

EXHIBIT "A"
LEGAL DESCRIPTION
PERMANENT WATER LINE EASEMENT

BEING a 30 foot wide strip of land located in the CHARLES GIBBS SURVEY, Abstract No. 534, Grand Prairie, Dallas County, Texas, and being a portion of the tract of land conveyed to the City of Grand Prairie, by the deeds recorded in Volume 72005, Page 1127, and Volume 74215, Page 1415, of the Deed Records of Dallas County, Texas. Said 30 foot wide strip of land being more particularly described by metes and bounds as follows:

BEGINNING at a point lying in the West boundary line of aforesaid City of Grand Prairie Tract and the East right-of-way line of Carrier Parkway (a 100 foot wide public right-of-way), and being located N 63° 11' 43" W 508.34 feet, from a ½" iron rod found at the Southeast corner of Lot 6, Inglewood Park Addition, to the City of Grand Prairie, Dallas County, Texas, according to the plat recorded in Book 28, Page 109, of the Deed Records of Dallas County, Texas, and said POINT OF BEGINNING also being located N 13° 23' 45" E 190.83 feet, from the Southwest corner of said City of Grand Prairie Tract;

THENCE N 13° 23' 45" W 30.26 feet, along the West boundary line of said City of Grand Prairie Tract and the East right-of-way line of Carrier Parkway, to a point;

THENCE N 69° 05' 32" E 106.76 feet, to a point;

THENCE S 47° 28' 28" E 192.42 feet, to a point;

THENCE N 71° 07' 21" E 1076.15 feet, to a point;

THENCE S 63° 52' 39" E 67.51 feet, to a point lying in the South boundary line of aforesaid City of Grand Prairie Tract,

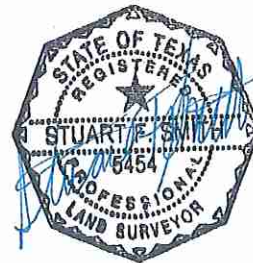
THENCE S 70° 49' 00" W 42.20 feet, along the South boundary line of said City of Grand Prairie Tract, to a point;

THENCE N 63° 52' 39" W 25.41 feet, to a point;

THENCE S 71° 07' 21" W 1081.54 feet, to a point;

THENCE N 47° 28' 28" W 191.69 feet, to a point;

THENCE S 69° 05' 32" W 92.18 feet, to the POINT OF BEGINNING containing 0.976 acre (42,506 square feet) of land.



10/24/18

EXHIBIT "B"

BEARING BASE:

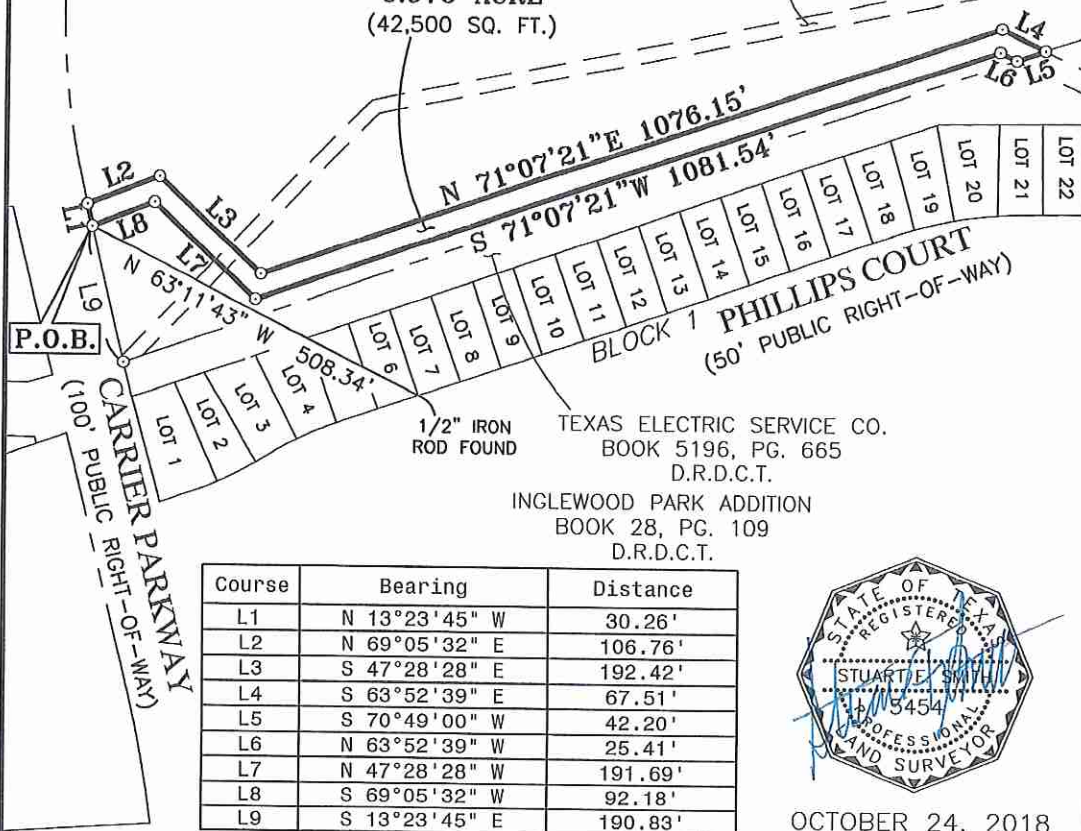
THE BEARINGS SHOWN HEREON ARE TEXAS STATE PLANE GRID BEARINGS ESTABLISHED USING THE GLOBAL POSITIONING SYSTEM SATELLITES, AND LOCAL CONTINUOUSLY OPERATING REFERENCE STATIONS.

