

EXHIBIT "A"

PUBLIC RIGHT-OF-WAY VACATION

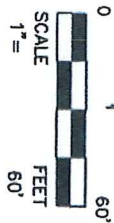
BLOCK 14
TUCKER ADDITION
VOLUME 388-83,
PAGE 18
P.R.I.C.T.

GALVESTON AVENUE
(50' WIDTH PUBLIC RIGHT-OF-WAY)

80.0'
78.5'

PENNSYLVANIA AVENUE
(80' WIDTH PUBLIC RIGHT-OF-WAY)

BLOCK 13
TUCKER ADDITION
VOLUME 388-83, PAGE 18
P.R.I.C.T.



677 SQUARE FEET / 0.015 ACRE
RIGHT-OF-WAY VACATION
OF PENNSYLVANIA AVENUE

N89°26'57"E 451.98'
S89°26'57"W 451.98'

LOT 1-R-1, BLOCK 19-R-1
TUCKER ADDITION
C.C.D. NO. D215176041
P.R.I.C.T.

HIGH POINT ON SOUTH MAIN, LP
C.C.D. NO. D214274101
D.R.I.C.T.

POINT OF
BEGINNING

S00°31'44"E
1.50'

SOUTH MAIN STREET
(VARIABLE WIDTH PUBLIC
RIGHT-OF-WAY)

HIGH POINT ON MAIN STREET, LP
C.C.D. NO. D215024027
D.R.T.C.T.

PETER T. WELCH SURVEY
ABSTRACT NO. 1643

C.C.D. NO. = COUNTY CLERK'S DOCUMENT NUMBER

D.R.T.C.T. = DEED RECORDS, TARRANT COUNTY, TEXAS

P.R.T.C.T. = PLAT RECORDS, TARRANT COUNTY, TEXAS

A metres and bounds description of
even date accompanies this drawing.



550 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817.335.1121
FIRM REGISTRATION 10098100



Stephen R. Glosup
5/30/17

DATE: MAY 30, 2017

EXHIBIT "A"
PUBLIC RIGHT-OF-WAY VACATION

PROPERTY DESCRIPTION

BEING a tract of land situated in the Peter T. Welch Survey, Abstract No. 1643, City of Fort Worth, Tarrant County, Texas, being a portion of Pennsylvania Avenue (a 50' width public right-of-way), as shown on the plat for Tucker's Addition, an addition to the City of Fort Worth, according to the plat recorded in Volume 63, Page 124, Plat Records, Tarrant County, Texas, overall right-of-way width widen to 70' on the north side, as shown on re-plat for Tucker Addition, an addition to the City of Fort Worth, according to the plat recorded in Volume 388-83, Page 18, Plat Records, Tarrant County, Texas, additional 10' right-of-way dedicated by deed to the City of Fort Worth, recorded in Volume 5881, Page 833, Deed Records, Tarrant County, Texas, the remainder of Block 13, Tucker Addition, conveyed to the City of Fort Worth by deeds recorded in Volume 5769, Page 889, Volume 5808, Page 30 and Volume 5859, Page 617, Deed Records, Tarrant County, Texas, making the overall right-of-way width to be 80' for Pennsylvania Avenue, said tract of land being more particularly described by metes and bounds as follows:

BEGINNING at an X-cut in concrete found for the northeast corner of Lot 1-R-1, Block 19-R-1, Tucker Addition, an addition to the City of Fort Worth, according to the plat recorded in County Clerk's Document Number D215176041, Plat Records, Tarrant County, Texas, being in the south right-of-way line of said Pennsylvania Avenue and the west right-of-way line of South Main Street (a 70' width right-of-way);

THENCE South 89°26'57" West, with the south right-of-way line of said Pennsylvania Avenue and the north line of said Lot 1-R-1, Block 19-R-1, Tucker Addition, a distance of 451.98 feet to an X-cut in concrete found for the northwest corner of said Lot 1-R-1, Block 19-R-1, Tucker Addition;

THENCE North 00°33'03" West, departing the south right-of-way line of said Pennsylvania Avenue and the north line of said Lot 1-R-1, Block 19-R-1, Tucker Addition, and crossing into said Pennsylvania Avenue, a distance of 1.50 feet to a point;

THENCE North 89°26'57" East, a distance of 451.98 feet to a point;

THENCE South 00°31'44" East, a distance of 1.50 feet to a the POINT OF BEGINNING and containing a calculated area of 677 square feet or 0.015 acre of land.

NOTES: The basis of bearings for this Vacation is the Texas Coordinate System of 1983, North Central Zone, 4202, based upon GPS measurements, according to the GPS Reference Network.

A drawing of even date accompanies this metes and bounds description.

The metes and bounds description contained herein was compiled from information contained in recorded documents and does not reflect the results of an on the ground survey.

DUNAWAY JOB NO. B000553.006

PAGE 2 OF 2


Stephen R. Glosup
Registered Professional Land Surveyor
Texas Registration No. 5570
srg@dunaway-assoc.com
May 30, 2017



EXHIBIT "A"
PUBLIC RIGHT-OF-WAY
VACATION OF A PORTION

OF

PENNSYLVANIA AVENUE
CITY OF FORT WORTH,
TARRANT COUNTY, TEXAS

 **DUNAWAY**
550 Bailey Avenue • Suite 400 • Fort Worth, Texas 76107
Tel: 817.335.1121
FIRM REGISTRATION 10098100

An Addition to the City of Fort Worth,
according to the plat recorded in Volume 63,
Page 124, Plat Records, Tarrant County, Texas.