

**PERMANENT DRAINAGE EASEMENT
HORACE ROBINSON SURVEY, A-1315
TO THE CITY OF FORT WORTH
TARRANT COUNTY, TEXAS**

BEING a 15,145 square foot (0.3477 acre) tract of land in the Horace Robinson Survey, Abstract No. 1315, Tarrant County, Texas, and being part of that certain tract of land described as "Tract II" conveyed to WCC Partner, LP as evidenced by Deed Without Warranty recorded in Instrument No. D210287964 of the Deed Records of Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod with cap stamped "LANDES & ASSOC." found at an angle point in the south line of said WCC tract and the common most southwest corner of Block 14-B, part of the Revised Plat of Lot 1, Lot 14-A, Lots 1-45, Block 14-B, and Lot 1, Block 14-C of Woodhaven Country Club Estates, 3-B Filing, Lot 1, Block 14 Woodhaven Country Club Estates, recorded in Volume 388-97, Page 25 of the Plat Records of Tarrant County, Texas and the most northerly northwest corner of Lot 1, Block 14-A, of said Revised Woodhaven Country Club Estates, 3-B Filing;

THENCE South 60°31'05" West along the common south line of said WCC tract and the northwest line of said Lot 1, Block 14-A, a distance of 17.53 feet;

THENCE departing said common line over and across said WCC tract as follows:

North 25°44'09" East a distance of 157.95 feet;

North 06°46'25" West a distance of 55.77 feet;

North 26°58'35" East a distance of 42.31 feet;

North 49°28'35" East a distance of 50.15 feet;

North 33°31'00" East a distance of 65.47 feet;

North 25°44'09" East a distance of 217.96 feet;

North 24°44'59" West a distance of 104.50 feet;

North 65°15'01" East a distance of 84.43 feet to the common south line of said WCC tract and west line of said Block 14-B, of said Revised Woodhaven Country Club Estates, 3-B Filing;

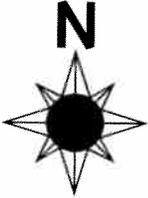
THENCE South 04°49'52" East along said common line a distance of 72.55 feet to a 5/8-inch iron rod found;

THENCE South 25°44'09" West continuing along said common line a distance of 630.78 feet to the **POINT OF BEGINNING**;

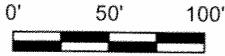
CONTAINING within the metes recited 15,145 square feet or 0.3477 acre of land.

October 28, 2011

Sheet 1 of 5



WCC PARTNER, LP
INST. D210287964
D.R.T.C.T.



LINE	BEARING	DISTANCE
L1	S 60°31'05" W	17.53'
L2	N 25°44'09" E	157.95'
L3	N 06°46'25" W	55.77'
L4	N 26°58'35" E	42.31'
L5	N 49°28'35" E	50.15'
L6	N 33°31'00" E	65.47'
L7	N 25°44'09" E	217.96'
L8	N 24°44'59" W	104.50'
L9	N 65°15'01" E	84.43'
L10	S 60°31'05" W	107.73'
L11	S 05°13'47" E	39.43'
L12	S 04°49'52" E	75.37'

PERMANENT DRAINAGE EASEMENT
15,145 Sq. Feet
(0.3477 Acre)

TEMPORARY CONSTRUCTION EASEMENT
49,464 Sq. Feet
(1.1355 Acres)

LOT 7,
BLOCK 10
WOODHAVEN COUNTRY CLUB ESTATES
SECOND FILING
VOL. 388-56, PG. 8
P.R.T.C.T.

LOT 1,
BLOCK 14-A
REVISED PLAT OF LOT 1, LOT 14-A, LOTS 1-45,
BLOCK 14-B, AND LOT 1, BLOCK 14-C OF
WOODHAVEN COUNTRY CLUB ESTATES 3-B FILING
LOT 1, BLOCK 14
WOODHAVEN COUNTRY CLUB ESTATES
VOL. 388-97, PG. 25
P.R.T.C.T.

