.00	62.54	N 07°53'22" E	60.00
C20	56°52'32"	39.00	38.71	N 07°53'22" E	37.14
C21	90°00'00"	39.00	61.26	S 89°10'01" W	55.15
C22	64°42'55"	39.00	44.05	S 11°48'33" W	41.75
C23	64°42'55"	63.00	71.16	S 11°48'33" W	67.44
C24	56°53'15"	39.00	38.72	N 17°23'21" W	37.15
C25	123°06'45"	13.00	27.93	S 72°36'38" W	22.86
C26	56°53'15"	20.00	19.86	N 17°23'22" W	19.05
C27	123°06'45"	39.00	83.80	S 72°36'38" W	68.58
C28	18°11'42"	50.00	15.88	S 01°57'25" W	15.81
C28	30°30'28"	149.50'	79.60'	N 60°53'19" W	78.67'

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L2	S 11°03'16" W	87.95'
L3	N 10°43'01" E	2.97'
L4	S 11°03'16" W	150.07'
L5	S 11°03'16" W	226.89'
L6	N 36°19'38" E	181.71'
L7	N 36°19'38" E	129.74'
L8	S 80°40'08" E	151.79'
L9	S 80°40'08" E	455.74'
L10	S 11°03'16" W	74.55'
L11	S 80°40'08" E	103.88'
L12	N 78°56'44" W	38.89'
L13	N 78°56'44" W	35.63'
L14	S 41°26'37" W	22.99'
L15	S 41°26'37" W	22.99'
L16	S 19°20'06" E	22.99'
L17	S 11°03'10" W	28.36'
L18	S 19°20'06" E	22.99'
L19	N 11°03'16" E	24.00'
L20	S 11°03'16" W	143.43'
L21	S 11°03'16" W	87.36'
L22	N 45°03'05" E	105.84'
L23	N 45°03'05" E	26.84'
L24	S 45°49'59" E	121.42'
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L33	S 41°26'37" W	16.39'
L34	S 11°49'16" W	68.78'
L35	N 78°43'48" W	125.54'
L36	S 78°43'48" E	98.40'
L37	N 56°04'36" E	24.87'
L38	N 36°19'38" E	14.10'
L39	S 53°40'22" E	5.00'
L40	N 36°19'38" E	15.00'
L41	S 53°40'22" E	10.00'

ROCKWALL HARBOR
JOINT VENTURE
VOLUME 617, PAGE 106

LOT 1, BLOCK A
6.5995 ACRES



Location Map
NTS

Villas De Portofino
Lot 1, Blk A

FILED FOR RECORD
ROCKWALL CO., TEXAS
05 JAN 12 PM 2:23
LAURETTE BURKS
CO. CLERK
DEPUTY

LAKE RAY HUBBARD

PORTOFINO DRIVE
60' R.O.W.
VOLUME 382, PAGE 205

TEXAS STATE PLANE COORDINATES
NORTH: 7011331.97
EAST: 2587822.67

SIGNAL RIDGE NO. 4
CAB. B, SLIDE 91
ZONED PD-15

SIGNAL RIDGE NO. 3
CAB. B, SLIDE 89
ZONED PD-15

SIGNAL RIDGE NO. 2
CAB. B, SLIDE 73
ZONED PD-15

SHEET 1 OF 2
REPLAT

VILLAS DE PORTOFINO
LOT 1, BLOCK A
Being a Replat of
LOT 1, BLOCK A
VILLAS DE PORTOFINO
situated in the
E. TEAL SURVEY, ABSTRACT NO. 207
CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Owner
LRH Water's Edge, LP
909 Lake Carolyn Parkway, Suite 160
Irving, Texas 75039
Telephone (972) 714-4744 ext. 16
Contact: Charles Holbrook

Prepared By
Brackette/Davis/Drake, Inc.
4144 N. Central Expressway, Suite 1100
Dallas, Texas 75204
Telephone (214) 824-3647

