

DATE: 07/16/2025
JOB NO. 25-05-031
SHEET 1 OF 2

AERIAL LICENSE AGREEMENT

LAMAR STREET AND CORBIN STREET
ADJACENT TO BLOCK 3/205
BETWEEN 10.5 FEET AND 22.6 FEET ABOVE THE SIDEWALK PAVING
ADJOINING N. LAMAR STREET AND CORBIN STREET
JOHN GRIGSBY SURVEY, ABSTRACT NO. 495
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(FOR SPRG USE ONLY)

REVIEWED BY: [Signature]
DATE: 01.26.2026
SPRG NO. 7018

BEING A 10 SQUARE FEET OR 0.0002 ACRE TRACT OF LAND SITUATED IN THE JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, CITY OF DALLAS, DALLAS COUNTY, TEXAS, AND BEING WITHIN THE RIGHT-OF-WAY OF CORBIN STREET (A VARIABLE WIDTH RIGHT-OF-WAY RECORDED IN VOLUME D, PAGE 312, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS) AND N. LAMAR STREET (A 70' RIGHT-OF-WAY RECORDED IN VOLUME D, PAGE 312, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS), BETWEEN 10.5 FEET AND 22.6 FEET ABOVE THE SIDEWALK PAVING AND BEING ADJACENT TO THE SOUTHEAST LINE OF LOT 1, BLOCK 3/205, OF PRIME HOSPITALITY ADDITION, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 96084, PAGE 4910, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS, SAID TRACT ALSO ADJOINS THE SOUTHEAST LINE OF A TRACT OF LAND DESCRIBED IN SPECIAL WARRANTY DEED TO SUMMIT NCI JV 160, LLC, OF RECORD UNDER COUNTY CLERK'S INSTRUMENT NUMBER 202200012647, OF THE OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT AN "X" FOUND FOR CORNER AT THE INTERSECTION OF THE SOUTHWEST RIGHT-OF-WAY LINE OF N. LAMAR STREET (70' RIGHT-OF-WAY) AND THE NORTHWEST RIGHT-OF-WAY LINE OF CORBIN STREET (VARIABLE WIDTH RIGHT-OF-WAY), AT THE MOST EASTERN CORNER OF LOT 1, BLOCK 3/205, PRIME HOSPITALITY, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 96084, PAGE 4910, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS;

THENCE OVER AND ACROSS THE RIGHT-OF-WAY OF SAID CORBIN STREET THE FOLLOW BEARINGS AND DISTANCES:

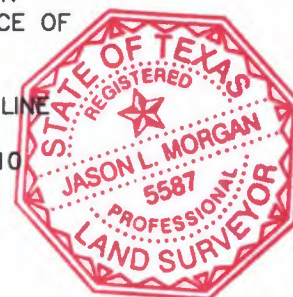
SOUTH 88°28'00" EAST, A DISTANCE OF 2.20 FEET TO A POINT FOR CORNER;

SOUTH 01°32'00" WEST, A DISTANCE OF 3.14 FEET TO A POINT FOR CORNER;

NORTH 88°28'00" WEST, A DISTANCE OF 3.00 FEET TO A POINT FOR CORNER;

NORTH 44°26'00" WEST, A DISTANCE OF 1.61 FEET TO A POINT FOR CORNER IN THE NORTHWEST RIGHT-OF-WAY LINE OF SAID CORBIN STREET AND THE SOUTHEAST LINE OF SAID LOT 1, FROM WHICH A "V" CUT FOUND FOR REFERENCE AT THE MOST SOUTHERN CORNER OF SAID LOT 1 BEARS SOUTH 45°34'00" WEST, A DISTANCE OF 140.06 FEET;

THENCE NORTH 45°34'00" EAST ALONG THE NORTHWEST RIGHT-OF-WAY LINE OF SAID CORBIN STREET AND THE SOUTHEAST LINE OF SAID LOT 1, A DISTANCE OF 2.81 FEET TO THE POINT OF BEGINNING AND CONTAINING 10 SQUARE FEET OR 0.0002 ACRES OF LAND.



[Signature]
JASON L. MORGAN TXRPLS 5587
01/22/2024

BASIS OF BEARINGS:

BASIS OF BEARING IS THE NORTHEAST RIGHT-OF-WAY LINE OF CORBIN STREET BEING NORTH 45°34'00" EAST AS SHOWN ON PLAT RECORDED IN VOLUME 96084, PAGE 4910, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS. MONUMENTED AS NOTED.

PREPARED BY:
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GLOBAL LAND SURVEYING, INC.
17111 PRESTON ROAD, SUITE 135
DALLAS, TEXAS 75248
PHONE (972) 881-1700
JMORGAN@GLS-INC.COM
TBPELS FIRM NO. 10018300

