

EXHIBIT A
LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

Being part of the George A Crinere, Abstract No. 296, situated in the City of Fort Worth, Tarrant County, Texas and being a portion of a tract conveyed to JOHN MILLARD BOND by Instrument Number D187347814 Official Public Records of Tarrant County Texas (O.P.R.T.C.T.) and being more particularly described as follows:

COMMENCING at a 5/8" iron rod with orange plastic cap stamped "BROOKS BAKER SURVEYORS" for a southwest corner of said Bond John Millard tract and a southeast corner of a tract conveyed to PETE & JO BONDS FAMILY PARTNERSHIP by Instrument Number D213039813 (O.P.R.T.C.T.) and being in the north right of way line of W Bonds Ranch Road from which a 5/8" iron rod with red plastic cap stamped "BROOKS BAKER SURVEYORS" for a northeast corner of said John Millard Bond tract and being in the west right of way line of U.S. Highway 287 (Business) and being a southeast corner of said Pete & Jo Bonds Family Partnership tract bears N 55°06'46" E, a distance of 1,382.87 feet;

THENCE S 89°33'57" E, along the north right of way line of West Bonds Ranch Road and along the south line of said John Millard Bond tract, a distance of 1,417.08 feet to the POINT OF BEGINNING;

THENCE N 24°33'43" W, departing the north right of way line of West Bonds Ranch Road and the south line of said John Millard Bond tract, a distance of 120.67 feet to a point;

THENCE N 65°30'00" E, a distance of 45.02 feet to a point;

THENCE S 24°30'00" E, a distance of 20.00 feet to a 5/8" iron rod set with plastic cap stamped "DEOTTE RPLS 4673";

THENCE S 65°30'00" W, a distance of 25.00 feet to a 5/8" iron rod set with plastic cap stamped "DEOTTE RPLS 4673";

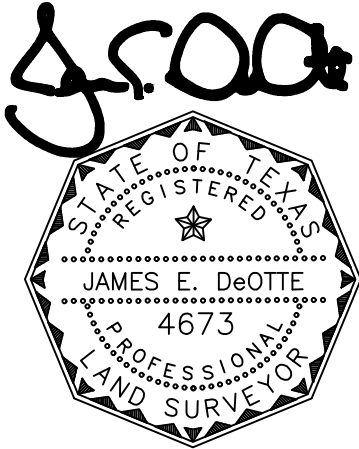
THENCE S 24°33'43" E, a distance of 109.97 feet to a 5/8" iron rod set with plastic cap stamped "DEOTTE RPLS 4673" in the north line of West Bonds Ranch Road and the south line of said John Millard Bond tract;

THENCE N 89°33'57" W, along the north line of West Bonds Ranch Road and the south line of said John Millard Bond tract, a distance of 22.07 feet to the POINT OF BEGINNING and containing 3,007 square feet or 0.069 acres more or less.

REVISION#	DESCRIPTION	DATE
1	CORRECTED ABSTRACT INFO	10/05/2022

NOTES:

- 1) All bearings and coordinates are in US survey feet surface using a scale factor of 1.0001526298 and referenced to the Texas Coordinate System, Nad-83, The North Central Zone 4202.
- 2) Exhibit B of same date accompanies this legal description.



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

<i>REVISION#</i>	<i>DESCRIPTION</i>	<i>DATE</i>
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LEGEND:

PROPERTY BOUNDARY

EX. EASEMENT

PROP. EASEMENT

IRON ROD FOUND

5/8" IRON ROD SET WITH PLASTIC
CAP STAMPED "DEOTTE RPLS 4673"

