

STATE HWY. NO. 66

OWNERS CERTIFICATE AND DEDICATION

STATE OF TEXAS
COUNTY OF ROCKWALL

WHEREAS, ROCKWALL STONEBRIDGE MEADOWS CORP., and JOYCE WALTERS, INC., are the owner of a tract of land out of the B. F. Boydston Survey, Abstract No. 14 in the City of Rockwall, Texas, said tract also being Lots 13, 21, and 22 in Block "J" of Stonebridge Meadows, Phase Four, an addition to the City of Rockwall as recorded in Slide A-331 of the Plat Records of Rockwall County, Texas and being more particularly described as follows:

BEGINNING at a point for corner on the west line of Lake Meadows Court (a 50 foot right-of-way), said point being 213.01 feet north of the intersection of the said west line of Lake Meadows Court with the north line of Lake Meadows Drive (a 50 foot right-of-way), said point also being the southerly southwest corner of said Lot 13, Block "J";
 THENCE N. 56° 32' 17" W., 138.18 feet to a point for corner;
 THENCE N. 0° 12' 34" W., 20.00 feet to a point for corner;
 THENCE S. 80° 36' 45" W., 147.16 feet to a point for corner on the northeasterly line of Lake Meadows Circle (a 50 foot right-of-way);
 THENCE along the said northeasterly line of Lake Meadows Circle the following courses and distances:
 N. 9° 23' 15" W., 40.00 feet to the beginning of a curve to the left having a central angle of 1° 47' 04" and a radius of 1817.00 feet; Thence along the said curve 56.59 feet to the end of said curve, same being the beginning of another curve to the left having a central angle of 123° 15' 49" and a radius of 50.00 feet;
 THENCE along said curve 107.57 feet to the end of said curve;
 THENCE leaving the said northeasterly line of Lake Meadows Circle, N. 44° 26' 07" W., 25.00 feet to a point for corner;
 THENCE N. 13° 20' 40" W., 180.01 feet to a point for corner;
 THENCE N. 89° 00' 00" E., 101.47 feet to a point for corner;
 THENCE S. 7° 01' 50" E., 49.78 feet to a point for corner;
 THENCE N. 89° 00' 00" E., 44.30 feet to a point for corner;
 THENCE S. 52° 28' 18" E., 139.90 feet to a point for corner;
 THENCE S. 1° 04' 25" W., 30.40 feet to a point for corner;
 THENCE N. 89° 32' 07" E., 39.72 feet to a point for corner;
 THENCE S. 52° 28' 18" E., 225.73 feet to a point for corner;
 THENCE S. 7° 02' 03" W., 37.17 feet to a point for corner on the northerly line of said Lake Meadows Court, said point also being in a curve to the left running in a southwesterly direction and having a central angle of 97° 14' 37" a radius of 50.00 feet and a tangent bearing of N. 82° 57' 58" W.;
 THENCE along said curve, and the said northerly line of Lake Meadows Court, 84.86 feet to the Point of Beginning and containing 72,063 square feet or 1.654 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That ROCKWALL-STONEBRIDGE MEADOWS CORP., and JOYCE WALTERS, INC., being the owners do hereby adopt this plat designating the hereinabove described property as a REVISION TO LOTS 13, 21 and 22, Block "J" of STONEBRIDGE MEADOWS, PHASE FOUR, Rockwall County, Texas and does hereby dedicate to the public use forever the streets and alleys shown thereon, and does hereby reserve the easement strips shown on this plat for the purposes stated and for the mutual use and accommodation of all utilities desiring to use or using same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective system on any of these easement strips; and any public utility shall have the right of ingress 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 systems 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 grades of streets in this subdivision. No house, dwelling unit or other structure shall be constructed on any lot in this addition by the owner or any other person until 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 areas, 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. These restrictions with respect to street improvements are made to insure the installation of such street improvements and to give notice to each owner and to each prospective owner of lots in the subdivision that no house or building can be constructed on any lot in the subdivision until said street improvements are actually made or provided for on the entire block of the street and/or streets on which the property abuts as described herein.

Witness my hand this 9th day of NOVEMBER, 1979.

JOYCE WALTERS, INC. Joyce Walters President
 ROCKWALL-STONEBRIDGE MEADOWS CORP. D. Michael Crow President

STATE OF TEXAS
COUNTY OF DALLAS
Before me, the undersigned Notary Public, in and for the said County and State, on this day personally appeared JOYCE WALTERS known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purpose and consideration herein expressed.

Given under my hand and seal of office this 9th day of November, A. D., 1979.

Debbie Sheppard 12-7-79
 Notary Public in and for Dallas County, Texas Commission expires

STATE OF TEXAS
COUNTY OF DALLAS
Before me, the undersigned Notary Public, in and for the said County and State, on this day personally appeared D. MICHAEL CROW 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 herein expressed.

Given under my hand and seal of office this 8th day of November, A. D., 1979.

Debbie Sheppard 12-7-79
 Notary Public in and for Dallas County, Texas Commission expires

ENGINEERS CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:
 That I, J. G. Threadgill, do hereby certify that I prepared this plat from an actual and accurate survey of the land, and that the corner monuments shown thereon were properly placed under my personal supervision.

J. G. Threadgill
 J. G. Threadgill, Registered Professional Engineer

STATE OF TEXAS
COUNTY OF DALLAS
Before me, the undersigned Notary Public, in and for said County and State, on this day personally appeared J. G. Threadgill, 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 expressed.