1 Lot, 6.5995 Acres
ZONED PD-22

Scale: 1"=60' January, 2005

P2004-048
F-161-162

TEXAS STATE PLANE COORDINATES
 NORTH: 7011985.78
 EAST: 2587941.94

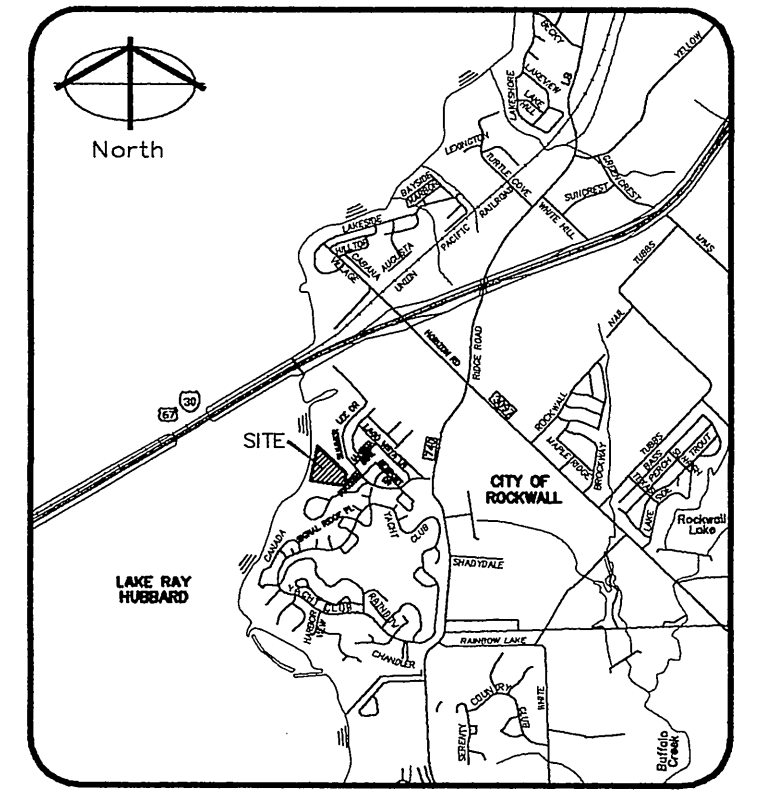
POINT OF BEGINNING

EASEMENT LINE CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH
C1	18°11'42"	50.00	15.88	N 01°57'25" E	15.81
C2	90°00'00"	39.00	61.26	N 00°49'59" W	55.15
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L4	S 11°03'16" W	150.07'
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Location Map
 NTS

ROCKWALL HARBOR
 JOINT VENTURE
 VOLUME 617, PAGE 106

LOT 1, BLOCK A
 6.5995 ACRES

ZONED PD-7

ZONED PD-22

PORTOFINO DRIVE
 60' R.O.W.
 VOLUME 382, PAGE 205

S 44°09'34" W - 37.74'

SIGNAL RIDGE NO. 1
 CAB. B, SLIDE 13

ZONED PD-15

D = 169'28".59"
 R = 51.50'
 L = 152.34'
 CH = S 42°12'25" E
 CL = 102.57'

SHEET 1 OF 3
 AMENDING PLAT

VILLAS DE PORTOFINO

LOT 1, BLOCK A
 situated in the
 E. TEAL SURVEY, ABSTRACT NO. 207

CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Owner

LRH Water's Edge, LP
 8214 Westchester Dr., Suite 635
 Dallas, Texas 75225
 Telephone (214) 692-5085
 Contact: Brucker Stensrud

Prepared By

Brockett/Davis/Drake, Inc.
 4144 N. Central Expressway, Suite 1100
 Dallas, Texas 75204
 Telephone (214) 824-3647

Scale: 1"=60' June, 2006

1 Lot, 6.5995 Acres
 ZONED PD-22

FILED FOR RECORD
 ROCKWALL CO., TEXAS
 06 SEP - 6 PM 2:11
 DEPUTY

Villas De Portofino
 Amended Plat

G31

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS, LRH WATER'S EDGE, LP, PAUL V. BUTTLES, JUDITH K. WEYRAUCH, BILLY ROAN, BECCA INVESTMENTS, STEVE M. WIER, TESTAMENTARY TRUST OF S. LEE WIER, JR., PHILIP M. GARRISON, SHANNON L. GARRISON, LOUIS TRENCHARD, KIM TRENCHARD, MATT LOEFFLER, STACY LOEFFLER, LYNN KERR, THOMAS RIPP and HAZEL RIPP are the owners of a tract of land situated in the E. Teal Survey, Abstract No. 207, City of Rockwall, Rockwall County, Texas, and being all of Lot 1, Block A, Villas de Portofino, an Addition to the City of Rockwall, Texas, as recorded by plat in Cabinet E, Slide 113, Plat Records, Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a capped iron rod found for corner at the north corner of said Lot 1 at the common north corner of a tract conveyed to Rockwall Harbor Joint Venture by deed recorded in Volume 617, Page 106, Deed Records, Rockwall County, Texas;

THENCE South 45°50'03" East, along the northeast line of said Lot 1, a distance of 776.56 feet to a 5/8" iron rod set for corner in the northerly line of a right of way dedication as conveyed by deed recorded in Volume 2011, Page 173, Deed Records, Rockwall County, Texas;

THENCE South 44°09'34" West, along said northerly line, a distance of 37.74 feet to a 5/8" iron rod set for corner at the beginning of a curve to the left having a central angle of 169°28'59", a radius of 51.50 feet and a chord bearing and distance of South 42°12'25" East, 102.57 feet;

