

UNITED STATES OF AMERICA  
JESSE BARTLETT SURVEY, A-187  
JAMES REASONER SURVEY, A-1325

EXHIBIT A  
EASEMENT DESCRIPTION  
PUMP STATION EASEMENT - ACQ001  
UNITED STATES OF AMERICA

Being a 16.974 acre easement situated in the Jesse Bartlett Survey, Abstract Number 187, and the James Reasoner Survey, Abstract Number 1325, Tarrant County, Texas, being a portion of Tract A-3 and A-2-1 as shown on the Corps of Engineers Project Map of the Real Estate of Benbrook Lake, being a portion of that certain 517.6 acre tract described in Volume 1954, Page 107, Deed Records, Tarrant County, Texas (D.R.T.C.T.), and being a portion of TRACT NO. A-2, PARCEL NO. 2, as shown on Judgment of Declaration of Taking No. 3 in Cause No. 1296 dated October 13, 1948, and recorded in United States District Court Minutes, Tarrant County, Texas, and being further described as follows:

BEGINNING at a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION" for the most northerly northeast corner of the said 16.974 acre easement, being in the West line of a 30 foot waterline easement, as recorded in Volume 10873, Page 1303, D.R.T.C.T. which a brass cap in concrete monument stamped "Corps of Engineers A-3-1" found approximately 16 feet East of the East curb line of Sproles Drive on the North line of Tract A-2-1, bears N 45°43'40"W, 2,350.66 feet and a brass cap in concrete monument stamped "Corps of Engineers" monument found on the intersection of the North line of Tract A-2-2 with the approximate East right-of-way line of Winscott Road, bears N 49°21'58"E, a distance of 3,279.27 feet;

Thence S 17°09'47"E, along the said West line, a distance of 290.94 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION" on a curve to the left having a radius of 1,190.00 feet and a long chord bearing and distance of S 30°21'57"E, 543.60 feet;

Thence along said curve to the left, through a central angle of 26°24'23", an arc distance of 548.44 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

Thence S 73°20'08"W, departing said westerly line a distance of 538.11 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

Thence N 74°06'33"W, a distance of 140.53 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

Thence N 68°24'32"W, a distance of 256.72 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

Thence N 66°10'15"W, a distance of 332.81 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

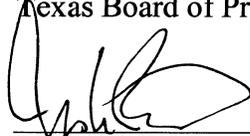
Thence N 51°40'45"W, a distance of 128.37 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

Thence N 38°13'21"W, a distance of 124.16 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION";

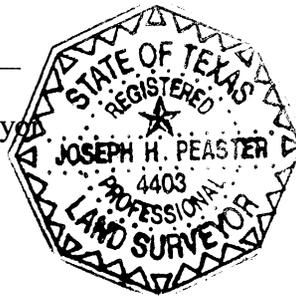
Thence N 16°52'47"W, a distance of 151.89 feet to a 5/8 inch iron rod set with cap stamped "TRANSYSTEMS CORPORATION"

Thence N 73°33'02"E, a distance of 1,099.81 feet to the Point of Beginning and containing 16.974 acres (739,400 square feet) of land more or less.

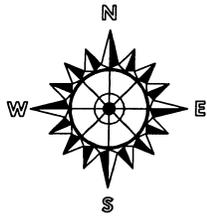
That I, Joseph H. Peaster, a Registered Professional Land Surveyor, in the State of Texas, hereby states that this survey was made from an actual on the ground survey made in August 2004 under my supervision, that all monuments exist as shown hereon and this survey substantially conforms with the current professional and technical standards as set forth by the Texas Board of Professional Land Surveying.



Joseph H. Peaster  
Registered Professional Land Surveyor  
Texas Registration No. 4403



**EXHIBIT "A"**  
**16.974 ACRES**  
**(1739,400 SQUARE FEET)**  
**PUMP STATION EASEMENT**



SCALE: 1" = 200'

JAMES REASONER SURVEY  
 ABSTRACT No 1325

UNITED STATES OF AMERICA  
 VOL. 1954, PG. 107  
 D.R.T.C.T.

