

**LICENSE AGREEMENT
PART OF HARWOOD STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NUMBER 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS**

Being a 5,135 square foot (0.1179 acre) tract or parcel of land situated in the John Grigsby Survey, Abstract No. 495, Section Number 23, City of Dallas, Dallas County, Texas, being part of Harwood Street (a variable width right-of-way, as created by Ordinance Book 1A, Page 131, Years 1873-1882), and being more particularly described as follows:

BEGINNING at a point (State Plane Grid Coordinate, Northing: 6969885.82, Easting: 2493891.64) in the southwest right-of-way line of said Harwood Street, for the east corner of Lot 1A, Block A/120, DFM, an addition to the City of Dallas, according to the plat recorded in Instrument No. 202000019977, Official Public Records, Dallas County, Texas (OPRDCT);

THENCE North 44° 52' 00" West, along the southwest right-of-way line of said Harwood Street, passing at a distance of 374.50 feet a copper disk stamped "DFM & RLG INC" found for the southerly north corner of said Lot 1A, and continuing a total distance of 381.44 feet to a chiseled "X" in concrete set for corner at the beginning of a non-tangent curve to the right;

THENCE over and across said Harwood Street the following courses and distances:

In an easterly direction, along said non-tangent curve to the right whose chord bears South 81° 33' 12" East, a distance of 24.03 feet, having a radius of 20.00 feet, a central angle of 73° 50' 34", and an arc length of 25.78 feet to a chiseled "X" in concrete set for corner;

South 44° 37' 55" East, a distance of 362.25 feet to a chiseled "X" in concrete set for corner;

South 45° 27' 00" West, a distance of 12.87 feet to the **POINT OF BEGINNING** and containing 5,135 square feet or 0.1179 acres, more or less.

Basis of Bearings: Bearings are based on the southwest line of S. Harwood Street (South 44° 56' 45" East) as shown on the plat of J.C. Combs Produce Company Subdivision recorded in Volume 78069, Page 70, Deed Records, Dallas County, Texas, as monumented on the ground.



[Signature]
Brian R. Wade RPLS No. 6098
03/02/2020
REVISED: 03/10/2020

(For SPRG use only)	
Reviewed By: _____	<i>[Signature]</i>
Date: _____	3-23-20
SPRG NO.: _____	4892

MATCHLINE SHEET 4

BLOCK 131 & 132
DF MARKET 2, LLC
INST. NO. 201300190271
O.P.R.D.C.T.

LICENSE AGREEMENT
5,135 SQ.FT.
0.1179 ACRES

HARWOOD STREET
(A VARIABLE WIDTH RIGHT-OF-WAY)
(ORDINANCE BOOK 1A, PAGE 131, YEARS 1873-1882)
S44°37'55"E 362.25'

N44°52'00"W 381.44'
374.50'

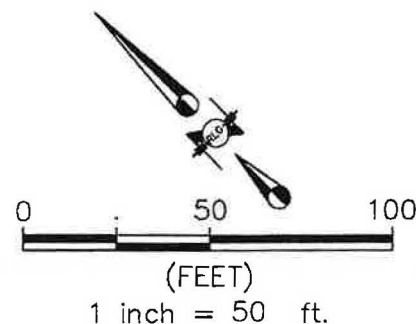
LOT 1A, BLOCK A/120, DFM
INST. NO. 202000019977
O.P.R.D.C.T.

FARMERS TX OWNER LP
INST. NO. 201900151483
O.P.R.D.C.T.

POB
STATE PLANE
COORDINATE
N: 6969885.82
E: 2493891.64

BLOCK 121
HARWOOD TX PARTNERS, LLC
INST. NO. 201800025765
O.P.R.D.C.T.

JOHN GRIGSBY SURVEY,
ABSTRACT NO. 495, SECTION NO. 23



LEGEND

- LICENSE AGREEMENT LINE
- LOT LINE
- CMS CHISELED "X" SET
- (CM) CONTROLLING MONUMENT
- D.R.D.C.T. DEED RECORDS, DALLAS COUNTY, TX
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
- VOL. VOLUME
- PG. PAGE
- POB POINT OF BEGINNING
- (PDM) PER DANA MAP LOCATED IN THE CITY OF DALLAS SURVEY VAULT
- SQ.FT. SQUARE FEET
- INST. NO. INSTRUMENT NUMBER
- CDS COPPER DISK STAMPED "DFM & RLG INC" SET



[Handwritten Signature]

BRIAN R. WADE R.P.L.S. NO. 6098
03/02/2020
REVISED: 03/10/2020

BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

COORDINATES BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION. ADJUSTMENT 1.000136506 (GRID TO SURFACE)

