

EXHIBIT A
LEGAL DESCRIPTION
TEMPORARY 80' CONSTRUCTION EASEMENT

Being a portion of Lot 5, Block 10 of Oak Crest Addition, an addition to the City of Fort Worth, situated in Tarrant County, Texas as it appears upon the plat recorded in Volume 388-C, Page 81 of the Plat Records of Tarrant County, Texas (P.R.T.C.T.), and being more particularly described as follows:

Commencing at a one inch iron pipe found at the beginning of a curve in the southeast line of Lot 11, Block 9 Oak Crest Addition and in the north right of way line of Oak Crest Drive E. (a 50 feet wide right of way) from which a one inch iron pipe found for the east corner of Lot 5, Block 8 Oak Crest Addition, also being the intersection of the north right of way line of Oak Crest Drive E. and the west right of way line of Lindale Road (a 50 feet wide right of way), bears S 45°52'56" W, a distance of 548.76 feet.

THENCE S 43°41'05" E, a distance of 50 feet to the common line of Lot 3 in said Block 10 and the south right of way line of Oak Crest Drive E. also being the beginning of a curve to the left with a radius of 605.00', a chord bearing of N 31°24'41" E and a chord distance of 303.55 feet.

THENCE along said curve to the left through a central angle of 29°03'30", an arc length of 306.83 feet to the south right of way line of Oak Crest Drive E. in the northwest line of lot 4 in said Block 10.

THENCE N 16°52'56" E, along the said south right of way line of Oak Crest Drive E., a distance of 9.20 feet to the common north corner of said Lot 4 and said Lot 5.

THENCE S 44°07'04" E, departing said south right of way line of Oak Crest Drive E., along the common line of said Lot 5 and said Lot 4, a distance of 887.47 feet to a 5/8 iron rod set with plastic cap stamped "DEOTTE RPLS 4673", being the POINT OF BEGINNING.

THENCE N 47°00'42" E, a distance of 200.15 feet to a 5/8 iron rod set with plastic cap stamped "DEOTTE RPLS 4673" in the common line of Lot 5 and Lot 6 in said Block 10.

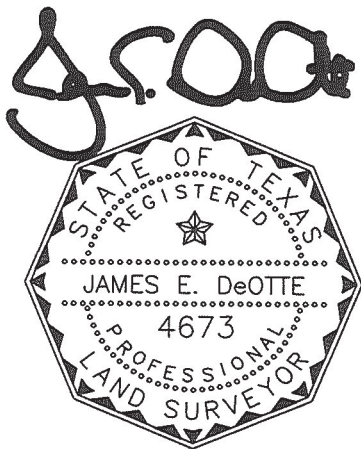
THENCE S 44°07'04" E, along said common line of Lot 5 and Lot 6, a distance of 80.02 feet.

THENCE S 47°00'42" W, departing said common line of Lot 5 and Lot 6, a distance of 200.15 feet to the said common line of Lot 5 and Lot 4.

THENCE N 44°07'04" W, along said common line of Lot 5 and Lot 4, a distance of 80.02 feet to the POINT OF BEGINNING and containing 16,013 square feet or 0.368 acres more or less.

NOTES:

- 1) All bearings and coordinates are in US survey feet surface using a scale factor of 1.000137001 and referenced to the Texas Coordinate System, Nad-83, The North Central Zone 4202.
- 2) Exhibit B of same date accompanies this legal description.



