

EXHIBIT "C"

TEMPORARY WORKING SPACE EASEMENT

THE STATE OF TEXAS §
 §
COUNTY OF DALLAS §

KNOW ALL PERSONS BY THESE PRESENTS:

That St. Thomas Aquinas Catholic Parish (hereinafter called "Grantor" whether one or more natural persons or legal entities) of the County of Dallas, State of Texas, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) to the undersigned in hand paid by the **City of Dallas, 1500 Marilla Street, Dallas, Texas, 75201**, a Texas municipal corporation (hereinafter called "City"), the receipt of which is hereby acknowledged and confessed, and the further benefits to be derived by the remaining property as a result of projected public improvements, has granted, sold and conveyed and does hereby grant, sell and convey unto City, its successors and assigns, a right-of-way under, in and along the property described in "Exhibit A" TRACT 3, attached hereto and made a part hereof by reference for all purposes, for the purpose of working space by and storage of machinery; supplies, equipment and material in connection with the construction of a residential wastewater line.

Any and all trees which lie within this temporary working space may be trimmed of low limbs or removed by the City or its contractor without liability to Grantor if deemed essential to allow for the normal use or passage of construction equipment during the construction of said main or mains.

Upon completion of construction, all surplus excavation, debris, trash or litter resulting from said construction shall be cleaned up and hauled off the premises, and said property, including the fences disturbed, shall be restored as nearly as practicable to its original contour and condition.

It is understood and agreed by Grantor that the consideration herein represents full and adequate consideration for the right-of-way granted, together with any and all damages, costs and/or inconvenience that may be incident to the construction.

This grant shall be for a term of 548 days, beginning upon notice to proceed with construction from City addressed to the approved construction contractor and terminating upon completion of construction on Grantor's property or expiration of the time period, whichever occurs first, at which time all rights granted under this instrument shall terminate and cease and the described property shall be restored to it's former condition as nearly as possible.

SPECIAL PROVISIONS:

TO HAVE AND TO HOLD the above described property unto the City of Dallas for the purposes hereinbefore provided, and said City or Dallas, its agents, servants and contractors shall have the right to go upon said property for the purpose of a maintenance easement for the term herein provided.

EXECUTED this _____ day of _____, 2026.

St. Thomas Aquinas Catholic Parish,
a Texas nonprofit corporation

The Most Reverend Edward J. Burns, Bishop of the Roman Catholic Diocese of Dallas

By: _____ Date: _____
Name: Bishop Gregory Kelly

Reverend Arthur Unachukwu, Pastor of St. Thomas Aquinas Catholic Parish

By: _____ Date: _____
Name: Reverend Arthur Unachukwu

* * * * *

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on this _____ day of _____ 2026, by Bishop Gregory Kelly, Bishop of the Roman Catholic Diocese of Dallas, manager of St. Thomas Aquinas Catholic Parish, a Texas corporation, on behalf of said entity.

Notary Public, State of TEXAS

* * * * *

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on this _____ day of _____ 2026, by Reverend Arthur Unachukwu, Pastor of St. Thomas Aquinas Catholic Parish, a Texas corporation, on behalf of said entity.

Notary Public, State of TEXAS

* * * * *

THE CITY OF DALLAS, TEXAS

CITY OF DALLAS
Kimberly Bizer-Tolbert
City Manager

APPROVED AS TO FORM:
TAMMY L. PALOMINO
City Attorney

By: _____

By: _____

Attest:

By: _____
City Secretary

APPROVED:

Director of Dallas Water Utilities

THE STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on this ____ day of _____ 2026, by _____, Assistant City Manager of the City of Dallas, a Texas municipal corporation, on behalf of said municipal corporation.

Notary Public, State of Texas

After recording return to:
City of Dallas
Dallas Water Utilities
Real Estate Division
1500 Marilla Street
Dallas, Texas 75201
Attn: Christian Roman

**Field Notes Describing 2,192 Square Foot (0.0503 Acre)
Temporary Workspace Easement
City of Dallas
Block G/2868**

BEING a 2,192 square foot (0.0503 acres) tract situated in the A. McCommas Survey, Abstract No. 911, in the City of Dallas, Dallas County, Texas, in City Block G/2868, being part of a tract of land described in Special Warranty Deed to STACP-RC, as recorded in Instrument No. 202200221925, of the Official Public Records of Dallas County, Texas (O.P.R.D.C.T.), and being part of Lot 1 of Curtis L. Aikin Subdivision, as recorded in Volume 20, Page 25, of the Map Records of Dallas County, Texas (M.R.D.C.T.), and being more particularly described as follows:

BEGINNING at point in the west line of said Lot 1, being in the east right-of-way line of Alderson Street (Vol. 11, Pg. 319, M.R.D.C.T.) (50 foot right-of-way), from which a 3/8-inch iron rod (controlling monument) found for the southwest corner of said Lot 1, bears South 00 degrees 56 minutes 49 seconds East, a distance of 82.22 feet;