LOTS 1-45, BLOCK 14-B
REVISED PLAT OF
LOT 1, LOT 14-B, AND LOT 1, LOT 14-A
OF WOODHAVEN COUNTRY CLUB ESTATES 3-B FILING
LOT 1, BLOCK 14 WOODHAVEN COUNTRY CLUB ESTATES 3-B FILING
VOL. 388-97, PG. 25
P.R.T.C.T.

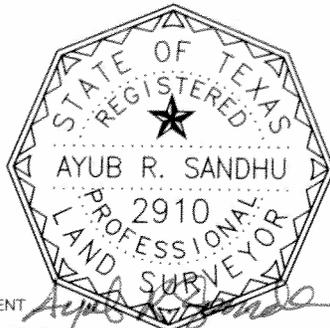
HORACE ROBINSON SURVEY
ABSTRACT NUMBER 1315

BEARING BASIS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON NAD 83, TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (4202). DISTANCES SHOWN HAVE BEEN MODIFIED TO SURFACE BY APPLYING A SCALE FACTOR OF 1.000120000 TO THE STATE PLANE COORDINATES

**PERMANENT DRAINAGE EASEMENT
BEING 15,145 SQUARE FEET (0.3477 ACRE)
AND
TEMPORARY CONSTRUCTION EASEMENT
BEING 49,464 SQUARE FEET (1.1355 ACRES)
TO THE CITY OF FORT WORTH
TARRANT COUNTY, TEXAS**

LEGEND

- These standard symbols can be found in this drawing.
- IRON ROD FOUND (SIZE NOTED)
 - P.O.B. - POINT OF BEGINNING
 - P.D.E. - PERMANENT DRAINAGE EASEMENT
 - T.C.E. - TEMPORARY CONSTRUCTION EASEMENT
 - I.R. - IRON ROD
 - D.R.T.C.T. - DEED RECORDS TARRANT COUNTY, TEXAS
 - P.R.T.C.T. - PLAT RECORDS TARRANT COUNTY, TEXAS



DRAWN BY:	J. WALDRIP	DATE:	OCTOBER 28, 2011
CHECKED BY:	R. WALDRIP	SCALE:	1 INCH = 100 FEET
JOB NUMBER:	301-10-004	SHEET:	4 OF 5

ARS Engineers, Inc.

12801 N. Central Expressway, Suite 1250
Dallas, Texas 75243
Phone: (214) 739-3152 Fax: (214) 739-3169

**TEMPORARY CONSTRUCTION EASEMENT
HORACE ROBINSON SURVEY, A-1315
TO THE CITY OF FORT WORTH
TARRANT COUNTY, TEXAS**

BEING a 49,464 square foot (1.1355 acre) tract of land in the Horace Robinson Survey, Abstract No. 1315, Tarrant County, Texas, and being part of that certain tract of land described as "Tract II" conveyed to WCC Partner, LP as evidenced by Deed Without Warranty recorded in Instrument No. D210287964 of the Deed Records of Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod found at an angle point in the south line of said WCC tract and the common most southerly northwest corner of Lot 1, Block 14-A, part of the Revised Plat of Lot 1, Lot 14-A, Lots 1-45, Block 14-B, and Lot 1, Block 14-C of Woodhaven Country Club Estates, 3-B Filing, Lot 1, Block 14 Woodhaven Country Club Estates, recorded in Volume 388-97, Page 25 of the Plat Records of Tarrant County, Texas and the northeast corner of Lot 7, Block 10, of Woodhaven Country Club Estates, Second Filing, recorded in Volume 388-56, Page 8 of the Plat Records of Tarrant County, Texas;

THENCE North 24°22'29" East over and across said WCC tract a distance of 898.98 feet to the common south line of said WCC tract and the west line of Lot 13, Block 16, of Woodhaven Country Club Estates, Sixth Filing, recorded in Volume 388-76, Page 13 of the Plat Records of Tarrant County, Texas;

