

SEE SHEET 5 OF 6 FOR DETAILS

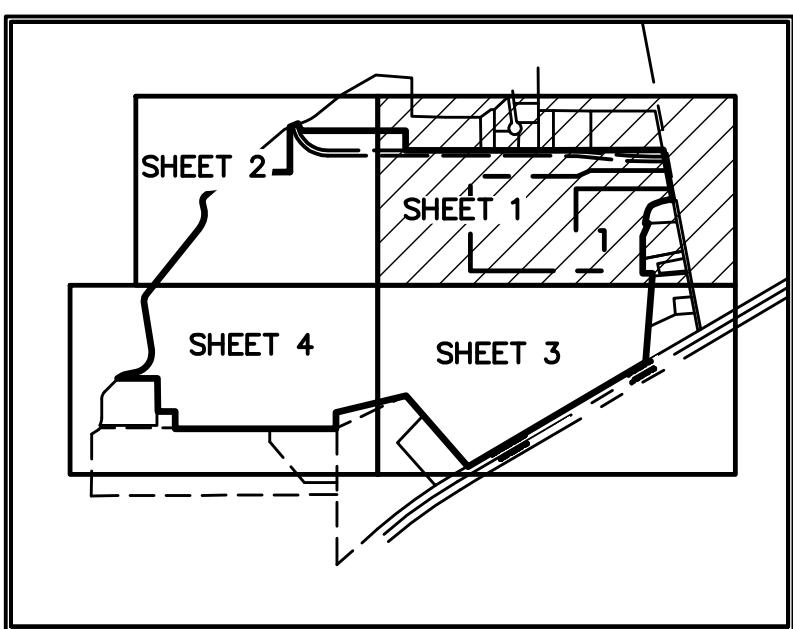
SEE SHEET 5 OF 6 FOR LINE, CURVE AND AREA TABLE

PRELIMINARY

THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.
RELEASED 1/19/26.

GENERAL NOTES

1. Bearing system for this survey is based on the Texas Coordinate System of 1983, South Central Zone, North American Datum of 1983 (Adjustment Realization 2011), Texas South Central Zone (4204). Distances shown have been adjusted to surface by applying a computed combined scale factor of 1.0001663481.
2. Subject property is shown on the National Flood Insurance Program Flood Insurance Rate Map for Medina County, Texas and Incorporated Areas, Map No. 48325C07000C, Community-Panel No. 480472 700 C, Revised Date: April 03, 2012. All of the subject property is shown to be located in Zone "X" on said map. Relevant zones are defined on said map as follows:
Zone "X" - Other Areas: Areas determined to be outside the 0.2% annual chance floodplain.
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KEY MAP
(NOT TO SCALE)

—	PROPERTY LINE
—	EASEMENT LINE
—	SETBACK LINE
VOL.	VOLUME
PG.	PAGE
INST.	INSTRUMENT
NO.	VOLUME
SAM	5/8-INCH IRON ROD W/ YELLOW "SAM" CAP FOUND
IRF	5/8-INCH IRON ROD W/ "WESTWOOD" CAP FOUND

IRS	5/8-INCH IRON ROD W/ "WESTWOOD" CAP SET
MAG	MAGNAIL WITH WASHER STAMPED "WESTWOOD" SET
613	EXIST CONTOUR
○	POINT FOR CORNER (UNLESS OTHERWISE NOTED)
=====	RIGHT-OF-WAY DEDICATION
—	ABSTRACT LINE
—	SCHOOL DISTRICT BOUNDARY

SURVEYOR/ENGINEER

WESTWOOD PROFESSIONAL SERVICES
7557 RAMBLER ROAD, SUITE 1400
DALLAS, TEXAS 75231
PH: (972) 235-3031
CONTACT: KYLE C. HARRIS

OWNER/DEVELOPER

ROWAN LAND RESOURCES, LLC
1800 WAZEE STREET, SUITE 300
DENVER, CO 80202
PH: (303) 956-6988
CONTACT: JESSICA LEHIGH
TBPELS. ENGINEERING FIRM NO. 11756
TBPELS SURVEYING FIRM NO. 10074301