CHARLES GIBBS SURVEY
ABSTRACT NO. 534

CITY OF GRAND PRAIRIE
VOLUME 72005, PAGE 1127
VOLUME 74215, PAGE 1415
D.R.D.C.T.

PARCEL 18
TRINITY RIVER AUTHORITY
VOL. 78088, PG. 2623
D.R.D.C.T.

PERMANENT WATERLINE
EASEMENT
0.976 ACRE
(42,500 SQ. FT.)



OCTOBER 24, 2018

CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS
ROBINSON ROAD WATERLINE PROJECT

BRITTAIN & CRAWFORD
LAND SURVEYING &
TOPOGRAPHIC MAPPING

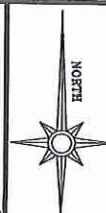
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FIRM CERTIFICATION# 1019000
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PERMANENT WATERLINE
EASEMENT

OF
0.976 ACRE OF LAND

LOCATED IN
THE CHARLES GIBBS SURVEY, ABSTRACT NO.
534 CITY OF GRAND PRAIRIE, DALLAS COUNTY,
TEXAS



SCALE 1"=200'

EXHIBIT "A"
LEGAL DESCRIPTION
PERMANENT WATER LINE EASEMENT

BEING a 30 foot wide strip of land located in the CHARLES GIBBS SURVEY, Abstract No. 534, Grand Prairie, Dallas County, Texas, and being a portion of the tract of land conveyed to the City of Grand Prairie, by the deed recorded in Volume 3963, Page 640, of the Deed Records of Dallas County, Texas. Said 30 foot wide strip of land being more particularly described by metes and bounds as follows:

COMMENCING at a ½" iron rod found at the Northeast corner of Lot 35, Block 1, Inglewood Park Addition, to the City of Grand Prairie, Dallas County, Texas, according to the plat recorded in Book 28, Page 109, of the Deed Records of Dallas County, Texas;

THENCE S 89° 22' 12" W 366.07 feet, along the North line of said Block 1, to a point at the Southwest corner of said City of Grand Prairie Tract;

THENCE N 00° 44' 00" W 96.35 feet, along the West boundary line of said City of Grand Prairie Tract, to the POINT OF BEGINNING;

THENCE N 00° 44' 00" W 30.00 feet, along the West boundary line of said City of Grand Prairie Tract, to a point;

THENCE N 89° 21' 49" E 674.92 feet, to a point in the East boundary line of said City of Grand Prairie Tract and the West right-of-way line of S.W 3rd Street (a variable width public right-of-way);

THENCE S 00° 54' 02" E 30.00 feet, along the East boundary line of said City of Grand Prairie Tract and the West right-of-way line of said S.W. 3rd Street, to a point;

THENCE S 89° 21' 49" W 675.01 feet, to the POINT OF BEGINNING containing 0.465 acre (20,249 square feet) of land.



