

**EXHIBIT "A"**

County: Dallas  
Highway: Interstate Highway 35E  
Parcel No.: 29  
R.O.W. CSJ: 0196-03-247

**Description for Parcel 29**

Being a 0.098 acre tract of land in the Weston Perry Survey, Abstract Number 1151, City of Carrollton, Dallas County, Texas, being part of a called 0.16 acre tract of land described as Tract No. 1 in deed to the City of Dallas, as recorded in Volume 3343, Page 406, Deed Records of Dallas County, Texas (DRDCT) and being more particularly described by metes and bounds as follows:

COMMENCING at the south southeast corner of a called 0.290 acre tract of land described as Tract No. 2 in deed to Horace Thompson Ardinger, Jr., as recorded in Volume 95064, Page 4721 DRDCT, a 1/2-inch iron rod found on the north right-of-way line of Sandy Lake Road (a variable width right-of-way) and being the west corner of a tract of land as described in a deed to the State of Texas as recorded in Volume 4230, Page 147, DRDCT;

THENCE North 89°56'17" West along the south line of said Tract No. 2 and said north right-of-way line of Sandy Lake Road, a distance of 161.36 feet to the common south corner of said Tract No. 1 and of said Tract 2 said point being the POINT OF BEGINNING;

1) THENCE North 89°56'17" West along the south line of said Tract No. 1 and said north right-of-way line of Sandy Lake Road, a distance of 23.76 feet to the southwest corner of said Tract No. 1 and the southeast corner of a tract described to the State of Texas as recorded in Volume 4165, Page 258, DRDCT;

2) THENCE North 32°44'17" East along the west line of said Tract No. 1 and the east line of said State of Texas tract a distance of 226.84 feet to the existing west right-of-way for Interstate Highway 35 East (variable width right-of-way) as described in a deed to the State of Texas as recorded in Volume 4091, Page 510, DRDCT;

3) THENCE South 25°52'17" East along the common line of said Tract No. 1 and said State of Texas tract, a distance of 23.43 feet to the north corner of said Tract No. 2, same being the east corner of said Tract No. 1;



FIELD NOTES APPROVED:

*AK* 7/12/19

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4) THENCE South 32°44'17" West along the common line of said Tract No.1 and said Tract No. 2, a distance of 201.81 feet to the POINT OF BEGINNING and containing 0.098 acre of land (4,286 square feet)

This property description is accompanied by a separate plat of even date.

All bearings are based on the Texas State Plane Coordinate System, North Central Zone (4202), NAD 83(CORS 2002) GEOID 03.

All distances and coordinates shown are surface and may be converted to grid by dividing by a combined scale factor of 1.000136506 (0.99986351263).

I hereby declare that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

Dustin D. Davison 6/24/19

Dustin D. Davison, R.P.L.S.      Date  
Texas Registration No. 6451  
Texas Department of Transportation  
4777 E. Highway 80  
Mesquite, Texas 75150