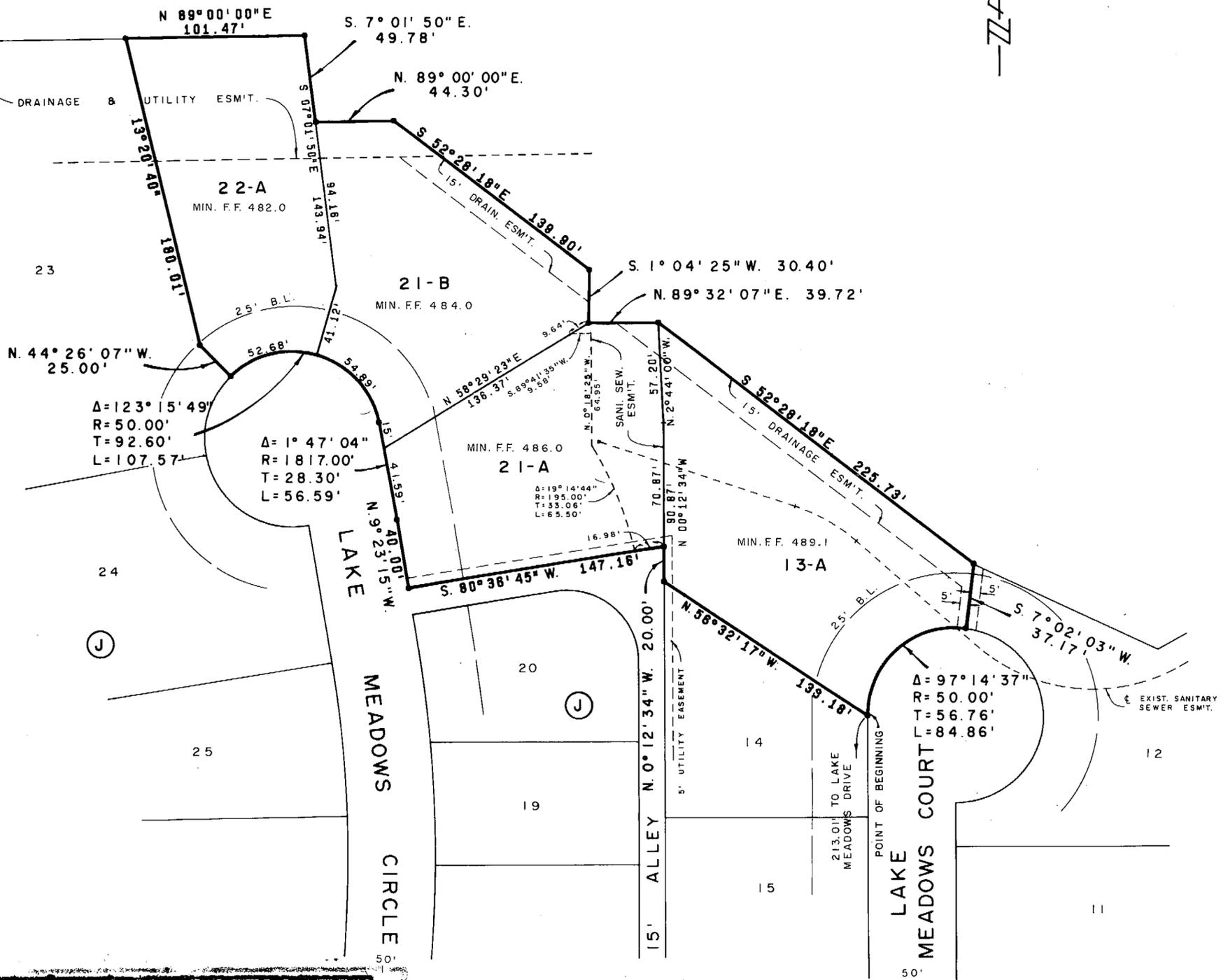
GIVEN under my hand and seal of office this 5th day of November, A. D., 1979.

Notary
 Notary Public in and for Dallas County, Texas Commission expires

Recommended for Final Approval:
Wayne Rogers 11-29-79
 Chairman, Planning & Zoning Commission Date

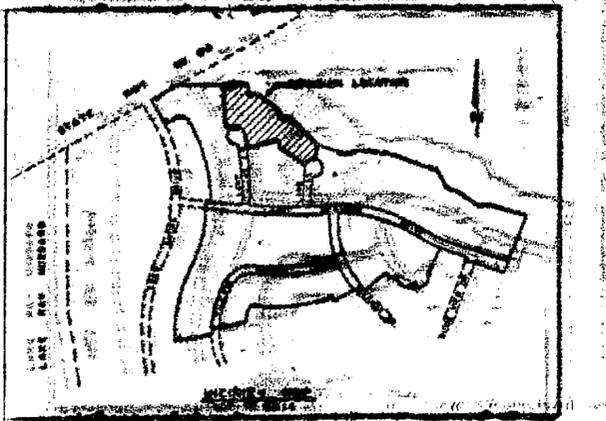
I hereby certify that the above and forgoing plat of Stonebridge Meadows, Phase Four an addition to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall on the 5th day of December, 1979.

Witness our hand this 3rd day of December, 1979.
Mayor City Secretary



A REVISION TO
 LOTS 13, 21 & 22, BLOCK "J"
 STONEBRIDGE MEADOWS
 PHASE FOUR
 AN ADDITION TO THE CITY OF ROCKWALL
 B. F. BOYDSTON SURVEY, ABSTRACT NO. 14
 ROCKWALL COUNTY, TEXAS
 OCTOBER, 1979 SCALE: 1" = 50'

THREADGILL-DOWDEY & ASSOCIATES
 CONSULTING ENGINEERS
 4639 INSURANCE LANE DALLAS, TEXAS



Stonebridge Meadows