REPLAT LOTS 1R AND 3-5 OF ROWAN CINCO SUBDIVISION

BEING A REPLAT OF LOT 1, BLOCK 1,
LOTS 1 & 2 OF ROWAN CINCO SUBDIVISION
AND BEING OUT OF THE
MRS. MARY DENSON SURVEY,
ABSTRACT NO. 1444, SECTION 449 AND
GEORGE RISSMAN SURVEY, ABSTRACT NO.
820,

SECTION 450-1/2
MEDINA COUNTY, TEXAS
SHEET 1 OF 6

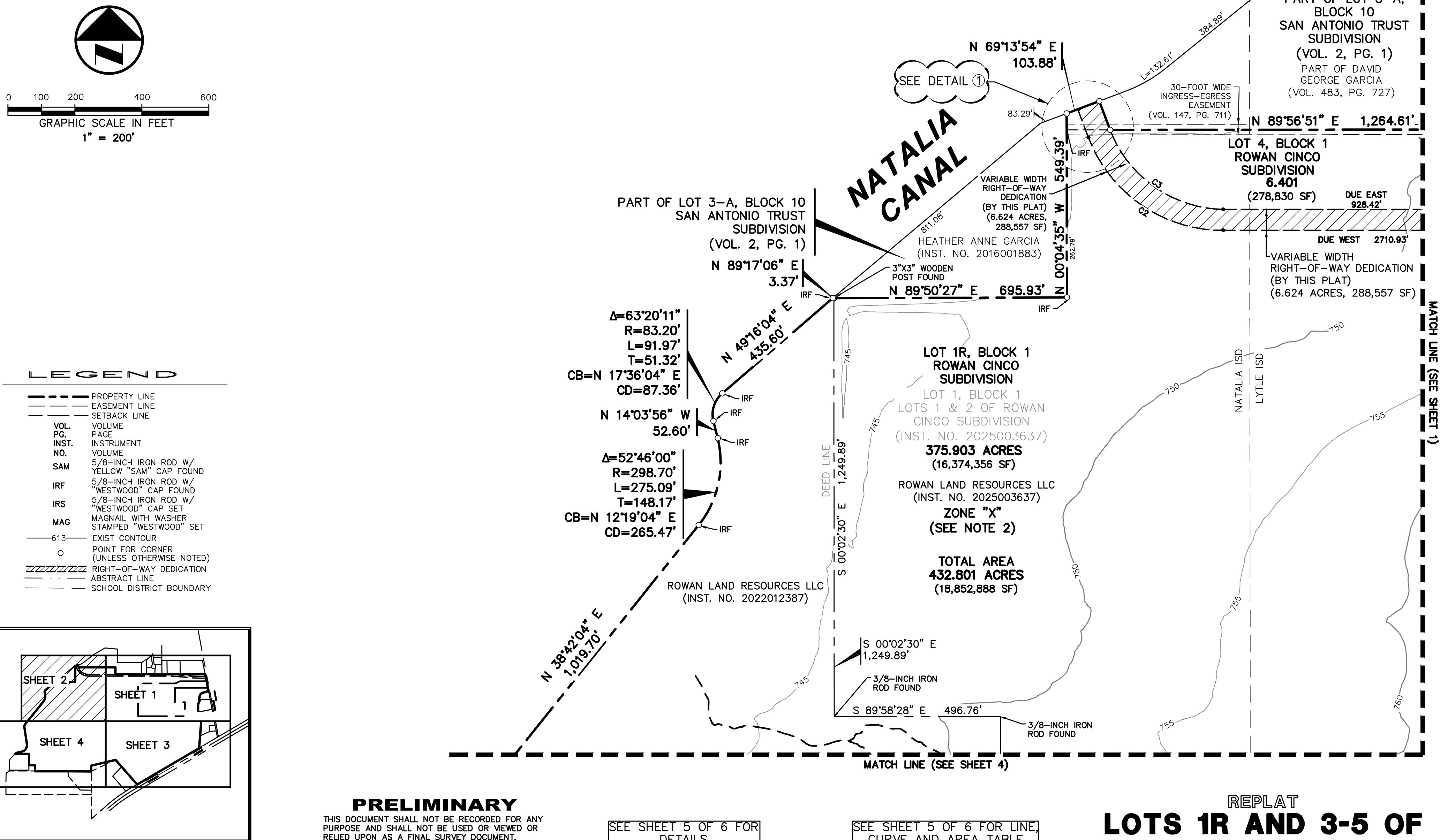
Westwood

Westwood Professional Services, Inc.

