

EXHIBIT A
LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

Being part of the I & G N RR Co Survey, Abstract 1956, 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 D184347814 Official Public Records of Tarrant County Texas (O.P.R.T.C.T.) and being more particularly described as follows:

COMMENCING at an iron rod with plastic cap stamped "BROOKS BAKER" for a northeast 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 west right of way line of U.S. Highway 287 (Business) from which a 1 inch iron rod for the 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 in the south right of way line of West Bonds Ranch Road, a 120 foot right of way, as described in D198229819 (O.P.R.T.C.T.) bears N 24°28'02" W, a distance of 146.44 feet;

THENCE S 68°03'38" W, departing the west right of way line of U.S. Highway 287 (Business) and along the south line of said John Millard Bond tract and a north line of said Pete & Jo Bonds Family Partnership, a distance of 54.94 feet to a 5/8" iron rod set with plastic cap stamped "DEOTTE RPLS 4673" for the POINT OF BEGINNING;

THENCE S 68°03'38" W, along the south line of said John Millard Bond tract and a north line of said Pete & Jo Bonds Family Partnership, a distance of 20.02 feet to a point;

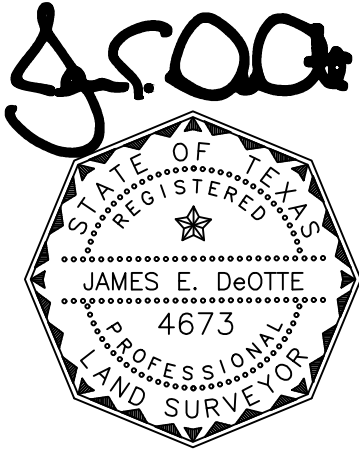
THENCE N 24°28'39" W, departing the south line of said John Millard Bond tract and a north line of said Pete & Jo Bonds Family Partnership, a distance of 177.89 feet to a point in a north line of said John Millard Bond tract and in the south right of way line of West Bonds Ranch Road;

THENCE S 89°34'40" E, along a north line of said John Millard Bond tract and the south right of way line of West Bonds Ranch Road, a distance of 22.05 feet to a 5/8" iron rod set with plastic cap stamped "DEOTTE RPLS 4673";

THENCE S 24°28'39" E, departing the north line of said John Millard Bond tract and the south right of way line of West Bonds Ranch Road, a distance of 169.49 feet to the POINT OF BEGINNING and containing 3,474 square feet or 0.080 acres more or less.

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

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



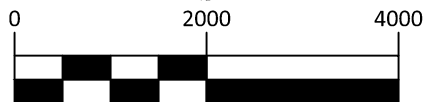
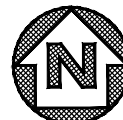
IRF

CIRS

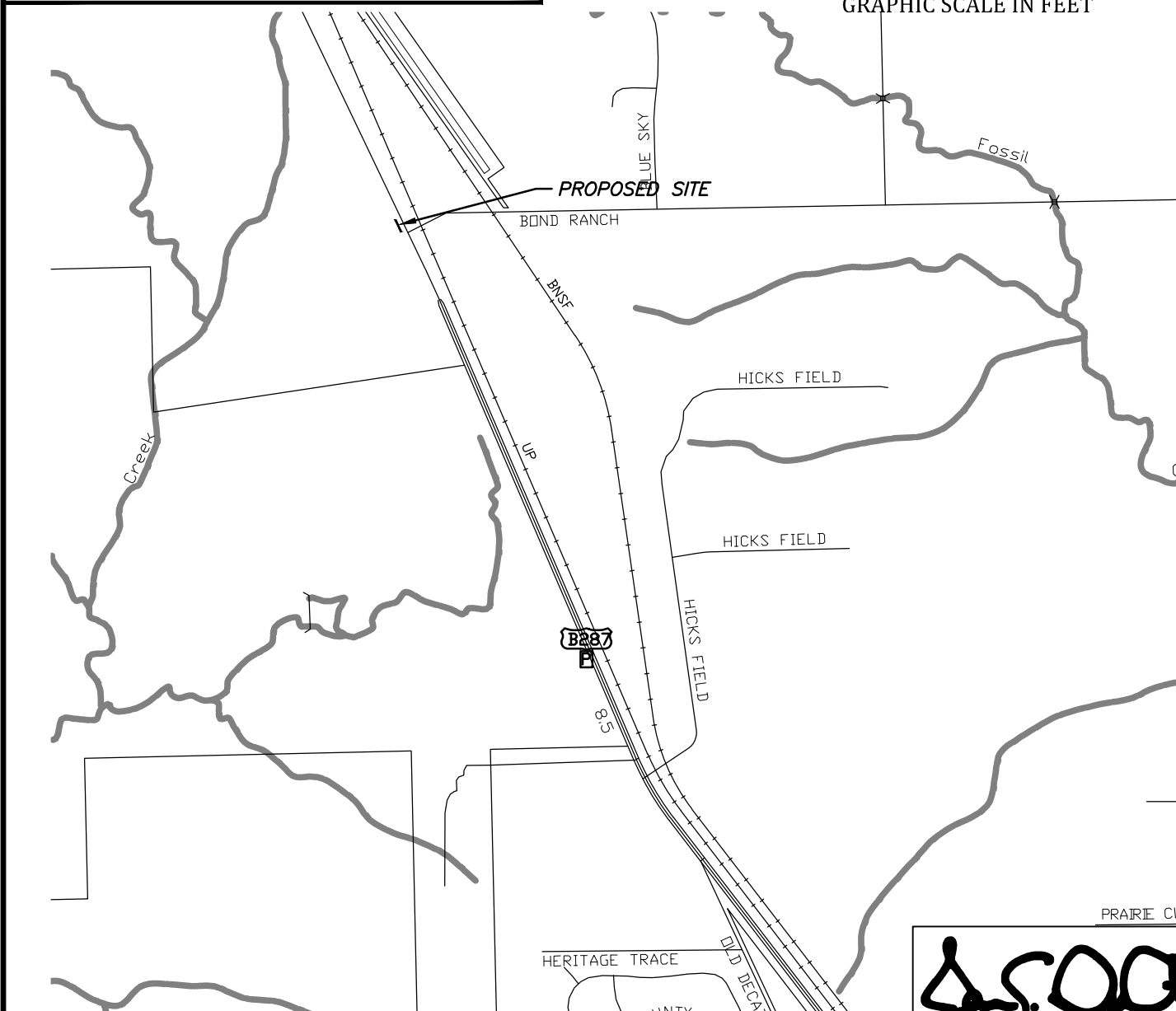
O.P.R.T.C.T.

