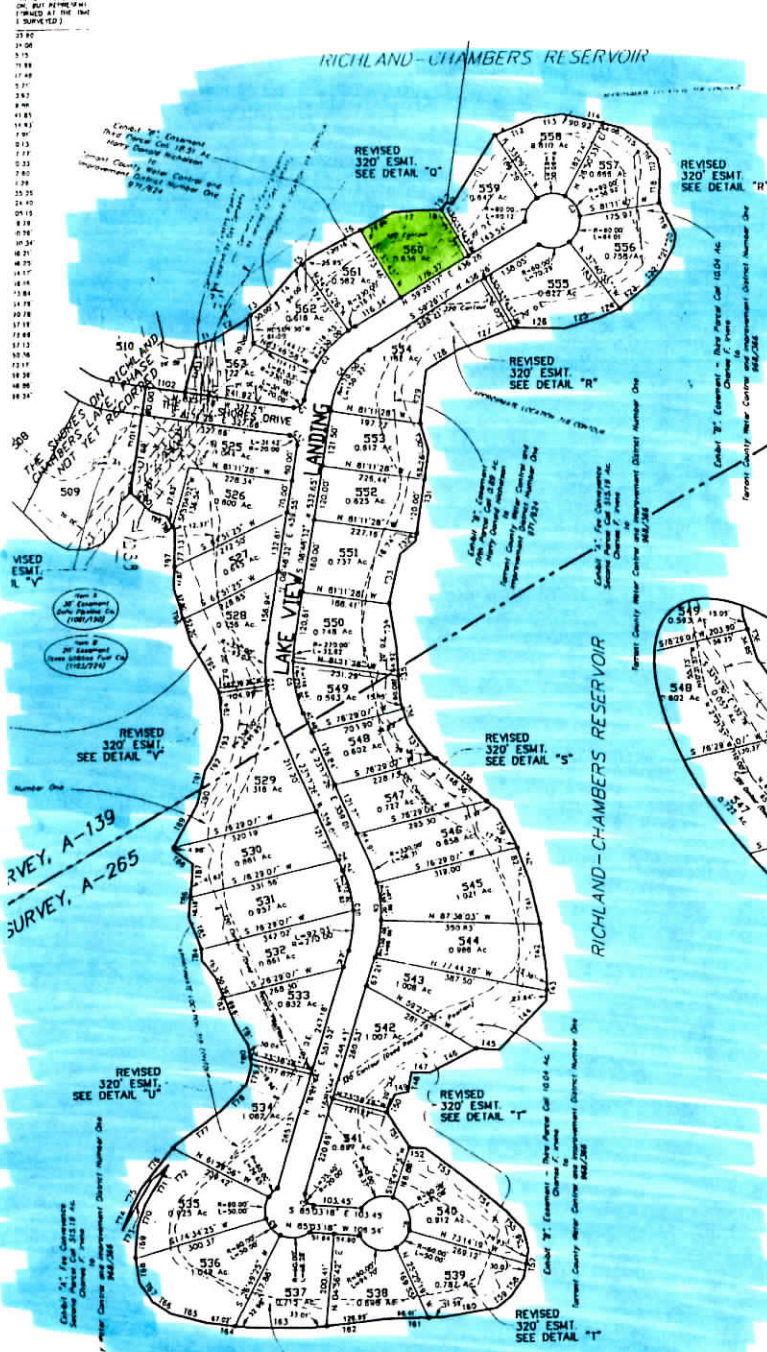
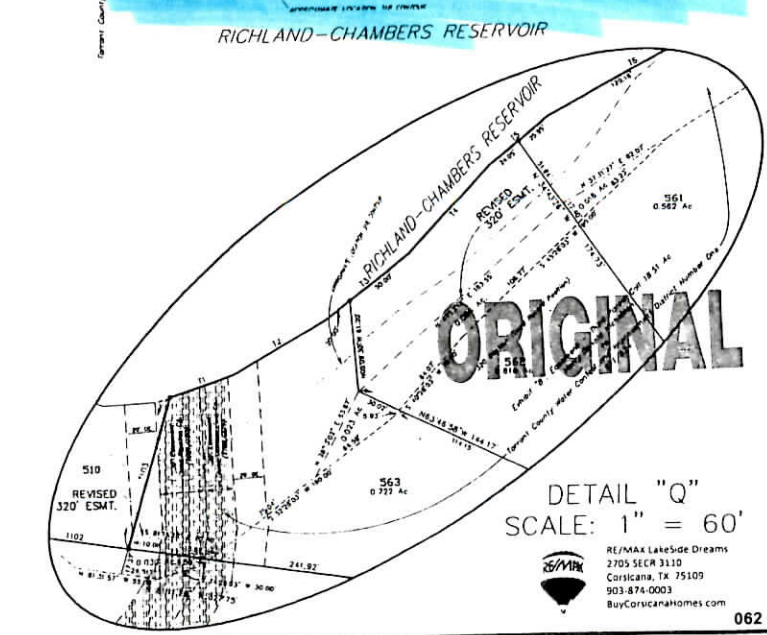
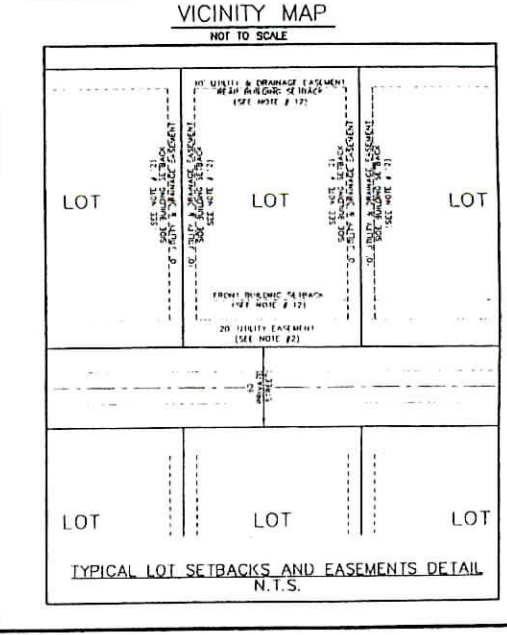
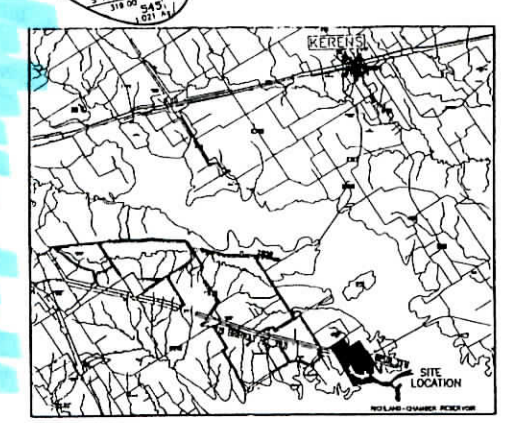
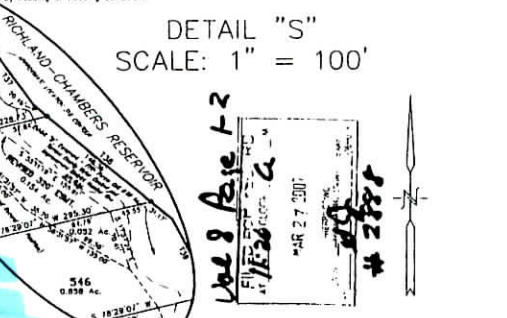




