

EXHIBIT "A"

City: North Richland Hills, Texas  
Project: Birdville High School  
15' Water Line Easement Abandonment

Page 1 of 2  
February 1, 2016

Description

**BEING** a 0.083 acre tract of land situated in the **TANDY K. MARTIN SURVEY, Abstract No. 1055**, in North Richland Hills, Texas, and being out of Lot 1, Block 1 of the Birdville High School Addition, an addition to the City of North Richland Hills, Tarrant County, Texas, recorded in Cabinet A, Slide 3902 of the Plat Records of Tarrant County, Texas (P.R.T.C.T.), said 0.083 acre tract of land being more particularly described by metes and bounds as follows:

**COMMENCING** at a 5/8-inch iron rod found for an interior corner of said Lot 1, Block 1 and the southwest corner of Lot 27-R, Block 1 of Thompson Park Estates, an addition to the City of North Richland Hills according to the plat recorded in Cabinet B, Slide 1708, P.R.T.C.T., from which a found 5/8-inch iron rod bears South 89 degrees 51 minutes 50 seconds East, a distance of 223.38 feet, and being on the westerly right-of-way line of Precinct Line Road (a variable width right-of-way);

**THENCE** North 00 degrees 14 minutes 41 seconds East, along the said westerly line of said Thompson Park Estates, a distance of 557.51 feet to a point on the southerly right-of-way line of Mid-Cities Boulevard (120' right-of-way);

**THENCE** along the southerly right-of-way line of said Mid-Cities Boulevard, the following:

North 89 degrees 50 minutes 29 seconds West, a distance of 331.21 feet to a corner;

South 00 degrees 08 minutes 57 seconds West, a distance of 11.99 feet to a corner;

North 89 degrees 50 minutes 20 seconds West, a distance of 450.00 feet to a corner;

North 76 degrees 20 minutes 45 seconds West, a distance of 51.26 feet to a corner;

North 89 degrees 50 minutes 29 seconds West, a distance of 45.81 feet to a corner on the easterly line of a 15-foot Water Line easement described in deed recorded in Volume 9723, Page 275 of the Deed Records of Tarrant County, Texas (D.R.T.C.T.);

**THENCE** South 00 degrees 11 minutes 42 seconds West, departing the southerly right-of-way line of said Mid-Cities Boulevard along the easterly line of said Water Line easement, a distance of 243.58 feet to the **POINT OF BEGINNING**;

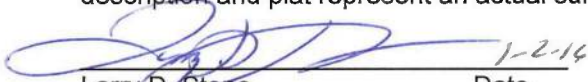
**THENCE** South 00 degrees 11 minutes 42 seconds West, continuing along the easterly line of said Water Line easement, a distance of 240.50 feet to a corner;

**THENCE** West, departing the easterly line of said Water Line easement, a distance of 15.00 feet to a corner on the westerly line of said Water Line easement;

**THENCE** North 00 degrees 11 minutes 42 seconds East, along the westerly line of said Water Line easement, a distance of 240.50 feet to a corner;

**THENCE** East, departing the westerly line of said Water Line easement, a distance of 15.00 feet to the **POINT OF BEGINNING**, and containing 3,608 square feet or 0.083 acres of land, more or less.

I, Larry D. Stone, a Registered Professional Land Surveyor in the State of Texas, hereby certify that the land description and plat represent an actual survey made on the ground under my supervision.

  
Larry D. Stone Date 1-2-16  
Texas Registration No. 2925



Schricket, Rollins and Associates, Inc.  
1161 Corporate Drive West Suite 200  
Arlington, Texas 76006  
Ph. (817) 649-3216

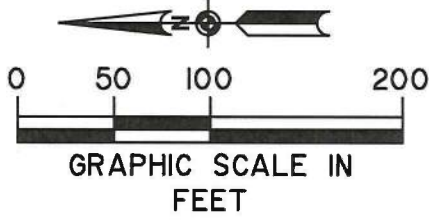
PRECINCT LINE ROAD  
(RIGHT-OF-WAY VARIES)

EXHIBIT "B"

LOT 1R, BLOCK 2  
THOMPSON PARK ESTATES  
CAB. A, SLIDE 4439  
P.R.T.C.T.

LOT 26-R BLOCK 1 LOT 27-R  
THOMPSON PARK ESTATES  
CAB. B, SLIDE 1708  
P.R.T.C.T.

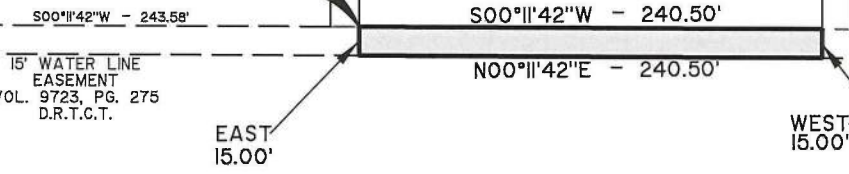
POINT OF COMMENCING



LOT 1, BLOCK 1  
BIRDVILLE HIGH SCHOOL ADDITION  
CAB. A, SLIDE 3902  
P.R.T.C.T.

ABANDONMENT PARCEL  
AREA: 3,608 SQ. FT.  
0.083 ACRES

POINT OF BEGINNING



MID-CITIES BOULEVARD  
(120' RIGHT-OF-WAY)

ANDY K. MARTIN SURVEY, ABST. NO. 1055  
L.C. WALKER SURVEY, ABST. NO. 1632

500°08'57\"/>

N89°50'29\"/>

N89°50'20\"/>

N89°50'29\"/>

N76°20'45\"/>

15' WATER LINE EASEMENT  
VOL. 9723, PG. 275  
D.R.T.C.T.

EAST 15.00'

WEST 15.00'



EASEMENT ABANDONMENT  
BIRDVILLE INDEPENDENT SCHOOL DISTRICT  
NORTH RICHLAND HILLS, TEXAS

1161 Corporate Drive West, Suite 200 Arlington, Texas 76006 817.649.3216 Fax: 817.649.7645

Date: 02-01-2016  
Drawn by: CCH  
Job No.: 5292

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