EXHIBIT B

PAGE 3 OF 5



GRAPHIC SCALE IN FEET



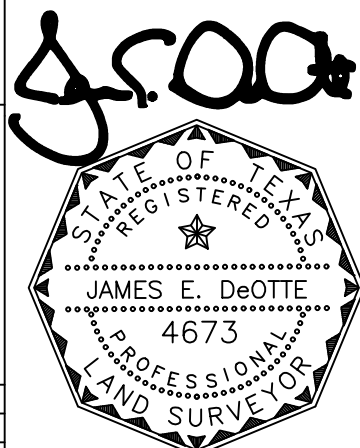
City of Fort Worth

200 TEXAS STREET
FORT WORTH, TX. 76102

EXHIBIT A SHOWING A
PARCEL OF PROPERTY
SITUATED IN THE
I & G N RR CO SURVEY
TARRANT COUNTY, TEXAS

AS RECORDED IN
D187347814

OFFICIAL PUBLIC RECORDS OF TARRANT COUNTY TEXAS



Date: 5/27/2022

PROJECT: NORTHSIDE IV WATERLINE

CITY PROJECT No. 102687

PROPOSED TEMPORARY CONSTRUCTION EASEMENT

PARCEL NO. 15 TCE

LAND ACQUISITION AREA: 3,474 SQ FT OR 0.080 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

LEGEND:

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EX. EASEMENT

PROP. EASEMENT

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5/8" IRON ROD SET WITH PLASTIC
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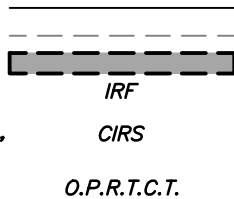
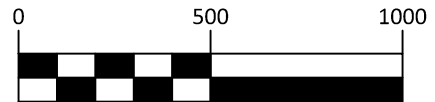
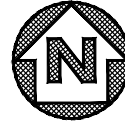


EXHIBIT B

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GRAPHIC SCALE IN FEET

N24°28'02"W
146.44'

W BONDS RANCH ROAD

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

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

IRF 1 IN C.M.
P.O.B. P.O.C. C.M.
CIRF BROOKS BAKER ORANGE

S68°03'38"W
54.94'

BUSINESS HWY 287 N

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

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



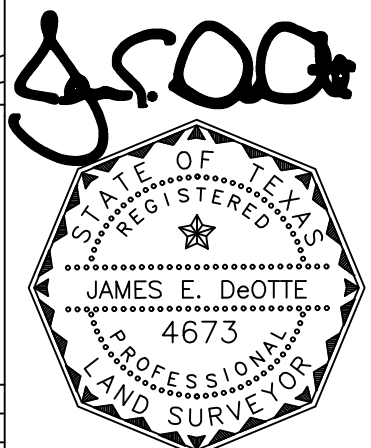
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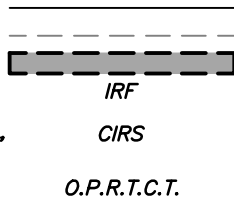
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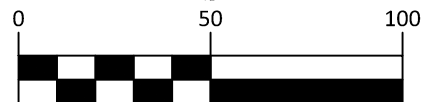
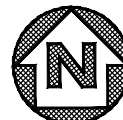
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CAP STAMPED "DEOTTE RPLS 4673"

