

EXHIBIT B

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

DEED WITHOUT WARRANTY

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF DALLAS §

That, **ONCOR ELECTRIC DELIVERY COMPANY LLC**, a Delaware limited liability company, whose mailing address is PO Box 139100, Dallas, Texas 75313 ("**GRANTOR**") for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, has GRANTED, SOLD, and CONVEYED, and by these presents does GRANT, SELL and CONVEY, without warranty, express or implied, and subject to the terms, covenants, conditions, reservations, restrictions and exceptions hereinafter made unto the City of Dallas, a municipal corporation, of 1500 Marilla Street, Room 6BS, Dallas, Dallas County Texas 75201 ("**GRANTEE**"), all of GRANTOR's right, title and interest in the property as described in Exhibit A, which is attached hereto and made a part hereof ("**Property**")

This Deed Without Warranty is subject to: (i) the terms, covenants, conditions, reservations, restrictions and exceptions of _____ **[Place Marker for any City Council Resolution governing the acquisition of the Parkdale Property by the City]**; (ii) any and all visible and apparent easements and encroachments, whether of record or not; (iii) any and all covenants, conditions, reservations, restrictions, exceptions, easements, rights-of-way, mineral interests, mineral leases, or other instruments of record applicable to the Property or any part thereof; and (iv) standby fees, taxes and assessments by any taxing authority for the year 2022 and subsequent years, the payment of which GRANTEE hereby assumes, except that GRANTOR shall be responsible for any taxes due for the period of GRANTOR's ownership of the Property. Further, GRANTOR, for the consideration and subject to the reservations from and exceptions to conveyance provided herein, conveys to GRANTEE the Property without express or implied warranty, and all warranties that might arise by common law and the warranties in Section 5.023 of the Texas Property Code (or its successor) are excluded.

GRANTOR hereby notifies GRANTEE, and by its acceptance of this Deed Without Warranty GRANTEE acknowledges receipt of said notice, that located on the Property is a dam subject to the provisions of Chapter 299 of the Texas Administrative Code. Pursuant to §299.6 of the Texas Administrative Code, GRANTOR notifies GRANTEE that GRANTEE is required, within ninety (90) days of the date of this Deed Without Warranty, to provide notification in writing to the executive director of the Texas Commission on Environmental Quality of the following: (1) the name, address, and telephone number of the new owner(s) of the Property; (2)

the date of ownership transfer; (3) the name and telephone number of the individual who will be responsible for operation and maintenance of the dam; and (4) a certified copy or photocopy of instruments recorded in the office of the county clerk showing transfer of the dam and property on which the dam is located to a new owner.

As a material part of the consideration for this deed, GRANTOR and GRANTEE agree that, to the maximum extent allowed by law, (a) GRANTEE has thoroughly investigated all aspects of the Property and is taking the Property "AS IS, WHERE IS, WITH ALL FAULTS", (b) GRANTOR disclaims responsibility as to the accuracy or completeness of any information relating to the Property, (c) GRANTEE assumes all responsibility to examine all applicable building codes and zoning ordinances to determine if the Property can be used for the purposes desired and to check for outstanding or pending code enforcement actions including but not limited to repair or demolition orders, and (d) GRANTOR expressly disclaims and GRANTEE expressly waives, any warranty or representation, express or implied, including without limitation any warranty of condition, habitability, merchantability or fitness for a particular purpose of the Property. Without limiting the foregoing, GRANTOR makes no representations of any nature regarding the Property and specifically disclaims any warranty, guaranty or representation, oral or written, express or implied, past, present, or future, concerning: (i) the nature and condition of the Property, including without limitation, the water, soil and geology, surface or sub-surface conditions and the suitability thereof as well as the suitability of the Property for any and all activities and uses which GRANTEE may elect to conduct thereon, and the existence, or non-existence, of any environmental substances, hazards or conditions or presence of any endangered or protected species thereon or compliance with all applicable laws, rules or regulations; (ii) the nature and extent of any right-of-way, lease, possession, lien, encumbrance, license, reservation, condition or otherwise; (iii) the compliance of the Property or its operation with any law, ordinance or regulation of any federal, state, or local governmental authority; and (iv) whether or not the Property can be developed or utilized for any purpose. For purposes hereof, "environmental substances" means the following: (a) any "hazardous substance" under the Comprehensive Environmental Response, Compensation and Liability Act of 1980, 42 U.S.C.A. Section 9601 et seq., as amended, (b) any "hazardous substance" under the Texas Hazardous Substances Spill Prevention and Control Act, Tex. Water Code, Section 26.261, ct. seq., as amended, (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubrication oils, (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C.A. Section 651 et. seq., as amended, (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C.A. Section 6901 et. seq., as amended, (f) asbestos, (g) polychlorinated biphenyls, (h) underground storage tanks, whether empty, filled, or partially filled with any substance, (i) any substance, the presence of which is prohibited or regulated by federal, state or local laws and regulations, and any other substance which by any federal, state or local laws and regulations requires special handling or notification of governmental authorities in its collection, storage, treatment or disposal. References to particular acts or codifications in this definition include

all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder.

To the fullest extent allowed by law, GRANTOR shall not be responsible for, and GRANTEE and anyone claiming by, through or under GRANTEE hereby waives its right to recover from and fully and irrevocably releases GRANTOR from, any and all claims for damages or causes of action arising from or related to any past, present or future physical characteristic or condition of the Property, including, without limitation, any environmental substances (as herein defined), in, at, on, under or related to the Property, or any portion thereof, or any violation or potential violation of any environmental law applicable thereto.

TO HAVE AND TO HOLD the above described Property, subject aforesaid, together with all and singular the rights and appurtenances thereto in any manner belonging unto the said GRANTEE, its successor and assigns forever. But it is distinctly understood and agreed that this conveyance is made and accepted without covenants or warranties of any kind, either express or implied.

EXHIBIT B

EXECUTED this _____ day of _____, 2022.

GRANTOR:

Oncor Electric Delivery Company LLC,
a Delaware limited liability company

By: _____
_____, Attorney-in-Fact

THE STATE OF TEXAS

§

§

COUNTY OF TARRANT

§

KNOW ALL PERSONS BY THESE PRESENTS:

BEFORE ME, the undersigned authority, on this day personally appeared _____, Attorney-in-Fact for **Oncor Electric Delivery Company LLC**, 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, in the capacity therein stated and she is authorized to do so.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, A. D. 2022.

Notary Public in and for the State of Texas

EXHIBIT B

GRANTEE:

City of Dallas,
T.C. BROADNAX, City Manager

By: _____
Assistant City Manager

ATTEST:

City Secretary

APPROVED AS TO FORM:
Christopher J. Caso, City Attorney

By: _____
Assistant City Attorney

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

KNOW ALL PERSONS BY THESE PRESENTS:

BEFORE ME, the undersigned authority, on this day personally appeared _____, Assistant City Manager of the City of Dallas, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same as the act and deed of the said City of Dallas, for the purposes and consideration therein expressed and in the capacity therein set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 2022.