THENCE continuing along said northerly line and with said curve to the left, an arc distance of 152.34 feet to a 5/8" iron rod set for corner in the northerly line of Signal Ridge No. 2, an Addition to the City of Rockwall, Texas, as recorded by plat in Cabinet B, Slide 73, Plat Records, Rockwall County, Texas;

THENCE South 45°02'56" West, along the southeasterly line of the aforementioned Lot 1, a distance of 155.22 feet to a capped iron rod found for corner;

THENCE North 80°39'45" West, continuing along said southeasterly, now southerly line of said Lot 1, a distance of 625.18 feet to a 1/2" iron rod found for corner at the southwest corner of said Lot 1;

THENCE North 11°01'27" East, along the west line of said Lot 1, a distance of 664.60 feet to the POINT OF BEGINNING and containing 287,476 square feet or 6.5995 acres of land, more or less.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

STATE OF TEXAS
COUNTY OF ROCKWALL

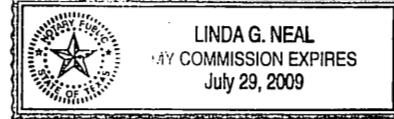
We the undersigned owners of the land shown on this plat, and designated herein as the AMENDING PLAT, LOT 1, BLOCK A, VILLAS DE PORTOFINO subdivision to the City of Rockwall, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water 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 VILLAS DE PORTOFINO 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.

LRH WATER'S EDGE, LP
BY: LRH GEMPAR, ALLOUS GENERAL PARTNER

Brucker Stensrud, Vice President



STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Brucker Stensrud, 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 11th day of July, 2006.

Notary Public in and for the State of Texas

BY: PAUL V. BUTTLES
Paul V. Buttles
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Paul V. Buttles, 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 7th day of August, 2006.

Notary Public in and for the State of Texas

BY: JUDITH K. WEYRAUCH
Judith K. Weyrauch
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Judith K. Weyrauch, 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 12th day of July, 2006.

Notary Public in and for the State of Texas

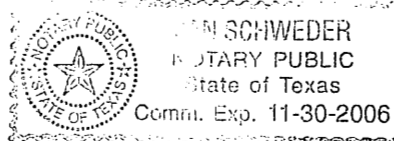
BY: BILLY ROAN
Billy Roan
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Billy Roan, 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 12th day of July, 2006.

Notary Public in and for the State of Texas



BY: BECCA INVESTMENTS

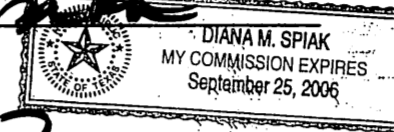
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared [Signature], 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 7th day of August, 2006.

Notary Public in and for the State of Texas



BY: STEVE M. WIER

Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Steve M. Wier, 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 12th day of July, 2006.

Notary Public in and for the State of Texas

BY: TESTAMENTARY TRUST OF S. LEE WIER, JR.

Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Steve M. Wier, 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 12th day of July, 2006.

Notary Public in and for the State of Texas

BY: PHILIP M. GARRISON

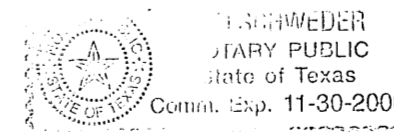
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Philip M. Garrison, 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 12th day of July, 2006.

Notary Public in and for the State of Texas



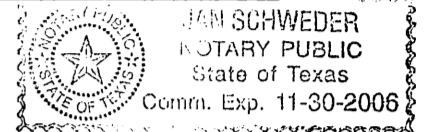
BY: SHANNON L. GARRISON
Shannon L. Garrison
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Shannon L. Garrison, 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 12th day of July, 2006.

Notary Public in and for the State of Texas



BY: LOUIS TRENCHARD

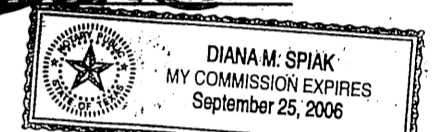
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Louis Trenchard, 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 7th day of August, 2006.

Notary Public in and for the State of Texas



BY: KIM TRENCHARD

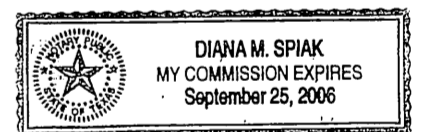
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Kim Trenchard, 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 7th day of August, 2006.

