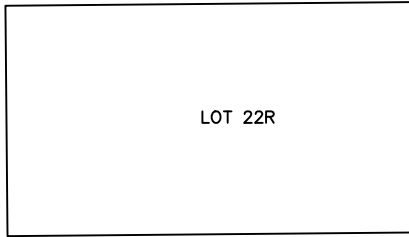
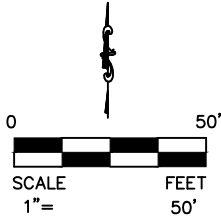


EXHIBIT "A"
PUBLIC RIGHT-OF-WAY VACATION



LOT 1R, BLOCK D
WRAY'S SUBDIVISION
CABINET B, SLIDE 1458
P.R.T.C.T.

SOUTH JENNINGS AVENUE

WILLIAM WELCH
SURVEY
ABSTRACT NO. 1644

LOT 1R, BLOCK C-D
FAIRLAWN SUBDIVISION OF
FIELDS-WELCH ADDITION
C.C.D. NO. D211058734
P.R.T.C.T.

N44°28'39"E
21.21'

CITY OF FORT WORTH
VOLUME 1275, PAGE 405
D.R.T.C.T.
112 SQUARE FEET / 0.0026 ACRE
RIGHT-OF-WAY VACATION

S00°31'07"E
15.00'

POINT OF
BEGINNING

S89°28'17"W
15.00'

WEST MAGNOLIA AVE.

C.C.D. NO. = COUNTY CLERK'S DOCUMENT NUMBER
P.R.T.C.T. = PLAT RECORDS, TARRANT COUNTY, TEXAS
D.R.T.C.T.= DEED RECORDS, TARRANT COUNTY, TEXAS

A metes and bounds
description of even
date accompanies this
drawing.

DATE: MAY 30, 2024



550 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817-335.1121

TEXAS REGISTERED SURVEYING FIRM NO. 10098100

EXHIBIT "A"
PUBLIC RIGHT-OF-WAY VACATION

PROPERTY DESCRIPTION

BEING a tract of land situated in the William Welch Survey, Abstract No. 1644, City of Fort Worth, Tarrant County, Texas, being a part of the tract of land described in deed to the City of Fort Worth, recorded in Volume 1275, Page 405, Deed Records, Tarrant County, Texas, said tract of land being more particularly described by metes and bounds as follows:

BEGINNING at a point in the south right-of-way line of West Magnolia Avenue, said point being the most southerly southeast corner of Lot 1R, Block D of Wray's Subdivision, an addition to the City of Fort Worth, according to the plat recorded in Cabinet B, Slide 1458, Plat Records, Tarrant County, Texas;

THENCE with the southeasterly line of said Lot 1R, and the northwesterly line of said City of Fort Worth tract, North 44°28'39" East, a distance of 21.21 feet to a point for the most easterly southeast corner of said Lot 1R, and the north corner of said City of Fort Worth tract;

THENCE with the east line of said City of Fort Worth tract, South 00°31'07" East, a distance of 15.00 feet to a point for the southeast corner of said City of Fort Worth tract;

THENCE with the south line of said City of Fort Worth tract South 89°28'17" West, a distance of 15.00 feet to the POINT OF BEGINNING and containing a calculated area of 112 square feet or 0.0026 acre of land.

NOTES: The basis of bearings for this Easement is the Texas Coordinate System of 1983, North Central Zone, 4202, based upon GPS measurements, according to the GPS Reference Network..

A drawing of even date accompanies this metes and bounds description.

The metes and bounds description contained herein was compiled from information contained in recorded documents and does not reflect the results of an on the ground survey.

DUNAWAY JOB NO. B011189.001

PAGE 2 OF 2

Stephen R. Glosup
Registered Professional Land Surveyor
Texas Registration No. 5570
srg@dunaway.com
May 30, 2024



550 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817.335.1121
TEXAS REGISTERED SURVEYING FIRM NO. 10098100

EXHIBIT "A"

PUBLIC RIGHT-OF-WAY VACATION

TRACT OF LAND SITUATED IN THE
WILLIAM WELCH SURVEY,
ABSTRACT NO. 1644, CITY OF FORT
WORTH, TARRANT COUNTY, TEXAS