OFFICIAL PUBLIC RECORDS

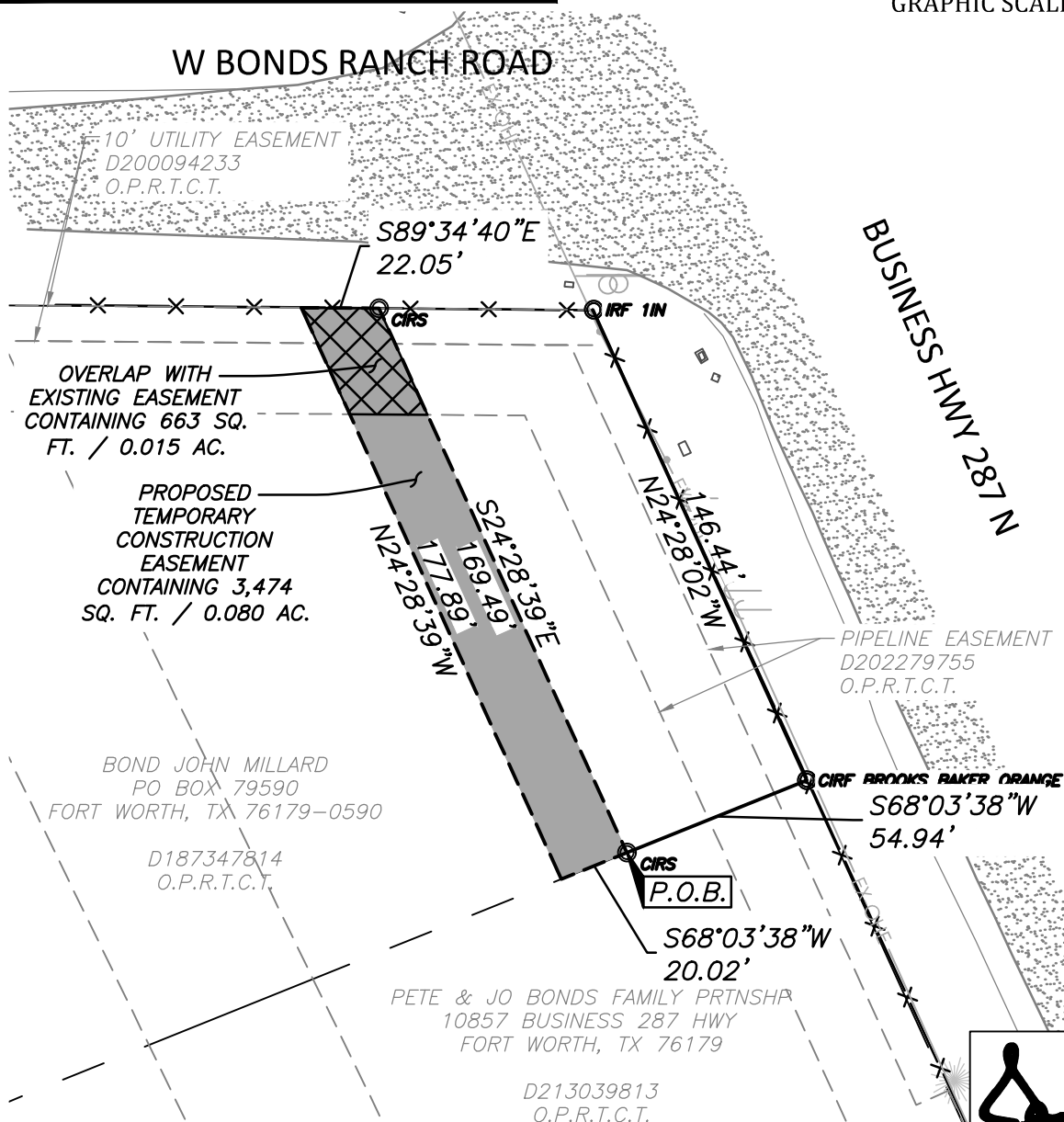
TARRANT COUNTY TEXAS

**EXHIBIT B**

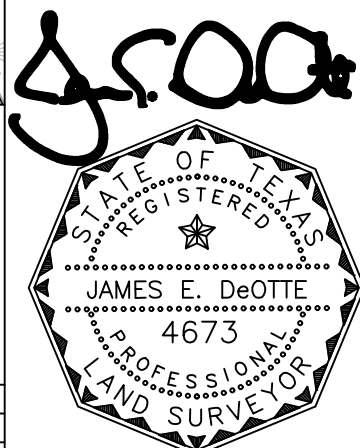
PAGE 5 OF 5



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