7557 RAMBLER ROAD SUITE 1400
DALLAS, TX 75231
972.235.3031

westwoodps.com

DRAWN BY
DC
CHECKED BY
KCH
SCALE
1"=200'
DATE
JAN. 2026
JOB NUMBER
0042450.01



KEY MAP

(NOT TO SCALE)

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SEE SHEET 5 OF 6 FOR
DETAILS

SEE SHEET 5 OF 6 FOR LINE,
CURVE AND AREA TABLE

RFPLAT

REPEAT **LOTS 1R AND 3-5 OF ROWAN CINCO SUBDIVISION**

BEING A REPLAT OF LOT 1, BLOCK 1,
LOTS 1 & 2 OF ROWAN CINCO SUBDIVISION AND
BEING OUT OF TIME

BEING OUT OF THE MRS. MARY DENSON SURVEY

MRS. MARY DENSON SURVEY,
ABSTRACT NO. 1444, SECTION 449 AND
GEORGE RISSMAN SURVEY, ABSTRACT NO. 820,
SECTION 450-1/2

OWNER/DEVELOPER

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PH: (303) 956-6988
CONTACT: JESSICA LEHIGH

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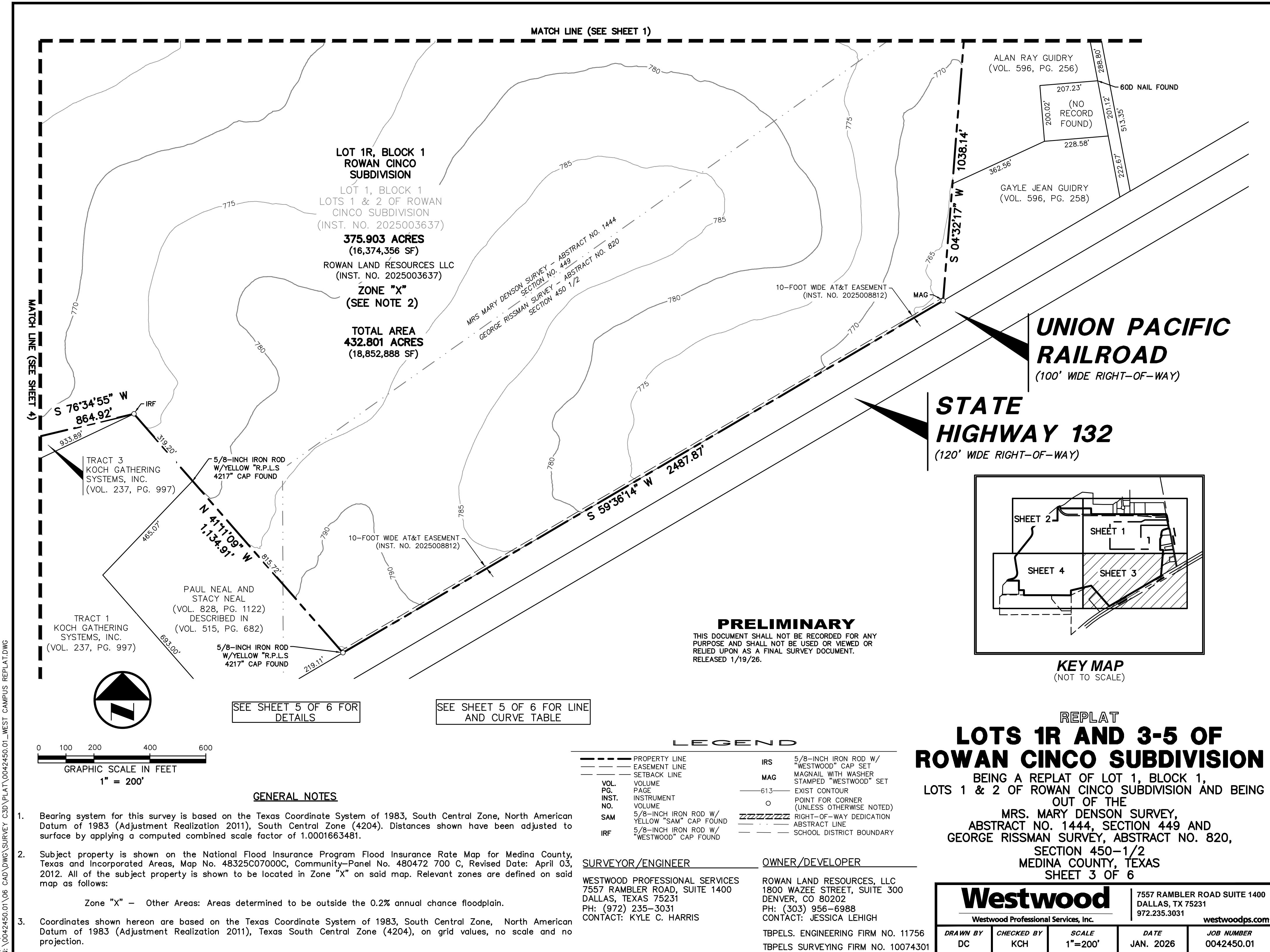
Westwood