1. ALL LOTS OF THE PROPOSED SUBDIVISION ARE PRIVATE. EASEMENTS FOR THE PRIVATE STREETS SHALL BE THE MINIMUM REQUIRED FOR PUBLIC ROAD IMPROVEMENTS PER NAVARRO COUNTY RULES AND REGULATIONS AND ARE DEMAND TO BE THE PROPERTY OWNERS ASSOCIATION FOR ITS PRIVATE USE AND MAINTENANCE. IN ADDITION, ACCESS, DRAINAGE, AND UTILITY EASEMENTS ARE DEMAND TO BE THE PROPERTY OWNERS ASSOCIATION SHALL BE THE PROPERTY OWNERS ASSOCIATION FOR ITS PRIVATE USE AND MAINTENANCE. IN ADDITION, ACCESS, DRAINAGE, AND UTILITY EASEMENTS ARE DEMAND TO BE THE PROPERTY OWNERS ASSOCIATION SHALL BE THE PROPERTY OWNERS ASSOCIATION FOR ITS PRIVATE USE AND MAINTENANCE.
2. A 70' UTILITY EASEMENT IS HEREBY DEDICATED ADJACENT TO ALL PRIVATE STREETS.
3. AREA WITHIN DEEDS 320 AND 315 ELEVATION CONTAINS IS PART OF (APPROXIMATE) COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE (BUT NOT A PART OF THE 320 EASEMENT DEED LINE IS REVISED BY THIS PLAT IN THE LOCATIONS SPECIFIED).
4. A 10' UTILITY EASEMENT AND DRAINAGE EASEMENT IS HEREBY DEDICATED ADJACENT TO ALL 90' AND 100' LOT LINES.
5. A DRAINAGE EASEMENT IS HEREBY DEDICATED FROM THE CENTERLINE OF ANY AND ALL CREEKS, DITCHES, DRAINS, OR OTHER NATURAL DRAINAGE CHANNELS LOCATED IN THE PLAT FOR DRAINAGE PURPOSES. THE DEVELOPMENT OF INDIVIDUAL OWNERS SHALL NOT BECOME ANY PART OF THE DRAINAGE EASEMENT.
6. THE GAS PIPELINE EASEMENTS SHOWN HEREON ARE APPROXIMATE BASED ON FIELD SURVEYS OF THE LOCATION MARKERS PROVIDED IN THE PLAT. THE 30' DRAIN EASEMENT IS SHOWN AS 15' FROM THE CENTERLINE OF SAID MARKERS. THE TEXAS UTILITIES FUEL CO EASEMENT IS SHOWN AS A 20' EASEMENT ADJACENT AND PARALLEL TO THE EASTERN EDGE OF THE DRAIN EASEMENT AND WAS NOT BASED ON FIELD SURVEYS. THE SUBDIVISION DOES NOT QUANTIFY THE LOCATION OF EITHER PIPELINE FOR THE EASEMENT NO IMPROVEMENTS INCLUDING BUT NOT LIMITED TO WALKWAYS AND BOAT HOVES MAY BE PLACED WITHIN THE EXISTING GAS LINE EASEMENTS SHOWN ON THIS PLAT WITHOUT WRITTEN CONSENT FROM THE APPROPRIATE UTILITY COMPANIES AND THE 30' DRAIN EASEMENTS ARE RESPONSIBLE FOR HAVING ANY PIPELINES MARKED/LOCATED PRIOR TO CONSTRUCTION AS REQUIRED BY LAW. THE DEVELOPER AND/OR SUBDIVISION IS NOT RESPONSIBLE FOR LOCATING AND/OR MARKING ANY PIPELINES THAT MAY BE WITHIN THE BOUNDARIES OF THIS DEVELOPMENT.
7. THE PROPOSED PRIVATE STREETS ARE 80 FEET IN WIDTH UNLESS OTHERWISE SHOWN.
8. WATER SERVICE TO BE PROVIDED BY NEW WATER SUPPLY CORPORATION.
9. SEWER SERVICES TO BE PROVIDED BY INDIVIDUAL SEWER SYSTEMS APPROVED AND INSTALLED IN ACCORDANCE WITH TEXAS COMMISSION ON ENVIRONMENTAL QUALITY, TARRANT REGIONAL WATER DISTRICT, AND/OR NAVARRO COUNTY REGULATIONS.
10. 100' FOOT RIGHT-OF-WAY MARKER NO. 34 - ELEVATION - 312.0' (LOCATED IN BARBERS) IN E 2731314 - 36 - THE SOUTH-EAST CORNER OF INTERSECTION US HIGHWAY NO. 287 AND RDM 284.
11. FORMERS OF THE SUBJECT PROPERTY ARE SHOWN TO BE WITHIN "100' A" (EXTENSIVE FLOOD HAZARD AREA) AS INDICATED ON THE FLOOD INSURANCE RATE MAP (FIRM NO. 48050-0011-8).
12. NEVER TO EXCEED RESTRICTIONS FOR BUILDING SETBACKS.
13. ALL WATER FRONT LOTS HEREON CONTAIN A MINIMUM OF 0.5 OR 1/2 OF AN ACRE ABOVE THE 316 FOOT CONTOUR LINE AS REQUIRED BY NAVARRO COUNTY (316 FOOT CONTOUR REPRESENTS THE 100-YEAR FLOOD PLAIN AND WAS DETERMINED BY AERIAL SURVEY).

