

**EXHIBIT "A"**  
**40-FOOT ATMOS GAS EASEMENT &**  
**30-FOOT X 40-FOOT ATMOS SURFACE USE SITE**  
Situating in the  
*Juan Armendaris Survey, Abstract Number 57*  
Tarrant County, Texas

**40-FOOT ATMOS GAS EASEMENT:**

**BEING** a tract of land situated in the Juan Armendaris Survey, Abstract Number 57, Tarrant County, Texas; said tract being part of that tract of land described as of Block 2, Village Creek Plant Addition, an addition to the City of Fort Worth recorded in Volume 388-213, Page 47 of the Plat Records of Tarrant County, Texas (P.R.T.C.T.); said tract being more particularly described as follows:

**COMMENCING**, at a found railroad spike in the approximate centerline of Greenbelt Road (Variable Width Right-of-Way), at the northwest corner of a tract of land described in Donation Deed to The City of Arlington, Texas recorded in Volume 14361, Page 132 of the Official Public Records of Tarrant County, Texas (O.P.R.T.C.T.);

**THENCE**, South 01 degrees 12 minutes 54 seconds East, along the approximate centerline of said Greenbelt Road and the west line of said City of Arlington tract, a distance of 1,344.73 feet to a point for corner;

**THENCE**, South 88 degrees 46 minutes 54 seconds West, departing said approximate centerline of Greenbelt Road and said west line of the City of Arlington tract, a distance of 44.06 feet to a point for corner in the west line of said Greenbelt Road and the east line of said Block 2, at the **POINT OF BEGINNING**;

**THENCE**, South 01 degrees, 07 minutes, 39 seconds East, along said west line of Greenbelt Road and said east line of Block 2, a distance of 40.00 feet to a point for corner, from which a found x-cut in said approximate centerline of Greenbelt Road, at the southwest corner of said City of Arlington tract and the northwest corner of a tract of land described in Special Warranty Deed to City of Arlington recorded in Volume 13045, Page 480 (D.R.T.C.T.) bears North 88 degrees, 46 minutes, 54 seconds East, a distance of 44.12 feet and South 01 degrees 12 minutes 54 seconds East, a distance of 656.14 feet, from said southwest corner of the first mentioned City of Arlington tract and said northwest corner the second mentioned City of Arlington tract a found railroad spike in said approximate centerline of Greenbelt Road, and at the southwest corner of said second mentioned City of Arlington tract bears South 01 degrees 12 minutes 54 seconds East a distance of 1,496.57 feet;

**THENCE**, departing said west line of Greenbelt Road, said east line of Block 2, and continuing over and across said Block 2 the following bearings and distances:

South 88 degrees, 46 minutes, 54 seconds West, a distance of 160.48 feet to a point for corner;

North 01 degrees, 13 minutes, 06 seconds West, a distance of 40.00 feet to a point for corner;

North 88 degrees, 46 minutes, 54 seconds East, a distance of 160.54 feet to the **POINT OF BEGINNING** and containing 0.147 acres or 6,421 square feet of land, more or less.

**30-FOOT X 40-FOOT ATMOS SURFACE USE SITE:**

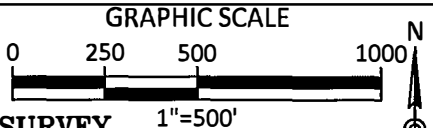
**BEING** a tract of land situated in the Juan Armendaris Survey, Abstract Number 57, Tarrant County, Texas; said tract being part of that tract of land described as of Block 2, Village Creek Plant Addition, an addition to the City of Fort Worth recorded in Volume 388-213, Page 47 of the Plat Records of Tarrant County, Texas (P.R.T.C.T.); said tract being more particularly described as follows:



**SIMON COTRIAL  
SURVEY ABSTRACT  
NO. 329**

**TRAMMEL DAVIS RD  
(60' RIGHT-OF-WAY)  
(VOL. 388-213, PG.47)**

**EXHIBIT "A"  
OVER VIEW MAP**



**WILLIAM R. LOVING SURVEY  
ABSTRACT NO. 944**

APPROXIMATE  
LOCATION OF  
WATER LINE EASEMENT  
CITY OF FORT WORTH  
(VOL. 6870, PG. 118)

