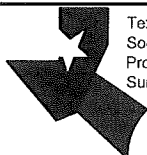




# LIS Survey Technologies Corporation

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Surveyors

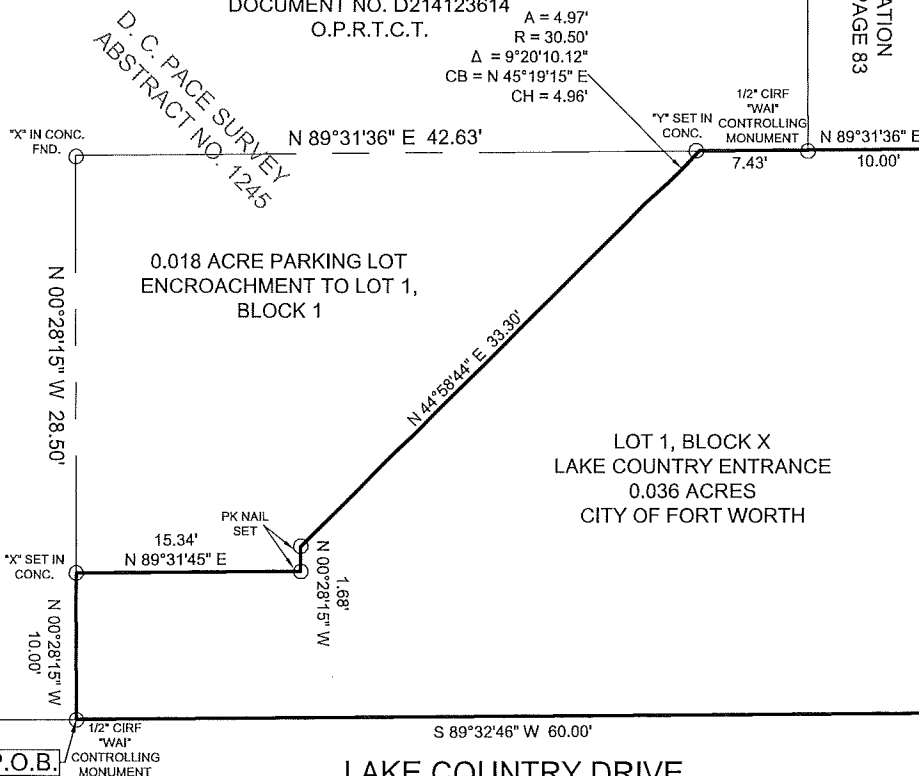
EXHIBIT;  
Boat Club Road and Lake Country Drive; Right-Of-Way Dedication to be vacated.

## SURVEY PLAT

LOT 2, BLOCK 1  
CVS BOAT CLUB ADDITION  
DOCUMENT NO. D214123614  
O.P.R.T.C.T.

A = 4.97'  
R = 30.50'  
Δ = 9°20'10.12"  
CB = N 45°19'15" E  
CH = 4.96'

10' R.O.W. DEDICATION  
VOLUME 388-122, PAGE 83



F.M. HIGHWAY 1220  
(BOAT CLUB ROAD)  
(VARIABLE WIDTH R.O.W.)  
S 00°22'00" E 38.52'

## LAKE COUNTRY DRIVE (VARIABLE WIDTH R.O.W.)

### PROPERTY DESCRIPTION

Being a 0.036 acre tract of land situated in the D. C. Pace Survey, Abstract No. 1245, City of Fort Worth, Tarrant County, Texas and being a portion of the existing right-of-way of Lake Country Drive and being more fully described by metes and bounds as follows:

BEGINNING at 1/2 inch iron rod stamped "WAI" at the southwest corner of the herein described tract found in the north right-of-way line of Lake Country Drive (Variable Width R.O.W.) being in the common south line of Lot 2, Block 1 of CVS Boat Club Addition as recorded in Document No. D214123614 of the Official Public Records of Tarrant County, Texas;

THENCE North 00 deg. 28 min. 15 sec. West along the common line of this tract and of said Lot 2, Block 1 a distance of 10.00 feet to a "X" set in concrete in the 0.018 acre parking lot encroachment of said Lot 2, Block 1;

THENCE North 89 deg. 31 min. 45 sec. East along the common line of the said encroachment and this tract a distance of 15.34 feet to a PK nail;

THENCE North 00 deg. 28 min. 15 sec. West a distance of 1.68 feet to a PK nail set;

THENCE North 44 deg. 58 min. 44 sec. East a distance of 33.30 feet to a point in a curve to the left having a delta angle of 09 deg. 20 min. 10.12 sec. and a chord bearing North 45 deg. 19 min. 15 sec. East a distance of 4.96 feet;

THENCE along said curve to the left a distance of 4.97 feet to a "Y" set in concrete in a south line of said Lot 1, Block 1;

THENCE North 89 deg. 31 min. 36 sec. East a distance of 7.43 feet, pass a capped 1/2 inch iron rod stamped "WAI" found in the west right-of-way line dedication of F.M. Highway 1220, continuing 10.00 feet, in all, 17.43 feet to a point in the west right-of-way line of F.M. Highway 1220 (Variable Width R.O.W.);

THENCE South 00 deg. 22 min. 00 sec. East along said right-of-way a distance of 38.52 feet to a point at the northwest intersection of said F.M. Highway 1220 and said Lake Country Drive;

THENCE South 89 deg. 32 min. 46 sec. West along said Lake Country Drive and this tract a distance of 60.00 feet to the POINT OF BEGINNING and containing 0.036 acres of land more or less.

NOTES: (1) The basis of bearings for this survey was established from the State Plane Coordinate System of 1983, TNCZ. (2) (CM) = Controlling monument. (3) Surveyor's signature will appear in red ink on original copies. (4) Unless otherwise noted, subject property is affected by any and all notes, details, easements and other matters that are shown on or as part of the recorded plat and/or as part of the title commitment Provided.

### SURVEYORS CERTIFICATION

I, Michael W. Myers, Registered Professional Land Surveyor in and for the State of Texas, hereby certify that the plat hereon represents the actual survey made on the ground by me or under my direction or supervision and that all lines and dimensions shown hereon are correct to the best of my knowledge and belief as found during the time of this survey, Date September 29, 2015.

DATE OF PLAT OR MAP:

*Michael W. Myers*  
MICHAEL W. MYERS, R.P.L.S. # 5803  
Firm No. 100960-00

