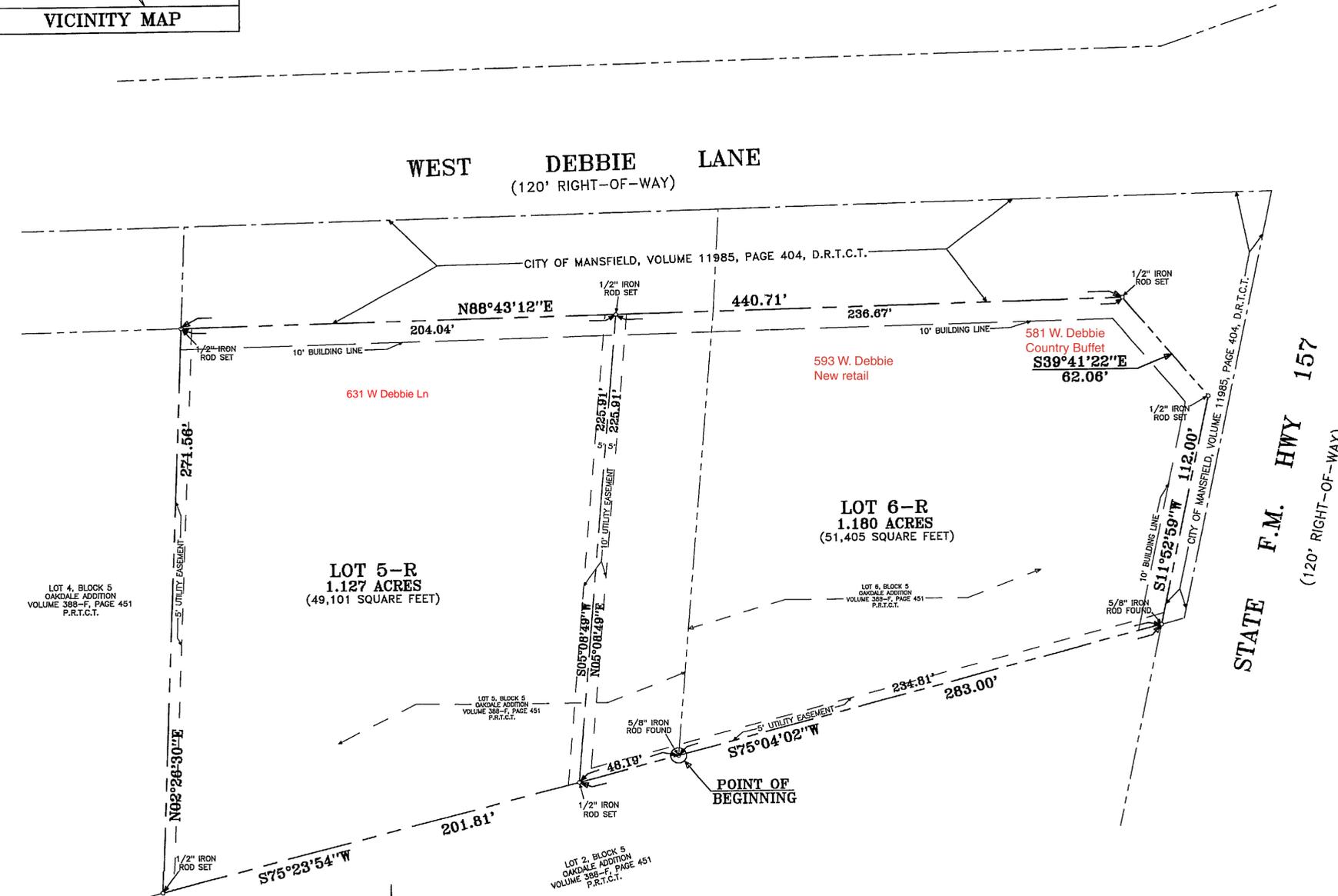
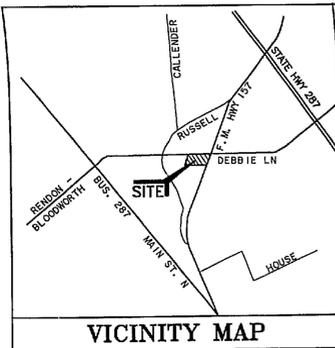


