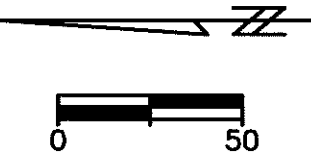
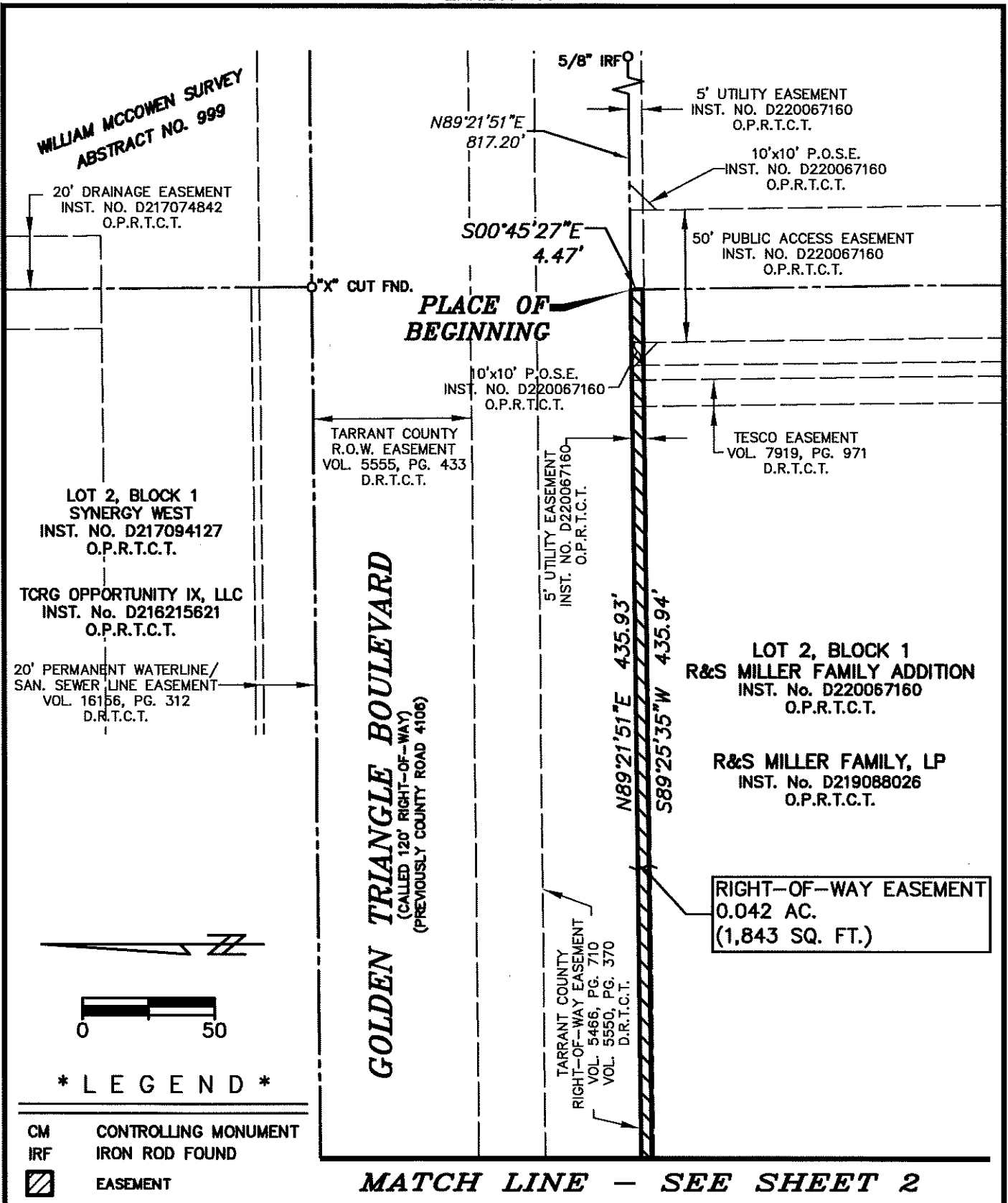


EXHIBIT "A"