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7557 RAMBLER ROAD SUITE 1400
DALLAS, TX 75231
972.235.3031 westwoodps.com

JOB NUMBER

JMILLER 1/21/2026 10:13 AM



GENERAL OWNER'S ACKNOWLEDGEMENTS

STATE OF TEXAS

COUNTY OF _____

Owner of the land shown on this plat, and whose name is subscribed hereto, and in person or through a duly authorized agent, dedicates to the city, for the use of the public forever, all streets, alleys, parks, water courses, drains, easements, and the water and sewer lines in all of the aforesaid public places and all other public places thereon shown for the purpose and consideration therein expressed.

Name: _____

Title: _____

Date: _____ 2026

STATE OF TEXAS

COUNTY OF _____

BEFORE ME, the undersigned authority, on this day personally appeared _____ 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 consideration therein expressed, and in the capacity therein stated.

GIVEN under my hand and seal of office this _____ day of _____, 2026.

Notary Public in and for _____ County, Texas

SURVEYOR'S STATEMENT

STATE OF TEXAS

COUNTY OF DALLAS

I Kyle C. Harris hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

Dated this _____ day of January, 2026

PRELIMINARY

THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.
RELEASED 1/21/26.

Kyle C. Harris
Texas Registered Professional Land Surveyor, No. 6266
Sworn to and subscribed before me this the _____ day of _____, A.D., 2026.

STATE OF TEXAS

COUNTY OF DALLAS

BEFORE ME, the undersigned authority, on this day personally appeared _____ 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 consideration therein expressed, and in the capacity therein stated.

GIVEN under my hand and seal of office this _____ day of _____, 2026.

Notary Public in and for _____ County, Texas

STATE OF TEXAS §

COUNTY OF MEDINA §

This Plat of **ROWAN CINCO SUBDIVISION** has been submitted to and considered by the Commissioners Court of the County of Medina, Texas, and is hereby approved by such. dated this _____ day of _____ A.D. 20

By: _____
County Judge
By: _____
Commissioner Precinct _____

STATE OF TEXAS §

COUNTY OF MEDINA §

I, _____, County Clerk of Medina County, do hereby certify that this plat was filed for record in my office on the _____ day of _____ A.D. 20____ at _____ and duly recorded the _____ day of _____ A.D. 20____ AT _____ in the Deed and Plats Records of Medina County. Document Number _____ and Order Number _____ that is associated to the plat. In testimony whereof, witness my hand and official seal of office, this _____ day of _____ A.D. 20____ at _____.

County Clerk, Medina County, Texas

BY: _____ Deputy

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SHEET 6 OF 6

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DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
DC	KCH	NONE	JAN. 2026	0042450.01