# EXHIBIT A ZC#16-007

D197162965

**BRITTAIN & CRAWFORD**  
LAND SURVEYING &  
TOPOGRAPHIC MAPPING  
(817) 926-0211 - METRO (817) 429-5112  
FAX No. (817) 926-9347  
P.O. BOX 11374 \* 3908 SOUTH FREEWAY  
FORT WORTH, TEXAS 76110



STATE OF TEXAS  
COUNTY OF TARRANT

WHEREAS, VIRGINIA R. ELLIOTT, DOROTHY FAYE PHILLIPS, and CHRISTOPHER REZA JALALI, are the sole owners of a tract of land situated in the S.S. CALLENDER SURVEY, Abstract No. 359, Tarrant County, Texas, according to the deeds recorded in Volume 4975, Page 564 and Volume 12941, Page 222 of the Deed Records of Tarrant County, Texas, and being more particularly described as follows:

**LEGAL DESCRIPTION**

BEING 2.307 acres of land located in Lot 5 and Lot 6, Block 5, OAKDALE ADDITION, to the City of Mansfield, Tarrant County, Texas, according to the plat recorded in Volume 388-F, Page 451, of the plat records of Tarrant County, Texas. Said 2.307 acres being more particularly described by metes and bounds, as follows:

- BEGINNING at a 5/8" iron rod found, at the Southwest corner of said Lot 6, being the Southeast corner of said Lot 5;
- THENCE S 75° 04' 02" W 48.19 feet, running along the South boundary line of said Lot 5 to a 1/2" iron rod set;
- THENCE S 75° 23' 54" W 201.81 feet, along the South boundary line of said Lot 5;
- THENCE N 02° 26' 30" E 271.56 feet, along the West boundary line of said Lot 5, to a 1/2" iron rod set, in the South right-of-way line of Debbie Lane, as conveyed to the City of Mansfield, by the deed recorded in Volume 11985, Page 404 of the Deed Records of Tarrant County, Texas;
- THENCE N 88° 43' 12" E 440.71 feet, running along the South boundary line of said Mansfield Tract, being the South right-of-way line of said Debbie Lane, to a 1/2" iron rod set, at the West end of a corner clip at the intersection of the West right-of-way line of F.M. Highway No. 157, also conveyed to the City of Mansfield by the deed recorded in Volume 11985, Page 404 of the Deed Records of Tarrant County, Texas;
- THENCE along the West right-of-way line of said F.M. Highway No. 157, being the West boundary line of said City of Mansfield Tract as follows:
  1. S 39° 41' 22" E 62.06 feet, along the Southwest boundary line of said corner clip to a 1/2" iron rod set, at the East end of said corner clip;
  2. S 11° 52' 59" W 112.00 feet, to a 5/8" iron rod found, in the South boundary line of said Lot 6;
- THENCE S 75° 04' 02" W 234.81 feet, along the South boundary line of said Lot 6, to THE PLACE OF BEGINNING, containing 2.307 acres (100,506 square feet) of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:  
THAT, VIRGINIA R. ELLIOTT, DOROTHY FAYE PHILLIPS, and CHRISTOPHER REZA JALALI, do hereby adopt this plat designating the hereinabove described property as Lots 5-R and 6-R, Block 5, OAKDALE ADDITION, an addition to the City of Mansfield, Tarrant County, Texas, and do hereby dedicate to the public's use, the streets and easements shown hereon.

WITNESS OUR HANDS at Mansfield, Tarrant County, Texas, this 8th day of August, 1997.

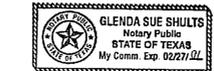
Virginia R. Elliott  
DOROTHY FAYE PHILLIPS

Mohammad Reza Jalali  
MOHAMMAD REZA JALALI  
as custodian for  
CHRISTOPHER REZA JALALI

STATE OF TEXAS  
COUNTY OF TARRANT

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared VIRGINIA R. ELLIOTT, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

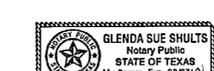
GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 11th day of August, 1997.



STATE OF TEXAS  
COUNTY OF TARRANT

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared DOROTHY FAYE PHILLIPS, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 11th day of August, 1997.