Notary Public in and for the State of Texas

**Field Notes Describing a 110.07 Acre (4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

BEING a 110.07 Acre (4,794,536 Square Foot) tract of land situated in the Thomas Lagow Survey, Abstract Number 759, City of Dallas, Dallas County, Texas, City of Dallas Block Number 5800, and being part of a called 279.808 acre tract of land described in Special Warranty Deed to Oncor Electric Delivery Company LLC, recorded in Instrument Number 201000003665 of the Official Public Records of Dallas County, Texas (O.P.R.D.C.T.), and part of Lots 14, 15, 16, 17, and 18, of the Silas Lagow Land Partition, an addition to the City of Dallas, Dallas County, Texas, recorded in Volume 250, Page 234 of the Deed Records of Dallas County, Texas (D.R.D.C.T.), and being more particularly described as follows:

COMMENCING at a 1-inch found iron pipe for the northeast corner of Lot 10 of said Silas Lagow Land Partition, said corner being at the intersection of the south right-of-way line of Union Pacific Railroad (a variable with right-of-way, Volume 748, Page 642, D.R.D.C.T.) and the west right-of-way line of Parkdale Street (a variable width right-of-way, Volume 250, Page 234, D.R.D.C.T.);

THENCE with the south right-of-way line of said Union Pacific Railroad, the following bearings and distances:

South 82 degrees 29 minutes 56 seconds West, with the north line of said Lot 10, passing at a distance of 696.70 feet the common northwest corner of said Lot 10 and the northeast corner of said Lot 16, and continuing with the north line of said Lot 16, passing at a distance of 1,382.59 feet the common northwest corner of said Lot 16 and the northeast corner of said Lot 15, and continuing with the north line of said Lot 15, in all a total distance of 1,658.60 feet to a 5/8-inch found iron rod with cap stamped "GORRONDONA AND ASSOC." for the northeast corner of a called 0.69 acre tract of land described in Warranty Deed to the Texas and Pacific Railway Co., recorded in Volume 1774, Page 636, D.R.D.C.T.;

South 07 degrees 30 minutes 04 seconds East, with the east line of said 0.69 acre tract, a distance of 60.00 feet to a 5/8-inch found iron rod with cap stamped "GORRONDONA AND ASSOC." for the southeast corner of said 0.69 acre tract;

South 82 degrees 29 minutes 56 seconds West, with the south line of said 0.69 acre tract, a distance of 569.17 feet to the southwest corner of said 0.69 acre tract;

North 41 degrees 36 minutes 03 seconds East, with the west line of said 0.69 acre tract, a distance of 91.64 feet to the northwest corner of said 0.69 acre tract and the northeast corner of said Lot 14;

**Field Notes Describing a 110.07 Acre (4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

South 82 degrees 29 minutes 56 seconds West, with the north line of said Lot 14, passing at a distance of 306.42 feet the northeast corner of a called 5.5 acre tract of land described in deed to City of Dallas, recorded in Volume 3213, Page 317, D.R.D.C.T., and continuing with the north line of said Lot 14 and said 5.5 acre tract, a distance of 793.04 feet to the northwest corner (not monumented) of said Lot 14 and said 5.5 acre tract;

South 42 degrees 20 minutes 42 seconds West, with the west line of said Lot 14 and said 5.5 acre tract, passing at a distance of 22.50 feet the northeast corner of Lot 13 of said Silas Lagow Partition, as recorded in Volume 250, Page 234, D.R.D.C.T., same being the northeast corner of a tract of land described in deed to the Texas and New Orleans Railroad (T. & N.O. RR.), recorded in Volume 2170, Page 215, D.R.D.C.T., and continuing with said west lines and the east lines of said Lot 13 and said T. & N.O. RR. tract, in all a total distance of 453.20 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for the west corner of said 5.5 acre tract and for the **POINT OF BEGINNING**;

THENCE over and across said Lots 14 and 15 and with the southeast line of said 5.5 acre tract, the following bearings and distances:

South 60 degrees 19 minutes 18 seconds East, a distance of 334.80 feet to a 5/8-inch found iron rod with cap stamped "GORRONDONA & ASSOC." for corner;

North 29 degrees 40 minutes 42 seconds East, a distance of 50.00 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

North 53 degrees 36 minutes 09 seconds West, a distance of 46.66 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

North 29 degrees 39 minutes 17 seconds West, a distance of 61.90 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

North 76 degrees 39 minutes 27 seconds East, a distance of 111.89 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

South 76 degrees 49 minutes 18 seconds East, a distance of 40.00 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

South 69 degrees 51 minutes 12 seconds East, a distance of 18.13 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner;

THENCE South 33 degrees 12 minutes 26 seconds East, departing the south line of said 5.5 acre tract, and over and across said Lots 14 and 15, a distance of 585.28 feet to a corner in the approximate western bank of White Rock Creek (not monumented);

**Field Notes Describing a 110.07 Acre (4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

THENCE South 03 degrees 57 minutes 08 seconds West, over and across said Lots 15, 16, 17 and 18 and along the approximate westerly bank of said White Rock Creek, a distance of 2,528.75 feet to a corner in the approximate centerline of White Rock Creek (not monumented);

THENCE South 25 degrees 34 minutes 28 seconds West, over and across said Lot 18, and along the approximate centerline of said White Rock Creek, a distance of 511.92 feet to a corner in the White Rock Creek (not monumented);

THENCE South 19 degrees 27 minutes 33 seconds West, over and across said Lot 18, and along the approximate centerline of said White Rock Creek, a distance of 159.61 feet to a corner in the White Rock Creek (not monumented) on the northeast line of a called 6.2424 acre tract of land described as "1st Tract" in Warranty Deed to City of Dallas, recorded in Volume 1959, Page 265 of the Deed Records of Dallas County, Texas (D.R.D.C.T.);

THENCE with the northeast line of said 6.2424 acre tract and over and across said Lots 15, 16, 17, and 18, the following bearings and distances:

North 55 degrees 59 minutes 18 seconds West, a distance of 1,543.13 feet to a 1-inch found iron pipe for the point of curvature of a tangent circular curve to the left, having a radius of 552.50 feet, and a chord that bears North 63 degrees 27 minutes 18 seconds West, a distance of 143.59 feet;

Northwesterly, with said curve, through a central angle of 14 degrees 56 minutes 00 seconds, an arc distance of 144.00 feet to a 5/8-inch found iron rod with cap stamped "GORRONDONA AND ASSOC." for corner;

North 70 degrees 55 minutes 18 seconds West, a distance of 192.95 feet to a 1/2-inch set iron rod with cap stamped "HALFF" for corner on the east right-of-way line of Houston and Texas Central Railroad Company (a variable width right-of-way, First Tract, Volume 732, Page 555, D.R.D.C.T.);

THENCE with the east right-of-way line of said Houston and Texas Central Railroad Company, the following bearings and distances:

North 18 degrees 58 minutes 42 seconds East, a distance of 816.60 feet to the point of curvature of a tangent circular curve to the left, having a radius of 2,965.00 feet, and a chord that bears North 12 degrees 58 minutes 42 seconds East, a distance of 619.85 feet, from which a 3/4-inch found iron pipe bears North 89 degrees 32 minutes 24 seconds West, a distance of 0.51 of a foot;

**Field Notes Describing a 110.07 Acre (4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

Northerly, with said curve, through a central angle of 12 degrees 00 minutes 00 seconds, an arc distance of 620.99 feet a corner, from which a 5/8-inch found iron rod with cap stamped "GORRONDONA AND ASSOC." bears North 80 degrees 09 minutes 49 seconds West, a distance of 0.64 of a foot;

North 06 degrees 58 minutes 42 seconds East, a distance of 349.20 feet to a fence corner post for the southwest corner of said T. & N.O. RR. Tract, said corner being on the common northwest line of said Lot 14 and the southeast line of Lot 13 of said Silas Lagow Land Partition;

THENCE North 42 degrees 20 minutes 42 seconds East, with the northwest line of said Lot 14 and the southeast line of said Lot 13, a distance of 1,274.30 feet to the **POINT OF BEGINNING AND CONTAINING** 110.07 acres (4,794,536 square feet) of land, more or less.