Notary Public in and for the State of Texas



SHEET 2 OF 3
AMENDING PLAT

VILLAS DE PORTOFINO

LOT 1, BLOCK A
situated in the

E. TEAL SURVEY, ABSTRACT NO. 207

CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Owner

LRH Water's Edge, LP
8214 Westchester Dr., Suite 635
Dallas, Texas 75225
Telephone (214) 692-5085
Contact: Brucker Stensrud

Prepared By

Brockette/Davis/Drake, Inc.
4144 N. Central Expressway, Suite 1100
Dallas, Texas 75204
Telephone (214) 824-3647

Scale: None June, 2006

1 Lot, 6.5995 Acres
ZONED PD-22

Villas De Portofino
Amended Plat

G32

BY: MATT LOEFFLER

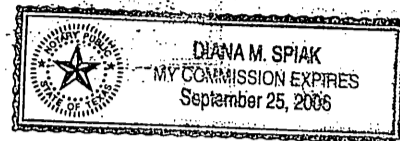
Matt Loeffler
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Matt Loeffler, 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 August, 2006.

Diana M Spiak
Notary Public in and for the State of Texas



BY: MATT LOEFFLER

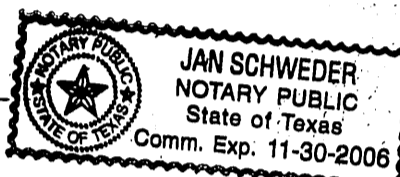
Matt Loeffler
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Stacy Loeffler, 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 31st day of July, 2006.

Jan Schweder
Notary Public in and for the State of Texas



BY: LYNN KERR

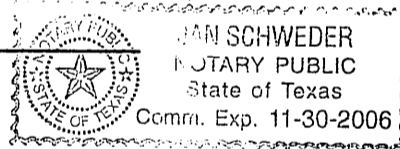
Lynn Kerr
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Lynn Kerr, 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 12th day of July, 2006.

Jan Schweder
Notary Public in and for the State of Texas



BY: THOMAS RIPP

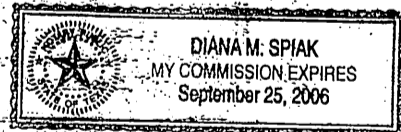
Thomas Ripp
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Thomas Ripp, 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 August, 2006.

Diana M Spiak
Notary Public in and for the State of Texas



BY: HAZEL RIPP

Hazel Ripp
Signature of Owner

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, on this day personally appeared Hazel Ripp, 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 August, 2006.

Diana M Spiak
Notary Public in and for the State of Texas



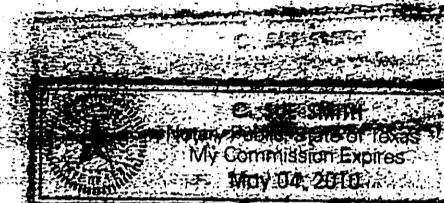
Jeffrey G. Sita
SIGNATURE OF PARTY WITH MORTGAGE OR LIEN INTEREST

STATE OF TEXAS
COUNTY OF Dallas

Before me, the undersigned authority, on this day personally appeared Salvatore Sita, 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 11th day of August, 2006.

C. Dee Smith
Notary Public in and for the State of Texas



APPROVED

I hereby certify that the above and foregoing plat of an affition to the City of Rockwall, Texas, was approved by the City Planning Director of the City of Rockwall on the 21st day of August, 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 form said date of final approval.

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

Robert Salvo
Director of Planning

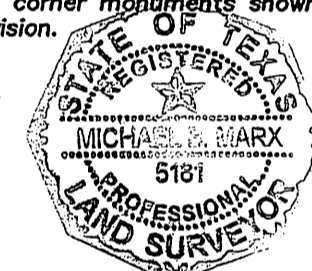
Chuck Todd
City Engineer

SURVEYOR'S CERTIFICATE

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS:

THAT I, Michael B. Marx, 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.

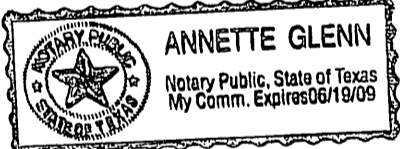
Michael B. Marx
Registered Professional Land Surveyor No. 5781



STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Michael B. Marx, 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 purposes and considerations therein expressed and in the capacity therein stated.

GIVEN under my hand and seal of office, this the 5th day of July, 2006



Annette Glenn
Notary Public in and for the State of Texas

SHEET 3 OF 3
AMENDING PLAT

VILLAS DE PORTOFINO

LOT 1, BLOCK A
VILLAS DE PORTOFINO
situated in the

E. TEAL SURVEY, ABSTRACT NO. 207

CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

Owner

LRH Water's Edge, LP
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Telephone (214) 692-5085
Contact: Brucker Stensrud

Prepared By

Brockette/Davis/Drake, Inc.
4144 N. Central Expressway, Suite 1100
Dallas, Texas 75204
Telephone (214) 824-3647

Scale: None June, 2006

1 Lot, 6.5995 Acres
ZONED PD-22

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.

Villas De Portofino
Amended Plat