STATE OF TEXAS  
COUNTY OF TARRANT

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared MOHAMMAD REZA JALALI, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 11th day of August, 1997.



STATE OF TEXAS  
COUNTY OF TARRANT

WITNESS OUR HANDS at Mansfield, Tarrant County, Texas, this 8th day of August, 1997.

Virginia R. Elliott  
DOROTHY FAYE PHILLIPS

Mohammad Reza Jalali  
MOHAMMAD REZA JALALI  
as custodian for  
CHRISTOPHER REZA JALALI

NOTARY PUBLIC  
STATE OF TEXAS  
My Comm. Exp. 02/27/01

09-05-97 13:55

THIS IS TO CERTIFY THAT I, JAMES L. BRITTAIN, a Registered Professional Land Surveyor of the State of Texas, have plotted the above subdivision from an actual survey on the ground, and that all lot corners, angle points and points of curve are properly marked on the ground and that this plat correctly represents that survey made by me.

James L. Brittain  
JAMES L. BRITTAIN, R.P.L.S.  
State of Texas No. 1674



APPROVED BY THE CITY OF MANSFIELD

APPROVED: [Signature] CHAIRMAN, PLANNING & ZONING COMMISSION  
ATTESTED: Vicki Redmon PLANNING & ZONING SECRETARY  
APPROVED: [Signature] TEXAS UTILITIES  
APPROVED: Don W. Green MARCUS CABLE  
APPROVED: [Signature] SOUTHWESTERN BELL TELEPHONE  
APPROVED: [Signature] LONE STAR GAS

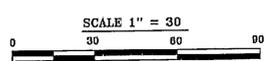
DATE: 8-18-97  
DATE: 8-18-97  
DATE: 8-8-97  
DATE: 8/8/97  
DATE: 8-8-97  
DATE: 8-8-97

**AMENDING PLAT**  
**LOTS 5-R AND 6-R, BLOCK 5**  
**OAKDALE ADDITION**  
AN ADDITION TO THE CITY OF  
MANSFIELD, TARRANT COUNTY, TEXAS  
BEING A REVISION OF  
LOTS 5 AND 6, BLOCK 5  
OAKDALE ADDITION  
TO THE CITY OF MANSFIELD, TARRANT COUNTY, TEXAS  
ACCORDING TO THE PLAT RECORDED IN  
VOLUME 388-F, PAGE 451 OF THE PLAT RECORDS  
OF TARRANT COUNTY, TEXAS

AUGUST 1997

THIS PLAT FILED IN CABINET A, SLIDE 3726, DATE 9-5-97.

AFTER RECORDING RETURN TO:  
CITY OF MANSFIELD  
1305 E. BROAD STREET  
MANSFIELD, TEXAS 76063



SIN. FIN. #  
97-37 97-37



PRELIMINARY  
NOT FOR  
CONSTRUCTION  
OR PERMIT

SHEETS BEARING THIS SEAL ARE  
AUTHENTICATED. RESPONSIBILITY FOR  
ALL OTHER PLANS, SPECIFICATIONS  
OR INSTRUMENTS ARE DISCLAIMED.

**O'Reilly AUTO PARTS**  
CORPORATE OFFICES  
233 SOUTH PATTERSON  
SPRINGFIELD, MISSOURI 65802  
(417) 862-2674 TELEPHONE

PROJECT: (ADDITION)  
**O'REILLY AUTO PARTS STORE**  
WEST DEBBIE LANE  
MANSFIELD, TEXAS  
**EXHIBIT**

**Buddy D. Webb**  
Architect - Consultant  
3057 EAST CAIRO  
SPRINGFIELD, MISSOURI 65802  
(417) 877-1385 TELEPHONE  
(417) 877-9736 FAX