NOTES, per county requirements:

1. Blocking of the Road or water or construction improvements in drainage easements, and filling or obstruction of the Road way is prohibited.
2. The existing creeks or drainage channels traversing along or across the addition will remain as open channels and will be maintained by the individual owners of the lot or lots that are traversed by or adjacent to the drainage courses along or across the addition.
3. Owners County will not be responsible for the maintenance and operation of said drainage ways or for the control of erosion.
4. Owners County will not be responsible for any damage, personal injury or loss of life or property occasioned by flooding or flooding conditions.



DRAWN BY: DIRA

CHECKED BY: WILLW

DATE: FEBRUARY 14, 2007

SCALE: AS SHOWN

8 miles of Shoreline

WARREN SURVEYING

15330 FM RD. 849
LINDALE, TX 75771
OFFICE (937) 882-3665 FAX (937) 882-7122
EMAIL: surveying@jnet.net

ENGINEERINGCONCEPTS

DESIGN, INC.

THE SHORES ON RICHLAND
CHAMBERS LAKE, PHASE 8
SURVEYS AS SHOWN
NAVARRO COUNTY, TEXAS

SCALE: 1" = 200'

PRINTED DATE: 03/19/2007

PHASE 8.dwg

REVISIONS		
NO	DATE	REMARKS
01	3/5/07	REVISED PIPELINE
02	3/8/07	REVISED 320' ESMT

CONTRACT NO
0001 6200

SHEET NO