EXHIBIT "B"

CHARLES GIBBS SURVEY
ABSTRACT NO. 534

BEARING BASE:

THE BEARINGS SHOWN HEREON ARE TEXAS STATE
PLANE GRID BEARINGS ESTABLISHED USING THE
GLOBAL POSITIONING SYSTEM SATELLITES, AND LOCAL
CONTINUOUSLY OPERATING REFERENCE STATIONS.

PARCEL 18
TRINITY RIVER AUTHORITY
VOL. 78088, PG. 2623
D.R.D.C.T.

CITY OF GRAND PRAIRIE
VOL. 3963, PG. 640
D.R.D.C.T.

TEXAS ELECTRIC SERVICE CO.
BOOK 5196, PG. 665
D.R.D.C.T.

PERMANENT WATERLINE
EASEMENT
0.465 ACRE
(20,249 SQ. FT.)

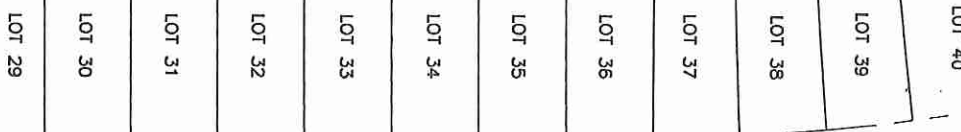
N 89°21'49"E 674.92'

S 89°21'49"W 675.01'

POINT OF BEGINNING

POINT OF COMMENCING
(1/2" IRON ROD FOUND)

S 89°22'12"W 366.07'



BLOCK 1
INGLEWOOD PARK
ADDITION
BOOK 28, PG. 109
D.R.D.C.T.

Course	Bearing	Distance
L1	N 00°44'00" W	96.35'
L2	N 00°44'00" W	30.00'
L3	S 00°54'02" E	30.00'



OCTOBER 29, 2018

S.W. 3RD STREET
(VARIABLE WIDTH PUBLIC RIGHT-OF WAY)

PABLO MANSOLA SURVEY, ABST. NO. 992
CHARLES GIBBS SURVEY, ABST. NO. 534

CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS
ROBINSON ROAD WATERLINE PROJECT



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PERMANENT WATERLINE
EASEMENT

OF
0.465 ACRE OF LAND

LOCATED IN
THE CHARLES GIBBS SURVEY, ABSTRACT NO.
534 CITY OF GRAND PRAIRIE, DALLAS COUNTY,
TEXAS



SCALE 1"=100'

EXHIBIT "A"
LEGAL DESCRIPTION
PERMANENT WATER LINE EASEMENT

BEING 0.919 acre of land located in Lot 124, Block 13, Monterrey Park Phase 2, an addition to the City of Grand Prairie, Dallas County, Texas, according to the plat recorded in Instrument No. 20070201045, of the Deed Records of Dallas County, Texas. Said 0.919 acre of land being more particularly described by metes and bounds as follows:

BEGINNING at a point lying in the West boundary line of aforesaid Lot 124, being located N 00° 31' 26" W 124.56 feet, from a 5/8" iron rod found at the Northwest corner of Lot 7, Block 1, of aforesaid Monterrey Park Phase 2;

THENCE along the West boundary line of said Lot 124, as follows:

1. N 00° 31' 26" W 45.58 feet, to a point;
2. N 40° 23' 25" E 5.70 feet, to a point;

THENCE S 88° 12' 36" E 56.65 feet, to a point;

THENCE N 52° 28' 51" E 91.49 feet, to a point;

THENCE N 63° 06' 14" E 63.43 feet, to a point;

THENCE N 41° 04' 20" E 95.50 feet, to a point;

THENCE N 44° 17' 17" E 130.12 feet, to a point;

THENCE N 01° 48' 46" W 64.76 feet, to a point;