DRAWN BY: RJD CHECKED BY: LDG

DATE: 02/23/2016

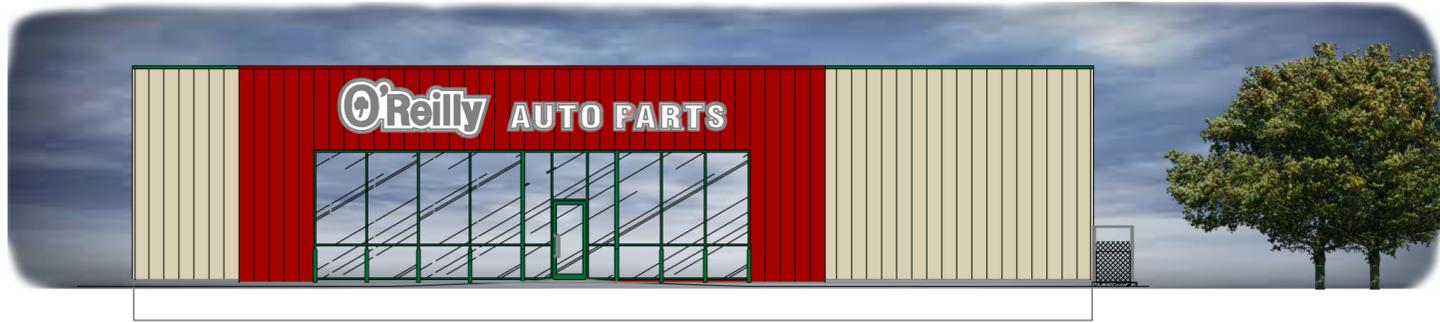
REVISION:

PROJECT NUMBER: MFD

SHEET NUMBER: A2

**A2**

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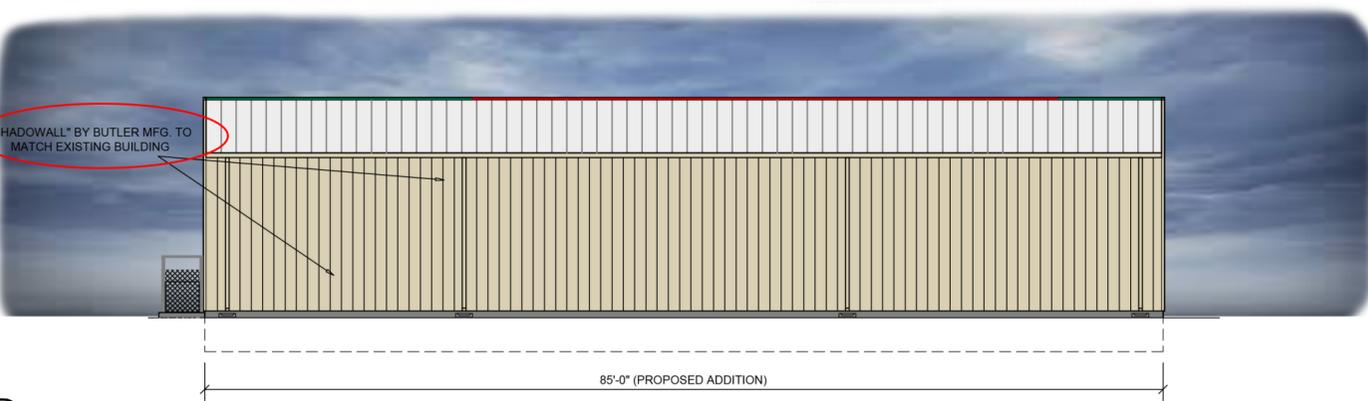
**1 FRONT ELEVATION**

A2 SCALE: 1/8" = 1'-0"



**2 SIDE ELEVATION**

A2 SCALE: 1/8" = 1'-0"



**3 REAR ELEVATION**

A2 SCALE: 1/8" = 1'-0"



**4 SIDE ELEVATION**

A2 SCALE: 1/8" = 1'-0"



**5 EXISTING SIDE PHOTOS**

A2 SCALE: 1/8" = 1'-0"

EXTERIOR FINISH SCHEDULE		
TYPE:	COMPANY TYPE:	COLOR:
PRE - ENGINEERED METAL BUILDING PANELS	"SHADOWALL" BY BUTLER MFG. OR SIMILAR COMPANY	COOL BIRCH WHITE
PRE - FINISHED GUTTERS AND DOWNSPOUTS	BY BUTLER MFG. OR SIMILAR COMPANY	COOL BIRCH WHITE
PRE - FINISHED SHEET METAL CAP FLASHING	BY BUTLER MFG. OR SIMILAR COMPANY	COOL EMERALD GREEN

ZC #16-007