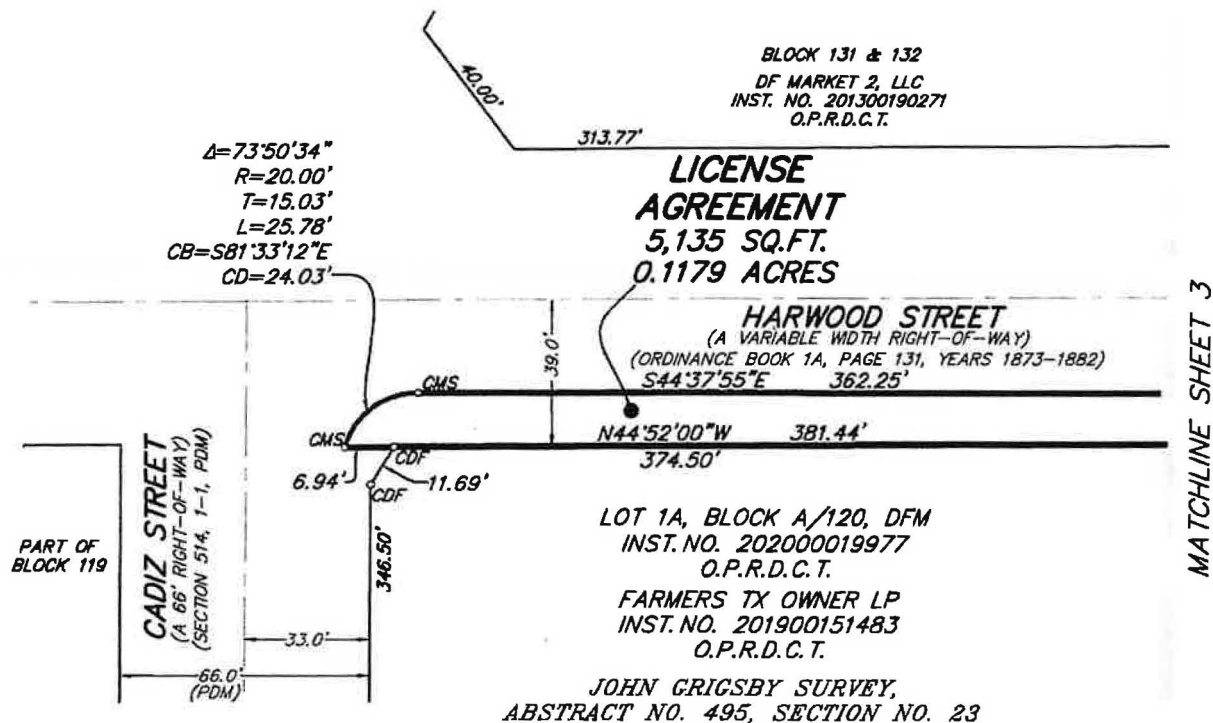
CONTROLLING MONUMENTS: AS SHOWN ON CONTROLLING MONUMENTS DETAIL PAGE, SHEET 4 OF 4.

RAYMOND L. GOODSON JR., INC.
12001 N. CENTRAL EXPY, STE 300
DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

LICENSE AGREEMENT
PART OF HARWOOD STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)
Reviewed By: 36
Date: 3-23-20
SPRG NO.: 4892

SCALE	1" = 50'	DATE	03/02/2020	PAGE	2 OF 4
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,021X



BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

CONTROLLING MONUMENTS: AS SHOWN ON CONTROLLING MONUMENTS DETAIL PAGE, SHEET 4 OF 4.

RAYMOND L. GOODSON JR., INC.
 12001 N. CENTRAL EXPY, STE 300
 DALLAS, TX. 75243
 214-739-8100
 rl@rlginc.com
 TEXAS PE REG #F-493
 TBPLS REG #100341-00

LICENSE AGREEMENT
PART OF HARWOOD STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)

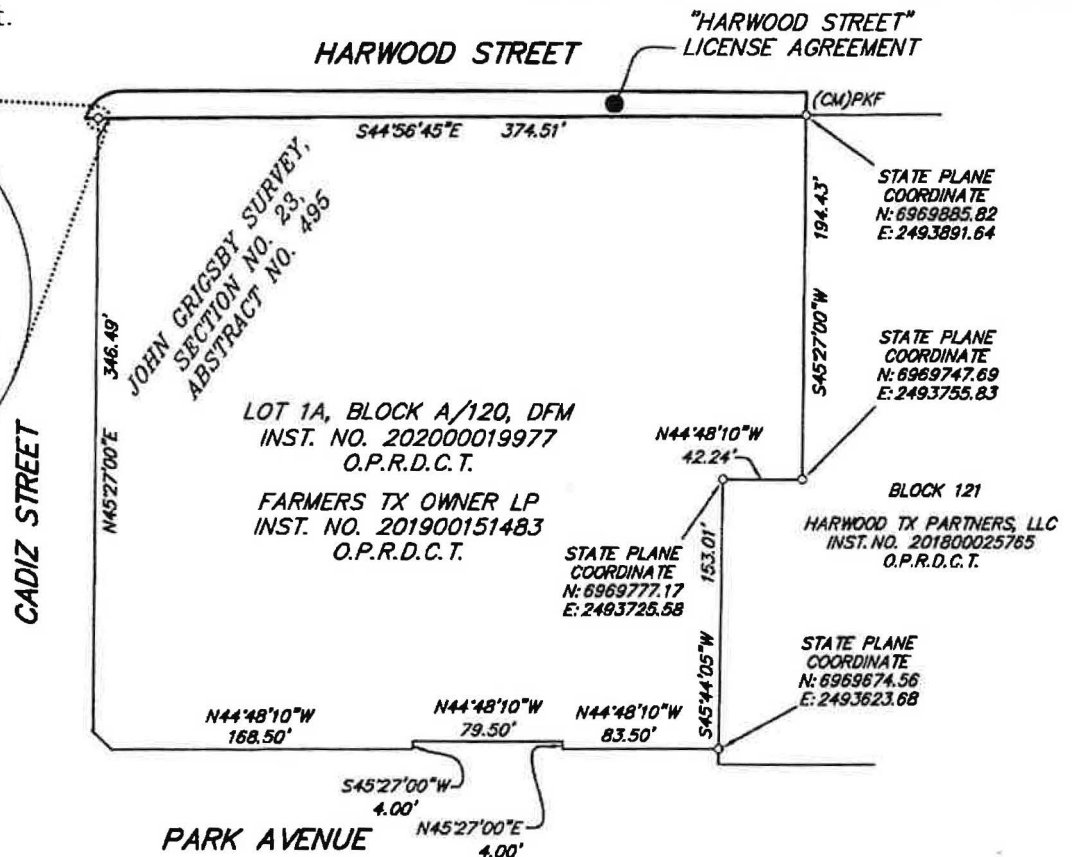
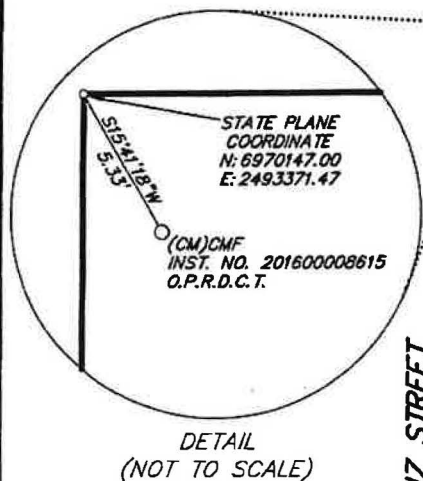
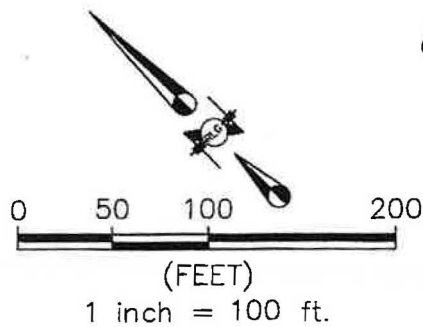
Reviewed By: JK