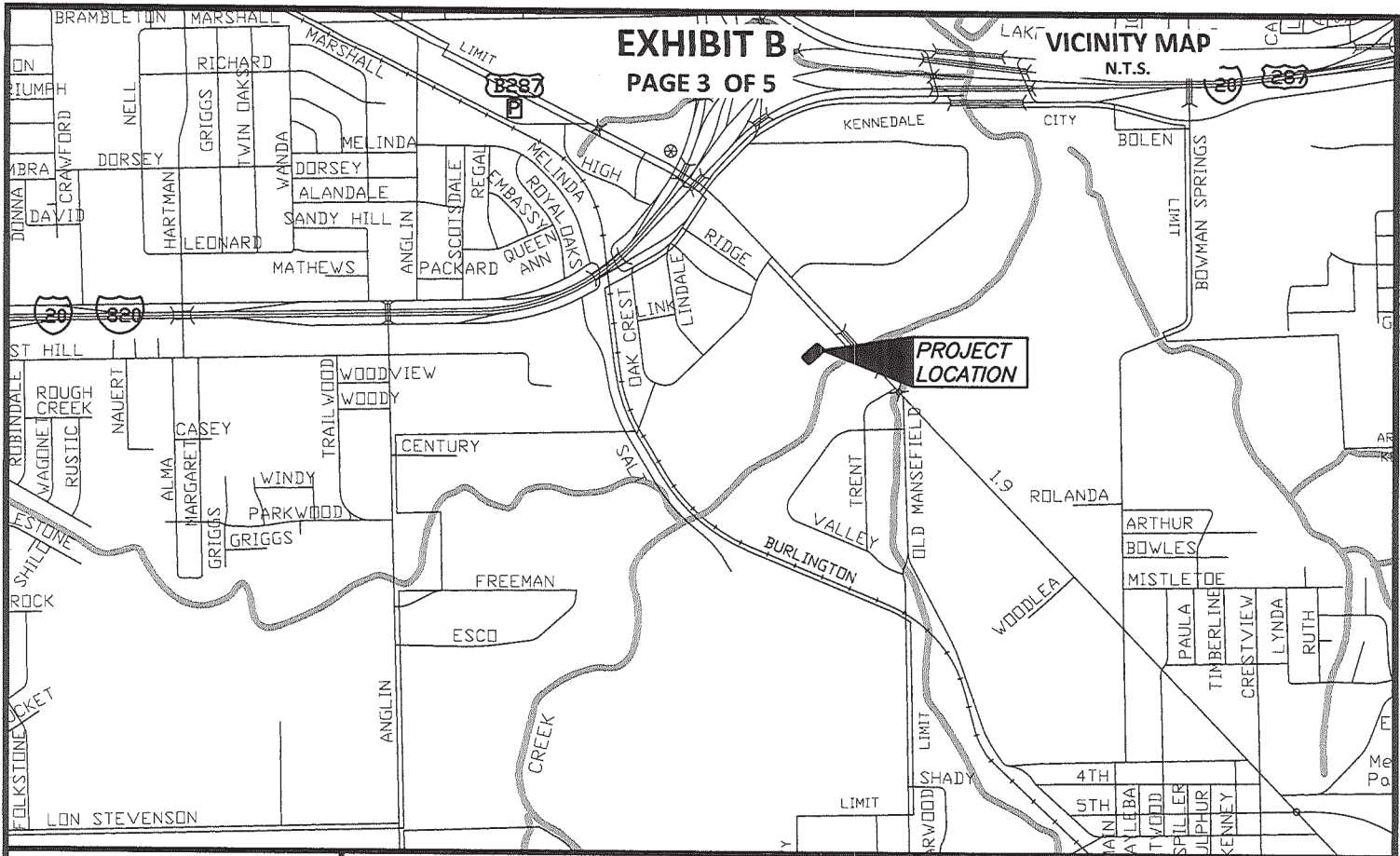
Date: 12/6/2019

James E. DeOtte
Registered Professional Land Surveyor
No. 4673

James DeOtte Engineering, Inc.
TBPLS Firm No. 10101400
2201 Dottie Lynn Parkway, Suite 119
Fort Worth, Texas 76120
(817) 446 – 6877

EXHIBIT B
PAGE 3 OF 5

VICINITY MAP
N.T.S.



NOTES:

BEARINGS ARE REFERENCED TO TWO 1 INCH IRON RODS FOUND MARKED AS CONTROLLING MONUMENTS ON THE COMMENCING DETAIL. ALL DISTANCE AND AREAS SHOWN ARE SURFACE.

LEGAL DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.

LEGEND:

PROPERTY BOUNDARY

EX. EASEMENT

PROP. EASEMENT

CAPPED IRON ROD SET

IRON PIPE FOUND

DEED RECORDS TARRANT COUNTY TEXAS

MASTER CARDS TARRANT COUNTY TEXAS

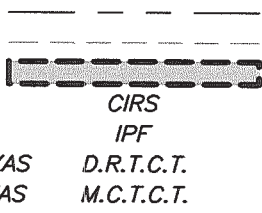
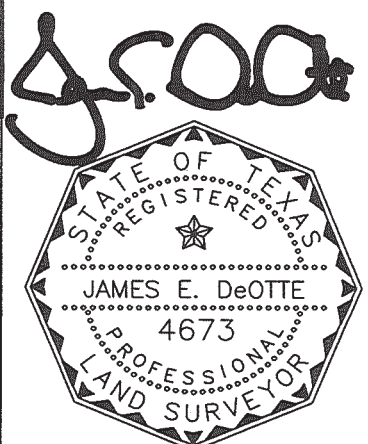


