

EXHIBIT A  
ZC#18-018

**LEGAL DESCRIPTION**

**BEING** a tract of land situated in the Jacob Back Survey, Abstract No. 126, City of Mansfield, Tarrant County, Texas and being part of a tract of land described in deed to Walnut Ridge Partners, LP, recorded in Instrument No. D206314658, Official Public Records of Tarrant County, Texas and being more particularly described as follows:

**BEGINNING** at a point in the northwest right-of-way line of East Broad Street (a variable width right-of-way) from which the intersection of said northwest right-of-way line with the west right-of-way line of State Highway 360 (southbound service road, a variable width right-of-way) bears South  $61^{\circ}15'35''$  West, a distance of 77.59 feet;

**THENCE** with said northwest right-of-way line, South  $61^{\circ}15'35''$  West, a distance of 206.71 feet to a point for corner;

**THENCE** departing said northwest right-of-way line, the following courses and distances:

North  $28^{\circ}53'34''$  West, a distance of 266.89 feet to a point for corner;

North  $61^{\circ}00'42''$  East, a distance of 114.75 feet to a point at the beginning of a tangent curve to the left having a central angle of  $21^{\circ}35'18''$ , a radius of 250.00 feet, a chord bearing and distance of North  $50^{\circ}13'03''$  East, 93.64 feet;

In a northeasterly direction, with said curve to the left, an arc distance of 94.20 feet to a point for corner;

South  $28^{\circ}53'34''$  East, a distance of 285.33 feet to the **POINT OF BEGINNING** and containing 1.28 acres of land.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

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