DATE: 07/16/2025
 JOB NO. 25-05-031
 SHEET 2 OF 2

AERIAL LICENSE AGREEMENT

LAMAR STREET AND CORBIN STREET
 ADJACENT TO BLOCK 3/205
 BETWEEN 10.5 FEET AND 22.6 FEET ABOVE THE SIDEWALK PAVING
 ADJOINING N. LAMAR STREET AND CORBIN STREET
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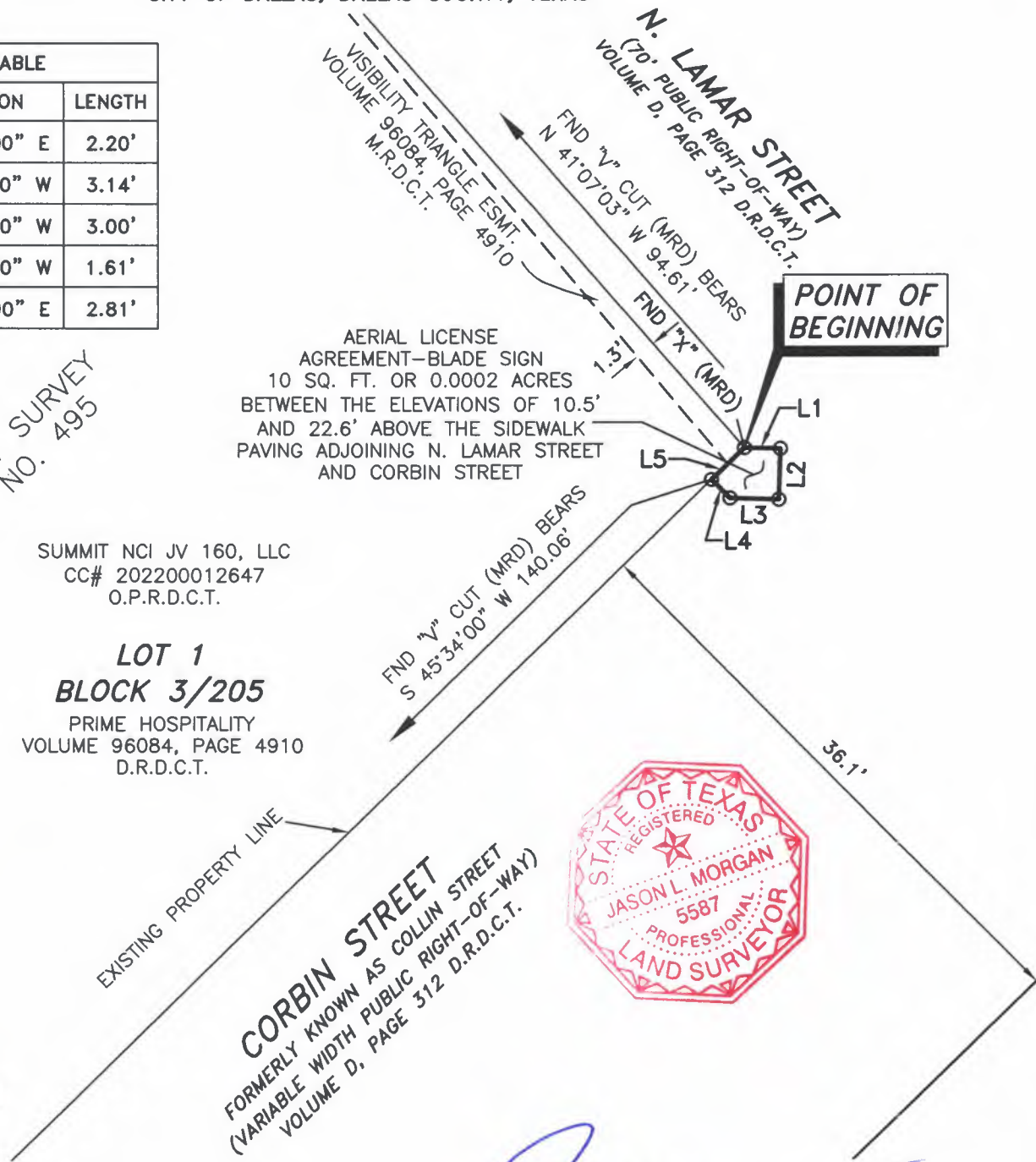
LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S 88°28'00" E	2.20'
L2	S 01°32'00" W	3.14'
L3	N 88°28'00" W	3.00'
L4	N 44°26'00" W	1.61'
L5	N 45°34'00" E	2.81'

JOHN GRIGSBY SURVEY
 ABSTRACT NO. 495

SUMMIT NCI JV 160, LLC
 CC# 202200012647
 O.P.R.D.C.T.
LOT 1
BLOCK 3/205
 PRIME HOSPITALITY
 VOLUME 96084, PAGE 4910
 D.R.D.C.T.



AERIAL LICENSE AGREEMENT—BLADE SIGN
 10 SQ. FT. OR 0.0002 ACRES
 BETWEEN THE ELEVATIONS OF 10.5'
 AND 22.6' ABOVE THE SIDEWALK
 PAVING ADJOINING N. LAMAR STREET
 AND CORBIN STREET



BASIS OF BEARINGS:

BASIS OF BEARING IS THE NORTHEAST RIGHT-OF-WAY LINE OF CORBIN STREET BEING NORTH 45°34'00" EAST AS SHOWN ON PLAT RECORDED IN VOLUME 96084, PAGE 4910, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS. MONUMENTED AS NOTED.

LEGEND:

- CC# = COUNTY CLERK'S INSTRUMENT NUMBER
- (MRD) = MONUMENT OF RECORD DIGNITY
- FND "X" = FOUND "X" CUT IN CONCRETE
- FND "V" = FOUND "V" CUT IN CONCRETE
- D.R.D.C.T. = DEED RECORDS OF DALLAS COUNTY, TEXAS
- M.R.D.C.T. = MAP RECORDS OF DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. = OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS

JASON L. MORGAN TXRPLS 5587
 01/22/2026

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