OFFICIAL PUBLIC RECORDS

TARRANT COUNTY TEXAS

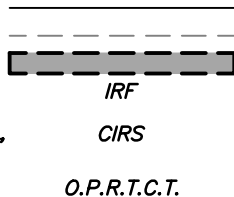
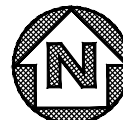
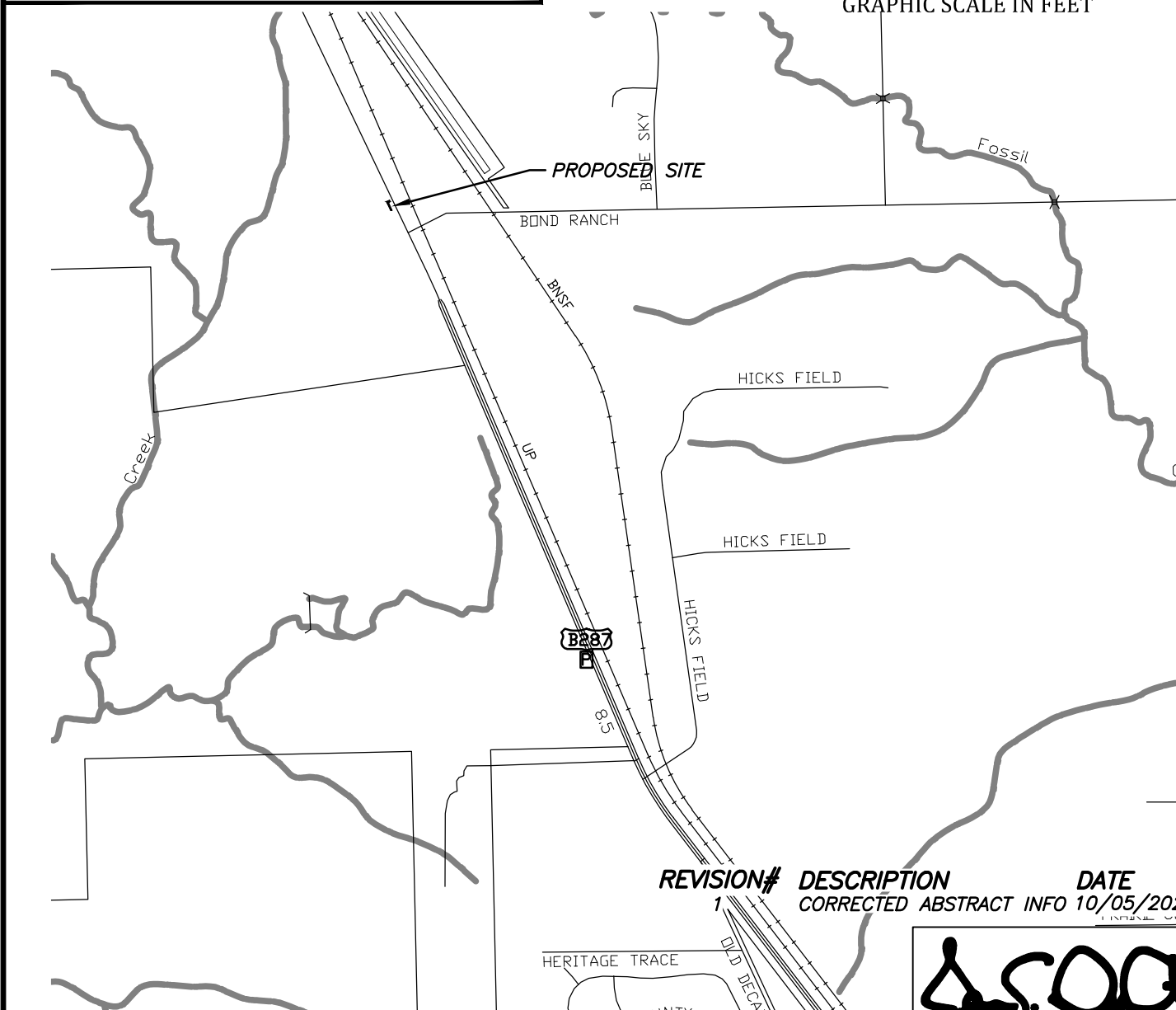


