

EXHIBIT A

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STREET VACATION AVONDALE HASLET ROAD B. R. LACY SURVEY, ABSTRACT NO. 990 TARRANT COUNTY, TEXAS

BEING a 29,970 square foot portion of Avondale Haslet Road as defined in City Ordinance No. 17102-08-2006 and being more particularly described by metes and bounds as follows (Basis of bearing being State Plane Grid - Texas North Central Zone (4202) NAD83 as established using GPS Technology in conjunction with the OPUS. Reference frame is NAD83 (2011) Epoch 2010.0000);

BEGINNING at a set 5/8 inch capped iron rod marked "BHB" for the northeast corner of that certain tract of land conveyed to Mark of Excellence Pizza Company according to the deed recorded in Instrument No. D208320907, Deed Records, Tarrant County, Texas also being the northeast corner of that certain tract of land conveyed to Mark of Excellence Pizza Company according to the deed recorded in Instrument No. D213321531, Deed Records, Tarrant County, Texas at the most northerly northwest corner of Avondale Haslet Road (Variable Width Right-of-Way according to the deed recorded in Instrument No. D212167535, Deed Records, Tarrant County, Texas;

THENCE South 25°31'27" West, with the common line between said Mark of Excellence Pizza Company Tract recorded in D213321531 and said Avondale Haslet Road recorded in D212167535, a distance of 50.25 feet to a set 5/8 inch capped iron rod marked "BHB";

THENCE continuing with said common line and a curve to the left having a central angle of 00°08'01", a radius of 960.00 feet, an arc length of 2.24 feet and a chord which bears South 69°01'45" West, a distance of 2.24 feet to the southerly line of said Avondale Haslet as defined by said Ordinance;

THENCE South 89°07'05" West, departing said Avondale Haslet Road recorded in D212167535 and going with the south line of Avondale Haslet Road as defined by said Ordinance, a distance of 92.83 feet;

THENCE South 70°23'24" West, continuing with said south line, a distance of 48.64 feet;

THENCE South 60°01'19" West, continuing with said south line, a distance of 57.80 feet;

THENCE South 47°14'36" West, continuing with said south line, a distance of 40.47 feet;

THENCE South 44°53'47" West, continuing with said south line, a distance of 212.37 feet to the northerly right-of-way line of the aforesaid Avondale Haslet Road recorded in D212167535;

THENCE with the common line between the aforesaid Mark of Excellence Pizza Company Tract recorded in D213321531 and said Avondale Haslet Road and a curve to the right having a central angle of 07°15'23", a radius of 633.00 feet, an arc length of 80.17 feet and a chord which bears South 65°03'38" West, a distance of 80.12 feet to a set 5/8 inch capped iron rod marked "BHB" for the most southerly point of said Mark of Excellence Pizza Company Tract recorded in D213321531, also being on southeast line of the aforesaid Mark of Excellence Pizza Company Tract recorded in D208320907;

THENCE with the common line between said Mark of Excellence Pizza Company Tract recorded in D208320907 and said Avondale Haslet Road and a curve to the right having a central angle of 12°30'39", a radius of 400.00 feet, an arc length of 87.34 feet and a chord which bears South 56°40'00" West, a distance of 87.17 feet to a found X cut for the southwest corner of said Mark of Excellence Pizza Company Tract;

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AVONDALE HASLET ROAD
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THENCE North 00°25'17" West, departing said Avondale Haslet Road, a distance of 29.04 feet to the north line of the aforesaid Avondale Haslet Road as defined by said Ordinance;

THENCE with said north line and a curve to the left having a central angle of 15°17'32", a radius of 375.00 feet, an arc length of 100.09 feet and a chord which bears North 53°17'15" East, a distance of 99.79 feet;

THENCE North 45°37'58" East, continuing with said north line, a distance of 243.88 feet;

THENCE continuing with said north line and a curve to the right having a central angle of 24°29'59", a radius of 407.57 feet, an arc length of 174.28 feet and a chord which bears North 57°52'51" East, a distance of 172.95 feet to the north line of the aforesaid Mark of Excellence Pizza Tract, also being a south line of said Avondale Haslet Road as defined in City Ordinance No. 17102-08-2006;

THENCE South 89°30'07" West, with the common line between said Mark of Excellence Pizza Company Tract and said south line, a distance of 71.38 feet to a found 3/4 inch iron rod at a southerly point of the 30 foot Right-of-Way Dedication according to Haslet Heights II, an addition to Tarrant County according to the plat thereof recorded in Cabinet A, Slide 3468, Plat Records, Tarrant County, Texas;

THENCE North 79°58'12" East, with the south line of said Right-of-Way Dedication, a distance of 57.84 feet;

THENCE North 89°26'01" East, continuing with the south line of said Right-of-Way Dedication, a distance of 149.66 feet to point from which a found 5/8 inch capped iron rod marked "HARP" for the southeast corner of Lot 21, Block 6, of said Haslet Heights II bears North 09°50'20" West, a distance of 30.40 feet;

THENCE South 09°50'20" East, departing the south line of said Right-of-Way Dedication, a distance of 9.89 feet to the **POINT OF BEGINNING** and containing 29,970 square feet or 0.688 acres of land, more or less.

I, Candy Hone, a Registered Professional Land Surveyor licensed in the State of Texas, do hereby declare that this survey is true and correct and was prepared from an actual survey made under my supervision on the ground. Further, this survey conforms to the general rules of procedures and practices of the most current Professional Land Surveying Practices Act.

Candy Hone, RPLS 7-8-2014
Candy Hone Date
Registered Professional Land Surveyor No. 5867