10' UTILITY EASEMENT  
(VOL.388-213, PG. 47)

APPROXIMATE LOCATION OF  
40' PIPELINE EASEMENT  
LONE STAR GAS  
(VOL. 3412, PG. 659)

**BLOCK 2  
VILLAGE CREEK PLANT ADDITION  
(VOL. 388-213, PG. 47)**

APPROXIMATE LOCATION OF  
30' EASEMENT AND RIGHT OF WAY  
FOR A WATER LINE  
TRINITY RIVER AUTHORITY OF TEXAS  
(VOL. 5570, PG. 321)

**SOLOMON DAVIS SURVEY  
ABSTRACT NO. 416**

**JUAN ARMENDARIS  
SURVEY  
ABSTRACT NO. 57**

**GREENBELT ROAD  
(VARIABLE WIDTH RIGHT OF-WAY)**

**THE CITY OF ARLINGTON, TEXAS  
(VOL.14361, PG. 132)**

**40-FOOT ATMOS  
GAS EASEMENT  
0.147 ACRES  
(6,421 SQ. FT.)**

**30-FOOT X 40-FOOT ATMOS  
SURFACE USE SITE 0.028  
ACRES  
(1200 SQ. FT.)**

APPROXIMATE LOCATION OF  
VARIABLE WIDTH  
TARRANT COUNTY  
PUBLIC ROAD EASEMENT  
(VOL. 7570, PG. 1854)

APPROXIMATE LOCATION OF  
VARIABLE WIDTH  
TARRANT COUNTY  
PUBLIC ROAD EASEMENT  
(VOL. 7557, PG. 1882)

APPROXIMATE LOCATION OF  
TRINITY RIVER AUTHORITY OF TEXAS  
UTILITY EASEMENT  
(VOL. 8516, PG. 578)

APPROXIMATE LOCATION OF  
75' ELECTRICAL EASEMENT  
TEXAS ELECTRIC SERVICE COMPANY  
(VOL.5006, PG. 943)

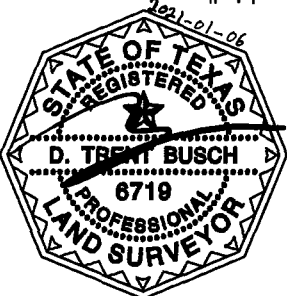
APPROXIMATE LOCATION OF  
40' PIPELINE EASEMENT  
LONE STAR GAS  
(VOL. 3412, PG. 659)

**JOSIAH F. WHEAT SURVEY  
ABSTRACT NO.1695**

10' UTILITY EASEMENT  
(VOL.388-213, PG. 47)

APPROXIMATE ROW BY USE  
AND OCCUPATION

- LEGEND**
- P.O.B. POINT OF BEGINNING
  - P.O.C. POINT OF COMMENCING
  - FRRS FOUND RAILROAD SPIKE
  - FX FOUND X-CUT
  - VOL. VOLUME
  - PG. PAGE
  - C.M. CONTROLLING MONUMENT
  - FOUND MONUMENTS
  - POINT FOR CORNER
  - - - - - PROPERTY LINE
  - - - - - APPROXIMATE ABSTRACT LINE
  - ▬ EASEMENT DEDICATION
  - ▨ SURFACE USE EASEMENT



**CITY OF ARLINGTON  
(VOL.13045, PG. 480)**

- GENERAL NOTES:**
- 1) BEARING BASIS FOR THIS DRAWING IS THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE 4202, NAD83 (2011). COORDINATES SHOWN ARE GRID. DISTANCES SHOWN ARE SURFACE AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.9998800144
  - 2) A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS EXHIBIT.

