

EXHIBIT "A"
15 FOOT WATERLINE EASEMENT
SHEET 1 OF 1

LEGAL DESCRIPTION

BEING all that tract of land in the City of North Richland Hills, Tarrant County, Texas, and being a part of the T. K. MARTIN SURVEY, ABSTRACT NUMBER 1055, and being a part of that 10.733 acre tract of land conveyed to Arcadia Land Partners 26, Ltd. as recorded in Document No. D203472395, Tarrant County Deed Records, and being further described as follows:

COMMENCING at a one-half inch iron rod found for corner in the west line of said 10.733 acre tract, said point being in the east line of Amundson Drive (a variable width right-of-way);

THENCE Southeasterly, 48.33 feet along a curve to the right having a central angle of 05 degrees 26 minutes 06 seconds, a radius of 509.50 feet, a tangent of 24.18 feet, whose chord bears South 04 degrees 41 minutes 00 seconds East, 48.31 feet to a point for corner and the POINT OF BEGINNING of this tract of land;

THENCE South 89 degrees 35 minutes 45 seconds East, 30.44 feet to a point for corner;

THENCE South 00 degrees 24 minutes 15 seconds West, 47.66 feet to a point for corner;

THENCE South 89 degrees 38 minutes 18 seconds East, 117.10 feet to a point for corner;

THENCE North 45 degrees 21 minutes 42 seconds East, 27.69 feet to a point for corner;

THENCE Northeasterly, 447.69 feet along a curve to the left having a central angle of 04 degrees 33 minutes 51 seconds, a radius of 5620.08 feet, a tangent of 223.96 feet, whose chord bears North 87 degrees 46 minutes 21 seconds East, 447.57 feet to a point for corner;

THENCE Northeasterly, 13.21 feet, along a curve to the right having a central angle of 00 degrees 07 minutes 47 seconds, a radius of 5839.08 feet, a tangent of 6.60 feet, whose chord bears North 85 degrees 33 minutes 19 seconds East, 13.21 feet to a point for corner, said point being in the west line of that 2.169 acre tract of land conveyed to Rose Bredeweg and Quen Bredeweg as recorded in Document No. D204311373, Tarrant County Deed Records;

THENCE South 00 degrees 27 minutes 50 seconds East, 15.04 feet along the west line of said 2.169 acre tract to a point for corner;

THENCE Southwesterly, 12.15 feet along a curve to the left having a central angle of 00 degrees 07 minutes 10 seconds, a radius of 5824.08 feet, a tangent of 6.07 feet, whose chord bears South 85 degrees 33 minutes 01 seconds West, 12.15 feet to a point for corner;

THENCE Southwesterly, 442.71 feet along a curve to the right having a central angle of 04 degrees 30 minutes 05 seconds, a radius of 5635.08 feet, a tangent of 221.47 feet, whose chord bears South 87 degrees 44 minutes 28 seconds West, 442.60 feet to a point for corner;

THENCE South 45 degrees 21 minutes 42 seconds West, 27.74 feet to a point for corner;

THENCE North 89 degrees 38 minutes 18 seconds West, 138.33 feet to a point for corner;

THENCE North 00 degrees 24 minutes 15 seconds East, 47.67 feet to a point for corner;

THENCE North 89 degrees 35 minutes 45 seconds West, 15.04 feet to a point for corner in the west line of said 10.733 acre tract, said point being in the east line of Amundson Drive, from which a one-half inch iron rod bears South 00 degrees 03 minutes 46 seconds West, 6.07 feet;

THENCE Northwesterly, 15.01 feet along a curve to the left in the west line of said 10.733 acre tract, said curve having a central angle of 01 degrees 41 minutes 15 seconds, a radius of 509.50 feet, a tangent of 7.50 feet, whose chord bears North 01 degrees 07 minutes 19 seconds West, 15.01 feet to the POINT OF BEGINNING and containing 10,255 square feet or 0.235 acres of land.

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