

EXHIBIT "A"

LEGAL DESCRIPTION

BEING 0.478 acre of land located in Lots 4, 5, 6, 7 & 8, Block 28, ORIGINAL TOWN OF MANSFIELD, an Addition to the City of Mansfield, Tarrant County, Texas, according to the plat recorded in Volume 63, Page 53, of the Plat Records of Tarrant County, Texas, and being the combined two tracts of land conveyed to the City of Mansfield, by the deed recorded in Volume 15243, Page 1513, of the Deed Records of Tarrant County, Texas, and the tract of land designated as Tract I, in the deed to the City of Mansfield, by the deed recorded in Volume 9057, Page 1453, of the Deed Records of Tarrant County, Texas. Said 0.478 acre of land being more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod marked "Brittain & Crawford" set, at the Southeast corner of aforesaid Block 28, lying at the intersection of the North right-of-way line of Alvarado Street and the West right-of-way line of First Avenue (a 50 foot wide public right-of-way), also being the Southeast corner of the aforesaid Tract I;

THENCE N 85° 08' 03" W along the South boundary line of aforesaid Block 28, and the North right-of-way line of Alvarado Street (a 50 foot wide public right-of-way), at 165.00 feet, passing a 1" iron pipe found, at the Southeast corner of aforesaid City of Mansfield Tract, recorded in Volume 15243, Page 1513, and continuing all 250.00 feet, to a ½" iron rod found, at the Southwest corner of said City of Mansfield Tract and the Southwest corner of Block 28, being the intersection of the East right-of-way line of Second Avenue;

THENCE N 04° 51' 57" E 80.00 feet, along the East right-of-way line of Second Avenue (a 50 foot wide public right-of-way), and the West boundary line of said Block 28, to a ½" iron rod marked "Brittain & Crawford" set, at the Northwest corner of said City of Mansfield Tract, being the Southwest corner of a tract of land conveyed to Delia G. Rall, by the deed recorded in Volume 11613, Page 1277, of the Deed Records of Tarrant County, Texas;

THENCE S 85° 08' 03" E 85.00 feet, along the North boundary line of said City of Mansfield Tract and the South boundary line of said Rall Tract, to a ½" iron rod marked "Brittain & Crawford" set, at the Northeast corner of said City of Mansfield Tract, lying in the West boundary line of aforesaid Tract I;

THENCE N 04° 51' 57" E 5.00 feet, along the West boundary line of said Tract I and the East boundary line of said Rall Tract, to a ½" iron rod marked "Brittain & Crawford" set, at the Northwest corner of aforesaid Tract I, being the Southwest corner of a tract of land conveyed to Candelario Lira, by the deed recorded in Volume 15242, Page 386, of the Deed Records of Tarrant County, Texas;

THENCE S 85° 08' 03" E 165.00 feet, along the South boundary line of said Lira Tract and the North boundary line of said Tract I, to a ½" iron rod found, at the Northeast corner of said Tract I, lying in the West right-of-way line of aforesaid First Avenue;

THENCE S 04° 51' 57" W 85.00 feet, along the East boundary line of said Tract I and the West right-of-way line of First Avenue, to the POINT OF BEGINNING containing 0.478 acre (20,825 square feet) of land.

BRITTAIN & CRAWFORD, LLC

LAND SURVEYING & TOPOGRAPHIC MAPPING

Celebrating 40 years of providing quality professional land surveys

December 22, 2014

City of Mansfield
1200 East Broad Street
Mansfield, Texas 76063-1896
(817) 276-4233, Fax (817) 477-1416
Felix.Wong@mansfield-tx.gov

Attention: Mr. Felix Wong, Director of Planning

Re: TWO TRACTS OF LAND
LOCATED IN BLOCK 28,
ORIGINAL TOWN OF MANSFIELD
Mansfield, Texas

STATEMENT FOR PROFESSIONAL SERVICES

For survey services provided during the period from December 4, 2014 through December 22, 2014, as described below:

Survey and prepare a boundary survey of the above referenced two tracts of land.

Total Brittain & Crawford Charges	\$1,500.00
Nontaxable Service	\$ -0-

TOTAL AMOUNT DUE	\$1,500.00
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Firm Certification #10019000

Complaints or Questions should be addressed to the Texas Board of Professional Land Surveying: 12100 Park 35 Circle, Building A, Suite 156, MC-230 Austin, Texas 78753, (512) 239-5267, Natalie.Jackson@txls.texas.gov

James L. Brittain, R.P.L.S., Stuart F. Smith, R.P.L.S., Chris L. Blevins, R.P.L.S., Krystian Golebiewski, R.P.L.S.
Jack M. Crawford, R.P.L.S. (1949-2006)
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