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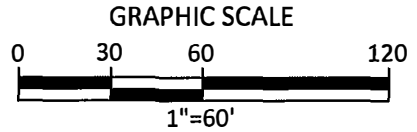
**HALFF®**

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**40-FOOT ATMOS GAS EASEMENT, &  
30-FOOT X 40-FOOT ATMOS SURFACE USE SITE**  
SITUATED IN THE  
JUAN ARMENDARIS SURVEY,  
ABSTRACT NO. 57  
TARRANT COUNTY, TEXAS

PROJECT NO: 30210.733
DATE ISSUED: 4/1/2021
PAGE: 3 OF 7

EXHIBIT "A"



TRAMMEL DAVIS RD  
(50' RIGHT-OF-WAY)  
(VOL. 388-213, PG.47)

GRID COORDS.  
N=6,974,445.68  
E=2,386,330.37

WILLIAM R. LOVING  
SURVEY  
ABSTRACT NO. 944

P.O.C.

FRRS (C.M.)

BLOCK 2  
VILLAGE CREEK PLANT ADDITION  
(VOL. 388-213, PG. 47)

THE CITY OF ARLINGTON, TEXAS  
(VOL.14361, PG. 132)

JUAN ARMENDARIS SURVEY  
ABSTRACT NO. 57

GREENBELT ROAD  
(VARIABLE WIDTH RIGHT-OF-WAY)

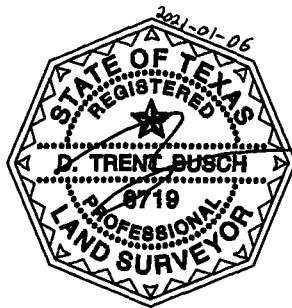
S 01°12'54" E 1344.73'

JOSIAH F. WHEAT SURVEY  
ABSTRACT NO. 1695

MATCHLINE: SEE PAGE 5 OF 7

LEGEND

- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCING
- FRRS FOUND RAILROAD SPIKE
- FX FOUND X-CUT
- VOL. VOLUME
- PG. PAGE
- C.M. CONTROLLING MONUMENT
- FOUND MONUMENTS
- POINT FOR CORNER
- PROPERTY LINE
- - - - - APPROXIMATE ABSTRACT LINE
- ▬▬▬ EASEMENT DEDICATION
- ▨▨▨ SURFACE USE EASEMENT

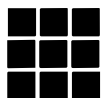


SEE PAGE 7 FOR LINE TABLE

GENERAL NOTES:

- 1) BEARING BASIS FOR THIS DRAWING IS THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE 4202, NAD83 (2011). COORDINATES SHOWN ARE GRID. DISTANCES SHOWN ARE SURFACE AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY A SCALE FACTOR OF 0.9998800144
- 2) A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS EXHIBIT.

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30-FOOT X 40-FOOT ATMOS SURFACE USE SITE  
SITUATED IN THE  
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ABSTRACT NO. 57  
TARRANT COUNTY, TEXAS

PROJECT NO: 30210.733

DATE ISSUED: 4/1/2021

PAGE: 4 OF 7

# EXHIBIT "A"

GRAPHIC SCALE



MATCHLINE: SEE PAGE 4 OF 7

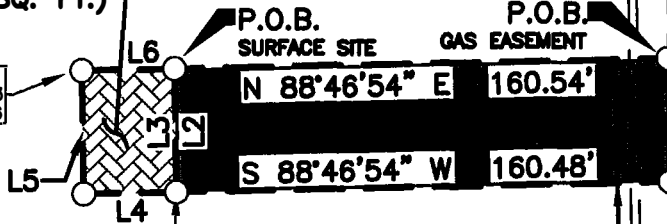
**30-FOOT X 40-FOOT  
ATMOS SURFACE USE SITE  
0.028 ACRES  
(1,200 SQ. FT.)**

APPROXIMATE LOCATION OF  
WATER LINE EASEMENT  
CITY OF FORT WORTH  
(VOL. 6870, PG. 118)

GRID COORDS.  
N=6,973,100.48  
E=2,386,314.84

GRID COORDS.  
N=6,973,101.42  
E=2,386,358.88

GRID COORDS.  
N=6,973,096.43  
E=2,386,124.36



GRID COORDS.  
N=6,973,057.08  
E=2,386,155.20

**40-FOOT ATMOS  
GAS EASEMENT  
0.147 ACRES  
(6,421 SQ. FT.)**

**BLOCK 2  
VILLAGE CREEK PLANT ADDITION  
(VOL. 388-213, PG. 47)**

10' UTILITY EASEMENT  
(VOL. 388-213, PG. 47)