Date: 3-23-20

SPRG NO.: 4892

SCALE	1" = 50'	DATE	03/02/2020	PAGE	3 OF 4
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,021X

CONTROLLING MONUMENTS DETAIL PAGE



BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

COORDINATES BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION. ADJUSTMENT 1.000136506 (GRID TO SURFACE)

RAYMOND L. GOODSON JR., INC.
12001 N. CENTRAL EXPY, STE 300
DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

LICENSE AGREEMENT PART OF HARWOOD STREET ADJACENT TO BLOCK A/120 OFFICIAL CITY OF DALLAS BLOCK NUMBERS JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23 CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)
Reviewed By: SL
Date: 3-23-20
SPRG NO.: 4892

SCALE	1" = 100'	DATE	03/02/2020	PAGE	4 OF 4
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,021X

**LICENSE AGREEMENT
PART OF CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NUMBER 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS**

Being a 2,887 square foot (0.0663 acres) tract or parcel of land situated in the John Grigsby Survey, Abstract No. 495, Section Number 23, City of Dallas, Dallas County, Texas, part of Cadiz Street (a 66' right-of-way as shown on Dana Map, Section 514, 1-1 located in City of Dallas Survey Vault), and being more particularly described as follows:

BEGINNING at a copper disk stamped "DFM & RLG INC" found at the intersection of the northeast right-of-way line of Park Avenue (formerly Portland Street, a variable width right-of-way, as created by Volume U, Page 492, Deed Records, Dallas County, Texas and Instrument No. 202000019977, Official Public Records, Dallas County, Texas) and the cutoff line between said Park Avenue and the southeast right-of-way line of said Cadiz Street, for the southerly west corner of Lot 1A, Block A/120, DFM, an addition to the City of Dallas, according to the plat recorded in Instrument No. 202000019977, Official Public Records, Dallas County, Texas (OPRDCT);

THENCE over and across said Cadiz Street, the following courses and distances:

North 44° 48' 10" West, a distance of 18.92 feet to a chiseled "X" in concrete set for corner;

North 45° 39' 24" East, a distance of 332.49 feet to a chiseled "X" in concrete set for corner at the beginning of a tangent curve to the right;

In a northeasterly direction, along said tangent curve to the right whose chord bears North 53° 35' 27" East, a distance of 5.52 feet, having a radius of 20.00 feet, a central angle of 15° 52' 07", and an arc length of 5.54 feet to a chiseled "X" in concrete set for corner in the southwest right-of-way line of Harwood Street (a variable width right-of-way, as created by Ordinance Book 1A, Page 131, Years 1873-1882);

THENCE South 44° 52' 00" East, along the southwest right-of-way line of said Harwood Street, a distance of 12.94 feet to a copper disk stamped "DFM & RLG INC" found at the intersection of the southeast right-of-way line of said Cadiz Street and the cutoff line between said Cadiz Street and the southwest right-of-way line of said Harwood Street, for the southerly north corner of said Lot 1A;

THENCE along the common line between said Cadiz Street and said Lot 1A, the following courses and distances:

South 76° 19' 46" West, along said cutoff line, a distance of 11.69 feet to a copper disk stamped "DFM & RLG INC" found for the northerly north corner of said Lot 1A;

(For SPRG use only)	
Reviewed By: _____	<i>[Signature]</i>
Date: _____	10.02.2010
SPRG NO.: _____	4893


**LICENSE AGREEMENT
PART OF CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NUMBER 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS**


South 45° 27' 00" West, a distance of 317.95 feet to a copper disk stamped "DFM & RLG INC" found at the intersection of the southeast right-of-way line of said Cadiz Street and the cutoff line between said Cadiz Street and the northeast right-of-way line of said Park Avenue, for the northerly west corner of said Lot 1A;

THENCE South 00° 19' 25" West, along said cutoff line, a distance of 14.11 feet to the **POINT OF BEGINNING** and containing 2,887 square feet or 0.0663 acres, more or less.

Basis of Bearings: Bearings are based on the southwest line of S. Harwood Street (South 44° 56' 45" East) as shown on the plat of J.C. Combs Produce Company Subdivision recorded in Volume 78069, Page 70, Deed Records, Dallas County, Texas, as monumented on the ground.