THENCE N 34° 28' 33" E 353.13 feet, to a point;

THENCE N 41° 04' 43" E 81.61 feet, to a point;

THENCE N 11° 54' 17" E 16.90 feet, to a point lying in the North boundary line of aforesaid Lot 124 and the South boundary line of a tract of land conveyed to Texas Electric Service Company, by the deed recorded in Volume 3599, Page 594, of the Deed Records of Dallas County, Texas;

THENCE N 70° 42' 54" E 35.23 feet, along the North boundary line of said Lot 124 and the South boundary line of said Texas Electric Service Company Tract, to a point;

THENCE S 12° 01' 48" W 63.48 feet, to a point;

THENCE S 41° 04' 43" W 69.20 feet, to a point;

THENCE S 34° 28' 33" W 337.71 feet, to a point;

THENCE S 01° 48' 46" E 68.67 feet, to a point;

THENCE S 44° 17' 17" W 146.02 feet, to a point;

THENCE S 41° 04' 20" W 102.16 feet, to a point;

THENCE S 63° 06' 14" W 67.49 feet, to a point;

THENCE S 52° 28' 51" W 98.41 feet, to a point;

THENCE N 79° 46' 09" W 2.66 feet, to a point;

THENCE S 10° 13' 51" W 12.84 feet, to a point;

THENCE N 88° 12' 36" W 70.96 feet, to the POINT OF BEGINNING containing 0.919 acre (40,052 square feet) of land.



Course	Bearing	Distance
L1	N 00°31'26" W	45.58'
L2	N 40°23'25" E	5.70'
L3	S 88°12'36" E	56.65'
L4	N 52°28'51" E	91.49'
L5	N 63°06'14" E	63.43'
L6	N 41°04'20" E	95.50'
L7	N 44°17'17" E	130.12'
L8	N 01°48'46" W	64.76'
L9	N 34°28'33" E	353.13'
L10	N 41°04'43" E	81.61'
L11	N 11°54'17" E	16.90'
L12	N 70°42'54" E	35.23'
L13	S 12°01'48" W	63.47'
L14	S 41°04'43" W	69.20'
L15	S 34°28'33" W	337.71'
L16	S 01°48'46" E	68.67'
L17	S 44°17'17" W	146.02'
L18	S 41°04'20" W	102.16'
L19	S 63°06'14" W	67.49'
L20	S 52°28'51" W	98.41'
L21	N 79°46'09" W	2.66'
L22	S 10°13'51" W	12.84'
L23	N 88°12'36" W	70.96'

EXHIBIT "B"

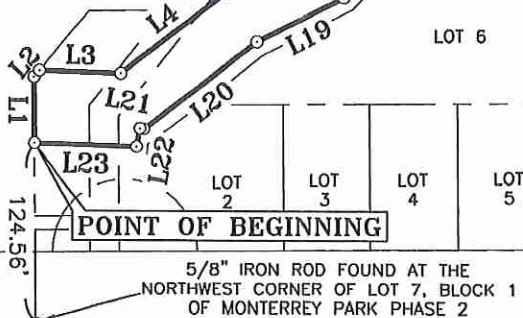
**PERMANENT WATERLINE
EASEMENT
0.919 ACRE
(40,052 SQ. FT.)**

HERMAN H AND WILLIE
JIMMA PLATTNER
VOLUME 92245, PAGE 2179
D.R.D.C.T.

**PABLO MANSOLA SURVEY
ABSTRACT NO. 992**

**ROBERT R. TUCKER SURVEY
ABSTRACT NO. 1473**

MONTERREY PARK PHASE 2
INSTRUMENT# 20070201045
D.R.D.C.T.



OCTOBER 26, 2018

**CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS
ROBINSON ROAD WATERLINE PROJECT**

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WEBSITE: www.brittain-crawford.com
FIRM CERTIFICATION# 1019000

**PERMANENT WATERLINE EASEMENT
OF
0.919 ACRE OF LAND
LOCATED IN
THE PABLO MANSOLA SURVEY, ABSTRACT NO. 992,
AND THE ROBERT R. TUCKER SURVEY, ABSTRACT NO.
1473 CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS**

