



OWNERS CERTIFICATE

STATE OF TEXAS)
COUNTY OF ROCKWALL)

WHEREAS John Vinge is the owner of a 2.12 acre tract of land situated in the E. Teal Survey, Abstract No. 207, Rockwall County, Texas and being All of Lot 7, Block B of Meadowlake Village an addition to the City of Heath, as recorded in Cabinet A, Page 212 of the Plat Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at the City of Dallas Take Line monument N1-1, set on the Take Line of Lake Ray Hubbard, and point also being the northwest corner of hereinabove mentioned Lot 7, Block B, Meadowlake Village;

THENCE South 83°25'21" East along said City of Dallas Take Line and passing at 280.10 feet to a concrete monument N1-2 and continuing a total distance of 300.00 feet to an iron rod for a corner at the northeast corner of said Lot 7, Block B, said point also being the northwest corner of Lot 8, Block B;

THENCE South 28°43'45" East a distance of 338.88 feet along common line of said Lot 7, Block B, and said Lot 8, Block B, to an iron rod for a corner on the north R.O.W. line of Meadowlake Drive, said point also being on a circular curve to the left having a central angle of 80°16'17" and a radius of 50.00 feet;

THENCE along said curve and with said line of Meadowlake Drive and arc distance of 70.05 feet to the southwest corner of Lot 7, Block B;

THENCE North 47°00'31" West a distance of 32.90 feet to an iron rod for a corner;
THENCE North 66°23'32" West a distance of 241.07 feet to an iron rod for a corner;
THENCE North 47°00'31" West a distance of 268.52 feet to an iron rod for a corner on the City of Dallas Take Line;
THENCE North 09°59'24" East a distance of 95.40 feet along City of Dallas Take Line to the POINT OF BEGINNING and containing 2.12 Acres of land.

NOW THEREFORE KNOWN ALL MEN BY THESE PRESENTS:

THAT John Vinge does hereby adopt this Re-Plat designating the hereinabove described property as a Re-Plat of Lot 7, Block B, Meadowlake Village, City of Heath, Rockwall County, Texas and hereby dedicates to the public use forever the streets shown thereon, and hereby reserves 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 the construction, maintenance of efficiency of their respective system on any of these easement strips; and any public utility shall have the right to ingress or egress, 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 Heath will not be responsible for any claims of any nature resulting from or occasioned by the establishment of grades on streets in this subdivision.

WITNESS OUR HANDS, this _____ day of _____, 2014.

John Vinge

STATE OF TEXAS)
COUNTY OF ROCKWALL)

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO BE THE PERSON(S) WHOSE NAME SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2014

NOTARY PUBLIC - ROCKWALL COUNTY, TEXAS

SURVEYORS CERTIFICATE

I, HEREBY CERTIFY, THAT I _____ PREPARED THIS SURVEY PLAT SHOWN HEREON FROM AN ACTUAL SURVEY ON THE GROUND BY ME AND THAT ALL CORNERS ARE MARKED, AND THAT ALL DIMENSIONS SHOWN THEREON ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND FURTHERMORE THERE ARE NO ENCROACHMENTS, PROTRUSIONS, IMPROVEMENTS, EASEMENTS, RIGHT-OF-WAY, OR 100 YEAR FLOOD PLAIN AFFECTING THE PROPERTY EXCEPT AS SHOWN THEREON.

WITNESS UNDER MY HAND THIS THE _____ DAY OF _____, 2014.

XXXXXXXXXXXXXXXXXXXX, R.P.L.S. NO. XXXXX

STATE OF TEXAS)
COUNTY OF ROCKWALL)

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2014.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

APPROVED: _____ DATE: _____
Chairman, Planning and Zoning Commission

ACKNOWLEDGED: _____ DATE: _____
Mayor, City of Heath, Texas

CONDITIONS OF APPROVAL:

This Re-Plat has been approved by the Planning and Zoning Commission of the City of Heath, State of Texas, upon the following specific conditions:

1. All development of this property shall be in conformity with the ordinances of the City of Heath and the plans and specifications for this property on file with said Planning and Zoning Commission.
2. All utilities shall be in place and the streets and drainage improvements within this property shall have been fully constructed in accordance with the plans and specifications approved with in and shall have been initially accepted by the City of Heath prior to the issuance of any building permit(s) on any lot in this subdivision.
3. This Re-Plat is subject to Deed Restrictions of Meadowlake Village.

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 ninety (90) days from said date of final approval.

WITNESS MY HAND, this _____ day of _____, 2014.

City Secretary, City of Heath, Texas

Re-Plat Lot 7A & 7B, Block "B"
MEADOWLAKE VILLAGE
A 2.12 Acre Tract Situated in the
E. Teal Survey, Abstract No. 207
City of Heath, Rockwall County, Texas

Owner:
MR. & MRS. HECTY
7 Meadowlake Drive
Heath Texas 75011

Engineer:
ENGINEERING CONCEPTS & DESIGN
201 Windco Circle, S. 200
Wylie, Texas 75098
972.941.8400
Contact: Todd Winters, P.E.

Consultant:
KPA CONSULTING, INC.
3076 Hays Lane
Rockwall, Texas 75087
972.388.6383
Contact: Pat Atkins