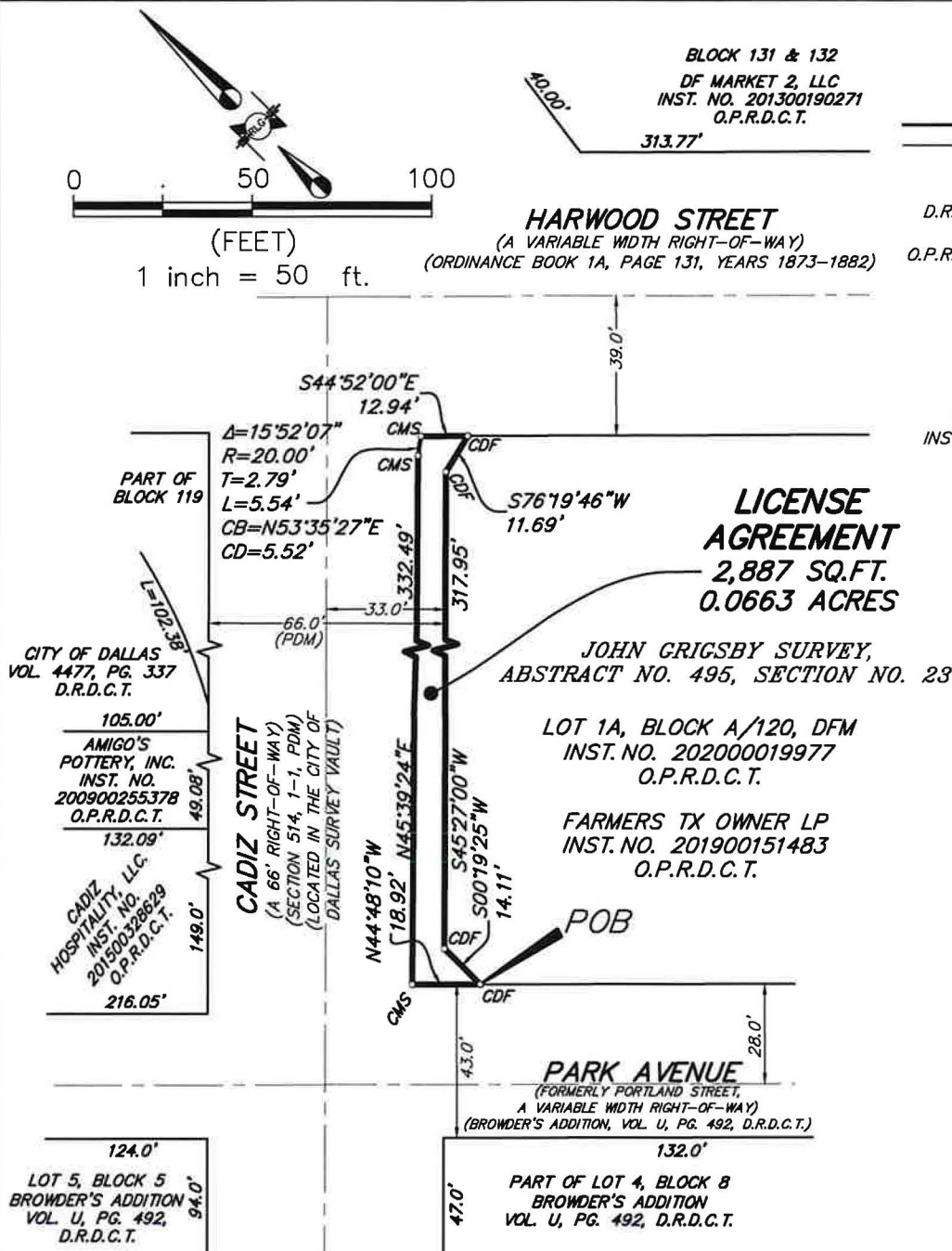

Brian R. Wade RPLS No. 6098
03/02/2020
REVISED: 10/01/2020

(For SPRG use only)	
Reviewed By: 	_____
Date: <u>10.02.2020</u>	_____
SPRG NO.: <u>4893</u>	_____

BLOCK 131 & 132
DF MARKET 2, LLC
INST. NO. 201300190271
O.P.R.D.C.T.

LEGEND

- LICENSE AGREEMENT LINE
- LOT LINE
- CMS CHISELED "X" SET
- (CM) CONTROLLING MONUMENT
- D.R.D.C.T. DEED RECORDS, DALLAS COUNTY, TX
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
- VOL. VOLUME
- PG. PAGE
- POB POINT OF BEGINNING
- (PDM) PER DANA MAP LOCATED IN THE CITY OF DALLAS SURVEY VAULT
- SQ.FT. SQUARE FEET
- INST. NO. INSTRUMENT NUMBER
- CDS COPPER DISK STAMPED "DFM & RLG INC" SET



[Signature]

BRIAN R. WADE R.P.L.S. NO. 6098
03/02/2020

REVISED: 10/01/2020

LICENSE AGREEMENT PART OF CADIZ STREET

ADJACENT TO BLOCK A/120

OFFICIAL CITY OF DALLAS BLOCK NUMBERS

JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23

CITY OF DALLAS, DALLAS COUNTY, TEXAS

BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

CONTROLLING MONUMENTS: AS SHOWN ON CONTROLLING MONUMENTS DETAIL PAGE, SHEET 4 OF 4.

RAYMOND L. GOODSON JR., INC.
12001 N. CENTRAL EXPY, STE 300
DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

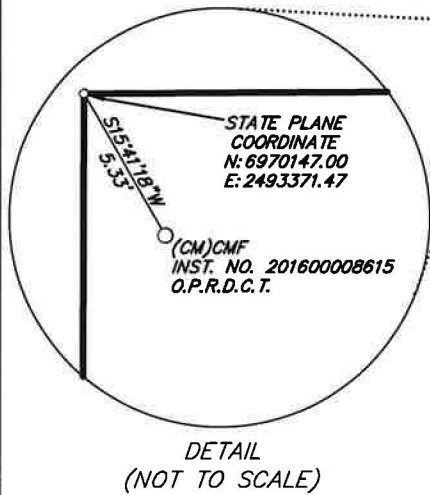
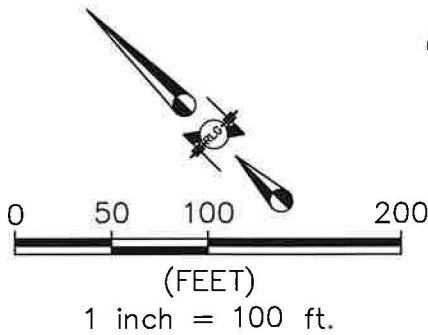
(For SPRG use only)