THENCE South 05°13'47" East along said common line a distance of 39.43 feet to the common southwest corner of said Lot 13 and the northwest corner of Lot 12, Block 16 of said Woodhaven Country Club Estates, Sixth Filing and the most northwest corner of Block 14-B, of said Woodhaven Country Club Estates, 3-B Filing;

THENCE South 04°49'52" East along the common south line of said WCC tract and west line of said Block 14-B, of said Revised Woodhaven Country Club Estates, 3-B Filing a distance of 75.37 feet;

THENCE departing said common line over and across said WCC tract as follows:

South 65°15'01" West a distance of 84.43 feet;

South 24°44'59" East a distance of 104.50 feet;

South 25°44'09" West a distance of 217.96 feet;

South 33°31'00" West a distance of 65.47 feet;

South 49°28'35" West a distance of 50.15 feet;

South 26°58'35" West a distance of 42.31 feet;

South 06°46'25" East a distance of 55.77 feet;

South 25°44'09" West a distance of 157.95 feet to the common south line of said WCC tract and the northwest line of said Lot 1, Block 14-A, from which a 1/2-inch iron rod with cap stamped "LANDES & ASSOC." found bears North 60°31'05" East a distance of 17.53 feet for an angle point in the south line of said WCC tract and the common most southwest corner of said Block 14-B, and the most northerly northwest corner of Lot 1, Block 14-A, of said Revised Woodhaven Country Club Estates, 3-B Filing;

October 28, 2011

Sheet 2 of 5

THENCE South 60°31'05" West along said common line a distance of 112.47 feet to the **POINT OF BEGINNING**;

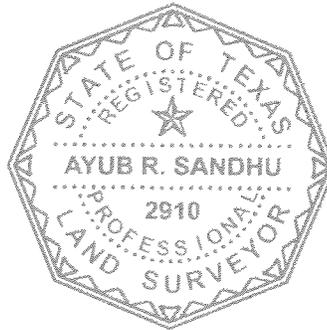
CONTAINING within the metes recited 49,464 square feet or 1.1355 acres of land.

Bearings and distances shown are based on NAD 83, Texas State Plane Coordinate System, North Central Zone (4202). Distances shown have been modified to surface by applying a scale factor of 1.00012000 to the State Plane Coordinates.

I, Ayub R. Sandhu, a Registered Professional Land Surveyor, hereby certify that the legal description hereon is based upon an actual survey made on the ground under my supervision.

Ayub R. Sandhu 12-9-11

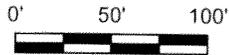
Ayub R. Sandhu, R.P.L.S.
Texas Registration No. 2910





**HORACE ROBINSON SURVEY
ABSTRACT NUMBER 1315**

WCC PARTNER, LP
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D.R.T.C.T.



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L12	S 04°49'52" E	75.37'