EXHIBIT B

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GRAPHIC SCALE IN FEET



REVISION#	DESCRIPTION	DATE
1	CORRECTED ABSTRACT INFO	10/05/2022

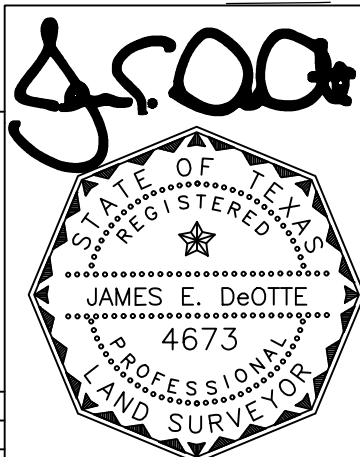


City of Fort Worth

200 TEXAS STREET
FORT WORTH, TX. 76102

EXHIBIT A SHOWING A
PARCEL OF PROPERTY
SITUATED IN THE
G. A. CRINERE SURVEY
TARRANT COUNTY, TEXAS
AS RECORDED IN
D187347814

OFFICIAL PUBLIC RECORDS OF TARRANT COUNTY TEXAS



Date: 10/5/2022

PROJECT: NORTHSIDE IV WATERLINE

CITY PROJECT No. 102687

PROPOSED TEMPORARY CONSTRUCTION EASEMENT

PARCEL NO. 16 TCE

LAND ACQUISITION AREA: 3,007 SQ FT OR 0.069 AC

JDEI JOB No. 202100700

DRAWN BY: CBC

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

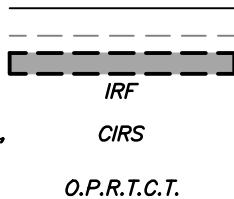
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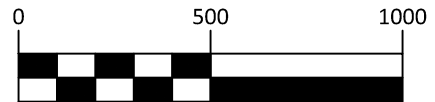
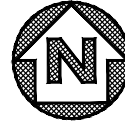
EX. EASEMENT

PROP. EASEMENT

IRON ROD FOUND

5/8" IRON ROD SET WITH PLASTIC
CAP STAMPED "DEOTTE RPLS 4673"OFFICIAL PUBLIC RECORDS
TARRANT COUNTY TEXAS**EXHIBIT B**

PAGE 4 OF 5



GRAPHIC SCALE IN FEET

PETE & JO BONDS FAMILY PRTNSHP
10857 BUSINESS 287 HWY
FORT WORTH, TX 76179

D213039813
O.P.R.T.C.T.

C.M.

CIRF RED BROOKS BAKER SURVEYORS 5/8

JOHN MILLARD BOND
PO BOX 79590
FORT WORTH, TX 76171

D187347814
O.P.R.T.C.T.

P.O.C.

C.M.

CIRF 5/8 ORANGE BROOKS BAKER SURVEYORS

W BONDS RANCH ROAD

P.O.B.

S89°33'57"E
1417.08'

BUSINESS HWY 287 N

REVISION#	DESCRIPTION	DATE
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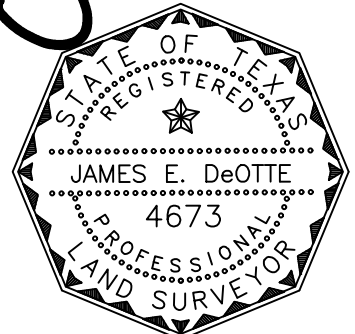


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TBPE FIRM Reg. No. 8917 • TBLS Firm Reg. No. 101014-00

LEGEND:

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EX. EASEMENT

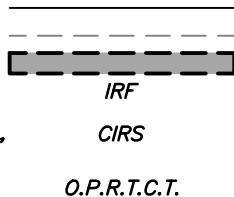
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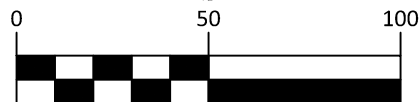
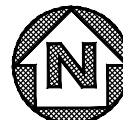
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**EXHIBIT B**