Field Notes Describing a 110.07 Acre (4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC

NOTES:

The Basis of Bearing is the North American Datum of 1983, Texas Coordinate System of 1983, North Central Zone (4202). Coordinates shown are grid values and may be converted to surface by multiplying by the published Dallas County TXDOT scale factor of 1.000136506. Distances shown are reported in U.S. survey feet.

Andrew Chavchalov

3-15-2022

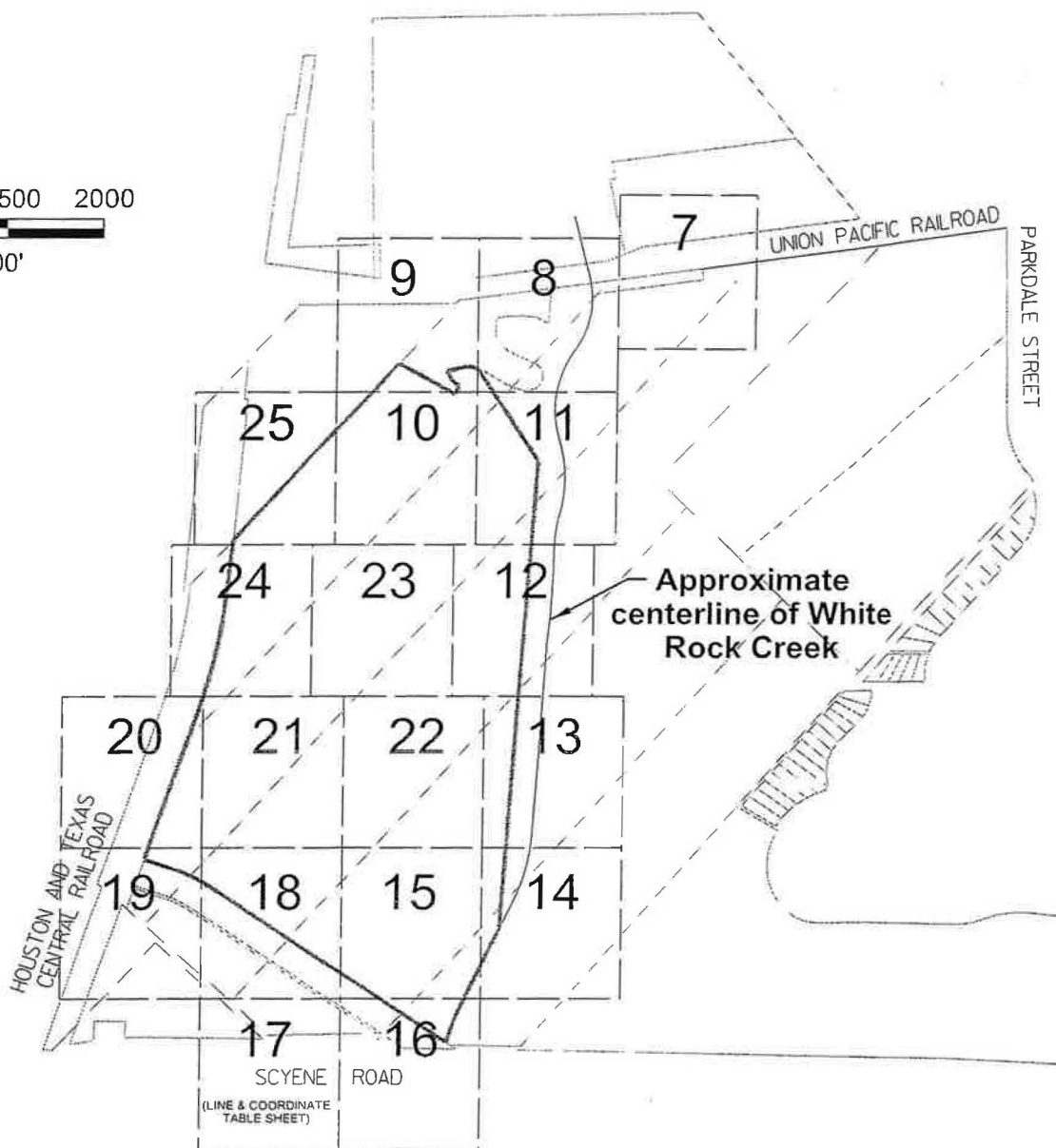
Andrew Chavchalov
Registered Professional Land Surveyor
Texas No. 6708
Halff Associates, Inc.
1201 North Bowser Road.
Richardson, Texas 75081
(214) 346-6200
TBPELS Firm No. 10029600



KEYMAP



0 500 1000 1500 2000
SCALE: 1"=1000'



LEGEND

PAGE OUTLINE & MATCHLINE

BOUNDARY LINE

PAGE NUMBER

19

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



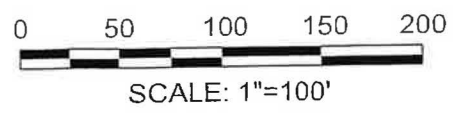
HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TEL F. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 6 OF 25



THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT 3, BLOCK G/5800

DALLAS PARK AND RECREATION CENTRAL
SERVICE CENTER COMPLEX ADDITION
VOL. 86155, PG. 2412
D.R.D.C.T.

MATCH LINE PAGE 8 OF 25

UNION PACIFIC RAILROAD
(VARIABLE WIDTH R.O.W.)
VOL. 748, PG. 642
D.R.D.C.T.

POINT OF
COMMENCING

TEXAS & PACIFIC
RAILROAD COMPANY
VOL. 1774, PG. 636
D.R.D.C.T.

5/8" FIR
W/CAP stamped
"GORRONDONA & ASSOC."
(C.M.)

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS BLOCK
5800

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

LOT 10
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

PARKDALE ST. VOL. 250, PG. 234, D.R.D.C.T.
(VARIABLE WIDTH R.O.W.)



Andrew Chavchalo

LEGEND

- NOT MONUMENTED (UNLESS OTHERWISE NOTED)
- FOUND MONUMENT (AS NOTED)
- FIR FOUND IRON ROD (AS NOTED)
- FIP FOUND IRON PIPE (AS NOTED)
- D.R.D.C.T. DEED RECORDS OF DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
- INST. NO. INSTRUMENT NUMBER
- VOL. VOLUME
- PG. PAGE
- (C.M.) CONTROLLING MONUMENT
- ℙ PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TEL F. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022
AVO.: 33378.001
PAGE 7 OF 25

0 50 100 150 200
SCALE: 1"=100'

Note:
See Sheet 17 for dimensions and coordinates.