**TEMPORARY
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49,464 Sq. Feet
(1.1355 Acres)

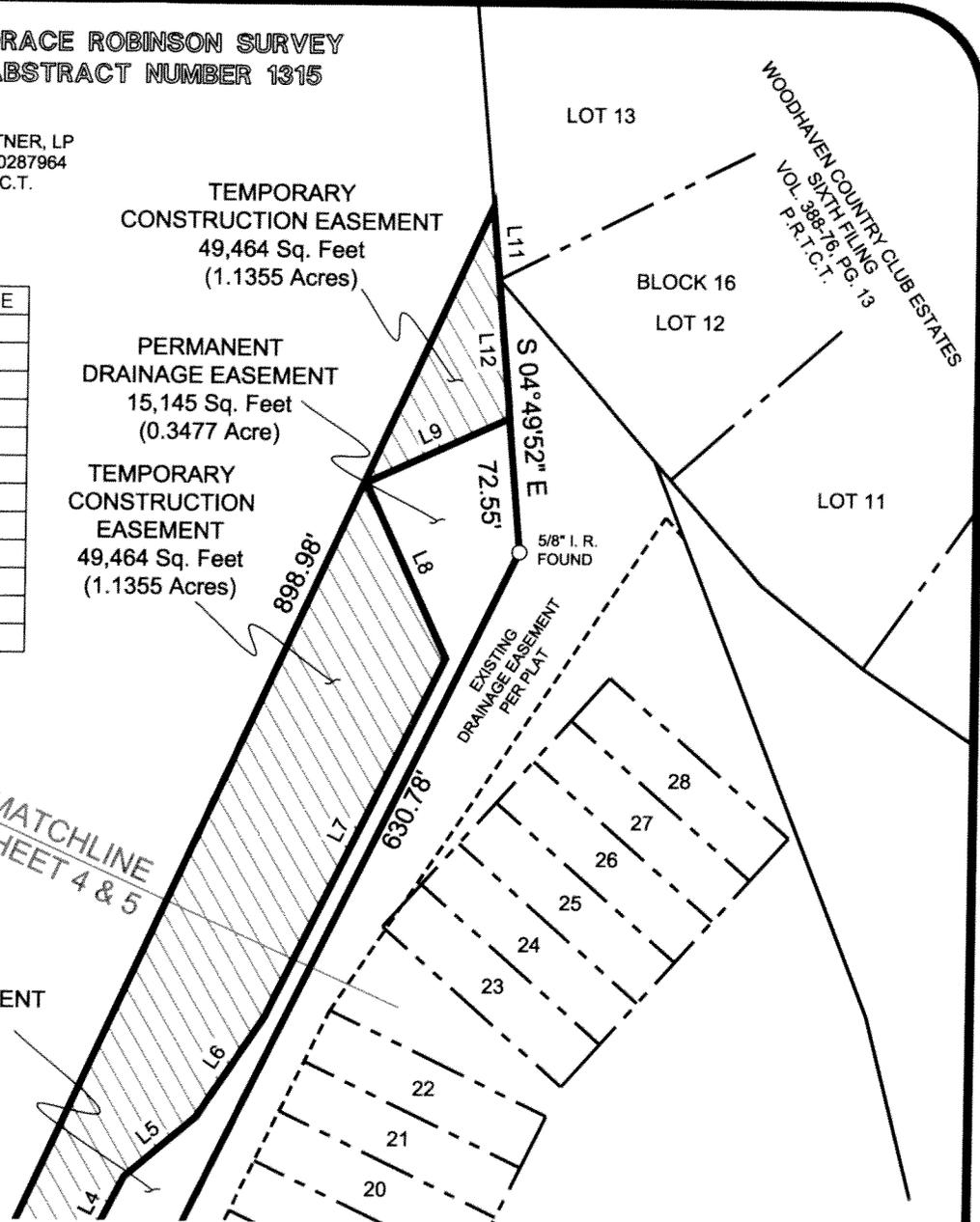
**PERMANENT
DRAINAGE EASEMENT**
15,145 Sq. Feet
(0.3477 Acre)

**TEMPORARY
CONSTRUCTION
EASEMENT**
49,464 Sq. Feet
(1.1355 Acres)

**PERMANENT
DRAINAGE EASEMENT**
15,145 Sq. Feet
(0.3477 Acre)

WCC PARTNER, LP
INST. D210287964
D.R.T.C.T.

MATCHLINE
SHEET 4 & 5



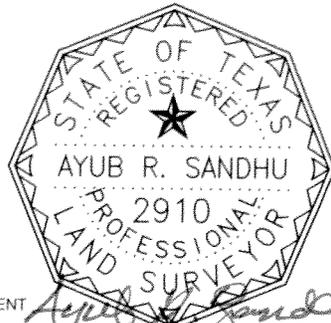
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