S 01°12'54" E 2152.71'  
S 01°12'54" E 656.14'

THE CITY OF ARLINGTON, TEXAS  
(VOL. 14361, PG. 132)

**JOSHIAH F. WHEAT SURVEY  
ABSTRACT NO. 1695**

GRID COORDS.  
N=6,972,405.52  
E=2,386,373.64

FOUND X-CUT  
(C.M.)

CITY OF ARLINGTON  
(VOL. 13045, PG. 480)

S 01°12'54" E  
1496.57'

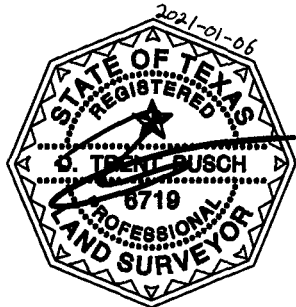
**JUAN ARMENDARIS SURVEY  
ABSTRACT NO. 57**

**GREENBELT ROAD  
(VARIABLE WIDTH RIGHT-OF-WAY)**

MATCHLINE: SEE PAGE 6 OF 7

**LEGEND**

- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCING
- FRRS FOUND RAILROAD SPIKE
- FX FOUND X-CUT
- VOL. VOLUME
- PG. PAGE
- C.M. CONTROLLING MONUMENT
- FOUND MONUMENTS
- POINT FOR CORNER
- PROPERTY LINE
- - - APPROXIMATE ABSTRACT LINE
- EASEMENT DEDICATION
- ▨ SURFACE USE EASEMENT



SEE PAGE 7 FOR LINE TABLE

**GENERAL NOTES:**

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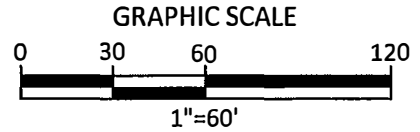
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PROJECT NO: 30210.733

DATE ISSUED: 4/1/2021

PAGE: 5 OF 7

# EXHIBIT "A"



MATCHLINE: SEE PAGE 5 OF 7

BLOCK 2  
VILLAGE CREEK PLANT ADDITION  
(VOL. 388-213, PG. 47)

CITY OF ARLINGTON  
(VOL. 13045, PG. 480)

JUAN ARMENDARIS SURVEY  
ABSTRACT NO. 57

GREENBELT ROAD  
(VARIABLE WIDTH RIGHT-OF-WAY)

JOSIAH F. WHEAT SURVEY  
ABSTRACT NO. 1695

FRRS (C.M.)

GRID COORDS.  
N=6,970,909.46  
E=2,386,405.37

**LEGEND**

- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCING
- FRRS FOUND RAILROAD SPIKE
- FX FOUND X-CUT
- VOL. VOLUME
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- ▨ SURFACE USE EASEMENT

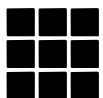


SEE PAGE 7 FOR LINE TABLE

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ABSTRACT NO. 57  
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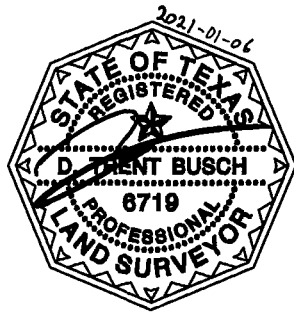
PROJECT NO: 30210.733

DATE ISSUED: 4/1/2021

PAGE: 6 OF 7

# EXHIBIT "A"

LINE DATA		
LINE #	BEARING	DISTANCE
L1	S 01°07'39" E	40.00'
L2	N 01°13'06" W	40.00'
L3	S 01°13'06" E	40.00'
L4	S 88°46'54" W	30.00'
L5	N 01°13'06" W	40.00'
L6	N 88°46'54" E	30.00'
L7	S 88°46'54" W	44.06'
L8	N 88°46'54" E	44.12'



**GENERAL NOTES:**

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PAGE: 7 OF 7