Reviewed By: *[Signature]*
Date: 10-02-2020
SPRG NO.: 4893

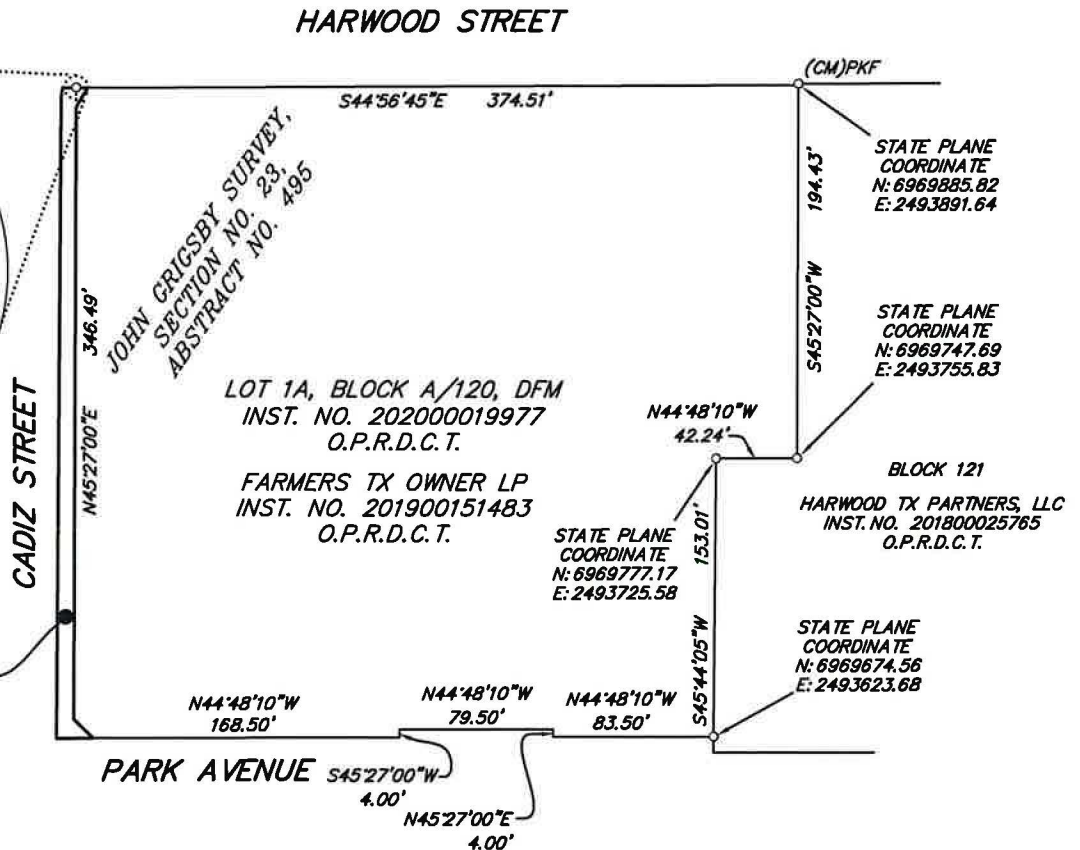
SCALE	1" = 50'	DATE	03/02/2020	PAGE	3 OF 4
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,022X

CONTROLLING MONUMENTS DETAIL PAGE

EXHIBIT A-TRACT 2



"CADIZ STREET"
LICENSE AGREEMENT



BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

COORDINATES BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION. ADJUSTMENT 1.000136506 (GRID TO SURFACE)

RAYMOND L. GOODSON JR., INC.
12001 N. CENTRAL EXPY, STE 300
DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

LICENSE AGREEMENT
PART OF CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)
Reviewed By: RLG
Date: 10.02.2020
SPRG NO.: 4893

SCALE	1" = 100'	DATE	03/02/2020	PAGE	4 OF 4
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,022X

**LICENSE AGREEMENT
PART OF PARK AVENUE AND CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NUMBER 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS**

Being a 4,683 square foot (0.1075 acre) tract or parcel of land situated in the John Grigsby Survey, Abstract No. 495, Section Number 23, City of Dallas, Dallas County, Texas, part of Park Avenue (formerly Portland Street, a variable width right-of-way, as created by Volume U, Page 492, Deed Records, Dallas County, Texas and Instrument No. 202000019977, Official Public Records, Dallas County, Texas), part of Cadiz Street (a 66' right-of-way as shown on Dana Map, Section 514, 1-1 located in City of Dallas Survey Vault), and being more particularly described as follows:

BEGINNING at a copper disk stamped "DFM & RLG INC" found at the intersection of the northeast right-of-way line of said Park Avenue and the cutoff line between said Park Avenue and the southeast right-of-way line of said Cadiz Street, for the southerly west corner of Lot 1A, Block A/120, DFM, an addition to the City of Dallas, according to the plat recorded in Instrument No. 202000019977, Official Public Records, Dallas County, Texas (OPRDCT);

THENCE along the common line between said Lot 1A and said Park Avenue, the following courses and distances:

South 44° 48' 10" East, a distance of 158.50 feet to a copper disk stamped "DFM & RLG INC" found for corner;

North 45° 27' 00" East, a distance of 4.00 feet to a copper disk stamped "DFM & RLG INC" found for corner;

South 44° 48' 10" East, a distance of 79.50 feet to a copper disk stamped "DFM & RLG INC" found for corner;

South 45° 27' 00" West, a distance of 4.00 feet to a copper disk stamped "DFM & RLG INC" found for corner;