EXHIBIT B SHOWING A
PARCEL OF PROPERTY
OUT OF
LOT 5, BLOCK 10 OAK CREST ADDITION
SITUATED IN THE
SHELBY COUNTY SCHOOL LAND, BLOCK 56
TARRANT COUNTY, TEXAS
AS RECORDED IN
INST. D176022649
DEED RECORDS OF TARRANT COUNTY TEXAS



PROJECT: LAKE ARLINGTON LIFT STATION AND FORCE MAIN	CITY PROJECT No. 100995
TEMPORARY 80' CONSTRUCTION EASEMENT	PARCEL NO. 13
LAND ACQUISITION AREA: 16,013 SQ FT OR 0.368 AC	
JDEI JOB No. 201704200	DRAWN BY: PWY
	PAGE 3 OF 5
JAMES DeOTTE ENGINEERING, INC. · 2201 DOTTIE LYNN PKWY., SUITE 119 FORT WORTH, TX. 76120 · 817-446-6877	
TBPE FIRM Reg. No. 8917 · TBLs Firm Reg. No. 101014-00	

Date: 12/6/2019

EXHIBIT B

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COMMENCING DETAIL

SCALE 1"=250'

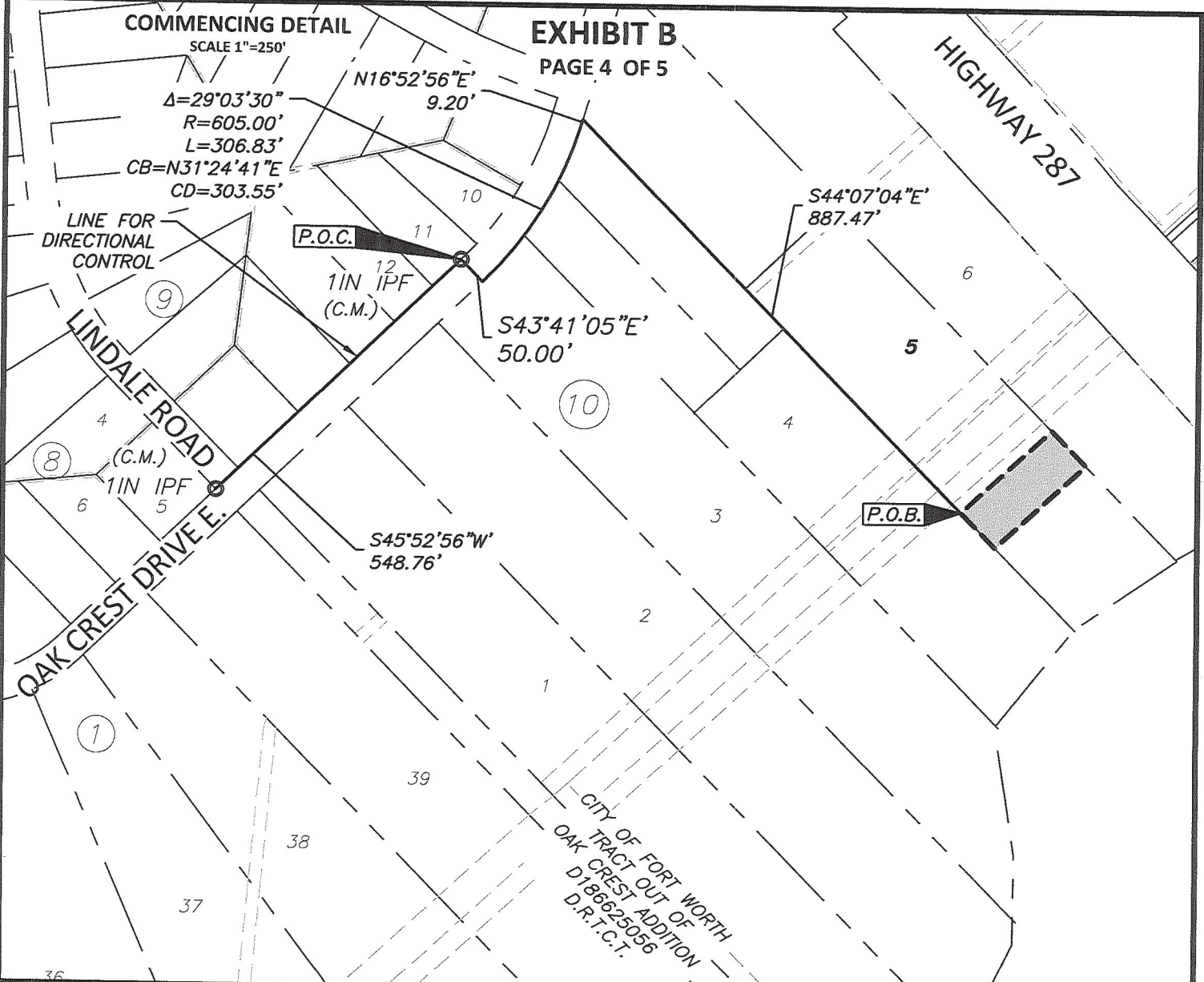
$\Delta=29^{\circ}03'30''$
 $R=605.00'$
 $L=306.83'$
 $CB=N31^{\circ}24'41''E$
 $CD=303.55'$

