



HORIZONTAL SCALE: 1" = 50'

LOT 1 BLOCK 1  
ALL SAINTS EPISCOPAL HOSPITAL ADDITION  
CABINET A SLIDE 1411 PRTC.

LOT 1 BLOCK 1 MELRIC  
VOL. 388-50 PG. 81 DRTC.

LOT 11R

LOT 2  
BAYLOR ALL SAINTS MEDICAL CENTER

N 89°51'50" E

252.39'

BLOCK C-2  
LOT 3  
ALL SAINTS EPISCOPAL HOSPITAL  
VOL. 11289 PG. 525 DRTC.  
CURRENT OWNER  
BAYLOR ALL SAINTS MEDICAL CENTER

CONC. PAVING



SET BIP

Access Easement  
3,210 sf.

APPARENT SEWER LINE

DOWN GUY

ELECT. GOES UNDERGROUND

LOT 4  
LARKIN PROPERTIES II LLC.  
D213005579 DRTC.

ENDERLY PARK  
VOL. 654 PG 526 DRTC.

BLOCK D-2  
LOT 1

LOT 2

LOT 3

CITY OF FORT WORTH  
D205032570 DRTC.

SET BIP

S 00°08'10" E  
60.00'

CONC. WALK

SSMH

DOWN GUY

WATER METER

SSMH

DOWN GUY

SSMH

DOWN GUY

WATER METER

LOT 10R  
VOL. 388-158 PG. 92 DRTC.

WEST ALLEN AVE.

ENDERLY PLACE  
50' ROW  
CONC C&G  
ASPHALT PAVING



THE SUBJECT PROPERTY HAS BEEN TIED TO THE TEXAS COORDINATE SYSTEM, NORTH CENTRAL ZONE, NAD83 USING GPS RTK SURVEYING METHODS. THE COMBINED GRID AND SCALE FACTOR IS 0.999862825. DISTANCES ARE HORIZONTAL GROUND MEASUREMENTS.  
BIP= 3/8" BRAZED IRON PIN  
SURVEYED IN THE FIELD 5-20-2013

*[Handwritten signature]*  
5/20/2013



**J. B. DAVIES, INC.**  
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EXHIBIT A  
**ACCESS EASEMENT**  
ACROSS A PORTION OF LAND  
IN THE ES. HARRIS SURVEY ABSTRACT 688  
FORT WORTH TARRANT COUNTY, TEXAS  
MAY 20, 2013

EXHIBIT B

**BOUNDARY DESCRIPTION FOR  
ACCESS EASEMENT  
OUT OF THE E.S. HARRIS SURVEY ABSTRACT NO 688  
FORT WORTH TARRANT COUNTY, TEXAS**

**BEING** a 64.20ft wide Access Easement out of the E. S. Harris Survey Abstract No 688, Fort Worth, Tarrant County, Texas, being a part of the 50ft wide former Fort Worth & Western Railroad right-of-way, as described in the Deed to City of Fort Worth recorded in D205032570 of the Deed Records of Tarrant County, Texas (DRTC) and said easement being tied to the Texas Coordinate System, North Central Zone, NAD83, bearings are grid, distances are horizontal ground measurements, and being more particularly described as follows:

**BEGINNING** at a found capped iron pin for the southeast corner of the said access easement, and also being the southwest corner of Lot 3 Block C-2 Enderly Park Addition according to plat recorded in Volume 654, Page 526 of the Deed Records of Tarrant County, Texas;

**THENCE** S69°01'43"W, 50.00ft, to a point in the easterly line of the Melric Addition according to plat recorded in Volume 388-50 Page 81 DRTC;

**THENCE** N20°58'17"W, 64.20ft along the easterly line of the said Melric Addition and to a point;

**THENCE** N69°01'43"E, 50.00ft. to a set 5/8" brazed iron pin, being the northwest corner of Lot 3 Block C-2 of the said Enderly Park Addition;

**THENCE** S20°58'17"E, 64.20ft. to the place of beginning and containing 3,210 square feet of land.

J. B. Davies Inc.  
May 20, 2013