South 44° 48' 10" East, a distance of 83.54 feet to a point (State Plane Grid Coordinate, Northing: 6969674.56, Easting: 2493623.68) for the westerly south corner of said Lot 1A, in northwest line of a tract of land conveyed to Harwood TX Partners, LLC, by Special Warranty Deed recorded in Instrument No. 201800025765, OPRDCT;

THENCE over and across said Park Avenue and said Cadiz Street, the following courses and distances:

(For SPRG use only)	
Reviewed By:	_____ <u>SL</u> _____
Date:	_____ <u>3-23-20</u> _____
SPRG NO.:	_____ <u>4891</u> _____

**LICENSE AGREEMENT
PART OF PARK AVENUE AND CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NUMBER 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS**

South 45° 44' 05" West, passing at a distance of 8.37 feet the west corner of said Harwood TX Partners, LLC tract, and continuing a total distance of 13.07 feet to a chiseled "X" in concrete set for corner;

North 44° 44' 25" West, a distance of 330.37 feet to a chiseled "X" in concrete set at the beginning of a tangent curve to the right;


In a northeasterly direction, generally along said tangent curve to the right whose chord bears North 00° 27' 29" East, a distance of 14.19 feet, having a radius of 10.00 feet, a central angle of 90° 23' 49", and an arc length of 15.78 feet to a chiseled "X" in concrete set at the end of said tangent curve to the right;

North 45° 39' 24" East, a distance of 2.63 feet to a chiseled "X" in concrete set for corner;

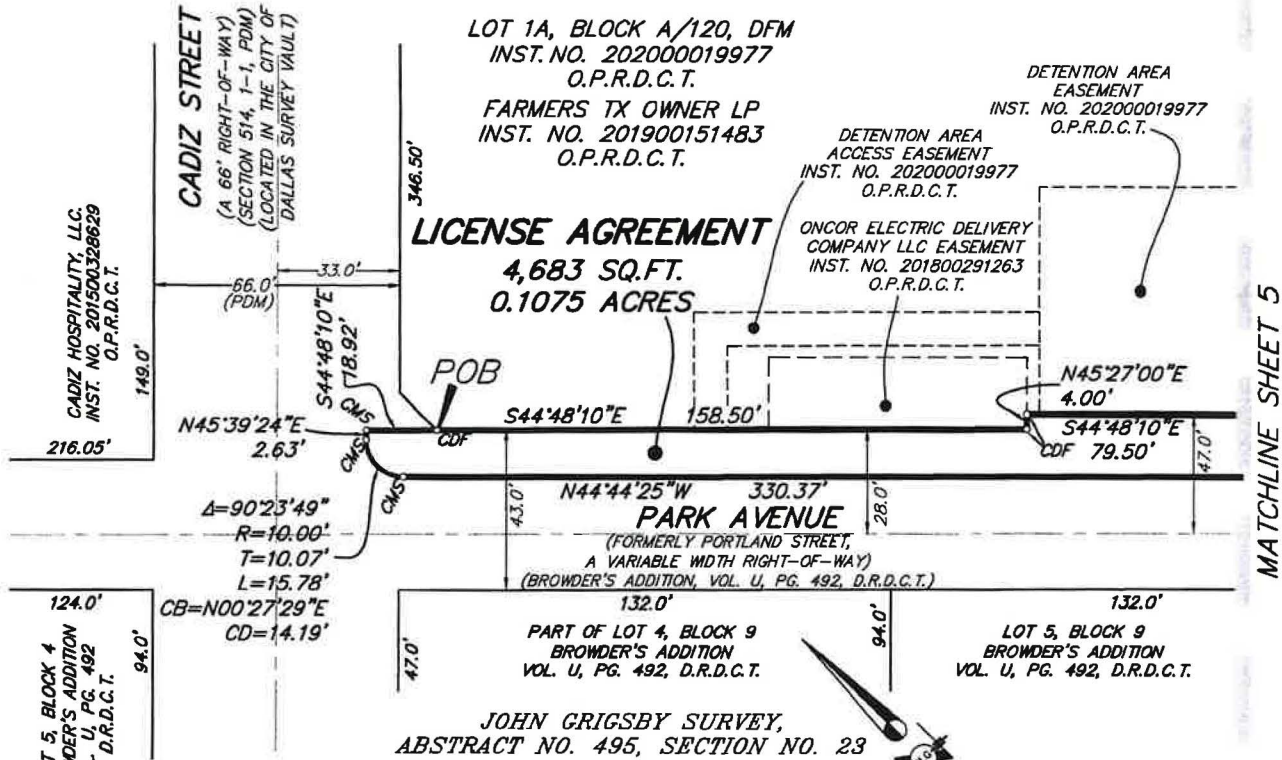
South 44° 48' 10" East, a distance of 18.92 feet to the **POINT OF BEGINNING** and containing 4,683 square feet or 0.1075 acres, more or less.

Basis of Bearings: Bearings are based on the southwest line of S. Harwood Street (South 44° 56' 45" East) as shown on the plat of J.C. Combs Produce Company Subdivision recorded in Volume 78069, Page 70, Deed Records, Dallas County, Texas, as monumented on the ground.