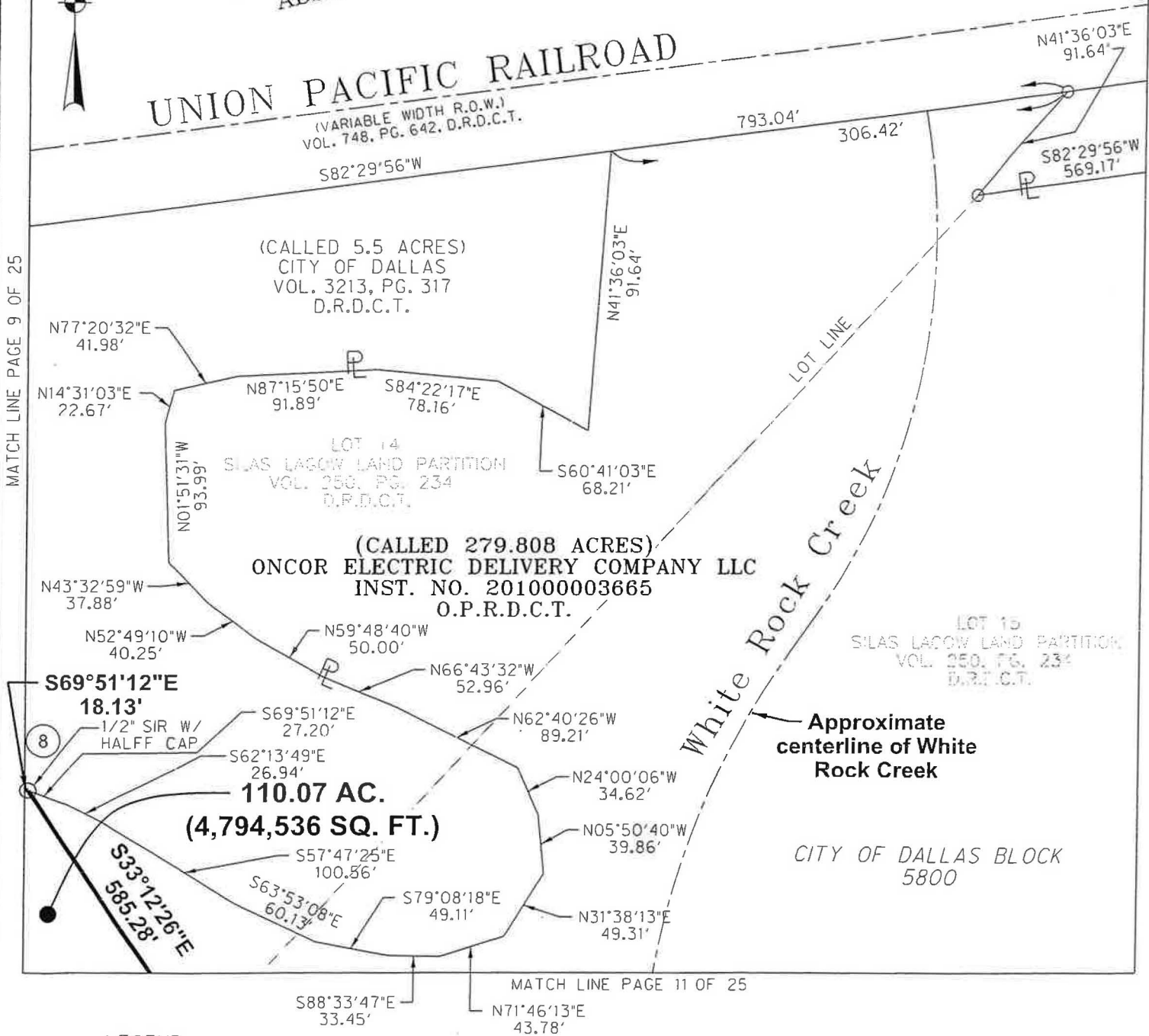


THOMAS LAGOW SURVEY
ABSTRACT NO. 759

UNION PACIFIC RAILROAD
(VARIABLE WIDTH R.O.W.)
VOL. 748, PG. 642, D.R.D.C.T.

MATCH LINE PAGE 9 OF 25

MATCH LINE PAGE 7 OF 25



LEGEND

- NOT MONUMENTED (UNLESS OTHERWISE NOTED)
- FOUND MONUMENT (AS NOTED)
- FIR FOUND IRON ROD (AS NOTED)
- FIP FOUND IRON PIPE (AS NOTED)
- D.R.D.C.T. DEED RECORDS OF DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
- INST. NO. INSTRUMENT NUMBER
- VOL. VOLUME
- PG. PAGE
- (C.M.) CONTROLLING MONUMENT
- Ⓟ PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 8 OF 25



UNION PACIFIC RAILROAD

(VARIABLE WIDTH R.O.W.)
VOL. 748, PG. 642
D.R.D.C.T.

S82°29'56"W
793.04'

22.50'

N89°30'51"E

815.48'

LOT 13
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS BLOCK
5800

TEXAS & NEW ORLEANS RAILROAD
VOL. 2170, PG. 215
D.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

(CALLED 5.5 ACRES)
CITY OF DALLAS
VOL. 3213, PG. 317
D.R.D.C.T.

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

POINT OF BEGINNING

1/2" SIR
W/HALFF
CAP

1/2" SIR
W/HALFF
CAP

N42°20'42"E
1,274.30'

LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

110.07 AC.

(4,794,536 SQ. FT.)

S60°19'18"E

N76°39'27"E
111.89'

1/2" SIR
W/HALFF
CAP

1/2" SIR
W/HALFF
CAP

334.80'

MATCH LINE PAGE 10 OF 25

MATCH LINE PAGE 8 OF 25

Note:

See Sheet 17 for dimension and coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



