

**Field Notes Describing a  
4,216 Sq. Ft. (0.097 Ac.)  
Tract of Land in Block 4/2484**

Being a 4,216 Square Foot (0.097 Acre) tract of land lying in the John M. Crockett Survey, Abstract No. 353, City of Dallas, Dallas County, Texas, lying in Block 4/2484, being a part of Lots 8 & 9, Block 4/2484 of H.T. Lackey's Addition, an Addition to the City of Dallas recorded in Volume 3, Page 93 of the Map Records of Dallas County, Texas, and being a portion of that land conveyed to the City of Dallas by deed recorded in Volume 92094, Page 510 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

**NOTE:** All Coordinates shown are On Datum, State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983, Adjustment Realization of 2011, No Scale, No Projection.

**BEGINNING** at a 5/8-inch diameter iron rod with cap marked "CITY OF DALLAS" set on the West Right-of-Way line of Bexar Street (a variable width Right-of-Way) at the intersection with the common lot line between said Lot 8 and Lot 7 of said Block 4/2484, at a non-tangent point on a Curve to the Right (N=6961577.80; E=2505412.50):

**THENCE** Southeasterly with the said West line of Bexar Street and along said Curve, having a Radius of 221.00 feet, a Central Angle of 11°26'43", an Arc Length of 44.15 feet and a Chord which bears South 08°58'46" East a distance of 44.07 feet to a 5/8-inch diameter iron rod with cap marked "CITY OF DALLAS" set at the Point of Tangency:

**THENCE** South 03°15'24" East, continuing with the said West line of Bexar Street a distance of 42.23 feet to the Northeast corner of Lot 9 of Block D/2487 of Alex Camp's Addition, an addition to the City of Dallas recorded in Volume 1, Page 177 of the Map Records of Dallas County, Texas, being also the Southeast corner of the herein described tract of land (corner inaccessible, not monumented):

**THENCE** South 88°50'12" West with the common line between the herein described tract of land and Lots 9 & 8, Block D/2487 a distance of 95.28 feet to the intersection with the above said common lot line between said Lot 8 and Lot 7, being also the most Westerly corner of the herein described tract of land (corner inaccessible, not monumented):

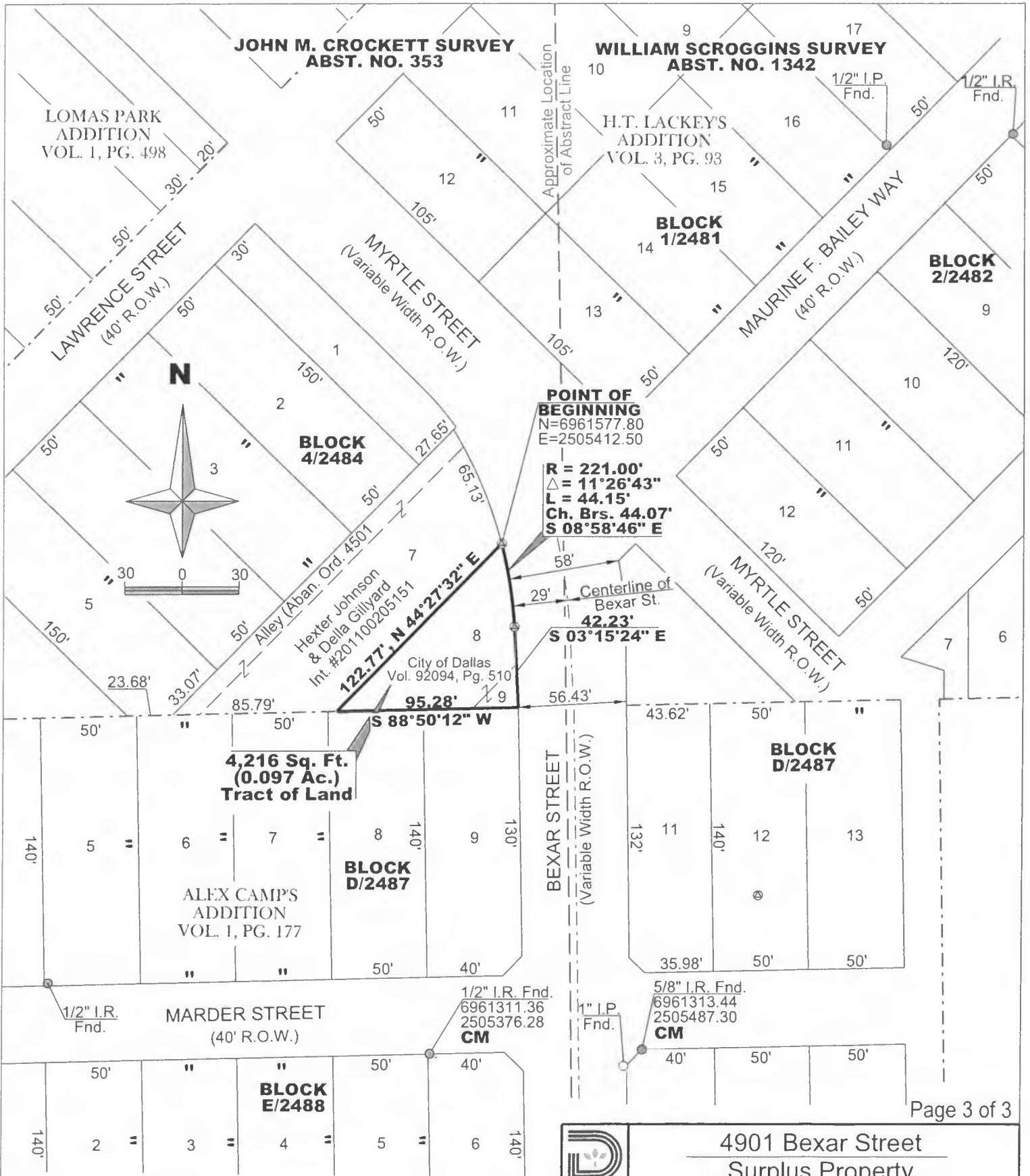
**Field Notes Describing a  
4,216 Sq. Ft. (0.097 Ac.)  
Tract of Land in Block 4/2484**

**THENCE** North 44°27'32" East with the said common lot line between said Lot 8 and Lot 7 a distance of 122.77 feet to the **POINT OF BEGINNING**, containing 4,216 Square Feet, or 0.097 Acres of land:

**BASIS OF BEARINGS:** Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983, Adjustment Realization of 2011.

*Scott Holt*  
8/23/2024





**CM** Controlling Monument  
 ⊙ Indicates a 5/8" I.R. with COD Cap

**BASIS OF BEARINGS:** Bearings are based on the State Plane Coordinate System Texas North Central Zone 4202, North American Datum of 1983, Adjustment Realization of 2011.  
 All Coordinates are State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983, Adjustment Realization of 2011:  
 NO SCALE, NO PROJECTION.

 <b>4901 Bexar Street</b> <b>Surplus Property</b>			
DEPARTMENT OF PUBLIC WORKS SURVEY DIVISION CITY OF DALLAS, TEXAS			
OPER. NAME	DESIGN FILE NAME	SCALE	DATE
Holt	N:\ENGR\SURVEY\HOLT\600 Turner\600 Turner.dgn	As Noted	8-14-24
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
Prunty	Holt	4901 Bexar	N/A