COE MON A-3-1  
 IN N. LINE A-2-1

30' WATERLINE PIPELINE EASEMENT  
 VOL. 10873, PG. 1303  
 D. R. T. C. T.  
 CORPS OF ENGINEERS EASEMENT NO.  
 DACW63-2-92-0643

COE MON IN  
 N. LINE A-2-1

PROPOSED 90'  
 WATERLINE ESMT

5' FIBER OPTIC EASEMENT  
 VOL. 12663, PG. 649  
 D. R. T. C. T.  
 CORPS OF ENGINEERS EASEMENT NO.  
 DACW63-2-97-0535

JESSE BARTLETT SURVEY  
 ABSTRACT NO. 187

UNITED STATES OF AMERICA  
 VOL. 1954, PG. 107  
 D.R.T.C.T.

1,099.81'

N 73° 33' 02" E

16.974 ACRES  
 (1739,400 SQUARE FEET)  
 EASEMENT

GRAVEL ROAD

PROPOSED  
 INGRESS / EGRESS  
 EASEMENT

DELTA: 26° 24' 23" (LT)  
 R- 1,190.00  
 L- 548.44  
 CB- S 30° 21' 57" E  
 LC- 543.60

LIGHT POLE

POWER POLE

LINE TABLE		
L-1	N 74° 06' 33" W	140.53'
L-2	N 68° 24' 32" W	256.72'
L-3	N 66° 10' 15" W	332.81'
L-4	N 51° 40' 45" W	128.37'
L-5	N 38° 13' 21" W	124.16'
L-6	N 16° 52' 47" W	151.89'

WATER VALVES

POWER POLE

PROPOSED 90'  
 WATERLINE ESMT

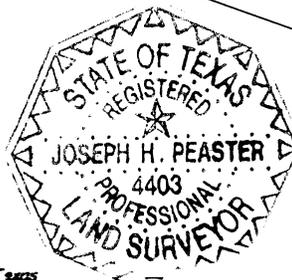
POWER POLE

CORP OF ENGINEERS  
 TRACT A-3

UNITED STATES OF AMERICA  
 TRACT A-2, PARCEL NO. 1  
 JUDGEMENT ON DECLARATION  
 OF TAKING  
 NO. 3, CAUSE NO. 1296  
 DATED OCTOBER 13, 1948  
 U.S. DIST. COURT MINUTES, T.C.T.

**Legend**

- - Marker found "as noted"
- - 3/8" Iron rod w/ cap set
- P.O.B. - Point Of Beginning
- P.O.C. - Point Of Commencing
- R - Property Line
- S - Survey Line
- CB— CABLE WIRE FENCE
- W— WOOD FENCE
- CL— CHAIN LINK FENCE
- IP— PIPE FENCE
- BW— BOB WIRE FENCE
- P— OVER HEAD POWER LINE



**GENERAL NOTES:**

1. The base of bearing is Texas State Plane Coordinates, NAD 83, North Central Zone
2. Easements of record of which the surveyor has been advised are shown hereon.
3. A Legal Description accompanies the survey sketch.
4. The Surveyor has not abstracted subject property, therefore, every easement of record (whether recorded or unrecorded) may not be shown hereon.

**CERTIFICATION:**

I, Joseph H. Peaster, a Registered Professional Land Surveyor in the State of Texas, hereby state: that this survey was made from an on the ground survey made in August, 2004 under my supervision, that all monuments exist as shown hereon and this survey substantially conforms with the current professional and technical standards as set forth by the Texas Board of Professional Land Surveyors.

*Joseph H. Peaster*  
 09-28-04  
 Joseph H. Peaster  
 Registered Professional Land Surveyor  
 Texas Registration # 4403

DATE: SEPT. 2, 2004  
 DRAWN BY: DLD  
 CHECKED BY: JHP  
 JOB No: P202020118

**TRANSYSTEMS**  
 CORPORATION  
 CONSULTANTS

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