$N16^{\circ}52'56''E$
 9.20'

$S44^{\circ}07'04''E$
 887.47'

$S43^{\circ}41'05''E$
 50.00'

$S45^{\circ}52'56''W$
 548.76'

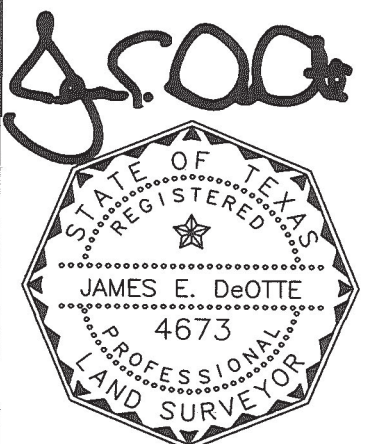


LEGEND:

PROPERTY BOUNDARY	-----
EX. EASEMENT	-----
PROP. EASEMENT	-----
CAPPED IRON ROD SET	-----
IRON PIPE FOUND	-----
DEED RECORDS TARRANT COUNTY TEXAS	D.R.T.C.T.
MASTER CARDS TARRANT COUNTY TEXAS	M.C.T.C.T.



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	PAGE 4 OF 5

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EXHIBIT B

PAGE 5 OF 5

OAK CREST ADDITION
VOL. 388-C, PG 81
P.R.T.C.T.

PERMANENT UTILITY
EASEMENT
D197015509 D.R.T.C.T.

JERRY COYEL
BLOCK 10, LOT 6
OAK CREST ADDITION
D176022649
D.R.T.C.T.

887'47"
S44°07'04"E'

50' EASEMENT & R.O.W.
D210035229
D.R.T.C.T.

50' TESCO EASEMENT &
ROW
OAK CREST ADDITION
M.C.T.C.T.

PERMANENT UTILITY EASEMENT
D197015509 D.R.T.C.T.

5/8" CIRS

S44°07'04"E'
80.02'

PROPOSED 20'
SEWER EASEMENT

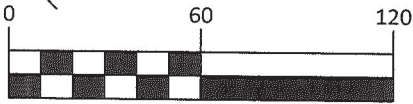
TEMPORARY 80'
CONSTRUCTION EASEMENT
CONTAINING 16,013 SQ.
FT. / 0.368 AC.

P.O.B.
5/8" CIRS

N44°07'04"W'
80.02'

JERRY COYEL
REMAINDER OF
BLOCK 10, LOT 4
OAK CREST ADDITION
D176022649
D.R.T.C.T.

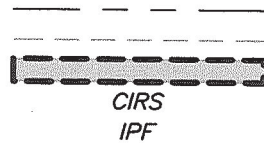
JERRY COYEL
REMAINDER OF
BLOCK 10, LOT 5
OAK CREST ADDITION
D176022649
D.R.T.C.T.



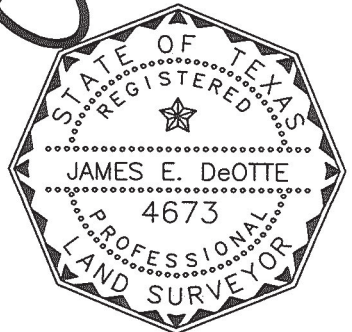
GRAPHIC SCALE IN FEET

LEGEND:

- PROPERTY BOUNDARY
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- PROP. EASEMENT
- CAPPED IRON ROD SET
- IRON PIPE FOUND
- DEED RECORDS TARRANT COUNTY TEXAS D.R.T.C.T.
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J. E. DeOtte



City of Fort Worth
200 TEXAS STREET
FORT WORTH, TX. 76102

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