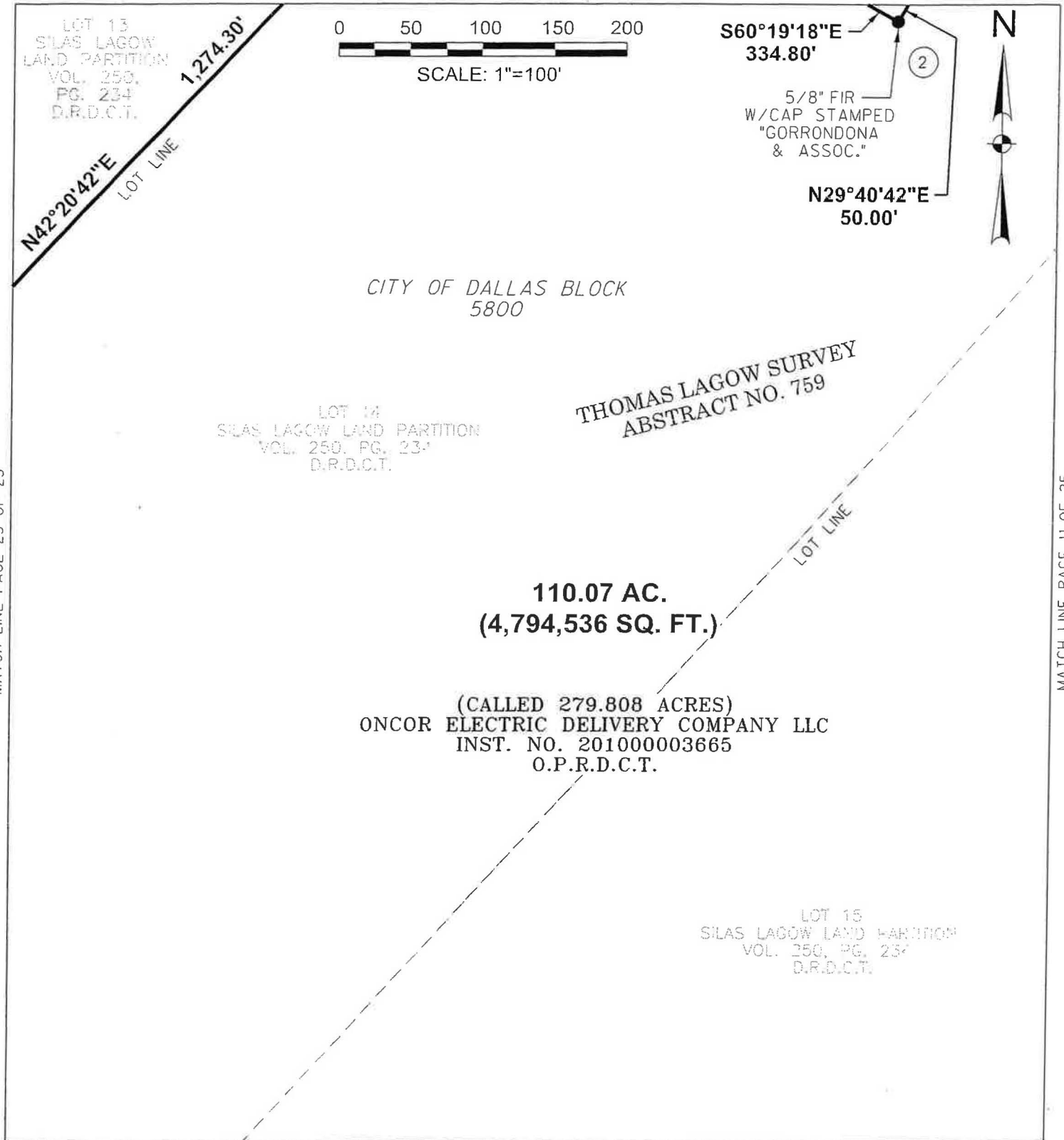
HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AV0.: 33378.001

PAGE 9 OF 25



MATCH LINE PAGE 23 OF 25

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Note:

See Sheet 17 for dimension and coordinates.

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
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TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 10 OF 25

0 50 100 150 200

SCALE: 1"=100'

N

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

White Rock Creek

Approximate
centerline of White
Rock Creek110.07 AC.
(4,794,536 SQ. FT.)CITY OF DALLAS BLOCK
5800(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY
COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

MATCH LINE PAGE 12 OF 25

Note:
See Sheet 17 for coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
R	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
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HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 11 OF 25

MATCH LINE PAGE 10 OF 25

I:\33000s\33378\002\CADD\Sheets\Survey\Boundary\VEH-BS-PG05-33378.DGN

3/15/2022 4:14:14 PM

MATCH LINE PAGE 23 OF 25

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

**110.07 AC.
(4,794,536 SQ. FT.)**

CITY OF DALLAS BLOCK
5800

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

S03°57'08"W

2,528.75'

White Rock Creek

Approximate
centerline of White
Rock Creek

LOT 17
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

0 50 100 150 200 N

SCALE: 1"=100'

MATCH LINE PAGE 13 OF 25

Note:
See Sheet 17 for coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF
TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 12 OF 25

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0 50 100 150 200

SCALE: 1"=100'



LOT 16
SILAS LAGOW
LAND PARTITION
VOL. 250,
PG. 234
D.R.D.C.T.

LOT LINE

**110.07 AC.
(4,794,536 SQ. FT.)**

2,528.75'

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT 17
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS BLOCK
5800

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY
COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

Approximate
centerline of White
Rock Creek

White Rock Creek

S03°57'08"W

LOT LINE

LOT 18
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

MATCH LINE PAGE 14 OF 25

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
P	PROPERTY LINE

Note:
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Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF*

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AV0.: 33378.001

PAGE 13 OF 25

0 50 100 150 200

SCALE: 1"=100'

N



LOT 17
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

2,528.75'

White Rock Creek

LOT LINE

110.07 AC.
(4,794,536 SQ. FT.)

LOT 18
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS BLOCK
5800

Approximate
centerline of White
Rock Creek

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

(CALLED 54.704 ACRES)
PARK BOARD OF THE
CITY OF DALLAS
VOL. 2940, PG. 215
D.R.D.C.T.

CITY OF DALLAS BLOCK
5541

Note:
See Sheet 17 for coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 14 OF 25

0 50 100 150 200

SCALE: 1"=100'

N

LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

LOT 17
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS BLOCK
5800

110.07 AC.
(4,794,536 SQ. FT.)

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

Approximate
centerline of White
Rock Creek

White Rock
Creek
S25°34'28"W
511.92'

N55°59'18"W
1,543.13'

(CALLED 6.2424 ACRES)
CITY OF DALLAS
1ST TRACT
VOL. 1959, PG. 265
D.R.D.C.T.

LOT 18
SILAS LAGOW LAND
PARTITION
VOLUME 250, PG. 234
D.R.D.C.T.

MATCH LINE PAGE 16 OF 25

LEGEND

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●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
E	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