1. **THENCE** North 00 degrees 56 minutes 49 seconds West, along the west line of said Lot 1 and the east line of said Alderson Street, a distance of 39.41 feet to the northwest corner of said Lot 1, being in a south interior line of Lot 2A of Saint Thomas Aquinas School Addition, as recorded in Instrument No. 201600245130, O.P.R.D.C.T.;
2. **THENCE** North 89 degrees 03 minutes 11 seconds East, along the north line of said Lot 1 and the south interior line of said Lot 2A, a distance of 25.85 feet to a 1/2-inch iron rod with red cap stamped "PJB SURVEYING" set in the north line of said Lot 1 and the south interior line of said Lot 2A;
3. **THENCE** South 58 degrees 37 minutes 09 seconds East, departing the north line of said Lot 1 and the south interior line of said Lot 2A and across said Lot 1, a distance of 48.52 feet to a 1/2-inch iron rod with red cap stamped "PJB SURVEYING" set;
4. **THENCE** South 24 degrees 53 minutes 34 seconds East, continuing across said Lot 1, a distance of 16.22 feet to a point;
5. **THENCE** North 89 degrees 53 minutes 03 seconds West, continuing across said Lot 1, a distance of 73.45 feet to the **POINT OF BEGINNING** and containing 2,192 square feet (0.0503 acres) of land.

**Field Notes Describing 2,192 Square Foot (0.0503 Acre)
Temporary Workspace Easement
City of Dallas
Block G/2868**

Bearings and coordinates used hereon are derived from the State Plane Coordinate System, Texas, North Central Zone 4202, American Datum 1983 (NAD83), adjustment realization 2011.



By: *Dwayne H. Copeland*
Dwayne H. Copeland
Registered Professional Land Surveyor
Texas No. 5470
PJB Surveying, LLC
TBPLS Firm No. 10194303

Date: *6/10/2025*



0 15 30

ALDERSON STREET

(50' Right-of-Way)
(VOL. 11, PG. 319 M.R.D.C.T.)

A. McCommas Survey
Abstract No. 911

Found 1/2" Capped
Iron Rod stamped
CAPLUCS (CM)

S 0° 56' 31" E 50.53'
S 1° 03' 47" E 122.54'

Found Monument stamped
Cotton Surveying Company
RPLS #5274(CM)

Found 3/8"
Iron Rod (CM)

S 00° 56' 49" E
82.22'

P.O.B.

N=6,990,948.608
E=2,504,806.831

STACP-RC
Inst. No.
202200221925
O.P.R.D.C.T.

STACP-RC
Inst. No.
202000290337
O.P.R.D.C.T.

S 89° 03' 11" W
130.43'

**CURTIS L. AIKIN
SUBDIVISION
LOT 1, BLOCK G/2868
VOL. 20, PG. 25
M.R.D.C.T.**

N 00° 56' 49" W
39.41'

N 89° 03' 11" E
25.85'

Temporary Workspace
Easement
2,192 Sq. Ft.
(0.0503 acres)

N 89° 53' 03" W 73.45'

S 24° 53' 34" E
16.22'

S 58° 37' 00" E
48.52'

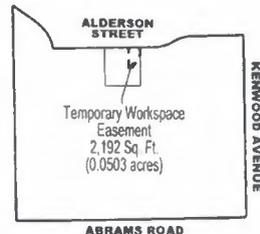
N 89° 03' 11" E
104.53'

Drainage
Easement
4,975 Sq. Ft.
(0.1142 acres)

S 00° 56' 49" E
121.63'

VARIABLE WIDTH
DRAINAGE EASEMENT
Inst. No. 201600245130
M.R.D.C.T.

**SAINT THOMAS AQUINAS
SCHOOL ADDITION
LOT 2A, BLOCK G/2868
INST. NO. 201600245130
O.P.R.D.C.T.**



8.0' DRAINAGE EASEMENT
FILED IN CITY OF DALLAS
PUBLIC WORKS SURVEY RECORDS VAULT
FILE 421Q, #168



D. St. J. 6/10/2025

TEMPORARY WORKSPACE EASEMENT

**CURTIS L. AIKIN SUBDIVISION
LOT 1, BLOCK G/2868
A. McCOMMAS SURVEY, ABSTRACT NO. 911
CITY OF DALLAS, DALLAS COUNTY, TEXAS**

- - Found Monument as noted
- - 1/2" Iron rod w/ red cap stamped "PJB SURVEYING" set unless otherwise noted
- Sq. Ft. - Square Feet
- CM - Controlling Monument
- O.P.R.D.C.T. - Official Public Records of Dallas County, Texas
- D.R.D.C.T. - Deed Records of Dallas County, Texas
- M.R.D.C.T. - Map Records of Dallas County, Texas
- Inst. No. - Instrument Number
- Vol./Pg. - Volume/Page
- P.O.B. - Point of Beginning

BASIS OF BEARINGS: State Plane Coordinate System,
Texas North Central Zone 4202, North American Datum
(NAD) 1983, adjustment realization 2011

PREPARED BY
PJB Surveying

200 W BELMONT DR, SUITE D
ALLEN, TX 75013
TBPLS 10194303