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* LEGEND *

- CM CONTROLLING MONUMENT
- IRF IRON ROD FOUND
- EASEMENT

MATCH LINE - SEE SHEET 2

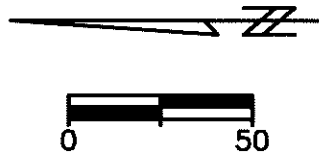
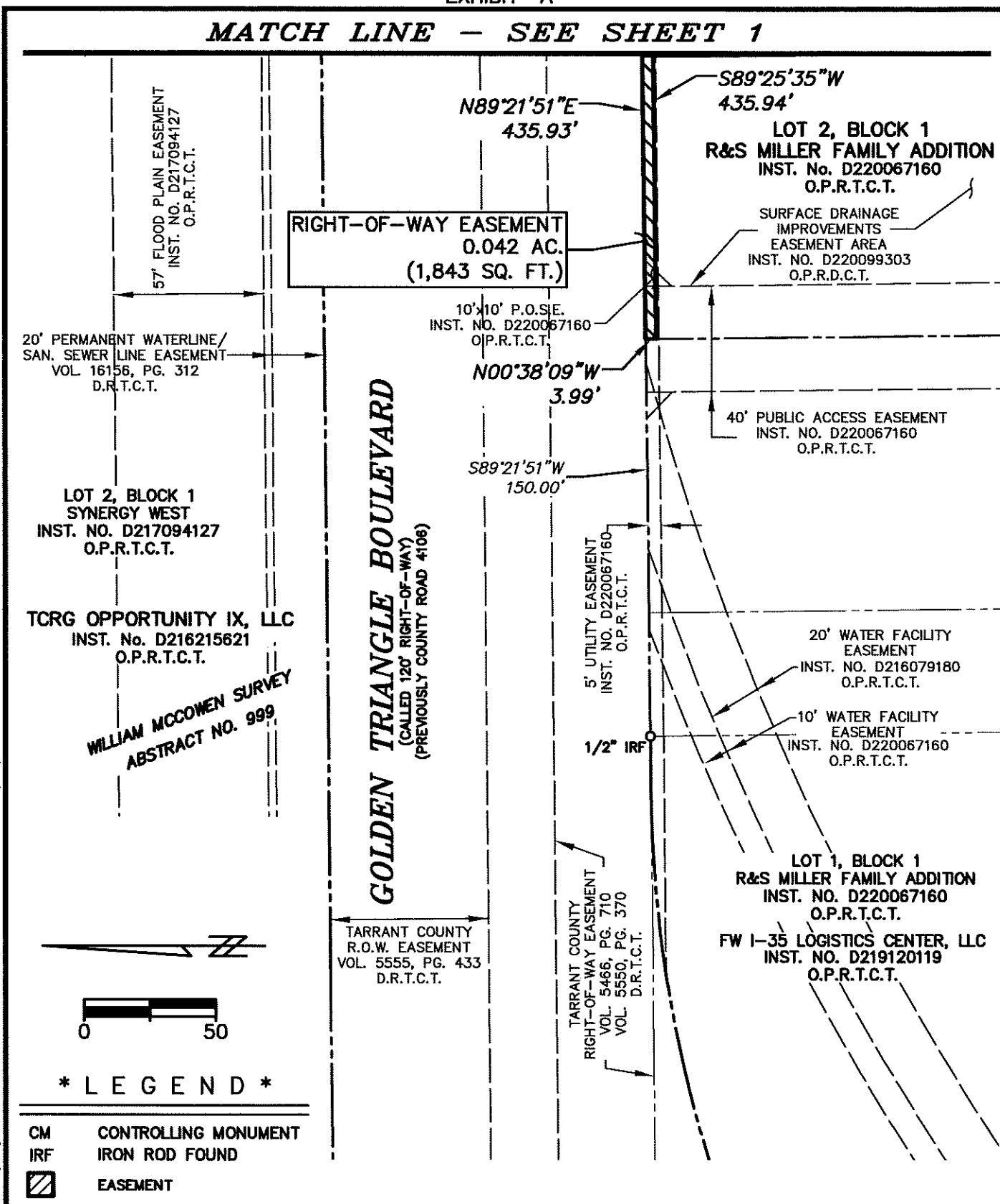
WIA SURVEYOR PREPARING THIS EXHIBIT:
WIER & ASSOCIATES, INC.
2201 E. LAMAR BLVD., SUITE 200E ARLINGTON, TEXAS 76006 METRO (817)467-7700
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Texas Board of Professional Land Surveying Registration No. 10033900

RIGHT-OF-WAY EASEMENT CITY OF FORT WORTH, TARRANT COUNTY, TEXAS	
DRAWN BY: SCR	SHEET NO. 1 OF 3
APPROVED: ALS	
REV. 1	

MATCH LINE - SEE SHEET 1

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* LEGEND *

- CM CONTROLLING MONUMENT
- IRF IRON ROD FOUND
- EASEMENT

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RIGHT-OF-WAY EASEMENT
CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