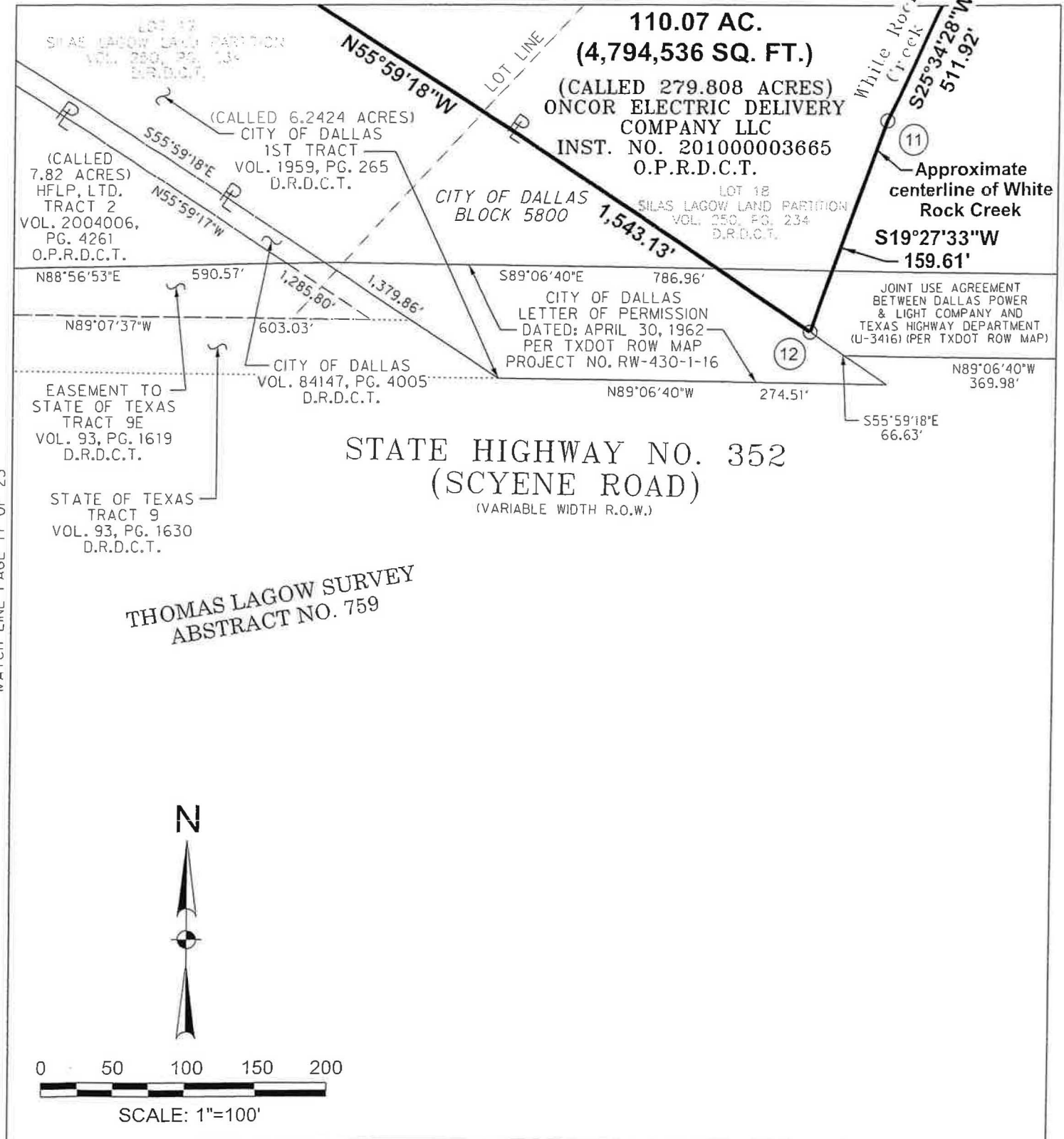
PAGE 15 OF 25

MATCH LINE PAGE 18 OF 25

MATCH LINE PAGE 14 OF 25

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Note:
See Sheet 17 for coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

**Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

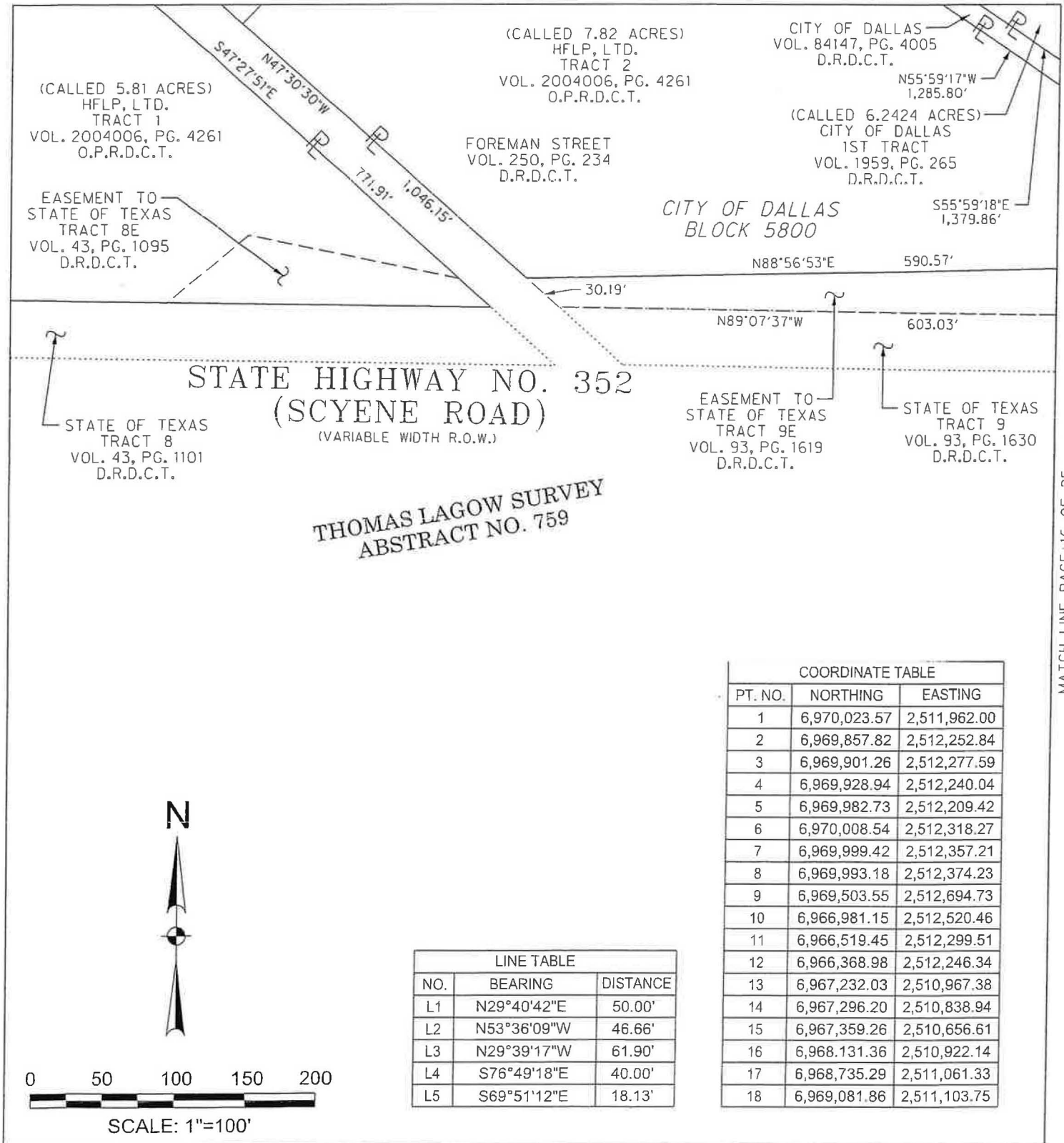


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AV0.: 33378.001

PAGE 16 OF 25



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FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



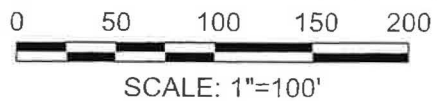
HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

