

**Exhibit "A"**  
**Street Right-of-Way Vacation**  
**Elizabethtown Cemetery Road**

**BEING** a tract of land situated in the A. Henderson Survey, Abstract Number 596, Denton County, Texas and being a portion of that tract of land described by deed to Alliance Center North No.5, LTD, recorded in Instrument Number 2019-124236, Real Property Records, Denton County, Texas and being more particularly described by metes and bounds as follows:

**COMMENCING** at a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", found at the southwest corner of that tract of land described by deed to The City of Fort Worth, recorded in Instrument Number 2020-10318, said Real Property Records;

**THENCE** N 38°47'01"E, 26.15 feet, with the west line of said City of Fort Worth tract, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set at the **POINT OF BEGINNING**;

**THENCE** N 00°02'01"E, 840.57 feet, departing said west line, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** N 00°03'48"W, 324.98 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** N 00°17'00"E, 1000.36 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set in the north line of the aforementioned Alliance Center North No. 5 tract;

**THENCE** S 89°39'37"E, 2.05 feet, with said north line to a 5/8 inch iron rod found;

**THENCE** S 64°43'33"E, 76.06 feet, over and across Elizabethtown Cemetery Road, to a 5/8 inch iron rod stamped "Peloton" found in the north line of said Alliance Center North No. 5 tract;

**THENCE** N 89°51'08"E, 40.00 feet, departing said north line, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 73°28'08"W, 55.80 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 34°15'25"W, 23.52 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 16°03'20"W, 15.55 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 00°04'23"W, 739.09 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 01°50'32"E, 64.49 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 00°27'09"E, 33.44 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 00°08'27"W, 198.75 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set;

**THENCE** S 00°09'01"W, 994.66 feet, to a 5/8 inch iron rod, with cap plastic cap stamped "Peloton", set in the west line of the aforementioned City of Fort Worth tract, being the beginning of a curve to the left;

**THENCE** with said west line and said curve to the left, an arc distance of 32.94 feet, through a central angle of 01°51'41", having a radius of 1014.00 feet, the long chord which bears S 39°42'51"W, 32.94 feet, to a 5/8 inch iron rod with plastic cap stamped "Peloton" found;

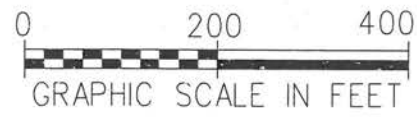
**THENCE** S 38°47'01"W, 35.31 feet to the **Point of Beginning** and containing 93,393 square feet or 2.144 acres of land more or less.

TBP/ELS FIRM REG. NO. 10177700



BASIS OF BEARING IS THE TEXAS COORDINATE SYSTEM NAD83, NORTH CENTRAL ZONE 4202.

IRF = IRON ROD FOUND  
IRS = IRON ROD SET



"INTEGRAL PARTS OF THIS DOCUMENT"  
1. DESCRIPTION - 2 Pages  
2. EXHIBIT - 2 Pages

MATCH LINE

P. MATTHEWS  
A-865

20' Electric Easement  
Vol. 3060, Pg. 946  
R.P.R.D.C.T.

ALLIANCE CENTER  
NORTH NO.5 LTD.  
INST.# 2019-124236  
R.P.R.D.C.T.

A. HENDERSON  
A-596

ALLIANCE CENTER  
NORTH NO.5 LTD.  
INST.# 2019-124236  
R.P.R.D.C.T.

AIL INVESTMENT, LP  
INST.# 2016-119801  
R.P.R.D.C.T.

City of Fort Worth  
Inst.# 2020-88817  
R.P.R.D.C.T.

Lot 3, Block 3  
Alliance Center North  
Inst.# 2019-369  
R.P.R.D.C.T.

C1 Δ = 01° 51' 41"  
R = 1014.00'  
L = 32.94'  
LC = S 39° 42' 51"W  
32.94'

LINE TABLE	
L4	S 38° 47' 01"W 35.31'

AIL Investment, L.P.  
Inst.# 2016-119802  
R.P.R.D.C.T.

City of Fort Worth  
Inst.# 2020-10318  
R.P.R.D.C.T.

