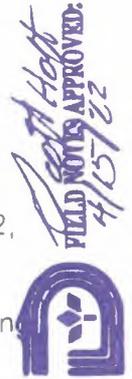


Exhibit A-I

FIELD NOTES DESCRIBING A 375 SQUARE FOOT (0.009 ACRE)  
DRAINAGE EASEMENT  
IN BLOCK 27/2279  
CITY OF DALLAS, DALLAS COUNTY, TEXAS



**BEING** a 375 square foot (0.009 acre) tract of land out of the James A. Sylvester Survey, Abstract No. 1383, Dallas County, Texas, lying in Lot 6, Block 27/2279, Clifton Place No. 2, an addition to the City of Dallas, Dallas County, Texas, according to the plat recorded in Volume 2, Page 214, Map Records, Dallas County, Texas (M.R.D.C.T.), also being out of a tract of land conveyed to Wycliff Investments, LLC, by General Warranty Deed recorded in Instrument Number 201800226075, Official Public Records, Dallas County, Texas (O.P.R.D.C.T.) and being more particularly described by metes and bounds as follows:

**COMMENCING** at a cut "X" set at the northerly corner of said Lot 6, said point also being the westerly corner of Lot 5, of said Block 27/2279, and said point also being in the southeasterly right-of-way line of Knight Street (a 50-foot right-of-way) (Volume 2, Page 214, M.R.D.C.T.);

**THENCE** South 44°03'33" West, along the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, a distance of 8.00 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for the **POINT OF BEGINNING** of the herein described tract of land, said point also being the westerly corner of an existing 8-foot Drainage Easement (Volume 2000031, Page 1078, D.R.D.C.T.);

**THENCE** South 45°56'27" East, departing the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, along the southwesterly line of said existing 8-foot Drainage Easement, and over and across said Lot 6, a distance of 150.00 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for corner in the southeasterly line of said Lot 6, said point also being in the northwesterly line of a 15-foot alley (Volume 2, Page 214, M.R.D.C.T.);

**THENCE** South 44°03'33" West, along the southeasterly line of said Lot 6 and the northwesterly line of said 15-foot alley, a distance of 2.50 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for corner;

**THENCE** North 45°56'27" West, departing the southeasterly line of said Lot 6 and the northwesterly line of said 15-foot alley, over and across said Lot 6, a distance of 150.00 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for corner, said point also being in the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street;

**THENCE** North 44°03'33" East, along the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, a distance of 2.50 feet to the **POINT OF BEGINNING**, containing 375 square feet or 0.009 acres of land, more or less.

**BASIS OF BEARING:** Bearings are based on the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum of 1983



*Daniel Lim*  
04-14-2022



**Exhibit A-II**  
**FIELD NOTES DESCRIBING A 1,500 SQUARE FOOT (0.034 ACRE)**  
**TEMPORARY WORKSPACE EASEMENT**  
**IN BLOCK 27/2279**  
**CITY OF DALLAS, DALLAS COUNTY, TEXAS**

**BEING** a 1,500 square foot (0.034 acre) tract of land out of the James A. Sylvester Survey, Abstract No. 1383, Dallas County, Texas, lying in Lot 6, Block 27/2279, Clifton Place No. 2, an addition to the City of Dallas, Dallas County, Texas, according to the plat recorded in Volume 2, Page 214, Map Records, Dallas County, Texas (M.R.D.C.T.), also being out of a tract of land conveyed to Wycliff Investments, LLC, by General Warranty Deed recorded in Instrument Number 201800226075, Official Public Records, Dallas County, Texas (O.P.R.D.C.T.) and being more particularly described by metes and bounds as follows:

*Scott Holt*  
FIELD NOTES APPROVED:  
4/15/22



**COMMENCING** at a cut "X" set at the northerly corner of said Lot 6, said point also being the westerly corner of Lot 5, of said Block 27/2279, and said point also being in the southeasterly right-of-way line of Knight Street (a 50-foot right-of-way) (Volume 2, Page 214, M.R.D.C.T.;

**THENCE** South 44°03'33" West, along the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, a distance of 10.50 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for the **POINT OF BEGINNING** of the herein described tract of land;

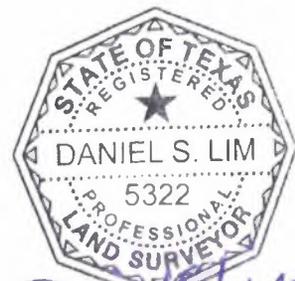
**THENCE** South 45°56'27" East, departing the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, over and across said Lot 6, a distance of 150.00 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for corner in the southeasterly line of said Lot 6, said point also being in the northwesterly line of a 15-foot alley (Volume 2, Page 214, M.R.D.C.T.);

**THENCE** South 44°03'33" West, along the southeasterly line of said Lot 6 and the northwesterly line of said 15-foot alley, a distance of 10.00 feet to a cut "X" set for corner;