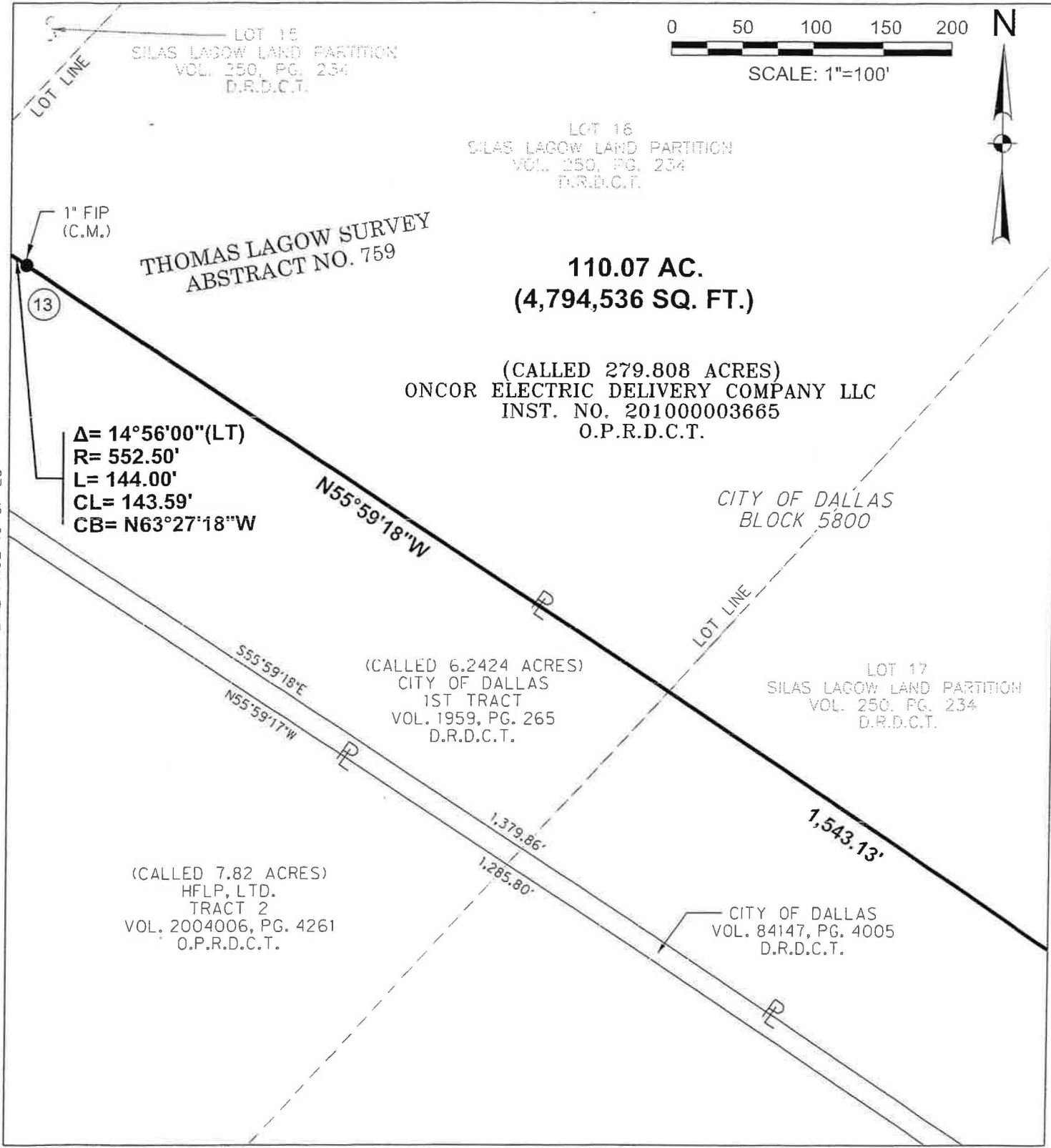
AVO.: 33378.001

PAGE 17 OF 25



MATCH LINE PAGE 19 OF 25

MATCH LINE PAGE 15 OF 25



LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
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FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Note:
See Sheet 17 for coordinates.

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



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TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

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0 50 100 150 200

SCALE: 1"=100'

CITY OF DALLAS
BLOCK 4480HOUSTON AND TEXAS CENTRAL
RAILROAD COMPANY
(VARIABLE WIDTH R.O.W.)
(CALLED 10.12 ACRES)
VOL. 132, PG. 555
D.R.D.C.T.N18°58'42"E
816.60'1/2" SIR
W/HALFF
CAPLOT 15
SILAS LAGOW
LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

110.07 AC.

(4,794,536 SQ. FT.)

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY
COMPANY LLC
INST. NO. 201000003865
O.P.R.D.C.T.N70°55'18"W
192.95'5/8" FIR
W/CAP STAMPED
"GORRONDONA & ASSOC."
(C.M.)(CALLED 6.2424 ACRES)
CITY OF DALLAS
1ST TRACT
VOL. 1959, PG. 265
D.R.D.C.T.S70°58'18"E
192.35'N70°55'19"W
191.40'
CITY OF DALLAS
VOL. 84147, PG. 4005
D.R.D.C.T.Δ= 14°56'00"(LT)
R= 552.50'
L= 144.00'
CL= 143.59'
CB= N63°27'18"WL=105.25'
R=402.47'S55°59'18"E
1,379.86'N55°59'17"W
1,285.80'
L=99.93'
R=383.38'LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.(CALLED 7.82 ACRES)
HFLP, LTD.
TRACT 2
VOL. 2004006, PG. 4261
O.P.R.D.C.T.CITY OF DALLAS
BLOCK 5800THOMAS LAGOW SURVEY
ABSTRACT NO. 759Note:
See Sheet 17 for coordinates.

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 19 OF 25

0 50 100 150 200

SCALE: 1"=100'

N

L=588.00'
R=2,785.00'
 $\Delta = 12^\circ 00' 00''$ (LT)
 $R = 2,965.00'$
 $L = 620.99'$
 $CL = 619.85'$
 $CB = N12^\circ 58' 42'' E$
3/4" FIP BEARS
N89°32'24"W, 0.51'

(16)

LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

LOT LINE

THOMAS LAGOW SURVEY
ABSTRACT NO. 759CITY OF DALLAS
BLOCK 4480HOUSTON AND TEXAS CENTRAL
RAILROAD COMPANY
(VARIABLE WIDTH R.O.W.)
(CALLED 10.12 ACRES)
FIRST TRACT
VOL. 732, PG. 555
D.R.D.C.T.

816.60'

CITY OF DALLAS
BLOCK 5800LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.110.07 AC.
(4,794,536 SQ. FT.)(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY
COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

MATCH LINE PAGE 19 OF 25

MATCH LINE PAGE 21 OF 25

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
R	PROPERTY LINE

Note:
See Sheet 17 for coordinates.

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

 TBPELS FIRM NO.10029600
 1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
 TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AV0.: 33378.001

PAGE 20 OF 25

0 50 100 150 200

SCALE: 1"=100'

N

LOT LINE

LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.

CITY OF DALLAS
BLOCK 5800

110.07 AC.
(4,794,536 SQ. FT.)

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

LOT LINE

LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.

MATCH LINE PAGE 18 OF 25

LEGEND

○	NOT MONUMENTED (UNLESS OTHERWISE NOTED)
●	FOUND MONUMENT (AS NOTED)
FIR	FOUND IRON ROD (AS NOTED)
FIP	FOUND IRON PIPE (AS NOTED)
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 21 OF 25

MATCH LINE PAGE 20 OF 25

MATCH LINE PAGE 22 OF 25

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0 50 100 150 200

SCALE: 1"=100'

N

LOT LINE

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.**110.07 AC.
(4,794,536 SQ. FT.)****(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.**CITY OF DALLAS
BLOCK 5800THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT LINE

LOT 17
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
O.P.R.D.C.T.