Point of Commencing  
Point of Beginning

North Beach Street

Litsey Road  
Inst.# 2019-424  
R.P.R.D.C.T.

APPROX. SURVEY LINE

N00° 03' 48" W 324.98'  
N00° 02' 01" E 840.57'  
S00° 09' 01" W 994.66'

S00° 08' 27" W 198.75'

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**PELTON**  
LAND SOLUTIONS  
9800 HILLWOOD PARKWAY, SUITE 250  
FORT WORTH, TEXAS 76177 PH.# 817-562-3350

JOB # HWA20040

DRAWN BY: W.Blades

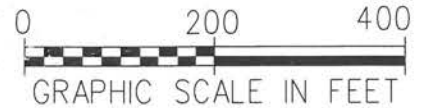
CHECKED BY: T.Bridges

DATE: 7.28.2020

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Exhibit "B"  
Street Right-of-way Vacation  
BEING A PORTION OF OLD ELIZABETHTOWN  
CEMETERY ROAD  
SITUATED IN THE A. HENDERSON SURVEY, ABSTRACT  
NUMBER 596 CITY OF FORT WORTH,  
DENTON COUNTY, TEXAS.

ACF# 7808



"INTEGRAL PARTS OF THIS DOCUMENT"  
1. DESCRIPTION - 2 Pages  
2. EXHIBIT - 2 Pages

Puskoor M. Kumar, M.D. and  
Ashoo M. RAO, M.D.  
Inst.\* 1996-001982  
R.P.R.D.C.T.

Interstate Highway 35W

G.W. SHAMBLIN  
A-1191

Electric Easement  
Inst.\* 97R0074837  
R.P.R.D.C.T.

S64° 43'33"E  
76.06'

S89° 39'37"E  
2.05'

N89° 51'08"E  
40.00'

Elizabethtown  
Cemetery Road

699.7' to I-35W

APPROX. SURVEY LINE

60' Electric Easement  
Vol. 4019, Pg. 378 R.P.R.D.C.T.

Gas & Salt Water  
Pipeline Easement  
Inst.\* 2012-14679  
and 2012-14687  
R.P.R.D.C.T.

60' Electric  
Easement  
Vol. 4019, Pg. 386  
R.P.R.D.C.T.

Gas Line Easement  
Inst.\* 2009-23368  
R.P.R.D.C.T.

Gas & Salt Water  
Pipeline Easement  
Inst.\* 2012-14678  
and 2012-14686  
R.P.R.D.C.T.

APPROX. SURVEY  
LINE

1000.36'

739.09'

S00° 04'23"W

N00° 17'00"E

Elizabethtown  
Cemetery Road

LINE TABLE			
L1	S	73° 28'08"W	55.80'
L2	S	34° 15'25"W	23.52'
L3	S	16° 03'20"W	15.55'

ALLIANCE CENTER  
NORTH NO.5 LTD.  
INST.\* 2019-124236  
R.P.R.D.C.T.

ALLIANCE CENTER  
NORTH NO.5 LTD.  
INST.\* 2019-124236  
R.P.R.D.C.T.

A. HENDERSON  
A-596

S01° 50'32"E  
64.49'

S00° 27'09"E  
33.44'

Gravel Road

MATCH LINE



Exhibit "B"  
Street Right-of-way Vacation  
BEING A PORTION OF OLD ELIZABETHTOWN  
CEMETERY ROAD

SITUATED IN THE A. HENDERSON SURVEY, ABSTRACT  
NUMBER 596 CITY OF FORT WORTH,  
DENTON COUNTY, TEXAS.

ACF# 7808

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COORDINATE SYSTEM NAD83, NORTH  
CENTRAL ZONE 4202.

IRF - IRON ROD FOUND  
IRS - IRON ROD SET

**PELTON**  
LAND SOLUTIONS

9800 HILLWOOD PARKWAY, SUITE 250  
FORT WORTH, TEXAS 76177 PH.# 817-562-3350

JOB # HWA20040

DRAWN BY: W.Blades

CHECKED BY: T.Bridges

DATE: 7.28.2020

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