

ALLEY VACATION  
BLOCK 29  
TUCKER'S ADDITION

LEGAL DESCRIPTION

A portion of a 10 feet wide public alley, apparently created by prescription, in Block 29, TUCKER'S ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 63, Page 124, Plat Records, Tarrant County, Texas, lying south of the south right-of-way line of East Leuda Street, a 50 feet wide public street, and being more particularly described by metes and bounds as follows:

COMMENCING at the intersection of the south right-of-way line of said East Leuda Street, and the west right-of-way of Bryan Avenue, a 50 feet wide public street;

THENCE West along the north line of said Block 29 and the south right-of-way line of said East Leuda Street, 95.00 feet to the northwest corner of Lot 7, of said Block 29, and in the east line of said alley;

THENCE South along the east line of said alley, 150.00 feet to the POINT OF BEGINNING;

THENCE South, continuing along the east line of said alley, 153.82 feet to a point in the north right-of-way line of said East Terrell Avenue, in a non-tangent curve to the left whose radius bears South 06°37'44" West, 493.55 feet;

THENCE along the north right-of-way line of said East Terrell Avenue, along said curve to the left, through a central angle of 01°10'03", an arc length of 10.06 feet (long chord bears North 83°57'18" West, 10.06 feet) to a point in the west line of said alley, at the southeast corner of Lot 1, Block 29, Tucker's Addition to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 388-170, Page 43, of said Plat Records;

THENCE North along the west line of said alley and the east line of said Lot 1, Block 29, 152.76 feet to the northwest corner of said Lot 1 and the southeast corner of Lot 3, Block 29;

THENCE East across said alley, 10.00 feet to the Point of Beginning, and containing 0.0352 acres (1,533 square feet) of land, more or less.

The Basis of Bearings used to prepare this description is West (assumed) along the south right-of-way line of East Leuda Street.



January 6, 2017

SHEET  
1 OF 2

**Grant Engineering, Inc.**

Engineers      Surveyors      Planners  
3244 Hemphill Street      Fort Worth, Texas 76110-4014      817-923-3131  
Firm Registration No. 100919-00

ALLEY VACATION  
BLOCK 29  
TUCKER'S ADDITION

EAST  
LEUDA STREET

( 50' R/W )

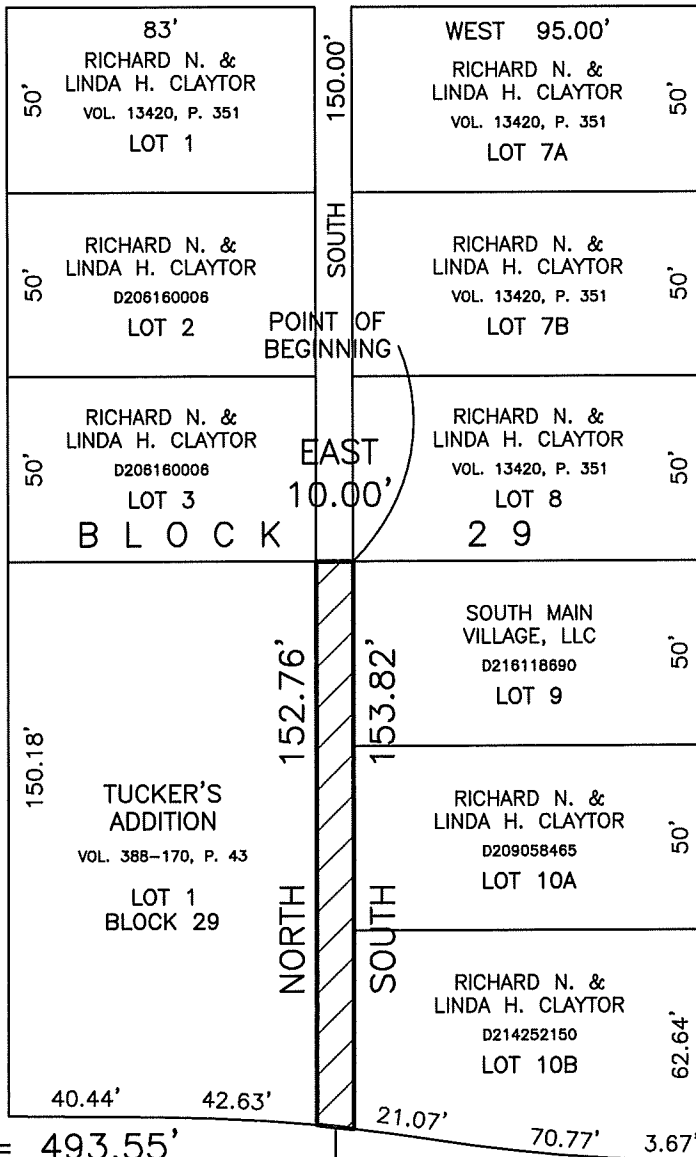
SHEET  
2 OF 2

SOUTH MAIN STREET

( 72' R/W )

THE ALLEY IN THE NORTH HALF OF THE  
BLOCK WAS VACATED AT VA-15-025

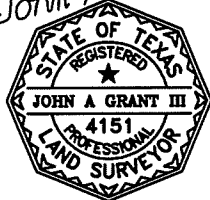
POINT OF  
COMMENCING



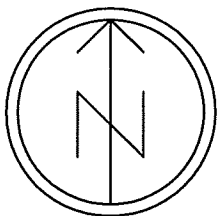
BRYAN AVENUE

( 50' R/W )

*John A. Grant III*



January 6, 2017



SCALE: 1" = 50'



0 25 50 100

R = 493.55'  
L = 10.06'  
 $\Delta = 01^{\circ}10'03''$   
LC = 10.06'  
N 83°57'18" W

( R/W VARIES )

EAST  
TERRELL AVENUE

NOTE:  
WITH THE EXCEPTION OF LOT 1,  
THE LOT NUMBERS SHOWN  
HEREON ARE BASED ON TARRANT  
APPRAISAL DISTRICT MAPS, AND  
HAVE NO LEGAL BASE IN FACT.

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