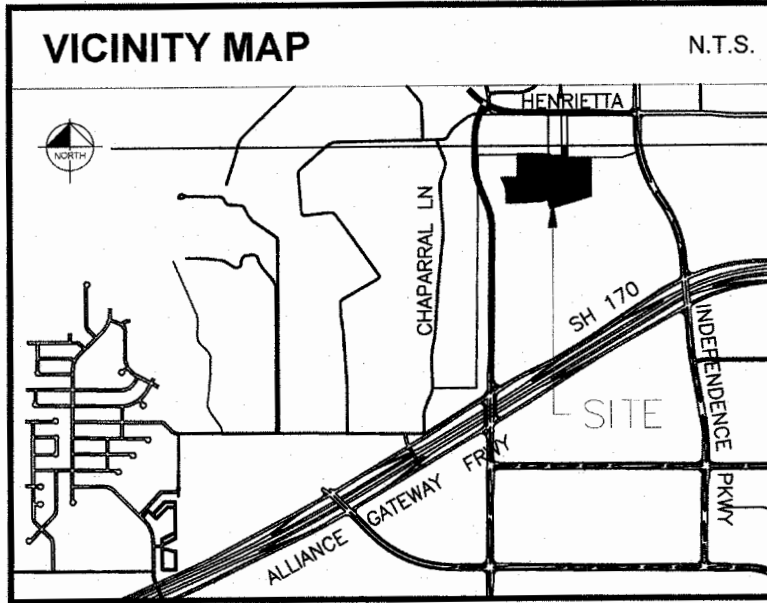
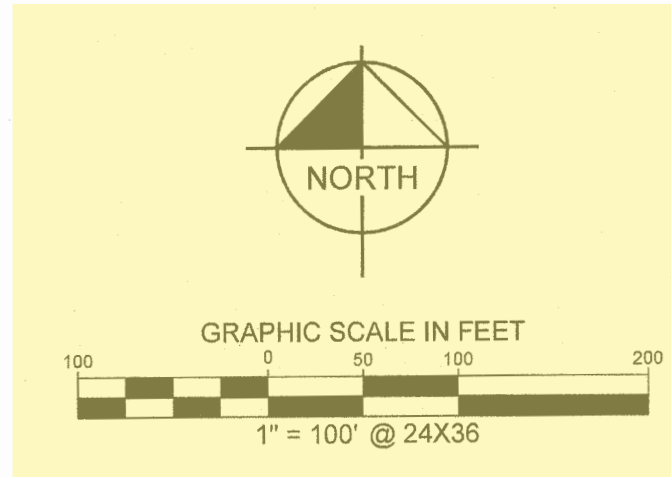


FS-24-159

LOT TABLE			
LOT NO.	ACRES	SQ. FT.	
GROSS	33.320	1,451,412	
LOT 4R-1R4	31.279	1,362,503	
LOT 4R-1R5	2.041	88,909	

CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	37°15'23"	500.00'	325.12'	N18°32'48"W	319.43'



LINE TYPE LEGEND

BOUNDARY LINE
EASEMENT LINE
BUILDING LINE

LAND USE

2 HEAVY INDUSTRIAL LOTS
GROSS AREA = 51.657 ACRES
RIGHT-OF-WAY DEDICATION AREA = 0 ACRES

NOTES:

- The bearing system for this survey is based on the Texas Coordinate System of 1983, North Central Zone 4202 with an applied combined scale factor of 1.00012.
- The grid coordinates shown hereon are based on the Texas Coordinate System of 1983, North Central Zone 4202, no scale and no projection.
- According to Map No. 48439C0060K, dated September 25, 2009 of the National Flood Insurance Program Map, Flood Insurance Rate Map of Tarrant County, Texas and Incorporated Areas, Federal Emergency Management Agency, this property is not located within a special flood hazard area. If this site is not within an identified special flood hazard area, this flood statement does not imply that the property and/or the structures thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of the surveyor.
- The purpose of this replat is to create 2 lots from 1 lot.



CITY PLAN COMMISSION
CITY OF FORT WORTH, TEXAS

THIS PLAT IS VALID ONLY IF RECORDED WITHIN
NINETY (90) DAYS AFTER DATE OF APPROVAL

Plat Approval Date:

By: Donald R. Boren Apr 15, 2025
Chairman

By: Frank R. Hall
Secretary

FINAL PLAT
LOT 4R-1R4 & 4R-1R5, BLOCK 3
ALLIANCE GATEWAY NORTH
BEING A REPLAT OF ALL OF LOT 4R-1R2, BLOCK 3,
ALLIANCE GATEWAY NORTH, AN ADDITION TO
THE CITY OF FORT WORTH
ACCORDING TO THE PLAT RECORDED
IN INSTRUMENT NO. D224010142
FRANCISCO CUELLA SURVEY, ABSTRACT NO. 267
CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

Kimley»Horn

801 Cherry Street, Unit 11, # 1300
Fort Worth, Texas 76102 FIRM # 10194040
Tel. No. (817) 335-6511
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	CDP	MCB	6/10/2024	061290018	1 OF 2

OWNER:
QTS INVESTMENT PROPERTIES FORT WORTH, LLC
12851 FOSTER STREET
OVERLAND PARK, KANSAS 66213
PHONE: 913-312-2420
CONTACT: MARK WESTHOFF

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
801 CHERRY STREET, UNIT 11, SUITE 1300
FORT WORTH, TEXAS 76102
PHONE: 817-335-6511
CONTACT: MICHAEL BILLINGSLEY, R.P.L.S.

REF. CASE NO. FS-24-159

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