PAGE 5 OF 5

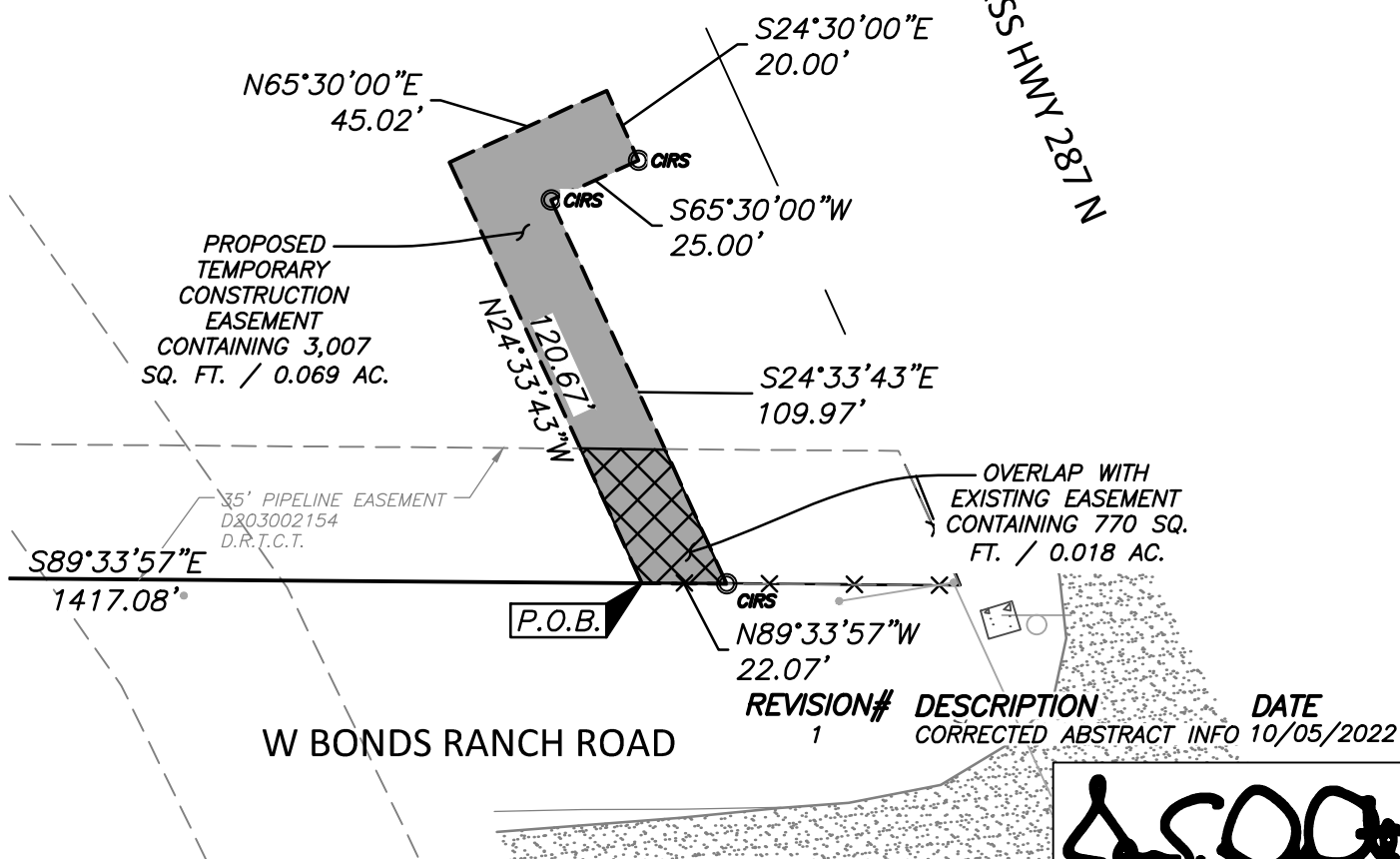


GRAPHIC SCALE IN FEET

JOHN MILLARD BOND
PO BOX 79590
FORT WORTH, TX 76179-0590

D187347814
O.P.R.T.C.T.

BUSINESS HWY 287 N



W BONDS RANCH ROAD

REVISION# 1 DESCRIPTION CORRECTED ABSTRACT INFO DATE 10/05/2022

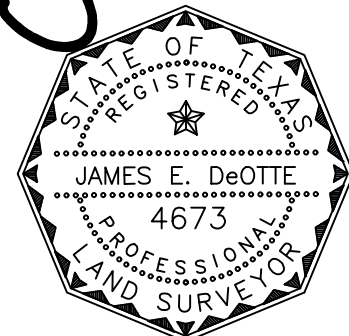


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