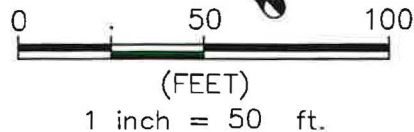

 Brian R. Wade RPLS No. 6098
 03/02/2020
 REVISED: 03/10/2020

(For SPRG use only)	
Reviewed By: _____	<u>JE</u>
Date: _____	<u>3-23-20</u>
SPRG NO.: _____	<u>4891</u>



LEGEND

- LICENSE AGREEMENT LINE
- LOT LINE
- CMS CHISELED "X" SET
- (CM) CONTROLLING MONUMENT
- D.R.D.C.T. DEED RECORDS, DALLAS COUNTY, TX
- O.P.R.D.C.T. OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
- VOL. VOLUME
- PG. PAGE
- POB POINT OF BEGINNING
- (PDM) PER DANA MAP LOCATED IN THE CITY OF DALLAS SURVEY VAULT
- SQ.FT. SQUARE FEET
- INST. NO. INSTRUMENT NUMBER
- CDS COPPER DISK STAMPED "DFM & RLG INC" SET



[Signature]

BRIAN R. WADE R.P.L.S. NO. 6098
 03/02/2020
 REVISED: 03/10/2020

BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

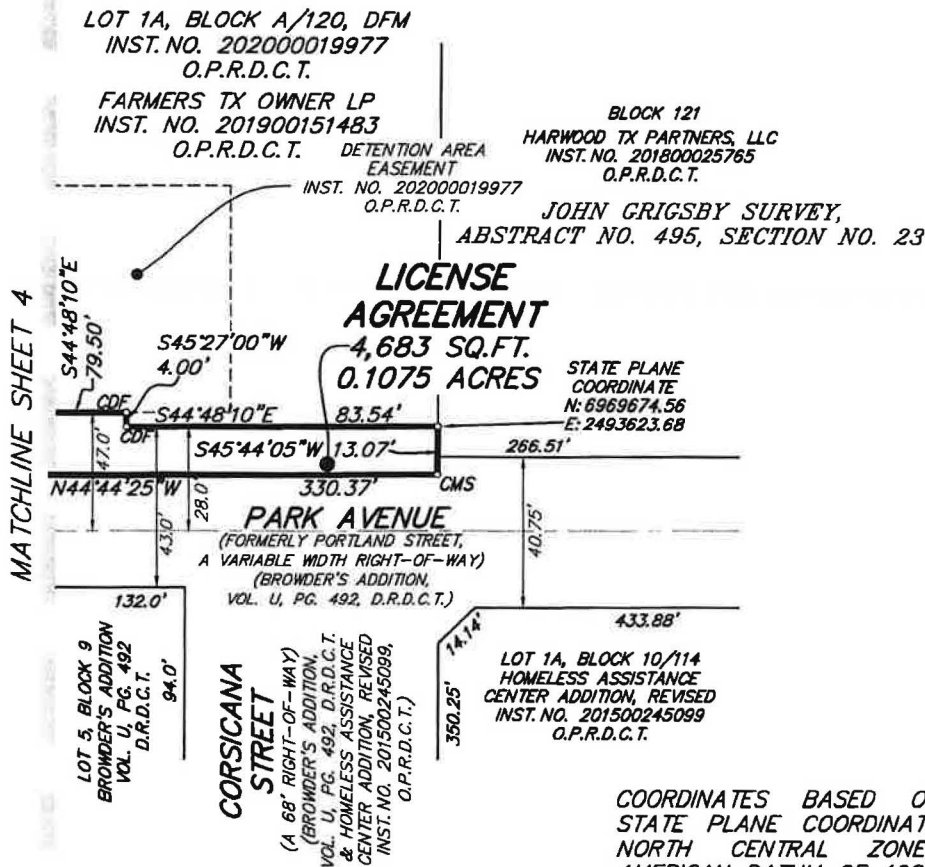
CONTROLLING MONUMENTS: AS SHOWN ON CONTROLLING MONUMENTS DETAIL PAGE, SHEET 6 OF 6.

RAYMOND L. GOODSON JR., INC.
 12001 N. CENTRAL EXPY, STE 300
 DALLAS, TX. 75243
 214-739-8100
 rlg@rlginc.com
 TEXAS PE REG #F-493
 TBPLS REG #100341-00

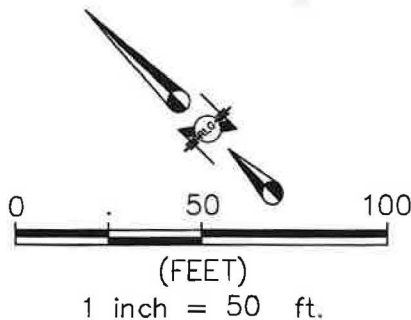
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ADJACENT TO BLOCK A/120
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JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)
 Reviewed By: RL
 Date: 3-23-20
 SPRG NO.: 4891

SCALE	1" = 50'	DATE	03/02/2020	PAGE	3 OF 5
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,023X



COORDINATES BASED ON TEXAS
STATE PLANE COORDINATE SYSTEM,
NORTH CENTRAL ZONE, NORTH
AMERICAN DATUM OF 1983 ON GRID
COORDINATE VALUES, NO SCALE AND
NO PROJECTION. ADJUSTMENT
1.000136506 (GRID TO SURFACE)



LEGEND

.....	LICENSE AGREEMENT LINE
.....	LOT LINE
CMS	CHISELED "X" SET
(CM)	CONTROLLING MONUMENT
D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TX
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
VOL.	VOLUME
PG.	PAGE
POB	POINT OF BEGINNING
(PDM)	PER DANA MAP LOCATED IN THE CITY OF DALLAS SURVEY VAULT
SQ.FT.	SQUARE FEET
INST. NO.	INSTRUMENT NUMBER
CDS	COPPER DISK STAMPED "DFM & RLG INC" SET

BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

CONTROLLING MONUMENTS: AS SHOWN ON CONTROLLING MONUMENTS DETAIL PAGE, SHEET 5 OF 5.