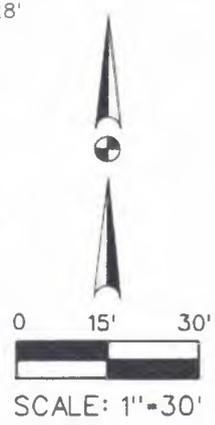
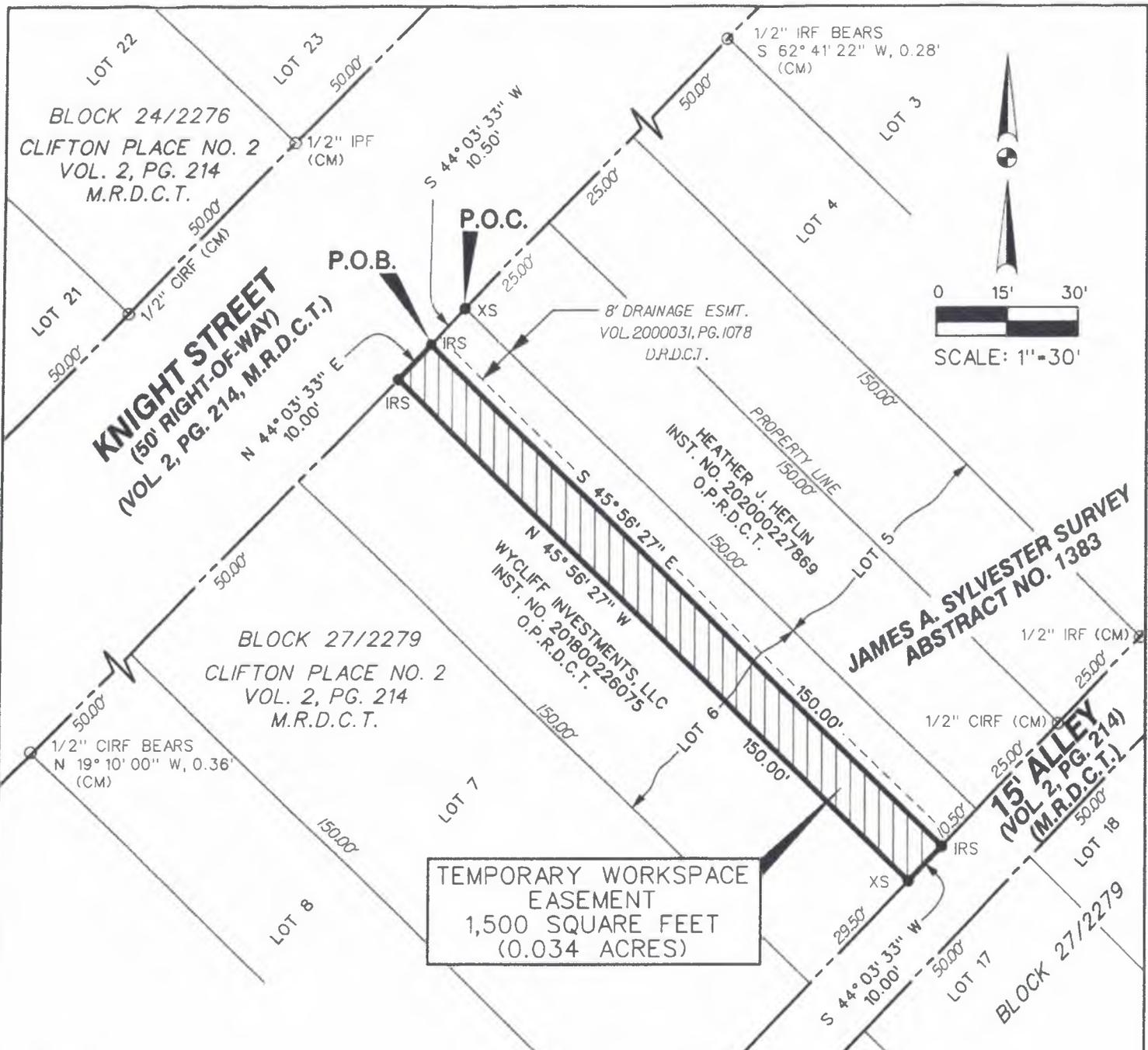
**THENCE** North 45°56'27" West, departing the southeasterly line of said Lot 6 and the northwesterly line of said 15-foot alley, over and across said Lot 6, a distance of 150.00 feet to a ½-inch iron rod set with yellow plastic cap stamped "LIM ASSOC" for corner, said point also being in the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street;

**THENCE** North 44°03'33" East, along the northwesterly line of said Lot 6 and the southeasterly right-of-way line of said Knight Street, a distance of 10.00 feet to the **POINT OF BEGINNING**, containing 1,500 square feet or 0.034 acres of land, more or less.

**BASIS OF BEARING:** Bearings are based on the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum of 1983.



*Daniel S. Lim*  
04-14-2022



TEMPORARY WORKSPACE  
 EASEMENT  
 1,500 SQUARE FEET  
 (0.034 ACRES)

**NOTE:**

BASIS OF BEARING is the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983.

**LEGEND:**

- CIRF - 1/2-INCH IRON ROD FOUND WITH YELLOW PLASTIC CAP STAMPED "LIM ASSOC"
- IRS - 1/2-INCH IRON ROD SET WITH YELLOW PLASTIC CAP STAMPED "LIM ASSOC"
- IPF - IRON PIPE FOUND
- IRF - IRON ROD FOUND
- XS - CUT "X" SET
- CM - CONTROLLING MONUMENT
- D.R.D.C.T. - DEED RECORDS, DALLAS COUNTY, TEXAS
- M.R.D.C.T. - MAP RECORDS, DALLAS COUNTY, TEXAS
- O.P.R.D.C.T. - OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS



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TEMPORARY WORKSPACE  
 EASEMENT  
 1,500 SQUARE FEET  
 (0.034 ACRES)  
 IN  
 LOT 6, BLOCK 27/2279  
 CLIFTON PLACE NO. 2  
 CITY OF DALLAS  
 DALLAS COUNTY, TEXAS