DRAWN BY: SCR	SHEET NO. 2 OF 3	APPROVED: ALS	REV. 1
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EXHIBIT "A"

FIELD NOTES – DESCRIPTION
RIGHT-OF-WAY EASEMENT

BEING A TRACT OF LAND LOCATED IN THE WILLIAM McCOWEN SURVEY, ABSTRACT No. 999, TARRANT COUNTY, TEXAS, BEING A PORTION OF LOT 2, BLOCK 1, R&S MILLER FAMILY ADDITION, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN INSTRUMENT NUMBER D220067160, OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS (O.P.R.T.C.T.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTH RIGHT-OF-WAY LINE OF GOLDEN TRIANGLE BOULEVARD (A CALLED 120' RIGHT-OF-WAY), BEING THE NORTHEAST CORNER OF SAID LOT 2 AND THE NORTHWEST CORNER OF LOT 3, BLOCK 1, OF SAID R&S MILLER FAMILY ADDITION, FROM WHICH A 5/8" IRON ROD FOUND BEARS N 89°21'51" E, 817.20 FEET, SAID IRON ROD BEING THE MOST NORTHERLY NORTHEAST CORNER OF SAID LOT 3 AND THE MOST NORTHERLY NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED TO THE STATE OF TEXAS, RECORDED IN INSTRUMENT NUMBER D220269088, O.P.R.T.C.T.;

THENCE S 00°45'27" E, DEPARTING THE SOUTH RIGHT-OF-WAY LINE OF SAID GOLDEN TRIANGLE BOULEVARD, AND ALONG THE EAST LINE OF SAID LOT 2 AND THE WEST LINE OF SAID LOT 3, A DISTANCE OF 4.47 FEET TO A POINT;

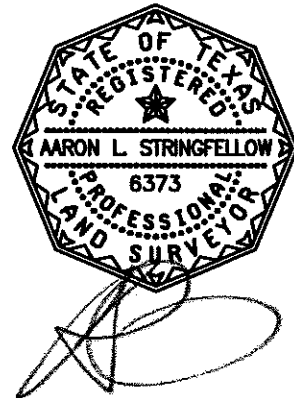
THENCE S 89°25'35" W, DEPARTING THE EAST LINE OF SAID LOT 2 AND THE WEST LINE OF SAID LOT 3, A DISTANCE OF 435.94 FEET TO A POINT IN THE WEST LINE OF SAID LOT 2 AND THE EAST LINE OF LOT 1, BLOCK 1 OF SAID R&S MILLER FAMILY ADDITION;

THENCE N 00°38'09" W, ALONG THE WEST LINE OF SAID LOT 2 AND THE EAST LINE OF SAID LOT 1, A DISTANCE OF 3.99 FEET TO A POINT IN THE SOUTH RIGHT-OF-WAY LINE OF SAID GOLDEN TRIANGLE BOULEVARD, BEING THE NORTHWEST CORNER OF SAID LOT 2 AND THE NORTHEAST CORNER OF SAID LOT 1, FROM WHICH A 1/2" IRON ROD FOUND BEARS S 89°21'51" W, 150.00 FEET;

THENCE N 89°21'51" E, ALONG THE NORTH LINE OF SAID LOT 2 AND THE SOUTH RIGHT-OF-WAY LINE OF SAID GOLDEN TRIANGLE BOULEVARD, A DISTANCE OF 435.93 FEET TO THE PLACE OF BEGINNING AND CONTAINING 0.042 ACRES (1,843 SQUARE FEET) OF LAND, MORE OR LESS.

NOTES:

- (1) ALL BEARINGS SHOWN HEREON ARE CORRELATED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202, NAD OF 1983, AS DERIVED BY FIELD OBSERVATIONS UTILIZING THE RTK NETWORK ADMINSTRATED BY ALLTERRA CENTRAL, INC.
- (2) THIS EXHIBIT WAS PREPARED WITHOUT BENEFIT OF A CURRENT TITLE COMMITMENT.
- (3) THIS SURVEY WAS MADE ON THE GROUND DURING THE MONTH OF MARCH, 2021 UNDER THE DIRECT SUPERVISION OF AARON STRINGFELLOW, R.P.L.S. NO. 6373.



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RIGHT-OF-WAY EASEMENT
CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

DRAWN BY: SCR
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SHEET NO. 3 OF 3

REV.
1