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rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

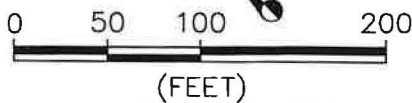
LICENSE AGREEMENT
PART OF PARK AVENUE AND CADIZ STREET
ADJACENT TO BLOCK A/120
OFFICIAL CITY OF DALLAS BLOCK NUMBERS
JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23
CITY OF DALLAS, DALLAS COUNTY, TEXAS

(For SPRG use only)

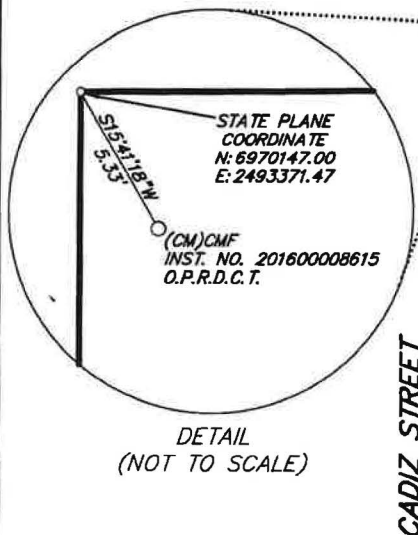
Reviewed By: SL
Date: 3-23-20
SPRG NO.: 4891

SCALE	1" = 50'	DATE	03/02/2020	PAGE	4 OF 5
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,023X

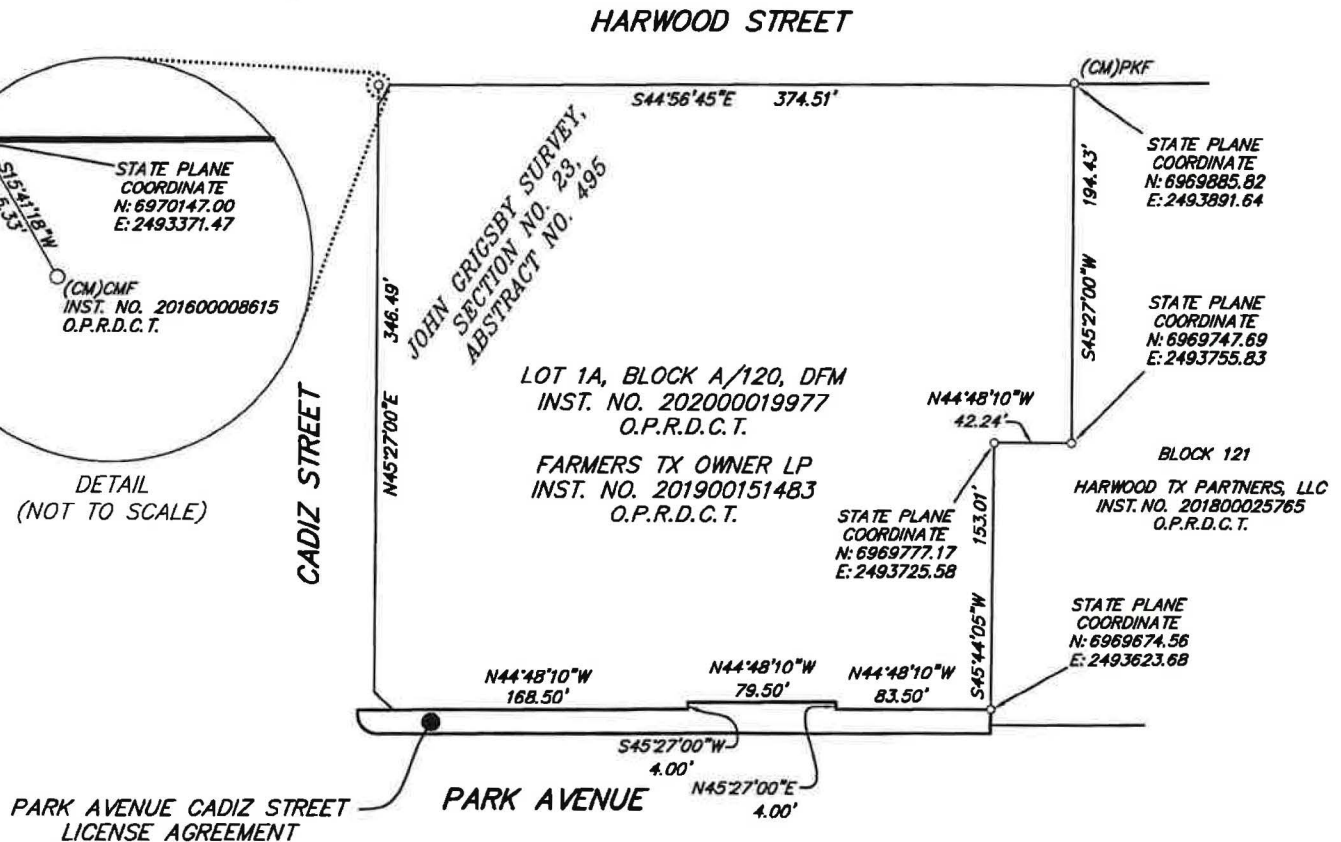
CONTROLLING MONUMENTS DETAIL PAGE



1 inch = 100 ft.



DETAIL
(NOT TO SCALE)



BASIS OF BEARINGS: THE SOUTHWEST LINE OF HARWOOD STREET (SOUTH 44° 56' 45" EAST) AS SHOWN ON THE PLAT OF J.C. COMBS PRODUCE COMPANY SUBDIVISION RECORDED IN VOLUME 78069, PAGE 70, DEED RECORDS, DALLAS COUNTY, TEXAS, AS MONUMENTED ON THE GROUND.

COORDINATES BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION. ADJUSTMENT 1.000136506 (GRID TO SURFACE)

RAYMOND L. GOODSON JR., INC.
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DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REG #F-493
TBPLS REG #100341-00

LICENSE AGREEMENT **PART OF PARK AVENUE AND CADIZ STREET** **ADJACENT TO BLOCK A/120** **OFFICIAL CITY OF DALLAS BLOCK NUMBERS** **JOHN GRIGSBY SURVEY, ABSTRACT NO. 495, SECTION NO. 23** **CITY OF DALLAS, DALLAS COUNTY, TEXAS**

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Date: 3-23-20
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SCALE	1" = 100'	DATE	03/02/2020	PAGE	5 OF 5
JOB NO.	16354.30	E-FILE	16354.30	DWG NO.	27,023X