MATCH LINE PAGE 15 OF 25

LEGEND

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D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
ℙ	PROPERTY LINE

**Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC**

**HALFF**

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 22 OF 25

MATCH LINE PAGE 21 OF 25

MATCH LINE PAGE 13 OF 25

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0 50 100 150 200

SCALE: 1"=100'



LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

CITY OF DALLAS
BLOCK 5800

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

**110.07 AC.
(4,794,536 SQ. FT.)**

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

LOT 16
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

MATCH LINE PAGE 21 OF 25

MATCH LINE PAGE 22 OF 25

LEGEND

- NOT MONUMENTED (UNLESS OTHERWISE NOTED)
- FOUND MONUMENT (AS NOTED)
- FIR FOUND IRON ROD (AS NOTED)
- FIP FOUND IRON PIPE (AS NOTED)
- D.R.D.C.T. DEED RECORDS OF DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
- INST. NO. INSTRUMENT NUMBER
- VOL. VOLUME
- PG. PAGE
- (C.M.) CONTROLLING MONUMENT
- ℙ PROPERTY LINE

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
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1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

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PAGE 23 OF 25

0 50 100 150 200

SCALE: 1"=100'

N

LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS
BLOCK 5800

110.07 AC.
(4,794,536 SQ. FT.)

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT 15
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

N06°58'42"E
82.30'

L=1,685.14'
R=2,785.00'

HOUSTON AND TEXAS CENTRAL
RAILROAD COMPANY

(VARIABLE WIDTH R.O.W.)
(CALLED 10.12 ACRES)
FIRST TRACT
VOL. 732, PG. 555
D.R.D.C.T.

N06°58'42"E
349.20'

17

5/8" FIR
W/CAP STAMPED
"GORRONDONA
& ASSOC." BEARS
N80°09'49"W, 0.64'

$\Delta = 12^\circ 00' 00''$ (LT)
R= 2,965.00'
L= 620.99'
CL= 619.85'
CB= N12°58'42"E

MATCH LINE PAGE 20 OF 25

MATCH LINE PAGE 21 OF 25

LEGEND

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D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(C.M.)	CONTROLLING MONUMENT
R	PROPERTY LINE

Note:

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Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
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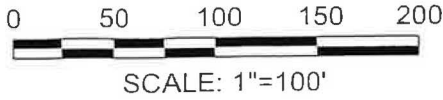
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TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

PAGE 24 OF 25



THOMAS LAGOW SURVEY
ABSTRACT NO. 759

LOT 13
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

TEXAS & NEW ORLEANS RAILROAD
VOL. 2170, PG. 215
D.R.D.C.T.

HOUSTON AND TEXAS CENTRAL
RAILROAD COMPANY

(VARIABLE WIDTH R.O.W.)
(CALLED 4.9 ACRES)
FIRST TRACT
VOL. 748, PG. 642
D.R.D.C.T.

N05°14'42"E
755.00'

1,274.30'
LOT LINE

LOT 14
SILAS LAGOW LAND PARTITION
VOL. 250, PG. 234
D.R.D.C.T.

CITY OF DALLAS
BLOCK 5800

110.07 AC.
(4,794,536 SQ. FT.)

(CALLED 279.808 ACRES)
ONCOR ELECTRIC DELIVERY COMPANY LLC
INST. NO. 201000003665
O.P.R.D.C.T.

S42°20'42"W
322.91'
N06°58'42"E
349.20'
FENCE
CORNER
POST
(18)

MATCH LINE PAGE 24 OF 25

MATCH LINE PAGE 23 OF 25

Note:
See Sheet 17 for coordinates.

Field Notes Describing a 110.07 Acres(4,794,536 Square Foot)
Boundary Survey
To Be Acquired in City of Dallas Block Number 5800
From Oncor Electric Delivery Company LLC



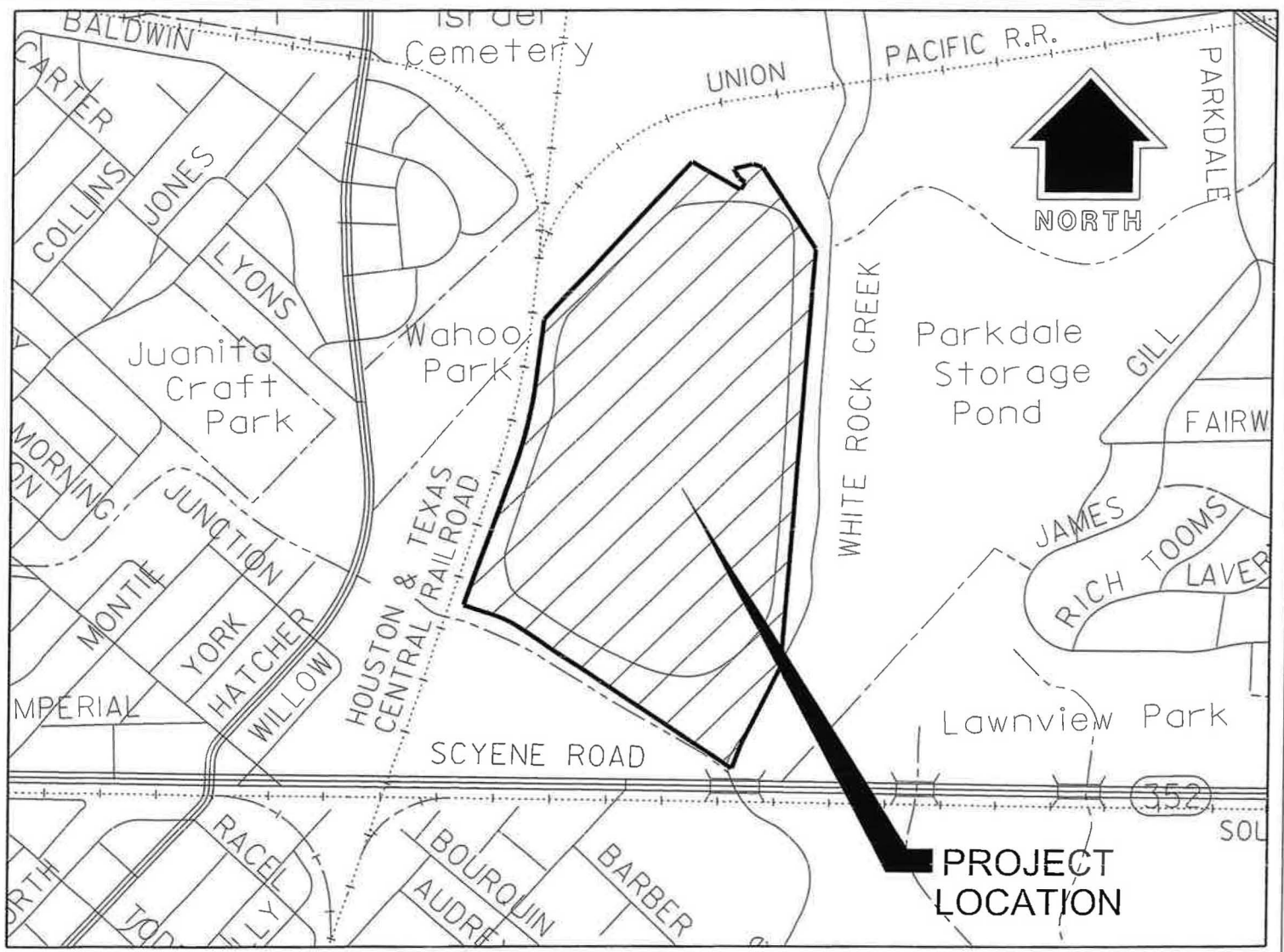
HALFF

TBPELS FIRM NO.10029600
1201 N.BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: 3/15/2022

AVO.: 33378.001

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LOCATOR MAP
NOT TO SCALE